

**TUXEDO FARMS LOCAL DEVELOPMENT CORPORATION
MINUTES OF MEETING OF THE BOARD OF DIRECTORS
July 22, 2021 at 10:00 AM EST**

Call to Order

Town Supervisor and Tuxedo Farms LDC Chairman Kenneth English called the meeting to order via teleconference in accordance with New York State Executive Order 202.1 at 10:00 AM and led the Pledge of Allegiance. In addition to Mr. English, participating in the meeting were LDC Board Members Michele Lindsay and Jay Reichgott.

Also present at the meeting were Christopher Andreucci, Esq., Lana Ivy, Esq., and Julie Marshall from Harris Beach, Howard Protter, Esq., from Jacobowicz & Gubits, Dillon Norris from The Related Companies, Sean Hoffman, Marissa Dollbaum and Robert Dollbaum from the Town of Tuxedo, Joe Rickard, Mayor David McFadden, Meg Vaught, Mary Graetzer, Trinka Shaw and various additional members of the public

Approval of Minutes

Motion by Michele Lindsay, seconded by Jay Reichgott to approve the minutes of the June 24, 2021 meeting.

Motion unanimously carried.

Wastewater Treatment Plant Update

Dillon Norris reported that Related Companies has hired Delaware Engineering to develop the Wastewater Treatment Plant (WWTP) construction schedule. Construction is expected to be completed in late November. Currently, Related is soliciting contractors for the project. This action item is expected to be complete and under contract in August. Mr. Reichgott asked if a schedule exists which identifies critical paths and choke points. He further requested that those items and activities that require a long lead-time be identified in the schedule. Mr. Hoffman then reviewed the project schedule provided by Related.

Mr. English asked about the plan to establish the sewer corporation and the milestones necessary to accomplish. Various questions were raised regarding dissolution of the existing facility, service and operation of the new wastewater treatment plant.

Mr. Protter stated that the Hamlet Sewer District would continue to exist. Further, the sewer district has a contract with the Sewer Transportation Corporation to provide service to the Hamlet Sewer District. The Town will not be operating the sewer plant for treatment. The district will continue to exist and effluent will be treated at the new plant by the Sewer Transportation Corporation that has been formed to operate the plant. Ownership of the main and service of the apparatus of the Hamlet Sewer District will continue to be owned by the Hamlet Sewer District. Under the agreement with the Sewer Transportation Corporation, servicing of the equipment is to be performed by the Transportation Corporation. Expense of repairs and maintenance is a charge against the properties in the Hamlet Sewer District. Similarly, if there

are repairs in the Tuxedo Farms Sewer District, expenses are borne by the Tuxedo Farms Sewer District and are not spread to the Hamlet Sewer District.

Mr. English thanked Mr. Norris for his participation in the meeting, representing Greg Gushee.

New Business

There was no new business.

ADJOURNMENT

Motion by Ken English, seconded by Jay Reichgott to adjourn meeting at 10:45 AM.

Motion unanimously adopted.

Respectfully submitted by,

Julie Marshall