

Wendel Duchscherer

140 John James Audubon Parkway, Suite 201
Amherst, NY 14228

MEETING MINUTES Property Information Meeting

WD Project No. 4282-01

Project Title: City of Kingston Intermodal Facility
Location: Kingston City Hall

Meeting: Date: September 25, 2006
Subject: Public Information Meeting
For The Potentially Affected
Property Owners

Attendees:

| Initials | Name and E-mail | Company | Telephone |
|----------|---|---|--------------|
| RB | Robert Boehing | Property Owner | 845-338-0274 |
| PJE | Peter J. Esposito | Property Owner | 845-339-8899 |
| PJE, Jr. | Peter J. Esposito, Jr. | Property Owner | 845-339-4230 |
| PM | Pete Mathews | Property Owner – Shamrock Realty LLC | 845-417-7150 |
| GG | George Georjio | Diner Owner | |
| RBM | Richard B. Matthews | Property Owner | 845-338-1618 |
| CR | Cynthia Ruiz crui@co.ulster.ny.us | Ulster County Rural Transportation (UCRT) | 845-340-3335 |
| SF | Steve Finkle sfinkle@ci.kingston.ny.us | City of Kingston | 845-334-3960 |
| MB | Mark Boungard mboungard@trailwaysny.com | Trailways | 845-339-4230 |
| WT | Bill Tobin wtob@co.ulster.ny.us | Ulster County Transportation Council | 845-340-3340 |
| DD | Dennis Doyle ddoy@co.ulster.ny.us | Ulster County Transportation Council | 845-340-3339 |
| DG | Don Gray dgray@wd-ae.com | Wendel Duchscherer | 716-688-0766 |

| Item | Description | Due | Ball in Court |
|------|-------------|-----|---------------|
|------|-------------|-----|---------------|

1.00 Background

1.01 This public information meeting included a specific outreach effort to all the potentially affected property owners. An invitation and project description was mailed to these property owners prior to the meeting. A list of the owners contacted and copies of the information mailed to them are included in the project documentation and files.

2.00 Points of Discussion

2.01 The meeting began with introductions of all attendees. Then, on behalf of the County, City and TAC, WD gave a presentation describing the new Kingston Intermodal project. A copy of the PowerPoint presentation is included in the project documentation and files.

| Item | Description | Due | Ball in Court |
|-------------|--|-----|---------------|
| 2.02 | The presentation recounted the history of the project from it's inception until the date of the meeting, and described the sites which the current study has identified as the most viable locations for the new Intermodal Facility. | | |
| 3.00 | <u>The following comments were offered by those in attendance.</u> | | |
| 3.01 | The current and future owners of the Diner (Mr. George Georjio and son-in-law) expressed concern about how their business would be affected by the significant number of cars associated with the new Intermodal Facility. | | |
| 3.02 | The owners of the Diner and Trailways have a good working relationship. However, at times, patrons of the existing Trailways service park in the Diner parking lot, and must be towed. | | |
| 3.03 | The owners of the Diner were assured the County and the City wants to partner with them regarding the design of the new Facility and is not intent on taking their property. They were also assured the City and County care about their business and want to see them do well. | | |
| 3.04 | The owners of the Diner expressed their willingness "to go through the steps" with the County and City as the project progresses, as long as they are consistently able to participate in the process. They also expressed the desire to see adequate parking provided for the new Intermodal in such a way as to not impact their business. | | |
| 3.05 | Mr. Peter Mathews recommended the Utility Platers property should be part of the site of the new Intermodal Facility. Environmentally cleaning-up the Utility Platers site would be good for the City and the adjacent property owners. It was recommended the project investigate potential funding sources for the environmental clean-up costs. All property owners present, including Trailways, agreed with these comments. | | |
| 3.06 | Nina Chung, who is the FTA's planning representative for the project, is also the FTA's "Brownfield" Planner. | | |
| 3.07 | Mr. Mathews also expressed a concern regarding the potential for the project to take property off the tax roles. He recommended the project find ways to keep the affected properties on the tax roles. | | |
| 3.08 | The owner of the property at the southeast corner of Washington and Schwenk (Mr. Robert Boehing) stated he would be willing to discuss making his property available for the project. The building currently on the property is occupied by a medical imaging service (MRI), and their lease will be running out soon. He felt this location would provide the "Gateway Image" desired by the County and City. | | |
| 3.09 | The owners of Esposito's Dry Cleaners and Tuxedo Shop (Mr. Peter J. Esposito and Mr. Peter J. Esposito, Jr.) also indicated they were willing to consider making their property available for the project. The person currently renting the property has the first option to purchase the property, but the owners feel some arrangement could be worked out. | | |

| Item | Description | Due | Ball in Court |
|-------------|--|-----|---------------|
| 3.10 | The Tuxedo Shop would need to be relocated. A suggestion was made that there may be room in the Kingston Plaza. | | |
| 3.11 | The current project schedule envisions making a recommendation for a preferred site in 2008, followed by an Environmental Assessment or Impact Statement, with construction starting in 2012 at the earliest. | | |
| 3.12 | The project sponsor has not yet been formally identified. | | |
| 4.00 | <u>Summary</u> | | |
| 4.01 | The property Owners of the Imaging Center at the corner of Washington and Schwenk and the Dry Cleaners / Tuxedo Shop on Frog Alley stated they are open to the idea of their property being acquired to construct the Intermodal Facility. | | |
| 4.02 | The owners of the Diner property stated they are willing to partner with the project and view the construction of the new Intermodal Facility as a positive thing for their business, but need to see more of the detailed design before making specific commitments and/or decisions. | | |
| 4.03 | Future meetings with the public and potentially affected property owners will be scheduled. | | |

Prepared by: WENDEL DUCHSCHERER

These meeting minutes represent our understanding of the items discussed and the thoughts expressed. If there are any modifications or corrections required to these minutes, please contact our office within ten (10) calendar days. Otherwise, these meeting minutes will be considered accurate and complete.

Signed: 
Donald E. Gray, AIA, Project Manager

Dated: 10-8-07

C: All attendees
Joel Brink
Toni Roser
Scott Neal
Dave Zielinski