

**Regular March Meeting
March 20, 2024**

ROLL CALL

Supervisor Johnson opened the Regular Town Board Meeting at 6:00 PM with the Pledge of Allegiance to the Flag.

Supervisor called roll with the following results:

Present in person: Councilmen Meyhew, Mallette, Swisher and Olmstead with Clerk Gunn and Superintendent Alfano.

Also attending were Attorney Gilbert, and Zoning Officer Patterson, County Legislator Thomas Osborne and Mr. Chris Valenti.

MINUTES From Last Meeting

Supervisor Johnson called for a motion from the Board to accept the minutes from the February Regular Town Board Meeting. These minutes have been emailed in advance to the Council members. After original emailing, Supervisor noted an error in the dollar amount being transferred to the DA2302 account. It should read \$118,000 not \$180,000. This correction was made and council members have received a modified set of minutes.

Motion 24-03-01 made by Councilman Mallette, Seconded by Swisher

Accept the February 2024 Meeting Minutes with the change of amount being transferred to the DA2302 account.

Motion approved.

BOARD REPORTS

Zoning Officer Patterson: 6 Zoning Permits, 2 applications for appeal and a citation for \$200 for building without permits. Mr. Patterson noted the application for special use of property on the corner of Sweeney and Middle Roads is coming before the Planning Board at the next meeting. Mr. Patterson notes the owners are being represented by Mr. Thisse. Mr. Patterson suggests the owners also be present to answer any questions raised about the use of the property. This would help expedite the decisions by the Board. Mr. Patterson also notified the Town Board that Mr. Dolhoff has completed purchase of land adjacent to the Raven Campground. This additional property is within the Blue Line and has different use regulations from the Town outside the Blue Line. Mr. Dolhoff will be presenting plans for additional business use on the new section. A Public Hearing could take place within another month or so.

ATTORNEY REPORT

Mr. Gilbert reported the Brown's, owners of the property on North Shore Road, will be presenting an appeal for variance for the recently constructed garage. This should take place at the Zoning Board of Appeals meeting in April.

Mr. Gilbert has distributed material for the Board members to review on issues concerning "short term rental" properties. This includes regulations and views of how other townships are approaching the concerns. Town Board members may have further discussions on this subject.

Mr. Gilbert presented the "Service Agreement" between Mr. Bill Dolan and the Town of Greig for the position of "Park and Cemetery Custodian". This agreement clarifies his work as contracted work separate from his

employment as a Town Highway employee.

Mr. Brian Patterson provided each Town Board Member a description of all the tasks covered by a previous employee for the same work. Mr. Patterson made an appeal for the Town Board to consider meeting the salary demands of the former employee and to restore his position. It was explained that those options had been discussed between the town and the employee and the employment of Mr. Dolan was the option the Board had chosen to follow.

Attorney Gilbert discussed issues surrounding the Cemetery Road. It appears the Town approved the takeover of a new section of the road at a meeting on November 11, 2021.

Superintend Kirkbride requests the Board accept the new road, which was created by Mr. Darren Pomminville and connects to the existing Town Cemetery Road. This will be approximately 4412.56 feet of gravel road. Road construction has been approved by Mr. Kirkbride

Motion 21-11-15: made by Councilman Johnson, Seconded by Swisher
Town accepts Cemetery Road as a Town of Greig Road.

Vote:

| | | | |
|---------|-----|-----------|-----|
| Swisher | Aye | Mallette | Aye |
| Arthur | Aye | Patterson | Aye |
| Johnson | Aye | | |

Motion Passed

Unfortunately the legal requirements following that resolution were never completed. This means the State never received notification that Greig had control and ownership of the new section of Cemetery Road resulting in an improper application for CHIPS funding for the Blacktopping of a portion of this road.

The resolution required defined follow-up steps, including a review and approval of the road by the Lewis County Highway Superintendent and a deed filing by the Lewis County Clerk and the State DOT. Recently the action of accepting the road by the Town of Greig was reviewed. The actual length of the accepted road should have been 2440 feet. This section had been prepared by the developer for the proper road width and surface.. The remaining road length has not been developed to spec at this time.

PUBLIC SPEAKS

Mr Tom Osborne, District 9 Legislator representing Greig, indicated he was originally going to address complaints recently received at the County about poor maintenance on sections of the Partridgeville Road in the Town of Greig. His research following the complaints concluded there was a very brief period of time, when weather conditions caused problems with the road surface. However as soon as weather permitted, the Greig Highway crew corrected the problem area and instantly there were a series of complements filed. So Mr. Osborne wished to thank the workers for an excellent job done .Mr. Osborne then discussed some current Legislators work. One action might be for the County to create a position in the Real Property Office for a “Data Collector”. This person is qualified to review properties for an Assessor and provide a detailed report including photos, data and values. This would help take some of the burden from the Assessors and insure more up to date records. Mr. Osborne is open to receiving any requests from the Town Board members and the general public. tomosborne@lewiscounty.ny.gov

[315-376-4355](tel:315-376-4355)

OLD/ NEW BUSINESS

Councilman Mallette has just received the bid specifications for repairs required for the roof on the Highway Garage produced by Aubertine and Currier.. He is going to share them with Councilman Olmstead for review and comment and plans to be ready to send out requests for bids by late spring.

Councilman Swisher reported she will work on the restoration of the historical artifacts case as warmer weather allows.

Councilman Mayhew has been reviewing the “rules” associated with the reserving of cemetery plots by residents of Greig. The rules need to be updated with definitions for better understanding, and improved management of records needs to be accomplished. The implementation of a computer system is a big step forward, but proper use and management needs to be implemented. Work will continue.

Greig needs to hire a grave digger for the coming warmer weather. Supervisor Johnson requests an ad be placed for a contracted person responsible for the grave digging.

Motion 24-03-02 made by Councilman Swisher, Seconded by Mallette

Clerk is to place an advertisement for a Grave Digger on the Linking Lewis web site and on the Town's web site.

Motion approved.

Supervisor Johnson reports the need to manage the generator being used for Town Hall backup. Maintenance and regular testing should be implemented. Discussion occurred with no conclusion.

Councilman Olmstead reported on investigation into solar panels being mounted on the Highway Garage roof. This could be done at the same time the roof reconstruction is being done. Mr. Olmstead reported the need for (60) 400W panels on the roof providing approximately 25 KW in power. The expected cost would be about \$75,000. There are grants available from the Inflation Reduction Act (30%) and NYSERTA (10%). After applying the grants to assist with implementation costs, there is still a 10 to 12 year payback for the investment. There is a 25 year expectancy for the project. Overall it does not seem like a great deal for the town.

Mr. Gunn asked Attorney if the solar farm installed by the County behind the Jail had been a good investment. He said the County was very pleased with the project. Councilman Swisher noted there is a “meter” available for public view at the Court House building which shows the profitability. Mr. Gunn noted there about 80 acres of town owned land located behind the green dump. These are out of site from the Brantingham and Van Arnum Roads and could be used for a solar farm providing the town with a new revenue stream. It was noted that several other towns have gone this route, including New Bremen.

Supervisor Johnson noted his research into municipal charging stations for electric vehicles. Grants are available to assist with the project. Cost is currently \$7200 for a 2 port station and \$8000 for a 4 port station. The user pays approximately \$.25/KWH and the cost for the town is approximately \$.11/KWH There were no examples of other local stations for comparison. More research is required.

**Resolution NO. 1 of 2024
AUDIT OF BOOKS**

On a motion by Councilman Mallette, second by Councilman Olmstead, the following resolution was
ADOPEd Ayes 4 Olmstead, Mayhew, Swisher, Mallette Nays 0

RESOLVED, that the Town Board of the Town of Greig, Lewis County did audit and approve the books of accounts for the Zoning Officer and Town Justice for the 2023 year and found them to be in good order, correct and true, and be it further

RESOLVED the Clerk of the Town of Greig be authorized to certify this action.

Supervisor Johnson informed the Board that the audit of the Clerk/Tax Collector is currently underway and will be completed within a week or so.

Supervisor Johnson noted the town moratorium on solar farms and battery storage systems is near expiration. The board should be aware that the moratorium will be discussed at the next meeting of the board for another six month reinstatement. Examples of other township laws and documentation were handed out for Board review and possible discussion at the next meeting.

Accountants, NCCPAS, recommended changing funds within the budget:

| TO | | From |
|-------------------------------|------------|--------------------------|
| A1910.4 Unallocated Insurance | \$350.76 | A1990.4 Contingency |
| A1640.4 Central Garage | \$3,500.00 | A1989.1 Govt Spending |
| A7140.1 Playground | \$3,500 | A7140.4 Playground |
| A8810.11 Mowing | \$2,200 | A8810.4 Mowing |
| A1650.4 Central Comm. | \$1,200 | A1990.4 Contingency |
| A1680.4 Data Processing | \$4,000 | A1990.4 Contingency |
| A5010.4 Highway Super | \$2,000 | A1990.4 Contingency |
| A1640.2 Central Garage | \$10,000 | A0962.4 Building Reserve |

Supervisor Johnson explained each requirement. No action taken by the Board

Supervisor Johnson reported he has made changes to the Use of Town Property Policy. These were emailed to Board Members for review and comment.

Motion 24-03-03 made by Councilman Mallette, Seconded by Swisher
Accept 3/20/2024 modified Use of Town Property as the official Policy controlling use of facilities.
Motion approved.

Supervisor Johnson has reviewed the Town Policy for Vacation and Sick Time. He notes that officials are not effected by vacation and sick rules and the only other employees with benefits are the Highway Workers, and they are controlled by Union Contract, so policy was of no real use.

Motion 24-03-04 Made by Councilman Olmstead, Seconded by Mallette
Eliminate the Vacation and Sick Time Policy from the Towns Policy Manual.
Motion approved.

SUPERINTENDENT REPORT

Superintendent Alfano asked the Board to make a Resolution to rescind the following motion:

Motion 21-11-15: made by Councilman Johnson, Seconded by Swisher
Town accepts Cemetery Road as a Town of Greig Road.

Vote:

| | | | |
|---------|-----|-----------|-----|
| Swisher | Aye | Malette | Aye |
| Arthur | Aye | Patterson | Aye |
| Johnson | Aye | | |

Motion Passed

**Resolution NO. 2 of 2024
RESCIND MOTION 21-11-15**

On a motion by Councilman Swisher, second by Councilman Olmstead, the following resolution was ADOPED Ayes 4 Olmstead, Mayhew, Swisher, Mallette Nays 0

RESOLVED, that the Town Board of the Town of Greig, Lewis County, upon further study, has decided to rescind Motion 21-11-15. It appears the distance of road described as being ready for conveyance was not correct.

Motion 21-11-15: made by Councilman Johnson, Seconded by Swisher
Town accepts Cemetery Road as a Town of Greig Road.

Vote:

| | | | |
|---------|-----|-----------|-----|
| Swisher | Aye | Malette | Aye |
| Arthur | Aye | Patterson | Aye |
| Johnson | Aye | | |

RESOLVED, the Clerk of the Town of Greig be authorized to certify this action.

**Resolution NO. 3 of 2024
ADOPT SECTION OF CEMETERY ROAD AS A GREIG TOWN ROAD**

On a motion by Councilman Mallette, second by Councilman Swisher, the following resolution was ADOPED Ayes 4 Olmstead, Mayhew, Swisher, Mallette Nays 0

RESOLVED, that the Town Board of the Town of Greig, Lewis County will accept 2440 feet of road to be known as Cemetery Road, extending from the end of the existing Cemetery Road. This road has been developed by the owner and is acceptable as a road as determined by the Town of Greig Highway Superintend.

RESOLVED, the Clerk of the Town of Greig be authorized to certify this action.

Mr. Alfano reported that his crew has completed maintenance on trucks. Spreader chain and shafts needed work.

Superintendent Alfano requests Board approval for his attendance at a school for Highway Superintend at Cornell in Ithaca on June 3-5, 2024.

Motion 24-03-07 Made by Councilman Swisher, Seconded by Olmstead

Allow Superintend Alfano permission to attend a Highway Superintendent's school at Cornell in Ithaca on June 3-5, 2024. Funds will be made available by separate motion.

Motion approved.

Superintend Alfano requested a motion from the Board to approve the planned summer work on S. Chases Lake Road. This will repair S. Chases Lake Road from Pine Grove Road to the Watson Town Line. The work will include a “shimming” of the road to make the corner lean correct and a widening of the road to meet the road standards. This is an expanded plan from the original plan to work from the Donatsburg Rd. Estimated cost will be \$269, 925.12. Expense will be funded from CHIPS funds.

Board agreed they will give suport by motion at the next meeting.

SUPERVISORS REPORT

Mr. Johnson reports the prior mentioned contract between the Town and Mr. Bill Dolan for employment as Parks and Cemeteries Maintenance person needs Board approval.

Motion 24-03-08 Made by Councilman Olmstead, Seconded by Swisher

Approve Supervisor Johnson's presentation and sign the Contract between the Town and Mr. Dolan for his services as Parks and Cemeteries Maintenance worker.

Motion approved.

The financial's were reviewed.

CLERKS REPORT

Clerk Gunn distributed the February 2024 report containing details of the following financial actions:

There were general fund collections of:

| | |
|--------------------|------------|
| 4 Dog Licenses | \$ 50.00 |
| 8 Zoning Permits | \$ 810.00 |
| 1 Misc Revenue | \$ 250.00 |
| 2 Certified Copies | \$ 20.00 |
| Total Collections: | \$1,130.00 |

The expenditures were:

| | |
|----------------------------|------------|
| Town Supervisor as Revenue | \$1,124.00 |
| State Ag & Mkts | \$ 6.00 |

Total Payments \$1,130.00

Tax Collections

| | |
|-----------------------------------|----------------|
| Total Collections February 2024 | \$ 771,322.13 |
| Total Payments February 2024 | \$1,257,813.97 |
| Bank Balance end of February 2024 | \$ 130,840.69 |

Motion 24-03-09: made by Councilman Mallette, Seconded by Mayhew
Approve Clerk's financial report as presented.

Motion Approved

VOUCHER REPORT

February 2024 Vouchers were reviewed by the Board.

Totals expended by fund were:

| | | |
|--|------------|--------------|
| General Fund | 117,368.16 | |
| Highway Fund | 18,689.24 | |
| Trust & Agency | 1,285.01 | |
| Total paid in February 2024 Abstract = | | \$137,338.41 |

Motion 24-03-10: made by Councilman Mallette, Seconded by Swisher
Approve Vouchers

Motion Approved

Being no further business brought forward,

Motion 24-03-11 made by Councilman Swisher, Seconded by Olmstead
Motion to adjourn 09:35PM

Motion approved.

Respectfully submitted
Thomas Gunn, Clerk