

**Minutes of the Sleepy Hollow  
Local Development Corporation**

A meeting of the Sleepy Hollow Local Development Corporation was held on Thursday, January 29, 2015 at 7:00 P.M. at Sleepy Hollow Village Hall, 28 Beekman Avenue, Sleepy Hollow, NY.

**Present:** Karin Wompa (Chair)  
Kenneth G, Wray  
Evelyn Stupel  
Dorothy Handelman  
Bruce Campbell

Jennifer Lobato-Church (Absent)  
Glenn Rosenbloom (Absent)

**Also Present:** Janet Gandolfo, Esq  
Anthony Giaccio

Ms. Wompa called the meeting to order at 7:00 p.m.

**DEPARTMENT OF PUBLIC WORKS GARAGE** – The members discussed the process for developing the east parcel. Potential uses for the site include a new department of public works facility and ball fields. A portion of the property is planned to be deeded over to Historic Hudson Valley. An architect would be needed to create an overall site plan for the property. There was a discussion about whether the LDC or the Sleepy Hollow Village Board starts the process. It was agreed that the Village Board will discuss this matter at a work session.

Motion was made by Mr. Campbell, seconded by Ms. Stupel to request that the Village Board submit a proposal to the LDC for the use of the East Parcel. Motion passed 5-0

**REQUEST FROM HISTORICAL HUDSON VALLEY** – The members discussed a request from Historic Hudson Valley (HHV) to use the east parcel parking lot for various events. The LDC members are concerned about security and suggested that HHV be allowed to use only the northern portion of the lot that is fenced in. They also recommended charging a fee equal to what General Motors charged in the past.

Motion was made by Mr. Wray, seconded by Ms. Wompa, to approve a request made by Historic Hudson Valley for event parking on the east parcel with the following conditions. 1) Only the northern section of the lot can be used. 2) HHV will pay a fee equal to what General Motors previously charged. Motion passed 5-0.

**METRO NORTH** – The LDC members discussed what to do about the Metro-North tracks that are located on the east parcel. Metro-North would like to continue to use these tracks, whether it by license agreement, easement or purchase. Peter Johnson of Lighthouse Landing Venture LLC was asked to join the discussion. Mr. Johnson believes that there is an opportunity for a land swap, which would increase parkland on the west side of the tracks. There may also be an opportunity to get assistance from Metro-North for projects along the tracks. If Metro-North is allowed to use the tracks on the east parcel, it may hinder future uses. Discussion ensued.

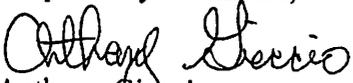
**PHELPS HOSPITAL MEETING REPORT** – Ms. Wompa reported on a meeting that was held with Dan Blum who is the new president of Phelps Hospital. Phelps Hospital may be interested in having the LDC issue tax free bonds for future capital projects. Phelps Hospital recently utilized the County's LDC for this purpose, but would prefer to work with the Village moving forward.

**AMEND BY-LAWS** – There was a discussion about the code of ethics and if there is a need to amend the LDC by-laws. Specifically, there is a concern about potential conflict of interests. Discussion ensued. It was agreed that the matter will be referred to Attorney, Justin Miller for an opinion.

Motion was made by Mr. Campbell seconded by Ms. Handelman, to adjourn the meeting.  
Motion passed 5-0

Meeting was adjourned at 8:20.

Respectfully submitted,

  
Anthony Giaccio