

ONONDAGA CIVIC DEVELOPMENT CORPORATION

Regular Meeting Minutes

November 19, 2015

The Regular meeting of the Onondaga Civic Development Corporation was held on Thursday, November 19, 2015 at 333 West Washington Street, Syracuse, New York, 13202, in the Harris Beach conference room on the 2nd floor.

Ben Dublin called the meeting to order at 8:31 am with the following:

PRESENT:

Len Manfrates
Alison Miller
Ben Dublin
Matthew Marko

ABSENT:

Ravi Raman

ALSO PRESENT:

Julie Cerio, President/CEO
Honora Spillane, Secretary
Chris Andreucchi, Harris Beach (via conference call)
Karen Doster, Recording Secretary
Steven Coker, Office of Economic Development
Walt Dixie, Jubilee Homes
Carolyn Evans-Dean, Jubilee Homes

APPROVAL OF REGULAR MEETING MINUTES – OCTOBER 8, 2015

Upon a motion by Alison Miller, seconded by Leonard Manfrates, the OCDC Board approved the regular meeting minutes of October 8, 2015. Motion was carried unanimously.

TREASURER’S REPORT

Honora Spillane gave a brief review of the Treasurer’s Report for the month of October 2015.

Upon a motion by Leonard Manfrates, seconded by Alison Miller, the OCDC Board approved the Treasurer’s Report for the month of October 2015. Motion was carried unanimously.

PAYMENT OF BILLS

Honora Spillane gave a brief review of the Payment of Bills Schedule #054.

Upon a motion by Matthew Marko, seconded by Leonard Manfrates, the OCDC Board approved the Payment of Bills, Schedule #054 with General Expenses being \$12,765.92 and Marketing Expenses being \$1,233.98. Motion was carried unanimously.

CONFLICT OF INTEREST

The Conflict of Interest was circulated and there were no comments.

BOARD OF DIRECTORS CHAIR

Upon a motion by Leonard Manfrates, seconded by Matthew Marko, the OCDC Board approved a resolution appointing Ben Dublin as Chair of the Board of Directors of the Corporation. Ben Dublin abstained. Motion was carried.

JUBILEE HOMES

Walt Dixie stated that the mission of Jubilee Homes is to serve as the catalyst for achieving long term revitalization on the Southside creating housing, supporting small businesses, commercial development, new job creation and market the Southwest side. He stated that the next step is how to sustain the Shop Rite supermarket and what is the vision of building a corridor up. He stated that one core thing is creating real jobs. He stated that they have a subcommittee at Jubilee that has brought a lot of key stake holders, business, political folks and activists to develop a real strategic plan to sustain existing businesses and create new business.

Carolyn Evans-Dean stated that Jubilee Homes works with small business owners and want to be small business owners. She stated that they try to provide them with the services that they need in order to get to the next level. She stated that the clients they serve are mainly women and minority owned businesses. She stated that they try to see what the gaps are, see what types of

information they are not hooked into, what types of things they can do to ease their way and provide them with the skills they need. She stated that it takes the shape of one on one business consultations, marketing assistance, networking opportunities and things of that nature. She stated that they provide computer training and business plan assistance. She stated that they also find ways to hitch them to places that might be able to provide them with financing. She stated that they are interested in development along the South Avenue corridor. She stated that they see the Price Rite project that will work as sort of a catalyst and serve as an anchor. She stated that they would like to build upon that anchor by developing more up to OCC. She stated that they have partnered with OCC and a few of the businesses along the corridor to create some committees that are seeking to put some plans in place for what can be done and best practices. She stated that they are getting plenty of feedback from the community.

Walt Dixie stated that they also tied in West Onondaga Street and there is a vision laid out. He stated that 4 years ago they had standalone resources from the City and it was reduced. He stated that he felt it was a mistake to defund the economic development component of Jubilee Homes. He stated that Carolyn Evans-Dean committed her time with doing all the technical work of the supermarket and not being paid.

Matthew Marko stated that the alliance that Jubilee Homes has with OCC is a strong resource to make available and it is encouraging.

Upon a motion by Matthew Marko, seconded by Alison Miller, the OCDC Board approved a resolution approving a service contract of up to \$40,000 to fund Jubilee Homes' Southwest. Motion was carried unanimously.

Upon a motion by Matthew Marko, seconded by Leonard Manfrates, the OCDC Board adjourned the meeting at 8:46 am. Motion was carried unanimously.



Honora Spillane, Secretary