

## Public Hearing – Keuka Lake Hotel

Thursday, November 7, 2013 - 4:00 P.M.

### Minutes of Proceedings

**Attendance:** Steve Griffin, CEO Finger Lakes EDC, Doreen Jensen, CFO, Finger Lakes EDC, Craig Densmore, Secretary, Finger Lakes Economic Development Center Board of Directors, Chris Iversen, Keuka Lake Hotel, Winona Flynn, Yates County Treasurer, Pat Brede, Yates County Real Property Tax Service, and Leslie Church, Town of Milo Supervisor

The Public Hearing on the proposed straight leaseback transaction by the Finger Lakes Economic Development Center on behalf of the Keuka Lake Hotel was held in the Town of Milo Meeting Room, 137 Main Street in the Village of Penn Yan, Yates County, New York on Thursday, November 7, 2013 at 4:00 pm.

The Public Hearing notice was published in the legal section of The Chronicle Express on October 23, 2013. The Notice of Public Hearing was also posted on the bulletin board of the Yates County Courthouse, Town of Milo bulletin board, and at 1 Keuka Business Park bulletin board on October 22, 2013 and copies of the Notice were mailed to the affected taxing jurisdictions (Yates County, Town of Milo Supervisor and Assessor, Yates County Treasurer, Yates County Real Property Tax Office, and Penn Yan Central School District) on October 22, 2013.

Steve Griffin, CEO for the Finger Lakes Economic Development Center, called the Public Hearing to order at 4:03 p.m.

Mr. Griffin gave an overview of the Keuka Lake Hotel project. This project consists of construction of a Hampton Inn. Incentives are property tax abatements, sales and mortgage tax exemptions. Projected incentives will be over \$100,000 triggering the need for this public hearing. This project will create 30 full time jobs and 60 construction jobs. This project is a wonderful addition to our community.

P. Brede reported she would like the parcel that sits on the Town/Village line to be annexed into the Village before 3/1/2014. This would result in there being one tax map number for the parcel. L. Church reported that this should not be a problem. C. Iversen reported that the parcel is divided into three parcels. One parcel is the restaurant lot, the second is the hotel and the front lot which is one and a half acre lot is the third. The annexation has been approved by the Yates County Planning Board and the Village of Penn Yan.

C. Densmore hasn't heard anything really for or against the project. C. Densmore inquired about the dock replacement at the mouth of the channel/outlet. C. Iversen reported that hopefully they will receive State permits to renovate the dock. He wanted to make sure the project would be moving forward before applying for the permits.

L. Church reported it would be nice to have the channel/outlet dredged. Maybe the Town and Village could proceed with this project. S. Griffin reported A. Taylor is looking into this process and the possibility of grants for this.

L. Church inquired when the project would be completed. C. Iversen reported in the Spring of 2015.

There being no other comments the Public Hearing was closed at 4:20 p.m. by Mr. Griffin.

Submitted by:

A handwritten signature in cursive script that reads "Doreen J. Jensen".

Doreen J. Jensen  
Chief Financial Officer