

The following is a report of the licenses issued and collections made in the Office of the City Clerk during the month of March 2009.

			<u>CONTROLLER</u>	<u>TOTAL</u>
A1255-001 A012	Vital Statistics		\$ 7,572.00	\$ 7,572.00
A1255-004 A013	Copies of Records		\$ 400.00	\$ 400.00
A1255-004 A013	Certificates of Marriage		\$ 648.25	\$ 648.25
A2501-006 A042	Tour Agency		\$ 1,050.00	\$ 1,050.00
A2501-006 A042	Tour Agency Additional Site		\$ 200.00	\$ 200.00
A2501-006 A042	Tour Attendant		\$ 150.00	\$ 150.00
A2501-006 A042	Tour Driver/Guide		\$ 200.00	\$ 200.00
A2501-011 A044	Peddler		\$ 150.00	\$ 150.00
A2501-014 A046	Electrician - Exam Fee		\$ 125.00	\$ 125.00
A2501-016 A047	Stationary Engineers		\$ 930.00	\$ 930.00
A2501-016 A047	Stationary Engineers Test Fee		\$ 400.00	\$ 400.00
A2542-000 A053	Dogs/N County Treasurer	\$ 334.87	\$ -	\$ 334.87
A2542-000 A053	Dogs/NYS Agr.& Mkts	\$ 126.00		\$ 126.00
A2542-000 A053	Additional Dogs		\$ 2,067.63	\$ 2,067.63
A2545-001 A054	Marriage License/NYSHD	\$ 900.00	\$ 300.00	\$ 1,200.00
A1255-002 A123	Commissioners of Deeds		\$ 50.00	\$ 50.00
A2501-005 A126	Junk Dealers		\$ 900.00	\$ 900.00
A2545-010 A128	Petroleum - Retail		\$ 210.00	\$ 210.00
A2545-010 A128	Petroleum - Storage		\$ 420.00	\$ 420.00
A2545-010 A128	Petroleum - Wholesale		\$ 200.00	\$ 200.00
A2501-599 A130	Theatre		\$ 100.00	\$ 100.00
A2501-015 A266	Home Improvement		\$ 1,125.00	\$ 1,125.00
A2545-021 A316	Vending		\$ 130.00	\$ 130.00
A2545-023 A318	Hunters/NYS DEC RAU	\$ 347.63		\$ 347.63
A2545-023 A318	Hunters Fees		\$ 20.37	\$ 20.37
A1255-003 A499	Notary Fee		\$ 10.00	\$ 10.00
A1255-005 A528	Dog Release		\$ 250.00	\$ 250.00
TA63008 A597	Marriage Performance		\$ 1,000.00	\$ 1,000.00
A2501-027 A696	Photos/passport-license		\$ 135.00	\$ 135.00
		\$		
TOTAL:		<u>1,708.50</u>	<u>\$ 18,743.25</u>	<u>\$ 20,451.75</u>

Check #	<u>41117</u>	Niagara County Treasurer	\$ 334.87
Check #	<u>41166</u>	NYS Dept.of Arg. & Mkts	\$ 126.00
Check #	<u>41113</u>	NYS Health Department	\$ 900.00
		NYS DEC	
Check #	<u>ET</u>	RAU	\$ 347.63

Item #2

The following claims have been filed in the Office of the City Clerk during the month of March, 2009. The claims were subsequently referred to the Office of the Corporation Counsel.

NOTICE OF CLAIM

ALLEGED DAMAGE

Timothy W. Elledge 206-84 th St	Automobile damage caused by a pothole
Corsaro, Eugene 1201-86 th St.	Automobile damage caused by a pothole
Harpham, Pearl 920 Depot Ave.	Personal injuries due to fall caused by ice on street
Carr, Cindy L. 1185 Saunder Settlement Rd. Niagara Falls, NY 14305	Automobile damage caused by a pothole
Sobot, Mirsada 250 Rainbow Blvd. Apt. #203	Automobile damage caused by a pothole
Cronwell, Rosaria 7210 Williams Rd # 315 Niagara Falls, NY 14304	Automobile damage caused by pothole
Williams, Rhonda L. 125 Eggert Rd. Cheektowaga, NY 14215	Automobile damage caused by pothole
Tubinis, Casimir S. 2759 Orleans Ave	Automobile damage caused negligence of City when resurfacing road
Craig/is Ltd. On behalf of Main Street America a/s/o Philip and Mary Ann Mohr	Automobile damage caused by fallen City tree limb
Lois M. Kurek 3849 Wruck rd. Middleport, NY 14105	Automobile damage caused by a pothole
Niacet Corp. 400-47 th St	Property damage caused by snowplowing
State Farm Mutual Automobile Insurance Co. a/s/o Rae E. White	Automobile damage caused by pothole
Marra, Joseph P. 9101 Rivershore Dr.	Property damage caused by City snowplow
Foshee, Harold Don 3234 Southway Dr Sanborn, NY	Personal injury caused fall at Niagara Falls Publi Library
Elder, Terrencio 6915 JoAnne Circle North Niagara Falls, NY 14304	Automobile damage caused by a pothole
Schucker, Veronica 1413-97 th St.	Excavation and replacement of sewer line and sidewalk caused by City tree roots
Terrana, Ronald J. 2632 Parkview Dr.	Automobile damage caused by a pothole

Derrett, Ronald J. Jr. & Kelly A.
458 Grover Cleveland Hwy.
Egbertsville, NY 14226

Automobile damage caused by raised railroad tracks
caused by sunken roadway

McCalister, Barbara
746 Spruce Ave

Automobile damage caused by fallen City tree

Duke, Patricia
170 Fowler Ave.
Kenmore, NY 14217

Automobile damage caused by a pothole

Jones, Rasheena
1334 Niagara Ave

Automobile damage caused by a pothole

Kurek, Lois M.
3849 Wruk Road

Automobile damage caused by a pothole

Glover, Grace
924 Ferry Ave

Automobile damage caused by City streetsweeper

Kudela, Norma and Johnson, David
150-79th Street

Costs of damages and repairs to sanitary sewer line
caused by City tree roots

SUMMONS AND COMPLAINT

Calabro, Charles A.
C/O Viola, Cummings & Lindsay, LLP

Index No.: 136494

The State of New York et al, vs. DHL Express

Index No.: 2008-4821

Crowell, Timothy
800 Niagara Avenue, Apt. 419

Index No.: 136521

NOTICE OF PETITION

Saleh, Ahmed
C/O W. Maxwell Coykendall, Esq.

Index No.: 136553

NOTICE OF MOTION

Shaw, Jill
C/O Richard J. Steiner, Esq.

Index No.: Not Available

Item #3

We respectfully request you award the above referenced bid as follows:

TO: Snowfighting Equipment & Consultants of Buffalo, Inc.
PO Box 126, Southside Station
Buffalo, NY 14220-0126

FOR: One (1) portable asphalt reclaiming/trenching machine:	\$ 115,445.00
Wireless remote control kit:	1,695.00
Spare parts kit (basic standard cutter head):	2,282.00
Cutter head bits (set of 131)	<u>995.00</u>
 TOTAL:	 \$120,417.00

The City Purchasing Agent certifies that all bids were solicited in accordance with Section 103 of the General Municipal Law.

Notice that bids were to be received was advertised in the Niagara Gazette and bids were sent to six (6) vendors. The above referenced company submitted the only bid.

Funds for this expenditure are available in the 2009 Capital budget code:
H0912.2009.0912.0230.000

Item #4

We respectfully request you award the above referenced bid as follows:

TO: Ennis Paint, Inc.
PO Box 404
Ennis, TX 75120

FOR: Traffic Marking Paint:

White:	\$39.64/pail
Yellow:	\$38.85/pail

The City Purchasing Agent certifies that all bids were solicited in accordance with Section 103 of the General Municipal Law.

Notice that bids were to be received was advertised in the Niagara Gazette and bids were sent to Five (5) vendors. Five (5) bids were received. The above referenced company submitted the lowest bid.

Funds for this expenditure are available in budget code A3310.0000.0419.008.

Item #5

RE: Library Board Appointment

Council Members:

I hereby reappoint Don J. King of 672 Chilton Avenue, Niagara Falls, NY to the Niagara Falls Library Board with a term to expire December 31, 2013.

Will the Council so confirm?

Item #6

RE: Agreement with the Health Association of Niagara County, Inc.

Council Members:

The City staff recommends that the City renew the agreement with the Health Association of Niagara County, Inc. to provide recreation services for adults sixty years of age and older.

The City's expenses of this program will be in an amount not to exceed \$10,000.00 during the period of April 1, 2009 through March 31, 2010. Funds are included in account A6772.0000.0449.599.

Will the Council so approve and authorize the Mayor to execute an agreement in a form acceptable to the Corporation Counsel?

Item #7

RE: Memorandum of Understanding

Department related to Justice Assistance Grant Program

Council Members:

Attached is a Memorandum of Understanding among the Niagara Falls, Lockport and North Tonawanda Police Departments and the Niagara County Sheriff's Office related to a joint application for funding under the Recovery Act: Edward Byrne Memorial Assistance Grant in the total amount of \$457,674.00.

Will the Council so approve and authorize the Mayor to execute same?

**RE: AGENDA ITEM:
Architectural Services Agreement with Giusiana Architects**

Council Members:

The Department of Community Development recently requested proposals from three firms to provide architectural services relating to the City's Commercial Facade Program. The program is offered in the following business districts:

Pine Avenue	East & West Market Street
Main Street	Highland Avenue
Niagara Street	Third Street
Buffalo Avenue (LaSalle area w/casino revenues)	

Giusiana Architects submitted the only bid for this project. They have provided services to the complete satisfaction of the Department of Community Development in every aspect of the current agreement which will expire this month. They have agreed to hold their price of \$40 per hour with maximum fees established depending on the size and nature of the building being renovated. We had additionally requested proposals from Architectural Resources and Roberts, Shackelton & Boy Architects. Both firms expressed interest in submitting a proposal and we extended the deadline to accommodate their request for additional time to prepare a bid.

Therefore, we are recommending that City Council award a contract to Giusiana Architects for a period of two (2) years with a maximum contract upset fee of \$50,000.

Community Development Funds are available in budget code CRC099 – Commercial Rehabilitation. Will Council vote to so approve and authorize the Mayor to execute the agreement with Giusiana Architects?

Item #9

**RE: DEPARTMENT OF INSPECTIONS – EXPENSES INCURRED IN REPAIR,
DEMOLITION OR BOARD OF STRUCTURES WITHIN THE CITY FROM APRIL
1, 2008 TO MARCH 31, 2009**

In accordance with Chapter 1133, Section 1133.08 of the Niagara Falls Building Code, we hereby submit a report relative to certain privately owned properties upon which the City has incurred expenses or Community Development funds have been expended for each property which remain unpaid and in accordance with the above noted Section (the) Council shall “order an assessment against said premises for several sums herein reported”.

We recommend that all the costs incurred by the City of Niagara Falls that remain unpaid upon certain privately owned properties be assessed against said properties in the manner as prescribed in the above City provisions of the Niagara Falls Building Code.

A list of all chargeable costs incurred is attached. A complete record of all costs incurred and included in this report shall remain permanently on file in the office of the Department of Inspections.

Item #10

RE: Appropriation of casino funds for Explore Buffalo/Niagara Events

Council Members:

The City has received a request to participate in the funding of two Economic Development events. The first is a program in Niagara Falls in conjunction with the solar energy annual meeting that is taking place in Buffalo this May and the second is a venture capital program in June.

The City has been asked to contribute a total of \$3,000 toward the organization of these events. These events will showcase a number of local corporations and their products and will supplement the funding that these entities are already providing.

Will the Council appropriate \$3,000 from the URA designated casino funds for these Economic Development programs?

Item #11

RE: Providing Niagara Falls, New York Logo Pins to Cayuga Heat Travel Baseball Team

Council Members:

The Cayuga Heat Travel Baseball Team is participating in a tournament in Cooperstown, New York this summer. This is the first time a baseball team comprised of boys from Niagara Falls is participating in this tournament. The team wishes to distribute Niagara Falls souvenir pins to other participants in this tournament and also wishes to distribute various other Niagara Falls promotional information. The cost for such pins is \$1,508.88. The source of funds for this is found in Tourism Fund Balance.

Will the Council so approve?

Item #12

RE: Midtown Little League

Council Members:

The Midtown Little League program has requested that the City contribute \$1,200 to assist in the operation of its Little League program for young boys who are City residents. The League is asking for \$1,200 to assist in the erection of a fence at its athletic field at 47th Street and Pine, which is owned by Midtown Little League. As the City does not operate its own Little League baseball program, and since Little League baseball is an important recreational activity, the City's assistance in the amount of \$1,200 appears to be worthwhile. Funding will come from casino interest.

Will the Council so approve a \$1,200 expenditure to assist in this Little League program?

Item #13

RE: MIS Air Conditioner/Humidifier

Council Members:

An existing air conditioner/humidifier for service in the MIS Department's main frame room has failed and must be replaced immediately. There are two units that service this room and replacement parts are no longer available. Although one is still functional both units should be replaced at this time. The total amount of money required for the acquisition of these new energy efficient units as well as installation will not exceed \$35,500. Fund balance may be used for this purpose.

Will the Council so approve?

Item #14

RE: South Junior School District Parcel

Council Members:

The City has an opportunity to create a recreation area on real estate owned by the City of Niagara Falls School District, which is not used by the School District. It is located at South Junior School near the intersection of Portage Road and Ferry Avenue. The School District is allowing the City to use this parcel until such time as the School District has a District use for the parcel or until such time as the District sells it to a third party. The improvements in the nature of playground equipment are being purchased through Community Development funds. In addition, the City desires to install a curb cut to access a parking facility already on the premises allowing access to the parking lot from Portage Road. This will facilitate access to the parking lot by users of the recreation area. An agreement in form and substance satisfactory to the Corporation Counsel will provide terms for the City's use of this parcel of real estate.

Will the Council so approve?

Item #15

RE: Cooperative venture with School District

Council Members:

The City has been planning a cooperative venture with the City of Niagara Falls School District for the City to obtain certain real estate at Harry F. Abate School, containing approximately 4.48 acres, so that the City may install basketball courts. The School District would like to obtain certain real estate owned by the City near the City-owned library in order to install a bus turnaround. This comprises approximately 1.7 acres. The School District will initially grant an easement to the parcel to be improved by the City to the City and the City will initially grant an easement to the parcel to be improved by the School District to the School District. These easements will terminate when the School District conveys in fee the real estate to the City where the basketball courts are located and the City conveys in fee to the School District the real estate where the bus turnaround improvements are located. These conveyances will occur in the event the voters, at a referendum, authorize the School District to convey the parcel to be used by the City to the City. No consideration will be paid by the City to the School District and no consideration will be paid by the School District to the City. This will all be pursuant to an agreement in form and substance satisfactory to the Corporation Counsel.

Will the Council so approve?

Item #16

RE: Appropriation to Department of Public Works for Temporary Personnel and Materials

Council Members:

Attached is a request from the Department of Public Works to fund the clean team and seasonal patching crews together with an operating engineer to allow for 20 weeks of patching and paving together with appropriation for materials related thereto.

Will the Council appropriate \$207,124 from Casino Funds to fund this request?

Item #17

Please be advised that Local Law No. 1 for the year 2009, relative to Residency of Employees, which was adopted by the City Council on March 9, 2009, and duly approved by Mayor Paul A. Dyster on March 20, 2009, was received and filed by the NYS Department of State on March 26, 2009.

Carol A. Antonucci
City Clerk

SUBJECT: Commissioner of Deeds

The following have requested City Council approval for Commissioner of Deeds for a term from June 1, 2009 to May 31, 2011.

This is in accordance with provision of the Niagara Falls City Charter, Article II, Section 7, Subdivision 5.

Chiarenza, Mary Jo	City Court
Wasson, Nadine	City Clerk's Office
Caso, William C., Jr	1351-101 st Street, Niagara Falls, NY 14304
Frame, Peggy	8403 Buffalo Ave., Apt. 3, Niagara Falls, NY 14304
Ivancic, Betty	1246-86 th Street, Niagara Falls, NY 14304
Joyce, James M.	2744 Thornwoods Dr., Niagara Falls, NY 14304
Luna, Joe	1318 Whitney Ave., Niagara Falls, NY 14301
Marasco, Richard A.	809 Vanderbilt Ave., Niagara Falls, NY 14305
Merino, Gail M.	9365 Rivershore Dr., Niagara Falls, NY 14304
Merino, Rocco	9140 Rivershore Drive, Niagara Falls, NY 14304
Shaffer, Brian	1401 Lafayette Avenue, Niagara Falls, NY 14305
Smith, Pamela	628 Chestnut Ave., Niagara Falls, NY 14305

SUBJECT: INFORMATIONAL ITEM

At the Traffic Advisory Commission meeting held on April 1, 2009, the Commission:

TABLED:

1] Request submitted by Edna Fields, 2023 LaSalle Avenue to **INSTALL ALL WAY STOP SIGNS** at the intersection of LaSalle Avenue & 22nd Street. The request will be revisited at their next meeting pending additional study.

DENIED:

2] Request submitted by Mary Sawma, Homecare Provider & Homeowner, on behalf of Lois Naish, 206 – 70th Street to **INSTALL A 5' HANDICAPPED ACCESS SPACE** in front of 206 – 70th Street. The request was denied since the criteria for the handicapped access space was not met. The residence has a driveway to provide access, in addition to no lead-in sidewalk.

Item #20

SUBJECT: AGENDA ITEM:

At the Traffic Advisory Commission meeting held on April 1, 2009, the Commission recommended **APPROVAL** of the following item:

**INSTALL A 5' HANDICAPPED ACCESS SPACE
IN FRONT OF 1705 WILLOW AVENUE**

[Physician verification of wheelchair dependency and/or severe restriction of movement, has been received]

Submitted By: Patsy Cicarelli, 1705 Willow Avenue

It is requested that City Council approve this recommendation.

Item #21

SUBJECT: AGENDA ITEM:

At the Traffic Advisory Commission meeting held on April 1, 2009, the Commission recommended **APPROVAL** of the following item:

**INSTALL A 5' HANDICAPPED ACCESS SPACE
IN FRONT OF 443 – 22ND STREET**

[Physician verification of wheelchair dependency and/or severe restriction of movement, has been received]

Submitted By: Irene Rachwal, 443 – 22nd Street

It is requested that City Council approve this recommendation.

Item #23

SUBJECT: AGENDA ITEM:

At a Traffic Advisory Commission meeting held on April 1, 2009 the Commission recommended **APPROVAL** of the following item:

**INSTALL ALTERNATE OVERNIGHT PARKING ON PERRY
AVENUE BETWEEN 73RD STREET & 74TH STREET**

A Petition from the residents of this block was received with 80% signatures.

Submitted By: Jason Petrus, 160 - 74th Street and Petition/Residents of Block

It is requested that City Council approve this recommendation.

SUBJECT: AGENDA ITEM:

At a Traffic Advisory Commission meeting held on April 1, 2009, the Commission recommended **APPROVAL** of the following item:

(A) INSTALL A HANDICAPPED WARNING SIGN ADVANCE OF 2103 MACKENNA AVENUE, AND (B) INSTALL A 50' LOADING ZONE (6A.M. - 5P.M.), AT 2103 MACKENNA AVENUE

Request (A) was made to alert the community to drive with caution due to the handicapped clients being serviced at 2103 MacKenna Avenue; request (B) was made to facilitate the loading/unloading of clients in front of 2103 Mackenna Avenue.

Submitted By: Angela Gantt, Self Advocacy Group Facilitator, Niagara Cerebral Palsy/Community Vocational Rehabilitation Center, 2103 Mackenna Avenue

It is requested that City Council approve this recommendation.

Item #25

SUBJECT: AGENDA ITEM:

At a Traffic Advisory Commission meeting held on April 1, 2009, the Commission recommended **APPROVAL** of the following item:

INSTALL A 25' LOADING ZONE (7A.M. – 5:30P.M.) IN FRONT OF 2526 PINE AVENUE

Request was made to facilitate pick-up/drop-off by customers in front of 2526 Pine Avenue.

Submitted By: Gus Mangione & Joe D'Angelo, Co-Owners, Time 1-Hour Cleaners,
2526 Pine Avenue

It is requested that City Council approve this recommendation.

Item #26

SUBJECT: AGENDA ITEM:

At a Traffic Advisory Commission meeting held on April 1, 2009, the Commission recommended **APPROVAL** of the following item:

INSTALL A 30' LOADING ZONE (11A.M. – 7P.M.) IN FRONT OF 1818 PINE AVENUE

Request was made to facilitate the loading/unloading of deliveries and customer purchases in front of 1818 Pine Avenue.

Submitted By: Shawn Highway, Owner, Another Man's Treasure, 1818 Pine Avenue

It is requested that City Council approve this recommendation.

Item #27

SUBJECT: AGENDA ITEM:

At the Traffic Advisory Commission meeting held on April 1, 2009, the Commission recommended **APPROVAL** of the following item:

**INSTALL A 5' HANDICAPPED ACCESS SPACE
IN FRONT OF 2709 GRAND AVENUE**

[Physician verification of wheelchair dependency and/or severe restriction of movement, has been received]

Submitted By: Mary Louise Leonard, 2709 Grand Avenue

It is requested that City Council approve this recommendation.

Item #28

SUBJECT: AGENDA ITEM:

At the Traffic Advisory Commission meeting held on April 1, 2009, the Commission recommended **APPROVAL** of the following item:

**INSTALL A 5' HANDICAPPED ACCESS SPACE
IN FRONT OF 425 – 5TH STREET**

[Physician verification of wheelchair dependency and/or severe restriction of movement, has been received]

Submitted By: Mary Rung, 425 – 5th Street

It is requested that City Council approve this recommendation.

Item #29

SUBJ: AGENDA ITEM – Certification of Base Percentages, Current Percentages
and Current Base Proportions for Homestead & Non-Homestead Assessment Roll

In accordance with Section 1903 of the Real Property Tax Law, the City Council must certify the attached referenced percentages and proportions.

Assessing units using Article 19 Homestead option must certify percentages and proportions when final class equalization rates are established by the Office of Real Property Services.

The certification is now due and the attached represents the necessary certifications.

Will Council certify the attached percentages and proportions?

RESOLUTION No. 2009–

RELATIVE TO THE AMERICAN CANCER SOCIETY'S
RELAY FOR LIFE - 2009



BY:

Council Chair Chris Robins
Council Member Robert A. Anderson, Jr.
Council Member Steve Fournier
Council Member Sam Fruscione
Council Member Charles Walker

WHEREAS, the Relay for Life is the American Cancer Society's signature activity which offers everyone in a community an opportunity to participate in the fight against cancer; and

WHEREAS, teams of people from all walks of life have fun while raising much-needed funds to fight cancer and raise awareness of cancer prevention and treatment; and

WHEREAS, the United Steelworkers of America Local 9434, which represents employees of the City of Niagara Falls, has sponsored a team in the Relay for Life of Lewiston-Niagara for the past eleven years; and

WHEREAS, the Honorable Paul A. Dyster of the City of Niagara Falls, New York has proclaimed May 1st, 2009 as "PAINT THE TOWN PURPLE DAY" in support of the Lewiston-Niagara Relay for Life.

NOW THEREFORE BE IT RESOLVED, that the City Council of the City of Niagara Falls, New York recognizes and applauds the work of the American Cancer Society in creating the Relay for Life movement as a life-changing event that brings together more than 3.5 million people each year.

BE IT FURTHER RESOLVED that the Niagara Falls City Council asks the citizens of Niagara Falls, New York to join them in spreading awareness about this event by celebrating May 1st, 2009 as "PAINT THE TOWN PURPLE DAY."

RESOLUTION 2009-

Relative to South Junior Project and 39th Street School/Old Municipal Court Building Project

BY: Councilman Charles Walker

WHEREAS, City staff have prepared a Restore NY grant application for the above referenced projects, and

WHEREAS, public hearings were held on the 20th day of April, 2009 at 7:00 PM Eastern Daylight Time, in the City Hall Chambers of the City of Niagara Falls, New York at City Hall, 745 Main Street, and that the required notices of said hearings were published in the Niagara Gazette preceding said hearing. At the hearing public comments were heard regarding a Restore NY Grant application for two (2) projects: the “South Junior” Project and “39th Street School/Old Municipal Court Building” Projects. The application for the “South Junior” Project is for \$5 million for a portion of the costs of reconstruction of the building projected for residential/commercial mixed use. The application for the “39th Street School/Old Municipal Court Building” Project is for \$1.3 million for a portion of the costs of reconstruction of the buildings projected for residential/commercial mixed use.

NOW THEREFORE BE IT RESOLVED, that the City Council of the City of Niagara Falls, New York hereby finds that the proposed projects are consistent with the municipality’s local revitalization or urban development plan; that the proposed financing is appropriate for the specific projects; that the projects facilitate effective and efficient use of existing and future public resources so as to promote both economic development and preservation of community resources.