

**Minutes from the 2021 Huntington Hills Inc. Annual Meeting**  
**1/6/21, 6:30 pm**

This was a Zoom meeting due to Covid19

**Attendees:** Representatives from 16 homes were in attendance: DeLouise, Stein, Crane, Grieve, Colombo, Ruggeri, Eckert, Porter-Hutton, Horwitz, Hofmann, Sapp, Lawrence, Oxley, Kibbler, I434288-phone-in, Wilde

**Town Report:**

Greg was unable to get Town Supervisor (Seeley) or Planner (Kiely) to address us directly. So in lieu, he highlighted experts from a Town notice entitled, "Major Economic & Community Developments Coming in 2021 " that was delivered on 1/6/21 by email and is attached below.

**Treasures Report:**

A discussion of treasurer report ensued with no questions except one about the trail cameras. This spiraled into a discussion about RTVs and bikes on golf course that many neighbors closest to Durand park witness and which is against the law. It was proposed that the cameras could be strategically placed to catch trespasser on the trails across of 700 Hoffman road or at some properties on Conifer. Neighbors will follow up with Adam Stein.

There was some discussion of \$65 fee and the homes who are delinquent. Overall the collection fee rate is good except for a couple homes. It was decided to wait 3 years and then we would put a lien on the properties so that the fee would have to be paid if the properties were to be sold. A motion was made to keep the \$65 assessment fee for 2021, it was seconded and all voted yea.

\*\*\*Checks should be made out to Huntington Hills, Inc \*\*\*

The fee should be sent to:  
Dave Eckert (Treasurer)  
69 dogwood lane  
Rochester, NY 14622

There was some discussion of using other means to pay fees rather than old fashion checks. There was nothing concrete proposed.

**New Board:**

A summary of the vote tally was presented. We collected 29 total votes (21 needed for a quorum) all were in favor of the nominated members, there were no write-in nominations.

**2021-2022 Huntington Hills Board Members**

Sam Ruggeri, President  
Jeanne Colombo, Vice President  
Dave Eckert, Treasurer  
Lisa DeLouise, Secretary  
Gary Horwitz, Member at Large  
Adam Stein, Member at Large

**Web updates** – Adam made many changes, mostly background changes to make it more easy for him to make web updates. We discussed the email problem to yahoo members. It is a problem with Site5 our web hosting service. A fix is being investigated.

**Other Business:** Oxley started a discussion about that elm bore and some other type of pest that drops white dust that may feed on the Asian honey suckle invading from west heading east. He suggested to get a work crew together to help clear the suckle out. We discussed other invasive plants; the autumn olive, swallow wort, garlic mustard, new angelica and the phragmites that is taking over the cattail wetland on lower Hoffman. Also the gypsy moth invasion. Josie on Hoffman personally cleaned many trees of the egg casing in our neighborhood. Ms. Colombo paid \$3500 to have a service spray her oak trees. Someone suggested you can purchase a spray drench poison that the tree soaks up through roots that kills moth. It was proposed that Wilde, Oxley, Porter-Hutton and son Andrew would reinvigorate HH ecology committee.

**Animal Sightings:** Some asked about bobcats. None have been seen, however the fox and coyote populations are flourishing.

**Public Works:** Mr. Sapp wanted to thank Town Public work director Kiely who put stones at the end of Hoffman and will fix the end of Wisner road.

**Meet and Greet:** Finally it was suggested that once Covid is over we should have a block party /cookout to meet neighbors. The question is where?

**Meeting adjourned:** 8 pm



# *a town for a lifetime* **IRONDEQUOIT** *New York*

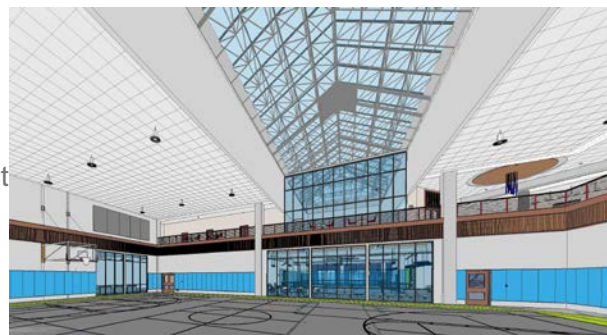
## **TOWN OF IRONDEQUOIT LOOKS FORWARD TO SEVERAL MAJOR ECONOMIC & COMMUNITY DEVELOPMENT PROJECTS IN 2021**

The Town of Irondequoit will see several significant economic and community development projects come to fruition in the coming year. This represents tens of millions of dollars in investment in a community that continues to transform itself by reimagining and repurposing properties throughout Town.

“Irondequoit has seen tangible signs of revitalization over these past few years, and we are optimistic that 2021 will be one of our busiest years yet on the development side,” said Supervisor Dave Seeley. “From the redevelopment of the former Irondequoit Mall and our commercial corridor to increasing our senior and affordable housing portfolio, we are moving in the right direction as we continue to write our own story of progress, not the broken promises of the past.”

### **Skyview on the Ridge**

The redevelopment of the former Irondequoit Mall into Skyview on the Ridge remains the key priority development project in Irondequoit. At present, every corner of the former Mall is in the process of being redeveloped, representing over \$50 million in investment in the site. Central to this is the construction of the \$9.5 million Irondequoit Community Center, which will be completed this coming Summer.





On the eastern end of the former Mall, Pathstone Corp is redeveloping the former Sears store into *Skyview Park Apartments*. This development will create 169 units of senior housing, an amenity in major demand throughout Irondequoit. The project, which will feature a partnership with Rochester Regional Health for supportive services, will be complete in the Fall.

The southern façade of Skyview on the Ridge has received a makeover throughout 2020, and the coming year will see the former food court area repurposed by the owner of the facility. To the west, the former Macy's store – which has seen various occupants over the past two years, will be transformed by Rochester Regional Health into a school of nursing.

### **Senior & Workforce Housing**

The Town of Irondequoit continues to find strategic ways to address a need for both senior housing, and updated workforce housing to ensure that the community remains affordable to reside in. This, especially, as the median sale price of a home in Irondequoit has increased 40% over the past four years. This represents a challenge, as much of the community has already been “built out.” With shovel-ready, “green” parcels scarce, working towards these housing goals often requires the repurposing of properties.

Culver Road will see three major housing developments move forward in 2021. The former Wambach's Farm Market will be home to two new housing communities. Rochester Management will soon break ground on an 80-unit senior housing development, which will have on-site services for residents, such as primary care physicians, transportation and more. Providence Housing has received the necessary Town Board approval to proceed with the construction of nearly 100 housing units, targeting low- and moderate-income residents, and those working in health-care fields.



Further north on Culver, adjacent to St Cecilia's Church, Episcopal Senior Living has received approval to construct 74 units of market-rate senior housing.

At the I-Square development on Titus Avenue, the finishing touches are being added to patio homes to the rear of the Irondequoit Beer Company, which are being marketed towards older residents.

"Whether you're an older resident looking to age in place and be near your children and grandchildren, or a young family looking for affordable housing alternatives, Irondequoit must continue to take proactive steps towards making our community welcome for everyone," said Supervisor Seeley.

#### **Better Park Amenities in Sea Breeze**

The Town is partnering with New York State on a major reconstruction of the Irondequoit Bay State Marine Park, which is operated by the Town. As part of the NYS Resiliency & Economic Development Initiative (REDI) Program, the public boat launch is being elevated two feet to withstand continuously rising water levels. To compliment this resiliency effort, the Town is managing the construction of a kayak launch, playground and pavilion area, all while providing several dozen additional parking spots. This represents the realization of long-sought vision to enhance the public park at the Bay Outlet – Irondequoit's primary access point to the waterfront.

#### **Repurposing Vacant Retail**

The Portland Ave and East Ridge Road intersection will see vacant storefronts revitalized in the coming year. The site of the former Staples store, vacant since 2018, has received all required Town approvals to demolish the existing vacant structure and construct a new 5,000 square foot Chick-fil-A restaurant – which would be both the largest in Monroe County and have the lengthiest queuing plan for cars.

The former Rite Aid store at 1233 East Ridge Road will see a new life as a mix of retail and fast casual restaurants, including a Moe's Southwest Grill. And the vacant structure at 1267 E. Ridge Road will be demolished to make way for a new building to house the regional fast casual restaurant chain, Rachel's Mediterranean Grill.

“These development projects are making a wonderful community an even better place to reside,” said Supervisor Seeley. “Irondequoit will always be known for its beautiful neighborhoods, quality schools and strong sense of community. We cannot rest on our laurels, however, and cannot remain a community stuck in time, but rather, one that is looking to the future.”