

**CARTHAGE INDUSTRIAL DEVELOPMENT CORPORATION  
MINUTES OF MEETING DECEMBER 11, 2013**

**Present:** Robert Gormley, John McHugh, David Zembiec, Bruce Armstrong, Wayne McIlroy, Mark Keddy, Terry Buckley, Derek Davis, Terry Roche

**Excused:** James Wright – proxy to Mr. Armstrong; Thomas Piche'; Paul Smith

**Absent:**

**Others Present:** Lori Borland, Admin. Asst.

**Call to Order:** President, Robert Gormley called the meeting to order at 4:15 p.m.

**Executive Session:** On motion of Mr. Davis, seconded by Mr. Roche, the Board went into Executive Session at 4:15 to discuss property negotiations. The Board came out of Executive Session at 4:45 p.m. on motion of Mr. McIlroy, seconded by Mr. Roche.

Minutes of the October 23, 2013 meeting were previously distributed and read. Motion made by Mr. Buckley, seconded by Mr. Davis to approve the minutes as written. Motion passed unanimously.

**Reports: None**

**Treasurer's Report:**

a.) and b.) The November/December financial reports, as prepared by Ms. Borland, were distributed and discussed. It was noted that this was a good year for the Hydro revenues. Motion was made by Mr. Armstrong, and seconded by Mr. Zembiec to accept the financial reports as submitted, and for the payment of the bills as distributed and discussed. Motion passed unanimously.

c.) Accountant Selection – The Finance Committee met at 3:30 this afternoon, and the committee recommended keeping Bowers and Company as the accountants for the 2013 Audit at a cost of approximately \$6725.00. On motion of Mr. Roche, seconded by Mr. Armstrong, the Board approved the recommendation of the Finance Committee. Motion passed unanimously.

d.) Board Self Evaluation/PAAA – Copies of five certifications required by PAAA were distributed to the Board previously by email, and by hard copy at this meeting. It was noted that Ms. Borland needs these certifications back by the end of January 2014. Several Board members returned theirs at the end of the meeting.

**Old/New Business:**

- a.) Braman Property – The Village is working with Aubertine & Currier on the preliminary subdivision work, and they are expected to complete the subdivision process by Mid-January. The goal is to initiate the subdivision approval process by the end of January and working towards a spring start-up for infrastructure improvements. Habitat For Humanity is looking to be ready to start building by September 1.
- b.) Moore Property- A conceptual option agreement has been sent to the owner, but no response has been received yet.
- c.) Main Street Project Update – The Village is still working with the owners of the TLC and Kehoe properties regarding the possible rehabilitation of those buildings utilizing RARP funds and Village CDBG funds.

**Next meeting:** The next meeting will be on **JANUARY 22, 2014 at 4:00 p.m.**

There being no further business before the Board, a motion was made by Mr. Roche, seconded by Mr. Keddy to adjourn. Meeting adjourned at 5:00 p.m.