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YONKERS INDUSTRIAL DEVELOPMENT CORPORATION
BOARD MEETING
January 11, 2019
9:07 A.M.
CITY HALL
470 Nepperhan Avenue
Yonkers, New York 10701

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P R E S E N T:

MAYOR MIKE SPANO - CHAIRMAN
WILSON KIMBALL - SECRETARY
MELISSA NACERINO - TREASURER
CECILE SINGER - BOARD MEMBER
(Via teleconference)
PETER KISCHAK - VICE CHAIRMAN
HENRY DJONBALAJ - BOARD MEMBER

IDA STAFF

JAIME MCGILL - IDA EXECUTIVE DIRECTOR
MARY LYRAS - IDA/YEDC CHIEF FISCAL OFFICER

A L S O P R E S E N T:

KARLY GROSZ, ESQ. - IDA COUNSEL
DAVID ROTHMAN, ESQ. - HARRIS BEACH, PLLC
SHAWN GRIFFIN, ESQ. - HARRIS BEACH, PLLC
PETER DIEHL - ACCOUNTANT

1 PROCEEDINGS

2 MAYOR SPANO: Good morning
3 everybody. Mary, are you ready to
4 go?

5 MS. LYRAS: Yes. Mayor Spano?

6 MAYOR SPANO: Here.

7 MS. LYRAS: Peter Kischak?

8 MR. KISCHAK: Here.

9 MS. LYRAS: Wilson Kimball?

10 MS. KIMBALL: Here.

11 MR. LYRAS: Henry Djonbalaj?

12 MR. DJONBALAJ: Here.

13 MS. LYRAS: Melissa Nacerino?

14 MS. NACERINO: Here.

15 MS. LYRAS: And on the phone we
16 have Cecile Singer.

17 MAYOR SPANO: Good morning,
18 Cecile.

19 Everyone has their minutes from
20 the December 19th meeting in front of
21 them.

22 Are there any questions? If
23 there are not, I need a motion that
24 we accept the minutes.

25 MS. KIMBALL: Motion.

1 PROCEEDINGS

2 MAYOR SPANO: A motion from
3 Wilson. Seconded by Pete.

4 All in favor?

5 (Chorus of ayes.)

6 MAYOR SPANO: Any negatives?

7 The item is passed.

8 Good morning.

9 MS. MCGILL: Good morning. The
10 resolutions for consideration; the
11 first resolution is administrative
12 action to extend sales tax exemption
13 periods after staff review. Harris
14 Beach.

15 MR. GRIFFIN: You have a series
16 of projects. There's no legal reason
17 to put an outside date for anybody to
18 enjoy ...

19 Since the '90s, we typically
20 put a date in. This group is using
21 December 31st as the end of year
22 annual cycle report project.

23 So, if somebody comes in and
24 says they're doing a project over 18
25 months, then when they'll close

1 PROCEEDINGS

2 they'll pick that December 31st.

3 It is not abnormal for them to
4 have additional things to do.

5 What we want to do is show a
6 process here without, you know,
7 having 20 different resolutions but
8 just one resolution that's a little
9 different here today.

10 There's a series of them that
11 Jamie and Mary have dealt with these
12 companies and understand that they're
13 still within the same project scope.
14 They're still under the cap that we
15 put on them for sales tax, and these
16 are just ordinary course extensions
17 so they can finish their project, not
18 new projects.

19 If it's acceptable to the
20 board, that will be the style that
21 we'll do in the future, and we'll do
22 them just once a year in December.

23 MAYOR SPANO: Any questions?

24 MS. KIMBALL: No. I'll make a
25 motion.

1 PROCEEDINGS

2 MAYOR SPANO: Wilson made a
3 motion. Seconded by Melissa.

4 On Resolution 1, who's in
5 favor?

6 (Chorus of ayes.)

7 MAYOR SPANO: Any negatives?
8 The item is passed.

9 MS. MCGILL: Item number 2 is a
10 resolution approving mortgage
11 recording tax exemption for Yonkers
12 Associates, LLC also known as FC
13 Yonkers Associates, LLC -
14 recapitalization. Harris Beach.

15 MR. GRIFFIN: This one everyone
16 I think is familiar with the Ridge
17 Hill project. The Yonkers IDA
18 continues to remain in a lease, lease
19 back arrangement up at that site.
20 That's so you can continue the
21 benefits of a tax agreement up at the
22 site.

23 They are still finishing some of
24 the balances of the build out. So,
25 they're still under sales tax

1 PROCEEDINGS

2 exemption.

3 Because they have an interest
4 in the property, they want to
5 mortgage their property as part of
6 the recapitalizing.

7 When the company came in and
8 bought out Forest City, they kept the
9 name Forest City but it's QFC, which
10 is an Australian based company.

11 That company paid off their old
12 debt and they need to put a new
13 mortgage on -- nobody normally pays
14 off their mortgage on their house,
15 but they paid it off and now they're
16 putting a new mortgage on.

17 So, they came to us and asked
18 if we would sign the document, but we
19 did not want the IDA to provide any
20 benefits. At the YEDC meeting we'll
21 be asking the board to approve
22 benefits there.

23 So, there's no new benefits to
24 signing a mortgage by the IDA.

25 MAYOR SPANO: Any questions?

1 PROCEEDINGS

2 Okay. I have a motion from Henry.
3 Seconded by Wilson.

4 All in favor?

5 (Chorus of ayes.)

6 MAYOR SPANO: Any negatives?

7 The item is passed.

8 MS. MCGILL: The third item is
9 a final resolution for Lake
10 Opportunity Holdings, LLC, which is
11 222 Lake Avenue.

12 MR. GRIFFIN: The planning
13 department is continuing to work with
14 this project. This one has some
15 interesting aspects. This building
16 ... you can see it on Google Maps.
17 It still has a hole in the roof.
18 It's definitely exciting to see that
19 building being redeveloped after a
20 fire some years ago.

21 This also has opportunities zone aspects .
22 You'll be hearing more and more about
23 that. That's a nice investment.
24 This was actually one of the first
25 ones we've seen.

1 PROCEEDINGS

2 They'll still be going through
3 the planning and approval and zoning
4 change process for that, but this is
5 a final resolution offering sales tax
6 exemption for the build out and
7 mortgage tax exemption for the
8 borrowing and a property tax
9 agreement.

10 MAYOR SPANO: Are there any
11 questions? Do we have a motion?
12 Melissa and seconded by Pete.

13 All in favor?

14 (Chorus of ayes.)

15 MAYOR SPANO: Any negatives?
16 The item is passed.

17 MS. MCGILL: The fourth
18 resolution is an inducement
19 resolution for 57 Alexander, LLC.

20 MR. GRIFFIN: 57, just as you
21 call it inducement, we'd like to
22 bring this to your attention perhaps
23 a little bit about the project.

24 We have a representative to
25 speak about the project if you would

1 PROCEEDINGS

2 like.

3 This was offered at a public
4 hearing. Without authorizing any
5 benefits yet and then we can come
6 back to you for final with the
7 minutes from the public hearing.

8 I believe you have a copy of
9 the application of the development.

10 We have a representative if you
11 have any questions.

12 MAYOR SPANO: Yes. How are
13 you? So, this is just the first part
14 of the process?

15 MR. GRIFFIN: Yes.

16 MAYOR SPANO: Thank you. Good
17 morning.

18 MR. STEINMETZ: Good morning,
19 Mr. Mayor and members of the IDA.

20 My name is David Steinmetz from
21 the law firm of Zarin & Steinmetz.

22 We're here representing Rose
23 Associates along with Mike Adamo.

24 We have some boards that we can
25 put up on the easel. We will be

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PROCEEDINGS

brief, but hopefully give you some interesting information.

MAYOR SPANO: I watched the planning.

MR. STEINMETZ: Did you?

MAYOR SPANO: Yes.

MR. STEINMETZ: Briefly, Rose Associates, many of you may not realize actually Rose is a privately-owned family company, and it's been around since the early 1900s. They started some of their original development projects in Westchester County in Mount Kisco as well as in Hartsdale.

We are also very pleased to say that it is a woman-owned business. Amy Rose is the controlling owner of the business and few and far between in terms of New York real estate families that are really substantially controlled by a woman.

The proposal, 57 Alexander Street, many of you should be

1 PROCEEDINGS

2 familiar with the Altman site. I've
3 referred to this, and the mayor may
4 have heard from the presentation,
5 it's kind of the tooth missing in the
6 mouth right now on the Yonkers
7 Waterfront.

8 We are very excited that we
9 will be proposing in Yonkers a
10 wonderful new redevelopment of the
11 site, a five story, above two stories
12 of parking, a residential rental
13 building, 440 units, 443 parking
14 spaces. This is a quintessential TOD
15 transportation oriented district
16 redevelopment.

17 We have the ability to bring
18 people, pedestrians, to the train
19 station without any real difficulty.
20 It's a nice nearby walk. We have the
21 ability to stimulate the waterfront
22 with a pedestrian promenade right
23 along the Hudson River integrating it
24 directly into the Avalon site, and we
25 think this is going to be a wonderful

1 PROCEEDINGS

2 contribution to what's going on here
3 in the city, in particular along
4 Alexander Street.

5 The zoning in the area is
6 currently industrial. We are in
7 front of the planning board. We just
8 kicked off the other night in front
9 of your planning board for a PUR,
10 Planned Urban Redevelopment.

11 The project was extremely well
12 received by your planning board. We
13 look forward to having a public
14 hearing in front of that board next
15 month and then ultimately coming
16 before the city council for a PUR
17 before returning to the planning
18 board for site plan approval.

19 We're here because Rose would
20 like to receive inducement for
21 mortgage tax, sales tax as well as a
22 pilot.

23 The project will generate a
24 substantial number of jobs. We have
25 a projection of ten full-time or

1 PROCEEDINGS

2 permanent jobs associated with the
3 building, 631 construction jobs.

4 In terms of the project itself,
5 the project cost is in the area of
6 \$122 million, and I anticipate you,
7 like many IDAs throughout the region,
8 the area and the county, are
9 interested in terms of jobs.

10 Here, like our other project,
11 it would be an open shop job. We
12 would be hiring a local White Plains
13 based construction management team
14 most likely. That's what we're
15 doing.

16 I should say that Michael and I
17 are involved in the redevelopment
18 project in downtown White Plains
19 right now, actively moving forward.
20 We have all of our approvals. We
21 were induced by the Westchester
22 County IDA on that project.

23 It would be an open shop job.
24 We look forward to working with all
25 of the successful bidders, union and

1 PROCEEDINGS

2 nonunion.

3 In terms of local employment,
4 the same thing. We anticipate that
5 our construction management team will
6 certainly actively look to stimulate
7 the local economy, hiring local,
8 where possible, and certainly dealing
9 with local vendors throughout the
10 construction project.

11 MAYOR SPANO: While we don't
12 have a mandatory PLA, we want to very
13 strongly encourage you to ... As a
14 matter of fact, number one, will you
15 guys meet with Ed Doyle and the
16 trades guys.

17 MR. STEINMETZ: Yes.

18 MAYOR SPANO: Good. I need you
19 guys to do that. I need you guys to
20 make every effort to come up with a
21 PLA. That is something the board
22 would like to see as we move forward.

23 MR. STEINMETZ: Understood.
24 One last thing in terms of the
25 project itself in terms of showing

1 PROCEEDINGS

2 our facade. One thing that I do
3 particularly like, and I know that
4 the planning board found rather
5 compelling, it has an interesting
6 design which as you can see here.

7 The building is essentially
8 E-shape, opposite the Hudson River,
9 the west out that way. It's designed
10 to really open up the building and
11 open up the views and make this
12 really an attractive building for all
13 of the residents.

14 Essentially, virtually all of
15 the units have one way or another to
16 access the magnificent view of the
17 rive, of the Palisades, light, air
18 and amenities that we would put in
19 the middle of those.

20 MAYOR SPANO: Will you put the
21 Lighthouse Restaurant on the top
22 floor somewhere where it used to be?

23 MR. STEINMETZ: Put that in the
24 site plan resolution, and we're
25 there.

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PROCEEDINGS

MS. KIMBALL: Will you be working with the Pilots Association? Do you know what I'm talking about?

MR. STEINMETZ: Yes. So, you all probably know better than we do, years before my client came to Yonkers, that the Hudson River Pilot maintains a boat and has maintained a boat dock lease with the Altmans for a number of years.

Apparently as I've learned from the Pilots Association, there are two great spots to help navigate boats up and down the Hudson River. One is way down south, probably by the Verrazzano. The other happens to be right here in Yonkers.

The Pilots Association maintains a pilot boat there. They like the location. They have the ability to pick up and hand off from the south boat and go north for there. We are amenable to discussions.

1 PROCEEDINGS

2 Michael has indicated that we
3 will continue those discussions and
4 see if we can keep the Pilots
5 Association there.

6 I believe they have a short
7 term lease right now.

8 MAYOR SPANO: Well, that
9 property has a dock.

10 MR. STEINMETZ: Yes.

11 MAYOR SPANO: Somewhat of a
12 dock left.

13 MR. STEINMETZ: There are two
14 docks.

15 MAYOR SPANO: Are you guys
16 going to keep that? Are you going to
17 enhance that? Do you have any
18 thoughts?

19 MR. ALAMO: We have studied the
20 docks. They are in complete
21 disrepair. Right now we are thinking
22 of eliminating the two that are
23 inactive and then coming up with a
24 solution.

25 MAYOR SPANO: Is it even a

1 PROCEEDINGS

2 thought or a possibility of trying to
3 keep those docks?

4 MR. ALAMO: We've talked to
5 some marine operators in the area. I
6 think it's going to be a bit of a
7 challenge. We are going to continue
8 to study it in future, but at this
9 time we are going to focus on a new
10 structure.

11 MAYOR SPANO: Would you mind
12 working with us? Would you be
13 opposed if we maybe came up with a
14 ... that we try to do something to be
15 helpful in that effort to do
16 something like that?

17 MR. ALAMO: Yes.

18 MR. STEINMETZ: We're delighted
19 to have conversations with all kinds
20 of professional staff on that. We
21 have some structural issues.

22 MAYOR SPANO: We would love to
23 see some type of a pier or a dock
24 there on the waterfront somewhere,
25 and I know that the state, the city

1 PROCEEDINGS

2 council, they actually gave us
3 authorization to do a study for a
4 pier somewhere on the waters edge.

5 So, we are not asking you to
6 come up with or pay for the whole
7 thing or even pay for it at all. It
8 may be something we'll do on our own,
9 but we want to see if you guys ...
10 if it will be something to think of.

11 MR. STEINMETZ: Mr. Mayor,
12 we're the last ones who won't be
13 creative and innovated with it. So,
14 if there's a public project,
15 redevelopment concept that we can
16 explore, we're all ears.

17 A fair amount of the actual
18 property that will transfer to Rose
19 is within ... right here in the area,
20 up the Hudson River. It's upland
21 property.

22 So, if you've got some creative
23 ideas, let's start talking about them.

24 MAYOR SPANO: Great. Thank
25 you.

1 PROCEEDINGS

2 MR. STEINMETZ: Any other
3 questions that we can answer?

4 MAYOR SPANO: No other
5 questions by the board members?
6 Okay. Thank you.

7 MR. STEINMETZ: Thank you.

8 MAYOR SPANO: Do we have a
9 motion? Motion from Wilson.
10 Seconded from Henry.

11 All in favor?

12 (Chorus of ayes.)

13 MAYOR SPANO: Any negatives?
14 The item is passed.

15 Just so you know, and I
16 apologize, there's no question and
17 answer from the crowd. It's not a
18 part of our rules.

19 If you have a question that you
20 want answered, I'm sure if you ask
21 them directly, they'll answer it. If
22 not, just get back to us.

23 MR. GRIFFIN: They are
24 addressing me.

25 MS. MCGILL: Our fifth item is

1 PROCEEDINGS

2 an inducement resolution for Ludlow
3 Point Development.

4 MR. MANIGLIA: Good morning,
5 Mr. Mayor.

6 MAYOR SPANO: Good morning.

7 MR. MANIGLIA: We're here from
8 Ginsberg Development. As you know,
9 we've been working with the city to
10 purchase a parcel at 150 Downing
11 Street. It is a former DPW facility
12 containing contamination and that
13 facility and the private parcel next
14 door to it contiguous to it, we plan
15 to build 520 units.

16 We're working with the city to
17 develop a new master plan and seek a
18 review of the end zone of the entire
19 area.

20 Currently it is zoned
21 industrial.

22 Jim Surdoval is going to walk
23 us through the actual site plan and
24 conceptual design of the building.
25 It's an old tired, perhaps

1 PROCEEDINGS

2 underperforming industrial area of
3 the city which hasn't had new
4 development in quite sometime.

5 This project will be about \$200
6 million investment. We seek
7 inducement from this board for the
8 project to assist it.

9 This whole area to develop
10 right now, we are clearly the
11 pioneers entering into this change in
12 zone and residential aspect.

13 Of course, its proximity to the
14 sugar house, a stayed industrial
15 facility, which is good but we
16 overlooked the industrial activities
17 there and also the sewage treatment,
18 the county's sewage treatment
19 facility.

20 We hope to bring change to this
21 area. We also hope to development
22 another city parcel in a separate
23 application to this board, 70 Pier
24 Street, another property that we
25 purchased form the city, an old YPA

1 PROCEEDINGS

2 building. We intend to build about
3 36 units there. We have met
4 consistently and often with the
5 Ludlow Homeowners Association.
6 Everybody is prepped and up to speed
7 of where we're going here.

8 We seek your inducement today.

9 MS. KIMBALL: Can he talk a
10 little bit about what your profits
11 will be because I think that was a
12 big part of the city's burden when
13 the city owned the property.

14 MR. MANIGLIA: As I eluded to
15 there is contamination on the site.
16 The site is a former, even before the
17 City of Yonkers acquiring it, a
18 manufacturing gas line and of course
19 the byproduct of that is DNAPL, dense
20 non-aqueous petroleum liquid, also
21 known as coal tar. And it requires a
22 great deal of excavation to remove
23 all of that material.

24 We have yet to enter into
25 discussions with Con Ed. They are

1 PROCEEDINGS

2 the successor to those plants.

3 And often in this case as we
4 remove the coal tar, you never get
5 all of it. So, very often we could
6 be required to put in a slurry wall
7 about 30 feet down to prevent further
8 migration towards the train tracks
9 and then probably put in pump and
10 treatment pumps at the site to
11 prevent it and then they come, the
12 environmental engineers come about
13 once every two months to empty those
14 pumps, the pump and treat wells, to
15 empty the wells, as well.

16 So, that kind of care and
17 treatment will go on for a number of
18 years; sometimes up to 40 years, but
19 we hope that there's less there.

20 I've been a part of projects
21 that that goes on for 40 years. So,
22 it's necessary. It is very necessary
23 to clean that site. We alleviate the
24 city's responsibility in so doing,
25 and I believe, you know ... I think

1 PROCEEDINGS

2 we'll be successful. We always have.
3 This is not our first rodeo in
4 cleaning up sites. So, with that let
5 me allow Jim --

6 MAYOR SPANO: What are we
7 looking at though? Is this the view
8 from the Hudson?

9 MR. SURDOVAL: Yes. We are
10 looking from the Hudson back towards
11 Downing Street and the park will be
12 right here.

13 MAYOR SPANO: Okay. So, you're
14 actually putting kind of a driveway
15 or roadway in front of this.

16 MR. SURDOVAL: Yes. We are
17 extending Bridge Street up to
18 Downing.

19 MAYOR SPANO: I see.

20 MR. SURDOVAL: And then
21 extending Downing out to the new
22 bridge.

23 MAYOR SPANO: I understand.

24 MR. SURDOVAL: This is the
25 overall site. This is part of an

1 PROCEEDINGS

2 overall master plan that we'll be
3 working on with the city
4 neighborhood. The stakeholders this
5 year is the Ludlow Stationary Master
6 Plan.

7 There's four towers and two
8 buildings that would comprise the 520
9 units. There's Ludlow Street. This
10 would be the Bridge Street Extension.
11 We are proposing a new Bridge Street
12 public park along that extension.
13 So, there would be a new park
14 overlooking the rivers. There's no
15 factory buildings here that are high
16 so you'll be able to look right over
17 to the Hudson and then up north there
18 will be complete a refurbishing
19 working with the community and the
20 city to come up with a plan to bring
21 that park up to standards.

22 We also are looking for ... a
23 second project here is a plaza, 70
24 Pier Street project. That's designed
25 to create an attractive gateway to

1 PROCEEDINGS

2 the neighborhood from the train. So,
3 when you arrive at the train station,
4 you got a beautiful plaza and a
5 building with 36 units.

6 Again, that's designed to
7 welcome the Ludlow Park neighborhood
8 to the south and to our proposed
9 development to the north.

10 We're also proposing to do
11 artist building and misused building
12 at 116 Ludlow Street, the property
13 that was purchased and together
14 working with the city to improve that
15 Riverdale Avenue walkway path. So,
16 it will create a nice vehicular
17 gateway entrance to the neighborhood,
18 as well.

19 So, we have a vehicular
20 entrance, a new train station
21 entrance leading to the development.

22 MAYOR SPANO: Obviously you're
23 working with Ludlow Park. That's an
24 important part of the process.

25 MR. SANDOVAL: Yes. We're

1 PROCEEDINGS

2 looking forward to work ...

3 MAYOR SPANO: That's important
4 to us. That's an agreement we made
5 with them.

6 The other thing is I know you
7 met with Ed Doyle and the trades.
8 So, we get you guys back in with
9 them.

10 MR. Surdoval: Absolutely.

11 MR. MANIGLIA: And we've also
12 met with shop steward at DPW.

13 MAYOR SPANO: Okay.

14 MR. MANIGLIA: We met with him
15 a couple of months ago. We seek to
16 have an open shop, but we're
17 certainly open to negotiations and
18 discussions with them. We met on
19 several occasions.

20 MAYOR SPANO: Okay. Thank you.
21 If you'd like me to attend those
22 meetings, I will go.

23 MS. KIMBALL: I think also my
24 understanding from the CDA that the City signed
25 there's regular meetings with the

1 PROCEEDINGS

2 Ludlow Homeowners Association and
3 updates and there's also a public
4 amenities phase.

5 MR. SURDOVAL: Yes, but one of
6 the things the neighborhood asked for
7 was a community meeting space and
8 that's something that Martin brought
9 up right in the beginning, possibly
10 as part of the art gallery/community
11 space at 116 Ludlow, but we will
12 develop that as the plan goes on. We
13 are committed to having one space
14 that is open to the community for
15 meetings and events and that type of
16 thing.

17 MAYOR SPANO: Thank you. Any
18 other questions. If there are no
19 other question, does anyone want to
20 make a motion? Pete has made a
21 motion. Seconded by Wilson.

22 All in favor?

23 (Chorus of ayes.)

24 MAYOR SPANO: Any negatives?

25 There are none. The item is passed.

1 PROCEEDINGS

2 MR. MANIGLIA: Thank you.

3 MAYOR SPANO: Thank you.

4 MS. MCGILL: Our final item is
5 an inducement resolution for 70 Pier.

6 MR. SURDOVAL: This is very
7 conceptual at this point. This is
8 the YPA buildings right here. The
9 train station arrival, the revisions
10 to the plaza. All of this is to be
11 designed. This is just an out of the
12 box, you know, idea.

13 MR. MANIGLIA: I did want to
14 add that we've had preliminary
15 discussions with Metro-North
16 regarding additional commuters coming
17 to the site, and they would like to
18 see the actual, you know, the
19 empirical numbers, but right now they
20 don't have a need to increase the
21 station presently, but they talk
22 about doing it. They have their own
23 TOD department, that means that each
24 TOD projects.

25 We are discussing with them now

1 PROCEEDINGS

2 as we have in the past in our other
3 sites, as well. At River Tides it
4 actually extended that platform for
5 our project.

6 We started the Ferry from
7 Haverstraw to Ossining that is run by
8 Metro-North. It's funded by them.
9 So, we have a good relationship with
10 them.

11 MAYOR SPANO: Great. Any
12 questions? Melissa made a motion.
13 Seconded by Henry.

14 All in favor?
15 (Chorus of ayes.)

16 MAYOR SPANO: Any negatives?
17 The item is passed.

18 Any legal updates?

19 MS. GROSZ: No legal updates.

20 MAYOR SPANO: No legal updates.
21 Any other business to come before us?

22 MR. GRIFFIN: Mayor, one quick
23 legal update. I had presented to the
24 board at the last meeting the concept
25 to go on for an RFQ for a consultant

1 PROCEEDINGS

2 to help us publicize the fact that we
3 have this opportunity. We want to
4 clarify and let the board be aware.
5 What we intend to do is an RFP, and
6 quite frankly, because there's no
7 expenditure, I wasn't concerned about
8 the difference, but we did think it
9 was misleading and I wanted to come
10 back to the board and say we're going
11 to use an RFP.

12 The RFQ kind of contemplates
13 asking vendors to send us their
14 materials and cutting it from 12 to 3
15 and then doing an RFP. We're going
16 to go right to the pick.

17 So however many vendors
18 respond, the staff will pick one and
19 start working with them. No
20 expenditure by the IDA. We wanted to
21 be clear.

22 MR. MAYOR: Okay. Thank you.
23 Any other business?

24 MS. KIMBALL: I'll make a
25 motion to adjourn.

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PROCEEDINGS

MAYOR SPANO: Wilson made a motion to adjourn. Seconded by Melissa.

All in favor?

(Chorus of ayes.)

MR. SPANO: We're adjourned.

(Whereupon, the meeting was adjourned at 9:33 A.M.)

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PROCEEDINGS

C E R T I F I C A T E

STATE OF NEW YORK)
 : SS.:
COUNTY OF PUTNAM)

I, MADELINE IOVINO, a Notary Public
for and within the State of New York, do
hereby certify:

That the witness whose examination is
hereinbefore set forth was duly sworn and
that such examination is a true record of
the testimony given by that witness.

I further certify that I am not
related to any of the parties to this
action by blood or by marriage and that I
am in no way interested in the outcome of
this matter.

IN WITNESS WHEREOF, I have hereunto
set my hand this 24th day of January 2019.

Madelaine Iovino

MADELINE IOVINO

§	A			
\$122 [1] - 13:6 \$200 [1] - 22:5	A.M [2] - 1:4, 33:9 ability [3] - 11:17, 11:21, 16:22 able [1] - 26:16 abnormal [1] - 4:3 about [12] - 7:22, 8:23, 8:25, 16:4, 19:23, 22:5, 23:2, 23:10, 24:7, 24:12, 30:22, 32:7 above [1] - 11:11 absolutely [1] - 28:10 accept [1] - 2:24 acceptable [1] - 4:19 access [1] - 15:16 ACCOUNTANT [1] - 1:19 acquiring [1] - 23:17 action [2] - 3:12, 34:16 actively [2] - 13:19, 14:6 activities [1] - 22:16 actual [3] - 19:17, 21:23, 30:18 actually [5] - 7:24, 10:10, 19:2, 25:14, 31:4 Adamo [1] - 9:23 add [1] - 30:14 additional [2] - 4:4, 30:16 addressing [1] - 20:24 adjourn [2] - 32:25, 33:3 adjourned [2] - 33:7, 33:9 administrative [1] - 3:11 after [2] - 3:13, 7:19 again [1] - 27:6 ago [2] - 7:20, 28:15 agreement [3] - 5:21, 8:9, 28:4 air [1] - 15:17 ALAMO [3] - 17:19, 18:4, 18:17 Alexander [3] - 8:19, 10:24, 12:4 all [18] - 3:4, 7:4, 8:13, 13:20, 13:24, 15:12, 15:14, 16:6, 18:19, 19:7, 19:16, 20:11, 23:23, 24:5, 29:22, 30:10, 31:14, 33:5 alleviate [1] - 24:23 allow [1] - 25:5 along [4] - 9:23, 11:23, 12:3, 26:12 also [11] - 5:12, 7:21, 10:17, 22:17, 22:21, 23:20, 26:22, 27:10, 28:11, 28:23, 29:3 Altman [1] - 11:2 Altman's [1] - 16:10	always [1] - 25:2 am [2] - 34:14, 34:17 amenable [1] - 16:24 amenities [2] - 15:18, 29:4 amount [1] - 19:17 Amy [1] - 10:19 annual [1] - 3:22 another [3] - 15:15, 22:22, 22:24 answer [3] - 20:3, 20:17, 20:21 answered [1] - 20:20 anticipate [2] - 13:6, 14:4 any [23] - 2:22, 3:6, 4:23, 5:7, 6:19, 6:25, 7:6, 8:10, 8:15, 9:4, 9:11, 11:19, 17:17, 20:2, 20:13, 29:17, 29:24, 31:11, 31:16, 31:18, 31:21, 32:23, 34:15 anybody [1] - 3:17 anyone [1] - 29:19 apologize [1] - 20:16 apparently [1] - 16:12 application [2] - 9:9, 22:23 approval [2] - 8:3, 12:18 approvals [1] - 13:20 approve [1] - 6:21 approving [1] - 5:10 aqueous [1] - 23:20 are [33] - 2:3, 2:23, 4:16, 5:23, 10:17, 10:22, 11:8, 12:6, 13:8, 13:17, 16:13, 16:24, 17:13, 17:15, 17:16, 17:20, 17:21, 17:22, 18:7, 18:9, 19:5, 20:23, 22:10, 23:25, 25:9, 25:16, 26:11, 26:15, 26:22, 29:13, 29:18, 29:25, 30:25 are there [2] - 2:22, 8:10 area [9] - 12:5, 13:5, 13:8, 18:5, 19:19, 21:19, 22:2, 22:9, 22:21 around [1] - 10:12 arrangement [1] - 5:19 arrival [1] - 30:9 arrive [1] - 27:3 art [1] - 29:10 artist [1] - 27:11 as [21] - 3:21, 5:12, 6:5, 8:20, 10:15, 10:16, 12:21, 14:22, 15:6, 16:12, 21:8, 23:14, 23:21, 24:3, 24:15, 27:18, 29:10, 29:12, 31:2, 31:3 As [1] - 14:13	ask [1] - 20:20 asked [2] - 6:17, 29:6 asking [3] - 6:21, 19:5, 32:13 aspect [1] - 22:12 aspects [1] - 7:15 assist [1] - 22:8 associated [1] - 13:2 Associates [4] - 5:12, 5:13, 9:23, 10:9 Association [6] - 16:3, 16:13, 16:19, 17:5, 23:5, 29:2 at [17] - 5:19, 5:21, 6:20, 9:3, 18:8, 19:7, 21:10, 24:10, 25:7, 27:3, 27:12, 28:12, 29:11, 30:7, 31:3, 31:24, 33:9 attend [1] - 28:21 attention [1] - 8:22 attractive [2] - 15:12, 26:25 Australian [1] - 6:10 authorization [1] - 19:3 authorizing [1] - 9:4 Avalon [1] - 11:24 Avenue [3] - 1:5, 7:11, 27:15 aware [1] - 32:4 eyes [8] - 3:5, 5:6, 7:5, 8:14, 20:12, 29:23, 31:15, 33:6	B
1				
1 [1] - 5:4 10701 [1] - 1:6 11 [1] - 1:4 116 [2] - 27:12, 29:11 12 [1] - 32:14 150 [1] - 21:10 18 [1] - 3:24 1900s [1] - 10:13 19th [1] - 2:20				
2				
2 [1] - 5:9 20 [1] - 4:7 2019 [2] - 1:4, 34:20 222 [1] - 7:11 24th [1] - 34:20				
3				
3 [1] - 32:14 30 [1] - 24:7 31st [2] - 3:21, 4:2 36 [2] - 23:3, 27:5				
4				
40 [2] - 24:18, 24:21 440 [1] - 11:13 443 [1] - 11:13 470 [1] - 1:5				
5				
520 [2] - 21:15, 26:8 57 [3] - 8:19, 8:20, 10:24				
6				
631 [1] - 13:3				
7				
70 [3] - 22:23, 26:23, 30:5				
9				
9:07 [1] - 1:4 9:33 [1] - 33:9				

<p>24:25 benefits [5] - 5:21, 6:20, 6:22, 6:23, 9:5 better [1] - 16:6 between [1] - 10:20 bidders [1] - 13:25 big [1] - 23:12 bit [3] - 8:23, 18:6, 23:10 blood [1] - 34:16 BOARD [2] - 1:3, 1:11 board [15] - 4:20, 6:21, 12:7, 12:9, 12:12, 12:14, 12:18, 14:21, 15:4, 20:5, 22:7, 22:23, 31:24, 32:4, 32:10 boards [1] - 9:24 boat [4] - 16:9, 16:10, 16:20, 16:23 boats [1] - 16:14 borrowing [1] - 8:8 bought [1] - 6:8 box [1] - 30:12 bridge [1] - 25:22 Bridge [3] - 25:17, 26:10, 26:11 brief [1] - 10:2 briefly [1] - 10:8 bring [4] - 8:22, 11:17, 22:20, 26:20 brought [1] - 29:8 build [4] - 5:24, 8:6, 21:15, 23:2 building [12] - 7:15, 7:19, 11:13, 13:3, 15:7, 15:10, 15:12, 21:24, 23:2, 27:5, 27:11 buildings [3] - 26:8, 26:15, 30:8 burden [1] - 23:12 business [4] - 10:18, 10:20, 31:21, 32:23 but [16] - 4:7, 6:9, 6:15, 6:18, 8:4, 10:2, 18:8, 19:9, 22:15, 24:18, 28:16, 29:5, 29:11, 30:19, 30:21, 32:8 by [19] - 3:3, 5:3, 6:24, 7:3, 8:12, 10:23, 12:12, 13:21, 16:16, 20:5, 29:21, 31:7, 31:8, 31:13, 32:20, 33:3, 34:13, 34:16 byproduct [1] - 23:19</p>	<p>7:16, 9:5, 9:24, 15:6, 17:4, 19:15, 20:3, 23:9 cap [1] - 4:14 care [1] - 24:16 case [1] - 24:3 CECILE [1] - 1:11 Cecile [2] - 2:16, 2:18 certainly [3] - 14:6, 14:8, 28:17 certify [2] - 34:9, 34:14 CHAIRMAN [2] - 1:9, 1:12 challenge [1] - 18:7 change [3] - 8:4, 22:11, 22:20 CHIEF [1] - 1:15 chorus [6] - 3:5, 5:6, 7:5, 29:23, 31:15, 33:6 Chorus [2] - 8:14, 20:12 CITY [1] - 1:5 City [3] - 6:8, 6:9, 23:17 city [12] - 12:3, 12:16, 18:25, 21:9, 21:16, 22:3, 22:22, 22:25, 23:13, 26:3, 26:20, 27:14 city's [2] - 23:12, 24:24 clarify [1] - 32:4 clean [1] - 24:23 cleaning [1] - 25:4 clear [1] - 32:21 clearly [1] - 22:10 client [1] - 16:7 close [1] - 3:25 coal [2] - 23:21, 24:4 come [8] - 9:5, 14:20, 19:6, 24:11, 24:12, 26:20, 31:21, 32:9 comes [1] - 3:23 coming [3] - 12:15, 17:23, 30:16 committed [1] - 29:13 community [3] - 26:19, 29:7, 29:14 commuters [1] - 30:16 companies [1] - 4:12 company [4] - 6:7, 6:10, 6:11, 10:11 compelling [1] - 15:5 complete [2] - 17:20, 26:18 comprise [1] - 26:8 Con [1] - 23:25 concept [2] - 19:15, 31:24 conceptual [2] - 21:24, 30:7 concerned [1] - 32:7 consideration [1] - 3:10 consistently [1] - 23:4</p>	<p>construction [4] - 13:3, 13:13, 14:5, 14:10 consultant [1] - 31:25 containing [1] - 21:12 contamination [2] - 21:12, 23:15 contemplates [1] - 32:12 contiguous [1] - 21:14 continue [3] - 5:20, 17:3, 18:7 continues [1] - 5:18 continuing [1] - 7:13 contribution [1] - 12:2 controlled [1] - 10:23 controlling [1] - 10:19 conversations [1] - 18:19 copy [1] - 9:8 CORPORATION [1] - 1:3 cost [1] - 13:5 could [1] - 24:5 council [2] - 12:16, 19:2 COUNSEL [1] - 1:18 COUNTY [1] - 34:5 county [1] - 13:8 County [2] - 10:15, 13:22 county's [1] - 22:18 couple [1] - 28:15 course [3] - 4:16, 22:13, 23:18 create [2] - 26:25, 27:16 creative [2] - 19:13, 19:22 crowd [1] - 20:17 currently [2] - 12:6, 21:20 cutting [1] - 32:14 cycle [1] - 3:22</p>	<p>26:24, 27:6, 30:11 develop [3] - 21:17, 22:9, 29:12 development [6] - 9:9, 10:14, 22:4, 22:21, 27:9, 27:21 Development [2] - 21:3, 21:8 DEVELOPMENT [1] - 1:3 did [3] - 6:19, 30:13, 32:8 did you [1] - 10:6 DIEHL [1] - 1:19 difference [1] - 32:8 different [2] - 4:7, 4:9 difficulty [1] - 11:19 directly [2] - 11:24, 20:21 DIRECTOR [1] - 1:14 discussing [1] - 30:25 discussions [5] - 16:25, 17:3, 23:25, 28:18, 30:15 disrepair [1] - 17:21 district [1] - 11:15 Djonbalaj [1] - 2:11 DJONBALAJ [1] - 2:12 DNAPL [1] - 23:19 do [16] - 4:4, 4:5, 4:21, 8:11, 14:19, 15:2, 16:6, 18:14, 18:15, 19:3, 19:8, 20:8, 27:10, 32:5, 34:8 do you [2] - 16:4, 17:17 dock [4] - 16:10, 17:9, 17:12, 18:23 docks [3] - 17:14, 17:20, 18:3 document [1] - 6:18 does [1] - 29:19 doing [5] - 3:24, 13:15, 24:24, 30:22, 32:15 don't [2] - 14:11, 30:20 door [1] - 21:14 DOT [1] - 11:15 down [3] - 16:15, 16:16, 24:7 Downing [4] - 21:10, 25:11, 25:18, 25:21 downtown [1] - 13:18 Doyle [2] - 14:15, 28:7 DPW [2] - 21:11, 28:12 driveway [1] - 25:14 duly [1] - 34:11</p>
<p style="text-align: center;">C</p>		<p>D</p>	
<p>C [2] - 34:2 call [1] - 8:21 came [4] - 6:7, 6:17, 16:7, 18:13 can [10] - 4:17, 5:20,</p>		<p>date [2] - 3:17, 3:20 dAVID [1] - 1:18 David [1] - 9:20 day [1] - 34:20 deal [1] - 23:22 dealing [1] - 14:8 dealt [1] - 4:11 debt [1] - 6:12 December [4] - 2:20, 3:21, 4:2, 4:22 definitely [1] - 7:18 delighted [1] - 18:18 dense [1] - 23:19 department [2] - 7:13, 30:23 design [3] - 15:6, 21:24, 28:24 designed [4] - 15:9,</p>	<p>E</p>
			<p>E [7] - 1:8, 1:17, 15:8, 34:2 E-shape [1] - 15:8 each [1] - 30:23 early [1] - 10:12 ears [1] - 19:16</p>

<p>easel [1] - 9:25 economy [1] - 14:7 Ed [3] - 14:15, 23:25, 28:7 edge [1] - 19:4 effort [2] - 14:20, 18:15 eliminating [1] - 17:22 eluded [1] - 23:14 empirical [1] - 30:19 employment [1] - 14:3 empty [2] - 24:13, 24:15 encourage [1] - 14:13 end [2] - 3:21, 21:18 engineers [1] - 24:12 enhance [1] - 17:17 enjoy [1] - 3:18 enter [1] - 23:24 entering [1] - 22:11 entire [1] - 21:18 entrance [3] - 27:17, 27:20, 27:21 environmental [1] - 24:12 ESQ [3] - 1:18, 1:18, 1:19 essentially [2] - 15:7, 15:14 estate [1] - 10:21 even [3] - 17:25, 19:7, 23:16 events [1] - 29:15 every [2] - 14:20, 24:13 everybody [2] - 2:3, 23:6 everyone [2] - 2:19, 5:15 examination [2] - 34:10, 34:12 excavation [1] - 23:22 excited [1] - 11:8 exciting [1] - 7:18 EXECUTIVE [1] - 1:14 exemption [5] - 3:12, 5:11, 6:2, 8:6, 8:7 expenditure [2] - 32:7, 32:20 explore [1] - 19:16 extend [1] - 3:12 extended [1] - 31:4 extending [2] - 25:17, 25:21 Extension [1] - 26:10 extension [1] - 26:12 extensions [1] - 4:16 extremely [1] - 12:11</p>	<p>fact [2] - 14:14, 32:2 factory [1] - 26:15 fair [1] - 19:17 familiar [2] - 5:16, 11:2 families [1] - 10:22 family [1] - 10:11 far [1] - 10:20 favor [8] - 3:4, 5:5, 7:4, 8:13, 20:11, 29:22, 31:14, 33:5 FC [1] - 5:12 feet [1] - 24:7 Ferry [1] - 31:6 few [1] - 10:20 fifth [1] - 20:25 final [4] - 7:9, 8:5, 9:6, 30:4 finish [1] - 4:17 finishing [1] - 5:23 fire [1] - 7:20 firm [1] - 9:21 first [4] - 3:11, 7:24, 9:13, 25:3 FISCAL [1] - 1:15 five [1] - 11:11 floor [1] - 15:22 focus [1] - 18:9 for [33] - 3:10, 3:17, 4:3, 4:15, 5:11, 7:9, 8:4, 8:6, 8:7, 8:19, 9:6, 12:9, 12:16, 12:18, 12:20, 15:12, 16:10, 16:23, 19:3, 19:6, 19:7, 21:2, 22:7, 24:17, 24:21, 26:22, 29:6, 29:14, 30:5, 31:4, 31:25, 34:8 Forest [2] - 6:8, 6:9 form [1] - 22:25 former [2] - 21:11, 23:16 forth [1] - 34:11 forward [5] - 12:13, 13:19, 13:24, 14:22, 28:2 found [1] - 15:4 four [1] - 26:7 fourth [1] - 8:17 frankly [1] - 32:6 from [19] - 2:19, 3:2, 7:2, 9:7, 9:20, 11:4, 16:12, 16:22, 20:9, 20:10, 20:17, 21:7, 22:7, 25:8, 25:10, 27:2, 28:24, 31:6, 32:14 front [5] - 2:20, 12:7, 12:8, 12:14, 25:15 full [1] - 12:25 full-time [1] - 12:25 funded [1] - 31:8 further [2] - 24:7, 34:14 future [2] - 4:21, 18:8</p>	<p style="text-align: center;">G</p> <p>gallery/community [1] - 29:10 gas [1] - 23:18 gateway [2] - 26:25, 27:17 gave [1] - 19:2 generate [1] - 12:23 get [3] - 20:22, 24:4, 28:8 Ginsberg [1] - 21:8 give [1] - 10:2 given [1] - 34:13 go [6] - 2:4, 16:23, 24:17, 28:22, 31:25, 32:16 goes [2] - 24:21, 29:12 going [12] - 8:2, 11:25, 12:2, 17:16, 18:6, 18:7, 18:9, 21:22, 23:7, 32:10, 32:15 good [11] - 2:2, 2:17, 3:8, 3:9, 9:16, 9:18, 14:18, 21:4, 21:6, 22:15, 31:9 Google [1] - 7:16 got [2] - 19:22, 27:4 great [4] - 16:14, 19:24, 23:22, 31:11 GRIFFIN [8] - 1:19, 3:15, 5:15, 7:12, 8:20, 9:15, 20:23, 31:22 GROSZ [2] - 1:18, 31:19 group [1] - 3:20 guys [7] - 14:15, 14:16, 14:19, 17:15, 19:9, 28:8</p>	<p>Haverstraw [1] - 31:7 having [3] - 4:7, 12:13, 29:13 he [1] - 23:9 heard [1] - 11:4 hearing [4] - 7:22, 9:4, 9:7, 12:14 help [2] - 16:14, 32:2 helpful [1] - 18:15 Henry [4] - 2:11, 7:2, 20:10, 31:13 here [20] - 2:6, 2:8, 2:10, 2:12, 2:14, 4:6, 4:9, 9:22, 12:2, 12:19, 13:10, 15:6, 16:18, 19:19, 21:7, 23:7, 25:12, 26:15, 26:23, 30:8 hereby [1] - 34:9 hereinbefore [1] - 34:11 hereunto [1] - 34:19 high [1] - 26:15 Hill [1] - 5:17 him [1] - 28:14 hiring [2] - 13:12, 14:7 Holdings [1] - 7:10 hole [1] - 7:17 Homeowners [2] - 23:5, 29:2 hope [3] - 22:20, 22:21, 24:19 hopefully [1] - 10:2 house [2] - 6:14, 22:14 how are [1] - 9:12 however [1] - 32:17 Hudson [8] - 11:23, 15:8, 16:8, 16:15, 19:20, 25:8, 25:10, 26:17</p>
<p style="text-align: center;">F</p>		<p style="text-align: center;">H</p>	<p style="text-align: center;">I</p>
<p>F [1] - 34:2 facade [1] - 15:2 facility [4] - 21:11, 21:13, 22:15, 22:19</p>		<p>had [3] - 22:3, 30:14, 31:23 HALL [1] - 1:5 hand [2] - 16:22, 34:20 happens [1] - 16:17 HARRIS [2] - 1:18, 1:19 Harris [2] - 3:13, 5:14 Hartsdale [1] - 10:16 has [9] - 2:19, 7:14, 7:17, 7:21, 15:5, 16:9, 17:2, 17:9, 29:20 hasn't [1] - 22:3 have [38] - 2:16, 3:15, 4:4, 4:11, 6:3, 7:2, 8:11, 8:24, 9:8, 9:10, 9:11, 9:24, 11:4, 11:17, 11:20, 12:24, 13:20, 14:12, 15:15, 16:21, 17:6, 17:17, 17:19, 18:19, 18:21, 20:8, 20:19, 23:3, 23:24, 25:2, 27:19, 28:16, 30:20, 30:22, 31:2, 31:9, 32:3, 34:19</p>	<p>I [32] - 2:23, 5:16, 9:8, 10:4, 13:6, 13:16, 14:18, 14:19, 15:2, 15:3, 17:6, 18:5, 18:25, 20:15, 23:11, 23:14, 24:25, 25:19, 28:6, 28:22, 28:23, 31:23, 32:7, 32:9, 34:2, 34:7, 34:14, 34:16, 34:19 i [4] - 7:2, 13:16, 25:23, 30:13 I'll [2] - 4:24, 32:24 I'm [2] - 16:4, 20:20 I've [3] - 11:2, 16:12, 24:20 IDA [9] - 1:13, 1:14, 1:18, 5:17, 6:19, 6:24, 9:19, 13:22, 32:20 IDA/YEDC [1] - 1:15 IDAs [1] - 13:7 idea [1] - 30:12 ides [1] - 19:23</p>

<p>if [17] - 2:22, 3:23, 4:19, 6:18, 8:25, 9:10, 17:4, 18:13, 19:9, 19:10, 19:14, 19:22, 20:19, 20:20, 20:21, 28:21, 29:18</p> <p>important [2] - 27:24, 28:3</p> <p>improve [1] - 27:14</p> <p>in [61] - 2:20, 3:4, 3:20, 3:23, 4:21, 4:22, 5:4, 5:18, 6:4, 6:7, 7:4, 7:17, 8:13, 10:14, 10:15, 10:16, 10:21, 11:5, 11:9, 12:3, 12:5, 12:6, 12:8, 12:14, 13:4, 13:5, 13:9, 13:17, 13:18, 14:3, 14:24, 14:25, 15:18, 15:23, 16:18, 17:20, 18:5, 18:8, 18:15, 19:19, 20:11, 22:4, 22:11, 22:22, 23:2, 24:3, 24:6, 24:9, 24:24, 25:3, 25:15, 28:8, 29:9, 29:22, 31:2, 31:14, 33:5, 34:17</p> <p>IN [1] - 34:19</p> <p>inactive [1] - 17:23</p> <p>increase [1] - 30:20</p> <p>indicated [1] - 17:2</p> <p>induced [1] - 13:21</p> <p>inducement [7] - 8:18, 8:21, 12:20, 21:2, 22:7, 23:8, 30:5</p> <p>INDUSTRIAL [1] - 1:3</p> <p>industrial [5] - 12:6, 21:21, 22:2, 22:14, 22:16</p> <p>information [1] - 10:3</p> <p>innovated [1] - 19:13</p> <p>integrating [1] - 11:23</p> <p>intend [1] - 32:5</p> <p>interest [1] - 6:3</p> <p>interested [2] - 13:9, 34:17</p> <p>interesting [3] - 7:15, 10:3, 15:5</p> <p>into [3] - 11:24, 22:11, 23:24</p> <p>investment [2] - 7:23, 22:6</p> <p>involved [1] - 13:17</p> <p>IOVINO [2] - 34:7, 34:23</p> <p>is [59] - 3:7, 3:11, 3:20, 4:3, 4:5, 5:8, 5:9, 5:16, 6:10, 7:7, 7:8, 7:10, 7:13, 8:4, 8:16, 8:18, 9:13, 9:20, 10:10, 10:18, 10:19, 11:14, 11:25, 12:5, 13:5, 14:21, 15:7, 16:15, 17:25, 19:19, 20:14, 20:25, 21:11, 21:20, 21:22, 22:15, 23:6, 23:15, 23:16, 23:19, 24:22, 25:3, 25:24,</p>	<p>25:25, 26:5, 26:23, 28:6, 29:14, 29:25, 30:4, 30:6, 30:7, 30:10, 30:11, 31:7, 31:17, 32:5, 34:10, 34:12</p> <p>is this [1] - 25:7</p> <p>issues [1] - 18:21</p> <p>it [33] - 4:3, 6:15, 7:16, 7:17, 8:21, 10:18, 11:23, 13:11, 13:23, 15:5, 15:22, 17:25, 18:8, 19:7, 19:10, 19:13, 20:21, 21:11, 21:14, 21:20, 22:8, 23:17, 23:21, 24:5, 24:11, 24:22, 27:16, 30:22, 31:3, 32:8, 32:14</p> <p>it's [13] - 4:19, 6:9, 7:18, 10:12, 11:5, 11:20, 15:9, 18:6, 19:20, 20:17, 21:25, 24:22, 31:8</p> <p>item [10] - 3:7, 5:8, 7:7, 7:8, 8:16, 20:14, 20:25, 29:25, 30:4, 31:17</p> <p>Item [1] - 5:9</p> <p>its [1] - 22:13</p> <p>itself [2] - 13:4, 14:25</p>	<p>known [2] - 5:12, 23:21</p>	<p>mandatory [1] - 14:12</p> <p>MANIGLIA [7] - 21:4, 21:7, 23:14, 28:11, 28:14, 30:2, 30:13</p> <p>manufacturing [1] - 23:18</p> <p>many [4] - 10:9, 10:25, 13:7, 32:17</p> <p>Maps [1] - 7:16</p> <p>marine [1] - 18:5</p> <p>marriage [1] - 34:16</p> <p>Martin [1] - 29:8</p> <p>Mary [2] - 2:3, 4:11</p> <p>MARY [1] - 1:15</p> <p>master [2] - 21:17, 26:2</p> <p>Master [1] - 26:5</p> <p>material [1] - 23:23</p> <p>materials [1] - 32:14</p> <p>matter [2] - 14:14, 34:18</p> <p>may [3] - 10:9, 11:3, 19:8</p> <p>maybe [1] - 18:13</p> <p>MAYOR [46] - 1:9, 2:2, 2:6, 2:17, 3:2, 3:6, 4:23, 5:2, 5:7, 6:25, 7:6, 8:10, 8:15, 9:12, 9:16, 10:4, 10:7, 14:11, 14:18, 15:20, 17:8, 17:11, 17:15, 17:25, 18:11, 18:22, 19:24, 20:4, 20:8, 20:13, 21:6, 25:6, 25:13, 25:19, 25:23, 27:22, 28:3, 28:13, 28:20, 29:17, 30:3, 31:11, 31:16, 31:20, 32:22, 33:2</p> <p>mayor [7] - 2:5, 9:19, 11:3, 19:11, 21:5, 29:24, 31:22</p> <p>MCGILL [7] - 1:14, 3:9, 5:9, 7:8, 8:17, 20:25, 30:4</p> <p>me [3] - 20:24, 25:5, 28:21</p> <p>means [1] - 30:23</p> <p>meet [1] - 14:15</p> <p>MEETING [1] - 1:3</p> <p>meeting [5] - 2:20, 6:20, 29:7, 31:24, 33:8</p> <p>meetings [3] - 28:22, 28:25, 29:15</p> <p>Melissa [5] - 2:13, 5:3, 8:12, 31:12, 33:4</p> <p>MELISSA [1] - 1:10</p> <p>MEMBER [1] - 1:11</p> <p>members [2] - 9:19, 20:5</p> <p>met [5] - 23:3, 28:7, 28:12, 28:14, 28:18</p> <p>Metro [2] - 30:15, 31:8</p> <p>Metro-North [2] - 30:15, 31:8</p> <p>Michael [2] - 13:16, 17:2</p> <p>middle [1] - 15:19</p>
	<p style="text-align: center;">J</p>		
<p>inducement [7] - 8:18, 8:21, 12:20, 21:2, 22:7, 23:8, 30:5</p> <p>INDUSTRIAL [1] - 1:3</p> <p>industrial [5] - 12:6, 21:21, 22:2, 22:14, 22:16</p> <p>information [1] - 10:3</p> <p>innovated [1] - 19:13</p> <p>integrating [1] - 11:23</p> <p>intend [1] - 32:5</p> <p>interest [1] - 6:3</p> <p>interested [2] - 13:9, 34:17</p> <p>interesting [3] - 7:15, 10:3, 15:5</p> <p>into [3] - 11:24, 22:11, 23:24</p> <p>investment [2] - 7:23, 22:6</p> <p>involved [1] - 13:17</p> <p>IOVINO [2] - 34:7, 34:23</p> <p>is [59] - 3:7, 3:11, 3:20, 4:3, 4:5, 5:8, 5:9, 5:16, 6:10, 7:7, 7:8, 7:10, 7:13, 8:4, 8:16, 8:18, 9:13, 9:20, 10:10, 10:18, 10:19, 11:14, 11:25, 12:5, 13:5, 14:21, 15:7, 16:15, 17:25, 19:19, 20:14, 20:25, 21:11, 21:20, 21:22, 22:15, 23:6, 23:15, 23:16, 23:19, 24:22, 25:3, 25:24,</p>	<p>JAIME [1] - 1:14</p> <p>Jamie [1] - 4:11</p> <p>January [2] - 1:4, 34:20</p> <p>Jim [2] - 21:22, 25:5</p> <p>job [2] - 13:11, 13:23</p> <p>jobs [4] - 12:24, 13:2, 13:3, 13:9</p> <p>just [9] - 4:8, 4:16, 4:22, 8:20, 9:13, 12:7, 20:15, 20:22, 30:11</p>	<p>L</p> <p>L [1] - 1:17</p> <p>Lake [2] - 7:9, 7:11</p> <p>last [3] - 14:24, 19:12, 31:24</p> <p>law [1] - 9:21</p> <p>leading [1] - 27:21</p> <p>learned [1] - 16:12</p> <p>lease [4] - 5:18, 16:10, 17:7</p> <p>left [1] - 17:12</p> <p>legal [5] - 3:16, 31:18, 31:19, 31:20, 31:23</p> <p>less [1] - 24:19</p> <p>let [2] - 25:4, 32:4</p> <p>let's [1] - 19:23</p> <p>light [1] - 15:17</p> <p>Lighthouse [1] - 15:21</p> <p>like [11] - 8:21, 9:2, 12:20, 13:7, 13:10, 14:22, 15:3, 16:21, 18:16, 28:21, 30:17</p> <p>likely [1] - 13:14</p> <p>line [1] - 23:18</p> <p>liquid [1] - 23:20</p> <p>litttle [3] - 4:8, 8:23, 23:10</p> <p>LLC [4] - 5:12, 5:13, 7:10, 8:19</p> <p>local [5] - 13:12, 14:3, 14:7, 14:9</p> <p>location [1] - 16:21</p> <p>look [4] - 12:13, 13:24, 14:6, 26:16</p> <p>looking [4] - 25:7, 25:10, 26:22, 28:2</p> <p>love [1] - 18:22</p> <p>LPA [1] - 28:24</p> <p>Ludlow [9] - 21:2, 23:5, 26:5, 26:9, 27:7, 27:12, 27:23, 29:2, 29:11</p> <p>LYRAS [7] - 1:15, 2:5, 2:7, 2:9, 2:11, 2:13, 2:15</p>	<p>mandatory [1] - 14:12</p> <p>MANIGLIA [7] - 21:4, 21:7, 23:14, 28:11, 28:14, 30:2, 30:13</p> <p>manufacturing [1] - 23:18</p> <p>many [4] - 10:9, 10:25, 13:7, 32:17</p> <p>Maps [1] - 7:16</p> <p>marine [1] - 18:5</p> <p>marriage [1] - 34:16</p> <p>Martin [1] - 29:8</p> <p>Mary [2] - 2:3, 4:11</p> <p>MARY [1] - 1:15</p> <p>master [2] - 21:17, 26:2</p> <p>Master [1] - 26:5</p> <p>material [1] - 23:23</p> <p>materials [1] - 32:14</p> <p>matter [2] - 14:14, 34:18</p> <p>may [3] - 10:9, 11:3, 19:8</p> <p>maybe [1] - 18:13</p> <p>MAYOR [46] - 1:9, 2:2, 2:6, 2:17, 3:2, 3:6, 4:23, 5:2, 5:7, 6:25, 7:6, 8:10, 8:15, 9:12, 9:16, 10:4, 10:7, 14:11, 14:18, 15:20, 17:8, 17:11, 17:15, 17:25, 18:11, 18:22, 19:24, 20:4, 20:8, 20:13, 21:6, 25:6, 25:13, 25:19, 25:23, 27:22, 28:3, 28:13, 28:20, 29:17, 30:3, 31:11, 31:16, 31:20, 32:22, 33:2</p> <p>mayor [7] - 2:5, 9:19, 11:3, 19:11, 21:5, 29:24, 31:22</p> <p>MCGILL [7] - 1:14, 3:9, 5:9, 7:8, 8:17, 20:25, 30:4</p> <p>me [3] - 20:24, 25:5, 28:21</p> <p>means [1] - 30:23</p> <p>meet [1] - 14:15</p> <p>MEETING [1] - 1:3</p> <p>meeting [5] - 2:20, 6:20, 29:7, 31:24, 33:8</p> <p>meetings [3] - 28:22, 28:25, 29:15</p> <p>Melissa [5] - 2:13, 5:3, 8:12, 31:12, 33:4</p> <p>MELISSA [1] - 1:10</p> <p>MEMBER [1] - 1:11</p> <p>members [2] - 9:19, 20:5</p> <p>met [5] - 23:3, 28:7, 28:12, 28:14, 28:18</p> <p>Metro [2] - 30:15, 31:8</p> <p>Metro-North [2] - 30:15, 31:8</p> <p>Michael [2] - 13:16, 17:2</p> <p>middle [1] - 15:19</p>
	<p style="text-align: center;">K</p>		
<p>involved [1] - 13:17</p> <p>IOVINO [2] - 34:7, 34:23</p> <p>is [59] - 3:7, 3:11, 3:20, 4:3, 4:5, 5:8, 5:9, 5:16, 6:10, 7:7, 7:8, 7:10, 7:13, 8:4, 8:16, 8:18, 9:13, 9:20, 10:10, 10:18, 10:19, 11:14, 11:25, 12:5, 13:5, 14:21, 15:7, 16:15, 17:25, 19:19, 20:14, 20:25, 21:11, 21:20, 21:22, 22:15, 23:6, 23:15, 23:16, 23:19, 24:22, 25:3, 25:24,</p>	<p>KARLY [1] - 1:18</p> <p>keep [3] - 17:4, 17:16, 18:3</p> <p>kept [1] - 6:8</p> <p>kicked [1] - 12:8</p> <p>KIMBALL [8] - 1:10, 2:10, 2:25, 4:24, 16:2, 23:9, 28:23, 32:24</p> <p>Kimball [1] - 2:9</p> <p>kind [4] - 11:5, 24:16, 25:14, 32:12</p> <p>kinds [1] - 18:19</p> <p>KISCHAK [2] - 1:12, 2:8</p> <p>Kischak [1] - 2:7</p> <p>Kisco [1] - 10:15</p> <p>know [11] - 4:6, 15:3, 16:4, 16:6, 18:25, 20:15, 21:8, 24:25, 28:6, 30:12, 30:18</p>	<p>M</p> <p>made [5] - 5:2, 28:4, 29:20, 31:12, 33:2</p> <p>MADELINE [2] - 34:7, 34:23</p> <p>magnificent [1] - 15:16</p> <p>maintained [1] - 16:9</p> <p>maintains [2] - 16:9, 16:20</p> <p>make [5] - 4:24, 14:20, 15:11, 29:20, 32:24</p> <p>management [2] - 13:13, 14:5</p>	<p>mandatory [1] - 14:12</p> <p>MANIGLIA [7] - 21:4, 21:7, 23:14, 28:11, 28:14, 30:2, 30:13</p> <p>manufacturing [1] - 23:18</p> <p>many [4] - 10:9, 10:25, 13:7, 32:17</p> <p>Maps [1] - 7:16</p> <p>marine [1] - 18:5</p> <p>marriage [1] - 34:16</p> <p>Martin [1] - 29:8</p> <p>Mary [2] - 2:3, 4:11</p> <p>MARY [1] - 1:15</p> <p>master [2] - 21:17, 26:2</p> <p>Master [1] - 26:5</p> <p>material [1] - 23:23</p> <p>materials [1] - 32:14</p> <p>matter [2] - 14:14, 34:18</p> <p>may [3] - 10:9, 11:3, 19:8</p> <p>maybe [1] - 18:13</p> <p>MAYOR [46] - 1:9, 2:2, 2:6, 2:17, 3:2, 3:6, 4:23, 5:2, 5:7, 6:25, 7:6, 8:10, 8:15, 9:12, 9:16, 10:4, 10:7, 14:11, 14:18, 15:20, 17:8, 17:11, 17:15, 17:25, 18:11, 18:22, 19:24, 20:4, 20:8, 20:13, 21:6, 25:6, 25:13, 25:19, 25:23, 27:22, 28:3, 28:13, 28:20, 29:17, 30:3, 31:11, 31:16, 31:20, 32:22, 33:2</p> <p>mayor [7] - 2:5, 9:19, 11:3, 19:11, 21:5, 29:24, 31:22</p> <p>MCGILL [7] - 1:14, 3:9, 5:9, 7:8, 8:17, 20:25, 30:4</p> <p>me [3] - 20:24, 25:5, 28:21</p> <p>means [1] - 30:23</p> <p>meet [1] - 14:15</p> <p>MEETING [1] - 1:3</p> <p>meeting [5] - 2:20, 6:20, 29:7, 31:24, 33:8</p> <p>meetings [3] - 28:22, 28:25, 29:15</p> <p>Melissa [5] - 2:13, 5:3, 8:12, 31:12, 33:4</p> <p>MELISSA [1] - 1:10</p> <p>MEMBER [1] - 1:11</p> <p>members [2] - 9:19, 20:5</p> <p>met [5] - 23:3, 28:7, 28:12, 28:14, 28:18</p> <p>Metro [2] - 30:15, 31:8</p> <p>Metro-North [2] - 30:15, 31:8</p> <p>Michael [2] - 13:16, 17:2</p> <p>middle [1] - 15:19</p>

<p>migration [1] - 24:8 Mike [1] - 9:23 MIKE [1] - 1:9 million [2] - 13:6, 22:6 mind [1] - 18:11 minutes [3] - 2:19, 2:24, 9:7 misleading [1] - 32:9 missing [1] - 11:5 misused [1] - 27:11 month [1] - 12:15 months [3] - 3:25, 24:13, 28:15 more [2] - 7:22 morning [8] - 2:2, 2:17, 3:8, 3:9, 9:17, 9:18, 21:4, 21:6 mortgage [8] - 5:10, 6:5, 6:13, 6:14, 6:16, 6:24, 8:7, 12:21 most [1] - 13:14 motion [13] - 2:23, 3:2, 4:25, 5:3, 7:2, 8:11, 20:9, 29:20, 29:21, 31:12, 32:25, 33:3 Motion [1] - 2:25 Mount [1] - 10:15 mouth [1] - 11:6 move [1] - 14:22 moving [1] - 13:19 mR [1] - 9:18 MR [42] - 2:8, 2:11, 2:12, 3:15, 5:15, 7:12, 8:20, 9:15, 10:6, 10:8, 14:17, 14:23, 15:23, 16:5, 17:10, 17:13, 17:19, 18:4, 18:17, 18:18, 19:11, 20:2, 20:7, 20:23, 21:4, 21:7, 23:14, 25:9, 25:16, 25:20, 25:24, 27:25, 28:10, 28:11, 28:14, 29:5, 30:2, 30:6, 30:13, 31:22, 32:22, 33:7 Mr [3] - 9:19, 19:11, 21:5 MS [19] - 2:5, 2:7, 2:9, 2:10, 2:13, 2:15, 2:25, 3:9, 4:24, 5:9, 7:8, 8:17, 16:2, 20:25, 23:9, 28:23, 30:4, 31:19, 32:24 mS [1] - 2:14 my [4] - 9:20, 16:7, 28:23, 34:20</p>	<p>nearby [1] - 11:20 necessary [2] - 24:22 need [5] - 2:23, 6:12, 14:18, 14:19, 30:20 negatives [7] - 3:6, 5:7, 7:6, 8:15, 20:13, 29:24, 31:16 negotiations [1] - 28:17 neighborhood [5] - 26:4, 27:2, 27:7, 27:17, 29:6 Nepperhan [1] - 1:5 never [1] - 24:4 NEW [1] - 34:4 new [12] - 4:18, 6:12, 6:16, 6:23, 11:10, 18:9, 21:17, 22:3, 25:21, 26:11, 26:13, 27:20 New [3] - 1:6, 10:21, 34:8 next [2] - 12:14, 21:13 nice [3] - 7:23, 11:20, 27:16 night [1] - 12:8 no [11] - 3:16, 6:23, 20:4, 20:16, 26:14, 29:18, 31:19, 31:20, 32:6, 32:19, 34:17 No [1] - 4:24 nobody [1] - 6:13 non [1] - 23:20 non-aqueous [1] - 23:20 none [1] - 29:25 nonunion [1] - 14:2 normally [1] - 6:13 North [2] - 30:15, 31:8 north [3] - 16:23, 26:17, 27:9 not [10] - 2:23, 4:3, 4:17, 6:19, 10:9, 19:5, 20:17, 20:22, 25:3, 34:14 Notary [1] - 34:7 now [8] - 6:15, 11:6, 13:19, 17:7, 17:21, 22:10, 30:19, 30:25 number [5] - 5:9, 12:24, 14:14, 16:11, 24:17 numbers [1] - 30:19</p>	<p>13:9, 13:20, 13:25, 14:3, 14:14, 14:24, 14:25, 15:13, 15:14, 15:16, 15:17, 15:19, 16:11, 17:11, 17:22, 18:2, 18:6, 18:20, 18:23, 19:10, 19:17, 20:12, 20:18, 21:18, 21:24, 22:2, 22:13, 23:7, 23:12, 23:17, 23:18, 23:19, 23:22, 23:23, 24:5, 24:16, 24:17, 24:20, 25:14, 25:15, 25:25, 27:24, 28:15, 29:5, 29:10, 29:15, 29:23, 30:10, 30:11, 31:15, 32:12, 33:6, 34:8, 34:12, 34:15, 34:17, 34:20 OF [2] - 34:4, 34:5 off [5] - 6:11, 6:14, 6:15, 12:8, 16:22 offered [1] - 9:3 offering [1] - 8:5 OFFICER [1] - 1:15 often [3] - 23:4, 24:3, 24:5 okay [6] - 7:2, 20:6, 25:13, 28:13, 28:20, 32:22 old [3] - 6:11, 21:25, 22:25 on [24] - 2:15, 4:15, 5:4, 6:13, 6:14, 6:16, 7:16, 9:25, 11:6, 12:2, 13:22, 15:21, 18:9, 18:20, 18:24, 19:4, 19:8, 23:15, 24:17, 24:21, 26:3, 28:18, 29:12, 31:25 once [2] - 4:22, 24:13 one [13] - 4:8, 5:15, 7:14, 7:24, 14:14, 14:24, 15:2, 15:15, 16:15, 29:5, 29:13, 31:22, 32:18 ones [2] - 7:25, 19:12 open [7] - 13:11, 13:23, 15:10, 15:11, 28:16, 28:17, 29:14 operators [1] - 18:5 opportunities [1] - 7:21 opportunity [1] - 32:3 Opportunity [1] - 7:10 opposed [1] - 18:13 opposite [1] - 15:8 or [8] - 12:25, 15:15, 18:2, 18:23, 19:6, 19:7, 25:15, 34:16 ordinary [1] - 4:16 oriented [1] - 11:15 original [1] - 10:14 Ossining [1] - 31:7 other [11] - 12:8, 13:10, 16:17, 20:2, 20:4, 28:6,</p>	<p>29:18, 29:19, 31:2, 31:21, 32:23 our [12] - 13:10, 13:20, 14:5, 15:2, 19:8, 20:18, 20:25, 25:3, 27:8, 30:4, 31:2, 31:5 out [6] - 5:24, 6:8, 8:6, 15:9, 25:21, 30:11 outcome [1] - 34:17 outside [1] - 3:17 over [2] - 3:24, 26:16 overall [2] - 25:25, 26:2 overlooked [1] - 22:16 overlooking [1] - 26:14 own [2] - 19:8, 30:22 owned [3] - 10:11, 10:18, 23:13 owner [1] - 10:19</p>
		<p>P</p>	<p>P [2] - 1:8, 1:17 paid [2] - 6:11, 6:15 Palisades [1] - 15:17 parcel [3] - 21:10, 21:13, 22:22 park [4] - 25:11, 26:12, 26:13, 26:21 Park [2] - 27:7, 27:23 parking [2] - 11:12, 11:13 part [8] - 6:5, 9:13, 20:18, 23:12, 24:20, 25:25, 27:24, 29:10 particular [1] - 12:3 particularly [1] - 15:3 parties [1] - 34:15 passed [7] - 3:7, 5:8, 7:7, 8:16, 20:14, 29:25, 31:17 past [1] - 31:2 path [1] - 27:15 pay [2] - 19:6, 19:7 pays [1] - 6:13 pedestrian [1] - 11:22 pedestrians [1] - 11:18 people [1] - 11:18 perhaps [2] - 8:22, 21:25 periods [1] - 3:13 permanent [1] - 13:2 Pete [3] - 3:3, 8:12, 29:20 PETER [2] - 1:12, 1:19 Peter [1] - 2:7 petroleum [1] - 23:20 phase [1] - 29:4 phone [1] - 2:15 pick [4] - 4:2, 16:22, 32:16, 32:18 Pier [3] - 22:23, 26:24, 30:5</p>
<p>N</p>	<p>O</p>	<p>O [1] - 1:17 obviously [1] - 27:22 occasions [1] - 28:19 of [91] - 2:20, 3:5, 3:16, 3:21, 4:10, 5:6, 5:21, 5:23, 5:24, 6:5, 7:5, 7:24, 8:14, 9:8, 9:9, 9:14, 9:19, 9:21, 10:9, 10:13, 10:19, 10:21, 10:25, 11:5, 11:10, 11:12, 12:7, 12:9, 12:14, 12:24, 12:25, 13:4, 13:5,</p>	

<p>pier [2] - 18:23, 19:4 pilot [2] - 12:22, 16:20 Pilot [1] - 16:8 Pilots [4] - 16:3, 16:13, 16:19, 17:4 pioneers [1] - 22:11 PLA [2] - 14:12, 14:21 Plains [2] - 13:12, 13:18 Plan [1] - 26:6 plan [8] - 12:18, 15:24, 21:14, 21:17, 21:23, 26:2, 26:20, 29:12 Planned [1] - 12:10 planning [8] - 7:12, 8:3, 10:5, 12:7, 12:9, 12:12, 12:17, 15:4 plants [1] - 24:2 platform [1] - 31:4 plaza [3] - 26:23, 27:4, 30:10 pleased [1] - 10:17 PLLC [2] - 1:18, 1:19 point [1] - 30:7 Point [1] - 21:3 possibility [1] - 18:2 possible [1] - 14:8 possibly [1] - 29:9 preliminary [1] - 30:14 prepped [1] - 23:6 presentation [1] - 11:4 presented [1] - 31:23 presently [1] - 30:21 prevent [2] - 24:7, 24:11 private [1] - 21:13 privately [1] - 10:11 privately-owned [1] - 10:11 probably [3] - 16:6, 16:16, 24:9 process [4] - 4:6, 8:4, 9:14, 27:24 professional [1] - 18:20 profits [1] - 23:10 project [23] - 3:22, 3:24, 4:13, 4:17, 5:17, 7:14, 8:23, 8:25, 12:11, 12:23, 13:4, 13:5, 13:10, 13:18, 13:22, 14:10, 14:25, 19:14, 22:5, 22:8, 26:23, 26:24, 31:5 projection [1] - 12:25 projects [5] - 3:16, 4:18, 10:14, 24:20, 30:24 promenade [1] - 11:22 property [9] - 6:4, 6:5, 8:8, 17:9, 19:18, 19:21, 22:24, 23:13, 27:12 proposal [1] - 10:24 proposed [1] - 27:8</p>	<p>proposing [3] - 11:9, 26:11, 27:10 provide [1] - 6:19 proximity [1] - 22:13 Public [1] - 34:7 public [6] - 9:3, 9:7, 12:13, 19:14, 26:12, 29:3 publicize [1] - 32:2 pump [2] - 24:9, 24:14 pumps [2] - 24:10, 24:14 PUR [2] - 12:9, 12:16 purchase [1] - 21:10 purchased [2] - 22:25, 27:13 put [10] - 3:17, 3:20, 4:15, 6:12, 9:25, 15:18, 15:20, 15:23, 24:6, 24:9 PUTNAM [1] - 34:5 putting [2] - 6:16, 25:14</p>	<p>related [1] - 34:15 relationship [1] - 31:9 remain [1] - 5:18 remove [2] - 23:22, 24:4 rental [1] - 11:12 report [1] - 3:22 representative [2] - 8:24, 9:10 representing [1] - 9:22 required [1] - 24:6 requires [1] - 23:21 residential [2] - 11:12, 22:12 residents [1] - 15:13 resolution [10] - 3:11, 4:8, 5:10, 7:9, 8:5, 8:18, 8:19, 15:24, 21:2, 30:5 Resolution [1] - 5:4 resolutions [2] - 3:10, 4:7 respond [1] - 32:18 responsibility [1] - 24:24 Restaurant [1] - 15:21 returning [1] - 12:17 review [2] - 3:13, 21:18 revisions [1] - 30:9 RFP [4] - 32:5, 32:11, 32:12, 32:15 RFQ [1] - 31:25 Ridge [1] - 5:16 right [14] - 11:6, 11:22, 13:19, 16:18, 17:7, 17:21, 19:19, 22:10, 25:12, 26:16, 29:9, 30:8, 30:19, 32:16 rive [1] - 15:17 River [6] - 11:23, 15:8, 16:8, 16:15, 19:20, 31:3 Riverdale [1] - 27:15 rivers [1] - 26:14 roadway [1] - 25:15 rodeo [1] - 25:3 roof [1] - 7:17 Rose [6] - 9:22, 10:8, 10:10, 10:19, 12:19, 19:18 ROTHMAN [1] - 1:18 rules [1] - 20:18 run [1] - 31:7</p>	<p>28:10 say [3] - 10:17, 13:16, 32:10 says [1] - 3:24 scope [1] - 4:13 second [1] - 26:23 seconded [8] - 3:3, 5:3, 7:3, 8:12, 20:10, 29:21, 31:13, 33:3 SECRETARY [1] - 1:10 see [9] - 7:16, 7:18, 14:22, 15:6, 17:4, 18:23, 19:9, 25:19, 30:18 seek [4] - 21:17, 22:6, 23:8, 28:15 seen [1] - 7:25 send [1] - 32:13 separate [1] - 22:22 series [2] - 3:15, 4:10 set [2] - 34:11, 34:20 several [1] - 28:19 sewage [2] - 22:17, 22:18 shape [1] - 15:8 SHAWN [1] - 1:19 shop [4] - 13:11, 13:23, 28:12, 28:16 short [1] - 17:6 should [2] - 10:25, 13:16 show [1] - 4:5 showing [1] - 14:25 sign [1] - 6:18 signing [1] - 6:24 sill [1] - 5:23 since [2] - 3:19, 10:12 SINGER [1] - 1:11 Singer [1] - 2:16 site [14] - 5:19, 5:22, 11:2, 11:11, 11:24, 12:18, 15:24, 21:23, 23:15, 23:16, 24:10, 24:23, 25:25, 30:17 sites [2] - 25:4, 31:3 slurry [1] - 24:6 so [26] - 3:23, 4:17, 5:20, 5:24, 6:17, 6:23, 9:13, 16:5, 19:5, 19:13, 19:22, 20:15, 24:5, 24:16, 24:21, 24:24, 25:4, 25:13, 26:13, 26:16, 27:2, 27:15, 27:19, 28:8, 31:9, 32:17 solution [1] - 17:24 some [10] - 5:23, 7:14, 7:20, 9:24, 10:2, 10:13, 18:5, 18:21, 18:23, 19:22 somebody [1] - 3:23 something [6] - 14:21, 18:14, 18:16, 19:8, 19:10, 29:8</p>
	<p>Q</p> <p>QFC [1] - 6:9 question [3] - 20:16, 20:19, 29:19 questions [9] - 2:22, 4:23, 6:25, 8:11, 9:11, 20:3, 20:5, 29:18, 31:12 quick [1] - 31:22 quintessential [1] - 11:14 quite [2] - 22:4, 32:6</p>		
	<p>R</p> <p>R [3] - 1:8, 1:17, 34:2 rather [1] - 15:4 ready [1] - 2:3 real [2] - 10:21, 11:19 realize [1] - 10:10 really [3] - 10:22, 15:10, 15:12 reason [1] - 3:16 recapitalization [1] - 5:14 recapitalizing [1] - 6:6 receive [1] - 12:20 received [1] - 12:12 record [1] - 34:12 recording [1] - 5:11 redeveloped [1] - 7:19 redevelopment [4] - 11:10, 11:16, 13:17, 19:15 Redevelopment [1] - 12:10 referred [1] - 11:3 refurbishing [1] - 26:18 regarding [1] - 30:16 region [1] - 13:7 regular [1] - 28:25</p>		
		<p>S</p> <p>S [3] - 1:8, 1:17 sales [5] - 3:12, 4:15, 5:25, 8:5, 12:21 same [2] - 4:13, 14:4 SANDOVAL [7] - 25:9, 25:16, 25:20, 25:24, 27:25, 29:5, 30:6 Sandoval [2] - 21:22,</p>	

PROCEEDINGS

<p>sometime [1] - 22:4 sometimes [1] - 24:18 somewhat [1] - 17:11 somewhere [3] - 15:22, 18:24, 19:4 south [3] - 16:16, 16:23, 27:8 space [3] - 29:7, 29:11, 29:13 spaces [1] - 11:14 Spano [1] - 2:5 SPANO [47] - 1:9, 2:2, 2:6, 2:17, 3:2, 3:6, 4:23, 5:2, 5:7, 6:25, 7:6, 8:10, 8:15, 9:12, 9:16, 10:4, 10:7, 14:11, 14:18, 15:20, 17:8, 17:11, 17:15, 17:25, 18:11, 18:22, 19:24, 20:4, 20:8, 20:13, 21:6, 25:6, 25:13, 25:19, 25:23, 27:22, 28:3, 28:13, 28:20, 29:17, 29:24, 30:3, 31:11, 31:16, 31:20, 33:2, 33:7 speak [1] - 8:25 speed [1] - 23:6 spots [1] - 16:14 SS [1] - 34:4 STAFF [1] - 1:13 staff [3] - 3:13, 18:20, 32:18 stakeholders [1] - 26:4 standards [1] - 26:21 start [2] - 19:23, 32:19 started [2] - 10:13, 31:6 STATE [1] - 34:4 state [1] - 18:25 State [1] - 34:8 station [5] - 11:19, 27:3, 27:20, 30:9, 30:21 Stationary [1] - 26:5 stayed [1] - 22:14 STEINMETZ [13] - 9:18, 10:6, 10:8, 14:17, 14:23, 15:23, 16:5, 17:10, 17:13, 18:18, 19:11, 20:2, 20:7 Steinmetz [2] - 9:20, 9:21 steward [1] - 28:12 still [5] - 4:13, 4:14, 5:25, 7:17, 8:2 stimulate [2] - 11:21, 14:6 stories [1] - 11:11 story [1] - 11:11 Street [11] - 10:25, 12:4, 21:11, 22:24, 25:11, 25:17, 26:9, 26:10, 26:11, 26:24, 27:12 strongly [1] - 14:13</p>	<p>structural [1] - 18:21 structure [1] - 18:10 studied [1] - 17:19 study [2] - 18:8, 19:3 style [1] - 4:20 substantial [1] - 12:24 substantially [1] - 10:23 successful [2] - 13:25, 25:2 successor [1] - 24:2 such [1] - 34:12 sugar [1] - 22:14 sure [1] - 20:20 sworn [1] - 34:11</p> <p style="text-align: center;">T</p> <p>T [4] - 1:8, 1:17, 34:2 talk [2] - 23:9, 30:21 talked [1] - 18:4 talking [2] - 16:4, 19:23 tar [2] - 23:21, 24:4 tax [10] - 3:12, 4:15, 5:11, 5:21, 5:25, 8:5, 8:7, 8:8, 12:21 team [2] - 13:13, 14:5 teleconference [1] - 1:11 ten [1] - 12:25 tend [1] - 23:2 term [1] - 17:7 terms [6] - 10:21, 13:4, 13:9, 14:3, 14:24, 14:25 testimony [1] - 34:13 than [1] - 16:6 thank [9] - 9:16, 19:24, 20:6, 20:7, 28:20, 29:17, 30:2, 30:3, 32:22 That [1] - 34:10 that [74] - 2:23, 4:2, 4:10, 4:12, 4:14, 4:20, 5:19, 6:11, 7:18, 7:23, 8:4, 9:24, 10:18, 10:22, 11:8, 12:14, 13:16, 13:22, 14:4, 14:19, 14:21, 15:2, 15:3, 15:9, 15:18, 15:23, 16:8, 17:2, 17:8, 17:16, 17:17, 17:22, 18:14, 18:15, 18:16, 18:20, 18:25, 19:15, 19:18, 20:3, 20:19, 21:12, 22:24, 23:11, 23:19, 23:23, 24:16, 24:19, 24:21, 24:23, 25:4, 26:2, 26:8, 26:12, 26:15, 26:21, 27:13, 27:14, 29:8, 29:12, 29:14, 29:15, 30:14, 30:23, 31:4, 31:7, 32:2, 34:12, 34:13, 34:14, 34:16 that's [10] - 4:8, 5:20, 7:23, 13:14, 26:24, 27:6,</p>	<p>27:23, 28:3, 28:4, 29:8 the [232] - 2:15, 2:20, 2:24, 3:7, 3:9, 3:10, 3:19, 3:21, 4:13, 4:14, 4:19, 4:20, 4:21, 5:8, 5:16, 5:17, 5:20, 5:21, 5:24, 6:4, 6:6, 6:7, 6:8, 6:18, 6:19, 6:20, 6:21, 6:24, 7:7, 7:8, 7:12, 7:17, 7:24, 8:3, 8:6, 8:7, 8:16, 8:17, 8:23, 8:25, 9:6, 9:7, 9:9, 9:13, 9:14, 9:19, 9:21, 9:25, 10:4, 10:12, 10:19, 10:20, 10:24, 11:2, 11:3, 11:4, 11:5, 11:6, 11:10, 11:17, 11:18, 11:20, 11:21, 11:23, 11:24, 12:3, 12:5, 12:7, 12:8, 12:11, 12:16, 12:17, 12:23, 13:2, 13:4, 13:5, 13:7, 13:8, 13:17, 13:21, 13:25, 14:4, 14:7, 14:9, 14:15, 14:21, 14:24, 15:4, 15:7, 15:8, 15:9, 15:10, 15:11, 15:13, 15:15, 15:16, 15:17, 15:19, 15:20, 15:21, 15:23, 16:3, 16:8, 16:10, 16:13, 16:15, 16:16, 16:17, 16:19, 16:21, 16:23, 17:4, 17:19, 17:22, 18:5, 18:24, 18:25, 19:4, 19:6, 19:12, 19:17, 19:19, 19:20, 20:5, 20:14, 20:17, 21:9, 21:13, 21:16, 21:18, 21:23, 21:24, 22:3, 22:7, 22:10, 22:13, 22:16, 22:17, 22:18, 22:25, 23:4, 23:12, 23:13, 23:15, 23:16, 23:19, 24:2, 24:4, 24:8, 24:10, 24:11, 24:14, 24:15, 24:23, 25:7, 25:8, 25:10, 25:11, 25:21, 25:24, 26:3, 26:4, 26:5, 26:8, 26:10, 26:14, 26:17, 26:19, 27:2, 27:3, 27:7, 27:8, 27:9, 27:12, 27:14, 27:17, 27:21, 27:24, 28:6, 28:7, 28:24, 28:25, 29:6, 29:9, 29:10, 29:12, 29:14, 29:25, 30:8, 30:9, 30:10, 30:11, 30:17, 30:18, 30:20, 31:2, 31:6, 31:17, 31:23, 31:24, 32:2, 32:4, 32:8, 32:10, 32:12, 32:16, 32:18, 32:20, 33:8, 34:8, 34:10, 34:13, 34:15, 34:17 their [9] - 2:19, 4:17, 6:5, 6:11, 6:14, 10:13, 30:22, 32:13 them [14] - 2:21, 4:3,</p>	<p>4:10, 4:15, 4:22, 19:23, 20:21, 28:5, 28:9, 28:18, 30:25, 31:8, 31:10, 32:19 then [9] - 3:25, 9:5, 12:15, 17:23, 24:9, 24:11, 25:20, 26:17, 32:15 there [17] - 2:23, 6:22, 15:25, 16:13, 16:20, 16:24, 17:5, 17:13, 18:24, 22:17, 23:3, 23:15, 24:19, 26:13, 26:17, 29:18, 29:25 there's [12] - 3:16, 4:10, 6:23, 19:14, 20:16, 24:19, 26:7, 26:9, 26:14, 28:25, 29:3, 32:6 these [2] - 4:11, 4:15 they [21] - 4:17, 5:23, 6:3, 6:4, 6:8, 6:12, 6:15, 6:17, 10:13, 16:20, 16:21, 17:6, 17:20, 19:2, 20:23, 23:25, 24:11, 30:17, 30:19, 30:21, 30:22 they'll [4] - 3:25, 4:2, 8:2, 20:21 they're [5] - 3:24, 4:12, 4:14, 5:25, 6:15 thing [6] - 14:4, 14:24, 15:2, 19:7, 28:6, 29:16 things [2] - 4:4, 29:6 think [8] - 5:16, 11:25, 18:6, 19:10, 23:11, 24:25, 28:23, 32:8 thinking [1] - 17:21 third [1] - 7:8 this [38] - 3:20, 5:15, 7:14, 7:15, 7:21, 7:24, 8:4, 8:22, 9:3, 9:13, 11:3, 11:14, 11:25, 15:11, 18:8, 22:5, 22:7, 22:9, 22:11, 22:20, 22:23, 24:3, 25:3, 25:15, 25:24, 25:25, 26:4, 26:9, 30:6, 30:7, 30:10, 30:11, 32:3, 34:15, 34:18, 34:20 those [6] - 15:19, 17:3, 18:3, 24:2, 24:13, 28:21 though [1] - 25:7 thought [1] - 18:2 thoughts [1] - 17:18 through [2] - 8:2, 21:23 throughout [2] - 13:7, 14:9 Tides [1] - 31:3 time [2] - 12:25, 18:9 tired [1] - 21:25 to [142] - 2:3, 3:12, 3:17, 4:3, 4:4, 4:5, 4:19, 5:18, 6:4, 6:12, 6:17, 6:19, 6:21, 6:23, 7:13, 7:18, 8:21, 8:22, 8:24, 9:6,</p>
--	---	--	---

<p>10:17, 11:3, 11:17, 11:18, 11:21, 11:25, 12:2, 12:13, 12:17, 12:20, 13:24, 14:6, 14:12, 14:13, 14:19, 14:20, 14:22, 15:10, 15:15, 15:22, 16:7, 16:14, 16:17, 16:22, 16:24, 17:16, 18:2, 18:4, 18:6, 18:7, 18:8, 18:9, 18:14, 18:15, 18:19, 18:22, 19:3, 19:5, 19:9, 19:10, 19:18, 20:22, 21:9, 21:14, 21:15, 21:16, 21:22, 22:8, 22:9, 22:13, 22:20, 22:21, 22:23, 23:2, 23:6, 23:14, 23:22, 23:24, 24:2, 24:6, 24:7, 24:10, 24:13, 24:14, 24:18, 24:23, 25:17, 25:21, 26:16, 26:17, 26:20, 26:21, 26:25, 27:6, 27:8, 27:9, 27:10, 27:14, 27:17, 27:21, 28:2, 28:4, 28:15, 28:17, 28:21, 29:13, 29:14, 29:19, 30:10, 30:13, 30:17, 30:20, 31:7, 31:21, 31:23, 31:25, 32:2, 32:3, 32:5, 32:9, 32:10, 32:11, 32:13, 32:14, 32:16, 32:20, 32:25, 33:3, 34:15</p> <p>TOD [2] - 30:23, 30:24 today [2] - 4:9, 23:8 together [1] - 27:13 tooth [1] - 11:5 top [1] - 15:21 towards [2] - 24:8, 25:10 towers [1] - 26:7 tracks [1] - 24:8 trades [2] - 14:16, 28:7 train [6] - 11:18, 24:8, 27:2, 27:3, 27:20, 30:9 transfer [1] - 19:18 transportation [1] - 11:15 TREASURER [1] - 1:10 treat [1] - 24:14 treatment [4] - 22:17, 22:18, 24:10, 24:17 true [1] - 34:12 try [1] - 18:14 trying [1] - 18:2 two [6] - 11:11, 16:13, 17:13, 17:22, 24:13, 26:7 type [2] - 18:23, 29:15 typically [1] - 3:19</p>	<p>underperforming [1] - 22:2 understand [2] - 4:12, 25:23 understanding [1] - 28:24 understood [1] - 14:23 union [1] - 13:25 units [6] - 11:13, 15:15, 21:15, 23:3, 26:9, 27:5 up [20] - 5:19, 5:21, 9:25, 14:20, 15:10, 15:11, 16:14, 16:22, 17:23, 18:13, 19:6, 19:20, 23:6, 24:18, 25:4, 25:17, 26:17, 26:20, 26:21, 29:9 update [1] - 31:23 updates [4] - 29:3, 31:18, 31:19, 31:20 upland [1] - 19:20 Urban [1] - 12:10 us [9] - 6:17, 18:12, 19:2, 20:22, 21:23, 28:4, 31:21, 32:2, 32:13 use [1] - 32:11 used [1] - 15:22 using [1] - 3:20</p>	<p>waters [1] - 19:4 way [4] - 15:9, 15:15, 16:16, 34:17 we [88] - 2:15, 2:24, 3:19, 4:5, 4:14, 6:18, 8:11, 8:24, 9:5, 9:10, 9:24, 9:25, 10:17, 11:8, 11:17, 11:20, 11:24, 12:6, 12:7, 12:12, 12:24, 13:11, 13:20, 13:24, 14:4, 14:11, 14:12, 14:22, 15:18, 16:6, 16:24, 17:2, 17:4, 17:19, 17:21, 18:7, 18:9, 18:13, 18:14, 18:20, 18:22, 19:5, 19:9, 19:15, 20:3, 20:8, 21:14, 22:6, 22:10, 22:15, 22:20, 22:21, 22:24, 23:2, 23:3, 23:8, 23:24, 24:3, 24:5, 24:19, 24:23, 25:2, 25:6, 25:9, 25:16, 26:11, 26:22, 27:19, 28:4, 28:8, 28:14, 28:15, 28:18, 29:11, 29:12, 30:25, 31:2, 31:6, 31:9, 32:2, 32:3, 32:5, 32:8, 32:20 we'd [1] - 8:21 we'll [6] - 4:21, 6:20, 19:8, 25:2, 26:2 we're [16] - 9:22, 12:19, 13:14, 15:24, 18:18, 19:12, 19:16, 21:7, 21:16, 23:7, 27:10, 27:25, 28:16, 32:10, 32:15, 33:7 we've [5] - 7:25, 18:4, 21:9, 28:11, 30:14 welcome [1] - 27:7 well [7] - 10:16, 12:11, 12:21, 17:8, 24:15, 27:18, 31:3 wells [2] - 24:14, 24:15 were [1] - 13:21 west [1] - 15:9 Westchester [2] - 10:15, 13:21 what [5] - 4:5, 13:14, 16:4, 23:10, 32:5 what are [1] - 25:6 what's [1] - 12:2 when [3] - 3:25, 6:7, 23:12 when you [1] - 27:3 where [3] - 14:8, 15:22, 23:7 WHEREOF [1] - 34:19 whereupon [1] - 33:8 which [5] - 6:9, 7:10, 15:6, 22:3, 22:15 while [1] - 14:11 White [2] - 13:12, 13:18 who [1] - 19:12</p>	<p>who's [1] - 5:4 whole [2] - 19:6, 22:9 whose [1] - 34:10 will [20] - 4:20, 9:25, 11:9, 12:23, 14:5, 14:14, 15:20, 16:2, 17:3, 19:10, 19:18, 22:5, 23:11, 24:17, 25:11, 26:18, 27:16, 28:22, 29:11, 32:18 Wilson [6] - 2:9, 3:3, 5:2, 7:3, 20:9, 29:21 WILSON [1] - 1:10 wilson [1] - 33:2 with [42] - 4:11, 5:16, 7:13, 9:6, 9:23, 11:2, 11:22, 13:2, 13:24, 14:9, 14:15, 14:20, 16:3, 16:10, 17:23, 18:12, 18:13, 18:19, 19:6, 19:13, 21:9, 21:16, 23:4, 23:25, 25:4, 26:3, 26:19, 26:20, 27:5, 27:14, 27:23, 28:5, 28:7, 28:8, 28:12, 28:14, 28:18, 28:25, 30:15, 30:25, 31:9, 32:19 within [3] - 4:13, 19:19, 34:8 without [3] - 4:6, 9:4, 11:19 witness [2] - 34:10, 34:13 WITNESS [1] - 34:19 woman [2] - 10:18, 10:23 woman-owned [1] - 10:18 won't [1] - 19:12 wonderful [2] - 11:10, 11:25 work [2] - 7:13, 28:2 working [10] - 13:24, 16:3, 18:12, 21:9, 21:16, 26:3, 26:19, 27:14, 27:23, 32:19 would [15] - 6:18, 8:25, 12:19, 13:11, 13:12, 13:23, 14:22, 15:18, 18:11, 18:12, 18:22, 26:8, 26:10, 26:13, 30:17</p>
	<p>V</p>		
	<p>W</p>		
<p>U</p>	<p>walk [2] - 11:20, 21:22 walkway [1] - 27:15 wall [1] - 24:6 want [9] - 4:5, 6:4, 6:19, 14:12, 19:9, 20:20, 29:19, 30:13, 32:3 wanted [2] - 32:9, 32:20 was [9] - 7:24, 9:3, 12:11, 23:11, 27:13, 29:7, 32:9, 33:8, 34:11 wasn't [1] - 32:7 watched [1] - 10:4 Waterfront [1] - 11:7 waterfront [2] - 11:21, 18:24</p>		<p>X</p>
			<p>X [2] - 1:2, 1:7</p>
			<p>Y</p>
			<p>year [3] - 3:21, 4:22, 26:5 years [6] - 7:20, 16:7, 16:11, 24:18, 24:21 YEDC [1] - 6:20 yes [12] - 2:5, 9:12, 9:15,</p>

10:7, 14:17, 16:5, 17:10,
 18:17, 25:9, 25:16, 27:25,
 29:5
yet [2] - 9:5, 23:24
YONKERS [1] - 1:3
Yonkers [9] - 1:6, 5:11,
 5:13, 5:17, 11:6, 11:9,
 16:8, 16:18, 23:17
YORK [1] - 34:4
York [3] - 1:6, 10:21,
 34:8
you [50] - 2:3, 3:15, 4:6,
 5:20, 7:16, 8:20, 8:25,
 9:6, 9:8, 9:10, 9:13, 9:16,
 10:2, 10:9, 10:25, 13:6,
 14:13, 14:14, 14:18,
 14:19, 15:6, 15:20, 16:2,
 16:5, 17:15, 17:16, 18:11,
 18:12, 19:5, 19:9, 19:25,
 20:6, 20:7, 20:15, 20:19,
 20:20, 21:8, 24:4, 24:25,
 27:4, 28:6, 28:8, 28:20,
 29:17, 30:2, 30:3, 30:12,
 30:18, 32:22
you'd [1] - 28:21
you'll [2] - 7:22, 26:16
you're [2] - 25:13, 27:22
you've [1] - 19:22
your [5] - 8:22, 12:9,
 12:12, 23:8, 23:10
YPA [2] - 22:25, 30:8

Z

Zarin [1] - 9:21
zone [2] - 21:18, 22:12
zoned [1] - 21:20
zoning [2] - 8:3, 12:5