

**PUBLIC HEARING
ANNEXATION& PILOT AGREEMENT
FEBRUARY 26, 2007 6:30 PM**

Mayor Falci opened the hearing at 6:30 PM.

Mr. Pete DiRaimondo - Will there be a public hearing for the people to vote?

Mayor Falci - No the board will vote on it. This is where you can give the board your opinion and try to sway the board.

Mr. DiRaimondo - We should send letters out to the people.

Mrs Giles - This is preliminary until you get the plans. You should wait until the actual cash transaction takes place. Is the same stipulation put on the land that it goes back to the village if Lowes does not come? I also think that building would be a good place for the new fire hall.

Mayor Falci - It is not our property it is Dr. Robbins.

Mrs Giles - Why are we annexing land before we know what it is going to be used for?

Tim McDaniel - Annexation is contingent on Lowes going in. If Lowes doesn't go in then the property goes back to the Village.

Mayor Falci - Yes that is true.

Mr. DiRaimondo - There are a lot of questions that I have as far as benefits. It seems like a done deal

Mayor Falci - I don't like that you say it is a done deal. The whole pilot has been with the anticipation of Lowes coming in. It is Dr. Robbins property and it is his business. I have not received a word from any one that Lowes is coming. Stacey Scheider says she believes they are going to build sometime in the fall. There are issues with the Army Corp. This is just a proposal. If Lowes comes in we are prepared to say this is what we want and this is what we are getting. If not, then all that we have done is a waste.

Mr. DiRaimondo - I don't mean to be disrespectful. What happens after the 20 years in the Pilot. Where does all that money go?

Mayor Falci - When the Pilot is over, it can be extended, if another store comes in. When the Pilot is over then it becomes city property tax. The figure we would get is equal to or more - money wise, than if we kept it in the Village the whole time. And we would have lost the pilot

Mr. DiRaimondo - Why must there be a cap on it for twenty years?

Mayor Falci - We have been told you can only have it for twenty years. You can extend it. If the Wal-Mart turned into a super Wal-mart, than that pilot would extend for another ten years.

Mr. DiRaimondo - Is that a guarantee or a negotiation for the person who owns that area. Would they want to do that?

Mayor Falci - They would want it. There is a guarantee on what they will pay each year -as opposed to paying taxes which could go up. They want to know what they are going to pay up front. For us our tax rate is so low that we would make about \$45 thousand a year. We have major projects that are going to happen in the village. We also have to replace Seneca Rd in the amount of \$1million. Major water projects on Seneca Rd that will be over \$250 thousand. This building needs a lot of work. The sirens don't work. The electric is not right. There are problems that need to be addressed. The village will not stay as it is now. Unless we raise taxes we can not keep things as they are.

Mr. Steven Levinson - Is there a cap on the pilot at the end of the 20 years.

Glenn Thomas - There is not a real cap. In year 21 we will get 35% of the property tax that the city collects. It depends on what the cities assessment is in year 21. We will get 35% of it. If another business comes in, then there will be more money coming into the village.

Mayor Falci - The pilot would also be extended if something comes in to the 15 acres of land next to Wegman's. We will share in that as well.

Jean Werrick - If this Lowes project hadn't come along we would be having financial difficulty?

Mayor Falci - Down the road. We are doing fine now. We can get a loan to do Seneca Rd. or get a new fire station. But if we can get businesses here it will save the village higher taxes. That will help keep the quality of life we have now in the Village.

John Troy - I am confused on the timing of the annexation versus the vote on this project. When is the timing for the vote on this project? Will there be a vote before site plans or after.

Mayor Falci - The annexation can come now. All we are saying is that we will accept the IDA pilot if Lowes comes in and all the benefits. If they don't come in it is negated.

Mr. Troy - I would still like you and the trustees to meet with those residents that are immediately adjacent to the property and walk us thru how far away this building is from the property boundaries. What will the green space and privacy be for those who will have their back yard meeting the Lowes property. As soon as you get site plans you will set up some type of meeting with us?

Mayor Falci - As soon as we get them, the board will look them over and then they will go to the planning board for their input. Any suggestions or complaints will go to Lowes. Once we have ironed them out it goes to the public.

Mr. Giles - What recourse would you have at that point.

Mayor Falci - We have to issue the building permit. Our code enforcement will work with the city of Hornell.

Mr. Troy - What are the long range projects say five years down the road if no industry comes in. What would happen to taxes and what types of increases to take care of what needs to be done in the Village?

Mayor Falci - Part of it would determine if we get the grants we have been working on with Mr. Bacalles. North Hornell is not a distressed area and we have a low debt ratio. That makes it more difficult for us to get grants. With loans and bonds maybe 5% per year.

Mrs. Weirick - Has there been other offers for the use of the property

Stacy Scheider - It was under contract over 4 times and they have all been big box stores. Lowes has gone farther than any other. Lowes is planning 2008 breaking ground.

Dave Kimball - Lowes has had extensions of three years. We have run into problems with Corp. of engineers. In regards to questions of noise levels, if this building is constructed it will block a lot of noise from Rt. 36. As far as aesthetics there will be trees planted and sound barriers. Majority of traffic will be from 36 and not Bethesda Dr. Possibly one way traffic could be initiated.

Mayor Falci - We will answer more questions when we get the plans which may not be till 2008.

Village Clerk

Kristene Libordi

**PUBLIC HEARING
PROPOSED GARBAGE CONTRACT
7:15pm**

Mayor Falci introduced the proposed village garbage collection. The city offered it as a perk in the current negotiations. The garbage will be picked up one day a week when they pick up the the first ward. It would be \$70 per year and you would be billed in July.

Mr. Troy – Would they offer the option to seniors not interested in it to be able to not participate?

Mayar Falci – It is all or nothing.

Mr.Troy - Would the city bill the village?

Mayor Falci – We haven't gotten that far.

Mr. DiRaimondo – What would be the cost for the village to do it.

Mayor Falci – We investigated several years ago and the cost was greater.

Mrs. Poplowski - Will there be recycling?

Glenn Thomas – Once a month. Usually it is five bags and two containers.

John Johnson - Will I pay double if I have two apartments.

Glenn Thomas – Yes

Mike Caruso – The contract will probably be good for some residents. I don't need it. I would like to see the village negotiate a fair share for water. We pay double what the city residents pay.

Glenn Thomas – We have a water agreement that is signed up for years .When the water rate goes up in Hornell ours goes up 1.5% of theirs.

Mr. Caruso -Is that over and above what they pay.

Glenn Thomas - No it is just a half or 1 1/2 times

Mayor Falci – We are locked in until 2025

Joseph Dick - When the contract was renegotiated we increased the gallons usage from 15,000 to 22,000 per quarter.

Glenn Thomas – Just as a poll how many people would be in favor of having their garbage picked up for \$70.per year?

Mayor Falci – I Counted only four people opposed out of 19

Mr. DiRaimondo - When would this take affect?

Mayor Falci – The city would like to know by April 1st.

Mayor Falci ended talks on the garbage contract at 7:30

Village Clerk

Kristene Libordi

REGULAR MEETING OF THE NORTH HORNELL VILLAGE BOARD
FEBRUARY 26, 2007

ATTENDANCE: Mayor John Falci
 Trustees: Glenn Thomas, Joseph Dick & Frank Libordi
 Village Clerk Kristene Libordi
 ZBA Chair Doug Dunn
 Planning Board Chair Tim McDaniel

Mayor Falci opened the regular meeting at 7:45.

NEW BUSINESS

Department heads have been asked to present their wish list to the board for the upcoming budget meetings. March 5th at 6:30PM there will be a budget meeting open to the public.

Joseph Dick would like to group all cell phones into one plan.

Glenn Thomas reminded Joe that the Police will go to Verizon in April.

Trustee Dick would like the Village to pay for the Fire Dept. Right now the Fire Dept pays for their own.

Police Department has not been giving on night a weekend. Mayor Falci did mention it to Mark. The Mayor will ask Chief Smith to have someone at the March 12 meeting to address this problem.

Trustee Libordi asked that the Christmas light be taken down from the Village hall. Mayor Falci will talk to DPW supervisor D'Amato.

Trustee Dick asked how close sex offenders can be to schools. There are sex offenders that go to McAuley Manor for therapy. Is that too close to the North Hornell School?

Trustee Thomas asked is there a distinction between treatment and residency.

Trustee Dick will look into this.

Mayor Falci put on the web site that side walks must be plowed in the village or the DPW will plow and charge them \$50. It will go on their tax bill.

The Village Clerk asked if she could get the names of licensed dog owners in the village from the town of Hornellsiville. There are sidewalks that are being littered by dogs. She would like to send a letter to those owners to remind them that they must clean up after their pets. The Mayor and board approved.

Mrs. Giles asked about the contractors permit. Mayor Falci told her that the fee is \$10 per year for the contractor.

PAY BILLS

A Motion was made by Glenn Thomas to pay bills, second by Joseph Dick and carried.

Mayor Falci adjourned the meeting at 8:30PM

Village Clerk
Kristene Libordi