

Paul Callahan

From: Stan Alekna [salekna1936@yahoo.com]
Sent: Friday, April 23, 2010 12:38 PM
To: Steve Danz
Cc: Paul Callahan; John B. Haines; Johnny Kibblehouse; Jeffrey Steckbeck; Sam Weiss; Josele Cleary; Madelyn Fudeman; Stephanie Brown; Karen Groh; Dave Murdoch; Jay Williams
Subject: The H & K Project

To: Steve Danz, Cornwall Borough Manager

Dear Steve,

Since the Ad Hoc Committee is now recessed for the duration unless needed again, I felt I should summarize my experience on the Committee and should formally document my position on the project as President of The Concerned Citizens of Cornwall (CCC).

I was placed on the Committee because of my long standing involvement and negotiations with H & K on the Cornwall Materials project, as the President of CCC. I appreciated the opportunity to serve the Borough in this role and tried my best to fulfill it. I recommend that other "civilians" with special background and experience be given an opportunity to serve in similar capacities on other Borough committees and projects. Such service provides non-political perspective on the issues and demonstrates transparency of local government which is a stated goal of Paul Vranesik.

As to the H & K Project, I believe that the Ad Hoc Committee, supported by the special consultants in each area, has thoroughly studied, investigated and reviewed the areas of zoning, fiscal impact and traffic impact of the proposed H & K project. The 46 Conditions plus the text of the requested zoning changes represent the total of the specific protections of the Borough and its residents as relates to this development, based on all the information provided to date. Given that the Borough will take the steps necessary to continuously monitor compliance with all of these terms and conditions, and apart from any new information, I am confident that the project will be of true and lasting benefit to the Borough and its residents. Another condition upon which my confidence is based the continuing management of the project by Paul Callahan of H & K. He has demonstrated the highest integrity and has significant previous executive management experience in successful projects of this magnitude. I believe we have protected the Borough in the event that all or part of this development is sold to another entity but I would be much more comfortable if H & K, under Paul Callahan's leadership, remains as the developer throughout the life of the project. While this is just the beginning, it is a very positive one with very high prospects for success by every measure. Lastly, I recommend that Josele Cleary be retained by the Borough as special counsel for the duration of the project because of her demonstrated expertise in municipal law and procedures and her most significant contribution to all that has been accomplished to date on this project.

Please distribute copies of this email to all members of P & Z, Borough Council.

All, or any part of this email may be read into the minutes of the P & Z Commission; the next Borough Council meeting and/or into the proceedings at the Public Hearing on April 27, 2010.

Stan Alekna, President, Concerned Citizens of Cornwall