

Town Board Meeting

June 21, 2021

6:30 p.m.

Remote Meeting via www.zoom.com (id#: 89900900541 password 565696)

Present: Supervisor Aaron, Councilor Tucker, Councilor McCormack, Councilor Alexander, Councilor Legg, Attorney Smith

Also, Present via Zoom: Sue Murphy, Kim Benda, Miranda Robinson, Allan Wellington, Jason Gabak (Skaneateles Press), Chris Buff, Keri Fey, Dessa Bergan, Karen Barkdull, Matthew Leveroni.

Present in person: Steve Datz, Donna Hogan

Highway, Water, Transfer Station: Highway Superintendent Allan Wellington reported in the Highway Department they had checked flooded ditches and cleaned out plugged catch basins after the heavy rain on June 8th, cleaned up a fallen tree on Giles Road and performed general maintenance on the drainage swale along the Mirbeau property. The Highway crew milled and paved cross pipes on Fisher, Giles, and Hencoop Roads, helped the Towns of Tully and Elbridge with chip sealing roads, made multiple truck repairs and highway mowers had been out mowing for 5 days. In the Water Department they finished flushing fire hydrants in District #1, trimmed grass and painted hydrants, checked on a leaking fire hydrant at Lauder Lane and made lawn repairs at a water main break along State Street Road. At the Transfer Station the Safety Committee met to identify hazards, a hydraulic repair was made to the front loader and DeMarco stated brush grinding would start this week.

Supervisor Aaron stated there had been a few occasions at the Transfer Station where people had been very rude to the employees at the guard shack. The Board needed to look at those people that violate the rules to this extreme and discuss disciplinary action. This will be discussed with the Attorney in Executive Session. Highway Superintendent Wellington agreed and if people who violate the rules are abusive, they should have their privileges revoked.

Councilor Legg stated it had been another successful week for the Swap Shop and again thanked all the volunteers.

Parks: Parks Manager Sue Murphy reported they are going to end registration for Playday this year due to the limited number of councilors and there is not enough time to advertise and train any additional. The Onondaga County Health Department stated the Town's permit had been approved and will be here by the end of the week. Head Councilor, Kim Kelly is doing a great job getting the program ready. The Waterfront is in motion to open. They are getting ready for high school graduation and the swim area is scheduled to open Tuesday June 29th. She thanked Budget Officer Winkelman for scheduling the time to do the payroll paperwork with all the summer employees. She also reported the Farmers Market had been busy.

Staff Engineer: Staff Engineer, Miranda Robinson reported work at the transfer station continues with the solar array. We are working on getting the driveway permit with the county for the

entrance off of Old Seneca Turnpike. Hoping to get that completed later this week. The solar crew is very impressed with the swap shop.

The safety committee had a site visit up at the transfer station. The committee also developed new incident reports for the Parks Department for the upcoming Playday and Waterfront. There is also an electronic version of the workplace violence incident report, and the goal is to have all of the paper copies of reports as digital forms.

The grant work continued for the Skaneateles Pedestrian/Bicycle Community. Deadline is July 12th. And they had been working on the lead service line replacement plan to keep in compliance with the new requirements from the EPA.

Dog Control: Supervisor Aaron reviewed the April/May Dog Control report submitted by Dog Control Officer, Dave Wawro.

*Report attached.

Minutes of June 7, 2021, and June 12, 2021: On a motion of Councilor Tucker, seconded by Councilor Alexander, and with a (5-0) affirmation of the Town Board the minutes of June 7, 2021, and June 12, 2021, were accepted as presented.

Matthew Leveroni Presentation – Conservation Area Mapping: Councilor Alexander announced Conservation Committee Member, Matthew Leveroni was here this evening to present the new mapping of the Conservation Areas. Councilor Alexander stated Matt Leveroni had headed up this project on the committee. He also worked on the retagging of the trails to make the trails easier for people to follow.

Matthew Leveroni thanked the Board for the opportunity to present this project and he especially thanked Councilor Alexander for all the help with this project.

Matt stated he had spent a lot of time at the Conservation Areas, and this is why he felt the Skaneateles Conservation Area Trail System Improvement project was so important. There had been times when he was on the trail and had gotten a little turned around and a new mapping and tagging system is important for those who do not know the trails. The trails had been used more than ever during the COVID shut down and will continue to be used.

Matt reviewed the project overview and stated the current trail system is outdated and not easily navigable. The goal for the new trail system is to make it comprehensive, easily navigable and can be amended in the event of any property acquisition by the Town in the future.

He reviewed the new trail system. The new system will make better sense by color coding the trails. Currently the trails are poorly marked. The next phase would be to remark the trails. Some paths had been created that are not on the current map. The new mapping system would take the area and divide it geographically and assign 4 unique colors and individual numbers: Red for the O'Loughlin property, Green for Guppy, Yellow for the Federal Farm and Blue for the Bog.

The key to this new system is made easier for people to navigate with the Hemlock connector trail. This trail is meant to act as a main route between the 3 main trail systems, O'Loughlin trails, Bog

trails and the Federal Farm trails. This trail would go from one end to the other end of the Conservation Area. This will help people navigate the trails in the Conservation Area.

He reviewed the updated trail map that was produced by Chase Design. It was similar to the previous map. The color coding is new as well as the markings on the Hemlock Trail. This will help people know they are in different areas. The biggest changes are that they have clearly marked all the trails. Matt stated the biggest thing for him is that they created a mapping system that would be resilient. This system should be here through the next century.

These new maps will be printed and put at the kiosks in the Conservation Area. On the back of the brochures there will be warnings printed regarding such things as poison ivy and ticks, things that could be dangerous to people using the trails.

Supervisor Aaron thanked Matt Leveroni for the incredible job he had done on the new mapping system. This new system will be much easier for everyone to use. The Conservation Committee had done a great job on this new system and many other things at the Conservation Area.

Supervisor Aaron stated using the names on the trails recognizing who the property was acquired from was a great idea and the Conservation Committee should consider recommending to the Town Board to memorialize these names to keep this in the history.

Councilor Alexander stated this is a great idea. Maybe we could name the areas as well as the trails. The Committee talked about the different areas, and they could review this at the next Conservation Committee meeting and make a recommendation to the Town Board.

Matt Leveroni reviewed the methodology in creating this mapping system. He said they followed the methodology of the New York State Parks guidelines that coincide with what was already there. They will be going out with the physical markers and put numbers and letters on the original markers. The goal is to make sure once someone is on a trail, they know they are on that trail, safety is the top priority.

Supervisor Aaron asked if the markers will be color coded as well and the map will be on the kiosk. Matt stated yes, they will be color coded, and the map will be displayed on the kiosk. The map will also be available digitally. Users will be able to scan the QR code and the map will download to a cell phone and there will be handheld maps available as well.

Councilor Alexander stated Matt had been in contact with several high school students and the Environmental Club to help with this project. She thanked Matt for all his work on this project, it could not have been done without him.

Supervisor Aaron stated the Board had previously approved the expenditure for these maps. Councilor Alexander stated the Conservation Committee had approved this as the final version of the map and would like the Board to review the map before it goes to print.

Councilor Legg thanked Matt also for the QR code that would be available for people to download. Councilor Alexander said the Boy Scouts made the large displays at the entrance and the large

maps would be posted at these locations. The plan is to print temporary maps for this season and Chase Design will print the final maps.

Matt Leveroni thanked the Board for this opportunity to give back to his community.

Real Estate Purchase Contract -75 Fennell Street: Supervisor Aaron announced the Board is in receipt of the proposed contract for the sale of Town property at 75 Fennell Street. The Board had been in discussions with the library for some time regarding the sale of this property to the library for a new location for the Skaneateles Library. This property is within the Village of Skaneateles and is walkable for residents and school children. The decision to consider the sale of this property did not come lightly by the Town Board. The Board and the Library had discussed this possibility for some time.

Supervisor Aaron stated 75 Fennell Street currently houses a lot of the Parks Department equipment. As we move forward, we are trying to make improvements at the Austin Pavilion, to accommodate the Parks Department and get the department in one location.

Supervisor Aaron stated the property is assessed for \$413,000 and that will be the purchase price the Town Board would consider. The library would be responsible for demolishing the buildings on the site. The sale of this Town property required the Board to hold a Public Hearing. With this purchase contract agreement paragraph 26 is a "Reverted" clause, which stated: "In the event the property is not used as a public library within ten (10) years of the execution of the deed, the purchaser shall deem to have breached a condition subsequent and title to the property shall revert back to the seller."

Attorney Smith reviewed the proposed resolution and Supervisor Aaron read the following resolution:

WHEREAS, pursuant to Town Law Section 64(2), the Board is considering the sale of certain parcels of land and all easements and other appurtenances thereto located in the Town of Skaneateles, State of New York, commonly known as 75 Fennell Street, Skaneateles, New York, being tax parcel No. 003.-01-01.1 (the "Property"); and

WHEREAS, the Skaneateles Library Association, a New York Not for Profit corporation with an address of 49 East Genesee Street, Skaneateles, New York 13152 (the "Purchaser") has expressed an interest in purchasing the Property; and

WHEREAS, the Property is no longer needed for municipal purposes; and

WHEREAS, the Town is not required to engage in competitive bidding or an auction process to sell real property so long as it obtains the best price obtainable in the judgment of the Board and/or the most beneficial terms available in the public interest; and

WHEREAS, representatives for the Town and the Purchaser have negotiated proposed terms of the sale set forth in the attached contract for consideration by this Board; and

WHEREAS, the Board seeks to obtain input from the public before it decides as to whether it will sell the Property to the Purchaser; and

WHEREAS, the Board desires to comply with the requirements of SEQRA and its implementing regulations set forth at 6 NYCRR Part 617.

NOW, THEREFORE, BE IT RESOLVED that the Board hereby declares its intention to engage in uncoordinated review under SEQRA and hereby preliminarily classifies the sale of the Property as an Unlisted Action; and

BE IT FURTHER RESOLVED that the Town Clerk is directed to publish notice of a public hearing to be held on July 8, 2021, at 7 pm in the Skaneateles Town Hall, and by video conference, to consider the sale of the Property to the Purchaser.

On a motion of Councilor McCormack, seconded by Councilor Alexander and with unanimous (5-0) affirmation of the Town Board, the Board approved the Resolution for the consideration of the sale of Town property at 75 Fennell Street to the Skaneateles Library and schedule the Public Hearing for July 8, 2021, at 7:00 p.m.

Talcott Water District Extension: Supervisor Aaron stated the Board is in receipt of an extension to the Talcott Water District. The Town Board had referred this request to the Village for their approval and the Town Board is waiting for their response.

Supervisor Aaron stated the Talcott Water District is requesting the Town approve the purchase of the meters for the properties in the proposed extension, so the project is not delayed once all the approvals are received.

Steve Datz stated they are requesting the Town purchase the additional meters, so the project is not delayed. The delivery time is months due to the delays in construction caused by COVID. They would be paying for these additional meters and meter pits, but they would need to be ordered through the Town.

Supervisor Aaron stated the water main would not have to be extended for these additional 9 properties. Mr. Datz stated the main water line is complete and the additional pits would tap into the completed main and all the meter pits are in the public easement. They would like to complete this project as quickly as possible due to the possibility of algal blooms during the summer months.

Supervisor Aaron stated Mr. Datz is requesting the approval to purchase the meters and pits for this extension. The members of the Talcott Water district would provide the funding for the purchase and then the order would be placed. There would be no risk to the Town. Mr. Datz stated in light of any hiccups the district would be responsible for any funding.

Councilor Legg said to clarify this, the Town would purchase the meters and pits and the Talcott Water District members would pay for them. Mr. Datz stated yes that is what they are requesting the Board to approve. Mr. Datz stated they would pay the cost of the meters and pits directly to the Town and then the order would be placed. Councilor Legg said to clarify, once the district is complete the district and the infrastructure would be turned over to the Town, like any other water district in the Town it will be fully funded by the district.

Supervisor Aaron stated this request is only for meters and pits of the extension not any additional funds for the Talcott District escrow account.

On a motion of Councilor Legg, seconded by Councilor Alexander and with unanimous (5-0) affirmation of the Town Board, the Board approved the purchase of additional meters and meter pits for the proposed Talcott Water District Extension to be fully funded by the Talcott Water District, subject to the Town receiving the final invoice from the vendor and the funds from the Talcott District.

Planning Board Appointment: Supervisor Aaron announced the Board received 4 very qualified candidates for the open position on the Planning Board. It was a difficult decision but after interviewing all the candidates and the review of each candidate's qualification the Board decided to appoint Jonathan Holbein to the open position on the Planning Board. Jonathan Holbein grew up in Skaneateles, he currently works for the DEC and is a licensed surveyor. The Board agreed he would be a good addition to the Planning Board.

Councilor Legg agreed and he will be a great fit on the Planning Board, with his history in the Town of Skaneateles.

On a motion of Councilor Tucker, seconded by Councilor McCormack and with unanimous (5-0) affirmation of the Town Board, the Board appointed Jonathan Holbein to the Planning Board for a term to start immediately to complete Joseph Sothern's position term ending December 31, 2025.

NYS Retirement Standard Workday Report Resolution Correction: Supervisor Aaron reviewed with the Board the New York State Retirement System's Standard Workday reporting requirement for elected officials and those appointed. The original resolution dated December 29, 2020, was accepted by the State this is just a correction to the annual calculations for those elected and appointed officials who participate in the NYS Retirement system.

On a motion of Councilor Alexander, seconded by Councilor Legg and with unanimous (5-0) affirmation of the Town Board the adjusted calculations to the Standard Workday & Reporting Resolution for Elected and Appointed Officials dated June 21, 2021, was approved as presented.

Skaneateles Nursery School Termination of Lease: Supervisor Aaron stated the Skaneateles Nursery School had been made aware the Town is beginning to look at different options for the Austin Pavilion. The Town had retained ownership of the property and is considering the future of the building. The Austin pavilion would be under construction during this time and would not be safe to have the Nursery School in session.

Supervisor Aaron said the Board had given the Skaneateles Nursery School until June of 2022 to find a new location. The Nursery School was able to find a new location now. They would be moving to the Methodist Church in the Village. The Nursery School is excited for the move and Supervisor Aaron thanked them for their timely response. The Methodist Church is also excited to have them.

The Nursery School asked the Board if they would approve a refund from now till September 1, 2021, since they have paid their agreed upon lease payment through September 1, 2021. The amount they are requesting is \$1,144.08. This was calculated from a charge of \$15.89 per day for 72 days.

Supervisor Aaron asked the Board to consider the termination of the Nursery School License Agreement as requested in their letter and the refund in the amount of \$1,144.08.

Attorney Smith stated this should be voted on as a revocation of the License Agreement with the Skaneateles Nursery School.

On a motion of Councilor Alexander, seconded by Councilor McCormack and with unanimous (5-0) affirmation of the Town Board, the Board approved the revocation of the License Agreement with the Skaneateles Nursery School as of June 21, 2021, and authorized the refund of \$1,144.08 for 72 days.

Announcements/Correspondence/Updates

▪ *Skaneateles Ecumenical Food Pantry and Town of Skaneateles Outreach Office to open July 1, 2021*: Supervisor Aaron stated the Skaneateles Ecumenical Food Pantry had been closed for walk ins since the start of COVID and is reopening on July 1, 2021, along with the reopening of the food pantry the Town of Skaneateles Outreach Department will begin office hours in conjunction with the Food Pantry's hours of operation.

▪ *Doug Hamlin – Book signing – July 11th at the Creamery*: Supervisor Aaron announced Historical Society member Doug Hamlin had written a book about his trampoline accident at the age of 23 and his journey being paralyzed after this accident. The book is called "Spinning Forward", and the book signing would be at the Creamery on July 11, 2021. The proceeds will be donated to the Creamery and the Skaneateles Historical Society.

▪ *NYS DOT Letter – 35 MPH Windward Estates*: Supervisor Aaron announced a letter was received for the NYS Department of Transportation stating the speed limit was approved for the Windward Estates. Highway Superintendent Wellington said he would confirm with the NYS Department of Transportation if the speed limit would be 30mph or 35mph at Windward Estates. Supervisor Aaron asked the Board to authorize her to sign the contract with the NYS Department of Transportation once the speed limit was verified.

On a motion of Councilor Alexander, seconded by Councilor Tucker and with unanimous (5-0) affirmation of the Town Board, the Board authorized Supervisor Aaron to sign the contract with the NYS Department of Transportation once the speed limit was verified by Highway Superintendent Wellington.

▪ *The Future of Austin Pavilion – Community Visionary Sessions: June 22nd at 7:00p.m. and June 23rd via Zoom at 7:00 p.m.*: Supervisor Aaron announced the Board would hold two more visionary sessions on the Future of the Austin Pavilion, June 22nd at 7:00pm and June 23rd at 7:00pm via Zoom.

Public Comment: Donna Hogan of Amerman Road in the Town of Skaneateles stated she had sent a formal letter of complaint to the Town Codes Enforcement Officer and the State of New York regarding an unapproved marina on Amerman Road. She stated she had lived on Amerman Road for 17 years. When she arrived this year she found, what she called a “pop up” marina with 12 boat slips and hoists had been installed at a neighboring property. She had outlined her and her neighbor’s concerns in the official complaint statement but there have been additional concerns since the letter had been submitted that she wanted to bring to the Board’s attention. The owners of the property where the marina had been installed do not live at the property. There is no one overseeing the activity. The neighborhood is concerned about safety. There is traffic up and down the road as well as additional boat traffic in the water. Ms. Hogan gave an example, stating last Friday night there was a boat seen coming into the slips at 1:00 am with a group of kids being loud and dangerous. This is a safety concern the Board should be aware of. She asked the Board if it would be possible to issue a cease and desist to this operation due to the safety issues it had created.

Attorney Smith stated the Codes Office had the ability to issue a cease-and-desist order in the event there is a violation of Town Code. The Office of General Services (OGS) is the office that currently regulates operations on the lake, not the Town.

Ms. Hogan stated she would like the Board to look at this since it could happen all over the lake. This operation of 12 slips could be larger next year and should be stopped. This is not a road for high traffic, it is a residential area. After the incident Friday the neighbors feel there is a sense of urgency.

Supervisor Aaron stated the Town is in the process of regaining their authority on the lake with the Legislation which was submitted to the State Legislature and is in the process of approval. Once the final approval is given to the Town, the Town would be able to regulate this type of operation. At this time, the Town does not have the authority. The Town had contacted OGS regarding her concerns. OGS is in the process of sending the property owners a notice of violation. Supervisor Aaron also stated, she had contacted the regional director of the NYS DEC. They are also going to be looking into this.

Ms. Hogan stated she can speak for her and her neighbors and thanked the Board for looking at this.

Councilor Tucker stated when the Town had the authority and he was on the Planning Board, they regulated this type of activity.

Councilor McCormack asked how people found out about this marina. Ms. Hogan stated she understood they were charging \$2,500 for the rentals. Councilor McCormack said they should contact the Sherriff’s Department. Councilor Alexander stated the Sherriff’s would be patrolling the Lake over the 4th of July weekend.

The Board asked Ms. Hogan if she could find some sort of advertising or information on how these slips are rented. The Board stated they are all concerned regarding this type of operation on the lake and thanked Ms. Hogan for bring it to their attention.

Ms. Hogan thanked the Board for their time.

John Formosa spoke to the Board and stated they are neighbors of Donna Hogan and are also concerned about the operation and the safety issues this “marina” is causing on Amerman Road. He had observed the incident on Friday and also asked for the Board to issue a cease and desist of the operation. This property was in violation in 1996 when they tried to put trailers on the property and the Town stopped that activity.

Dessa Bergan spoke and asked if the notice and the contract for the sale of 75 Fennell Street would be available to the public. Supervisor Aaron stated yes, it would be available at the Town Hall and on the Town website. Ms. Bergan suggested the Conservation Committee consider posting the dates of hunting season at the Conservation Area for those who use the trail and do not hunt. Councilor Alexander stated yes, there are signs and warnings posted during hunting season.

Chris Buff spoke about the issue an Amerman Road and her concerns about safety on the lake in particular drownings that had occurred on the lake. She also thanked the Board, the Planning and Zoning Boards, and Town Employees for all they do. She really appreciates them all.

Supervisor Aaron and the Board thanked Ms. Buff.

Budget Amendments: On a motion of Councilor Alexander, seconded by Councilor Tucker and with unanimous (5-0) affirmation the following budget amendments were approved:

General Fund

\$ 140,000.00	Increase	051824.01.004.00	Street Lighting
\$ 140,000.00	Decrease	000909.01.000.00	Unreserved Fund Balance

Cost of Street Lighting Project - LED Lighting Balance

Part Town

\$ 5,000.00	Increase	080104.02.004.58	Zoning – C/E – Legal
\$ 5,000.00	Decrease	000909.02.000.00	Unreserved Fund Balance

To cover the unexpected legal expenses associated with legal expenses associated with Article 78.

Abstract #21-12: On a motion of Councilor McCormack, seconded by Councilor Alexander and with unanimous (5-0) affirmation of the Town Board vouchers #21-0641 - #21-0763 were authorized from the following funds:


General Fund:	\$155,405.70	Highway:	\$ 17,131.21
Water:	\$ 21,737.10	Part Town:	\$ 10,935.34
Highway PT:	\$ 11,961.58	Sewer	\$ 1,859.79
T&A:	\$ 16,784.23		
TOTAL:	\$235,814.95		

Executive Session: On a motion of Councilor Alexander, seconded by Councilor Tucker and with unanimous (5-0) affirmation of the Town Board the meeting was adjourned to Executive Session at 8:05 p.m. for attorney advice, property negotiations and potential litigation.

On a motion of Councilor Alexander, seconded by Councilor McCormack the meeting was returned to open session at 9:30 p.m.

On a motion of Councilor Tucker, seconded by Councilor Legg and with unanimous (5-0) affirmation of the Town Board the meeting was adjourned at 9:30 p.m.

Respectfully Submitted,



Julie A. Stenger
Town Clerk

**THE TOWN BOARD
OF THE TOWN OF SKANEATELES
Introductory Resolution for Sale of Real Property
June 21, 2021**

WHEREAS, pursuant to Town Law Section 64(2), the Board is considering the sale of certain parcels of land and all easements and other appurtenances thereto located in the Town of Skaneateles, State of New York, commonly known as 75 Fennell Street, Skaneateles, New York, being tax parcel No. 003.-01-01.1 (the "Property"); and

WHEREAS, the Skaneateles Library Association, a New York Not for Profit corporation with an address of 49 East Genesee Street, Skaneateles, New York 13152 (the "Purchaser") has expressed an interest in purchasing the Property; and

WHEREAS, the Property is no longer needed for municipal purposes; and

WHEREAS, the Town is not required to engage in competitive bidding or an auction process to sell real property so long as it obtains the best price obtainable in the judgment of the Board and/or the most beneficial terms available in the public interest; and

WHEREAS, representatives for the Town and the Purchaser have negotiated proposed terms of the sale set forth in the attached contract for consideration by this Board; and

WHEREAS, the Board seeks to obtain input from the public before it makes a decision as to whether it will sell the Property to the Purchaser; and

WHEREAS, the Board desires to comply with the requirements of SEQRA and its implementing regulations set forth at 6 NYCRR Part 617.

NOW, THEREFORE, BE IT RESOLVED that the Board hereby declares its intention to engage in uncoordinated review under SEQRA and hereby preliminarily classifies the sale of the Property as an Unlisted Action; and

BE IT FURTHER RESOLVED that the Town Clerk is directed to publish notice of a public hearing to be held on July 8, 2021 at 7 pm in the Skaneateles Town Hall, and by video conference, to consider the sale of the Property to the Purchaser.

The adoption of the foregoing Resolution was moved by Councilor McCormack, seconded by Councilor Alexander, and duly put to vote, which resulted as follows:

Janet Aaron	Voting	Aye
Courtney Alexander	Voting	Aye
Chris Legg	Voting	Aye
Kevin McCormack	Voting	Aye
Mark Tucker	Voting	Aye

The resolution was thereupon declared duly adopted.