

STEBEN COUNTY NATURAL GAS TASK FORCE
Steering Committee
Friday, January 28, 2011
11:00 a.m.
Legislative Committee Conference Room
Steuben County Office Building
Bath, New York

MINUTES

Committee: Mark Alger, Chair Joseph J. Hauryski, Vice Chair Amy Dlugos
Dave Erwin Karl Anderson Kathryn Muller

Legislators: Michael Hanna

Staff: Jack Wheeler

Others: Peggy Coleman Dan Hamilton Ed Young Len McConnell
Robert Popejoy Gary Temple Elaine Swiler Jim Grace
Al Wahlig Meghan Jacquet

Absent: John Tunney

I. CALL TO ORDER

The meeting was called to order by Mr. Hauryski at 11:00 a.m.

II. APPROVAL OF MINUTES

MOTION APPROVING THE MINUTES OF THE OCTOBER 8, 2010, MEETING MADE BY MR. ERWIN. SECONDED BY MRS. DLUGOS. ALL BEING IN FAVOR. MOTION CARRIES.

Mr. Hauryski stated with the changes in leadership of the County Legislature, the Steering Committee now consists of the following members: Mark Alger, Chair; Joe Hauryski; Amy Dlugos; Dave Erwin; Kathryn Muller; Karl Anderson and John Tunney. He noted that Mr. Alger had a meeting in Rochester and will be here shortly. He is my designee for taking over as Chair of this committee. I will however continue being a member.

III. GENERAL BUSINESS

A. Action Plans – Mr. Hauryski stated the only meeting I haven't attended is the Public Safety Committee Subcommittee. I have discussed with the other two committees the development of an action plan. Each of the subcommittees has had an opportunity to discuss the issues we face in Steuben County. I want to start putting this discussion down into a document so each committee can look at what they have covered. I want to make sure we have everything addressed in this document. Communication is the key and it needs to be disseminated to the towns. Many of the towns are waiting on the County for guidance. Part of this action plan will have to include how we are going to carry out implementation. This week the Housing subcommittee discussed the possibility of having a meeting with all of the town supervisors and I think that's a good idea. I'll also work with Dan Hamilton to schedule a meeting with all of the Town Highway Superintendents. Discussion followed.

B. Subcommittee Activity Reports

1. Roads/Infrastructure – Mr. Anderson stated we've been working on two primary things: Road Use Agreements and Site Plan Review Local Laws. Mr. Spagnoletti had many draft road use agreements so I have the committee secretary distributing those to everybody. None of the agreements will be what our proto-type

agreement will be. However, we will get that document together and have a final draft hopefully by April for distribution in May to all of the towns and villages. Mrs. Dlugos distributed copies of a proposed site plan review local law for the towns. We need to canvass the towns to see if they have any zoning or site planning in their municipality. Possibly after our March meeting, we will contact each of those towns to send that to them and let them know that we are working on the road use agreements and see if they have any agreements already. Also, if the towns have site planning, they need to make sure that it includes impacts of Marcellus shale drilling, including but not limited to camper and trailer courts, traffic and infrastructure. Discussion followed.

Mr. Hauryski mentioned that some areas of Pennsylvania had issues with pipelines running along the road, across the road, and through right of ways. Those issues should be included in the site planning document. He noted that the subcommittee really needs to address the infrastructure items in addition to road use.

Mr. Anderson stated he will bring that to the subcommittee and see if they can think of any other items they need to cover along those lines. Quite obviously these committees will continue after they get the go ahead to begin drilling. It will probably be a long time that we have to consider a variety of things.

2. **Housing** – Ms. Muller stated we’ve been spending a lot of time looking at housing issues that other areas have been facing. The difficulty the housing agencies in the County are having is access to funding for development. They developed a resolution memorializing the State and Federal governments to increase their awareness about the housing issues we will be facing. We’ve identified some of the infrastructure issues with housing, including water and sewer, and where drilling companies might set up camps. We’ve also been reviewing the impact on the county and the private sector. We talked about having a meeting with the municipalities, but we also thought about the school districts and the impact that they might see with increased enrollment.

Mr. Hauryski stated Ed Young provided him with some interesting information regarding problems they are having in Bradford PA. He distributed copies of Mr. Young’s report to the committee (*A copy is on file with the Official Minutes in the Clerk of the Legislature’s Office*). Mr. Young stated a forum was held to address the problems areas of Pennsylvania are experiencing regarding housing issues due to the gas drilling. He stated it was an eye opener as to what is going on down there. He noted their main regret is not being prepared for the impact. He stated there is a vast difference between New York and Pennsylvania in regards to authorities, regulations and social services. He noted that the Pennsylvania social services and welfare system have distinct limits on the time, type and amount of services that can be provided, while the New York State Constitution mandates us to provide and offer more. He stated real estate value and rental rates have increased significantly. Due to these increases, people are being forced out of rental units when their leases expire so the landlords can rent at the higher rates. Finding affordable housing is almost impossible.

Mr. Young stated one major problem they have uncovered is hospitals, clinics, medical centers and rehabilitation units are having a hard time collecting co-pays from individuals in the gas industry. He stated that while they have health insurance, they still have co-pays and because they are transient, the facilities are having a hard time tracking down the individuals to collect those fees. Lastly, the school districts are starting to feel the impact from the increased enrollment. He noted schools generally are a year behind in budgeting for such things. Discussion followed.

3. **Public Safety – No Report.**

IV. OTHER BUSINESS

Dave Erwin stated the Town of Erwin has a contract with East Resources, who is buying 400,000 gallons of water a day. We haven’t had any traffic problems as of yet, but we have noticed the trend that their speed going to PA is slower than when they come from PA. They’ve seen a significant increase in the number of people eating in the area. The benefit to the towns by working with the gas companies can be significant. Everyone needs to be aware that there are many sides to this situation. They have to be proactive. We’ve talked to some other communities and they are wondering why they aren’t hearing from the county about the road use agreement and zoning, but

they need to get on the phone and contact the County directly. We are fortunate that we had site planning and zoning already in place, and the town owned a building that already had everything they needed. Discussion followed.

Ms. Coleman stated the rumor coming out of Albany is all about State cutbacks. Has anybody considered the DEC cuts that are coming down the line? Mr. Alger stated the Governor will release his budget February 1st and at least then we will find out what the impacts will be. I think the biggest problem DEC is likely to have is the start time involved with the hiring process. We really don't have jurisdiction and I doubt the State would release the regulatory control to the locals. I don't look at that to have an impact on us. I feel they will hire additional people using revenue they will generate from the drilling. From our perspective, the biggest challenge we face is convincing our rural towns that they have to do something. If they choose not to set any regulations, it will be haphazard in their town and they will not be happy. They really do need something in place. It is for their protection.

Mr. Anderson stated the suggestion that we meet with the towns; it should be held in the evening maybe in the Legislative Chambers. I will be sending out a letter to the towns and villages regarding our subcommittee and road use to give them a heads up. I will encourage them to get on the website and read the minutes to see the impacts that will occur.

Mr. Hauryski asked are we at the point where we can schedule a meeting of the Town Supervisors? Mr. Anderson stated he thinks March would be a good time to hold it.

Mr. Young suggested bringing people in from Bradford or Tioga County to make a presentation at that meeting to let them know what they are experiencing.

Mr. McConnell stated the Town of Prattsburgh is working on zoning and it has been a tough process. It is taking us forever. I wish we had more resources through the county or state to assist us.

Mr. Alger clarified that the County isn't promoting zoning in our rural towns; but a site plan is easier to adopt and controls what goes in a particular site. Zoning takes a while to develop. Site planning takes care of basic, common sense issues and most people will agree to it. Discussion followed.

Meeting Schedule – Mr. Hauryski stated in order to assist the staff, the subcommittees need to set a regular meeting schedule. Ms. Muller stated the Housing Subcommittee will meet on February 22nd at 1:30 p.m. We will discuss a set meeting schedule at that time. Mr. Anderson stated the Roads and Infrastructure Subcommittee has set the first Thursday of the month at 1:30 p.m. as their regular date, but we are not meeting in February so the next meeting will be March 3rd. Mr. Alger stated he will discuss this with Mr. Tunney for the Public Safety Subcommittee.

Mr. Hauryski stated they will need the draft site plan and draft road use agreement completed or closely completed before we meet with the Town Supervisors, Highway Superintendents and Zoning Board Chairs. Mr. Alger stated we'll look at a date the third or fourth week of March for a meeting with the municipalities. Mrs. Dlugos will arrange to have Tioga and Bradford County officials attend the meeting.

Mr. Hauryski asked the subcommittee chairs to develop an action plan listing the problems they foresee and how they will be dealt with, including who is responsible and the completion date. Something along those lines to help us see each issue that has been identified and who is working on it.

The Steering Committee agreed to meet next on Friday, February 25, 2011, at 10:00 a.m.

MOTION TO ADJOURN MADE BY MR. ERWIN, SECONDED BY MR. ANDERSON AND DULY CARRIED.

Respectfully submitted by Brenda K. Mori, Clerk of the Legislature