

PUBLIC HEARING – DECEMBER 18, 2014

Mayor Reynolds called the meeting to order at 7:03 p.m. with the Pledge of Allegiance. Also present were Deputy Mayor Lockhart, Trustees Adamson, Comerford and Sutor, Attorney Caserta, Police Chief Salada, Engineer Lannon, Building Inspector Stevens several Lew-Port students, a privately hired stenographer and an over-flowing Board Room and hallway of interested persons and residents. DPW Superintendent Muller was absent.

The Mayor then read the following Notice of Public Hearing.

NOTICE OF PUBLIC HEARING

Notice is hereby given that, pursuant to Village Law, a public hearing will be held by the Board of Trustees of the Village of Youngstown at the Village Hall, 240 Lockport St., Youngstown, NY on Thursday, December 18, 2014 at 7:00 p.m. for the purpose of hearing and considering all interested persons regarding the rezoning of 701 Nancy Price Dr.

Mayor Reynolds then asked for public comment. Renton Bond of Northfield Dr. asked about the zoning of the Cold Storage site as it is now part commercial and part residential. Mayor Reynolds stated the Public Hearing is to re-zone the property to multi-family residential. Mr. Bond stated he had concerns for the surrounding area homes in regard to traffic and possible congestion but stated that overall he thought it was a good idea, making the property useful.

John Hall of Church St. and a member of the Zoning Board asked the Mayor to further describe the change. The Mayor explained that tonight the goal was to just make a zoning change from the current zoning of commercial and single family residences to multi-family residences. Once the zoning is set, there will be a site plan review by the Planning Board, a SEQRE review and then back to the Village Board for approval.

Heidi Reisman of Glenvale Rd. asked what is the goal for the property. Mayor Reynolds stated it was to construct a 32 unit apartment complex. Tyler Finkle of River Rd. asked if there are any restrictions regarding the complex. David Pawlak of the development company explained this will be a market rate project, not subsidized or intended to be used as low income housing. The developers are using their own money and financing, not governmental funding.

With no further public comment, Mayor Reynolds continued the meeting.

Building Inspector Stevens submitted his monthly report for November. Three permits were completed for work valued at \$67,000. and \$255. in fees were collected.

Police Chief Salada submitted his report. 145 patrol hours were worked, 523 patrol miles logged, 11 Village calls, 13 Town of Porter calls, 17 calls outside the Village, 9 UTT's were issued, 4 parking tickets issued, and 2 arrests made. The Chief also reported there have been burglaries in the area with one taking place in the Village. The Youngstown Police are working closely with other police agencies in this matter. He asked that all residents be watchful and if they see anything different than usual to call 911. If necessary, be adamant that a patrol car be sent.

DPW Superintendent Muller was absent but submitted his monthly report. 19.5 overtime hours were worked and 49.47 tons of garbage collected. Deputy Mayor Lockhart added that leaf pick-up has ended for the season.

Engineer Lannon submitted his monthly report and stated the LWRP committee met last night with committee assignments underway. The next meeting will be held on January 20, 2015. Village drainage projects are being developed also.

Attorney Caserta stated he would address items as they come up during the meeting.

The minutes of the November 13, 2014 meeting were approved by motion of Trustee Sutor, seconded by Trustee Comerford and carried.

CORRESPONDENCE

1. Utility taxes received from Time Warner Cable-\$89.19, AT&T-\$3.27, Vonage-\$4.93, Niagara County Sales Tax distribution on 11/26/14 for October-\$32,420.03-up \$252.15 from same time period last year and Mortgage Tax Distribution received from Niagara County Treasurer-\$7,920.18, down \$607.91 from same time period last year. So noted.
2. A thank you plaque received from the Jack Beatty Half Marathon Committee to the Village and Youngstown Police for assistance during their recent marathon. So noted. The Mayor stated the event will be held again in 2015.
3. Annual report received from the Historical Society for the period of September 2013-September 2014. So noted.
4. A defensive driving course will be held on Saturday, January 10, 2015 from 9:00 a.m. – 3:00 p.m. in the Village Hall / Cora Gushee Room. For more details or to register, call 940-6606. So noted.

AGENDA

1. Trustee Sutor motioned to approve the Abstract of Audited Vouchers for period ending November 30, 2014-General Fund-\$23,688.04, Water Fund-\$868.28, Sewer Fund-\$565.78, and for period ending December 18, 2014-General Fund-\$68,855.00, Water Fund-\$3,758.98 and Sewer Fund-\$1,539.84, seconded by Trustee Adamson and carried.
2. Close of Public Hearing. The Mayor asked for any other comment regarding the Public Hearing. Hearing none, Deputy Mayor Lockhart motioned to close the Public Hearing, seconded by Trustee Adamson and carried.
3. A request for approval of New York State Liquor License renewal received from Youngstown Village Diner was approved by motion of Deputy Mayor Lockhart, seconded by Trustee Sutor and carried.
4. The next Board meeting is scheduled for January 8, 2015 at 7:00 p.m. So noted.

OLD BUSINESS

Trustee Adamson asked about the status of Mr. & Mrs. Frey's fence which was to be lowered. Attorney Caserta reported he has contacted the Frey's attorney regarding the agreement to lower the fence and gave a deadline of December 31, 2014 for the work to be completed.

NEW BUSINESS

Deputy Mayor Lockhart motioned to approve the re-zoning of the 701 Nancy Price Drive, also known as the Cold Storage site from R-11 and Commercial to R-8A

conditional on the closing of title, seconded by Trustee Adamson and unanimously carried.

REPORTS

Mayor Reynolds reported the Christmas in the Village event held last Saturday was successful and thanked all groups and individuals involved as well as those who attended. The weather cooperated and a continual line for the horse-drawn carriage ride was evident the entire day. The route had to be modified to accommodate everyone wishing to ride.

Deputy Mayor Lockhart reported he and the Mayor attended the recent sewer advisory meeting. New regulations require the Village to annually prove we are managing our system. Cooperative work with the sewer plant with on-going inspections should require 4-5 days of work each month. DEC regulations give notification of any overflows. A drainage options meeting will be held tomorrow.

Mayor Reynolds reported that he had learned earlier in the day that the Village has not yet received funds from the Town of Porter per the Waste Tax Agreement. The funds, which in most recent years totaled \$20,000. are to be distributed in June and December. These funds come from CWM to the Town of Porter and per the agreement, are to cover expenses the Village incurs while providing senior van services, recreation programs and providing meeting spaces for Town of Porter residents and groups. The amount has been lowered by the Town throughout the years. The Mayor stated that withholding such funds is holding the Village hostage until sewer discrepancies are resolved.

Trustee Comerford again reported a Westwood resident had concerns with the inability to see the stop sign at Elm St., asking the sign be moved. Trustee Adamson stated he reviewed the area and sign with DPW Superintendent Muller and Building Inspector Stevens and found the sign did not need to be moved and that trees and brush were blocking the view.

Trustee Adamson also thanked everyone involved in the successful Christmas in the Village event. He thanked the DPW crew for installing 16 additional snowflake lights to the Village business district poles and for installing the 4 new "Welcome to Youngstown" signs. Trustee Adamson stated everyone has worked together to make this a nice community. He then wished everyone a Merry Christmas and a Happy New Year.

Mayor Reynolds asked for public comment again. Donna Huggins of Main St. stated there are many concerns and views by people in the Village regarding the jet boat business. One of the concerns is having something for those not riding the jet boat to do. Mrs. Huggins suggested the tour companies be provided information so that miscommunications do not continue.

Elizabeth Davis, director of sales for the Niagara Tourism & Convention Corp. provided information regarding what tourists to the area spend while visiting. American tourists usually come for 4 days and spend approximately \$600 - \$700. Foreign tourists from China, Korea, Germany and the U.K. on average stay 17 days, spending \$4,500. She added that Asian tourists are very inquisitive and love our greenspace and the clean air. She added that because not all tourists go on the jet boat, the sales people of the jet boat could tell tourists about our parks and restaurants. Ms. Davis reported the tour companies are being contacted to ask that their patrons be respectful of private property. She also encouraged welcome signs in various languages and stated classes will be offered by the tourism group in greeting international visitors in regard to their customs.

Jere Brubaker of Fort Niagara and representing Fort Director Bob Emerson read a statement giving statistics of Fort attendance from 2011-2014 which doubled because of the tour bus traffic. Staffing has increased due to the attendance which has financially benefited the area. He also reported that international visitors feel welcomed.

Rick Lohr of Main St. stated he is proud of a community like ours and that we're not a "New York City" so it is important that we communicate with visitors. Brochures with the various languages would be helpful giving information such as who and what we are.

Aaron Dey of the Youngstown Harbor and Jet Adventures stated the owner, Chris Bohnenkamp and staff take all concerns regarding the jet boat seriously, realizing there are some cultural differences. The visitors are very nice people and want to experience all we have to offer. Unfortunately, they don't always tip at restaurants. Mr. Dey reported a receiving area for buses has been obtained outside the Village near the Tom Tower Market. Visitors will be shuttled from the bus area into the Village. He also stated Youngstown is not a Niagara-on-the-Lake or a Lewiston and never will be. It is a charming community. The jet boat wants to be a part of the community. He also reported Mr. Bohnenkamp currently lives in Idaho but will be moving to Youngstown in January, living atop of the marina. Mr. Dey explained future goals of the jet boat which include going as far as Niagara Falls in 2016 and working to help market Fort Niagara. He stated the jet boat is a world class tourist adventure and advised that if there are concerns or questions to please contact the jet boat enterprise. Mr. Dey reported Mayor Reynolds contacts him for quick resolve to residents concerns.

Glen Clark who grew up on William St. stated his wife has a community newspaper and he is a photographer. He stated the jet boat is an asset to the community and brings dollars to the area. Mr. Clark suggested historical walking tours of Youngstown coordinating with the jet boat would be of benefit to the Village. He commented that a jet boat ride to the Falls would be a "bucket list" item for visitors and agreed it would be a world class adventure.

Mr. Dey stated the wake has been a concern to some and the jet boat staff continues to address the issue. Any rumbling noise is now coming from the Canadian side of the river. The new jet boats won't have noise. He also advised everyone that by April 2015, Chris Bohnenkamp will have invested \$8,000,000. in this project and by 2016, the investment will be \$11,000,000. Trustee Adamson confirmed with Mr. Dey that 150 acres of land in the Town of Porter has been purchased by Mr. Bohnenkamp as an area for buses which Mr. Dey stated was correct.

Mrs. Huggins stated she was glad this conversation took place and she has learned a lot regarding the issue. She added there is usually an English speaking tourist in the groups and thought the idea of a historical tour of the Village to be a good one.

Jane Price of the Dory suggested keeping the museum open longer in the summer months and to consider charging \$1.00 admittance.

With no further comments, Deputy Mayor Lockhart motioned to adjourn the meeting and enter into executive session to discuss a litigation matter, seconded by Trustee Comerford and carried. The meeting ended at 8:00 p.m.

At 8:12 p.m. Deputy Mayor Lockhart motioned to adjourn from executive session and enter into regular session, seconded by Trustee Suitor and carried. At 8:13 p.m. Deputy Mayor Lockhart motioned to adjourn from regular session, seconded by Trustee Suitor and carried.

Respectfully submitted,

Barbara J. Castilon
Clerk Treasurer

