

date December 5, 2005

project name Port of Rochester Master Plan project # 54426.00

meeting date November 17, 2005 time 4:00 pm

location Ferry Terminal Building

recorded by Lauren Sichta/ Tom Doolittle

distribution

purpose Public Stakeholders Meeting #1

## ATTENDEES

Michele Lobigan	CCA - President
Jane Wood	CCA - Charlotte Beautification Committee
Jim Wood	CCA - NBN
Glenn Gardner	CCA - NBN, OBPPC, Bay Ferries
Tom Borrelli	CCA, Charlotte Village & Transportation Museum
Virginia Anne Kobylaz for Bob Stevenson - City Council	CCA, NBN, Charlotte Village & Transportation Museum
Nancy Owens	CCA - NBA
Dee Mastro	CCA
Kathy Groves	SUNY College @ Brockport
Lou Spiro	SUNY College @ Brockport
Peter Eaves	Shumway Marine
Ronnie Cacia	HMA
Judy Hills	HMA
Bill B	HMA
Marie Poinan	Sector 1, Harbor Merchants Association
Carolyn Rapp	OBPPC - Village & Transportation
Bob Whiting	Harbormaster - City of Rochester
Mike Conniff	City of Rochester - NET
Rick Palumbo	LDR Char-Pit
John LoBiondo	Mr. Dominic's
Terry Testa	Pelican
Brian Labigan	Charlotte Youth Athletic Association
Ed McKeown	NYS Senate Joseph E. Robach (585-225-3650)
Thomas D. Braman, Sr.	California Rollin II
Thomas D. Braman, Jr.	California Rollin II
Alan Accorso	Jam's Nutty Bavarian
Shawn Bauer	Cheeburger Cheeburger
Kurt Ritchie	HSHI Scuttlebutts
Varoujan Hagopian	Sasaki Associates, Inc.

Thomas Doolittle  
Lauren Sichta  
Tom Riley  
Chris Franco  
Linda Taylor  
Linda Stango  
Kathy McManus  
Joel Smith

Sasaki Associates, Inc.  
Sasaki Associates, Inc.  
Charlotte Community Development Corp.  
Charlotte-Genessee Lighthouse  
Charlotte-Genessee Lighthouse

The Sasaki Design Team attended the first work session with the Stakeholders of Charlotte community at the Ferry terminal building. The purpose of the meeting was to get to know the community and to begin the process of direct interaction in the effort of preparing a comprehensive Master Plan.

The meeting begun by Linda Stango, the host, welcoming everyone and briefly introducing the consultant team to the attendees.

Meeting attendance signup sheet was circulated for the record.

Sasaki presented the project Web page and described its intent. The Project web page will be primary tool to communicate with the community at large. Also, it will be used to follow the general progress of the work. The design team will manage the site and will upload all latest project relevant information on a regular basis. Questions, suggestions or any project related issues can be communicated with the design team through this site. The design team will review all communications received through this site and will respond appropriately.

The design team solicited input from the community as to what are the important issues that we need to consider as we embark on developing a Master Plan. The following represent issues and input received from the community during the meeting.

## **SUMMARY**

- Senator Robak's office is here to help and would like to be invited to attend all meetings
- History of the site, see Linda Taylor, Charlotte Genessee Lighthouse
- There is a walking tour of the area, it is suggested that Sasaki take the tour
- Charlotte branch library has many photos of the site that might be helpful
- Neighbors building neighborhoods (NBN) have done a lot of work in this area, can be used as a resource
- Charlotte community association member: like to see primarily as a residential community, development must be compatible with residential use, there have been past problems with nightclubs, the community likes some retail and restaurants
- Is gambling a possibility? There are mixed reviews of whether community likes the idea, currently gambling is not legal on land in NY, maybe video terminals on the boat down the road
- We need to draw people in, this site is at the 'end of the line' at the lake, need to draw attention to its location

- Does the team have a perception of how much money the new development will bring in and what percent will benefit residents/ non residents?
- How does the problem of transportation fit into our project?
  - o Sasaki to meet with transportation study group at next visit
  - o Trolley (is it financially feasible?), tourist benefit and transportation benefit for local residents
  - o There is a concern about the summertime bottle neck at Lake Avenue bridge particularly during peak summer weekend use; will it get worse once the development comes?
- Successful models of waterfront redevelopment:
  - o Baltimore Inner Harbor
  - o Cleveland Waterfront
  - o Toronto Waterfront, upscale housing and shops (smaller scale)
  - o Kingston, Ontario- smaller, major developments right now, interesting things with tourist development
- There needs to be a smooth transition with new development and existing community, the community does not want to be able to see the new versus the old area (architectural compatibility)
- Charlotte is an active community based on volunteers
- Charlotte Community Board is the oldest in the city and made up of volunteer
- It is suggested that Sasaki also talk to the Harbor Merchants
- There is a Charlotte newsletter, they will mention the website and would like to have periodic input from Sasaki
- Concern about people who may not have internet access. Can Sasaki create a leave behind material for their use?
- The Cat is the 3<sup>rd</sup> ferry service in this area
- The ferry is only the icing on the cake, what happens if there is no ferry?
- This area grows from 50 to 100,00 during festivals
- Architectural history- all periods
- How will they build it and where will the money come from?
- The new development needs to respect the history of the area while moving into the future
- Maybe create a village with historic theme
- Unique opportunity to create a pedestrian friendly environment, families walking around
- Presence of school and churches, churches have prominence in the community, history
- 'Village within a city' unique, tight, proud, everyone knows everyone
- Create a new village with a historic theme
  - o New urbanism
  - o Pedestrian friendly
  - o Mixed use
- The Charlotte Community meets the first Monday of each month
- There are height restrictions to protect views to the water
- The community has concerns about parking structures, would prefer below grade garage and not above ground
- The city and the community worked together to write the building codes for 3 stories
- Recreational boating- need to make sure the plan does not exclude summer recreational boaters, make sure it isn't too expensive for local residents to enjoy

- Seasonal use of recreational facilities
  - o Ball fields
  - o Volleyball leagues
- Sasaki needs to receive economic development plan from the City
- Incorporate families and children from surrounding towns into the area. 90% of kids that attend the local high school are bused in
- Lake Research Center would be for Elementary, High School and College age students
- It would be nice to have a tall ship of some sort in the marina, sailing school or museum, this is a maritime community, the ship could also be for education/ research
- Great Lakes maritime community- salmon, bass, zebra mussels
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*The information above will stand as recorded unless Sasaki receives written comments within five days of the distribution date from a recipient requesting an amendment.*