



Board of Directors Meeting
Middletown, NY and Zoom
May 18, 2021 | 4 pm

Present: Michael Gilfeather, Mary Beth Bianconi, Dave Campbell, Melissa Cobuzzi, Susan Dean, Dan Depew, Andrew Fetherston, Chris Fiorillo, Brian Flynn, Bob Kaehler, Justin Rider, Bob Sanchez, Jimmy Smith, Mike Turturro, Chuck Utschig, Mark Wienberg, Derrik Wynkoop

Absent: Anthony Campagiorni, Todd Diorio, Al Muhlrud, Alan Seidman, Mark Stellwag, Gary Tetz

Staff Present: Maureen Halahan, Megan Matthews

The meeting was called to order at 4 pm. **Michael Gilfeather**

Approval of Minutes: **Michael Gilfeather**

- The minutes of the April 2021 board meeting were presented and accepted on a motion made by Melissa Cobuzzi, seconded by Mike Turturro and unanimously carried.

Financials: **Michael Turturro**

- The financials were presented and approved on a motion made by Melissa Cobuzzi, seconded by Dave Campbell, financials were unanimously carried.

President's Report: **Maureen Halahan**

- Discussion regarding exploring ways to grow OCP Investments and PPP.
- Update on office staff changes. Karla is being trained by Vivian for the role of bookkeeper.
- Continuing discussions regarding changes to medical insurance provided to OCP employees.
- Maureen is participating in a monthly leadership seminar for local Presidents and CEOs. It is complimentary and hosted by Phil Liebman of ALPS Leadership.
- Speaking engagements for the month included the groundbreaking for the President Container expansion project and a detailed presentation to the Goshen Rand Realty office.
- CFAs are taking place this year. The application process has changed and there are continuous updates on the new procedure.
- Attended a public hearing for the Pharmacann expansion project on May 17th and another one for NY Transco Public Service Commission on May 4th.
- Support letters campaigns are being conducted for two projects. Umbra State/Choice Films needs support for a zone change to move forward with their project in the Town of New Windsor.
- Continuing to support RDM in the Town of Hamptonburgh with their moratorium hardship waiver.
- Expansion and attraction reports are in each packet with details on many projects.
- Golf event went well. Both courses were sold out and there was positive feedback from many attendees. Discussions for the 2022 golf outing have begun.
- Governor has lifted restrictions for the number of attendees for outdoor events. Working on selling sponsorships and tickets to the MVP Breakfast.
- The OCP staff was invited to a Legoland friends and family tour day. The Park will be opening for preview dates in late May.

Chairman's Report **Michael Gilfeather**

- Two board members (Depew, Gilfeather) provided an update on their respective industries.
- Chairman Gilfeather reported that Justin Rider is stepping down from the Board of Directors. The May 2021 meeting will be his last. Discussion followed wishing Justin well.

Old/New Business: **Michael Gilfeather**

- With no old or new business, a motion to adjourn was made by Mike Turturro, seconded by Derrik Wynkoop and unanimously carried.

Respectfully submitted,

MA Cobuzzi

Melissa Cobuzzi