



**GCEDC STAMP Committee Meeting**  
**Wednesday, September 4, 2024**  
**Location: 99 MedTech Drive, Innovation Zone**

**8:00 a.m.**

**MINUTES**

**ATTENDANCE**

Committee Members: M. Clattenburg, C. Yunker, P. Zelifff  
Staff: M. Masse, L. Farrell, P. Kennett, E. Finch, L. Casey, C. Suozzi, J. Krencik  
Guests: R. Crossen (Town of Alabama Supervisor), M. Fitzgerald (Phillips Lytle)  
Absent: C. Kemp

**1. Call to Order / Enter Public Session**

P. Zelifff called the meeting to order at 8:07 a.m. in the Innovation Zone.

**1a. Executive Session**

C. Yunker made a motion to enter executive session under the Public Officers Law, Article 7, Open Meetings Law Section 105, at 8:08 a.m., for the following reasons:

1. Discussions regarding proposed, pending, or current litigation.
2. The medical, financial, credit or employment history of a particular person or corporation, or matters leading to the appointment, employment, promotion, demotion, discipline, suspension, dismissal or removal of a particular person or corporation.
3. The proposed acquisition, sale or lease of real property or the proposed acquisition of securities, or sale or exchange of securities held by such a public body, but only when publicity would substantially affect the value thereof.

The motion was seconded by M. Clattenburg and approved by all members present.

R. Crossen entered the meeting at 8:25 a.m.

**1b. Re-Enter Public Session**

M. Clattenburg made a motion to enter back into public session at 8:55 a.m., seconded by C. Yunker and approved by all.

**2. Chairman's Report & Activities**

**2a. Agenda Additions / Deletions/ Other Business** – Nothing at this time.

**2b. Minutes: July 31, 2024**

**C. Yunker made a motion to approve the July 31, 2024, minutes; the motion was seconded by M. Clattenburg. Roll call resulted as follows:**

P. Zelifff - Yes

C. Yunker - Yes  
M. Clattenburg – Yes  
C. Kemp - Absent

**The item was approved as presented.**

**3. Discussions / Official Recommendations to the Board:**

**3a. Cost Reimbursement Agreement with National Grid** – Included with the meeting materials was a Cost Reimbursement Agreement (CRA) with National Grid for the construction inspection of the low side of the substation at the STAMP site that will be dedicated over to National Grid upon completion.

**Fund commitment:** \$500,000 included in the \$56 million.

**Committee action request:** Recommend approval to sign CRA not to exceed \$500,000.

M. Masse stated that the agreement will not be executed, and funds will not be paid until we receive the \$56M grant funds.

**M. Clattenburg made a motion to recommend to the full Board the approval of the Cost Reimbursement Agreement with National Grid with the caveat presented above; the motion was seconded by C. Yunker. Roll call resulted as follows:**

P. Zelif - Yes  
C. Yunker - Yes  
M. Clattenburg – Yes  
C. Kemp - Absent

**The item was approved as presented.**

**3b. Asset Purchase Agreement for Substation** – During the initial construction of the substation Plug (Yellowtail) acquired certain component parts that have not been installed yet. These assets need to be transferred to the GCEDC in order for it to complete the substation construction in a manner that NYPA and National Grid would accept dedication of it upon completion. Following is the term sheet that will be used to draft the document.

**Fund Commitment:** None at this time. Any funds to pay for the “Reimbursement Amount” (as defined in the agreement) will come from other companies locating at STAMP and paying for their share of the substation on a per MW basis.

**Board Action Request:** Recommend approval to the full Board of the term sheet of the Asset Purchase Agreement. This would also approve the drafting of the agreement by legal counsel and authorizing signature of the agreement as long as it is in conformity with the terms approved in the attached agreement.

**C. Yunker made a motion to recommend to the full Board the approval of the term sheet of the Asset Purchase Agreement for the Substation as presented; the motion was seconded by M. Clattenburg. Roll call resulted as follows:**

P. Zelif - Yes  
C. Yunker - Yes  
M. Clattenburg – Yes  
C. Kemp - Absent

**The item was approved as presented.**

**3c. Amendment to Contract with CC Environment & Planning** – In December of 2023 the GCEDC approved a contract with CC Environment and Planning for the following scope of work:

1. General Environmental Services: Includes assistance with on- and off-site design review, permitting, and SEQR; other environmental services, as necessary; and participation in STAMP Technical Team meetings.
2. Force Main Frac-out Monitoring: Conduct required monitoring within the 2023 force main fracout areas in accordance with the monitoring plan approved by USFW

They are seeking an amendment to the agreement to cover the remainder of the costs associated with this scope of work.

**Fund Commitment:** \$22,500 for Task A to be covered under the \$56 million. There is no increase to Task B.

**Committee Action request:** Recommend approval to the full Board of the proposal for CC Environment and Planning.

**M. Clattenburg made a motion to recommend to the full Board the approval of the amendment to the contract with CC Environment and Planning not to exceed \$22,500; the motion was seconded by C. Yunker. Roll call resulted as follows:**

P. Zelif - Yes  
C. Yunker - Yes  
M. Clattenburg – Yes  
C. Kemp - Absent

**The item was approved as presented.**

#### **4. Adjournment**

As there was no further business, C. Yunker made a motion to adjourn at 9:01 a.m., seconded by M. Clattenburg and passed unanimously.