



NEW YORK STATE
**OLYMPIC REGIONAL
DEVELOPMENT AUTHORITY**

BOARD OF DIRECTORS MEETING

United States Olympic & Paralympic Training Center, 196 Old Military Rd., Lake Placid, NY

February 2, 2024

1:00 p.m.

AGENDA

I. INTRODUCTION

- a. Roll Call
- b. Approval of Minutes from December 13, 2023 Board Meeting

II. MOTION TO GO INTO EXECUTIVE SESSION: To discuss the medical, financial, credit or employment history of a particular person or corporation, or matters leading to the appointment, employment, promotion, demotion, discipline, suspension, dismissal or removal of a particular person or corporation.

III. DISCUSSION

- a. Executive Committee Report
- b. President’s Report

IV. NEW BUSINESS

A. Resolutions

- Resolution # 521 – Resolution Committing Capital and Authorizing the President & CEO to Enter Into an Agreement for the Purchase of Replacement Gondola Cabins for the Northwoods Gondola at Gore Mountain
- Resolution # 522 – Resolution Committing Capital and Granting Approval for the President & CEO to Enter Into Agreements for Belleayre Ski Center Discovery Lodge and Overlook Lodge Improvements Project

V. ADJOURN



**NYS Olympic Regional Development Authority
Board Meeting Minutes
December 13, 2023**

Present: Joe Martens, Chair
Bill Beaney
Steve Hunt, ESD
Betty Little
Arthur Lussi
Diane Munro
Chris Pushkarsh, OPRHP
Joe Zalewski, DEC
Elinor Tatum

Also Present: Ashley Walden, President & CEO
Michelle Crew, General Counsel

Introduction: Chair Joe Martens called the meeting to order at 1:00 p.m. and welcomed everyone in attendance.

Joe Martens explained that the meeting was being videotaped and a link to the recording would be made available at www.orda.org.

Joe Martens then asked for a roll call, and confirmed a quorum was present. Elinor Tatum and Joe Zalewski joined after roll call.

Minutes: On a motion by Diane Munro, seconded by Betty Little, the minutes of the Board of Directors meeting held on September 22, 2023, were approved without changes.

Executive Committee: Joe Martens explained that the Executive Committee met on November 20, 2023, to consider two proposed resolutions that were time sensitive. The first proposed resolution was Resolution # 515, Resolution Committing Operating Funds and Granting Approval for the President & CEO to Enter Into an agreement for the 2024 Annual Policy of Health Insurance.

The second proposed resolution was Resolution # 516, Resolution Committing Operating Funds and Granting Approval for the President & CEO to Enter Into an Agreement with Echo Entertainment Inc. for Television Production and Broadcasting Services for the 2024 FIS Ski

Jumping World Cup. The Executive Committee approved both resolutions.

President's Report: Ashley Walden discussed the summer and fall activities and explained that across all the venues there was a 17% increase in revenue and a 9% increase in visitation. All the venues are now open for winter operations.

Ashley discussed the capital projects and what projects were completed this year. All three of the ski venues continue to expand their snowmaking improvements allowing them to increase the efficiency and effectiveness. Whiteface, Gore, and Belleayre opened new lifts, and Belleayre opened the new ski bridge. At the Olympic Jumping Complex, they finished the improvements to the judges' tower and the construction of the new maintenance garage.

Ashley provided an update on the season pass sales and there has been record breaking sales at all three of the ski venues.

Ashley highlighted several major events on the Olympic Authority's calendar and reviewed the successful Luge World Cup that was held at Mt. Van Hoevenberg on December 8-9.

New Business: Resolutions:

#517 Resolution Ratifying Certain Actions Taken at the Board Meeting Held on September 22, 2023

On a motion by Chris Pushkarsh, seconded by Elinor Tatum.

Michelle Crew explained that there was a technical issue at the September Board meeting with remote participation by one of the Board members. The Board member's video feed had stopped working and was not able to be seen. The motions that were made by this Board member did not comply with the open meetings law. This Resolution will ratify the actions that were taken at the September 22, 2023 Board meeting.

9 in favor, 0 opposed, 0 abstained, Resolution #517 adopted.

#518 Resolution Approving and Adopting the Olympic Authority's 2024/2025 Budget & 2023-2028 Financial Plan

On a motion by Diane Munro, seconded by Chris Pushkarsh.

Ashley Walden explained that the budget the Executive Committee reviewed in September has been updated to reflect that the 2023/2024 capital appropriation was reduced from \$100M to \$80M.

8 in favor, 0 opposed, 0 abstained, Resolution #518 adopted.

#519 Resolution Committing Capital and Authorizing the President & CEO to Enter Into an Agreement for the Olympic Authority to Host the Union Cycliste Internationale Mountain Bike World Series in 2024, 2025, and 2026

On a motion by Diane Munro, seconded by Chris Pushkarsh, as presented, and amended.

Ashley Walden explained that for this event there is a fee associated but there are a number of support services included. UCI will provide all the broadcast services, branding around the venues, staff for the course design, and logistical support. The UCI event is the World Cup of Mountain Biking. This is a 3-year contract and the fee to host this event will be a minimum of \$420,000 and a maximum of \$500,000 a year.

8 in favor, 0 opposed, 0 abstained, Resolution #519 adopted.

Chair:

Joe Martens announced that the meeting's business had concluded.

Adjournment:

On a motion by Art Lussi, seconded by Betty Little, the meeting of the Olympic Regional Development Authority Board of Directors was adjourned at 2:16 p.m.



NEW YORK STATE OLYMPIC REGIONAL DEVELOPMENT AUTHORITY

Resolution # 521

**RESOLUTION COMMITTING CAPITAL AND AUTHORIZING THE
PRESIDENT & CEO TO ENTER INTO AN AGREEMENT FOR THE PURCHASE
OF REPLACEMENT GONDOLA CABINS FOR THE NORTHWOODS
GONDOLA AT GORE MOUNTAIN**

At a meeting of the Board of Directors of the Olympic Regional Development Authority (“Olympic Authority”) held on February 2, 2024, the Board Chair offered the following resolution:

WHEREAS, the Olympic Authority desires to enter into a proposed Agreement that calls for the purchase of seventy-three (73) replacement cabins with associated assemblies and aluminum protection plates for the Northwoods Gondola at Gore Mountain (“Cabins”) from Leitner-Poma of America, Inc. (the “Agreement”); and

WHEREAS, following an Invitation for Request for Proposal posted on the New York State Contract Reporter (“NYSCR”), Leitner-Poma of America, Inc. submitted a bid that met the Olympic Authority’s specifications and requirements as prescribed in the NYSCR posting; and

WHEREAS, Leitner-Poma of America, Inc. was determined to be the lowest responsible bidder providing the best value to the Olympic Authority; and

WHEREAS, the purchase of the Cabins and the replacement of the existing cabins is part of a continuing effort to provide upgrades and improvements to the Olympic Authority facilities that are necessary to ensure the continued success of the Olympic Authority operations; and

WHEREAS, pursuant to the terms of the Agreement, the total lump sum value of the Cabins will be \$3,055,977.00; and

WHEREAS, the President & CEO has requested that the Authority commit the requisite capital for the purchase of the Cabins so as to enable entry into the Agreement; and

WHEREAS, pursuant to the Olympic Authority’s By-Laws, Art. VI § 2, which requires that the President & CEO obtain Board approval prior to entering into agreements the value of which will be in excess of \$250,000.00 over the life of the contract, the President & CEO has requested authority to enter into the Agreement;

NOW, THEREFORE, BE IT RESOLVED that the Board of Directors hereby authorizes the expenditure of funds and commits the capital for the Agreement as is described more fully herein; and

BE IT FURTHER RESOLVED that the Board of Directors hereby authorizes the President & CEO to enter into the Agreement upon the terms and amounts provided for herein.

SO RESOLVED,

MOVED BY: _____

SECONDED BY: _____

and

ADOPTED BY the following vote:

| In Favor: | Excused/Abstained: | Against: |
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Renee Fitzgerald, Secretary to the Board, being duly sworn, deposes and says:

The above Resolution # 521 was duly passed by the Board of Directors on February 2, 2024.

Signature _____

Title: Secretary to the Board of Directors

Sworn to before me this _____ day of February, 2024.

Notary Public, State of New York



NEW YORK STATE OLYMPIC REGIONAL DEVELOPMENT AUTHORITY

Resolution # 522

**RESOLUTION COMMITTING CAPITAL AND GRANTING APPROVAL
FOR THE PRESIDENT & CEO TO ENTER INTO AGREEMENTS FOR
BELLEAYRE SKI CENTER DISCOVERY LODGE AND OVERLOOK
LODGE IMPROVEMENTS PROJECT**

At a meeting of the Board of Directors of the Olympic Regional Development Authority (“Olympic Authority”) held on February 2, 2024, the Board Chair offered the following resolution:

WHEREAS, as part of the Olympic Authority’s continuing efforts to provide upgrades and improvements to the Olympic Authority facilities that are necessary to ensure the continued success of the Olympic Authority operations, the Olympic Authority proposes to enter into contracts for the materials, services, and work necessary to construct the Belleayre Ski Center Discovery Lodge and Overlook Lodge Improvements Project (the “Project”), consisting of the following:

- Professional services contract for Construction Administration Services;
- Professional services contract for Construction Management Services; and
- Construction contracts for general construction, plumbing, HVAC, and electrical work; and

WHEREAS, as a result, multiple contracts will be required to complete the Project, with the possibility of one or more contracts exceeding the amount of \$250,000.00; and

WHEREAS, proposals for Construction Administration Services for the Project have been solicited through a Request for Qualifications via the New York State Contract Reporter and the contract will be awarded in accordance with the provisions of Section 136-a of the State Finance Law, and proposals for Construction Management Services for the Project have been solicited through a Request for Qualifications via the New York State Contract Reporter and the contract will be awarded by means of Best Value; and

WHEREAS, proposals for the construction work for the Project have been solicited through design-bid-build Requests for Bids via the New York State Contract Reporter and the contracts will be awarded to the lowest responsible bidders; and

WHEREAS, upon completion of the post-bid review processes, the President & CEO must be ready and have the authority to act by entering into the contracts for the Project as soon as they are ready so as to ensure compliance with the Project schedule; and

WHEREAS, this procurement will be carried out in accordance with the State Finance Law, Public Authorities Law, Economic Development Law, and the Olympic Authority’s Procurement Guidelines, and notice of all contract awards will be posted in the New York State Contract Reporter as applicable and required by the Economic Development Law; and

WHEREAS, the total anticipated cost of the Project is \$_____ ; and

WHEREAS, the President & CEO has requested that the Board commit the requisite capital for the Project; and

WHEREAS, pursuant to the Olympic Authority’s By-Laws, Art. VI § 2, which requires that the President & CEO obtain Board approval prior to entering into contracts, the value of which will be in excess of \$250,000.00 over the life of the contract, the President & CEO has requested authority to enter into the proposed contracts to ensure timely completion of the Project;

NOW, THEREFORE, BE IT RESOLVED, that the Board of Directors hereby authorizes the President & CEO to invest the necessary capital for expenses related to the Project as is described more fully herein, including, but not limited to, the authority to enter into contracts whether or not any contract amount exceeds \$250,000.00; and

BE IT FURTHER RESOLVED, that the Board of Directors hereby authorizes the President & CEO to enter into the proposed contracts under the circumstances and upon the terms and amounts provided for herein.

SO RESOLVED,

MOVED BY: _____

SECONDED BY: _____

and

ADOPTED BY the following vote:

| In Favor: | Excused/Abstained: | Against: |
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Renee Fitzgerald, Secretary to the Board, being duly sworn, deposes and says:

The above Resolution # 522 was duly passed by the Board of Directors on February 2, 2024.

Signature _____

Title: Secretary to the Board of Directors

Sworn to before me this _____ day of February, 2024.

Notary Public, State of New York