

NEW LISBON TOWN BOARD—SEPTEMBER 14, 2021---7:00 PM Q & A ON NEW HWY. GARAGE PROPOSAL, TOWN HALL

Present: Supervisor Edward Lentz, Councilman Bill Whitaker, Councilman Brian Ryther, Councilwoman Flo Loomis, Councilwoman Nancy Martin-Mathewson, Hwy. Supt. Donald Smith, Town Clerk Charlene Wells, Assessor Pamela Dyn-Gohde, Land Use Enforcement Officer Tom Riso, Residents: Pete Chase, John Bugyi, Terry & Barb Moore, Joe Gregory, Don Smith, Joe Jackson, Ray Harrington

Supervisor Edward Lentz opened the meeting at 7:05 PM and handed out a copy of his revised presentation. Councilman Brian Ryther explained that the new 9800 square foot building would cost \$2.75 million and would be paid for with \$75,000.00 from town funds, a \$700,000.00 USDA grant, and a 1.981 million low-cost loan (at 2.25% interest) from USDA. The proposition which will be on the election ballot will be to approve the town taking out a bond from a bank to cover the cost of building the new garage. Once the project is almost complete, the town would get the funds from the USDA and pay off the bank loan. In a normal year a town budget increases about 2% over the previous year. It is projected that we would need to increase the Town budget by an additional 1% for three years to be able to cover the \$105,000.00 annual payment for the new garage. This additional 1% increase in taxes would mean an additional \$9.00 for a \$50,000.00 assessment, \$17.00 additional for a \$100,000.00 assessment and \$68.00 additional for a \$400,000.00 assessment. Town Board members have been looking at other Town's highway garages and the one problem that they all seem to have in common is a moisture problem. Having a humidity controlling ventilation system installed will be a preferred spec for the new garage. We had planned on radiant heating in the floor with propane. The Town of Pittsfield has this, but they advise that they could use a secondary heat source, so we may have to install a few overhead propane heaters. The metal panels of the building walls will be premade with insulation between the metal layers. Ray Harrington noted that Schenevus has spray foamed their ceiling in their garage. Hwy. Supt. Donald Smith noted that he has heard of moisture getting in between the spray foam and the metal which can cause premature rusting. The new Town of Oneonta garage is larger than what we would build and cost \$3.2 million. One thing that was advised by all other highway superintendents was to build it right and big enough for our needs. Terry Moore questioned if we would get all new tools and stuff. We would move all our current equipment and tools to the new building. It was noted that there were drop down electric and air lines by each truck bay in Oneonta. This was not in our plans but would be nice depending on the cost or they could be added at a future date. Joe Gregory commented that a tin roof was the best option as it would last the longest. He also noted that a pole barn type building can last just as long as steel. Supervisor Lentz thanked Joe Gregory for all the research and input he has had on the project. We will have to follow all state and local building codes and the USDA must approve our plans. The meeting closed at 7:45 PM.

NEW LISBON TOWN BOARD—SEPTEMBER 14, 2021---PUBLIC HEARING ON OUR CDBG HOUSING REHAB PROJECT #791HR334-19

Present: Supervisor Edward Lentz, Councilman Bill Whitaker, Councilman Brian Ryther, Councilwoman Flo Loomis, Councilwoman Nancy Martin-Mathewson, Hwy. Supt. Donald Smith, Town Clerk Charlene Wells, Assessor Pamela Dyn-Gohde, Land Use Enforcement Officer Tom Riso, Resident John Bugyi

Supervisor Edward Lentz opened the public hearing on our CDBG housing rehab grant at 7:46 PM. We received a \$198,000.00 grant and we have helped 8 residents with projects, with two still to be completed. We couldn't have done the grant without the help of Otsego Rural Housing Assistance (ORHA) who has served as our sub-contractor for the project. They used about \$45,000.00 from other grant programs to assist people on our list who were not eligible under our grant. The County Planning Department also helped us with our initial application. We had received an extension until 9/28/21 to complete all projects, but with two still going, we will ask for another extension until 10/31/21. Covid related issues of manpower and materials have plagued contractors. All documents were available for public review. With no questions or comments, the Public Hearing was closed at 7:50 PM.

NEW LISBON TOWN BOARD---SEPTEMBER 14, 2021—REGULAR MONTHLY MEETING

Present: same as at public hearing above

Supervisor Edward Lentz opened the regular monthly meeting at 7:51 PM. A motion was made by Councilwoman Flo Loomis, seconded by Councilman Bill Whitaker and carried 5 Ayes/ 0 Nays to accept the minutes for the August 10, 2021 meeting as written.

Highway Supt. Donald Smith noted that he was having electrical issues with the Chevy Pickup and he took it to County Club and they fixed a corroded main fuse panel under the hood for \$657.08. The 09A is in Latham for a transmission issue which will cost \$3183.55 to fix. All three Freightliners will be going to Mohawk Valley for annual servicing. An oil leak was fixed on the excavator. Chip sealing was done on Goddards and Texas Roads today. We received notice that Coles Bridge received a red flag from the State due to a deteriorated steel I beam and decking issues. It is estimated to cost about \$10,000.00 to do repairs. We also just received notice of a red flag on Bell Hill Bridge. Supt. Smith will get Delaware Engineering to come out and get an estimate of repairs. A red flag from the State means we have 45 days to fix or we must close the bridge until it is fixed.

The road inventory from New York State was lacking Williams Road and Harmouth Road. Supt. Donald Smith noted that the state removed them in or about 2015. Since we have not abandoned them, a motion was made by Councilman Brian Ryther, seconded by Councilwoman Nancy Martin-Mathewson and carried 5 Ayes/ 0 Nays to pass Resolution #10, affirming that the Town owns and maintains Harmouth Road and Williams Road and that they are open to the public. Hwy. Supt. Donald Smith noted that Williams Road is not up to standards and is only about eight feet wide. They will work to get the road up to acceptable standards as time allows. Vehicle repair costs are at \$15,900.00, which is better than last year at this point of \$23,574.00. The rest of the CHIPS funds this year may go towards bridge repairs. Next year's CHIPS funds will be split between paving and partial payment of the new truck.

We haven't heard anything from our insurance carrier on the hwy. garage roof claim we submitted. Councilwoman Nancy Martin-Mathewson noted that the CSC Committee is working independently at this time. We did not get any response to our roof RFPs for the Morton Building and Town Hall. We will have to seek out contractors and try to get prices. County Rep. Meg Kennedy was absent but sent an email with updates. The County Board approved hiring the staff for two ambulances for a county wide service. Joshua Beams was hired as the first County Administrator. She further noted that since the Cannabis Festival does not have a town permit, they have put a hold on the Community Grant allocation they were going to give them.

Land Use Enforcement Officer Tom Riso was asked to check out what is going on at 262 Bardin Road, as we keep receiving complaints and have no knowledge of any County permits. Also, there is a house being built on Wheat Road by the powerline without a permit or driveway approval. We need to have answers, or get answers for residents when we receive complaints.

Otsego Electric Cooperative has petitioned the Court to get their assessments reduced. Assessor Pamela Dyn-Gohde advised that the State sets the assessments based on information they get from the utility. She noted that OEC did not dispute the assessments with the State before they were finalized. OEC doesn't think that their fiber optic lines should be taxable, but two court rulings have ruled they are. The Board of Review did lower their assessments by 50%, but they had asked for about 25%. OEC attorneys would not give the Board of Review all of the information they had requested unless the Board signed non-disclosure statements that they would not divulge their "trade secrets". The petition was filed in Broome County, not in Otsego County where it should have been filed. Our Attorney has advised that it would cost us more than the \$2,600.00 we would collect in taxes from OEC for them to handle this in court. Supervisor Edward Lentz noted that every dollar more that we make them pay is less that they will want to spend in our town to add more fiber optic lines for more internet service for our residents. He suggested that we accept their request to reduce their assessments to 25% of the original amounts and we will drop the venue issue and ask that they drop the second cause of action based on their fiber optic lines not being taxable. A motion was made by Councilwoman Nancy Martin-Mathewson, seconded by Councilman Bill Whitaker and carried 5 Ayes/ 0 Nays to authorize the Supervisor to settle the assessment dispute with Otsego Electric Cooperative by agreeing to lower their assessments to 25% of the original State assessments.

We now have a written agreement with Dr. Ben Friedell to serve as a Consultant to our Health Officer Teresa Berdon. The State has assigned Morris Town Justice Pete McCann to cover our court for the rest of the year. Supervisor Edward Lentz and resident Ilyssa Berg met with Tim Johnson from OEC about grant funds from the CARES Act for broadband. OEC is working on another grant possibility to expand their fiber optic lines. It costs roughly \$50,000.00 per mile to install the lines for internet service. Also, there is a FEMA grant to implement projects in the Hazard Mitigation plan which we can look at to see if perhaps a standby generator and air conditioner for the Town Hall would qualify.

Councilwoman Flo Loomis conducted the audit of the Supervisor's Office, Councilman Brian Ryther conducted the audit of the Justice office and Councilwoman Nancy Marti-Mathewson conducted the audit of the Town Clerk/Tax Collector. After reviewing the documents, a motion was made by Councilwoman Nancy Martin-Mathewson, seconded by Councilman Brian Ryther and carried 5 Ayes/ 0 Nays to accept all audits as completed.

We received notice on September 13th, 2021 that Pittsfield Vet Clinic was closing on September 17th, 2021 so we would need to find another dog shelter to use. The Susquehanna SPCA has agreed to take us on and a contract for the rest of the year was submitted for the Board to consider. A motion was made by Councilwoman Flo Loomis, seconded by Councilman Brian Ryther and carried 5 Ayes/ 0 Nays to contract with the Susquehanna SPCA for dog shelter services for the remainder of 2021.

Supervisor Edward Lentz noted he is working on the 2022 Tentative Budget. The Budget meeting will be September 28th, 2021 at 7:30 PM. He is also working on a flyer to mail to all registered voters about the highway garage proposition. He would like the Board to get out and contact as many as possible before election day. The annual mandated training for Sexual Harassment Prevention will be held at the town hall on September 28th, 2021 at 6:00 PM, followed by a Q&A on the new hwy. garage proposal, followed by work on the 2022 Tentative Budget.

The monthly financial reports were submitted to the Board and review of them show all in order. A motion was made by Councilwoman Flo Loomis, seconded by Councilwoman Nancy Martin-Mathewson and carried 5 Ayes/ 0 Nays to approve paying General Fund bills #157 through #169 for a total of \$24,599.68 and Highway Fund bills #99 through #114 for a total of \$191,181.70. General Fund bills #153 through #156 and Highway Fund bill #115 for a total of \$4,683.56 were paid by the Supervisor with prior Board approval.

The Gravel Grinder Bicycling Event is Saturday October 2nd, 2021. We never received the additional information that was requested for a permit for George Knarich for the NY Cannabis Arts & Musical Festival so no permit has been issued. It will be a violation of Town Law if he proceeds without a permit and the Board will have to look into taking legal action.

With no further business, a motion was made by Councilman Brian Ryther, seconded by Councilwoman Flo Loomis and carried 5 Ayes/ 0 Nays to adjourn at 9:10 PM.

Charlene R. Wells, New Lisbon Town Clerk