

TOWN OF CONSTANTIA  
**MINUTES - TOWN BOARD - February 21, 2017**  
7:30 pm Constantia Town Hall

Present: Kenneth Mosley - Supervisor  
Thomas Moran, John Metzger, Chad Whitney – Council Members  
Clare Haynes – Town Clerk

Others Present: Wayne Woolridge - Highway Superintendent  
Paul Baxter - Tug Hill Commission  
Roy Reehil – County Legislator

Absent: Richard Colesante – Council Member  
Warren Bader - Town Attorney

**CALL TO ORDER:**

At 7:30 pm Mr. Mosley called the town board meeting to order with the pledge of allegiance.

**PUBLIC COMMENT:**

None.

**WATER/SEWER:**

Bernhards Bay Water District Project

- ✓ NYSEFC
  - Project presented to EFC loan committee last week. Upon approval from the EFC board, funds will be available and wired to the Town.
- ✓ Subcontractors
  - Soil Borings – completed on schedule.
  - Wetlands and Species Habitat Assessment – completed on schedule.
  - Survey – completed on schedule. Some areas may be surveyed again for more information.
  - Archaeologist – completed on schedule, no findings. Report sent to NYS OPRHP for SHPO clearance.
- ✓ NYS Ag & Markets
  - Correspondence received January 20, 2017 indicates no finding of unreasonably adverse effects.
- ✓ Engineering Design
  - Preliminary design has commenced on schedule.

Constantia Sewer Project

- ✓ B&L proposal for preliminary engineering phase – updated PER, SEQR, District Formation, Bond Resolution and IMA.
- ✓ Items required for application to NYSEFC by this time next year (2018)
- ✓ Favorable discussions with NYSDEC and Village, based on the Town moving forward.

Mr. Pond bought with him Amendment No. 3 - Engineering Services Agreement. This agreement is for discussion purposes, this project is viable as noted above there are many agencies that are interested in seeing this project get funded and approved. To get the district thru funding B & L would be compensated on a lump sum basis \$55,000. Of course this needs board approval. After discussion, the board set a meeting for March 29<sup>th</sup> at 4pm to discuss the proposed sewer district as there are many questions left unanswered, the major hurdle would be to design a service area. Key item to remember is to keep the project at 25M which is the EFC cap, this will help when forming boundaries.

Bernhards Bay Water Project:

Barton & Loguidice, D.P.C. (B&L) has estimated the costs to extend water service to areas of County Route 17. The extension would include portions of County Route 17 north of State Route 49, and west of Marsden Road. The Extension would also include a loop across Marsden Road Spur, an attachment to the B&L report depicts the proposed extension in Figure 1. The proposed extension is estimated to cost between \$170,000 and \$190,000, including construction, engineering, legal, and administration expenses.

We have spoken with NYS Environmental Facilities Corporation (EFC) about funding this extension as part of the current water project. EFC has confirmed that the extension **could not** be funded by the Bernhards Bay Water District project funding through EFC (subsidized loan and Water Infrastructure Grant) and would have to obtain separate financing. We estimate nine (9) Equivalent Dwelling Units (EDUs) could be served by this water district extension.

Based on a cost of \$190,000, a district extension including nine (9) EDUs, and loan terms of 30 years at 2.5% (current EFC guarantee financing), we estimate an annual debt service charge of approximately \$960 per EDU. The extension would also need to budget for an additional Operations and Maintenance (O&M) charge of \$26 per EDU. Water purchases are estimated to be \$281 per EDU for an average 165 gallon per day user. As an extension to the Bernhards Bay Water District, the extension would also be required to contribute to the debt service of the Bernhards Bay Water District, an estimated annual expense of \$233 per EDU. We estimate total annual costs for this extension would be \$1,500 per EDU.

Should the property owners within the potential County Route 17 Extension area be in favor of proceeding, B&L can provide the Town with a proposal to commence preliminary design efforts. Note that should the County Route 17 Extension be progressed simultaneous with the Bernhards Bay Water District project, there would be some savings realized due to economies of scale for construction and engineering related work. These savings are estimated at 5% - 10% compared to progressing the work independent of the Bernhards Bay Water District project.

Mr. Pond concluded that this extension if the residents would like to go forward would need to be financed privately. To get going there would need to be some kind of financing set up, either an escrow or a down payment made by the residents. Mr. Moran asked how much should be required, about \$15,000 would get them thru the Map, Plan and Report.

**COUNTY LEGISLATOR:**

Legislator Reehil reported:

- Land Bank 101 is being offered as a webinar on Thursday, February 23, 2017.
- March 3<sup>rd</sup> 9am workshop on Consolidated Funding Applications (CFA) how to apply.
- In the State budget there is a line item that will force the County Administrators to make plans on behalf of towns to consolidate. Mr. Reehil will be watching this, sometimes local government is the best way to give best services.
- At the Oneida Lake Association meeting Mr. Reehil asked other towns about putting promotional information on the lake together as a joint project, there was interest. More information to follow.
- Strategic Economic Planning for the County is going forward.
- 1816-2016 The History of Oswego County New York, Marking the Bicentennial – hardcover book was presented to the town.

Mr. Moran asked Mr. Reehil if he knew how the bond was going with the village of Cleveland and their water tower. Mr. Reehil is unsure, Mr. Moran will contact the village directly.

**MINUTES:**

Mr. Moran made the motion to accept the minutes of the January 3<sup>rd</sup> organizational meeting, January 17<sup>th</sup> town board meeting and the February 2 special meeting, Seconded by Mr. Metzger.

Carried: Moran – Yes Whitney – Yes Metzger – Yes Mosley - Yes

**VOUCHERS:**

Mr. Moran made the motion to accept the following vouchers as listed on Abstract #2, Dated February 21, 2017:

General Fund	36-72	\$ 16,135.21
Highway Fund	19-38	\$ 54,853.72
North Shore Water District	2	\$331,090.00

Seconded by Mr. Whitney.

Carried: Moran – Yes Whitney – Yes Metzger – Yes Mosley - Yes

**SUPERVISOR:**

Mr. Moran made the motion to approve the Supervisor's report dated January 31, 2017, seconded by Mr. Metzger.

Carried: Moran – Yes Whitney – Yes Metzger – Yes Mosley - Yes

**HIGHWAY:**

Mr. Woolridge reported to the town board that the Gradall was delivered and is very happy with its condition. Thank you to all for making it happen, it was a good investment for the town a new one is \$350,000, we paid \$233,000.

-Salt has been ordered, the contract was out of Atlanta GA, it came right into the port in Oswego. There were problems, it got wet, Mr. Woolridge sent his back the town has received a new shipment.

-Will start cutting trees as time allows starting with the ones on the hazard list.

-Snow banks in the town have been pushed back.

-Working on the old Gradall, motor is back together, will continue to work on this when time allows.

-Advocacy Day is on March 8<sup>th</sup>, Mr. Woolridge will be traveling to Albany to support highway funding.

Mr. Metzger made the motion to accept the Highway Superintendent's report, seconded by Mr. Whitney.

Carried: Moran – Yes Whitney – Yes Metzger – Yes Mosley - Yes

**TOWN CLERK/TAX COLLECTOR:**

Mrs. Haynes has received a total of \$3,537,244.01 to date for tax collection which is 73% of total warrant. On February 9<sup>th</sup> \$1,952,005.77 was turned over to the Town Supervisor which is the total warrant for the town of Constantia.

Mrs. Haynes reported that the total receipts and disbursements for the month of January were \$1,342.00. Mr. Metzger made the motion to accept the Tax Collector and Town Clerk's report as presented, seconded by Mr. Moran.

Carried: Moran – Yes Whitney – Yes Metzger – Yes Mosley - Yes

A copy of the Town of West Monroe's proposed Zoning Law has been received and can be reviewed at the Town Clerk's office during normal office hours.

**ASSESSOR:**

Mr. Wheeler submitted the following report:

Our numbers for the 2017 assessment roll have been provided, and as I have mentioned in the past, our equalization is finally dropping below 100% for the first time since 2006. As promised, I will try to provide information to help make a determination as to how we should proceed for the 2018 assessment roll.

The tentative rate is set to be 98% for 2017, and has the potential to drop to 95% or less should we not do any type of reassessment work for the 2018 assessment roll. After several years of having our assessments remain relatively stable with market value, the time has finally come to think about where we go from here. As I see it, we have two options:

1. We can simply choose to do nothing, allowing for the equate rate to fluctuate with the market, either by dropping or maybe even going back up, although the latter is unlikely.
2. We can systematically analyze and adjust those properties that are outside of the statistical parameters that are acceptable by the IAAO standards, and attempt to get our equalization rate back to 100%

It should be noted that there would likely be very little or no additional cost associated with option 2, so long as I was able to begin the process this summer. My plan would be to have it completed by December 2017, and send out change notices in January 2018.

If we choose option 1, it should be mentioned that the equalization rate affects exemptions in a negative way. For example, if the exemption amount is \$30,000, and our equalization rate is 98%, the exemption amount gets adjusted down to \$29,400. This is the one biggest drawback of not maintaining 100%.

While I am not looking for any answers tonight, I am giving you time to think about our options, and to ask any additional questions that you might have. It would be nice to have a plan in place by June 2017 so that we have ample time to implement it for the 2018 roll.

As another reminder, this is the final week for exemption renewals. The deadline to receive them is March 1, 2017. Lynn has been attempting to contact all those that have yet to reapply so that they do not lose their exemptions.

Should you have any questions, please feel free to contact me.

Mr. Moran made the motion to accept the Assessor's report as read, seconded by Mr. Whitney.

Carried: Moran – Yes Whitney – Yes Metzger – Yes Mosley - Yes

Equalization rate will be discussed at the 4pm, March 29<sup>th</sup> special meeting.

**CODE ENFORCEMENT:**

No report given.

**JUSTICE:**

Mr. Metzger made the motion to accept Justice Pelon's and Justice Simpson's report for January, seconded by Mr. Moran.

Carried: Moran – Yes Whitney – Yes Metzger – Yes Mosley – Yes

The Judges in the town of Constantia have recently been awarded a 2016-17 JCAP grant from the Office of Court Administration for approximately \$4,200 for the purchase and installation of a walk-thru metal detector to increase court security. The state check is expected within the next few months and installation will follow, we will keep you informed on the progress.

**DOG CONTROL:**

Mr. Metzger made the motion to approve the Dog Control Officer's report, seconded by Mr. Moran.

Carried: Moran – Yes Whitney - Yes Metzger - Yes Mosley – Yes

**PLANNING BOARD:**

Minutes received from January 24, 2017 meeting.

**REVITALIZATION COMMITTEE:**

Minutes received from February 20<sup>th</sup> meeting.

Mrs. Susan LaVigne submitted a letter requesting appointment of six people to the Revitalization Committee. Mr. Metzger made the motion to appoint the following people to the Revitalization Committee:

Tom Eastman, Rebecca Klossner, Janis Wiendenbeck, Joe Wiendenbeck, Anne Pierce and Eileen Campbell, seconded by Mr. Whitney.

Carried: Moran – Yes Whitney - Yes Metzger - Yes Mosley – Yes

**CORRESPONDENCE:**

- Letter received from Vandercamp

**TUG HILL COMMISSION:**

Paul Baxter reported:

1. The Tug Hill Commission held its January meeting in Constantia on **Monday, January 23**. Executive Director Katie Malinowski reported that the Commission has been included in the state budget as proposed by the Governor in January. Thank you to the town of Constantia for hosting this meeting.
2. A reminder: the Tug Hill Local Government Conference is scheduled for **Thursday, March 30**, at Jefferson Community College in Watertown. Registrations must be received or postmarked by Wednesday, March 15 for the best registration rate.
3. The Tug Hill Commission is seeking a Community Development and Planning intern for this summer (mid-May – mid-August), working out of the Commission offices in Watertown. I have attached a copy of the job description. Applications are due by **March 1**.
4. The annual report of the Tug Hill Commission, Headwaters has been released, and by now a copy should have arrived in your mailbox or e-mail inbox.
5. The Tug Hill Commission has arranged for a workshop by the State Comptroller's office on fiscal oversight and red flags for fraud. The closest workshop will be **Thursday, March 2** from 7:00 to 9:00 p.m. at the Parish Fire Hall. Preregistration is requested; see the attached flyer for further details.
6. The North Shore Council of Governments is in the process of scheduling its next meeting, likely in March 2017.
7. The Oneida Lake Association is sponsoring a discussion on lake-centric nuisance Canada goose populations on **Saturday, March 25**, from 9:00 a.m. – 1:00 p.m. at P.V. Moore High School, to include representatives of state and federal agencies. This session is free and open to the public.
8. AIM stands for Aid to Municipalities
9. CSCS Meeting with North Shore towns and villages will be at the district office on March 1<sup>st</sup> at 6pm.

**ADJOURN:**

At 9:15 pm Mr. Whitney made the motion to adjourn, seconded by Mr. Moran.

Carried: Moran – Yes Whitney – Yes Metzger – Yes Mosley - Yes