

Washington County Local Development Corporation
Loan Review Committee
Thursday, February 19, 2015
10:00 a.m.

Supervisors Classroom – Building B, 2nd floor

Present: Jim Lindsay, Seth Pitts, Rich Norman, Dave O'Brien, Barry Miller, and Dana Haff
Others Present: Deanna Derway, WCLDC President

Jim Lindsay called the meeting to order at 10:05 a.m.

The Committee reviewed the minutes from the January meeting. Barry Miller made the motion to approve and Dana Haff seconded. It was approved unanimously.

The Committee discussed a proposal for a new business looking to move into Fort Ann. The applicant was present to discuss the specifics of the project information. The proposed project would create 10 jobs in 2015 with the potential for 10 more in years 2-3 of the project. The project would involve the purchase of a piece of property where the applicant would erect a state of the art facility to operate out of. The applicant still needs to present to the Town Planning Board which could result in some changes to the scope of the project. Because of this, the applicant and the Committee would like to hold off on officially reviewing and voting on the application until all of the details are set. In the meantime, the applicant and Committee will present the potential project to the WCLDC Board of Directors so that they are aware of it.

The Committee reviewed new information submitted for a loan application proposal for the purchase of a restaurant in Whitehall, NY. The applicants were present to answer questions. The application requested \$150,000 with a portion of it to be used for down payment on the building itself and the rest to be used for working capital. The current owner would be holding the other 75% of the mortgage for the new owners but, is willing to give the LDC first position on the building as collateral. The applicants submitted an appraisal of the property. The Committee expressed some concerns about the projections and the fact that some of the estimates seem low such as advertising costs. Dana Haff made the motion to approve the application and Jim Lindsay seconded. The motion was approved with 4 ayes and 2 nays.

Next, The Committee reviewed a loan modification request for Eastern Castings Company in Cambridge. Due to a previous modification to their payments by the WCLDC in the past, they still carry a large balance of \$237,678.92 at the maturity date. Therefore, they have requested that WCLDC extend the maturity date out to February 23, 2025 with all of the other loan details remaining the same. Barry Miller made a motion to approve and Dave O'Brien seconded. The modification was approved with 5 ayes and 1 abstention from Rich Norman.

The meeting was adjourned at 12:10 a.m. Motion made by Jim Lindsay, seconded by Barry Miller and approved by all.

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