

**Tompkins County Development Corporation  
Annual Accomplishment and Operations Report  
2023**

The following information is intended to outline the basic operations and accomplishments of the Tompkins County Development Corporation (TCDC). TCDC received administrative support from Tompkins County Area Development, Inc. d/b/a Ithaca Area Economic Development (IAED), a separate not-for-profit economic development agency. TCDC receives bond counsel services from Harris Beach, PLLC. Audit services are provided by Insero & Company LLP as part of the Tompkins County Audit.

## Table of Contents

Operations – Policy and Procedures .....	3
Accomplishments .....	4
2023 Budget .....	5
2023 Board Roster .....	6
Comments on Operations .....	7

## **Policies and Procedures**

The Tompkins County Development Corporation was created by Tompkins County in April of 2010. The TCDC did not update nor approve any policies in 2023.

## Accomplishments – 2023

In 2023, the TCDC did not issue any conduit debt.

The TCDC Board authorized support of a Shared Community Kitchen project as follows:

**John Guttridge made a motion to approve the allocation of \$150,000.00 to the Friends of the Ithaca Farmers Market, the fiscal sponsor of the shared commercial kitchen project, as a grant for the project subject to the TCDC funding a third-party analysis by the MRB Group for the cost of \$8,000.00 and with a satisfactory recommendation to be determined by the TCDC. Other contingencies to be met prior to release of the grant are 1) execution of a lease for the space by the fiscal sponsor or an entity to be formed, 2) securing pledges in the form of signed contracts from the other investors in the project equal to the established startup costs and 3) the entity formation. Anne Koreman seconded the motion. The motion was approved 7-0.**

The TCDC paid for a feasibility study for the Shared Community Kitchen project as follows:

Shared Community Kitchen Feasibility Study (approved June 14, 2023)	\$8,000
---	---------

Tompkins County Development Corporation  
Approved October 12 ,2022

<b>Starting Balance</b>		<b>\$572,213</b>
INCOME		
	Fees	0.0
	Interest	\$100
EXPENSES		
	Administration	0.00
	Attorney Fees	0.00
	Audit	0.00
<b>Projected Ending Balance</b>		<b>\$572,313</b>

**Tompkins County Development Corp.  
2022 Board of Directors**

Rich John ★ \* # Chairperson  
T.C. Legislature  
121 E. Court Street  
Ithaca, NY 14850  
Phone: 256-9794; 279-9332 cell  
*E-mail: rjohn@tompkins-co.org*

Deborah Dawson ★  
T.C. Legislature  
51 Dart Drive  
Ithaca, NY 14850  
Phone: 607-351-8689  
*E-mail: ddawson@tompkins-co.org*

Anne Koreman ★  
T. C. Legislature  
4348 Swamp College Road  
Trumansburg NY 14886  
Phone: 607-592-2886  
*E-mail: [Akoreman@tompkins-co.org](mailto:akoreman@tompkins-co.org)*

Todd Bruer ★ ★+  
Business Manager  
IBEW Local 241  
134 Cecil A Malone Drive  
Ithaca N.Y. 14850  
(607) 272-2809  
[businessmanager@ibewlocal241.com](mailto:businessmanager@ibewlocal241.com)

John Guttridge ★ ★ \* @ Secretary  
Urban Core Ithaca  
123 W. State Street  
Ithaca, NY 14850  
Phone: 277-8585 x 100; 227-6884 cell  
*E-Mail: john@urbancoreithaca.com*

Jeff Gorsky ★ ★ \* Treasurer  
IAED Board Representative  
Sciarabba Walker & Co  
410 East Upland Drive  
Ithaca NY 14850  
Phone: 272-5550  
*E-mail: jgorsky@swcllp.com*

Ducson Nguyen ★ ★  
Common Council, City of Ithaca  
108 E Green Street  
Ithaca NY 14850  
Phone: 607-269-7877

*E-mail: dnguyen@cityofithaca.org*

**Advisory Committee**

Katie Borgella, Commissioner of Planning  
T.C. Planning Department  
121 E. Court Street  
Ithaca, NY 14850  
Phone: 274-5560; Fax: 274-5578  
*Email: emarx@tompkins-co.org*

Lorrie Scarrott  
Finance Director, T.C. Finance Dept.  
125 E. Court St.  
Ithaca, NY 14850  
Phone: 274-5545; Fax: 274-5505  
*E-mail: lscarrott@tompkins-co.org*

Lisa Holmes  
County Administrator  
T.C. Administration  
125 E. Court Street  
Ithaca, NY 14850  
Phone: 274-5551; Fax: 274-5558  
*E-mail: [lhomes@tompkins-co.org](mailto:lhomes@tompkins-co.org)*

**Administration**

Heather McDaniel – Administrative Director  
Ithaca Area Economic Development  
119 East Seneca Street, Suite 200  
Ithaca, NY 14850  
Phone: 273-0005; Fax: 273-8964  
*E-mail: heatherm@ithacaareaed.org*

**Attorney**

Russ Gaenzle, Partner  
Harris Beach, PLLC  
99 Garnsey Road  
Pittsford NY 14853  
Phone: 585-419-8718  
*E-mail: rgaenzle@HarrisBeach.com*

★ - annual appointment  
★ ★ - two-year term ends 12/31/24  
\* = member of Finance/Audit Committee  
# = member of Governance Committee  
@ = member of Housing Committee  
+ = member of Labor Committee

## **Comments on Operations**

Currently the TCDC does not have any real property. Any information on outstanding bonds or notes for current TCDC projects are reported in its Annual Financial Report. There is no compensation schedule, as TCDC does not have any employees. Administrative management is provided by IAED.

The Tompkins County Finance Director maintains the TCDC funds and the Administrative Director reports quarterly to the Board. Administrative fees are paid via check or wire transfer.