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April 13, 2009

PUBLIC HEARING – RESTORE NY GRANT APPLICATION Upon due notice to all members of the Village Board, a Public Hearing was held on Monday, April 13, 2009 at 6:30 p.m. at the Municipal Building, 240 N. Main Street, Minoa, NY. The purpose was to consider the Restore NY Grant Application due May 4, 2009.

PRESENT: Mayor Donovan
Trustee Champagne
Trustee Cronk
Trustee Theobald
Clerk/Treasurer Snider

ALSO PRESENT: John Sears, Nick Erard, Dennis Erard, Chris Beers, Greg Rinaldi, and Kristy LaManche (KL Consulting)

ABSENT: Attorney Steven Primo
Trustee Brazill

PURPOSE OF PUBLIC HEARING Mayor Donovan called the Public Hearing to order at 6:32 p.m. for the purpose of presenting the guidelines for the Empire State Development Corporation's Restore NY Communities Initiative Municipal Grant Program Round 3 and turned the Public Hearing over to Kristy LaManche, KL Consulting, and grant writer for the Village of Minoa, to outline the application process.

PROOF OF PUBLICATION Kristy LaManche said that one (1) Public Hearing was required to discussed the property assessment list and read the legal notice as follows:

NOTICE OF PUBLIC HEARING

VILLAGE OF MINOA

PLEASE TAKE NOTICE that a Public Hearing will be held by the Board of Trustees of the Village of Minoa on the 13th day of April 2009 at 6:30 P.M. at the Municipal Building in the Village Board Room, 240 N Main Street, Minoa, New York to discuss the Village of Minoa's proposed application for a grant under the Empire State Development Corporation's Restore NY Communities Initiative Municipal Grant Program Round 3 ("the Program") and the Property Assessment List. The request for funding is to address the properties listed below:

- 101 N. Main Street – Approximately 4,000 square feet of commercial space to be rehabilitated
- 107 N. Main Street – Approximately 4,000 square feet of commercial and residential space to be rehabilitated
- 124 N. Main Street – Approximately 1,500 square feet of commercial and residential space to be rehabilitated
- 6441 N. Main Street – Demolition of 4 existing buildings and reconstruction of 24,000 square feet of residential space

Persons may appear in person or by representative. Written comments must be delivered to the Village Clerk no later than 12:00 pm on the date of the public hearing. Persons with disabilities may notify the Clerk's Office before the scheduled hearing so that arrangements can be made. Comments may also be sent to the Village of Minoa, Village Clerk Attn: Restore NY, 240 North Main Street, Minoa, NY 13116. The Village Board may consider a resolution supporting the application and making the findings required under the program guidelines immediately following the public hearing. Information regarding the Program may be obtained at <http://www.nylovesbiz.com/restoreNY/>.

Ms. LaManche said the Legal Notice was publicized in the Post-Standard as required for three (3) consecutive days.

Mayor Donovan said for clarification that the properties were all located on N. Main Street and asked for clarification of the number of existing buildings located at 6441 N. Main Street, but it was originally thought that there were only three buildings. Ms. LaManche stated that there were indeed four (4) buildings on the property and is a change from the original legal notice listing.

PRESENTATION

Ms. LaManche asked if there were any written comments submitted to the Village Office and Clerk-Treasurer Snider said she had not received any written comments.

Ms. LaManche said the Restore NY Round 3 is a program administered by the Empire State Development Corporation. She said the total amount of funding available for Round 3 was in the amount of \$150 million dollars and the Village of Minoa is eligible to apply for up to \$2.5 million. Ms. LaManche said there was a 90/10 match which means that 10% of the matching funds must be contributed by the property owners. She said the program was a reimbursement program and the property owners must cover the initial costs and request reimbursement upon completion of the project.

Ms. LaManche explained the application process and said the application must be postmarked by Monday, May 4, 2009 and a \$250.00 application fee must be included with the application. She said the Village of Minoa is required to hold one Public Hearing prior to the submission of the application, which was currently being done. Ms. LaManche said that all projects must undergo review and approval from the New York State Historic Preservation Office, also known as SHPO. She said the SHPO process was currently underway and would be submitted within the next week.

Ms. LaManche said the Village of Minoa must initiate a SEQR review prior to submitting the application and the Village Board is required to pass a resolution in support of the application, which is scheduled for the April 20, 2009 meeting.

Ms. LaManche said eligible projects may include demolition, deconstruction, rehabilitation and/or reconstruction of vacant, abandoned, surplus and/or condemned residential, commercial and/or mixed use buildings. She said the properties must be 51% or greater vacant.

Ms. LaManche said the goal of the program was to revitalize urban centers, attract individuals, families, industry and commercial enterprises to the Village of Minoa. She said it would improve the municipality's community and business climate and also increase the tax base.

PUBLIC COMMENTS John Sears, 103 S. Main Street, said he was not familiar with the four buildings located at 6441 N. Main Street. Mayor Donovan said that it's a property located north of the Minoa Elementary School just outside of the Village of Minoa limits that has requested to be annexed into the village and is known as the old Rothman Garage. Mr. Sears asked who owned the property and Clerk/Treasurer Snider said the property is owned by New Plan East, LLC. and they submitted the Annexation Petition. Mr. Sears asked who the primary contact at New Plan East was and if they are local owners or known for any other projects. Mayor Donovan said that David Muraco is one of the owners. Mr. Sears asked if he was the owner of the plaza on Costello Parkway and Mayor Donovan said yes.

Mr. Sears asked if Village funds would pay for the project and Ms. LaManche said the Village of Minoa is only the sponsor of the application and the owner would have to fund the project and ask for reimbursement from New York State upon completion. Mr. Sears asked if the project would be funded by New York State taxpayers' money and Mayor Donovan said the money comes from New York State which would consist of taxpayers' money. Mr. Sears asked if the taxpayers' money would pay for the demolition of the building. Ms. LaManche said that demolition was part of the project for 6441 N. Main Street and the rest of the project is reconstruction of three residential units for apartments. Ms. LaManche said that if the project is awarded the property owner will be reimbursed 90% of the project. Mr. Sears asked if the apartments would be low income apartments and Ms. LaManche said it would be for affordable housing. Mayor Donovan said the apartments were not a low income project or part of HUD. Mayor Donovan said it would be commercial rental property similar to the apartments on North Central Avenue.

Ms. LaManche said it's currently a rundown dilapidated building and by receiving the grant it would bring more residents to the area, improve it aesthetically, will compliment existing businesses and possibly pull in new businesses because the rest of the project involves retail, commercial and office space. She said it would bring in more of a client base to the area. Mr. Sears asked if it would become a strip mall and asked if there would be designs. Ms. LaManche said the apartments are planned for 24,000 square feet of residential space.

Mr. Sears asked if the retail properties would be next to the apartments. Ms. LaManche said the retail properties on 101, 107 and 124 N. Main Street will have residential components as well. Mr. Sears asked if the retail properties were located near St. Mary's Church and Mayor Donovan said the other properties are located near the Post Office and known as the old drug store, food pantry, and bar on N. Main Street. Ms. LaManche said the buildings would not be demolished, but will be rehabilitated for residential and commercial use. Mr. Sears said that he believes that one of the properties has already been rehabbed and Ms. LaManche said they have not been completely rehabbed and there are still significant improvements to be made to the buildings on 101, 107 and 124 N. Main Street.

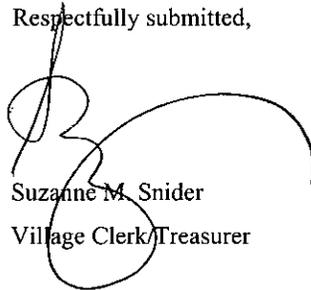
**COMMENTS FROM
THE VILLAGE
BOARD**

Let the record show that there were no comments or questions from the Village Board.

**PUBLIC HEARING
CLOSED**

A motion was made by Trustee Theobald and seconded by Trustee Champagne to close the Public Hearing for the Empire State Development Corporation's Restore NY Communities Initiative Municipal Grant Program Round 3 grant application at 6:45 p.m. All in favor. Motion carried.

Respectfully submitted,



Suzanne M. Snider
Village Clerk/Treasurer