

Meeting Minutes

Board of Trustees

Village of Monticello

May 2nd, 2017

5:30 p.m.

Call Meeting to Order

The meeting was called to order at 5:30pm by Mayor Solomon

Pledge to the Flag

Roll Call

Mayor Solomon-Present

Trustee Weyer-Present

Trustee Rue-Present

Trustee Lymon-Present

Trustee Nikolados-Present

Also Present:

David Sager, Village Manager

Michael Davidoff, Special Council

Motion to accept the agenda

A motion was made by Trustee Nikolados with a second by Trustee Weyer to accept the agenda with the four (4) add-ons. Upon the call of the roll, all present were in favor.

Approval of Minutes from the April 18th, 2017 meeting

A motion was made by Trustee Rue with a second by Trustee Lymon to approve the minutes. Upon the call of the roll, all present were in favor.

Presentation-Tammy Mangus, MCS Superintendent-2016-2017 School Budget

Monticello Central Schools Superintendent, Tammy Mangus was present to present the 2017-2018 school budget.

Manager's Report

Mr. Sager thanked all those that helped with the Litter Pluck the previous weekend. Another meeting was held regarding the Block Blitz on Cottage Street and the need for community involvement was stressed along with the need to take care of this community.

Discussion-USDA Sewer Project Paving

There was a discussion regarding the paving of the Sewer Plant to complete the final stages of the upgrade process.

As per Anthony Eagan from Barton & Loguidice, the asphalt can be purchased off State Bid and be done through the current lowest bidder that has already been established by the Village. It

would not need to go through the whole bidding process, which will delay the completion of the project. The Village has already done all of this through the annual bids adopted yearly.

Trustee Rue stated that she does not agree with this process and that if the paving is to be done, it should follow the proper bidding process because the cost is over procurement and these are things that the State Auditor's keep citing the Village for.

Mayor Solomon stated that he feels that the resolution should be tabled until we can be sure that this process is the best way to go about this, we are trying to get this project completed and do not need any more delays.

Discussion-Local Tax Exemption/Abatement for the Rehabilitation of Distressed/Abandoned Properties

Village Manager, Mr. Sager, stated that the Village has the opportunity to start an exemption/abatement program for people who purchase homes or businesses in our more distressed areas of the Village, it will be a great incentive plan for new home owner's and attract business to our Village. It will allow the purchaser time to rehabilitate the property for a certain number of years at a lower rate or full exemption of taxes. It can be done on a gradual basis, increasing the property taxes year by year or exempting the property owner fully for a number of years. It's will be totally up to the Board and can be specified per property or on a whole basis.

Helen Budrock from Sullivan Renaissance also spoke and she stated that she agrees with the Village Manager. These exemption/abatement programs have proven successful in distressed areas of other towns and villages throughout the State and can be a benefit to the Village. It gives property owners a break and allows them a chance to get these properties up to par where they can be properly taxes and assessed. It gives them a chance to get their foot in the door before it's chopped off by having to pay the taxes and then they are stuck with the property and never doing any renovations or reconstruction. I think that's one of the problems not only in this municipality but in others, people buy these properties and the taxes are high and then to renovate them is even more money, so it becomes a money pit for them; that's how we end up with what we have today. I am not 100% sure of the entire process, but if the Board is inclined, I think it's something worth looking into and at least getting information about.

Discussion- Land Bank Parcels

Mr. Sager stated that he feels that the Village should take certain parcels via resolution out of the current Foreclosure Auction that is taking place in June. The Village has the opportunity to take these properties that have been presented to the Board out of the auction and be very strategic in the purchase process of the parcels. Properties like 504 Broadway can possibly be utilized for a new Village Hall or the Village can lay out specifics and develop plans to present to developers for key properties to get good sound purchasers that are going to invest into the Village and maintain these properties. The Village will have the control and give the developers

a certain time-frame to develop these key properties into something worthwhile and taxable for the Village. It can be a win-win for all parties.

Trustee Rue stated that she thinks that these properties should stay where they are and that we have a better chance at the properties being purchased in the auction instead of the “hope” of a developer or someone coming in to buy them. Also the Village Board is just seeing this for the first time, who selected these properties? The Board had no say-so in this, this is wrong. This should be a decision of the Board and Board only.

Trustee Weyer stated that she feels it’s a good idea because it puts the Village in control of vital properties and we can monitor who purchases them and what is done with the properties over a random person purchasing the property at the auction and doing whatever or absolutely nothing with the parcels.

Trustee Lymon stated that she agrees with Trustee Rue and that she feels our odds are better at the auction. She stated that she also feels that the Board should have had say-so in the selection of the properties. I think that there may have been some secret or private meetings going on with certain Board members behind the backs of others. This is not right and we need to let the properties go to auction and see what happens after that.

Resolution authorizing the payment of bills in the amount of \$1,036,748.79

A motion was made by Trustee Lymon with a second by Trustee Rue. Upon the call of the roll, all present were in favor.

Resolution authorizing Budget Transfers for Fiscal Year ending July 2017

A motion was made by Trustee Lymon with a second by Trustee Weyer. Upon the call of the roll, all present were in favor.

Resolution authorizing the Village of Monticello to go out to Bond for the Monticello Water Resource Recovery Facility Project in the amount of 3,700,000.00

A motion was made by Trustee Lymon with a second by Trustee Rue. Upon the call of the roll, all present were in favor.

Resolution authorizing payment to NYSHIP for the Village Employee’s Health Insurance in the amount of \$199,489.59 from the various funds as listed

A motion was made by Trustee Weyer with a second by Trustee Lymon. Upon the call of the roll, all present were in favor.

Resolution authorizing the 2016 Spring Clean-Up for the Village. Date to be set for Saturday, May 13th thru Saturday, May 20th, 2017. Senior pick-up to begin on Monday, May 15th, 2017 at 8:00am

A motion was made by Trustee Rue with a second by Trustee Lymon. Upon the call of the roll, all present were in favor.

Resolution authorizing the purchase of furniture from Kristt Company in the amount of \$4,009.10 for the Justice Court from the JCAP Grant from app#H.1110.203. Current account balance is \$11,082.00

A motion was made by Trustee Lymon with a second by Trustee Weyer. Upon the call of the roll, all present were in favor.

Resolution authorizing the purchase of Telephones and Applicable Equipment from Bedik Communications, Inc. in the amount of \$2,550.00 for the Justice Court from the JCAP Grant from app#H.1110.203. Current account balance is \$7,072.90

A motion was made by Trustee Lymon with a second by Trustee Rue. Upon the call of the roll, all present were in favor.

Resolution authorizing the purchase of Ballistic Panels from Promark International, Inc. in the amount of \$1,520.00 for the Justice Court from the JCAP Grant from app#H.1110.203. Current account balance is \$5,552.90

A motion was made by Trustee Lymon with a second by Trustee Rue. Upon the call of the roll, all present were in favor.

Resolution authorizing a Letter of Support to Restore New York for the Reimbursement of Funds in the amount of \$300,000.00 payable to Thomas Ting International

A motion was made by Trustee Lymon with a second by Trustee Rue to discuss.

Trustee Weyer stated that she had a question, why would we be writing a letter in support of Mr. Ting being reimbursed? Shouldn't we be filling out a payment request form or a form to draw the money down as long as he has met the requirements at this stage? I am confused.

Trustee Rue responded that the State is requiring that we do this so that Mr. Ting can get his money. Mr. Ting's attorneys couldn't be here tonight to speak, but I know that this is a requirement from the State that we send this type of letter.

Trustee Weyer stated again, I understand that Mr. Ting has to be reimbursed, but it shouldn't be done through a Letter of Support, it should be done through some sort of pay request or draw-down form.

A motion was made by Trustee Lymon with a second by Trustee Nikolados to Table this issue until the next meeting. Upon the call of the roll, all present were in favor.

Upon the call of the roll, all present were in favor.

Resolution authorizing the purchase of Asphalt from the NYS Bid for the paving of the Sewer Plant not to exceed \$120,000.00

Tabled by Mayor

Resolution authorizing the Installation of an Additional Waterline at the Sewer Plant not to exceed \$10,000.00

A motion was made by Trustee Lymon with a second by Trustee Nikolados. Upon the call of the roll, all present were in favor.

Discussion-Seasonal DPW Workers

Mr. Sager stated that he thinks that it will be a great idea for the Village to hire 4 Village residents for the 2017 Summer Season. These people will work Monday-Friday from 8am-4pm; unfortunately, they will be responsible for paying Union dues because the Village is a closed shop, but they will be working 40 hours a week. We are looking to have them work out of the Ted Stroebele Center, their main focuses will be the park and Broadway, doing litter plucking, weeding, checking and cleaning the bathrooms, keeping Broadway clean. They will not be driving any Village vehicles or operating any major Village equipment other than push mowers and weed-whackers.

A motion was made by Trustee Lymon with a second by Trustee Rue to hire these 4 Seasonal Workers at \$12.00/hour, 40 hours per week, for 12 weeks. Upon the call of the roll, all present were in favor.

Resolution authorizing the Project Engineers to Bid the Disinfection Improvements Project for the Village Water Storage Improvements projects Contract 1-General Construction and Contract 2-Electrical Construction

A motion was made by Trustee Nikolados with a second by Trustee Weyer. Upon the call of the roll, all present were in favor.

Resolution authorizing the Conveyance of Properties to their former owners that were acquired by the Village of Monticello via the 2017 Village Tax Foreclosure through the process of Repurchase

A motion was made by Trustee Lymon with a second by Trustee Rue. Upon the call of the roll, all present were in favor.

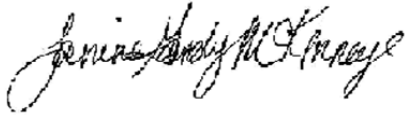
There was no Executive Session

Adjournment

A motion was made by Trustee Rue with a second by Trustee Nikolados to close the meeting at 6:42pm. Upon the call of the roll, all were in favor.

5/2/17-Village Board Meeting

Submitted by:

A handwritten signature in black ink, reading "Janine Gandy-McKinney". The signature is written in a cursive style with a large initial "J".

Janine Gandy-McKinney, Village Clerk