

Citizens' Advisory Committee for Re-Use

Meeting Summary

September 4, 2019

5:00 PM

Present: Lou DiPalma
Mary LaRowe
Mike Hughes (phone)
Loretta Slaton Torain

Steve Rees
Rebecca Yanus
Tom Panasci

Absent: Shaun Heenan
Mayor Rosas
Marty Bamonto
Christine Schuyler

Nate Aldrich
Diane Hannum

Call to Order

L. DiPalma called the meeting to order at 5 pm.

Meeting Summary

The summary from the June 26, 2019 meeting was reviewed and approved for posting on the website.

Phase I Environmental Assessment Study (EAS)

M. LaRowe provided a brief summary of activities since the June meeting, noting that the hospital completed the RFP process for the EAS and received three proposals. LaBella Associates (Buffalo, NY) was the successful bidder and they completed the study. The 587 page report was received two weeks ago and the results are very positive. There is no apparent Controlled Recognized Environmental Conditions or evidence in the report that would precipitate the need for a Phase II study. LaBella toured the facility and campus, performed the appropriate search of the site's history (and that of the surrounding area), and interviewed facility management staff. The tour included an asbestos consultant at no additional cost.

Discussion

In follow up to the June meeting, R. Yanus indicated that the developers she met in Albany earlier this summer remained interested in the site and had requested a copy of a Phase I EAS when completed. To date, they remain interested and R. Yanus offered to share the report with them. Additionally, R. Yanus suggested that a developer's forum be considered to heighten

awareness of the project's potential, as well as the City's development plans and Brownfield Opportunities.

Next Steps

Recognizing the need to keep the momentum going, it was agreed that the next meeting (October) focus on developing the RFP by enhancing the content of the EOI, ensuring all information is current, and adding additional information/photos pertinent to the City.

To facilitate the process, M. LaRowe will send members a copy of the EOI and the sample RFPs Kaleida used for the Children's and Millard Fillmore Gates projects. Additionally, contact with the County IDA and Empire State Development Association will be made for insight on opportunities for developers and any additional information that may be available to them.

Adjournment

Having no further business, the meeting adjourned at 5:35 pm noting the next meeting as Wednesday, October 2, 2019.