



Village of Port Chester

Minutes: Wednesday, November 13, 2024

Time:

1. IDA Roll Call

Motion: Motion to Open Meeting

Initiated: James Taylor

Seconded: Richard OConnell

Yes: Frank Ferrara, Richard OConnell, James Taylor, Juliana Alzate, Daniel Brakewood

No: None

Abstain: None

Absent: John Hiensch, John Allen

2. Approval of Minutes

a. October 9, 2024

Motion: Motion to Approve Minutes

Initiated: Richard OConnell

Seconded: James Taylor

Yes: Frank Ferrara, Richard OConnell, James Taylor, Juliana Alzate, Daniel Brakewood

No: None

Abstain: None

Absent: John Hiensch, John Allen

3. Presentation - PCIDA Project Monitor Loewke Brill

a. Quarterly Project Monitoring Report

b. Summary of Labor Practices

4. Chairman's Remarks

a. PCIDA supports the Village's Downtown Revitalization Initiative

b. Nationwide apartment absorption

c. Foretold Analytics to present in January

- d. Potential scope of work regarding investment environment

5. Old Business

- a. North Pearl Holdings Application review - 157 Westchester Ave (Titanium Realty)
Due diligence update
- b. Abendroth Green request for project extension
Mr. Ernesto Padron to present and discuss
- c. Update re Application changes to accommodate Project Monitoring and LDC

6. AD Report

- a. ABO update
- b. [AECOM Public Webinar Event](#) Wednesday, November 20, 2024 at 7pm

7. Planning Director Report

- a. Planning Director Report
- b. Details on the Westchester Crossing amended site plan application

8. IT Director Report

- a. IT Director Report

9. Treasurer's Report

- a. Approval of Invoices

Motion: Motion to Approve Monthly Invoices

Initiated: James Taylor

Seconded: Juliana Alzate

Yes: Frank Ferrara, Richard OConnell, James Taylor, Juliana Alzate, Daniel Brakewood

No: None

Abstain: None

Absent: John Hiensch, John Allen

- b. Agency Financial Snapshot - September
- c. Agency Financial Snapshot - October

10. Adjournment

Motion: Motion to Adjourn

Initiated: Daniel Brakewood

Seconded: James Taylor

Yes: Frank Ferrara, Richard OConnell, James Taylor, Juliana Alzate, Daniel Brakewood

No: None

Abstain: None

Absent: John Hiensch, John Allen

- a. Next regularly scheduled meeting December 11, 2024