

Village of South Glens Falls Comprehensive Plan

Community Survey Results

February 2008

Introduction

To provide an additional opportunity for residents and property owners to contribute to the comprehensive planning process, in mid January 2008, the Village of South Glens Falls conducted a Public Opinion Survey. The survey was accessible online at the Village website between January 22, 2008 and February 4, 2008. Postcards with log-in information and instructions for obtaining paper copies of the survey, were mailed to all property owners prior to the survey opening date. In addition, an advertisement regarding the survey was placed in the Post Star in order to reach other residents of the Village and paper copies were hand-delivered to the Mid-town apartment complex, to reach senior citizens who may not have received the post card. Paper copies of the survey were also available at the Village Clerk's office to accommodate individuals who do not have access to the Internet.

The survey included 21 multiple-choice questions and an open-ended comment area at the end. The intent of the survey was to gauge public opinion about quality of life and municipal services, as well as specific issues and areas that the Village should change or improve in the future. The results of the survey will help the Village define future planning goals, objectives, and strategies for the updated Comprehensive Plan, that will guide future decision-making related to community improvements for main street, housing, municipal services, public infrastructure, and overall economic development efforts.

One hundred fifty eight (158) surveys were completed, resulting in a response rate of 12.9%. Survey respondents included a range of age groups, but a larger percentage of females than males. Of the total respondents to the survey, only 4.3% were below the age of 34 and approximately 30% were 65 and over. **Responses to the survey are tabulated below:**

Community Survey Results

1. Using the map above, please identify where in the Village of South Glens Falls you live.		
Answer Options	Response Percent	Response Count
Voting District 1	30.1%	49
Voting District 2	19.6%	32
Voting District 3	42.9%	70
I do not live in the Village of South Glens Falls	7.4%	12
<i>answered question</i>		163
<i>skipped question</i>		3

2. Are you a (Mark all that apply)		
Answer Options	Response Percent	Response Count
Homeowner	85.2%	138
Renter	11.7%	19
Local landlord	8.6%	14
Retired person	21.6%	35
Local business-owner	6.2%	10
Seasonal resident	0.0%	0
<i>answered question</i>		162
<i>skipped question</i>		4

3. What is your gender?		
Answer Options	Response Percent	Response Count
Male	38.7%	63
Female	61.3%	100
<i>answered question</i>		163
<i>skipped question</i>		3

4. What is your age?		
Answer Options	Response Percent	Response Count
18-24	0.6%	1
25-34	3.7%	6
35-44	19.6%	32
45-54	23.3%	38
55-64	22.7%	37
65-74	16.0%	26
75 +	14.1%	23
<i>answered question</i>		163
<i>skipped question</i>		3

5. How long have you lived in the Village of South Glens Falls?		
Answer Options	Response Percent	Response Count
0-5 years	25.6%	41
6-10 years	11.3%	18
11-20 years	10.6%	17
21+ years	52.5%	84
<i>answered question</i>		160
<i>skipped question</i>		6

6. Do you plan to retire in the Village of South Glens Falls?		
Answer Options	Response Percent	Response Count
Yes	84.4%	135
No	15.6%	25
<i>answered question</i>		160
<i>skipped question</i>		6

7. How many people are in your household?		
Answer Options	Response Percent	Response Count
1	25.5%	41
2	41.6%	67
3	15.5%	25
4	11.8%	19
5	2.5%	4
6 or more	3.1%	5
<i>answered question</i>		161
<i>skipped question</i>		5

8. Which of the following age categories are represented in your household? (Mark all that apply)		
Answer Options	Response Percent	Response Count
0-5	6.3%	10
6-17	23.8%	38
18-24	8.1%	13
25-44	28.8%	46
45-54	33.1%	53
55-64	32.5%	52
65-74	18.8%	30
75 +	18.1%	29
<i>answered question</i>		160
<i>skipped question</i>		6

9. How are you most often informed about local news and events?		
Answer Options	Response Percent	Response Count
Time Warner	43.7%	69
The Post Star	81.0%	128
Radio	20.9%	33
Local Channel 8	8.2%	13
Chronicle	38.6%	61
Village website	1.3%	2
<i>answered question</i>		158
<i>skipped question</i>		8

10. Are you disappointed that future "Weekly's" published by the Post-Star will be mailed free to every household in the zip codes 12801 and 12804 but not the 12803 as reported?

Answer Options	Response Percent	Response Count
Yes	73.9%	116
No	26.1%	41
<i>answered question</i>		157
<i>skipped question</i>		9

11. Are you aware of all Village Government functions and do you read all official published notices concerning proposed actions in the Village?

Answer Options	Response Percent	Response Count
Yes	41.8%	66
No	58.2%	92
<i>answered question</i>		158
<i>skipped question</i>		8

12. Do you think Jr. or Sr. High school students should be, somehow, exposed more to functions of their local governments through their curriculum?

Answer Options	Response Percent	Response Count
Yes	91.7%	143
No	8.3%	13
<i>answered question</i>		156
<i>skipped question</i>		10

13. In your opinion, what are the three most positive aspects of living in the Village of South Glens Falls?

Answer Options	Response Percent	Response Count
Small village atmosphere	60.8%	96
Housing affordability	17.7%	28
Low crime rate	49.4%	78
School district	27.2%	43
Close knit community	18.4%	29
Community Center services	21.5%	34
Recreational facilities	3.8%	6
Close to work & shopping	29.7%	47
Relatively low tax rate	39.9%	63
Public transportation	3.8%	6
Public works services	36.1%	57
	<i>answered question</i>	158
	<i>skipped question</i>	8

14. Where applicable, how would you rate the following facilities, services and conditions?

Answer Options	Excellent	Satisfactory	Unsatisfactory	Do Not Know or N/A	Response Count
Village Government Services/Management	42	92	4	17	155
Road Maintenance	81	74	1	2	158
Sidewalk Maintenance	30	74	30	22	156
Snow Removal	79	74	3	0	156
Parks and Recreation	68	73	5	11	157
Police Services	77	71	4	4	156
Fire Services	87	60	1	10	158
Emergency Services	83	57	4	11	155
Water Service	65	80	8	4	157
Sewer Service	64	83	4	5	156
Code Enforcement	19	74	25	34	152
Development Approval Process	13	59	13	67	152
Current Density and Population	18	102	7	28	155
Senior Services & Activities	46	65	5	38	154
Youth Services & Activities	13	60	31	49	153
Selection of Stores/Shopping	9	79	69	0	157
Schools	57	76	13	10	156
Level of Business Activity	11	80	49	16	156
Senior Living Options	12	57	45	41	155
Traffic	7	119	30	1	157
Nightlife/ Activities	3	58	52	40	153
Route 5 of GGT Transit	6	45	8	89	148
Moreau Community Center	49	70	13	23	155
<i>answered question</i>					158
<i>skipped question</i>					8

**15. Please indicate your level of agreement or disagreement with each of the following statements.
The Village of South Glens Falls should.....**

Answer Options	Strongly Agree	Agree	Disagree	Strongly Disagree	No Opinion	Response Count
Encourage a mix of commercial, institutional, industrial and office development in the Village.	43	86	11	5	10	155
Develop design standards or guidelines to improve the appearance and function of commercial areas.	56	84	7	1	8	156
Utilize Village funds/local incentives to promote economic development.	50	74	16	5	10	155
Create better buffers between residential and commercial areas.	30	86	15	1	22	154
Construct new sidewalks and trails to improve residents' ability to walk comfortably and safely to nearby destinations. (i.e., parks, schools, stores).	59	66	20	2	9	156
Spend public money to acquire more parkland, conserve open space/ undeveloped land or environmentally sensitive areas.	33	47	40	11	24	155
Encourage a diversity of affordable housing types (for singles, families, "empty nesters", seniors, etc.)	59	74	17	3	3	156
Encourage the expansion of activities for youth.	63	66	8	2	12	151
Strictly enforce the building code to encourage property owners to take better care of their homes/property.	74	54	17	1	10	156
Encourage the re-use of abandoned buildings and land.	84	64	0	1	7	156
Improve Route 9 to decrease traffic delays and increase pedestrian safety.	85	57	9	3	3	157
Encourage a variety of senior housing types (independent living, assisted living, nursing home care)	66	65	12	2	11	156
Upgrade old infrastructure (water, sewer) where necessary.	72	75	3	2	5	157
Provide additional recreational and cultural facilities along the Hudson River.	49	77	15	1	14	156
<i>answered question</i>						157
<i>skipped question</i>						9

16. In general, what type of development do you feel the Village should encourage? (mark all that apply)

Answer Options	Response Percent	Response Count
Residential	37.4%	58
Small scale, neighborhood commercial	31.6%	49
Large scale commercial	16.1%	25
Office / light industrial	29.7%	46
Mixed use development with residential, office and small scale commercial	51.6%	80
Large industrial	6.5%	10
No new development	8.4%	13
<i>answered question</i>		155
<i>skipped question</i>		11

17. In what location(s) would additional commercial development be appropriate? (Mark all that apply)

Answer Options	Response Percent	Response Count
Along the Route 9 corridor	64.9%	98
In the vicinity of Hannaford Plaza	53.0%	80
West side of Hudson Avenue to 5th Street	19.9%	30
Between Route 9 and Main Street to south side of Harrison Avenue	13.2%	20
Redevelopment of properties within existing commercial use districts	63.6%	96
<i>answered question</i>		151
<i>skipped question</i>		15

18. Are you supportive of the proposal to construct a new Moreau Community Center on Harrison Avenue to include a multi-use, family oriented facility that will serve northern Saratoga, southern Warren and Washington counties?

Answer Options	Response Percent	Response Count
Yes	72.3%	115
No	18.2%	29
I am not familiar with the Community Center expansion plans	9.4%	15
<i>answered question</i>		159
<i>skipped question</i>		7

19. How often do you shop or seek services in the Village? (Please mark one response.)		
Answer Options	Response Percent	Response Count
Several times a week	67.7%	107
At least once a week	21.5%	34
Once every few weeks	5.1%	8
Once a month	3.2%	5
Once a year	1.3%	2
Never	1.3%	2
<i>answered question</i>		158
<i>skipped question</i>		8

20. How often do you shop or seek services in cities, villages or towns other than South Glens Falls? (Please mark one response.)		
Answer Options	Response Percent	Response Count
Several times a week	46.1%	71
At least once a week	34.4%	53
Once every few weeks	13.6%	21
Once a month	3.9%	6
Once a year	0.6%	1
Never	1.3%	2
<i>answered question</i>		154
<i>skipped question</i>		12

21. If no changes are made, what will be the most important problems facing the Village of South Glens Falls over the next 10 years? (Please mark only three responses.)

Answer Options	Response Percent	Response Count
Availability of affordable housing options	25.6%	40
Availability of variety of housing options	17.9%	28
Loss of open land/ undeveloped land	16.0%	25
Adequacy of parks and recreation facilities	10.9%	17
Adequacy of infrastructure (water and sewer)	30.1%	47
Maintaining highest quality schools	23.7%	37
Crime and public safety	25.6%	40
Level of traffic congestion	41.7%	65
Rate of residential growth	15.4%	24
Rate of commercial growth	21.2%	33
Appearance of commercial development	13.5%	21
Appearance of residential properties	23.7%	37
Availability of places to walk and bike safely	14.7%	23
Lack of local jobs	35.3%	55
Property owners ability to pay for public services	29.5%	46
Not enough local shopping	30.8%	48
<i>answered question</i>		156
<i>skipped question</i>		10

Response #	Question 22: Please provide any additional comments that you have on the above questions or additional comments or suggestions below
1	The Village is being maintained efficiently and will address several issues which will improve most situations as they occur.
2	Property taxes and the increases of all service are going to drive retired people out of New York State. We need more commercial activity to offset the tax base.
3	I think that the Village of South Glens Falls needs to develop it's commercial base to attract industry that will help to support the community from a fiscal standpoint. Other Villages should be examined for best practice and we should be replicating what these Villages have successfully done to insure the community continues to grow and not stagnate. The Village of Ballston Spa is a good example of such a Village. I applaud the efforts of the Villages leaders in surveying the community in an effort to improve. Change is a process, not an event and it will take time, but you are headed in the right direction! Great Job!

Response #	Question 22: Please provide any additional comments that you have on the above questions or additional comments or suggestions below
4	We have lived here too short a time to have informed responses to some questions. However, the small town flavor is a plus, and any planning that keeps services and businesses somewhat centralized seems like a good idea, especially from an environmental, energy efficiency point of view. Well-maintained and upgraded infrastructure should go without saying, as should a greater emphasis on design standards that promote attractive and compatible buildings, commercial businesses and landscaping. The main corridors could use a face-life. Just how this is accomplished, I would leave to those who do urban planning. This is a fine community, and we hope that it can retain its character with judicial planning.
5	More senior housing needed within the village so people can easily get to stores, the post office, church, etc. The Moreau Community Center should be for Moreau as the town is growing very rapidly. Also it could be scaled back to make it more affordable. See if some activities could be available at the schools for youth and adults such as basketball courts, etc. and at night. In other words, provide for activities which can't be pursued anywhere else in the community at this time. Code enforcement is very lax and must be stepped up.
6	I don't think there are enough high-paying jobs around here to support the new community center.
7	I would suggest an arrow be added to the traffic light at the intersection of Saratoga Ave and Feeder Dam Rd.
8	The Department of Public Works crew is excellent, courteous and reliable. I can't tell you how impressed I am with you, especially when compared with DPW crews in surrounding communities. We are very lucky. I am also very supportive of the Moreau Emergency Squad and the SGF Fire Departments, and think the Village should do everything they can to support those organizations. As to the Moreau Community Center, I think Doug Taylor should resign and I think they need to rethink the proposed Regional Community Center. The current design is not financially feasible. Thank you for the opportunity to take this survey, and for notifying residents by mail. This is excellent, and what I look for in a local government! Congratulations!!
9	We are very happy to live in South Glens Falls. We enjoy our walks within the Village and along the Hudson River. We support our schools, especially during the annual Marathon Dance. It would be nice to have a better selection of stores to shop at and places to eat. The building of the Community Center warrants higher priority in development of our Village. If funds are not available for this project, then we should work with our Schools to supply the facility. Put the dollars to use that would enhance the schools and the community. One note of concern is the lack of an enforceable ordinance against burning. It is bad during the Winter months, but much worst in the Summer when windows are opened. If you have breathing difficulties, this forces you inside.
10	My family and I enjoy Sand Bar Beach!! But it is very run down and not very safe around the building and basketball courts. You hire a lot of lifeguards that just sit around in the building. Please address this issue or we will go elsewhere!

Response #	Question 22: Please provide any additional comments that you have on the above questions or additional comments or suggestions below
11	I have lived here for over 20 yrs. I have been very impressed w/ the removal of snow, the attention I was given when a neighbor was neglectful of her home which was directly impacting my property. (garbage in my yard, rodents etc...) I would like to see a dog park, which I believe has been addressed. I am also happy w/ the shopping, the new Hannaford, and this is a very nice community. I do not like the congestion w/ the new McDonald's which is now there...would've rather seen a nice park for people to enjoy...would look better too! I realize the property taxes are needed, but it IS hazardous to try and pull out of there...traffic needs attention...And that bldg made it worse! I think landlords should keep their property up, as I keep my property up and am amazed how many people leave their property w/o any TLC...I realize that most people are not as much of a gardener as I am, but some property is a real eye-sore.
12	Some of the questions did not allow a variety of answers, for example: do you approve of the Senior Center on Harrison avenue to include..., well that can be a yes or no answer, yes I think we need a community center, maybe Harrison ave isn't the right place, perhaps I don't agree with who you are suggesting to use it. But the answer is yes or no! Some of the other questions on the long list #14 are either satisfactory or unsatisfactory! No room for comment simple yes or no, no room for suggestions. Another question was on # 11 do I read everything, I don't know. How do I know what is out? I try to read what I know about. How were the people notified of the Laberge Comprehensive Plan? I happen to be in the office for something else, and saw it on the bulletin board, what if I didn't see that, how would I know?
13	The appearance of Route 9 through the village could be improved. If we have a sign ordinance, it isn't adequate in my opinion. I think Route 9 appears a little tacky. The Public Works Department does a fantastic job of snow removal. I think the village does a fairly good job in keeping our taxes low but perhaps some village/county services could be merged.
14	Mr. McCarthy is a total disgrace to our school and community. He is a political manipulator and thief. His misuse of our school taxes is an increasing burden on all of us, especially those on fixed incomes. As long as he is in "power" I will continue to vote no on all school proposals and budgets.
15	Even though I'm in favor of the New Moreau Center, I'm very concerned on how it will it effect my future taxes. How they will continue to pay to keep it up after it is open. The Village needs to address the issue of way too many boats, trailers and RVs parking in the road for long periods of time or on their front yards. I agree that there are sidewalks in the village that are unsafe. Landlords should be made to fix them. In some places the sidewalk is so broken up it is hardly there.
16	I continue to live in the Village of South Glens Falls because of the low taxes. I don't think because new developments are constructed and that new and upgraded services are needed to accommodate them that my taxes should be reassessed. I would strongly consider moving if this were to happen.
17	We all have to work together to make this Village and Town work, Democrats & Republicans.
18	Be nice when the police are called, they responded in a timely manner.

Response #	Question 22: Please provide any additional comments that you have on the above questions or additional comments or suggestions below
19	A hard thing to do but keep taxes as low as possible, especially the school taxes which are way to much as they are now per thousand of assessment. How about having a village open meeting just to see what's on everybody's mind as to how everyone is getting along, NOT the formal village meetings.
20	I FIRMLEY BELIEVE THAT WE DO NOT NEED ANOTHER CIVIC CENTER IN THE VILLAGE. I'D LIKE TO SEE A SKATING RINK BACK ON HARRISON AVE. AND IN THE SUMMER IT COULD BE A WALKING / JOGGING TRACK WITH MAYBE A GAZEBO AND BENCHES INSTEAD WALKING THE STREETS OR THE GLENS FALLS CIVIC CENTER. I THINK IT IS A GOOD IDEA TO HAVE A PARK FOR OUR ANIAMLS TO WALK / EXERCISE WITH US. WE COULD USE ANOTHER GROCERY (COMPETATIVE) STORE. WE COULD CLEAN UP AND EXPAND BROWN'S BEACH FOR OUR VILLAGE FAMILIES. MANY OF US DO NOT HAVE POOLS AND DON'T HAVE A NICE PLACE TO SWIM AND COOL OFF.
21	I AM NOT IN FAVOR OF DESTRUCTION OF THE REMAINING WOODLANDS FOR RESIDENTIAL OR COMMERCIAL USE. OVERDEVELOPEMENT OF ANY VILLAGE CAUSES MORE PROBLEMS THAN ANY GOOD FOR THE COMMUNITY. WE MOVED HERE BECAUSE WE WERE ATTRACTED TO THE SMALL VILLAGE ATMOSPHERE. CHANGES AND GROWTH ARE GOOD AND NECESSARY, BUT WITHIN LIMITS.
22	Taxes on all levels of government are exorbitant. We must find a better way to fund our community and school services, other than by property taxes. If we start at the local level, voicing our opposition to taxes handed down by the state and federal governments, we may make an impact on other communities and start a ground swell to make the state and federal governments more accountable. We need commercial development to help with our tax burden, not more housing units which only add to the strain on our schools and infrastructure with little return.
23	I personally would like to see more businesses to help pay the tax in this community. We seem to only get housing. Route 9 corridor is such a shame it is not better utilized and Wilton seems to do it right.
24	Code enforcement is lacking within the village. There are codes and rules and they must be enforced. It appears that currently codes are being enforced for some but not for others.
25	We do need to encourage more commercial shopping opportunities and clean light industrial
26	I think that my tax dollars are going to waste in regards to the Moreau emergency squad. They are into very shady business practices going on there. Our taxpayer dollars are being put into Andre Delvaux's and Mike Seeney's personal pockets. That really needs to be looked into by the town.
27	Have code enforcement of parking in front of apartment houses on lawns, sidewalks. Up keep of property, trash, unregistered cars. Close clear view hotel, to cut crime. Drugs, pedophiles, low life this is an eye sore to our community. Provide the SGF police with more manpower and funds to replace the retired officers.

Response #	Question 22: Please provide any additional comments that you have on the above questions or additional comments or suggestions below
28	Taking better care of the property on William St where the old town garage is located.
29	<p>Many questions should have been separated into two parts. It was hard to always give a fair answer. I am concerned about allowing too many low-income housing developments in as this increases the strain on our schools and thus our taxes. We need to also make sure that all new businesses adhere to a presentable property design as opposed to allowing them to be garish in color and design. We should definitely have higher standards when it comes to this. And we should then follow through, by enforcing the standards. (The owner of the new apartment complex off of Hamilton St. should be made to take care of his original investment as well as construct new. Otherwise, the new will deteriorate as well.) Traffic is going to be problem on rte. 9. I am in favor of the Community Center as long as it is going to be financial sound. I'm not sure that there are enough checks and balances involved with this project. I don't want to have to pay for this using my taxes. I'm sorry if this sounds negative, but I feel that these are important issues. I love SGF and I love what has been done on the west side of Route 9 with regard to the concerts in the park, the museum, the cooper's cave, the walking trails, etc. thanks!</p>
30	Taxes are too high, Esp School Taxes. For the benefit gained by a retired person on a fixed income.
31	I found Questions 15,16,17 and 21 hard for me to give an educated answer on being I'm uneducated in the governmental and political fields.
32	<p>Overall, I am very happy living in SGF. I think this is a great village with people that really care about their homes, their community, and their neighbors. We are lucky to have a low crime rate, good facilities, and relatively low taxes. The Village normally does a great job in most areas. However, I would like to suggest that the section of road - from Main St (Route 9/32) at the traffic light at intersection of Hudson St. (near the flower shop and McDonalds and Stewarts Shop) down to the light before the Bridge over the Hudson River - be repaved especially on the side in front of the Midtown Shopping Plaza. This entire section has fallen into disrepair and is really getting rough on cars. As one of many people that have to commute over that same stretch of road every day, I would like to see this taken care of. I'm sure there may be other roads that need to be addressed, but given that Main St. sees so much commuter traffic every day, this really needs to be fixed soon before it leads to damage of people's cars. I am happy to see that the manholes on Rte 9/Saratoga Ave were repaved/repaved over the last several months. This had become a huge problem and I'm glad the Village fixed this. In terms of economic development, it would be good to try attracting some other businesses to setup shop here in SGF and it would be good if these businesses were something other than gas stations which we have plenty of. We are extremely fortunate to finally have the Hannaford store here, which we desperately needed for far too long. Maybe there is a way to draw other establishments to our village that would normally co-locate with Hannaford stores. Also, there are many financial and accounting firms that currently reside in Glens Falls and Queensbury where the taxes are significantly higher. Couldn't we try to attract similar types of businesses to setup shop here in SGF? Are there currently existing commercial properties within the village that are lying fallow or in need of renovations</p>

Response #	Question 22: Please provide any additional comments that you have on the above questions or additional comments or suggestions below
	that we could use to draw new businesses to our village rather than creating new construction for this purpose? I believe in cleaning up what we've already got rather than converting and developing our green spaces.
33	Watching Glens Falls become revitalized is somewhat depressing as a SGF resident. There is so much potential. SGF needs an identity - why should anyone go to SGF when they can pass through to get to GF or Saratoga? Communication about what is going on in the area seems limited if residents do not get the Post Star. I don't see people in the neighborhood as very friendly compared to other neighborhoods I have lived in. I'd love to see the Moreau Community Center serving local needs (Warren and Washington county have their own needs) that would include more than pre-school and senior citizens. I like SGF, but I find I spend very little time there because there is little for my family to do. I hope to see SGF improve, but since I have lived in the area, it seems like it has been frozen in time while other areas are thriving.
34	Anything done to prevent our community from being overrun by the metropolitan sprawl from our south will be a tremendous plus for South Glens Falls.
35	The largest problem facing small business owners is the possibility for future tax increases. Any and all tax increases result in decrease in employment and a rise in prices resulting in less money for the average consumer all around. Any responsible city government will try to cut taxes to spur economic growth during these troubled times.
36	The Betar Byway is about the only safe area to walk in the village. But I do not feel I should have to drive to it. A good share of the sidewalks in the Village are in bad shape and need replacing. Example #1 Hudson street side of TD Banknorth. #2 Front of 189 Main Street. Sidewalks not cleared of snow and ice in the winter. Blocking sidewalks off completely all winter when plowing snow. Example Front of 152 Main Street. Another dangerous situation is the parking of boats and RV Trailers in Village Streets all Summer and Fall. Example Drive down Prospect and Washburn Streets. Another situations not enforcing crossing the highway at the designated crosswalks. Example: Try crossing in front of St. Michaels church before the Saturday 4:00 PM mass. Even a SGF police zoomed right by.
37	It would be nice to have SGF with some kind of a big name/dept store. Something other than "dollar" stores. If you need something you either have to travel to Wilton or Queensbury. Wouldn't the revenue be good for our town? Another comment is that I would like to make is I do not agree that you should "strictly" enforce properties to be kept up, but maybe put a little pressure on the people that have yards full of "junk" or trailers or dead vehicles in front/backyards. They are an eyesore! The sound level should also be something that should be considered for future developments. It is a quaint & quiet town. I must say that the village has a lot of "proud" property owners, and it is nice to see that the town recognizes them with the property awards. Kudos for that! One last thing. The traffic in the am/afternoon on the bridge. Wouldn't a flashing light be more resourceful during those hours then the stop & go on rt9 from Stewards

Response #	Question 22: Please provide any additional comments that you have on the above questions or additional comments or suggestions below
	& below? That's where all the congestion is. This was great to have this opportunity to comment... once again KUDOS! To SGF!
38	I want the village to Attract more businesses and families (families work and pay taxes) Stop catering to the seniors.
39	I live in Moreau which should join in the efforts to make OUR communities better. Traveling through SGF is not visually appealing and does not encourage anyone to visit or invest in the town. If Route 9 could be cleaned up I think more and more business would be tempted to move "across the bridge". Thank You for asking for the public's opinions.
40	Please leave route 9 alone or at least do not put a nasty traffic circle anywhere. Please hurry the community center along especially the swimming pool for seniors.
41	Within the past year, my water bill has increased 22%. Although I do understand the rates were not increased for a long period of time, it would have been much better to increase the rates 1 or 2 percent per year. Incremental increases are much better accepted by the homeowners, shows sound fiscal practices, and just plain makes sense. Also, I have contacted the codes officer on 3 separate occasions regarding my neighbor having 3 junk cars on his property. Well it's been 2 years and there are still 3 junk cars on the property (137 Main street - 3rd house on left - large gray house.) Thank you.
42	Police department is useless ZI cal are village police department Mayberry town!!!! So many drugs they are afraid of encountering!!!! Called for assistance only to be shoved to side!!! Spoke w/ my uncle former warren county sheriff and he cannot believe the unresponsive department! Also my brother is a police in small village he also laughs at you village police department!!!!!! They need to be more aggressive they are to laid back! Allowing teenagers to fail!!!! Going to parties and turning their heads!!!!!!!!!!!! Allowing underage drinking!!!! And stating they are just kids!!!!
43	I have heard that the Moreau Emergency squad is misusing out TAX PAYER DOLLARS! I do not want the Moreau emergency squad coming to my house and touching my family since they are so bad. I heard from a top squad official that several sexual misconducts occurred at their annual banquet this January. The town should really look into what is going on there. I think that the police should get involved since many laws are being broken by the top leaders of the squad.

Response #	Question 22: Please provide any additional comments that you have on the above questions or additional comments or suggestions below
44	The taxes continue to go up each year, as do rates for water and sewer. I believe that the Village and Town governments could be combined to save taxpayers money and reduce taxes. The Hannaford Store was a most welcome addition and also the Dollar Store. However, there is no other retail shopping and that is a hardship for seniors. Additionally, the school taxes are outrageous and I wonder how much longer the property owners can bear this burden. Education is important but enough is enough!
45	SGF and Moreau should consolidate services and government. Trustees should represent a cross section of the local community, not just one political party and socio-economic level. Create term limits for trustees/local officials to remove the "perks" aspect of the job. Encourage new business beyond dollar store and restaurants to relocate to SGF. Stop the out of control school taxes - they may be comparatively low for the state but are 5-7% increases every year will eventually drive people to leave the area.
46	Re: Moreau Community Center. I am aware of the services the Center offers and I think that's wonderful. However, I am concerned that because I live in the Village (where I want to stay!) I may be hit with taxes that I can't afford. I know that realistically taxes must increase in the future, will I have a "double whammy" both Village and Town taxes increasing? I'm sure I'm no the only one concerned regarding this.
47	I think the Harrison Ave location for community center is not the best choice of location. Parking space is already cut back. The site is too affected by nearby schools and occupants of NIBCO bldg on an unknown narrow road. Railroads may, some day, be a more reliable form of transport and infrastructure reinstated.
48	Could have checked off more of the above. The job issue has been around for a long time in North County.
49	The traffic light at Third Street is short! Sometimes it only allows one car to turn north to go over the bridge. If the village has any pull with the DOT, please have them make the green light a bit longer! Also, trying to turn west onto Newton Street from Route 9 (Saratoga Road) is sometimes impossible because of the steady stream of traffic going south on Route 9 (Saratoga Road). Couldn't the traffic be halted for a minute or so at the turn at the Peppermill Restaurant so that people who live off the side streets have chance to turn?
50	I would like to see a store where people could buy clothes, house wares, etc. Not necessarily on the scale of Wal-Mart, K-Mart, or others; just a store. I also think residents should take better care of their sidewalks in winter. Is there not an ordinance for this? I have no car and don't mind walking, but not on ICE! Definitely want to see the new Moreau Community Center plans go through. They do a lot for everyone.

Response #	Question 22: Please provide any additional comments that you have on the above questions or additional comments or suggestions below
51	South Glens Falls needs a Department Store like Wal-Mart so we don't have to cross the bridge to do our shopping. Let's keep the money in SG Falls. With the price of gas, we could have a one stop store to get every thing we need, clothes, gifts, food, household items, etc. No driving from store to store. It would be great for older people and handicapped folks, everything under one roof. It would employ local people and help the market with more variety. It would have another drug store. If there is more competition, the big stores can afford to have big sales that draw people in and helps the poor people to save some money. I live on a fixed income and I have to shop where the sales are that means I have to drive to Warren County to take advantage of the lower prices. More store means progress for SGF and brings down the taxes. The Joy Department store was the best store you ever had here. I lived in Lake George and Hartford, NY and we used to drive to the Joy and did all our shopping.
52	If nothing is done for 10 years... all of the tope will be a concern.
53	The Moreau emergency squad SUCKS!!!!!! There are officials there that are taking the TOWNS money and putting it into their pocket. PLEASE STOP THAT!!!! THERE ARE SO MANY LAWS THAT ARE BEING BROKEN THERE!!!!
54	The traffic light on 3rd St coming from Riverview allows time enough for maybe 1 or 2 cars to go on Main St. The street that goes out on Saratoga Ave from whatever the name of the street, the one we, Midtown residents or whoever have to get on Saratoga is very congested. The traffic is so bad at times it's ridiculous. Now the 46 new apartments using it, it will be even worse. I was very surprised that that many units was built there (\$850 for a 2 bedroom apartment was bad) and that the owner was allowed the space. Why not another apartment building for seniors on lower incomes?!? I would like to see another Cable Co. here. I live in Midtown Apts - very comfortable living!! I just learned that there will be 240 units off Harrison Ext - Oh wow, what will happen with taxes, traffic, etc.!!!
55	It's difficult to answer these questions because I haven't lived here too long and am not familiar with the questions.
56	Please note that my residency in SGF is recent, therefore answers are based on initial assessment.
57	Need Village trash pick up (weekly) - other villages have it.
58	Water meters would help stop wasting this resource and also the meters would make sure people only paid for the water they actually used.
59	I very much like living in South Glens Falls. I wish we had clothing stores both for adults and children. I'm sorry we lost a shop where cards and gifts could be purchased. The Peppermill is a good restaurant and pulls people from nearby areas. Senior housing, such as a place like The Glen, would be nice here... a place for seniors where meals are served, garages are included if one wants and there are several meeting rooms. Could we have a YMCA? This village is a friendly and relatively safe place to call home.

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60	Survey is a very good tool; logical step for planning. Senior Retirement Housing: Need attractive, assisted living and retirement apartments, Prefer SGF location but so far have seen facilities in Queensbury.
61	Would appreciate a code that wouldn't allow RV's, boats, etc. to be parked on the streets. Ex: RV Trailing: corner of Washburn & Leland (summer) Boat - corner of Baker & Henry (summer) Trailer - Prince Williams Court (all year) Garbage Cans - Prince Williams Court (all year) Would like the codes to be enforced.
62	I believe in the Village homeowners rules of keeping one's property and buildings in good shape, painted, no junk or unlicensed vehicles in years or on lawns for lengthy periods as was the case of an official of the town who had their car on the front lawn on Saratoga Road this past year. The village should enforce their property laws as per keeping ones home (or apts) visually pleasant from the street. Giving enhancement awards is fine but not appropriate to a house on the corner of Main and Harrison Ave (both corner houses and one in a little bit on south side of Harrison Ave) "Junk Galore Inc." and "We paint no more Co" should be the signs on their lawns - not Enhancement Award signs.
63	Affordable housing needed. Preferably with option of washing and dryer on lower floor and some type of sheltered parking nearby - like car ports to make winter parking easier for older folks.
64	We need the new community center so it will be more handicapped accessible. We need a department store so we don't have to go to Glens Falls for everything.