

**Planning, Development & Environmental Quality Committee
Tompkins County Legislature**

Special Meeting

December 18, 2007 4:30 PM Old Jail Conference Room

Members Present: Martha Robertson (Chair), Jim Dennis, Pam Mackesey, Frank Proto

Member Excused: Tyke Randall

Staff: Kathy Wilsea, TCPD
Jonathan Wood, County Attorney

Visitors: William S. "Lanny" Joyce, Cornell University
Bob Ross, TC3 Foundation
Michael Stamm, IDA

The meeting was called to order at 4:30 PM by the Chair, Martha Robertson, with members Pam Mackesey and Frank Proto present.

1 Industrial Development Agency

a) **Resolution:** Resolution of the Tompkins County Legislature, as the Official Elected Legislative Body of Tompkins County, New York, in Accordance with Section 147(F) of the Internal Revenue Code of 1986, as Amended (The "Code"), Approving the Issuance by the Tompkins County Industrial Development Agency of up to \$70,000,000 Aggregate Principal Amount Civic Facility Revenue Bonds (Cornell University Project), series 2008 -- Resolution moved by Frank, seconded by Pam. Michael Stamm explained the role of IDA, and fees it will collect. He reminded PDEQ members that the NYS legislation allowing IDAs to issue bonds will sunset 1/31/2008. Lanny Joyce said this is a large energy conservation project at Cornell. Resolution passed 3:0, and is on the County Legislature agenda for tonight.

b) **Resolution:** Resolution of the Tompkins County Legislature, as the Official Elected Legislative Body of Tompkins County, New York, in Accordance with Section 147(F) of the Internal Revenue Code of 1986, as Amended (The "Code"), Approving the Issuance by the Tompkins County Industrial Development Agency of up to \$18,500,000 Aggregate Principal Amount Civic Facility Revenue Bonds (Tompkins Cortland Community College Foundation, Inc. Project), series 2008 -- Resolution moved by Pam, seconded by Frank. Michael Stamm said the public hearing has not been held yet for this project, and the Town of Dryden has not completed the SEQR. [Jim Dennis arrived at 4:36 PM.] Bob Ross provided a color map and pointed out the locations of the proposed dormitories (F & G on the map), which are on Foundation land. The Foundation is a not-for-profit organization. Sewer capacity concerns have been addressed by redesign of existing buildings to implement low-flush toilets. The changes actually created more capacity than is required for this project. Prevailing wage will be paid to construction workers. Resolution passed 4:0, and is expected to be on the County Legislature agenda for January 15, 2008.

Michael Stamm commented that, with the sunset of the IDA bond legislation, the Dormitory Authority is expected to become more aggressive in pursuing bond projects. There was discussion on the impact of TC3 dorms on the Dryden housing market.

2 Executive Session

a) Move to go into Executive Session to discuss a personnel issue, made by Frank at 4:50 PM, seconded by Pam, and passed unanimously. A resolution concerning a personnel issue was moved by Pam, seconded by Frank and passed unanimously. Pam moved to leave Executive Session at 4:52 PM, seconded by Frank and passed unanimously.

3 County Attorney

a) Resolution: Authorizing the County Administrator to Extend a Lease Agreement for Property Located on Elmira Road in Ithaca -- Jonathan Wood explained this is the parcel with the Wal-Mart sign. Moved by Pam, seconded by Frank and passed unanimously.

The meeting was adjourned at 4:54 PM.

Respectfully submitted,

Kathy Wilsea, Secretary
Tompkins County Planning Dept.