

## TOWN BOARD MEETING

TUESDAY, APRIL 4, 2017

Minutes of the Regular Board meeting held on the above date beginning at 4:00 pm in the Meeting Room of the North Elba Town Hall, 2693 Main Street, Lake Placid, New York.

**Members Present:** Supervisor Politi, Councilman Favro, Councilman Miller, Councilman Doty, Councilman Rand, and Laurie Dudley

**Others Present:** Attorney Ron Briggs, Antonio Olivera, Attorney Tim Smith, Dean Dietrich, Jim Morganson, Michael Orticelle, Darci LaFave and Bill Hurley

Supervisor Politi opened the Regular Town Board meeting at 4:00 pm by asking everyone to stand for the Pledge of Allegiance.

Supervisor Politi stated the notice to change the meeting date and time was properly published and posted.

Please take notice that the North Elba Town Board will hold the April Board Meeting on Tuesday, April 4, 2017 at the North Elba Town Hall, 2693 Main Street, Lake Placid, New York at 4:00 p.m.

Supervisor Politi asked for a motion for the minutes of the Board meeting February 14, 2017. The March meeting was canceled due to weather.

Councilman Rand moved and Councilman Doty seconded the motion to approve the minutes as written and presented. There being no further discussion, the motion was unanimously carried.

### **PROPOSED MODIFICATIONS TO THE PRESENT LAND USE CODE**

Tim Smith – The proposed local law that you see is the outgrowth of a running list of technical changes that the Review Board has noticed over the past few years. It is normal for a zoning ordinance to have amendments. Our present Land Use Code was enacted in 2010. It became effective January 1, 2011. It has had several amendments since then. This is the latest group of amendments. I would be glad to go over any of these.

**(2) Section 4.21 of said local law is amended by adding a new paragraph “K” to read as follows:** No chickens, livestock or other farm animals may be kept in any Planning District other than Rural Countryside (RC)

Supervisor Politi We have discussed earlier at our workshop the agricultural use modification. We discussed it with both Jim Morganson and Mike Orticelle. I don't think the Board has any issue with that modification unless Dean has an issue with it.

Dean Dietrich – I can tell you what the TSC was thinking when they did these things and I have authority to do that. As the code goes, Darci and Jim are the authority there. In 2011 we did not talk about chickens a whole lot. We were very concerned about putting the line across agriculture exemptions. The 1996 Code had Agricultural Exemptions, the 2000 Code had Agricultural

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Exemptions. Agricultural Exemptions have a protective clause in Agriculture Markets State Law. The big issue then was River Road who claimed they were exempt from anything and they could build up to the road and as big as they wanted. We put that language in to do that. Since you put this in there I looked into the “backyard chicken society” and they publish ordinances in different parts of the state. There might be more chickens in Town Residential and Village Residential than you know. A lot of the ordinances that I looked at had exemptions for domesticated chickens as pets and domesticated pigs. Saratoga Springs has a law against harboring a crowing cock.

Supervisor Politi – I have had a lot of complaints. That is probably why it is there.

Dean Dietrich – As a TSC, we were concerned about going over the Agricultural Exemption too much. As a guy off the street, there are other ways to approach it.

Supervisor Politi – Tim and I have discussed this and we did not feel that in rural countryside would bother anybody.

Dean Dietrich – My point is that you are taking away a person’s right. I do not like regulations just for the sake of regulations. We tried to give people as much freedom to do with their properties they want as long as they don’t bother other people. The test is, can you hear it across the line and can you smell it across the line. There are chickens on Station St and Johnson Ave.

Attorney Ron Brigg – You are talking about policy. Tim, what about the law? How far can you go in the local Land Use Code given the Agricultural market?

Tim Smith – I haven’t deeply researched the right to farm laws. I think it would be improper to ban these animals on a Town wide basis. To allow them to be in part of the town when probably more than half the private land in our town is RC.

Supervisor Politi – I think the only agricultural designated districts in the county are rural countryside. Personally, I don’t think you can declare a residence on Station Street as an Agricultural District. There are only a few places that are in Agriculture Districts.

Dean Dietrich – Your council put it the right. What I was talking about is about policy.

Attorney Tim Smith – I think this is a reasonable approach to the subject. It will go forward with a Public Hearing and see what the public feels.

**(3) Section 4.21 of said local law is amended by a new paragraph “L”, to read as follows:**

L. All fireworks displays in the Village of Lake Placid or Town of North Elba shall require a fireworks permit approved by the Code Enforcement Office and either the Village Trustees or Town Board as the case may be. Only the following fireworks displays shall qualify for a fireworks permit:

- 1) A community or ORDA sponsored sporting event
- 2) Any public celebration which benefits the community as a whole, e.g. Fourth of July, Centennial Celebration or special event endorsed by the Village Trustees or Town Board

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- 3) Any corporate event sponsored by ORDA or ROOST which is approved by the Village Trustees or Town Board

Fireworks permits shall not be issued for any private event such as weddings, parties, birthdays, anniversaries or fund raisers or for service organizations, neighborhood associations or corporate functions other than noted above. All fireworks displays will require the necessary permits, licenses and insurance and may only be carried out by a professional fireworks entity.

Supervisor Politi – The fireworks addition was a bug for the Town more than the Village primarily because of the number and frequency of fireworks in our community as it is right not. If we didn't control it, we would be having everyone who has a birthday, wedding or any celebration. There was problem last year over Lake Placid. We need to curtail that activity for a safety standpoint as well as people being tired of finding their dogs in Wilmington!

Dean Dietrich – Again, I can speak with some authority, and decide what goes in the Land Use Code and what doesn't. There were a lot that were purposed to go into the Land Use Code that we said just don't belong there. The Land Use Code is usually a decision made by a property owner over the use of his property and has a decision that has some length of time that is attached to it. I would address this more like the open container law. If it were in front of the TSC right now, we would tell you should think about a separate ordinance. Right now you rely on the penal law 270 defines firework as to what you can blow off and what you cannot. It then refers to section 550 which says you can designate a licensing agent. It says how big the property has to be and had to be done by a licensed pyro technician. It cannot be done near dog breeders. It cannot be done near a pari-mutuel setting. It goes through a bunch of licensing procedures. What has happened so far is that the Town and Village have Resolutions which are in line with Section 550. Having a licensing officer would make more sense to me at a citizen and as the TSC person. A wedding party coming here doesn't own any property and go behind the school and throw off fireworks. It is not a Land Use Code issue.

Attorney Briggs – It is a local law and you can put anything you want in there. It is permissible. It is endorsable and crystal clear. The penal law is not.

Dean Dietrich – You could do it by licensing.

Attorney Briggs – It doesn't work well. That is the point.

Supervisor Politi – Whatever way we decide to go, it has to be addressed. I am tired of getting calls from people who are having a \$100,000 wedding that think they are going to disrupt the rest of the community.

Dean Dietrich – This would make the property owner responsible and not the people who shoot off the fireworks.

Supervisor Politi - Do you have anything to add to that Ron?

Attorney Briggs – No, the way that it is drafted.

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Supervisor Politi noted he does not know what the Village's opinion is on fireworks.

Attorney Smith – For a Land Use Code to become effective, it has to be passed by both the Town and Village.

**(4) Paragraph “A” of Section 5.3.7 of said local law is amended to read as follows:**

Loading docks, service areas and trash facilities shall be located at the rear of the building and not visible from the street. A combination of masonry, wood, fencing, walls or landscaping shall be used to shield them from view, as necessary. Integration with buildings or building architecture is recommended.

Attorney Smith – This is a technical change to use the “shall” from “may”. It is for internal consistency.

Supervisor Politi – I am going to skip over 5 which is the area being discussed the most.

**(6) Section 6.3.3 of said local law is amended to read as follows:**

Non-conforming signs that legally existed prior to adoption of these Regulations, other than prohibited or temporary signs as described in Section 6.3.2 and 6.2.4, shall be permitted to remain as long as the original use is in place. Satisfactory maintenance shall be required. A proposed alteration of color, demission or material shall require that the sign be brought into conformance in all respects, including but not limited to size, height, and setback. Change of use shall require removal of the non-conforming sign and any replacement sign shall conform these Regulations. Signs which legally existed prior to the adoption of these regulations in any district other than Village Center, Gateway Corridor Old Military Corridor or Rural Countryside may be maintained and replaced in kind, with no increase in size or lighting.

Attorney Smith – This again is a technical change. The key language is the third sentence; any proposed color dimension or materials shall require the sign to be .... The review board had some difficulties with the HoJo's sign when stopped being HoJos. In a split vote to allow the sign to continue even though it would have new messaging on it and it exceeds the limit in our code. It is the only sign with a substantial amount of frontage. This section would say, if you change a nonconforming sign it has to be brought into compliance in all respects.

Dean Dietrich – “in all respects” being the changed language. The old language said, “It shall be brought into conformance” We thought that in conformance meant all respects.

**(7) Section 6.5 of said local law is amended by adding a new paragraph “F”, to read as follows:**

Wording or communicative matter which is located on the sides of an awning sign which are perpendicular or nearly perpendicular to the street shall be treated as projecting signs for proposes hereof.

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Attorney Smith – The awning signs should probably go into a different part of the code that addresses awning signs. You can have wording on the front of an awning but not on the side. We have a general policy against projecting signs.

Dean Dietrich – The reason it is better to put it under awning instead of projection signs is that there are some attribute to projection signs that do not fit an awning. A projecting sign can only be 6’ from the building. You want an awning to go over more than that.

Supervisor Politi – Will it reference section 6.5?

Attorney Smith – It will do the same thing that this is seeking to do. In the Public Hearing notice, that you will probably have me prepare, there will be in plain language a description of each of these.

**(8) Section 6.6.1 of said local law is amended by adding a new sentence to read as follows:**

Whenever a maximum Area limit is expressed as a percentage of a principal accessory sign size, the percentage shall be calculated with regard to the maximum permissible principal or accessory sign size associated with the use in question.

**(9) Section 6.6.2 of said local law is amended by adding the final sentence to read as follows**

Whenever a Maximum Area limit is expresses a percentage of principal sign size, percentage shall be calculated with regard to the maximum permissible principal sign size rather than the actual or proposed principal size sign associated with the use in question.

Attorney Smith – These are companion measurers that do not penalize a business owner who chooses to have a smaller sign than the maximum for its principal sign. The code at present says your accessory sign should be a percentage of the maximum sign. You don’t want to penalize someone on their accessory sign because if a smaller principal sign. It is a small but useful amendment.

Dean Dietrich – That is what we meant.

**(10) Paragraph C of Section 8.3.3 is amended to read as follows**

**C. Public Hearing**

The Zoning Board of Appeals shall hold a public hearing in consideration of a request for any variance or request for interpretation in accordance with the applicable provisions of law.

Attorney Smith – This is to clarify that anytime the Zoning Board of Appeals considers a variance or a request for interpretation. The interpretation can be as complex and confusing as the variance. This makes it clear that the ZBA has to hold a public hearing on either of those types of matters.

Attorney Briggs – Was it unclear and more discretionary before?

Attorney Smith – It was discretionary before.

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Dean Dietrich- The discretionary one was because of a timeframe. There was a third issue that was dealt with in that old language which was if someone wants an extension of the timeframe, they had to hold a public hearing also.

Dean Dietrich read the law in full then stated it is not a big change.

**(11) Section 9.5.2 of said law is amended by adding a new paragraph D to read as follows**

**D. Joint and Several Liability of Owner, Lessee and Contractor**

In all forgoing provisions of this Section, the Owner, Lessee and Contractor of and for a property shall be jointly and severally liable for violations of this Code, including compliance with orders and imposition of penalty.

In all of the foregoing provisions

Attorney Smith – This is a commonsense provision that would bring the enforcement provision of this code in line with those of APA and many other regulatory programs to say that a contractor can and should be jointly liable for a violation. He can't just thumb his nose.

Attorney Briggs – That is what the State Uniform Code says.

Dean Dietrich – It also includes Architects.

**(12) The “Planning Districts – Viewshed Overlay” map in the “Maps” section and said local law is amended to designate and list as “View Corridors” River Road from its intersection with NYS Route 73 to its intersection with NYS Route 86, and Cascade Road from its intersection with Old Military Road to intersection with Station Street.**

Attorney Smith – This item adds River Road as a View Corridor in the same manner as Bear Cub Road Adk Loj Road and Averyville Road. It would also bestow the same status on Route 73 from the Horseshow Grounds to Station Street. There are other forms of jurisdiction that already exist. It is meant for consistency. The review function of the Review Board is important and should be provided for. We did not add Whiteface Inn Lane to this because it has a forested character.

Dean Dietrich – We did not add the Cascade in Road past the Horseshow Grounds because at that point we were looking at future commercial development in that area. Chair 6 was the first to develop there. We made a lot of mistakes but I don't think this one was a mistake.

Supervisor Politi – No one has an issue with that.

**( 5) Section 5.6 of said local law, related to Provisions for Income Based Housing is deleted and repealed.**

Attorney Smith – This would repeal the affordable housing provisions that have proven to be limited applicability. I can't say that the Review Board is sponsoring #5. I added this one in because I was asked to do so. It is clear enough on its face. It is provision that requires sub

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dividers who create more than 10 lots to create income based housing for one unit for each 10 units in the subdivision. The Joe Lamb subdivision was reviewed under this feature. The Four Horizons subdivision on Cascade Road is presently going under the same review. I think this is just a legislative judgment call. I don't have a whole lot more to say about it.

Supervisor Politi – It has been controversial. I have had calls stating that it is discriminatory in nature, I have spoken with Jim's office, I have also spoke to people involved with the development of it. It is a feel good type proposal that really has not developed into anything, so far. It identifies only a small segment of the development population being land rather than anyone who has created housing. I am the one to ask you to put it in there however in speaking with the board, they didn't agree with it.

Attorney Smith – That is the prerogative of a legislative body.

Supervisor Politi – How do you go about it being effective? Who has to pay for it for others? And so forth.

Dean Dietrich – This comes out of a lot of public meetings. They say we have to do something; it is not a problem being solved by this. It is a problem that you need a multifaceted attach on. Betty Little is sitting on a few million dollars of housing. We have a person who owns a lot of property who wants to use a property for infrastructure. If you want to split out the pain, we suggested putting a surcharge on all commercial development. A retail store which turns into a restaurant with a waiter staff of twenty means that you have to find housing for those people.

Councilman Miller – I apologize for interrupting but I have to leave soon. I have less of a problem with doing something like this on a commercial end. As you said, if they are going to do business and create a problem, they are to be asked for a solution of the problem. I do have an issue with it for the two developments that are being effective. I am not sure it is their responsibility. They are paying taxes already. To take more money from them to give to someone else is something I do not agree with. I am a believer in the free market. There is affordable housing; it just might not be here. That is the market. I have a issue with taking someone's money away so that you can get around the free market.

Dean Dietrich – I would respond to that in two different ways. In the case that somebody pays a "payment in lieu of" that person is not going to pay it. It will be put into the cost that shifts. The people that are going to pay that are the people that are going to buy the lot. I don't think we are punishing the developer. We are increasing the price of his land by just over 1.5%. We are adding \$3,200 to a lot. It is probably \$150,000 - \$160,000. It is a 2% surcharge on that person's property.

Councilman Miller – I don't care if it's 1% or 2%. It is government stepping in and saying you have been paying your taxes which is your "fair share" and now we are coming in to take more money from you so we can give it to somebody else.

Dean Dietrich –It is de minimis and doesn't affect the market. The taxes are going to be shifted. The other reason we put it in the Land Use Code is that in the Lamb case we could get a quid pro

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quo. He can do 20 lots and do the 2 lots, which he sells at market price. The difference is the ACHT subsidizes to the market price lot. Instead of 20 lots he gets 24 lots. We are not getting anything from that developer, we are giving him stuff. I talked to Al Hips who has four people that have been interested in buying one of those lots. The market price is set and ACHT comes in and gives them a subsidize so they can afford it. We are not forcing Joe Lamb to sell the lots at less than Market price. Joe came to one of our Board meetings and he said it can help. Joe sent 4 people to the HCHT. I agree it is a macroeconomic problem. I would be good if we can make ten families live in Lake Placid. The issue with the Barile development in 2007, it went to the APA and was asked for 10% for affordable housing. He did not apply for it, but it is possible to apply to the APA and get the extra density.

Attorney Briggs – He said at a meeting here that he applied and was turned down.

Dean Dietrich – He said to me that he didn't know it existed. This is all hearsay.

Supervisor Politi – A hotel can come in and create 100 rooms and do not provide employees with housing. That contributes to the housing crisis. Those people are spending millions of dollars and get a free ride. That bothers me.

Dean Dietrich – The way to get those people is with a surcharge. We can't do anything for them. We can't increase their density or give them a bigger sign.

Councilman Miller – The Commercial end is contributing to an issue.

Dean Dietrich – If you want to do it for commercial then why not for a subdivision. We could do it for both.

Councilman Miller – The subdivision is not creating a problem bringing in 50 employees.

Supervisor Politi – If that is the case and you believe that. Then the ordinance is poorly written and needs to be revised. It needs to be reconsidered between the Town and Village. As it is now, it is discriminatory. There are only two people now and possibly two more in the future.

Dean Dietrich – You can only do things that effect the Land Use Code. Those are the only two people we could give stuff back to. Other than that, we can't give anything back to Hannaford's.

Supervisor Politi – We are giving them the opportunity to do business in our community.

Dean Dietrich – We cannot do a quid pro quo. We can't allow them to build an extra 50,000 square feet.

Councilman Favro – It is a great idea. I'm not sure it goes far enough. There is an opportunity somewhere to rewrite and make a bigger to make more of an impact for us. If someone is paying \$100,000 for a lot and with construction they will have \$350,000 or more in the home. At that price range, I am not sure we are not hitting the people we need to hit. I helped my son with

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redoing a house. Both my sons make good money but could not go out and build a \$350,000 house.

Dean Dietrich – The medium household income is \$52,000 and the medium house sells for \$307,000.

Councilman Favro – My kids are making way more than that with their spouses' and they still could not afford a \$300,000 house. My other son is looking somewhere else, Saranac Lake, Ray Brook or Tupper Lake.

Supervisor Politi - Wilmington has seen an absolute rejuvenation of market values because of Lake Placid. People are buying houses and renovating them to sell for \$350,000 to \$400,000. It has never been like it before. Their community is becoming stronger. You don't have to live in Lake Placid. Your idea, Dean, to allow accessory apartments for affordable housing was terrific.

Dean Dietrich – We reduced the density in Ray Brook hoping the APA would approve it as a housing community. The APA has to come around to reducing that. The corridor between two populations for animals.

Councilman Doty – I feel the law is trying to appeal to people that are not here. We enforced that idea by Wilmington and the outlying areas. A rewrite is the way to tackle the idea. I am not sure there is the administrative support on qualifying on who is going to fill these opportunities. It is more of a feel good thing.

Dean Dietrich – It is not just a feel good thing. We now have two units and \$53,000 if it continues on. The \$53,000 is critical to put North Elba in a better position. Our money goes into a special fund and it can augment that. The HTHC can give you \$40,000 and they can take another \$10,000 that Joe Barile is putting into. That person is now eligible for \$50,000. Alan Hips said he would like to talk to you about it. The money goes to ACHT and they cannot touch the fund other than use it to help housing in North Elba zoning districts. They will incur extra expenses to auditing and can offset the cost with the interest. That is going to help people meet the market prices.

Attorney Briggs – Walk me through it. I want to get one of the lots in Joe Lambs subdivision. What does a lot sell for? Do I get it for free?

Dean Dietrich – You have to pay for the lot. You sit down at a table with the ACHT. As part of the agreement, when you resell the house they have first shot to buy it.

Attorney Briggs – I get money from ACHT. What is the maximum I can get and can I get money from any other source?

Dean Dietrich - \$40,000 is the maximum from ACHT. You could get more if the Town Board approved it, you could also get money from any fund that we have. That would be \$50,000 but would have to be spread out. It is a subsidy based on your income and the percentage of your income that would go to your mortgage.

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Attorney Briggs - Now a lot costs \$100,000 and now is \$85,000 but to build the house in the subdivision has a minimum size of 1500 sq. ft. which is \$300,000 in Lake Placid. Now I have \$385,000 in a house. How am I going to afford the mortgage?

Dean Dietrich – You are looking at someone who is making \$75,000. They can afford \$250,000 mortgage. You have to bring the price down the total price. If the price is \$385,000 and take \$50,000 and your down to a mortgage of \$335,000. That is what it is predicated on.

Attorney Briggs – When you walk it through, no one will be able to afford this. If they are making \$70,000 and have a car payment, kids, food. It is imposable. The numbers are too big.

Supervisor Politi – I think these kinds of people want to buy a house for \$200,000 house or less.

Councilman Rand – I like to keep things simple. After Ron’s analysis, I’m not sure it would work. The way Lake Placid has effected Wilmington is the same as outside of Vail to Minturn.

Dean Dietrich – The process is designed to enable a person making 125% of medium income to but a medium priced house in Lake Placid. At \$385,000 it would mean that Joe Lamb would have to sell a lot well below market value. The process is designed for someone to buy a \$307,000 house.

Supervisor Politi – I would love to see a situation where this is going to work and that more people would be involved rather than just two or three. It was extremely unfortunate when the Hampton Inn was built that our Code does not call for some type of housing requirement. The Holderied bought the hotel across the street to provide housing for their hotel. It tells me there is a lack of that type of housing. That type of language should be in the Code which forces them to either provide it or funds for what you are talking about. You are gaining a larger pool than just two or three people.

Dean Dietrich suggested it were an impact fee and Supervisor Politi said it is for infrastructure which this isn’t.

Dean Dietrich – We cannot give the Holderieds anything for doing that. Unless you want to give them a tax break in a PILOT program.

Supervisor Politi – It is not a matter of giving them anything. Times have changes such somebody is going to build a 200 unit hotel. They need to provide some type of housing.

Dean Dietrich – Reacting to Bob’s statement saying a developer should not have to pay extra.

Supervisor Politi – He also said it would make sense on a commercial standpoint and the effecting housing should also be involved in the formula. There has to be a way to recreate something that is going to do the same thing but doesn’t pick on one small segment of our business community.

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Dean Dietrich – Even if we help two families. It is a moral imperative.

Supervisor Politi – You helped all kinds of families by adding accessory housing to residences. The Village is most likely going to decide the same thing. If the law gets repealed, the direction will be to come up with something that is applicable to a broader base. No one is pointing fingers. Bill Hurley just arrived and he doesn't know all that we said.

Bill Hurley – Why repeal it and keep it until we come up with the changes? Why get rid of it?

Supervisor Politi – At this stage we are just picking on a segment of our population when we don't know what we are going to do going forward. I think you start fresh. Right now there are two entities and others that say they are exempt. It troubles me.

Bill Hurley – You have an entity in front of the Board asking for a subdivision and you are going to change the law. It looks like you are changing for that developer.

Supervisor Politi – It only affect two people and that bothers me more. We would have to make it retroactive. The Village may feel entirely different. This is a Joint Code and it requires Joint thought. Billy, do you think that the modification of the Code to allow for accessory housing within residences has worked?

Bill Hurley – They are all plusses. There is no magic bullet. You have to do everything. Why eliminate it.

Supervisor Politi- We do not see it as a plus.

Bill Hurley – I see it as \$50,000 to keep a family in this town when the parks are empty and the schools are losing students. I think \$50,000 to help two families is worth having it in the Code.

Supervisor Politi – We needed to have this conversation and the next step is to have a public hearing. Art, did the Village meet about this already?

Art Devlin – We did. We passed a resolution to set a date to meet with you and to have a future public hearing.

Attorney Smith will start the process of preparing for a public hearing and Supervisor Politi thanked both of them for taking the time to meet with the Board.

### **APPROVE AGREEMENT – FISCAL ADVISORS**

Supervisor Politi – Cathy had given us a proposal from Financial Advisory Services to provide services necessary for the issuance of our bonds. The cost of a bond issuance of under \$1 Million is \$2,200. What do they do Ron?

Attorney Briggs – They review the bonds to make your bonds marketable. You cannot sell them locally.

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Supervisor Politi – We have used Financial Advisory Services in the past and the county also uses them.

Councilman Doty moved and Councilman Favro seconded the motion to approve Financial Advisory Services to review the Town Bonds. There being no further discussion, the motion was unanimously carried.

### BOND RESOLUTIONS

Supervisor Politi – We have four Bond Resolutions that total \$750,000. The Bond Resolutions are as follows:

- \$489,950 for the specific purpose of financing the reconstruction of the outdoor hockey box at the Olympic Oval, including a new wall enclosure and refrigeration unit.
- 204,000 for the specific purposes of financing the purchase of a wheel loader at an estimated maximum cost of \$152,000 and the purchase of a John Deere utility tractor with a flex-wing grooming mower at an estimated maximum cost of \$52,000 which is on State contract..
- \$25,000 for the specific purpose of financing the purchase of a Bobcat skid-steer loader which is on State contract.

Supervisor Politi – I am requesting a resolution to approve these four bonds which total not more than \$750,000 should we choose to move forward on all four.

Councilman Favro moved and Councilman Doty seconded the motion to approve a bond Resolution not to exceed \$750,000.

Councilman Doty – You read the last one as “Bobcat skid-steer”. Those are the same machine but two different brands. I am wondering which one he is buying?

Supervisor Politi – It says, the “purchase of a Bobcat skid-steer loader” I guess it’s a purchase of a loader.

Councilman Rand – Is the Hockey Box still up for discussion?

Councilman Doty – The refrigeration unit has to be replaced. It was an air conditioning unit off a rooftop in North Carolina. It was 15 years old when we got it in 2009. It has failed the last few years.

Councilman Rand – I am having trouble swallowing this.

Supervisor Politi – When Mike Pratt was here. He said that ORDA would cooperate with us and extend a private loop from the oval. We could do away with the compressor. Essentially we could save \$200,000 of our bond.

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Councilman Favro – We could give it to ORDA to help them fix their building.

Councilman Rand - This \$489,000 is definitely not a go ahead?

Supervisor Politi – The money for the hockey box can be further discussed. If you don't vote Aye then they are all dead. We have to have all four votes because Bob is not here.

There being no further discussion, the motion was unanimously carried with a roll call vote.

Roll Call Vote: Supervisor Politi, Aye  
Councilman Doty, Aye  
Councilman Favro, Aye  
Councilman Rand, Aye

Art Devlin – It would be nice for the Ironman to make a future donation to the hockey box.

Supervisor Politi – It may have been a direct result from cars driving on it. It is as popular as the Toboggan Slide.

**NOTICE OF ADOPTION – BOND RESOLUTIONS FOR PUBLICATION**

Supervisor Politi – We have to post the Notice of Adoption for the Bond Resolutions.

Councilman Favro moved and Councilman Doty seconded the motion to approve the notice of adoption for the Bond Resolution. There being no further discussion, the motion was unanimously carried.

**SEASONAL APPOINTMENTS – AND PERSONNEL MOVES**

Supervisor Politi reviewed the following personnel actions and asked for approval.

**TOWN OF NORTH ELBA  
04/04/2017**

**PERSONNEL ACTIONS FOR BOARD MEETING**

**ACCEPT RECOMMENDATION OF RECLASSIFICATION:**

NAME	POSITION	Date of Hire	UNION CLASSIFICATION	RATE OF PAY	CIVIL SERVICE CLASSIFICATION
MARK MEEKS	HEO	02/15/2017	union	17.73/hr	non-competitive

(transfer from Cemetery Supervisor; allow 3 yrs of svc to HEO position)

\* Recommendation:

**ACCEPT RETURNING SEASONAL EMPLOYEE**

NAME	POSITION	Date of reappointment	UNION CLASSIFICATION	RATE OF PAY	CIVIL SERVICE CLASSIFICATION
James Van Woert	Black Fly Technician	03/06/2017	n/a	24.41/hr	non competitive
Andrew Seligmann	Black Fly Technician	03/06/2017	n/a	16.00/hr	non competitive
Craig Wright	Black Fly Technician	03/06/2017	n/a	18.50/hr	non competitive
Zach Ford	Black Fly Technician	03/06/2017	n/a	18.50/hr	non competitive

\* Recommendation made by: John Reilly

**TOWN BOARD MEETING**

TUESDAY, APRIL 4, 2017

**ACCEPT RECOMMENDATION OF NEW HIRES:**

NAME	POSITION	DATE OF HIRE	UNION CLASSIFICATION	RATE OF PAY	CIVIL SERVICE CLASSIFICATION
Donald Walton <sup>1</sup>	Cemetery Supervisor	03/20/2017	union	16.47/hr	non competitive
Benjamin Bishop	Black Fly Technician	03/06/2017	n/a	10.00/hr training (30 hrs); 14.00/hr thereafter	non competitive
Hanna Elmer	Black Fly Technician	03/06/2017	n/a	10.00/hr training (30 hrs); 14.00/hr thereafter	non competitive

\* Recommendation made by: John Reilly

<sup>1</sup> Recommendation made by : Larry Straight

Councilman Doty moved and Councilman Favro seconded the motion to approve the personnel actions as written and presented. There being no further discussion, the motion was unanimously carried.

**APPROVE LEASE AGREEMENT – BOARD OF ELECTIONS**

Supervisor Politi – I need approval for a contract with Essex County Board of Elections for the use of our facilities during Primary and General Elections. They provide insurance during that time period. It is the same contract that we have always had. The contract is for \$1.

Councilman Rand moved and Councilman Favro seconded the motion to approve the Board of Elections contract. There being no further discussion, the motion was unanimously carried.

**APPOINT TODD RISSBERGER- ZBA**

Supervisor Politi – I have a request to appoint Todd Rissberger as a new member of the Zoning Board of Appeals. He is replacing Chuck Finley. Chuck did a wonderful job for this community for so many years. He will be missed.

Councilman Rand moved and Councilman Favro seconded the motion to approve Todd Rissberger as a member of the Zoning Board of Appeals. There being no further discussion, the motion was unanimously carried.

**APPROVE CONTRACT WITH LP CHAMBER**

Supervisor Politi – I need to approve a contract with the Lake Placid Chamber of Commerce, Inc for the year 2017 in the amount of \$40,000. Last year the amount was \$50,000. We have been dropping it each year by \$10,000. We budgeted \$40,000 this year. I would like approval from this board for me to execute that agreement and approve the issuance of the payment.

**TOWN BOARD MEETING**

TUESDAY, APRIL 4, 2017

Councilman Doty moved and Councilman Favro seconded the motion to approve the contract with the Lake Placid Chamber and the issuance of payment. There being no further discussion, the motion was unanimously carried.

**APPROVE AUDITS AS PER AUDIT #'S**

Supervisor Politi asked for approval of the Audits. Cathy went over the Budget Adjustments earlier.

APR 2017 BUDGET AMENDMENTS	04/04/2017				
ACTION	ACCOUNT	DESCRIPTION	AMOUNT	REFERENCE	ADDITIONAL INFO
INCREASE EXPENDITURE	A.1410.0444	TOWN CLERK CONTRACTS & AGREEMENTS	360.75	VCHR 170432	AMBERLY ROUNDS ASSIST FOR TAX COLLECTOR WHILE DEP IS OUT
INCREASE REVENUE	A..2680	INSURANCE RECOVERIES	(360.75)		
INCREASE EXPENDITURE	A.1625.415	SL TOWNHOUSE BLDG REPAIR	1,900.00	VCHR 170663 &170747	Jack Rugar -deposits for saranac lake town hall
INCREASE EXPENDITURE	A.5132.0415	TOWN GARAGE. BLDG REPAIR	1,533.74	VCHR 170654	OVERHEAD DOOR-REPAIR TO DAMAGE FROM LOADER HITTING GARAGE DOOR RELATED TO THE STORM
INCREASE EXPENDITURE	A.8010.0200	BUILDING DEPT. EQUIPMENT	1,364.06	VCHR 170627 & 170962	NEW COMPUTER AND MONITOR WITH MS OFFICE PROFESSIONAL FOR MIKE & CASE FOR TOWN PROVIDED IPHONE
INCREASE EXPENDITURE	A.8010.0200	BUILDING DEPT. EQUIPMENT	750.00	QUOTES FROM MASON	REQUEST FOR NEW DESK, CHAIR
APPROPRIATE FUND BALANCE	A..0912	GENERAL FUND BALANCE	5,547.80		
INCREASE EXPENDITURE	SP.7110.0415	ATHLETIC FIELDS GROUND REPAIR	50,819.17		OUTSTANDING INVOICE FROM TURF EQUIPMENT \$23,455 FOR 2015 & \$27,364.17 FOR 2016
APPROPRIATE FUND BALANCE	SP.0915	PARK DISTRICT FUND BALANCE	50,819.17		

Councilman Doty moved and Councilman Rand seconded the motion to approve the audits as written and presented. There being no further discussion, the motion was unanimously carried.

**COMMITTEE REPORT -BIODIGESTER**

Councilman Doty – Ron, Are you doing contracts soon for the biodigester?

**TOWN BOARD MEETING**

TUESDAY, APRIL 4, 2017

Attorney Briggs – The Board needs to give Roby the authority to sign the Consulting Services Agreement with Recovery Resource Management.

Supervisor Politi – Do I technically need it? I have been approved at the organizational meeting to sign all contracts and everything under the sun.

Attorney Briggs – That is why we call you Supervisor/King!

**COMMITTEE REPORT -SL YOUTH PROGRAM**

Councilman Doty – We don't have a Director this year. Mac Rand is teaching in Connecticut. Nicole Myatt that was a Councilwoman from Harriestown but isn't on the Board anymore. She was going to take it over but she is back in school for nursing. Mike wants to get together soon but is scrambling for a Director. We really have to get our stuff together in May or the program will be in trouble again.

Councilman Rand – What does the position pay and are you looking for specific qualifications?

Councilman Doty – It depends if the Director also oversees the program also. It could be \$4,000 to \$10,000. We don't even know what councilors are coming back. Harriestown is still going to run the program.

Supervisor Politi – We are fortunate to have Jon Fremante. You need a teacher that has the summer off.

**TOBOGGAN SLIDE**

Supervisor Politi – We had a meeting the other day that was a breeze. There was a breakdown of communication which worked out fine. We were well within budget.

**APPROVE AUDITS AS PER AUDIT #'S**

Supervisor Politi asked for approval of the vouchers.

ACCOUNT	DESCRIPTION	AMOUNT	REFERENCE	ADDITIONAL INFO
A.1410.0444	TOWN CLERK CONTRACTS & AGREEMENTS	360.75	VCHR 170432	AMBERLY ROUNDS ASSIST FOR TAX COLLECTOR WHILE DEP IS OUT
A..2680	INSURANCE RECOVERIES	(360.75)		
		-		
A.1625.415	SL TOWNHOUSE BLDG REPAIR	1,900.00	VCHR 170663 &170747	Jack Rugar -deposits for saranac lake town hall
A.5132.0415	TOWN GARAGE. BLDG REPAIR	1,533.74	VCHR 170654	OVERHEAD DOOR-REPAIR TO DAMAGE FROM LOADER HITTING GARAGE DOOR RELATED TO THE STORM

**TOWN BOARD MEETING**

TUESDAY, APRIL 4, 2017

A.8010.0200	BUILDING DEPT. EQUIPMENT	1,364.06	VCHR 170627 & 170962	NEW COMPUTER AND MONITOR WITH MS OFFICE PROFESSIONAL FOR MIKE & CASE FOR TOWN PROVIDED IPHONE
A.8010.0200	BUILDING DEPT. EQUIPMENT	750.00	QUOTES FROM MASON	REQUEST FOR NEW DESK, CHAIR
A..0912	GENERAL FUND BALANCE	5,547.80		
SP.7110.0415	ATHLETIC FIELDS GROUND REPAIR	50,819.17	OUTSTANDING INVOICE FROM TURF EQUIPMENT \$23,455 FOR 2015 & \$27,364.17 FOR 2016	
SP.0915	PARK DISTRICT FUND BALANCE	50,819.17		

Councilman Doty moved and Councilman Rand seconded the motion to approve the audits as written and presented. There being no further discussion, the motion was unanimously carried.

**ADJOURNMENT**

There being no further business to come before the Town Board, Councilman Favro moved and Councilman Rand seconded the motion to adjourn the meeting at 5:20 pm.

Respectfully Submitted,

Laurie Curtis Dudley  
Town Clerk