

**SPECIAL COUNCIL MEETING  
CITY OF WATERTOWN  
AUGUST 9, 2002  
3:30 P.M.**

**MAYOR JOSEPH M. BUTLER PRESIDING**

**PRESENT:**           **COUNCILMAN PETER L. CLOUGH  
COUNCILMAN PAUL A. SIMMONS  
COUNCILMAN JEFFREY M. SMITH  
MAYOR BUTLER**

**ALSO PRESENT:**   **CITY MANAGER JERRY C. HILLER  
ASSISTANT CITY MANAGER MARY M. CORRIVEAU**

**ABSENT:**           **COUNCILWOMAN ROXANNE M. BURNS**

The following resolutions were presented to Council:

**INTRODUCED BY COUNCILMAN PETER L. CLOUGH**

WHEREAS the City Council of the City of Watertown conducted a public hearing on May 6, 2002 and, after the public hearing, voted to approve a certain parking lot lease between the City of Watertown and the Watertown Industrial Center Local Development Corporation, and

WHEREAS the Parking Lot Lease Agreement served as an inducement to Stream New York, Inc. to locate new facilities in downtown Watertown, and

WHEREAS the Lease approved by the City Council of the City of Watertown on May 6, 2002 is requested to be amended by the Watertown Industrial Center Local Development Corporation for purposes of identifying the proposed sub-tenant as Stream New York, Inc. rather than Stream International, to call for potential subleases of the parking areas rather than assignments of the negotiated lease; and providing an additional event of default in favor of the City; and

WHEREAS the proposed changes to the approved Lease Agreement are not substantive and would not affect the City's consideration thereof, the legal relationship between the parties, nor the interest of the public on the issue of whether such a lease should be entered into in the first instance,

NOW THEREFORE BE IT RESOLVED by the City Council of the City of Watertown hereby determines that the changes proposed by the Watertown Industrial Center Local Development Corporation are not such changes as would require a new public hearing; and

BE IT FURTHER RESOLVED that the City Council of the City of Watertown hereby approves the Parking Lot Lease Agreement between the City of Watertown and the Watertown Industrial Center Local Development Corporation, a copy of which is attached and made part of this resolution; and

BE IT FURTHER RESOLVED that Mayor Joseph M. Butler is hereby authorized and directed to execute said Lease on behalf of the City of Watertown, and

BE IF FURTHER RESOLVED that Mayor Joseph M. Butler is hereby authorized and directed to execute the Memorandum of Lease on behalf of the City of Watertown.

**SECONDED BY COUNCILMAN PAUL A. SIMMONS AND CARRIED WITH ALL VOTING YEA**

**(Rules waived by motion of Councilman Simmons, seconded by Councilman Clough and carried with all voting in favor thereof.)**

Prior to the vote on the foregoing and following resolutions, Mrs. Corriveau explained to Council that the amendments to the Pilot include the start date changing from August 1, 2002 to October 1, 2002; changing the name of Stream International to Stream New York, Inc.; provides M&T Bank with an opportunity to be a designee under the PILOT, to keep the PILOT alive if Stream defaults; and amending Schedule B for the additional \$250,000 from Senator Wright for the purchase of the building. She also explained that the amendments to the parking lot lease include changing the name of Stream International to Stream New York, Inc.; calling for potential subleases of the parking area rather than assignment of the lease and provides for an additional “event of default” in favor of the City.

**INTRODUCED BY COUNCILMAN PETER L. CLOUGH**

WHEREAS the Jefferson County Industrial Development Agency (JCIDA) has agreed to acquire a facility that consists of a portion of a building and land known as City Center Plaza and then lease the facility to Stream New York, Inc., and

WHEREAS pursuant to Section 874 (1) of Title 1 of Article 18-A of the General Municipal Law of the State of New York, property owned by the JCIDA is exempt from taxes and assessments imposed upon real property, and

WHEREAS the JCIDA, Stream New York, Inc. and the Taxing Jurisdictions had agreed to enter into a PILOT Agreement on the leased facilities, and

WHEREAS on May 6, 2002 the City Council of the City of Watertown approved a fifteen (15) year PILOT Agreement as an inducement to Stream International to locate in downtown Watertown, and

WHEREAS the City of Watertown has received a request to amended the PILOT approved by the City Council May 6, 2002, and

WHEREAS the Taxing Jurisdictions have reviewed the new PILOT Agreement and have agreed to the modifications,

NOW THEREFORE BE IT RESOLVED that the City Council of the City of Watertown hereby approves the PILOT Agreement by and among the Jefferson County Industrial Development Agency, Stream New York, Inc., the County of Jefferson, the City of Watertown and the Watertown City School District, a copy of said PILOT Agreement is attached and made a part of this resolution, and

BE IT FURTHER RESOLVED that Mayor Joseph M. Butler is hereby authorized and directed to execute the PILOT Agreement on behalf of the City of Watertown.

**SECONDED BY COUNCILMAN PAUL A. SIMMONS AND CARRIED WITH ALL VOTING YEA**

**(Rules waived by motion of Councilman Simmons, seconded by Councilman Clough and carried with all voting in favor thereof.)**

**ADJOURNMENT**

**AT THE CALL OF THE CHAIR MEETING WAS DULY ADJOURNED AT 3:35 P.M. BY MOTION OF COUNCILMAN CLOUGH, SECONDED BY COUNCILMAN SIMMONS AND CARRIED WITH ALL VOTING IN FAVOR THEREOF.**

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**Donna M. Dutton, City Clerk**