

Economic Development, Tourism, Housing, Planning & Transit Committee

Regular Meeting Minutes

DATE & TIME: October 7, 2014, 6:30 PM
LOCATION: Karen L. Binder Library, 6th Floor, COB, Kingston, NY
PRESIDING OFFICER: Chair Thomas J. Briggs
LEGISLATIVE STAFF: Krista Barringer, Deputy Clerk
PRESENT: Legislators Chris Allen, Lynn Archer (arrived at 6:36PM), James F. Maloney, Mary Beth Maio and Kenneth Wishnick
EXCUSED: Legislators Herbert Litts, III
QUORUM PRESENT: Yes
OTHER ATTENDEES: Office of Business Services Director Suzanne Holt and League of Women Voters Representative Vic Melville.

Chair Briggs called the meeting to order at 6:31PM.

Chairman Briggs invited Suzanne Holt, Director of the Office of Business Services and President/CEO of the Ulster County Economic Development Alliance to provide a brief overview of the Office and discuss the resolutions before them.

Director Holt noted the Office of Business Services is staff to the Industrial Development Agency. She stated in 2013, in an attempt to have comprehensive economic development efforts in the county, the County Executive brought the UCDC and IDA efforts in house under his Office of Business Services.

In regards to Resolution No. 363, Ms. Holt stated, in 2013, the Real Property Tax Service department interceded with each municipality to ensure they were charging the right amounts for each pilot. She noted in the review it was found the City of Kingston was undercharging this and one other property. She stated during the negotiation process the property was sold to the Benedictine LaSalle Medical Office. She stated they had to keep with the prior pilot until the negotiation process was settled. She noted the existing pilot would continue on the new building owner.

Chairman Briggs noted this was additional tax revenue to Ulster County.

Legislator Wishnick confirmed the IDA worked out the pilot independently and the Legislature was simply approving the additional revenue being accepted in the budget. Director Holt replied it was for back taxes owed on the property as the taxes had been calculated incorrectly.

Motion No. 1 Resolution No. 363 – October 21, 2014

Motion Made By: Legislator Maio

Motion Seconded By: Legislator Allen

Text of Motion: **Resolved to approve Resolution No. 363** - Authorizing The Chairman Of The Ulster County Legislature To Execute A Settlement Agreement And Release Between HealthAlliance Hospital Mary’s Avenue Campus, Benedictine LaSalle Medical Office, LLC, The City Of Kingston, The Kingston City School District And The County Of Ulster

Resolution No. 363 Summary: This Resolution authorizes the Chairman of the Ulster County Legislature to execute a settlement agreement and release, and any amendments thereto as well as any and all additional documents necessary, between HealthAlliance Hospital Mary’s Avenue Campus, Benedictine LaSalle Medical Office, LLC, the City of Kingston, the Kingston City School District and the County of Ulster in relation to litigation and claims for back taxes owed for real property located at 111 Mary’s Avenue, Kingston, New York for the years 2006 through 2012 in the form as filed with the Clerk of the Legislature, or as modified with the approval of the County Attorney.

Discussion:

Legislator Archer confirmed these were back taxes owed to the County since 2013. Director Holt noted it is a portion of what the City of Kingston undercharged. She reiterated there was no sale until there was a settlement on the pilot.

Legislator Wishnick asked if the amount indicated was for the full amount of the difference between what was owed and what was paid or if it was a compromise.

Legislator Wishnick asked what parties were part of the negotiation. Director Holt replied she was aware the City Corporation Counsel worked with HealthAlliance and assumed the County Attorney’s office and the School District were apart of the process.

Legislator Wishnick stated prior to voting on the resolution he would like to know the numbers.

Legislator Archer noted part of the process would be giving the pilot to the new owners and unless the Legislature signed off on this agreement, the sale would not go through. She reiterated the concern of saying yes without the details and specific information.

Chairman Briggs requested and Legislators Maio and Allen withdrew their motion. He indicated the Committee could hold another meeting prior to the next session and seek the requested additional information. Director Holt stated she would get the requested information.

Disposition: No Action Taken

Motion No. 2 Resolution No. 373 – October 21, 2014

Motion Made By: Legislator Maio for discussion

Motion Seconded By: Legislator Archer for discussion

Text of Motion: **Resolved to approve Resolution No. 373** - Approving The Execution Of A Contract In Excess Of \$50,000.00 Entered Into By The County – UC Economic Development Alliance, Inc. – Department Of Planning

Resolution No. 373 Summary: This Resolution states the Ulster County Legislature has examined the contract, and hereby approves the contract in the form as filed with the Clerk of the Ulster County Legislature or as modified with the approval of the County Attorney and Legislative Counsel.

Discussion:

Legislator Archer inquired as to what the agreement was for and noted the agreement was to pay quarterly beginning in 2014. She noted it was now the third quarter but the County would be paying the whole amount.

Director Holt replied it was funding for the Economic Development Alliance, which, as a Local Development Corporation (LDC), is the marketing and educational tool for the County’s economic development efforts. She indicated as an LDC, the Alliance has a lot more flexibility and can do things that are helpful.

She noted she is a County employee as the Director of the Office of Business Services and President/CEO of Ulster County Economic Development Alliance and staff of the Industrial Development Alliance (IDA). She stated the County Executive’s desire in pulling all the entities in house was to establish a seamless front door.

Director Holt stated in addition to business retention, business expansion, and the attraction that comes in on it’s own, the county is pro-active in it’s efforts to go out and say great things about what Ulster County economic development has to offer. She stated they established a plan with Focus Media which includes components such as internal and external brochures/collateral documents, a video which is being filmed the end of October to place on the website that offers site selectors who visit the web site first an insight of what Ulster County has to offer, a redo of the various websites to offer one package, education for business of available tools, and outreach and education to existing businesses.

Director Holt noted in meetings with the real estate association it was requested that more networking be offered. In response, she noted they scheduled quarterly breakfasts at

Deisings. She stated the first one would be held on October 22, 2014 at 8:00 AM with a presentation by Larry Gottlieb from HVEDC.

Legislator Archer inquired as to the research efforts from the Office of Business Services. Director Holt stated they seek to ensure best practices in all efforts based on their ongoing research.

Legislator Wishnick indicated a problem with the Office's approach. He stated it parallels the tourism approach. He noted the collateral materials, networking and promotion is what the tourism department is doing. He felt what was needed was a focused approach instead of this buckshot effort. He felt with limited money and wiser experiences, the county should be looking to narrow specifically on which industry it expected to expand.

Director Holt replied they were not doing a scatter shot approach but was targeting seven key clusters.

Legislator Wishnick stated the key clusters were everything that the county has. He asked what industry is being targeted and how is this strategy going to address the growth of this industry.

Director Holt stated they were focused on businesses that are looking at the northeast. She stated they were placing ads in the Northeast Special Edition of Site Selector Magazine and following up with post cards being sent to their mailing list. She stated they have to get the whole package ready before moving on with outreach.

Legislator Archer noted the areas identified as weaknesses included the infrastructure and ask what the plan was to address this. Director Holt stated they were updating the shovel ready and ready to go programs and with more infrastructures, the county would be better prepared for interested business. She discussed her recent experience with a business seeking only shovel ready sites. She felt that first-rate materials would go a long way when the county is competing with counties that have their act together.

Legislator Maio noted it was currently October and the payments were two quarters behind. Director Holt noted she was new in the job and while the County Executive put the funding in the budget, this transfer was not completed. She stated they have been paying Focus Media. She noted the \$150,000 is what the county has been providing for economic development for multiple years. She stated the last payment was being held up.

Roll Call Vote:	No
Voting In Favor:	Legislators Allen, Archer, Briggs, Maio
Voting Against:	Legislator Wishnick
No. of Votes in Favor:	4
No. of Votes Against:	1
Disposition:	Carried

Legislator Wishnick stated he disagreed with the approach and felt the strategy is not focused.

Legislator Archer asked if there would be a bigger presentation. She noted that broadband is a critical element of infrastructure in attracting businesses. She felt the strategy was more than just collateral and websites.

Legislator Wishnick noted the prior committee discussion to have a presentation. Chairman Briggs noted a copy of Focus Media's presentation was provided to the Committee with the request that the Committee review it and develop questions.

The Committee discussed the economic development engine plan and process being internal and with consultants.

Chairman Briggs suggested the Committee meet earlier next month, say at 6:00, to have Josh Sommers from Focus Media present.

Legislator Archer requested more detail of their research and background used in developing the plan. She asked if in developing the plan, Focus Media met with people who choose not to come here. Chairman Briggs replied they did not as they were focused on existing growth, keeping business here, and creating an economic engine plan.

Motion No. 3 RESOLVED to Approve the Minutes of September 22, 2014

Motion Made By: Legislator Maio

Motion Seconded By: Legislator Allen

Discussion: None

Roll Call Vote: No

Voting In Favor: Legislators Allen, Archer, Briggs, Maio

Voting in Abstention: Legislator Wishnick

Voting Against: None

No. of Votes in Favor: 4

No. of Votes in Abstention: 1

No. of Votes Against: 0

Disposition: Carried

Motion No. 4 Resolution No. 351 – October 21, 2014

Motion Made By: Legislator Maio

Motion Seconded By: Legislator Allen

Text of Motion: **Resolved to approve Resolution No. 351** - Authorizing A Public Hearing as Required For Ulster County's Housing

Rehabilitation And Disaster Relief Program Funded Through
the Community Development Block Grant Program (CDBG)
And Administered By The Office Of Community Renewal –
Department Of Planning

Resolution No. 351 Summary: This Resolution authorizes the Chairman of the Ulster County Legislature to call such public hearing no later than December 19, 2014 and the Clerk of the Ulster County Legislature shall cause a legal notice of said public hearing to be published according to law as well as provide a copy of the written notice of hearing to all municipalities within Ulster County.

Discussion: None

Roll Call Vote: No
Voting In Favor: Legislators Allen, Archer, Briggs, Maio, and Wishnick
Voting Against: None
No. of Votes in Favor: 5
No. of Votes Against: 0
Disposition: Carried

Motion No. 5 **Resolution No. 378 – October 21, 2014**

Motion Made By: Legislator Maio

Motion Seconded By: Legislator Archer

Text of Motion: **Resolved to approve Resolution No. 378** - Approving The Execution Of A Contract In Excess Of \$50,000.00 Entered Into By The County – Resource Systems Group, Inc. – Department Of Planning

Resolution No. 378 Summary: This Resolution states the Ulster County Legislature has examined the contract, and hereby approves the contract in the form as filed with the Clerk of the Ulster County Legislature or as modified with the approval of the County Attorney and Legislative Counsel.

Discussion:

Chairman Briggs noted this was 100% Federal reimbursement funding. Legislators Archer noted the amount was up to \$99,999 and asked if it could be less than this amount. Legislator Maio noted this would be the max amount. Legislator Archer noted this was usually for a five-year plan. Chairman Briggs noted the length of time was not indicated. Legislator Maio noted it was listed as October 2014 to October 2015. Legislator Archer replied that was the year to develop the plan.

Roll Call Vote: No
Voting In Favor: Legislators Allen, Archer, Briggs, Maio, and Wishnick
Voting Against: None
No. of Votes in Favor: 5
No. of Votes Against: 0
Disposition: Carried

Resolution No. 379 – October 21, 2014

Text of Motion: **Resolved to approve Resolution No. 379** - Approving The Execution Of A Contract Amendment In Excess Of \$50,000.00 Entered Into By The County – Lightower Fiber Networks II, LLC f/k/a HV Datanet LLC – Department Of Information Services

Resolution No. 379 Summary: This Resolution states the Ulster County Legislature has examined the contract, and hereby approves the contract in the form as filed with the Clerk of the Ulster County Legislature or as modified with the approval of the County Attorney and Legislative Counsel.

Discussion:

Legislator Archer requested a cleaner copy of Schedule B1. She noted she requested a copy of the original agreement and it was noted this was included in the handouts at the meeting.

Chairman Briggs stated he would hold this resolution for Information Services to attend and discuss the request.

Legislator Maio noted the Departments should know the resolutions are on their agendas as they submitted the request and thus, should attend.

Disposition: No Action Taken

Motion No. 6 Resolution No. 380 – October 21, 2014

Motion Made By: Legislator Maio for discussion

Motion Seconded By: Legislator Archer for discussion

Text of Motion: **Resolved to approve Resolution No. 380** - Approving The Execution Of A Contract In Excess Of \$50,000.00 Entered Into By The County – Westchester Community Opportunity Program, Inc. – Employment and Training

Resolution No. 380 Summary: This Resolution states the Ulster County Legislature has examined the contract, and hereby approves the contract in the form as filed with the Clerk of the Ulster County Legislature or as modified with the approval of the County Attorney and Legislative Counsel.

Discussion:

Legislator Maio asked what the 100% other funding was. Chairman Briggs suggested holding this resolution for more information. Chairman Briggs noted the other County would be giving us funding to do the program. Legislator Maio noted this was another contract that started in April and not seeking approval until October. Chairman Briggs noted this was reimbursement. Legislator Archer noted the county would be fronting the money.

Committee members agreed to bring this resolution back for a Special Meeting to be scheduled.

Disposition: No Action Taken

New Business: Wawarsing Vacant Lots – Property Auction

Chairman Briggs stated he was hoping Deputy County Executive Crannell would attend. He stated properties were purchased through the flood mediation program with the intent of taking down the homes and selling the vacant lots. He stated one property was sold with a house still on the property and the new owner has now posted it so that no one can come on the property. He noted a constituent that was a neighbor to one of the lots called to indicate he did not receive letters announcing the property auction and would have paid more than the purchased price. He stated there might be no way to fix these situations but felt the Legislature may need to establish a policy or procedure. He noted other municipalities have similar flooding remediation issues. Legislator Archer suggested the notification should be sent certified mail.

Old Business: None

Adjournment

Motion Made By: Legislator Maio
Motion Seconded By: Legislator Wishnick
No. of Votes in Favor: 5
No. of Votes Against: 0

TIME: 7:13 PM
Dated the 15th day of October, 2014
Krista J. Barringer, Deputy Clerk
Minutes Approved on: November 13, 2014