



Peekskill Business Improvement District
Board of Director's Meeting Minutes
Tuesday, October 1, 2019 @ 6pm
Hudson Valley Gateway Chamber of Commerce

Call meeting to order: Meeting called to order by President Brian Fassett at 6:05pm.

Present: Brian Fassett, LaFern Joseph, Councilperson Vanessa Agudelo, David Kaminsky, Ivy Fairchild, Frank Pugliese, Ann Scaglione, Mike Haggerty, Monique Michaels, Larry D'Amico, Brendon Fitzgerald. Executive Director Bill Powers.

BID Members Present: Nancy Wareham-Gordon, Cynthia Neville, Sue Sheridan, Patrick Johnson, John Van Dekker, Scarlet Antonia, et al.

BID Member Public Comment: Pres. Fassett opened the floor for BID member comments on agenda items. There were none.

Request Approval of September 10, 2019 Meeting Minutes – Secretary Joseph made a motion to accept the minutes of the September 2019 Meeting, seconded by Mr. Kaminsky, all in favor.

Frank Pugliese Resignation from the Board: Treasurer Frank Pugliese announced that he has sold his building and as per bylaws is resigning from the board. Mr. Pugliese thanked Executive Director Bill Powers and President Brian Fassett for all the work they have done in the BID, stating the BID had moved forward “by leaps and bounds.” Mr. Powers thanked Mr. Pugliese for his service on the board, and Pres. Fassett thanked him for his commitment to the BID and wished him good luck. Pres. Fassett noted that Mr. Pugliese's resignation leaves an opening in Class A property owner representation, on the BID Board. Mr. Pugliese left the meeting. Mr. Powers was directed to get the word out to the membership about the opening on the board so the board can appoint a replacement at the next meeting.

Showing of DRI Grant Award Video/DRI Update – Mr. Van Dekker and Patrick Johnson from Enormous Creative showed the board the winning DRI grant video that they produced in cooperation with the City along with the BID's support. Mr. Van Dekker acknowledged the input and guidance from Exec. Dir. Powers and stated that those interviewed for the video were enthusiastic; some people interviewed did not make it into the finished video. Mr. Powers noted that there was a quick turnaround time to get the video produced in time for the grant presentation. Mr. Van Dekker acknowledged his staff for working on the video, and he further

acknowledged Planning Director Jean Friedman's involvement. He also thanked the BID for being the driving force to get this video produced.

Harvest Festival – The Harvest Festival is right around the corner. Pres. Fassett thanked Ms. Michaels for her work on the music lineup, along with Ms. Joseph. Ms. Michaels stated that all the bands are in place and that there will be an MC this time around. Pres. Fassett noted that Harvest Festival Chair/Vice Pres. Fitzgerald is unable to be at the festival. The permit with the city has been filed and approved; the city fees have been paid; we are waiting on the SLA permit; the BID is partnering with Dylan's wine and we will get a percentage instead of a vendor fee; Dylan's will be selling wine by the glass; we will have one 11 tap beer truck instead of two trucks. Check-in for ID's at the Gazebo again. We will have the guess the weight of the Giant Pumpkin again; there are currently 10 food vendors, 36 other vendors; we are still looking for sponsors; the family fun zone will run from 2pm to 6pm.

BID Extension – Mr. Kaminsky noted that the BID extension was granted by the City Council to align with the expiration of the DMA agreement in September of 2021. Mr. Powers noted that the BID should take the next year to review all the legacy documents related to the BID and update them for presentation to the City Council well in advance of the BID's renewal. The hope is that at the next renewal, the City Council will renew the BID and its DMA for five years and those approvals will remain aligned.

Riley Building/Other Downtown Historic Buildings/HLPB – Pres. Fassett said that those interested in preserving historic architectural details in the downtown like with the Riley Building must be more proactive. He stated that several downtown buildings were on the HLPB agenda at the last meeting he attended. He spoke and provided photographic evidence to HLPB regarding the Weeks building after learning that the HLPB, the City nor the architect/owner could locate any historic photos. Pres. Fassett was specifically interested in protecting the design features of the windows in the former Weeks building and not making them uniform for ease of construction, noting the buildings are actually two separate buildings and that there were arched windows present in the past. He stated that Jessica Youngblood, who runs the meeting, guided the discussion in the right direction, advising the building representatives of their options as well as listening to input from those present. Pres. Fassett stated the architect/owner did not appear happy with the findings of the board. He also noted that up for consideration was signage at 873 Main Street, the former synagogue, which is one of the oldest religious buildings around; he noted that the proposed signage was not approved. Pres. Fassett noted that the building owners of Touch of Class are rehabbing their building the correct way, and agreed to match the storefronts and preserve the legacy of their building. Pres. Fassett also brought up the issue of the painting of the statue in front of Assumption Church; he said

they were still checking to see if that was primer or a final coat of paint, but that neither was acceptable as it did not go for proper approval. The Stop N Go Deli on South Street was painted bright orange; the BID was alerted to this, and when advised, the City took immediate action and the facade was repainted white and code enforcement is working on additional concerns. It was reported that no permits or approvals were in place to make changes to the exterior of the building.

Mr. Kaminsky stated his concern again that the city is losing second-floor office space to residential conversions. He said he would advocate for the HLPB to institute a moratorium on such conversions. Pres. Fassett again stated that those with such concerns need to attend the planning meetings or the council meetings and express their concerns. Councilmember Agudelo asked if there was any way to find out how many second-floor commercial businesses there are; Pres. Fassett asked Mr. Haggerty if he could find out. Exec. Director Powers also pointed out that as soon as the Riley Building issues were brought to the BID's attention after last month's Board meeting, the BID sent a strongly worded letter to the Mayor, Council, City Manager and the planning department expressing the concerns raised by the members of the BID and the Board. In addition, a few days later, we made one last effort to save the eyebrow window, but we could not save it.

Executive Director's Report – Exec. Dir. Powers noted that the County Executive will be holding a budget hearing in Peekskill on Thursday, October 24 at the Neighborhood Center so he can directly hear from residents. In addition, he and Deb Milone from the chamber spoke with the shuttle company that is launching in New Rochelle. The vehicles that are being used are six-person vehicles, which include the driver and they cannot go over 35 miles an hour. This is only a pilot program that will have to find a funding source after six months. Exec. Dir. Powers said it was not the type of option we are looking for, and noted that smaller vehicles would more likely compete with taxi cabs.

2020 Budget – Exec. Dir. Powers advised the board that he will be presenting the BID budget for 2020 for review and vote at the next meeting.

Holiday Decorations – Pres. Fassett stated that he had not had the time to hold a meeting on this topic.

Paramount Update – Councilmember Agudelo stated that they are working on the HVAC and that there was not much new to report; she stated that the city was still working with one of the two respondents to the management RFP. Mr. Severin Wilson, who identified himself as a reporter, asked if the other respondent was advised, and she stated she believed so. Pres. Fassett, after giving Mr. Wilson the courtesy to ask a few questions, moved on. Mr. Kaminsky

asked if DRI grant monies could be used to do repairs on the Paramount. The answer is yes if that was a project chosen by the committee and approved by the state. Pres. Fassett pointed out that a 15 member committee will be voting on where the DRI monies will be used. That committee has not yet been announced.

Gazebo Update – Mr. Kaminsky gave an update on his meeting with the Gazebo committee, and noted that the City had indeed given the gazebo a face lift, but it still seems like there two schools of thought on the gazebo—keep it and rehab it, or rip it down and start all over. He said he thought the city manager's position was that he wanted to see the gazebo gone. He noted that the light fixture was fixed. Mr. Fitzgerald asked if city funds or BID funds will be used to make the gazebo better; Pres. Fassett explained that this committee is to come up with ideas and possible solutions to the concerns of the gazebo and bring those to the city's attention. Mr. Kaminsky stated that most likely City funds would be used. It was suggested that a survey of residents be done to determine what the community wants. Mr. Powers pointed out that the survey should not be an either/or option. It should include an option of what would replace the gazebo, not just the option to tear it down.

BID Member Public Comment –

- Nancy Wareham-Gordon explained that Peekskill Walks made a petition to have a mid-block crosswalk from south side of Main near the entrance to the K lot to near Birdsall House. Peekskill Walks is backing the request with online support. It is dangerous to cross there.
- Councilperson Agudelo noted that early voting was going to be taking place this year at City Hall with dates and times.
- Pres. Fassett spoke on behalf of John Sharp to explain that October 26 will be a Zombie Crawl among participating downtown restaurants and bars.
- Scarlet Antonia explained that 925 South Street, Studio 4 is now being re-branded as "The Artist Spot" with artists, support groups and other events.
- Several non-profit events were announced.

Pres. Fassett requested a motion be made to adjourn, Councilperson Agudelo offered the motion and Ms. Joseph seconded. All in favor.

Meeting ended at 7:30pm.