

Agenda

Public Facilities Committee

January 13, 2025, 4:00 p.m., Legislative Chambers

Livestreamed on YouTube

Gerace Office Building, Mayville, NY

- A. Call to Order
 - B. Approval of Minutes (12/09/24)
 - C. Privilege of the Floor
1. Proposed Resolution – Confirm Reappointments – Chautauqua County Landfill Commission
 2. Proposed Resolution – Authorize Lease of Office Space between the Chautauqua County Office for Aging Service and the City of Dunkirk
 3. Proposed Resolution – Authorize Legislation to Permit the Discretionary Discontinuance and Designation of Certain Select Lands for Parks and Reforestation Use in Chautauqua County
 4. Proposed Resolution – Authorize Home Rule Legislation to Discontinue the Use of Certain Selected Parks and/or Reforestation Lands in Chautauqua County
 5. Proposed Resolution – Authorize Commercial 5 Year Lease Agreement for a Portion of Parking Lot at the Chautauqua County - Jamestown Airport (JHW)
 6. Proposed Resolution – Authorize Lease Agreement at the Chautauqua County –Jamestown Airport (JHW) Terminal Building
 7. Proposed Resolution – Authorize Lease Agreement for Office Suite at the Chautauqua County Jamestown Airport Terminal Building to Chase Aviation Company, LLC.
 8. Proposed Resolution – Authorize Public Hearing for Lease of Restaurant Facilities at Chautauqua County Airport – JHW to Basil & Bones
 9. Other –

CHAUTAUQUA COUNTY
RESOLUTION NO. _____

TITLE: Confirm Reappointments – Chautauqua County Landfill Commission

BY: Public Facilities Committee:

AT THE REQUEST OF: County Executive Paul M. Wendel, Jr.:

WHEREAS, County Executive Paul M. Wendel, Jr. has submitted the following reappointments to the Chautauqua County Legislature for action; now therefore be it

RESOLVED, That the Chautauqua County Legislature hereby confirms the following reappointments to the Chautauqua County Landfill Commission.

Legislator Dan Pavlock
786 Abbey Hill Rd.
Kennedy, NY 14747
Term Expires 12/31/26
(Chairmen of Commission)

Legislator John Penhollow
5575 Fenner Rd.
Sinclairville N.Y. 14782
Term Expires 12/31/26
(County Legislature)

Angela Ricotta
2254 Buffalo St. Ext.
Jamestown, N.Y. 14701
Term Expires 12/31/26
(Large Private Customer TitanX Engine Cooling Inc.)

Mark Schlemmer
4310 Lakeside Dr.
Bemus Point, N.Y. 14712
Term Expires 12/31/26
(Town of Ellery)

James Van Volkenburg
157 Miller St.
Sherman, N.Y. 14781
Term Expires 12/31/26
(Hosting a Transfer Station)

Christine Storer
7684 Cummings Rd.
Stockton, N.Y. 14784
Term Expires 12/31/26
(Waste Hauler)

APPROVED

VETOES (VETO MESSAGE ATTACHED)

County Executive

Date

CHAUTAUQUA COUNTY
RESOLUTION NO. _____

TITLE: Authorize Lease of Office Space between the Chautauqua County Office for Aging Service and the City of Dunkirk

BY: Public Facilities, Human Services and Audit & Control Committees:

AT THE REQUEST OF: County Executive Paul M. Wendel, Jr.:

WHEREAS, the County desires to lease from the City of Dunkirk office space located 45 Cliffstar Court, in the City of Dunkirk, for use by the Chautauqua County Office for Aging Services; now therefore be it

RESOLVED, That the County Executive is hereby authorized and empowered to execute a lease agreement with the City of Dunkirk, upon substantially the following terms and conditions:

1. Premises. Office space located at 45 Cliffstar Court in the City of Dunkirk.
2. Term. January 1, 2025 through December 31, 2025
3. Base Rent. Monthly rate of \$850.00
4. Snowplowing, Shoveling, and Salting. Landlord is responsible for all snow plowing, and sidewalk clearing.
5. Cleaning Services. The County is responsible for all interior public, and private space cleaning services.
6. Parking Lot Maintenance and Striping, Landscaping/Grounds Maintenance. Landlord is responsible for all Parking Lot Maintenance, Landscaping/grounds maintenance, and entrance lighting. In addition, landlord is also responsible for interior/exterior signage, painting and other cosmetic items, pest extermination, HVAC requirements, and trash collection services.
7. Taxes and Utilities. Landlord is responsible for all taxes and utilities attributable to the leased premises, including gas, heat, water, sewer, and electricity. County is responsible for the cost of its phone and internet services, including installation fees.
8. Other. As negotiated by the County Executive.

APPROVED

VETOES (VETO MESSAGE ATTACHED)

County Executive

Date

CHAUTAUQUA COUNTY
RESOLUTION NO. _____

TITLE: Authorize Legislation to Permit the Discretionary Discontinuance and Designation of Certain Select Lands for Parks and Reforestation Use in Chautauqua County

BY: Public Facilities Committee:

AT THE REQUEST OF: County Executive Paul M. Wendel, Jr.:

WHEREAS, Chautauqua County owns parcels of lands designated for parks and reforestation use at various locations throughout the County; and

WHEREAS, some of the County owned lands designated for park and reforestation use are not located adjacent to or near any other lands designated for parks and reforestation use owned by Chautauqua County or New York State; and

WHEREAS, evidence suggests that some of these properties have been subject to the use of motorized vehicles in violation of Local Law 4-80, evidence also suggests prior instances of vandalism and illegal dumping; and

WHEREAS, the Chautauqua County DPF and Parks Department sees the potential to expand existing trails, parks, and reforestation systems in areas closer to lands and easements already owned or held by the County; and

WHEREAS, in order to comply with New York State Consolidated Laws, County Law § 219, legislation will be required to discontinue use of lands designated for parks and reforestation use; and

WHEREAS, Parks Commission members recommend County discontinuance of certain selected lands from parks and reforestation use; now therefore be it

RESOLVED, That the Chautauqua County Legislature does hereby support the passage of legislation by the New York State Assembly and Senate to authorize Chautauqua County add or remove certain selected lands from parks and reforestation designations with concurrent or future designations of alternate lands at equal or greater acreage, or greater value, at its discretion.

APPROVED

VETOES (VETO MESSAGE ATTACHED)

County Executive

Date

CHAUTAUQUA COUNTY
RESOLUTION NO. _____

TITLE: Authorize Home Rule Legislation to Discontinue the Use of Certain Selected Parks and/or Reforestation Lands in Chautauqua County

BY: Public Facilities Committee:

AT THE REQUEST OF: County Executive Paul M. Wendel, Jr.:

WHEREAS, Chautauqua County owns parcels of lands designated for parks and reforestation use at various locations throughout the County; and

WHEREAS, some of the County owned lands designated for park and reforestation use are not located adjacent to or near any other lands designated for parks and reforestation use owned by Chautauqua County or New York State; and

WHEREAS, evidence suggests that some of these properties have been subject to the use of motorized vehicles in violation of Local Law 4-80, evidence also suggests prior instances of vandalism and illegal dumping; and

WHEREAS, the Chautauqua County DPF and Parks Department sees the potential to expand existing trails, parks, and reforestation systems in areas closer to lands and easements already owned or held by the County; and

WHEREAS, in order to comply with New York State Consolidated Laws, County Law § 219, Home Rule Legislation will be required to discontinue use of lands designated for parks and reforestation use; and

WHEREAS, Parks Commission members recommend County discontinuance of certain selected lands from parks and reforestation use; now therefore be it

RESOLVED, That the Chautauqua County Legislature does hereby support the passage of Home Rule Legislation by the New York State Assembly and Senate to authorize Chautauqua County to discontinue certain selected lands from parks and reforestation use.

APPROVED

VETOES (VETO MESSAGE ATTACHED)

County Executive

Date

CHAUTAUQUA COUNTY
RESOLUTION NO. _____

TITLE: Authorize Commercial 5 Year Lease Agreement for a Portion of Parking Lot at the Chautauqua County - Jamestown Airport (JHW)

BY: Public Facilities and Audit & Control Committees:

AT THE REQUEST OF: County Executive Paul M. Wendel, Jr.:

WHEREAS, the County owns and operates the Chautauqua County Jamestown Airport in the Town of Ellicott in a manner that provides services and facilities on a non-exclusive basis for the general use of the public and to enhance current and future economic development in the County; and

WHEREAS, the Chautauqua County Jamestown Airport has considered and recommended that the County lease a portion of the Jamestown Airport Parking lot to the New York State Department of Transportation (NYS DMV), for the purpose of providing CDL testing on a Daily Basis Monday thru Friday; and

WHEREAS, the Airport Commission has considered and recommends continuing leasing a portion of the parking lot use to the NYS DMV, for the purpose of CDL testing on a Daily Basis Monday thru Friday; and

WHEREAS, pursuant to New York State General Municipal Law §352(5), a public hearing authorized by Resolution 345-24 was held on January 22, 2025, and all persons appearing thereat were heard; and

RESOLVED, with The New York State Department of Motor Vehicles, 6 Empire State Plaza, Rm. 224, Albany, New York 12228 for a proposed contract of 5 year term to include substantially the following terms and conditions:

1. Term. Five years commencing on March 1, 2025, and terminating on February 28, 2030.
2. Premises. Non-exclusive use of the main parking lot for CDL testing and such use of public areas of the terminal as required for support activities.
3. Payment. Tenant shall pay County an annual fixed rental fee of Twelve Hundred Fifty (\$1,250) during the first year of the lease, with an annual increase of 2% each subsequent year of the lease.
4. Other. As negotiated by the County Executive.

APPROVED

VETOES (VETO MESSAGE ATTACHED)

County Executive

Date

CHAUTAUQUA COUNTY
RESOLUTION NO. _____

TITLE: Authorize Lease Agreement at the Chautauqua County -Jamestown Airport (JHW) Terminal Building

BY: Public Facilities and Audit & Control Committees:

AT THE REQUEST OF: County Executive Paul M. Wendel, Jr.:

WHEREAS, the County owns and operates the Chautauqua County Jamestown Airport in the Town of Ellicott in a manner that provides services and facilities on a non-exclusive basis for the general use of the public and to enhance current and future economic development in the County; and

WHEREAS, the County has received a request to lease office facilities at the Jamestown Airport main terminal building for the purpose of operating an aircraft maintenance business; and

WHEREAS, pursuant to Local Law 6-2000 a public hearing is not required for airport leases that have a term of less than one (1) year; therefore be it

RESOLVED, That the County Executive is authorized and empowered to execute an agreement to lease office space in County of Jamestown Airport main terminal in conformance with FAA regulations and to include substantially the following terms and conditions:

1. Term. Six months commencing on January 1, 2025, and terminating on June 30, 2025 with option to renew
2. Premises. Terminal Building Office No. 43, a 132 gross square foot office located at the Chautauqua County Jamestown Airport, with access to a private bathroom.
3. Payment. Tenant shall pay County a monthly fixed rental fee of One Hundred and No/100 Dollars (\$100.00).
4. Other. As negotiated by the County Executive.

APPROVED

VETOES (VETO MESSAGE ATTACHED)

County Executive

Date

**CHAUTAUQUA COUNTY
RESOLUTION NO. _____**

TITLE: Authorize Lease Agreement for Office Suite at the Chautauqua County Jamestown Airport Terminal Building to Chase Aviation Company, LLC.

BY: Public Facilities and Audit & Control Committees:

AT THE REQUEST OF: County Executive Paul M. Wendel, Jr.:

WHEREAS, the County owns and operates the Chautauqua County Jamestown Airport in the Town of Ellicott in a manner that provides services and facilities on a non-exclusive basis for the general use of the public and to enhance current and future economic development in the County; and

WHEREAS, the County has received a Letter of Intent from Chase Aviation Company LLC., conveying its desire and intention to lease office facilities at the Jamestown Airport main terminal building for the purpose of operating an aviation consulting business; and

WHEREAS, pursuant to New York State General Municipal Law §352(5), a public hearing authorized by Resolution 344-24 was held on January 22, 2025, and all persons appearing thereat were heard; and

WHEREAS, a budget amendment is not required as revenues are already budgeted that will cover the increase; therefore be it

RESOLVED, That the County Executive is authorized and empowered to execute an agreement with Chase Aviation Company LLC., to lease office space in County of Jamestown Airport main terminal in conformance with FAA regulations and to include substantially the following terms and conditions:

1. Term. Three years commencing on January 1, 2025, and terminating on September 30, 2027.
2. Premises. Terminal Building Office No. 46, a 414 gross square foot office located at the Chautauqua County Jamestown Airport, with access to a private bathroom, non-exclusive use of the baggage room No. 33, use of garage space adjacent to the main terminal building for a personal vehicle, and access to the terminal apron.
3. Payment. Tenant shall pay County a monthly fixed rental fee of Five Hundred Seventy-Five and No/100 Dollars (\$575.00).
4. Other. As negotiated by the County Executive.

APPROVED
VETOES (VETO MESSAGE ATTACHED)

County Executive

Date

**CHAUTAUQUA COUNTY
RESOLUTION NO. _____**

TITLE: Authorize Public Hearing for Lease of Restaurant Facilities at Chautauqua County Airport – JHW to Basil & Bones

BY: Public Facilities and Audit & Control Committees:

AT THE REQUEST OF: County Executive Paul M. Wendel, Jr.:

WHEREAS, the County owns and operates the Chautauqua County Jamestown Airport in the Town of Ellicott in a manner that provides services and facilities on a non-exclusive basis for the general use of the public and to enhance current and future economic development in the County; and

WHEREAS, a public hearing pursuant to Article 14 of the General Municipal Law is required prior to approval of a lease of airport facilities; therefore be it

RESOLVED, That pursuant to General Municipal Law, a public hearing on the proposed lease agreement for the restaurant space, to include substantially the following terms and conditions, shall be held at 6:35 p.m. during the meeting of the Chautauqua County Legislature to occur on February 26, 2025, in the Legislative Chambers, Gerace Office Building, Mayville, New York 14757:

1. Term. One Year, commencing on April 1, 2025. An extension term will be subject to approval by the County Legislature at end of one year term (March 31, 2026).
2. Premises. County Terminal Building Restaurant comprising 2,909 gross square feet of open floorplan office. County, at no additional cost to Lessee, shall provide for the exclusive use of parking adjacent to Terminal building next to restaurant door entrance directly to the outside.
1. Payment. Tenant shall pay County a monthly fixed rental fee of Seven Hundred Fifty and no dollars (\$750)
2. Other. As negotiated by the County Executive.

; and be it further

RESOLVED, That the Clerk of the Legislature is authorized and directed to publish notice of this hearing at least ten (10) days prior thereto in the official newspapers of the County of Chautauqua.

APPROVED

VETOES (VETO MESSAGE ATTACHED)

County Executive

Date