

VILLAGE OF COOPERSTOWN MEETING NOTES



Date:	October 25, 2023
Meeting Name:	LPC #5
Time:	4:30-6:30 PM
Location:	Village of Cooperstown Village Hall
Attendees:	See Below

1. Attendance (Village, State Team, Consultants)

LPC Members:

Ellen Tillapaugh, Mayor, Co-Chair
Ken Meifert, Co-Chair
Matt Denison
Josh Edmonds
Jeff Katz
Carolyn Lewis

David Sanford
Patsy Smith

Project Team Members:

Stefan Lutter, DOS
Adriana Beltrani, Laberge Group
Nicole Allen, Laberge Group

2. Presentation

The Mayor welcomed everyone to the LPC meeting and reviewed the preamble. The Consultant Team presented a powerpoint, attached herein. The major takeaways from the meeting are as follows:

- Rules of recusal and the agenda were reviewed. It was noted that the project names have been updated to reflect DOS guidance that the project titles be descriptive. The short hand project names are used on slides 5 and 38, and in these notes.
- The LPC reviewed Village projects first, as they were not evaluated at the prior meeting. Co-Chair Ken Meifert posited that most Village projects had similar outcomes- improvement of the public realm, connectivity and downtown quality of life.
- The Village reduced the NY Forward ask for Hoffman Lane and Lakefront Park to reflect the funding requested from other State grants, as shown in the powerpoint presentation attached.
- Updated plans for Fowler Way were presented. It was noted that there is still a land negotiation needed to maintain access at the previously noted “pinch point” but the paved area already encroaches into the adjacent property. The LPC felt this land negotiation is not a barrier to implementation.
- In discussing Lakefront Park, the LPC noted that it’s the only project that seems to have significant public pushback. This project does not contribute as strongly to the downtown quality of life improvements that other public projects have. It was concluded that this project would be a more appropriate pipeline project.
- The updated information for previously evaluated project was reviewed. The following was discussed:

- The Metro Cleaners apartment project did not provide updated project materials. The LPC discussed supporting any downtown residential project, but without the necessary information such as confirming the match and cost estimates it was determined it should be a pipeline project.
- Updated information from Pioneer Valley Microbrewery was reviewed. The LPC remains concerned that the project is not fully formed, and the project does not conform to zoning and would require a use variance. This project was supported as a pipeline project.
- Willow Brook updates were reviewed, and the LPC supported moving this project to priority given the effort to retain the historic structure on site.
- No updates were provided for the Wood Bat Factory. The LPC remains concerned that the project may not be contextual with the surrounding fabric, and that it may not align with the Village's goals as strongly as the other projects.
- Priority Project Slate- The LPC then ran through each project and voted whether to move a project to priority or a pipeline project. Votes were cast verbally by members, and noted by Laberge and NYS DOS staff in attendance. All votes ended up being unanimous. The final Priority Project list was filled out on a laptop and projector by Laberge Group and printed at Village Hall. All members were provided the list and signed it at the meeting (an unsigned copy of this document is attached). Priority projects to be included in the Strategic Investment Plan (SIP) are as follows :
 - Upper Main Street Wayfinding
 - Doubleday Field Improvements
 - Fowler Way
 - Grove Street
 - Hoffman Lane
 - Pioneer Alley
 - 103 Main Street
 - 134 Main Street
 - Willow Brook Residential
 - Railroad Avenue Residential
 - 35 Pioneer Street
 - Small Project Fund
- The following projects are to be included as Pipeline projects in the SIP:
 - Pioneer Valley Microbrewery
 - Metro Cleaners Apartments
 - Bat Factory Entertainment Complex
 - Lakefront Park Viewing Platform
- The final Priority project slate totals \$7.8 million in NY Forward requests. The Department of State will review these projects and determine which to fund. If projects fall through, another project on the list will be selected and so forth. Pipeline projects will also be considered for alternative NYS funding opportunities.

3. Public Comment

- Ellen Pope – Wondering about timeline and notification process? Stefan stated that the awards would all be announced at the same time, likely this winter when the DRI programs are completed. The LPC requested a heads up ahead of time and Stefan indicated that he would try to notify members when the award announcement is slated to go out.

Village of Cooperstown NYF Ballot



LPC Member Name:

NYF funding amounts are recommendations of the Local Planning Committee. Projects will be selected for funding by New York State and will be reviewed for project readiness and eligibility, among other criteria. Projects listed at \$0 are not recommended for NYF funding but are additional priorities of the LPC and will be included in the Strategic Investment Plan.

Place an “ ✓ ” in one of the following boxes.

- I am in favor of submitting the DRI/NYF Strategic Investment Plan with the slate of projects listed below as proposed by the full Local Planning Committee, except as noted by a recusal due to actual or perceived conflict of interest.
- I oppose submitting the DRI/NYF Strategic Investment Plan with the below-listed slate of projects.

Place ✓ in Box to Recuse	Project Name/Description	NYF Funding Request
<input type="checkbox"/>	Small Project Fund	\$300,000
<input type="checkbox"/>	Rehabilitate 134 Main Street For Residential Apartments	\$250,000
<input type="checkbox"/>	Renovate 103 Main Street For Residential Apartments	\$1,300,000
<input type="checkbox"/>	Develop Willow Brook Residential Housing	\$1,300,000
<input type="checkbox"/>	Construct Railroad Inn Residential Units	\$150,000
<input type="checkbox"/>	Create A Community Art Space At 53 Pioneer Street	\$639,900
<input type="checkbox"/>	Improve Pedestrian Conditions On Pioneer Alley	\$530,000
<input type="checkbox"/>	Redesign And Improve Pedestrian Conditions On Hoffman Lane	\$568,964
<input type="checkbox"/>	Improve Wayfinding Along Upper Main Street	\$52,080
<input type="checkbox"/>	Improve Access And Circulation On Fowler Way	\$700,000
<input type="checkbox"/>	Initiate Repairs To Doubleday Field	\$1,700,000
<input type="checkbox"/>	Build Sidewalks On Grove Street	\$310,000