**Title:** Amending Town of Amity Comprehensive Plan

**Offered by:** Supervisor John Francisco

At the 8th day of August 2022 Town of Amity regular board meeting Attended by Supervisor Francisco, and Councilmen Mark Hand, Don Skinner and James Schneider. Absent: Josh Brown

**WHEREAS,** the Town of Amity did adopt a comprehensive plan in 2015 to guide addressing of issues, both current and future, within the Town; and

**WHEREAS,** recent issues have highlighted the need to further address those raised by town residents as they relate to rising property taxes; not, therefore, be it

**RESOLVED,** that the Town Board of the Town of Amity hereby inserts the following into Page 18 of its 2015 Comprehensive Plan under *B. Proposed Land Use Controls,* after the first paragraph:

 There also is a primary, critical consideration which must be addressed as a result of any development authorized in the Town of Amity, that issue being any anticipated revenue to be received by the Town to aid in lowering current property tax rates at the time, together with any costs which may be incurred by the Town as a result of such development.

 In 2021, according to the State Comptroller, Allegany County’s true value tax rate was the second highest in New York State, with the general sales tax rate being the third highest, greater than all be Erie and Oneida counties. The Village of Belmont, which is part of the Town of Belmont, levied a property tax rate which was 51st highest in the state out of 533 villages, or within the top 10 percent. The Town of Amity rate was 205th out of 034 towns, or within the top 23 percent. Property tax rates in both the town and the village further increased in 2022.

 At the same time, Allegany County is holding an unappropriated fund balance of some $30 million, in excess of its property tax levy for an entire year.

 When the Allegany County Industrial Development Agency, the county itself, or other entity undertakes development of various types which fully or partially removes property from the tax rolls, this is extremely detrimental to the Town of Amity and Village of Belmont residents.

 This is particularly egregious for town and village residents when sales tax is obtained by the county in exchange for the developer paying no or reduced property taxes for multiple years and when the IDA or other entity also may obtain fees, which they retain , from a developer.

 Therefore, for types of development to take place which primarily benefits county government or entities other than the town, agreements should be reached between the town and the county or other entities in which county sales tax revenue or other benefits are shared with local governments before any development is authorized.

 Efforts also should be undertaken to require revenue or benefit sharing as part of any development activity and to encourage local governments throughout the county to join together to achieve a joint revenue sharing plan with the county as it related to county sales tax to aid in offsetting rising costs of

local government and such local governments having little means to offset such costs other than from property tax revenues or shared sales tax.

Motion by Councilman Skinner to approve resolution and seconded by Councilman Hand.

Roll Call Vote Aye Nay Absent

John Francisco X

Mark Hand X

Don Skinner X

Josh Brown X

James Schneider X

Carried 4-0-0

ADOPTED this 8th day of August 2022 at the meeting of the Supervisor and Town Board.

SS Belmont

State of New York

County of Allegany

IN TESTIMONY HEREOF, I have hereunto set my hand and seal of said Town of Amity, this 8th day of August 2022.

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Kristine Young

Amity Town Clerk