

**Public Information Meeting
Meeting Minutes
York Central School Auditorium**

Meeting Date: July 17, 2007

Present: George Worden, Frank Rose, Mark Vitale, Rob Susz, Dave Nagel, Mark Connolly

Others: Jerry Deming, Chrissy, Joyce & Audrey Crane, Buzz Rodgers, Irene Sick, Carl Peter, Kurt Richenberg, Mrs. Eddie Leake, Carolyn & John Taylor, Joe Graves, Dave Sliker, Norm Gates, John Morgan, Ron Cicoria, Devin Richards, Allan Rodgers, Allan Galbraith, 4 other townspeople

Chairman Worden called the public information meeting regarding the Rodgers property and the Empire Zone bordering the school to order at 7 p.m. He turned the meeting over to Kip Finley & Steve from Avery Engineering.

Kip Finley

- Good for business to locate in Empire Zone – water, sewer. There are 6 spots in Livingston County.
- Randy & Myron Rodgers own the land
- Total revenue 2.9 million a year with 1.7 going to the school district
- Right now zoned agricultural which businesses write off because it takes a long time to change the zoning. So want to change the zoning now.
- Property where salt mine was, is industrial.
- Felt planned development would be better where Avery could work with planning board to determine the zoning
- Types of things that might be permitted – scientific research, manufacturing, administrative offices, institutional and recreational

Mark Connolly asked how we control it.

Kip said that the advantage of planned development is you can pick blocks of where things go. A couple of hundred feet by the school might be recreational or institutional as a buffer zone. Near the houses could be a zone for professional offices.

Kip

- Permitted uses might be scientific or research, pharmaceutical, foods & health, optics. Others exhibiting low potential for public hazard. Research projects such as radiology not permitted.
- Manufacturing with low public hazard – anything bulk commodity needs a railroad for transport
- Professional would be medical offices, lawyers, etc.
- Institutional/recreations would be day care center, athletic fields, nature trail, not correctional facilities or sanitariums

- Empire Zone pays full tax and business gets reimbursement from state – community gets benefit
- There are four access entries to the southern half of the property

Jerry Deming – office building would get minimal tax base, manufacturing and industrial better. Livingston County Zone is Zone Area E. Sewer is at 1/3 capacity and would run more efficiently with more. We're using about ½ of our water capacity now.

School though odors might be more of an issue than noise of the railroad because school is not air conditioned.

Applications would come into the planning board, town and county.

The county economic development web page which promotes the empire zones and New York State have the property listed.

Several clients have looked but there are no bites yet because it's agricultural. Ethanol, steel mill and Barilla have looked at this zone.

Acreage has to be contiguous in our Empire Zone.

August 14 will be a zoning update meeting.

August 21 will be the regular Planning Board meeting.

Respectfully submitted,
Donna K. Falkner