



Business Activity In The Town/Villages

Taxpayer Funded Business Loans

Respondents support the use of public funds to provide loans to businesses to help stimulate economic development with 71% Strongly or Somewhat agreeing. However, the use of direct loans to individual businesses finished second overall (by 8 percentage points) to public investment in infrastructure/amenities in business districts as the preferred means of stimulating economic development. 19% of respondents from Endicott indicated that they Strongly or Somewhat disagree with taxpayer-funded loans.

RESPONSE	10 A							
	TOWN		JC		END		PART	
	#	%	#	%	#	%	#	%
Strongly Disagree	36	6	6	4	12	10	17	6
Somewhat Disagree	55	10	15	10	11	9	27	10
Neither Agree or Disagree	73	13	22	15	14	12	34	12
Somewhat Agree	222	39	56	39	42	35	117	41
Strongly Agree	181	32	44	31	42	35	89	31
TOTAL	567	100	143	100	121	100	284	100

Tax Abatements

Respondents agree that property tax abatements for capital improvements in distressed areas should continue to be granted as a means for creating/retaining jobs. 17% of respondents from Endicott indicated that they Strongly or Somewhat disagree with tax abatements.

RESPONSE	10 B							
	TOWN		JC		END		PART	
	#	%	#	%	#	%	#	%
Strongly Disagree	29	5	5	3	11	9	12	4
Somewhat Disagree	57	10	16	11	10	8	29	10
Neither Agree or Disagree	68	12	16	11	15	12	35	12
Somewhat Agree	252	45	69	48	45	37	129	45
Strongly Agree	160	28	37	26	40	33	79	28
TOTAL	566	100	143	100	121	100	284	100

Mixed –Use Redevelopment

Throughout the Town there are a number of vacant or underutilized properties that offer prime redevelopment opportunities. There is strong support for mixed-use redevelopment of such properties. 92% of respondents Strongly or Somewhat agree that it is important to encourage high quality mixed-use development of these properties.

RESPONSE	10 C							
	TOWN		JC		END		PART	
	#	%	#	%	#	%	#	%
Strongly Disagree	6	1	2	1	2	2	2	1
Somewhat Disagree	6	1	2	1	1	1	3	1
Neither Agree or Disagree	35	6	8	6	10	8	16	6
Somewhat Agree	156	28	38	27	32	27	80	28
Strongly Agree	360	64	91	65	74	62	183	64
TOTAL	563	100	141	100	119	100	284	100

Design Standards

By an overwhelming margin (88% Strongly or Somewhat agree), respondents support the concept of design guidelines to ensure that commercial and industrial development is compatible with the scale and character of surrounding areas. Design standards are used to promote more attractive signage, landscaping, and building facades. This high level of support is significant for two reasons. Design standards would address the underlying impression expressed by 41% of respondents that the Town's business districts are unattractive (See Question 8). This overwhelming support was also achieved despite the fact that 29% of respondents (9% Strongly Agree, 20% Somewhat Agree) feel that such requirements may impact job creation/retention efforts (See Question 10K).

RESPONSE	10 D							
	TOWN		JC		END		PART	
	#	%	#	%	#	%	#	%
Strongly Disagree	11	2	4	3	3	2	4	1
Somewhat Disagree	12	2	0	0	4	3	7	2
Neither Agree or Disagree	46	8	14	10	9	7	21	7
Somewhat Agree	168	30	37	26	38	31	88	31
Strongly Agree	330	58	88	62	67	55	164	58
TOTAL	567	100	143	100	121	100	285	100

Sign Control

One of the major influences contributing to the negative perception of business districts is a proliferation of signs, many of which are illegal under local zoning ordinances. 70% of respondents (37% Strongly Agree and 33% Somewhat Agree) support restrictions of the number, types, and size of signs in order to create more attractive business districts. The Town of Union has already taken steps to address this problem by adopting a much more restrictive sign ordinance in 2001.

RESPONSE	10 E							
	TOWN		JC		END		PART	
	#	%	#	%	#	%	#	%
Strongly Disagree	22	4	4	3	7	6	10	4
Somewhat Disagree	44	8	14	10	8	7	21	7
Neither Agree or Disagree	106	19	25	18	24	20	52	18
Somewhat Agree	185	33	46	32	34	28	99	35
Strongly Agree	208	37	53	37	47	39	102	36
TOTAL	565	100	142	100	121	100	284	100

Buffer Zones

79% of respondents Strongly or Somewhat agree that the town/villages should require businesses to provide buffer areas such as landscaping or solid fences to screen surrounding residential uses.

RESPONSE	10 F							
	TOWN		JC		END		PART	
	#	%	#	%	#	%	#	%
Strongly Disagree	9	2	4	3	2	2	3	1
Somewhat Disagree	31	5	3	2	10	8	17	6
Neither Agree or Disagree	76	13	19	13	16	13	39	14
Somewhat Agree	184	32	48	34	36	30	92	32
Strongly Agree	267	47	69	48	57	47	133	47
TOTAL	567	100	143	100	121	100	284	100

Amortization

84% of respondents Somewhat (30%) or Strongly (54%) agree that when new ordinances are adopted to improve the quality of development businesses should be required to bring their properties into compliance within a specific amount of time. The Town of Union Town Board has already taken the lead on this issue when it enacted a new sign ordinance that requires businesses to bring all signs into compliance with the new requirements by July 31, 2005.

RESPONSE	10 G							
	TOWN		JC		END		PART	
	#	%	#	%	#	%	#	%
Strongly Disagree	12	2	4	3	3	2	5	2
Somewhat Disagree	15	3	1	1	7	6	6	2
Neither Agree or Disagree	63	11	16	11	12	10	33	12
Somewhat Agree	170	30	37	26	38	31	87	31
Strongly Agree	306	54	84	59	61	50	154	54
TOTAL	566	100	142	100	122	100	285	100

Public Investment In Business Districts

Once again, respondents are demonstrating a strong desire to improve the appearance of business districts with 79% (39% Strongly Agree and 40% Somewhat Agree) expressing support for expenditure of public funds to provide attractive, well maintained parking lots, street lighting and sidewalks in order to attract new businesses. Support for public investment in business districts as a means of promoting economic development was 8% higher than for the traditional revolving loan fund for individual businesses (See Question 10A.).

RESPONSE	10 H							
	TOWN		JC		END		PART	
	#	%	#	%	#	%	#	%
Strongly Disagree	20	4	4	3	6	5	9	3
Somewhat Disagree	32	6	9	6	7	6	15	5
Neither Agree or Disagree	63	11	13	9	14	11	35	12
Somewhat Agree	229	40	59	41	44	36	117	41
Strongly Agree	223	39	58	41	50	41	108	38
TOTAL	567	100	143	100	122	100	284	100

Government Property Development Standards

When it comes to promoting quality development, respondents fully expect local governments to lead by example. 67% of respondents Strongly agree (with an additional 26% Somewhat agreeing) that governments should be required to maintain or improve public facilities to the same standards imposed on businesses. Many parks and municipal office buildings are located in very prominent locations in the community and could set a positive example

RESPONSE	10 I							
	TOWN		JC		END		PART	
	#	%	#	%	#	%	#	%
Strongly Disagree	4	1	2	1	2	2	0	0
Somewhat Disagree	4	1	2	1	0	0	1	0
Neither Agree or Disagree	28	5	2	1	10	8	15	5
Somewhat Agree	149	26	38	27	29	24	76	27
Strongly Agree	380	67	98	69	79	66	191	67
TOTAL	565	100	142	100	120	100	283	100

Consumer Purchase Decisions

85 % (51% Strongly Agree and 34% Somewhat Agree) of respondents indicated that the appearance of buildings, parking lots, landscaping, cleanliness, etc. are factors in selecting where they purchase goods and services.

RESPONSE	10 J							
	TOWN		JC		END		PART	
	#	%	#	%	#	%	#	%
Strongly Disagree	12	2	2	1	4	3	6	2
Somewhat Disagree	14	2	5	4	1	1	8	3
Neither Agree or Disagree	55	10	8	6	12	10	32	11
Somewhat Agree	193	34	48	34	38	32	100	35
Strongly Agree	290	51	77	55	63	53	137	48
TOTAL	564	100	140	100	118	100	283	100

Neighborhood Quality/Job Creation

43 % (22% Strongly Disagree and 21% Somewhat Disagree) of respondents indicated that they do not believe that zoning regulations that are designed to protect neighborhoods and improve the aesthetics of the Town/Villages are anti-business and will hurt job creation/retention efforts. The percentage of respondents who do believe that such regulations will hurt job creation/retention efforts is 14 points lower at 29%.

RESPONSE	10 K							
	TOWN		JC		END		PART	
	#	%	#	%	#	%	#	%
Strongly Disagree	122	22	27	19	24	20	69	24
Somewhat Disagree	119	21	21	15	24	20	71	25
Neither Agree or Disagree	157	28	41	29	36	30	76	27
Somewhat Agree	112	20	38	27	22	18	45	16
Strongly Agree	53	9	13	9	14	12	21	7
TOTAL	563	100	140	100	120	100	282	100