

July 12, 2022 LaFayette Town Board Meeting Minutes

Minutes of the Regular Town Board Meeting held by the LaFayette Town Board on July 12th, 2022 at 6:30 p.m. at LaFayette Town Hall and live on Facebook.

Present: William McConnell, Town Supervisor
Steve Zajac, Councilor
Melanie Palmer, Councilor
Jerry Marzo, Councilor
Carole Dwyer, Councilor
Mark Distler, Deputy Town Supervisor

Recording Secretary: Jackie Bush Roorda, Town Clerk

Attorney: Jeff Brown
Budget Officer: Tom Chartrand

Others Present: Ralph Lamson, Bldg. & Codes
Dave Knapp, County Legislator
Sue Marzo, Information Officer
And several other residents

1. Supervisor McConnell called the meeting to order at 6:30 PM
2. Town Clerk, Jackie Bush Roorda took the Roll. All Town Board members were present.
3. The Pledge of Allegiance was led by Councilor Zajac.
4. Regular Meeting Minutes of June 14, 2022.

Approval of the June 14th, 2022 Town Board Minutes were deferred to the August Meeting for some suggested edits.

5. Communications

A. LCDC Recommendation for Grant Application - Mark Distler

- LCDC recommends that the Town Board approve a resolution to submit the 1st of 2 grant applications to rehabilitate the old hotel.
- No cost to prepare /submit the grant application.
- The resolution / application does not commit the Town to do any project.
- The Town's choice to commit to a project will come next year or so. But prior to that the cost to tax payers, if any, needs to be developed.
- What Options are being considered:
 - Raze building & put in a park (\$500 - \$700k; not eligible for more grants; \$200-\$400k for taxpayer funding)
 - Rehabilitate building & repurpose it for community / commercial needs (\$1.1 - 1.7 M for the exterior only / \$2 -2.8 M for interior, utilities and sitework -to be funded by a developer)

- A smaller building - which requires demo and rebuilding. This option is not eligible for new funding and could have a >\$3M cost to taxpayers
- What's been done so far and funds spent from the \$500k grant?
 - Purchase of the property with ARPA funds \$80k
 - Soil remediation \$150k
 - Project development \$20k
 - Site work to manage storm water \$5k
 - Balance of \$325K
- What are the anticipated uses of the building?
 - 1st floor: Child / Senior Daycare
 - 2nd floor: Apple & History Museum/ Community Rooms
 - 3rd floor: Professional Offices
- Strategy for Rehabilitation Project:
 - Full grant funding for exterior by Town
 - Recruitment of a developer to own building & manage leases
 - Developer build-out interior
 - Developer gets revenue from offices & childcare
 - Town gets long term lease for community spaces
 - Town builds in some control for ongoing property maintenance.
- Timeline:
 - 2023 Design exterior rehab, prepare RFP & receive quotes (contingent on receiving grants)
 - 2024 - Rehab exterior & partner with developer, design interior
 - 2025 Building build-out, start occupancy
 - 2026 NYSDOT upgrades intersection
- What rehabilitation grants are being considered:
 - NYS Main Street
 - \$400k (application due 7/29)
 - Stabilization work (windows, doors, roof repairs)
 - 25% Town match
 - Award of grant in Fall, use in 24 months
 - Restore NY
 - \$1 - \$2 M (application due this Fall/ Winter)
 - 10% Town Match
 - Award January 2023

Resolution #120-22

Motion By: Councilor Melanie Palmer

Seconded By: Councilor Jerry Marzo

Resolution by the Town Board of the Town of LaFayette approving and endorsing the Town of LaFayette in its application to NYS Homes and Community Renewal for funding under the New York Main Street Stabilization Grant Program.

WHEREAS, the Town of LaFayette desires to apply for \$304,000 in financial assistance through the 2022 Consolidated Funding Application (CFA) and the New York Main Street Stabilization Grant Program; and

WHEREAS, the application proposes funding to assist the Town as property owner to complete building stabilization for the downtown "main street" (old LaFayette Hotel) building on U.S. Route 20 East at the intersection of U.S. Rout 11, and

WHEREAS, the proposed funding will contribute to ongoing community revitalization efforts; and

WHEREAS, the grant application requires that the applicant obtain the approval and endorsement of the governing body of the municipality in which the project will be located.

NOW, THEREFORE, BE IT RESOLVED, that the Town Board of the Town of LaFayette approves and endorses the 2022 New York Main Street Stabilization Grant Program for assistance prepared and to be submitted by the Town of LaFayette.

Passes by the following vote of all Town of LaFayette Town Board Members voting in favor thereof:

Affirmative LaFayette Town Board Members:

William McConnell	Supervisor	Voted	Yes
Steve Zajac	Councilor	Voted	Yes
Melanie Palmer	Councilor	Voted	Yes
Jerry Marzo	Councilor	Voted	Yes
Carole Dwyer	Councilor	Voted	Yes

The Town Board extended its sincere thanks to Jeanie Gleisner for her time, effort and services in completing the grant application.

B. Award letter from Onondaga County for the Stafford Park Playground equipment

Supervisor McConnell and Legislator Knapp advised that our application for Stafford Park Playground Equipment has been awarded \$25K by Onondaga County Community Development Division and the project should be completed during the 2023 construction season. In the future the Town will pursue funding for handicap accessible playground equipment.

C. Speed Limit Reduction request Apulia Road / Shad & Dawn Pulverenti

Ms. Pulverenti spoke with regard to the numerous accidents that have occurred at the intersection of Route 20 and Apulia Road. A very serious roll over crash took place on Easter Day, wherein several people were transported to the hospital and it was surprising that they survived. She has 2 separate petitions that have been signed by numerous people wherein they are requesting the NYS DOT reduce the speed limits on both roads. Town Clerk Jackie Roorda advised that she spoke with Department of Transportation

representative who advised they need the TE 9a form completed by the Town Clerk and signed by the Onondaga County Superintendent. She will also forward a resolution and the petitions Ms. Pulverenti brought to the Town.

Town Clerk, Jackie Roorda advised that when she spoke to the Dept. of Transportation, she was advised that an inquiry had already been submitted to them with regard to this intersection. Legislator Knapp advised that he had previously requested a study at this location. He also advised that there was a similar situation at an intersection in Pompey and there are other actions that have helped the incidences there. They include, double banking stop signs; using reflective tape; and adding "stop ahead" & "crossing traffic ahead" signs. Also, the Sheriff's have offered to patrol there as often as possible.

R-121-22

RESOLUTION SUPPORTING SPEED LIMIT REDUCTION AND OTHER SAFETY MEASURE
ON US ROUTE 20 WEST AND APULIA ROAD

The following resolution was offered by Councilor Palmer, who moved its adoption, seconded by Councilor Dwyer, to wit:

WHEREAS, the Town of LaFayette Town Board received correspondence from Dawn Pulverenti detailing safety concerns with the speed limit on both US Route 20 West and Apulia Road; and

WHEREAS, the Town Board has previously received and continues to receive similar requests from residents regarding these speed limit issues; and

WHEREAS, The Town of LaFayette Highway Superintendent has also recommended that the speed limit surrounding the US Route 20 West and Apulia Road intersection be reduced; and

WHEREAS, the public safety and welfare of the Town of LaFayette residents would be served by a comprehensive review and consideration of a reduction of the current speed limits; and

NOW THEREFORE, BE IT RESOLVED, that the Town of LaFayette Town Board, pursuant to Vehicle and Traffic Law Section 1622.1 hereby formally requests the New York State Department of Transportation and Onondaga County Superintendent of Highways to reduce the speed limit and also review and consider the safety measures as described above; and

BE IT FURTHER RESOLVED, that the Town Board hereby directs the Town Supervisor and The Town Highway Superintendent to take whatever action is reasonably necessary to carry out this resolution and further directs the Town Clerk to send a certified copy of this resolution along with any applicable or required materials or forms to the New York State Department of Transportation and the Onondaga County Highway Superintendent.

The question of the foregoing Resolution was duly put to a vote and upon roll call was as follows:

William McConnell	Supervisor	Voted	Yes
Steve Zajac	Councilor	Voted	Yes
Melanie Palmer	Councilor	Voted	Yes
Carole Dwyer	Councilor	Voted	Yes
Jerry Marzo	Councilor	Voted	Yes

The foregoing Resolution was thereupon declared duly adopted.

D. Dave Knapp Update on Dog Park - County Legislator Knapp advised that the park is done, and they are just waiting for the grass to come in so they can do a ribbon cutting ceremony. This is not to be patrolled and is low maintenance. There will not be a key fob. Councilor Dwyer inquired about the town's liability to which Supervisor McConnell informed that it will be covered in our insurance policy through our insurance carrier just as all events at the park are. He will double check with Reagan Insurance as to any incidents that may involve the dogs. The ribbon cutting ceremony will be held on August 1st at 11:00 AM. A resolution will have to be made to adopt the rules for the dog park.

R-122-22 Councilor Marzo moved and Palmer seconded the motion to open the dog park on August 1, 2022 at 11 am and adopt guidelines generally mirroring those from the Onondaga County Dog Park. Motion carried 5-0

William McConnell	Supervisor	Voted	Yes
Steve Zajac	Councilor	Voted	Yes
Melanie Palmer	Councilor	Voted	Yes
Jerry Marzo	Councilor	Voted	Yes
Carole Dwyer	Councilor	Voted	Yes

At 7:28 Supervisor McConnell excused himself to attend to a family matter and advised that Deputy Supervisor Mark Distler would be running the remainder of the meeting.

6. Communication from the Public

Deputy Supervisor Distler asked if anyone wished to speak.

Resident Steve Pitoniak asked if any boundaries of the property in Tully that Honeywell recently gave to the Onondaga Nation are included in the water district.

Legislator Dave Knapp advised the vast majority is located in the Town of Tully however portions of the existing Cardiff water lines do go through that property and will probably need conservation easements.

Attorney Jeff Brown agreed that the, easements will be necessary.

Dave Prince, Parks & Rec, questioned the policy of "no Smoking" at our parks. Onondaga County bans smoking at all public parks. Mark Distler suggested posting no smoking signs and Budget Officer Tom Chartrand advised there are organizations that supply

signs for no charge. Dave Prince will check into the signs and advised that those he has witnessed smoking have picked up after themselves.

Bruce Donohue, resident, gave his opinion that he believes the old hotel needs to come down especially since there is no solution for sewage in the future. If it costs approximately \$1.5 million to renovate just the shell and another \$2.8 million for the interior. If you don't find a developer, it is a waste given the uncertainty surrounding the use of the building.

Mark Distler advised that they anticipate a septic solution is possible with the uses they have proposed that the County would approve of. He also advised that no building will be considered or started until a developer is on board and there will be no cost to the Town of LaFayette.

Herb Brodt suggested that a traffic circle with two entrances at the four corners, similar to the ones in Washington DC, may help the morning rush traffic move much smoother.

Mark Distler thanked everyone for their comments.

7. REPORTS

A. Departmental:

1. Town Supervisor Report -

- a. Budget Officer Tom Chartrand reported that: the Justice Court fines are up \$2,000; tower funds are also up; the Highway Dept. sold a truck and are looking for a trailer with the surplus money and mortgage tax budgeted at \$90,000 decreased approximately \$23,000 at \$53,609.

The General Fund spending is at 35% without SOTS; revenue at 99.83%; Highway spending is at 49% and revenue at 97%; Library spending is at 50% and revenue is at 99%.

R-123 -22 Councilor Palmer moved and Dwyer seconded the motion to accept the Supervisor's monthly report as submitted by Budget Officer, Tom Chartrand. Motion carried 4-0

Steve Zajac	Councilor	Voted	Yes
Melanie Palmer	Councilor	Voted	Yes
Jerry Marzo	Councilor	Voted	Yes
Carole Dwyer	Councilor	Voted	Yes

GENERAL FUND

To:

A1460.4	Records Management	Contractual	<u>\$1,200.00</u>
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		TOTAL	<u>\$1,200.00</u>
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From:

A1670.2	Central Printing	Equipment	<u>\$1,200.00</u>
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TOTAL \$1,200.00

HIGHWAY FUND

To:

DA5110.4 Repairs Contractual \$40,000.00

TOTAL \$40,000.00

From:

DA9060.8 Employee Benefits Health Insurance \$40,000.00

TOTAL \$40,000.00

R-124-22 Councilor Dwyer moved and Marzo seconded the motion to approve the transfer of appropriations as defined above. Motion carried 4 - 0

Steve Zajac	Councilor	Voted	Yes
Melanie Palmer	Councilor	Voted	Yes
Jerry Marzo	Councilor	Voted	Yes
Carole Dwyer	Councilor	Voted	Yes

R-125 -22 Councilor Zajac moved and Marzo seconded the motion that a positive audit of the June bank reconciliation of the Supervisor's account was completed by Councilor Marzo and was deemed appropriate. Motion carried 4 - 0.

Steve Zajac	Councilor	Voted	Yes
Melanie Palmer	Councilor	Voted	Yes
Jerry Marzo	Councilor	Voted	Yes
Carole Dwyer	Councilor	Voted	Yes

2. Attorney - Jeff Brown advised that he is working on the final paperwork for the sale of the property on Apulia and Eager Road which should be completed in the near future.

3. Highway Superintendent - Steve Robson written report

Roads: First phase of asphalt paving and shimming was completed on July 4th. Surface treatment (stone and oil) will begin around July 25th. Road side mowing will continue through the summer months.

Miscellaneous repairs and general maintenance to our roads will continue through the summer months.

Highway Business: Completion of the FEMA Form 90-91 for Category B has been approved and awarded as of 6/24/2022. The Town of LaFayette will be reimbursed for labor and equipment used during Disaster 4625-NY for the sum of \$4,920.27 for category B. Category A & C are still pending approval and award. I have attached a copy of the FEMA Form 90-91 to my monthly report. On July 29th, Don Skinner, Tom Kurtz, Bill

Sutton, Luke Greczyn, Mike Stiner, Paul Duroucher, Parks: Dave Prince, Aidan Griffin, Town Clerk's Jackie Roorda & Kristin Colburn completed the CPR/AED/ 1st Aid Training

4. Town Clerk

- a. Town Clerk Jackie Roorda advised that the June 2022 report was in the Board's meeting packet for their review.
- b. Jackie advised that she issued a peddler's permit to a young college student who will be going door to door selling educational materials, such as books, software, etc. It had been years since a door-to-door permit has been issued and she reached out to the Town Clerk in the Town of Onondaga who had performed a background check and his record was clear. There was one complaint today of a new mother who had a 5-day old baby and was not happy about being interrupted by a salesperson and felt he was a bit too pushy. Roorda contacted him advising of the complaint and requested he be mindful that when our residents do not want his sales pitch, he needs to respect their wishes and leave.

5. Building and Zoning Code Enforcement -

- a. June report was available in packet for Town Board review.

6. Justice Court

- a. June 2022 Justice Reports
Judge Perrin had 124 cases and turned over \$12,669.00 to the Town of LaFayette for June 2022.
Judge Shute had 144 cases and turned over \$13,891.00 to the Town of LaFayette for June 2022.

7. Library Director - Jessica Rice's written report is on file in the Town Clerk's office.

8. LCC - Secretary Kim Tingley submitted a written report which is on file in the Town Clerk's office

9. Dog Control -Nothing new to report

10. LaFayette Fire Department - Written Report is on file in the Town Clerk's Office.

B. Committee Reports -

1. LACC - Written report of LACC activities between June 10, 2022 and July 6, 2022, is on file in the Town Clerk's office.

2. CPIC - (Comprehensive Plan Implementation Committee) - No Report submitted as Kelly Wypych advised that they meet every other month however they have been asked questions regarding the Comprehensive Plan and they are discussing ways to communicate more broadly with the public, for example regarding SEQR.

Mark Distler commented that he was working with the broker of the solar farm located on Sentinel Heights Road regarding a proposal for the Town to save money on our energy bills. He should have more details at the August meeting that the Board can review. He also advised that they have been working with the Optimist Club on Memorial trees and benches for Stafford Park. Residents may sponsor a tree or bench in memory of a loved one. He'll have more information next month.

10. Motion to audit & pay bills

General Fund	19540-19577	\$241,168.46
Highway Fund	19578-19591	\$ 58,625.31
Special District	19593-19595	\$ 976.07
Capital Develop. Fund	19596-19597	\$ 23,992.85

R-126-22 Councilor Marzo moved and Dwyer seconded the motion to audit and pay the above listed bills. Motion carried 4 - 0.

Steve Zajac	Councilor	Voted	Yes
Melanie Palmer	Councilor	Voted	Yes
Jerry Marzo	Councilor	Voted	Yes
Carole Dwyer	Councilor	Voted	Yes

11. Motion to adjourn.

R-127 -22 Councilor Palmer moved and Marzo seconded the motion to adjourn. Motion carried 4-0

Steve Zajac	Councilor	Voted	Yes
Melanie Palmer	Councilor	Voted	Yes
Jerry Marzo	Councilor	Voted	Yes
Carole Dwyer	Councilor	Voted	Yes

The Town Board Meeting was adjourned at 7:54 p.m.

Respectfully submitted,

Jackie Roorda
Town Clerk