



COUNTY OF MONROE
COMIDA
INDUSTRIAL DEVELOPMENT AGENCY

DRAFT
GOVERNANCE COMMITTEE MEETING MINUTES
May 30, 2024

Time & Place: 12:00 p.m. City Place, 50 West Main Street

Board Present: J. Popli, A. Burr, J. Alloco, N. Jones

Also Present: H. Maffucci, R. King, T. Milne, R. Baranello, Esq., R. Finnerty, A. Clark, A. Liss

Chair Popli called the meeting to order at 12:04 p.m.

The draft minutes of the May 7, 2024 meeting were presented. On motion by A. Burr, second by J. Alloco, all aye, the minutes were unanimously approved.

Executive Director Liss offered the following comments: COMIDA staff recently attended the New York State Economic Development Council Annual Meeting in Cooperstown where housing was a topic of discussion and shared a slide presentation from that meeting with the board. Since 2021, the housing affordability crisis in Monroe County has reached a fever pitch. At every income level in Monroe County right now, and throughout the State, there is a need for more housing. In speaking with peer IDAs, COMIDA staff has learned that each have commissioned a housing study. Additionally, the NYS Comptroller and Authorities Budget Office have each stated that IDAs that incentivize housing projects should have it in their mission statement and have third party housing study. In light of that, Executive Director Liss encouraged the committee to embark upon a housing study to inform any further policy changes.

R. Baranello reviewed the draft updated housing policy that was created based on feedback from the prior meeting which included changing the number of units to be based off of total number of units instead of square footage, and clarifying that the affordable units must be a representative cross section of all units.

The committee discussed increasing the affordable set-aside from 10% and focused on how to enforce the affordable set-aside after the benefits are done. R. Baranello will look into different options that may be feasible. The committee also discussed obtaining housing studies from other counties. The committee intends to commission a housing study for Monroe County.

The committee will meet again on June 18th to continue discussions.

There being no further business to discuss, on motion by N. Jones, second by A. Burr, all aye, the meeting of the Governance Committee was adjourned at 1:13 p.m.