

SPECIAL CONFERENCE MEETING MINUTES

CITY OF BATAVIA

APRIL 13, 2015

The special conference meeting of the City Council was held Monday, April 13, 2015 at 7:00pm in the Council Chambers, One Batavia City Centre, Batavia, New York, with Council President Pro Tem Canale presiding.

Present were Councilpersons Pacino, Briggs, Christian, Canale, Doeringer, Deleo, Cipollone and Jankowski. Council President Hawley was absent.

Council President Pro Tem Canale called the meeting to order at 7:00 PM.

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Gap Financing Home Rule Legislation

Mr. Molino noted that the exemption targeted vacant and abandoned property and allowed investors to finance the cost of the improvement. He proposed a de-escalating scale over the last eight years of exemption and modeled it off of the 421f and 485b exemptions that the City currently had. Councilperson Jankowski asked what determines the number of years of exemption. Mr. Molino explained that it was based on a formula that considered the investment, change in assessed value and tax implications. Councilperson Deleo asked how it would affect a veteran's exemption. Mr. Molino noted that it wouldn't be affected by this. Councilperson Christian noted that she was not in favor of all the years it would be exempted and wondered if it was for owner occupied properties or just rentals. Mr. Molino noted that it had to be owner occupied, had to be single family, and if that changed then the exemption would cease. Councilperson Jankowski wondered based on the 50 properties involved, what would the City expect to be the average exemption. Mr. Molino noted that it all depended on the amount of investment and increase in assessment. Councilperson Jankowski asked why the rush to push the resolution through. Mr. Molino noted that the resolution would start the home rule legislation so the state could give it a bill number and he would like it to be submitted promptly to get it before the state legislators before their session ended in June. Councilperson Christian asked if Habitat for Humanity would qualify and Mr. Molino explained they probably would not because they keep the title so it wouldn't be owner occupied. Councilperson Cipollone asked if Council wanted to make changes after the bill number was assigned would the bill move to the bottom of the stack. Mr. Molino noted that it would hold up the process a little and Council would be requesting approval on what was proposed tonight. Councilperson Jankowski felt they were close but didn't think it was fair to the people currently making investments in their properties. Mr. Molino stated that they were not the same type of properties and the vacant properties required a significant investment so this would be a marketing tool to get those properties back on the tax roll. He noted the resolution had a specific target with specific intentions. Councilperson Canale noted that there

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would be an increase in the value of the surrounding properties because there would be people going back into those vacant properties. Councilperson Pacino noted that it was very timely and in her neighborhood it was going to be fabulous.

Councilperson Cipollone made a motion to move it to a business meeting. The motion was seconded by Councilperson Briggs and on roll call, approved 7-1. Councilperson Christian voted no. Councilperson Jankowski made a motion to suspend the rules and move the item to the business meeting immediately following the special conference meeting which was seconded by Councilperson Deleo. The motion failed 6-2 with Councilpersons Christian and Jankowski voting no. The motion to suspend the rules had to pass unanimously. Councilperson Jankowski noted that he wanted a chance to hear what the public had to say.

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Meeting adjourned at 7:30.

Respectfully submitted,

**Heidi J. Parker
Clerk-Treasurer**

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