

TOWN OF LANCASTER
INDUSTRIAL DEVELOPMENT AGENCY
21 Central Avenue
Lancaster, NY 14086
(716) 683-1610

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**AGENDA
REGULAR MEETING OF
LANCASTER INDUSTRIAL DEVELOPMENT AGENCY**

TUESDAY, NOVEMBER 10, 2015 AT 8:45 AM

**HELD AT
LANCASTER TOWN HALL
21 CENTRAL AVENUE, LANCASTER, NY 14086**

PUBLIC HEARINGS: NONE

REGULAR MEETING:

Call to order by Chairman Fudoli at _____ a.m.

Roll Call: Present: Kenneth Graber
 Steven Hoffman
 Alan Kurtzman
 Michael LoCicero
 E. James Nunan
 Kenneth O'Brien
 Dino J. Fudoli

Absent:

Also Present: Richard Grimm, General Counsel/Bond Counsel
 James Bracken, General Counsel/Bond Counsel
 Robert Benzel, Chief Executive Officer
 David J. Brown
 Paul Leone, Consultant

REGULAR MEETING

Presentation of Minutes from October 13, 2015 meeting: Motion by Member _____, seconded by Member _____, approved, corrected or denied.

Presentation of Financial Statement for period of October 13, 2015 to November 10, 2015: Motion by Member _____, seconded by Member _____, approved, corrected or denied.

RESOLUTIONS:

1. RESOLUTION OF THE TOWN OF LANCASTER INDUSTRIAL DEVELOPMENT AGENCY (THE "AGENCY") AUTHORIZING A SIX MONTH EXTENSION OF THE SALES AND USE TAX EXEMPTION PREVIOUSLY GRANTED BY THE AGENCY TO WINNOMOTIVE PROPERTIES, LLC.

Winnomotive Properties, LLC has requested an additional six-month extension on sales tax exemptions to allow the company to complete their addition, which is underway and to finalize the purchase of equipment. We have obtained a revised project cost affidavit from the company.

The question of the adoption of the foregoing resolution was duly put to a vote on roll call which resulted as follows:

MEMBER GRABER	VOTED
MEMBER HOFFMAN	VOTED
MEMBER KURTZMAN	VOTED
MEMBER LOCICERO	VOTED
MEMBER NUNAN	VOTED
MEMBER O'BRIEN	VOTED
CHAIRMAN FUDOLI	VOTED

NEW BUSINESS

None

CURRENT BUSINESS

None

OTHER BUSINESS

The Village of Lancaster has submitted a request to the LIDA for assistance with a streetscape improvement project on West Main Street. A copy of this correspondence and a proposal from Donald Gallo, Consulting Engineer are attached.

NEXT LIDA MEETING – TUESDAY, DECEMBER 8, 2015 AT 8:45 AM

MOTION TO ADJOURN: _____

RESOLUTION OF THE TOWN OF LANCASTER INDUSTRIAL DEVELOPMENT AGENCY (THE "AGENCY") AUTHORIZING A SIX MONTH EXTENSION OF THE SALES AND USE TAX EXEMPTION PREVIOUSLY GRANTED BY THE AGENCY TO WINNOMOTIVE PROPERTIES, LLC.

WHEREAS, by resolution adopted on May 13, 2014 (the "Inducement Resolution"), the Town of Lancaster Industrial Development Agency (the "Agency") approved the application of Winnomotive Properties LLC (the "Lessee") for Agency financial assistance with respect to the acquisition of real property at 4304 Walden Avenue, Town of Lancaster, New York, the construction thereon of a manufacturing facility (the "Improvements") and the acquisition and installation of certain machinery, equipment and items of personal property (the "Equipment") therein (the Improvements and the Equipment, collectively, the "Project"); and

WHEREAS, the financial assistance provided by the Agency in connection with the Project included exemption from sales and use taxes on the Equipment purchased and installed at the Improvements during the period beginning on the date of the Inducement Resolution and ending on May 12, 2015 (the "Sales Tax Exemption Period"); and

WHEREAS, in May 2015, the Lessee requested that the Sales Tax Exemption Period be extended for an additional six months, until November 12, 2015, and the Agency agreed to the extension; and

WHEREAS, the Lessee has now informed that Agency that construction of the Improvements has not yet progressed sufficiently to allow the purchase and installation of all of the Equipment for the Project, and has requested an additional extension of the Sales Tax Exemption Period, until June 30, 2016; and

WHEREAS, the Agency desires to further encourage the Lessee with respect to the acquisition and installation of the Equipment and the completion of the Project.

NOW, THEREFORE, THE TOWN OF LANCASTER INDUSTRIAL DEVELOPMENT AGENCY HEREBY RESOLVES AS FOLLOWS:

Section 1. The Agency hereby consents to the extension of the Sales Tax Exemption Period for the Project until June 30, 2016, and authorizes such action as is necessary to accomplish such extension.

Section 2. This resolution shall take effect immediately.

ADOPTED: November 10, 2015

VILLAGE OF LANCASTER

MAYOR PAUL M. MAUTE

MUNICIPAL BUILDING
5423 BROADWAY
LANCASTER, NY 14086



TELEPHONE: (716) 684-4891
FAX: (716) 684-4830

October 30, 2015

Dino Fudoli, Chairman
Lancaster Industrial Development Agency
21 Central Ave
Lancaster, NY 14086

Dear Mr. Fudoli,

As you know the Village has been focused on its efforts to revitalize the Central Business District. We continue to consider ideas for the redevelopment of West Main Street for the benefit of businesses and the Lancaster community.

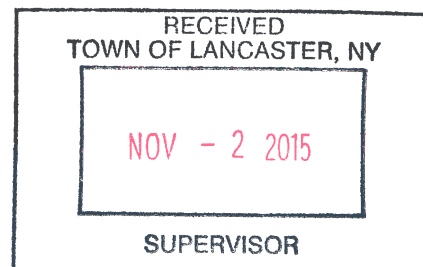
Enclosed please find a proposed estimate from Donald Gallo, Consulting Engineer, for a proposed West Main Street Streetscape Improvements project. The total estimated project cost is \$200,300, and we expect half of this cost to be covered by a grant provided by Senator Gallivan.

The Village of Lancaster is hereby requesting that the Lancaster Industrial Development Agency consider funding the other half of this project cost in the amount of \$100,000. This project will be an essential step for the redevelopment of this area and promote pedestrian traffic to increase patrons of current and future businesses.

Thank you for your consideration. Please do not hesitate to contact me with any questions.

Very truly yours,

Paul M. Maute
Mayor



DONALD GALLO, CONSULTING ENGINEER, P.C.

589 Delaware Avenue

Buffalo, NY 14202

Tel. (716) 883-1234 • Fax. (716) 883-0695

e-mail: donaldgallopc@aol.com

Mr. William G. Cansdale
Superintendent of Public Works
Village of Lancaster
5200 Broadway
Lancaster, NY 14086

October 21, 2015

Re: West Main Street
Streetscape Improvements - Letter Report

Dear Mr. Cansdale:

The following initial engineer's report for the proposed West Main Street Streetscape Improvements is submitted for your files and for use in applying for various grant funds.

PROJECT DESCRIPTION and PURPOSE (see attached schematic plan):

- Removal of existing concrete sidewalks from Central Avenue to the west end of the street and replacement with new stamped decorative colored concrete sidewalks to compliment the brick paver sidewalks on Central Avenue.
- Removal and replacement of an existing deteriorated access hatch on the north side of the street in the interest of public safety.
- Removal of existing concrete curbs from Central Avenue to the west end of the street and replacement with new granite curbs to match the granite curbs on Central Avenue.
- Removal of approximately 65 linear feet of deteriorated retaining wall on the south side (at the west end) and construction of a new retaining wall with an old fashioned fence along the top of the wall in the interest of public safety; and to achieve an "old style historic" look.
- Removal of four (4) existing aluminum overhanging street lights and replacement with four (4) old style street lights to compliment the "old style historic" street lights on Central Avenue.
- Install buried conduits with wiring for power and speakers at each new pole.
- Construction of five (5) tree wells with cast iron grates, tree protectors, trees and electrical outlets to compliment hose on Central Avenue, which will improve aesthetics.
- Install buried conduit and wiring for power to electrical outlets at each tree well.

OVERALL PROJECT GOAL:

To continue the Village's on-going program to create an "old style historic" look in the business district by extending the "old style historic" look and feel of Central Avenue to the west end of West Main Street.

COST ESTIMATE (see attached breakdown):

The total estimated project cost (assuming applicable prevailing construction wages) is: \$200,300.

Please feel free to call if you have any questions or require additional information.

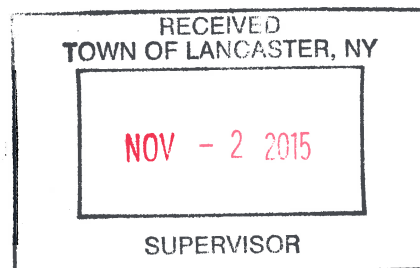
Very truly yours,

DONALD GALLO, CONSULTING ENGINEER, P.C.



Donald D. Gallo, P.E.

Att. - Schematic Plan
Cost Estimate



VILLAGE OF LANCASTER
 WEST MAIN STREET - FROM CENTRAL AVENUE TO EXISTING DEAD END
 STREETScape IMPROVEMENTS

GENERAL CONSTRUCTION

Work Description ***	Unit ***	Cont. Quant. ***	Unit Cost ***	Total \$ ***
Repair Existing Retaining Wall	LF	65	\$350	\$22,750
Historic Fencing at Repaired Wall	LF	65	\$60	\$3,900
Access Hatch Removal/Replacement	LS	1	\$5,000	\$5,000
Granite Curb (Ex. W. Main)	LF	295	\$50	\$14,750
6" Concrete Sidewalk at Existing West Main St.	SF	2,900	\$20	\$58,000
Tree wells, grates & trees ***	Each	5	\$4,000	\$20,000
General Construction:				\$124,400

ELECTRICAL CONSTRUCTION

Work Description ***	Unit ***	Cont. Quant. ***	Unit Cost ***	Total \$ ***
Four (4) Street Lights Five (5) Tree Well Outlets and Related Conduits and Wiring ***	LS	1	\$41,500	\$41,500
Electrical Construction:				\$41,500

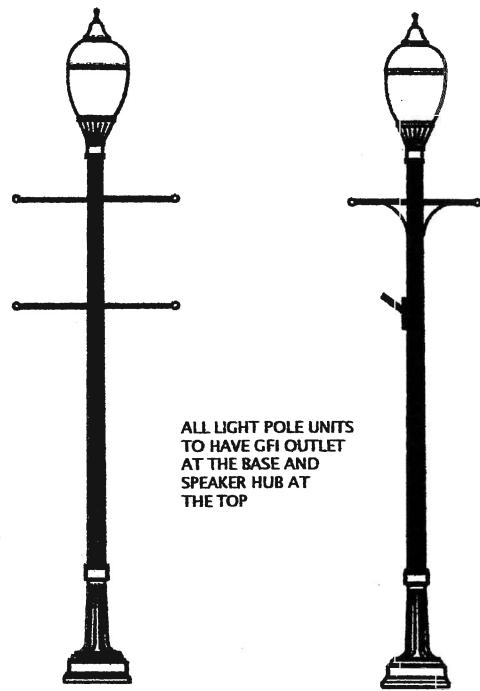
Construction Sub-Total: \$165,900

5% Construction Contingencies: \$8,300

Construction Total: \$174,200

Engineering: \$26,100

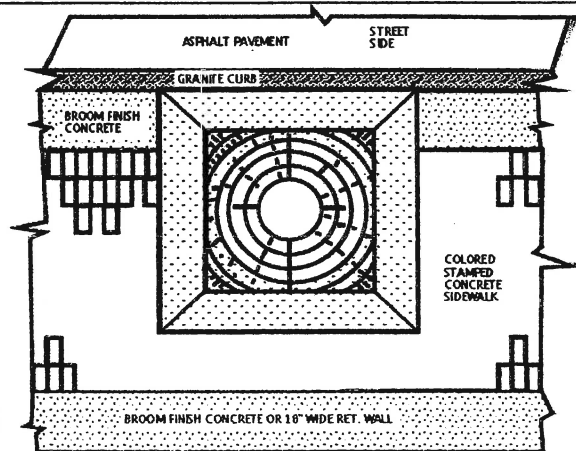
ESTIMATED PROJECT TOTAL: \$200,300



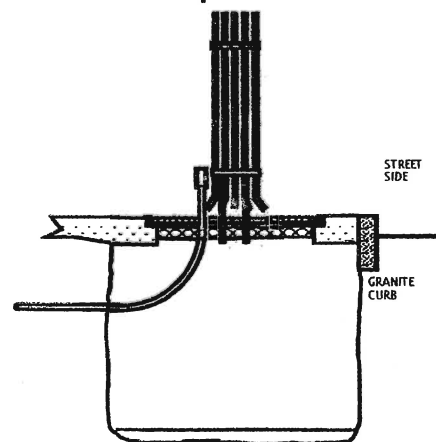
ALL LIGHT POLE UNITS TO HAVE GFI OUTLET AT THE BASE AND SPEAKER HUB AT THE TOP

STEEL STREET LIGHT STANDARD WITH BANNER BARS
TWO (2) REQUIRED

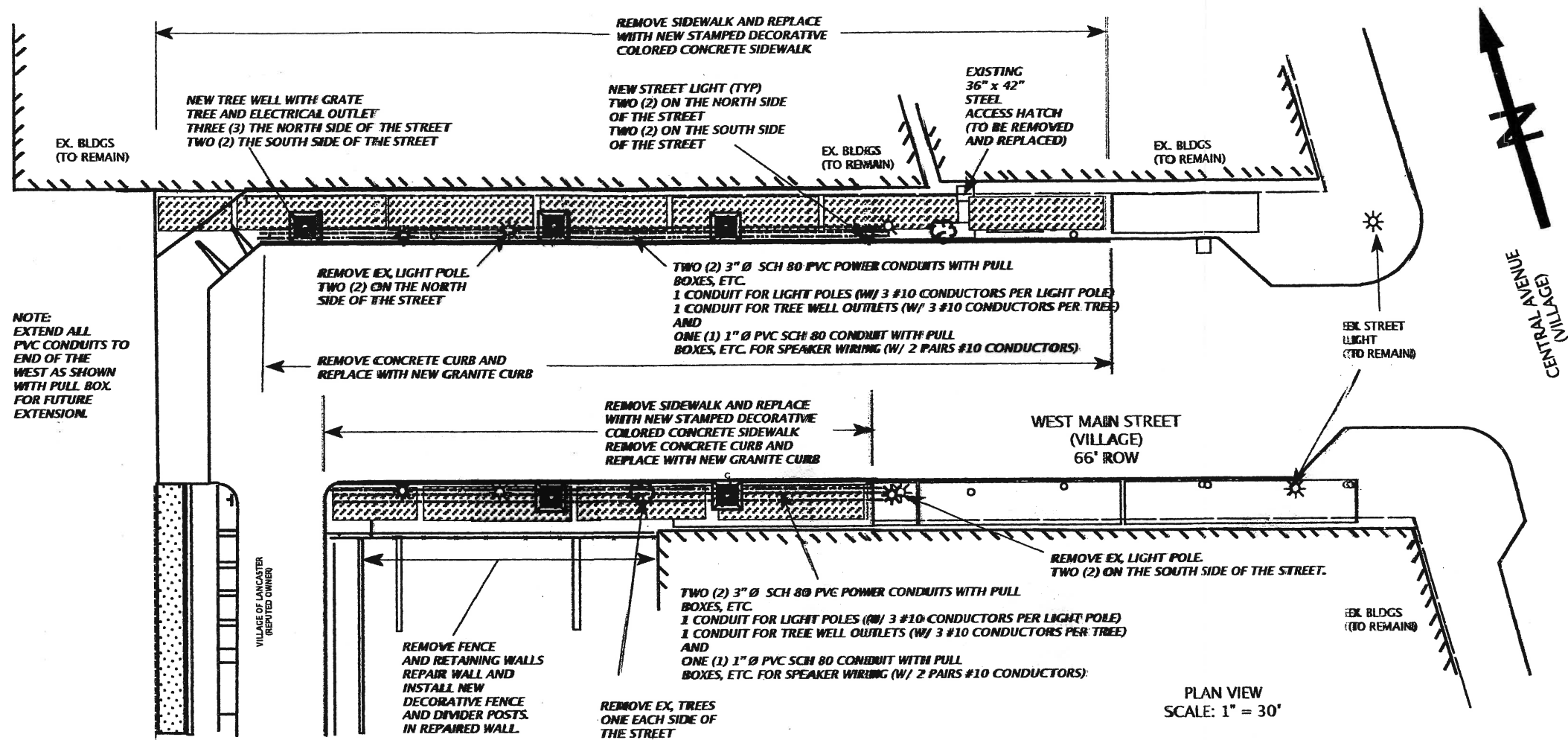
STEEL STREET LIGHT STANDARD WITH PLANT HANGERS & FLAG POLE MOUNT
TWO (2) REQUIRED



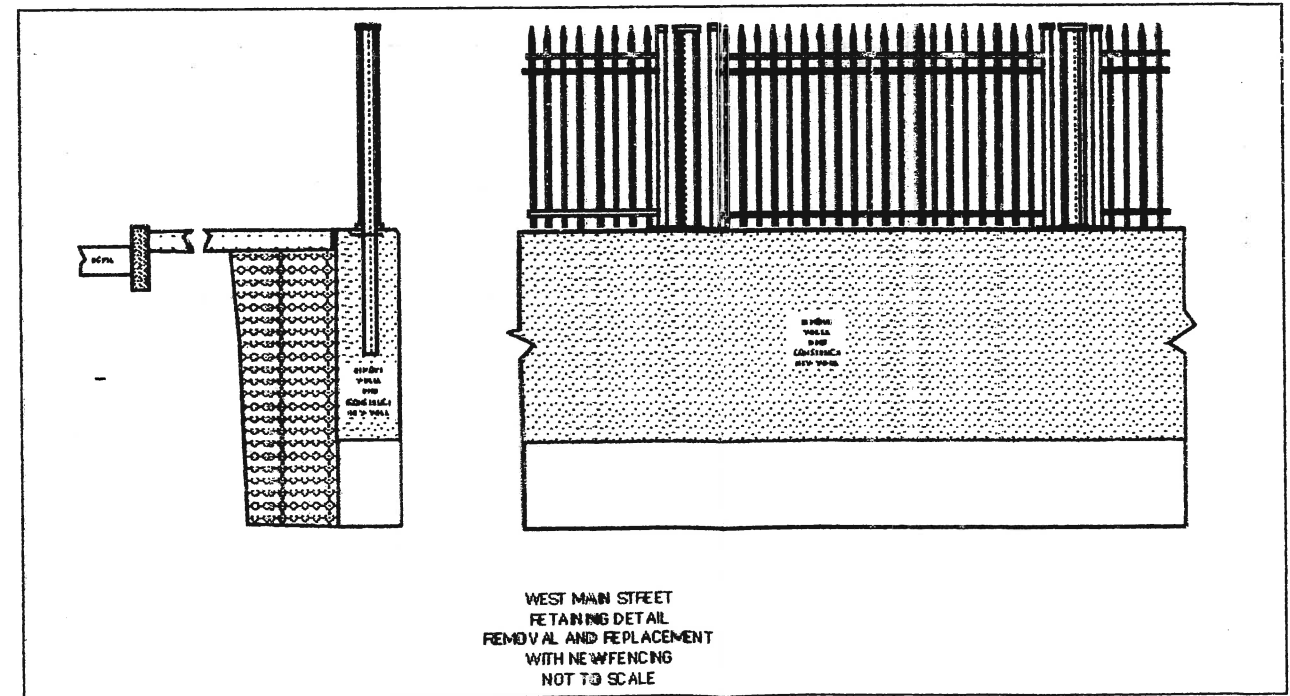
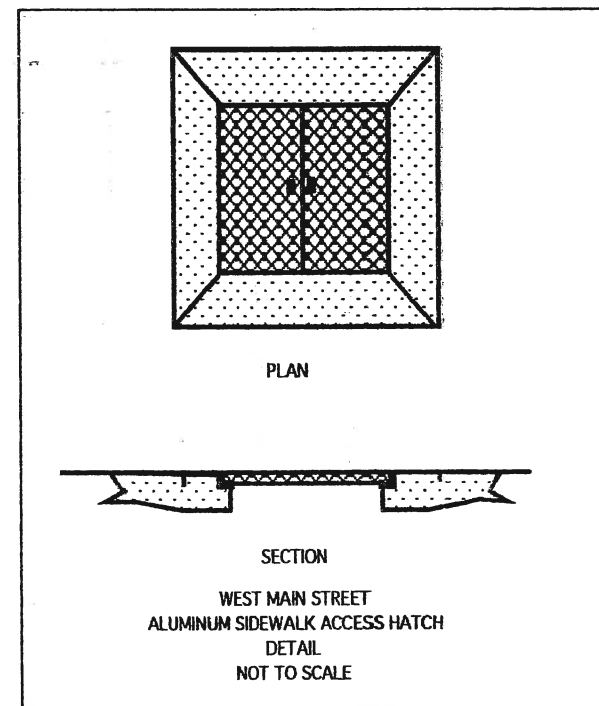
WEST MAIN STREET
TWO PIECE CAST IRON TREE GRATE
PLAN VIEW
NOT TO SCALE



WEST MAIN STREET
TWO PIECE CAST IRON TREE GRATE
SECTIONAL VIEW
NOT TO SCALE



NOTE: EXTEND ALL PVC CONDUITS TO END OF THE WEST AS SHOWN WITH PULL BOX FOR FUTURE EXTENSION.



WARNING: It is a violation of §7209.2 of New York State Education Law for any person, unless under the direction of a licensed Professional Engineer or Land Surveyor, to alter in any way any plans, specifications, plans or reports to which the seal of a Professional Engineer or Land Surveyor has been applied.



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VILLAGE OF LANCASTER
5200 BROADWAY
LANCASTER, NY 14086

WEST MAIN STREET
STREETSCAPE IMPROVEMENTS
OCTOBER 2015
SCHEMATIC PLAN
WITH DETAILS