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September 6th, 2022

Dear Board Member,

The next meeting of the Board of Directors of the Central New York Regional Market Authority has been scheduled for **Tuesday, September 13th at 6:00 p.m. in the Conference Room at 2100 Park Street. Attached is also an invitation if you wish to attend the meeting via Zoom call.**

Join Zoom Meeting:

[https://us02web.zoom.us/j/89054944244?
pwd=N2VqT1czMng3YWdteWVVNnhKc3ZrQT09](https://us02web.zoom.us/j/89054944244?pwd=N2VqT1czMng3YWdteWVVNnhKc3ZrQT09)

Meeting ID: 890 5494 4244
Passcode: 212833

Enclosed for your reference are:

Agenda for the 9/13/22 Regular Meeting of the Board of Directors
Minutes for the 8/9/22 Regular Meeting of the Board of Directors

In order to conduct the meeting as efficiently as possible, I strongly encourage you to review the enclosed materials in advance of the meeting. Also, please call (315)422-8647 if you have any questions or will **NOT** be able to attend the Board of Director's meeting.

CENTRAL NEW YORK REGIONAL
MARKET AUTHORITY

Amanda Vitale
Executive Director

**CENTRAL NEW YORK REGIONAL MARKET AUTHORITY
REGULAR BOARD MEETING
Tuesday, September 13th, 2022
6:00 P.M.**

ORDER OF BUSINESS

- I. PLEDGE**
- II. APPROVAL OF AGENDA**
- III. APPROVAL OF PRIOR MINUTES 8/9/22**
- IV. UPDATE ON OPEN SPACES**
- V. UPDATE ON ADMINISTRATION BUILDING**
- VI. DISCUSSION OF POSSIBLE FUNING OPPORTUNITIES**
- VII. BOARD DISCUSSION**
- VIII. NEXT MEETING(S)**
- IX. ADJOURNMENT**

“The mission of the Authority is to provide facilities, programs, and services to promote opportunities for agriculture and commerce in Central New York.”

**CENTRAL NEW YORK REGIONAL MARKET AUTHORITY
REGULAR BOARD MEETING
Tuesday, August 9, 2022
6:30 PM**

PRESENT: Anthony Emmi, Randall Daratt, JoAnn Delaney, Marty Broccoli, Jose Berenguer, John Musumeci

ZOOM: Tricia Kerr

ABSENT: D. Ross, M. E. Chesbro, G. Palmer, L. Podsiedlik, C. Pratt, M. Mahar

OTHER IN PERSON: B. Vitale, H. Poole

OTHER ZOOM: A. Vitale, T. Palmer

The meeting was called to order at: 6:33 PM by Board Vice President, Anthony Emmi.

APPROVAL OF AGENDA:

Resolved; a motion was made by J.A. Delaney, and seconded by J. Musumeci to approve the agenda. All in favor; no one opposed; no abstentions.

APPROVAL OF PRIOR MINUTES 7/12/22:

Resolved; a motion was made by M. Broccoli and seconded by J.A. Delaney to approve the prior minutes. All in favor; no one opposed; no abstentions.

AUDIT PRESENTATION

T Palmer presented on the findings of the 2021-22 Audit. The audit went very well, Amanda and Alma got all of the proper information to the auditors and in a timely manner. T. Palmer reviewed the new format of the financial statement, as required by law now. Page 4 is management discussion analysis, which is a great place to start to get a great overview of the year. Page 10 begins the actual financial statements, including assets, liabilities, and net position. Capital Asset purchases decreased capital slightly, but depreciation was the majority of the net loss. Net loss in current year. Commercial rent revenue increased from 650,000-929,000. License rent revenue increased as well, while daily fees did decrease some. Operating expenses were where loss happened. This is due heavily to necessary repair work, electrical expenses, and increased payroll. 106,000 change in cash. Pages 16-33 are notes on statements and operations.

Resolved; a motion was made by J.A. Delaney and seconded by A. Emmi to approve the audit as presented. All in favor; no one opposed; no abstentions.

GOVERNANCE COMMITTEE REPORT

The Governance Committee met on 7/27/22 virtually. The committee discussed the strategic plan, and program and facilities goals. The main focus is the need for the Authority to secure funds to get some improvements done. The Governance Committee will make a list of top priority projects and present them to the Facilities Committee. There will be a continuation

meeting on 9/28/22 and in the meantime, A. Vitale will coordinate and gather the information necessary.

BOARD DISCUSSION:

Am. Vitale presented the Market potentially becoming a smoke free facility or having designated smoking areas. Currently smoking is not prohibited inside of the sheds but is allowed in the parking lot. There has been an increasing concern of individuals smoking marijuana around the Market during business hours.

J. Musumeci mentioned the decline in customers after 11AM. He discussed doing more advertising to bring more customers in the afternoon. A. Vitale responded with the Market's current advertising such as radio, youtube and various other social media. Am. Vitale will discuss doing targeted ads with the Market's Event Coordinator in the future, or what other options are available.

NEXT MEETING:

The next meeting of the Board of Directors will be on Tuesday, September 13th, 2022 at 6:00PM.

ADJOURNMENT

Resolved; a motion was made by J.A. Delaney and seconded by J. Musumeci to adjourn at 7:45 PM. All in favor; no one opposed; no abstentions.