

ULSTER COUNTY INDUSTRIAL DEVELOPMENT AGENCY  
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PUBLIC HEARING

RE: 2007 ROUTE 9W, LLC

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Town of Lloyd Town Hall  
12 Church Street  
Highland, New York  
  
September 6, 2016  
7:00 p.m.

BEFORE: MICHAEL HORODYSKI,  
The Chair

A P P E A R A N C E S :

Michael Horodyski, The Chair

Randall Leverrette, Board Member

A. Joseph Scott, Esq., UCIDA Counsel

Paul Hansut, Supervisor, Town of Lloyd

STAFF:

Linda Clark

Chris Fury

Kelly Gamma, 207 Route 9W, LLC

Reported by:

Kari L. Reed

\* \* \*

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2 CHAIR HORODYSKI: My name is Michael  
3 Horodyski, and I am the Chairman of the Ulster  
4 County Industrial Development Agency in connection  
5 with the project which is the subject of this  
6 public hearing. Today we are holding this public  
7 hearing to allow citizens to make a statement for  
8 the record relating to the involvement of the  
9 agency with a project for the benefit of 2007 Route  
10 9W, LLC, a New York limited liability company.

11 The proposed project consists of the  
12 following:

13 (A)(1) The acquisition of an interest in  
14 an approximate 5.9 acre parcel of land located at  
15 10 Lumen Lane in the Town of Lloyd, Ulster County,  
16 New York.

17 (2) The construction on the land of a new  
18 building to contain approximately 17,600 square  
19 feet of space; and

20 (3) The acquisition and installation  
21 therein and thereon of certain machinery and  
22 equipment, all of the foregoing to be owned by the  
23 company and operated as a commercial office and  
24 warehouse facility and any directly or indirectly  
25 related activities.

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2 (B) The granting of certain financial  
3 assistance with respect to the foregoing, including  
4 potential exemptions from certain sales and use  
5 taxes, real estate property taxes, real estate  
6 transfer taxes, and mortgage recording taxes; and

7 (C) The lease or sale of the project  
8 facility to the company or such other person as  
9 made be designated by the company and agreed upon  
10 by the agency.

11 I intend to provide general information  
12 on the Agency's general authority and the public  
13 purpose to provide assistance to this proposed  
14 project. I will then open the comment period to  
15 receive comments from all present who wish to  
16 comment on either the proposed project or the  
17 financial assistance contemplated by the Agency  
18 with respect to the proposed project.

19 The provisions of Chapter 1030 of Laws of  
20 1996 of New York, constituting Title I of Article  
21 18-A of the General Municipal Law, Chapter 24 of  
22 the Consolidated Laws of New York as amended, and  
23 Chapter 787 of the 1976 Laws of New York as  
24 amended, constituting Section 923 of said General  
25 Municipal Law, authorize the agency to promote,

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2 develop, encourage and assist in the acquiring,  
3 constructing, reconstructing, improving,  
4 maintaining and equipping and furnishing of  
5 manufacturing, warehousing, research, commercial  
6 and industrial facilities, among others.

7 Pursuant to Section 859-a(2) of the  
8 General Municipal Law of New York, prior to the  
9 Agency providing any financial assistance of more  
10 than \$100,000 to any project, the Agency, among  
11 other things, must hold a public hearing pursuant  
12 to Section 859-a of the Act with respect to said  
13 project. Since the proposed financial assistance  
14 to be provided by the Agency with respect to the  
15 proposed project may exceed \$100,000, then prior to  
16 providing any financial assistance of more than  
17 \$100,000 to the proposed project, the Agency must  
18 hold a public hearing on the nature and location of  
19 the project facility, and the proposed financial  
20 assistance to be provided by the Agency with  
21 respect to the proposed project.

22 After consideration of the application  
23 received from the Company, the members of the  
24 Agency adopted a resolution on August 10, 2016,  
25 authorizing the Agency to conduct this public

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2           hearing with respect to the proposed project,  
3           pursuant to Section 859-a(2) of the Act.

4                   By way of background, notice of this  
5           public hearing was published on August 25th, 2016  
6           in the Daily Freeman, a newspaper of general  
7           circulation available to the residents of the Town  
8           of Lloyd, Ulster County, New York. In addition, as  
9           required by New York law, the notice of this Public  
10          Hearing was mailed on August 23rd, 2016 to the Town  
11          of Lloyd, the Highland Central School District, and  
12          Ulster County. Lastly, copies of the Public  
13          Hearing Notice were posted on the bulletin board  
14          located at the Town of Lloyd Town Hall, 12 Church  
15          Street, Highland, Town of Lloyd, Ulster County, New  
16          York. And also posted on the Agency's website.

17                   Copies of the notice of this public  
18          hearing are available on the table.

19                   Now, unless there is any objection, I'm  
20          going to suggest waiving the full reading of the  
21          notice of this public hearing and instead request  
22          that the full text of this notice of the public  
23          hearing be inserted into the record of this public  
24          hearing.

25                   The comments received today at this

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2           public hearing will be presented to the members of  
3           the Agency at or prior to a meeting at which the  
4           members of the Agency will consider whether to  
5           approve the undertaking of the project by the  
6           Agency and the granting by the Agency of any  
7           financial assistance in excess of \$100,000 with  
8           respect to the project.

9                   Notice of this public hearing indicated  
10          that written comments could be addressed to Suzanne  
11          Holt, the Director of the Office of Economic  
12          Development of the Agency. No written comments  
13          have been received by the Agency prior to this  
14          hearing.

15                  I will now introduce our representative  
16          from Servpro who is appearing on behalf of the  
17          company, who will describe the proposed project in  
18          further detail.

19                  MS. GAMMA: Hello. I'm Kelly Gamma. I'm  
20          from Servpro of western Dutchess County, also known  
21          as 2007 Route 9W, LLC. We are very excited to be  
22          starting our project here in Highland. Our  
23          company, the Servpro Company, is a fire and water  
24          restoration company. We do a lot of emergency  
25          service work as well as ancillary services, such as

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2 duct cleanings and carpet cleanings. We've already  
3 begun the project, breaking ground, and we are  
4 looking to be in the building by December, before  
5 our busy season starts.

6 CHAIR HORODYSKI: Great.

7 I will now open this public hearing for  
8 public comment at 7:06 p.m. By way of operating  
9 rules, if you wish to make a public comment, please  
10 raise your hand. I will call on you. Please wait  
11 to be recognized. Once recognized, please stand  
12 and state your name and address for the record.

13 When everyone has had an opportunity to  
14 speak, I will conclude this public hearing. A  
15 record of this public hearing will be prepared and  
16 reviewed by the members of the Agency in connection  
17 with the Agency's consideration of the proposed  
18 project.

19 Again, the purpose of this public hearing  
20 is to solicit comment. We are not here to answer  
21 questions. However, we will, in the course of this  
22 public hearing, consider questions if we have the  
23 information to answer the questions and there is  
24 sufficient time to consider such questions.

25 I will now ask if there is anyone in



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2 attendance who wishes to make comment on either the  
3 nature and location of the project facility or the  
4 proposed financial assistance being contemplated by  
5 the Agency with respect to the proposed project.  
6 For the record, please state your name and indicate  
7 your comments on either the proposed project or the  
8 proposed financial assistance being contemplated by  
9 the Agency with respect to the proposed project.

10 (No response.)

11 CHAIR HORODYSKI: Being that we have such  
12 a limited turnout, we will leave the meeting open  
13 for fifteen minutes, and should nobody attend, we  
14 will move to close our public hearing.

15 (Whereupon, a recess was held at 7:07  
16 p.m.)

17 (Whereupon, the following proceedings  
18 were had at 7:20 p.m.)

19 CHAIR HORODYSKI: So if there are no  
20 further comments, I will now close this public  
21 hearing at 7:21 p.m. Thank you all for attending.

22 (Time noted: 7:21 p.m.)

23

24

25

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C E R T I F I C A T E

STATE OF NEW YORK                    )  
  )   SS:  
COUNTY OF ORANGE                    )

I, KARI L. REED, a Registered Professional Reporter (Stenotype) and Notary Public with and for the State of New York, do hereby certify:

I reported the proceedings in the within-entitled matter and that the within transcript is a true record of such proceedings.

I further certify that I am not related, by blood or marriage, to any of the parties in this matter and that I am in no way interested in the outcome of this matter.

IN WITNESS WHEREOF, I have hereunto set my hand this \_\_\_\_ day of September, 2016.

*Kari L. Reed*

\_\_\_\_\_  
KARI L. REED

	16,20;7:7;9:4,8	<b>close (2)</b> 9:14,20	<b>Director (1)</b> 7:11	
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