



CAFTPC Monthly Board Meeting

**May 20, 2021 at 10 am at Cornell AgriTech Jordan Hall/ Zoom
Agenda**

- I. Call to Order/Introductions (Chairman Michael Manikowski)
- II. Review and Approval of April Minutes and Special Meeting Minutes (Chairman Michael Manikowski)
- III. Tech Farm I
 - a. Incubator Status Update (Bill Strassburg)
- IV. Tech Farm II
 - a. EDA Grant Updates (Harry Sicherman)
 - b. AES (Dan Rao)
 - c. Revolving Loan Fund (Sage Gerling)
- V. Tech Park Strategic Plan/ Updated Site Plan (Bill Strassburg/Michael Nozzolio/Jan Nyrop)
 - a. Renaming – Innovation Park at Cornell AgriTech (Cathy Young)
- VI. Operations (Sarah Meyer)
 - a. Monthly Notes – Building and Tenant Happenings- See attached Notes
- VII. Tech Park Financial Report (Sarah Meyer/Brendan Tydings)- See attached Notes and Reports
 - a. Expenses >\$2000 for Audit Committee
 - b. PARIS – 2020 actual and proposed budgets needed
- VIII. Adjourn Meeting (Chairman Michael Manikowski)



Minutes from...
CAFTPC Monthly Board Meeting
May 20, 2021 at 10 am at Jordan Hall/Zoom

Members in Attendance (alphabetical by last name):

Sage Gerling, Michael Manikowski (Chairman), Michael Nozzolio (via Zoom), Jan Nyrop, William Strassburg (via Zoom), Brendan Tydings, Catharine Young

Non-Members in attendance (alphabetical by last name):

Chuck Bell, Sarah Meyer, Harry Sicherman

IV. Call to Order/Introductions (Chairman Michael Manikowski)

Michael Manikowski calls the meeting to order at 10:09 am.

V. Review and Approval of April Minutes and Special Meeting Minutes (Chairman Michael Manikowski)

Catharine Young makes a motion to accept the April 22 Board Meeting Minutes as well as April 30 Special Board Meeting Minutes; seconded by Brendan Tydings. Passed unanimously at 10:10 am.

VI. Tech Farm I

b. Incubator Status Update (Bill Strassburg)

Bill Strassburg shared an email containing the NYS Hot Spots, number of and locations. The Finger Lakes Region has one while most other regions have three. Catharine Young offered to contact NYSTAR for an update on the RFP, application process, and eligibility. The Tech Farm remains a part of NextCorps network. Michael Nozzolio added that if the Board was to apply, they need to be sure to include value added benefits, along with management, services, assets, and the linkages with the COE labs, City of Geneva and all of the players in the ecosystem.

V. Tech Farm II

d. EDA Grant Updates (Harry Sicherman)

Hunt Engineers has sent a formatted contract, but it needs the EDA mandated language incorporated into it. Harry Sicherman shares that the contract will need attorney approval prior to sending to the EDA. The land survey of the site was conducted on May 5-6. Harry Sicherman has determined that, for the ESD grant, CAFTPC does not need to show any employment impacts or meet any employment requirements as earlier expected. Although many jobs will be created throughout the transition of tenants. There are MWBE requirements to be reached. Sage Gerling is looking into whether an EIS/SEQR is needed to be done

again. Harry Sicherman states that Hunt will need to be registered in the NYS Grants Gateway system.

e. AES (Dan Rao)

Dan Rao shares that he has hired an architect and engineer firm to assist with his buildout. He now has fourteen employees. Dan Rao is keeping a holding pattern until specific dates are scheduled. Michael Manikowski assures Dan the multiple funding sources are coming together. Assured Edge Solutions has three main practices – frozen processing, fresh processing, and co-packing. Storage is biggest limitation at the current Tech Farm location. Brendan Tydings received a mockup plan of the manufacturing building from Hunt this morning and shares with the entire Board and Dan Rao. The co-tenant in the new building will only share the loading dock with AES.

f. Revolving Loan Fund (Sage Gerling)

Sage Gerling explains that the RLF is in motion and will close soon. Michael Manikowski signed the Commitment Letter today for the \$200,000 loan. Sage Gerling hopes to have the money to the CAFTPC with the next month.

VI. Tech Park Strategic Plan/ Updated Site Plan (Bill Strassburg/Michael Nozzolio/Jan Nyrop)

b. Renaming – Innovation Park at Cornell AgriTech (Cathy Young)

Bill Strassburg has no update on the Strategic Plan. Catharine Young explains that Jan Nyrop is moving the renaming concept forward with Cornell administration. Catharine Young will circulate a proposal to the Board of the renaming - Innovation Park at Cornell AgriTech. The legal name will not change. Bill Strassburg expresses the need for more thought and discussion on what the CAFTPC Board plans to accomplish by changing the name.

VII. Operations (Sarah Meyer)

b. Monthly Notes – Building and Tenant Happenings

Sarah Meyer provides an overview of the Tech Farm activities and happenings over the past month. COVID precautions in the building will follow the new NYS guidelines – no masks if fully vaccinated. The Board has asked that HHL provide a written description of their activities so that they may form a policy for CBD R&D and production. Sarah Meyer is working with Carrie Carmenatty to progress the transition of the current website into a landing page.

VIII. Tech Park Financial Report (Sarah Meyer/Brendan Tydings)

c. Expenses >\$2000 for Audit Committee

Balance Sheet, Check Detail, and Profit/Loss reports provided to the Board. Expenses, past and expected, are shared. Current account balances are discussed.

d. PARIS – 2020 actual and proposed budgets needed

Sarah Meyer continues to work on completing the PARIS report on behalf of the CAFTPC.

IX. Adjourn Meeting (Chairman Michael Manikowski)

Michael Manikowski makes a motion to adjourn the meeting; seconded by Bill Strassburg. Passed unanimously at 11:41am.

