

VILLAGE OF PALMYRA
BOARD OF TRUSTEES
September 19, 2022 6:30 PM
REGULAR MEETING

ROLL CALL: Present: Mayor Husk, Trustees Leo, Luke, Perry, Warters and Attorney Williams.

OTHER ATTENDEES: Marty Aman, *Wayne County Water and Sewer Authority (WCWSA)*; Caroline Grasso, *Times of Wayne County*; Lucas Schulla and Richard Sturgill -*Village of Palmyra Fire Department Chiefs*; Ron Hall, *Village of Palmyra Code Enforcement Officer*; Deb Hall, *Finger Lakes Landlords Association*; Steve Austin, Harry Banker, William Colburn, A, Curry, W. Frederick, Mary Gellatly, Frank Graham, Becky Knibbs, Donna McPike, Zac Morehouse, Jonathan Rodman, Deb Rothfuss, Sharon Sweeney, Tracy Vanderwall, Wayne Wright. Several others attended but didn't sign in.

PLEDGE OF ALLEGIANCE

CALL TO ORDER: Mayor Husk called the regular meeting to order at 6:30 pm.

Mayor Husk read the public input rules of the Board Meeting that were printed on the bottom of the agenda which is available to all attendees.

If you are attending a Village Board Meeting and have not signed up to be put on the agenda of the meeting (pursuant to the rules which have been established of 24 hours prior to start of meeting), then you will not be able to express your opinion. If you are on the agenda, you will be given a four-minute floor privilege. As a courtesy to those who attend the Board Meeting, you are requested not to interrupt the meeting, and refrain from conversation that would interfere with those attending being able to hear the Board transact its business. If in fact someone interferes with the meeting or the conversation with other spectators should require a warning and it is ignored, the person will be asked to leave the room. If they refuse to leave, they could be charged with Disorderly Conduct. For public hearings, speaking will be limited to topics on the agenda.

APPROVAL OF MINUTES: Motion was made by Trustee Luke, seconded by Trustee Warters to approve the minutes from August 29, 2022. Vote, 3 ayes. 1 Abstention, Husk. CARRIED.

APPROVAL OF ABSTRACT: Motion was made by Trustee Perry, seconded by Trustee Warters to approve payment of **ABSTRACT 4A** vouchers **23-00231** through **23-00287** for **\$710,850.57** Vote, 3 ayes. CARRIED

REGULAR MEETING

CORRESPONDENCE/ANNOUNCEMENTS/INFORMATION

August Capital Project, Reserve, and Revenue and Expense report given to Board on September 15th.

OLD/NEW BUSINESS:

JOHNATHAN RODMAN NOISE COMPLAINTS- He has concerns regarding a particular garbage disposal service that comes before 6:00am. He has called Village Police on the garbage disposal company when they were there at 4:00am. Mayor Husk will contact the garbage company in regards to Village Code Chapter 127, sections E and F. Mr Rodman also wants to call attention to the Fire Department sirens going off for 15 minutes straight 2-3 times at all hours of the night. He has no problem with the siren going off he just doesn't feel the frequency is necessary. He is also concerned with Jake Brakes

Trustee Warters let him know he is working with Chief Schulla regarding frequency of the siren.

MARTY AMAN REGARDING WWTP- He recapped the information shared at the August 29th Village Board meeting. Since that meeting, the rebids did come in lower though not as low as hoped. As a reminder, real estate development by Macedon will be help distribute cost of the debt for project. He answered the question, "Why has no construction been done?" He said there has been approximately 6 million dollar spent on items including engineering, land acquisition, legal fees, environmental clearances, permits, movement of electrical lines. Mayor Husk interjected that when the Village was looking into doing it on their own it was \$804 per edu in 2014. In 2017, it would've been a 5 million dollar band aid and then 15 million

dollar on upgrades since it's a 60 year old building. More funding options are available doing it together with the other communities.

M. Aman offered a tour for anyone who wants to see the current sewer plant.

Another question brought to M. Aman was why apartments are being considered 1 EDU. All five communities are done the same way. In reference to rental properties, M. Aman said it's not just water usage but it's the impact on the system. WCWSA have seen there is a higher instance of flushable wipes, objectionables, grease, etc. that they don't see from a single-family house.

FINGER LAKES LANDLORDS ASSOCIATION (FLLA) REGARDING WWTP As the WWTP charge is on the tax bill it only gives the landlords a 30-day time frame to pay. D. Hall made the suggestion to bill the landlords incrementally instead of on their taxes. Landlords can't raise the rent quickly enough to recoup the expense for the charges and try to keep people housed. They want to keep lines of communication open with the Village and WCWSA. M. Aman has met with the FLLA already.

AREA LANDLORDS B. Knibbs asked if the 2014-2017 Village only project being looked at was a gravity or pump system? M. Aman said there would've been the gravity system that feeds to the plant now. She asked will new customers be able to tie in? M. Aman said that force main ties ins will be looked at on a case-by-case basis. The growth potential is in each community expanding their gravity system that go to individual pump stations that go into the singular force main. Currently, there is discussion with the Town of Palmyra of the addition of Marquarts Village to WWTP. She expressed disappointment with the cost of WWTP as what she charges for rent isn't competitive as she tries to keep long term tenants since they are part of community.

M. Aman said once debt service is fixed and the project closed out the debt will stay the same. As you add users you are dividing it out to more EDUs and the price per EDU could go down. The project originally had a 53-million-dollar budget and now it's closer to 110 million dollars. The money paid to WCWSA so far is in account for debt service. The WCWSA has been working hard to find additional financing. The sewer plant has been nursed along but can't wait another 5 years to start on the -new one. WCWSA is hopeful if they get the new funding package, they can break ground by spring. M. Aman asked D. Hall to clarify why rents can't be raised when there is a strong demand for housing and D. Hall said there is currently a shortage of housing.

D. Hall explained that you want long term tenants and someone that can pay the rate you are charging without problems. If you raise the rates, the ability to pay is fewer and far between because income level is lower in Wayne County. A two bedroom for \$1100 in Palmyra will get a lot less applicants than elsewhere.

M. Aman said that the rent doesn't have to go to \$1100 maybe \$800-\$900 would be sufficient.

D. Hall asked for secondary meeting to discuss items like this.

Question was posed Is there a way to assign costs for the communities that need the piping coming in and leave our cost the same or lower since we are already here and have mostly gravity fed systems.

M. Aman other communities are paying 75% of the project. I don't think there is a disproportionate benefit for anything paying your fair share. The leverage to get the additional funding is enhanced by the needs of the other communities, Village isn't going to grow in all likelihood, so the other communities have potential to bring new EDUs in.

All five communities have been charging something. Eventually, over the 30 years, each EDU will pay the same amount. Town of Walworth did use some of their sewer reserve fund since they were late in starting to charge. The charges might go up this year. It will partially depend on the new financing announcement. WCWSA is hoping that at end of October they will find out if they get the financing package. That would be the only reason one of the communities would back out.

It was asked why anyone wasn't notified 3 years ago before the charges were on the tax bills.

M. Aman said the WCWSA did a hearing, meetings, a special presentation at the fire hall(300-400 letters sent to DEC), posted at the library, posted village hall, put in the paper and only 3 people showed up. He asked what other mechanism could be used to let people know about them.

T. Vanderwall said any notification could've been on the water bills. And asked to see the letter that went to the residents in 2017 or 2018.

M. Aman said the letter he was referring to was from 2021, when the DEC portion of the village that was designated as an environmental justice area, letters went out to those properties specified. He asked R. Wetherby to send T. Vanderwall the letter. R. Wetherby reminded the attendees it was only sent to those effected by the environmental justice area not all residents. She also said the water postcards have limited area with which to contain any kind of message.

Mayor Husk thanked M. Aman and the landlords for coming. He also reminded them that the Village is a customer of the WCWSA as well.

APPROVAL FOR R. WETHERBY TO APPLY FOR EV CHARGERS GRANT

Motion was made by Trustee Luke, seconded by Trustee Perry. Vote, 4 ayes. CARRIED.

WAYNE COUNTY MULTI-JURISDICTIONAL HAZARD MITIGATION PLAN

Motion to sign plan was made by Trustee Perry, seconded by Trustee Leo. Vote, 3 ayes, Trustee Wartors, abstain (he was out the room temporarily) CARRIED.

TRUSTEE REPORTS

Trustee Leo- No report

Trustee Luke- Movie in the Park was well attended.

Trustee Perry- No report

Trustee Wartors- New fire police candidate Kourtney Stevens pending approval and physical. Motion is made by Trustee Perry, seconded by Trustee Luke. Vote, 4 ayes. CARRIED.

Attorney Williams- Excused at 6:47pm

Mayor Husk- Canaltown Days is this weekend. Requesting the Board to go into executive for personnel and contractual.

EXECUTIVE SESSION: As there were no further regular items to be discussed, a motion was made by Trustee Luke, seconded by Trustee Wartors to go into executive session for discussion of contracts and personnel at 7:30pm Vote, 34 ayes. CARRIED

Mayor Husk declared the return to public session at 8:15pm

COST SHARING: As discussed in Executive Session, a motion was made by Trustee Perry, seconded by Trustee Wartors to sign the cost sharing agreement with the Town of Palmyra and the Palmyra-Macedon Central School. Vote, 4 ayes. CARRIED

ADJOURNMENT: Next meeting will be October 3 at 6:30pm at the Village Hall. Motion was made by Trustee Luke, seconded by Trustee Leo to adjourn at 8:17pm. Vote, 3 ayes. CARRIED.

Respectfully submitted,
Rebecca Wetherby
Clerk Treasurer