

City of Binghamton
Water Street Development Corporation
Special Meeting
September 27, 2023 2:00pm
Mayor's Conference Room, City Hall, 4th floor

PROPOSED AGENDA

- I. Call to order**
- II. Approval of the minutes of the April 12, and June 1, 2023 Meetings**
- III. Old Business**
None
- IV. New Business:**
None
- VI. Executive Session: Update on Water Street Parking Ramp Project**
- VII. Adjourn**

City of Binghamton
Water Street Development Corporation
Regular Meeting Minutes
Wednesday April 12, 2023, 1:00 pm

Present: Chuck Shager, Director
Ron Sall, Director
Rich David, Director
Sarah Glose, Executive Director, Economic Development
Rachel Priest, Financial Analyst, Economic Development

R. Sall called the meeting to order at 1:00 PM.

New Business:

RESOLUTION 23-7 A RESOLUTION OF THE CITY OF BINGHAMTON WATER STREET DEVELOPMENT CORPORATION TO AUTHORIZE THE PRESIDENT TO ENTER INTO AN AGREEMENT WITH CJS ARCHITECTS FOR DESIGN WORK RELATED TO THE WATER STREET PARKING GARAGE PROJECT

C. Shager explained the need for a supplemental agreement for additional design work needed due to issues identified during demolition. Additional work is needed to fix water issues related to the roof of the Boscov's men's store and loading doc. R. David moved seconded by C. Shager. The motion passed (3:0:0).

There being no further business a motion to adjourn was made by R. Sall seconded by C. Shager the motion carried (3:0:0).

The meeting was adjourned at 1:04 PM.

Thomas Scanlon, Secretary, City of Binghamton Water Street Development Corporation

City of Binghamton
Water Street Development Corporation
Regular Meeting Minutes
Thursday June 1, 2023, 10:00 am

Present: Chuck Shager, Director
Ron Sall, Director
Rich David, Director
Chris Papastrat, Director
Sarah Glose, Executive Director, Economic Development
Rachel Priest, Financial Analyst, Economic Development

R. Sall called the meeting to order at 10:00 AM.

New Business:

RESOLUTION 23-8 A RESOLUTION OF THE CITY OF BINGHAMTON WATER STREET DEVELOPMENT CORPORATION TO ACCEPT A GAURANTEED MAXIMUM PRICE OF \$22,110,245 FOR THE DEVELOPMENT OF THE PARKING GARAGE AND \$3,050,300 FOR THE SIXTH FLOOR PODIUM BY UNITED - PIKE DEVELOPMENT JV, LLC

C. Shager explained that there was an increase of \$50,000 to the contract based on delays. C. Shager gave an explanation of the sixth floor podium necessary to support housing on top of the parking structure. Parking options are planned for short term and long term parkers. R. David moved, seconded by C. Papatrat. The motion was approved (4:0:0).

RESOLUTION 23-9 A RESOLUTION OF THE CITY OF BINGHAMTON WATER STREET DEVELOPMENT CORPORATION TO AUTHORIZE THE PRESIDENT TO ENTER INTO AN AGREEMENT WITH CJS ARCHITECTS FOR AND ADDITIONAL AMOUNT NOT TO EXCEED \$33,900 FOR CHANGE ORDER #2 TO THE DESIGN WORK RELATED TO THE WATER STREET PARKING GARAGE PROJECT

C. Shager gave an explanation of changes to the plans to include two elevators instead of three serving the parking garage and the housing above. R. David moved, seconded by C. Papatrat. The motion was approved (4:0:0).

C. Shager gave a brief explanation of a PILOT agreement to be approved by the taxing entities. A PILOT Bond is necessary to support building the podium.

There being no further business a motion to adjourn was made by R. Sall seconded by C. Papastrat the motion carried (4:0:0).

The meeting was adjourned at 10:22 AM

Thomas Scanlon, Secretary, City of Binghamton Water Street Development Corporation