

FINGER LAKES HORIZON ECONOMIC DEVELOPMENT CORPORATION  
1 Keuka Business Park, Suite 100  
Penn Yan, NY 14527  
Telephone: 315-536-7328

**MINUTES OF THE REGULAR BOARD MEETING OF THE FINGER LAKES HORIZON  
ECONOMIC DEVELOPMENT CORPORATION**

July 19, 2023

FLHEDC MEMBERS PRESENT: Ryan Hallings  
Dr. Tim Cutler  
Sirene Garcia  
Janice Gaub  
Mary Anne Rogers

FLHEDC MEMBERS EXCUSED: Any Storey  
Dr. Kim Pinkey

FLHEDC LEGAL COUNSEL via ZOOM: Russ Gaenzle, Harris Beach, PLLC

FLEDC STAFF: Steve Griffin  
Mike Lipari  
Doreen Jensen

GUESTS: Steve Maier, Harris Beach, PLLC  
Taylor Fitch  
Jim Moon

Chair R. Hallings called the meeting to order at 8:37 A.M. immediately following the Yates County Capital Resource Corporation's adjournment.

Roll call was taken, a quorum was present. R. Hallings introduced guests.

*A motion was made by J. Gaub and seconded by M. A. Rogers to go into Executive Session at 8:37 A.M. to discuss the financial history of a particular corporation. Motion passed.*

*A motion was made by Dr. T. Cutler and seconded by J. Gaub to come out of Executive Session at 8:49 A.M. Motion passed.*

There was no action taken in Executive Session.

**MINUTES**

*A motion was made by Dr. T. Cutler and seconded by S. Garcia to approve the May 17, 2023 minutes as written. Motion passed.*

**AGENDA CHANGES**

There were no agenda changes.

## **FINANCE COMMITTEE**

There was no financial report.

## **ACTION ITEMS**

M. Lipari reviewed the loan request for NatCin, LLC. They have requested a loan in the amount of \$100,000 to assist with finalizing the build out of Outlet 111 which would include installation of a glass wall/window between the restaurant and event space, build out of a full-service kitchen, purchase of kitchen equipment and to assist with inventory purchases for a new waterfront cocktail and charcuterie bar on Water Street in Penn Yan. The loan would be a five-year term at 2.00% reduced to 1.00% with automatic loan payments. Collateral would be a UCC filing on all assets of NatCin, LLC and personal guarantees from Natalie Travis and Cindy Rosato. The loan will create 5 full time equivalents over the next three years. *A motion was made by Dr. T. Cutler and seconded by J. Gaub to approve the loan to NatCin, LLC as presented. Motion passed.*

*A motion was made by S. Garcia and seconded by M.A. Rogers to adjourn the meeting at 8:51 A.M.*

Respectfully submitted,

Doreen J. Jensen