SENECA FALLS TOWN BOARD YEAR-END MEETING DECEMBER 28, 2023

The Seneca Falls Town Board held a Year-End Meeting on Thursday, December 28, 2023 in the Town Hall Meeting Room, 130 Ovid Street, Seneca Falls.

Present were Supervisor Michael Ferrara; Councilpersons Dawn Dyson, Kaitlyn Laskoski and Frank Sinicropi. Also present were Patrick Morrell, Attorney for the Town; Joseph Tullo, Chie4f WTTP Operator and Tim Snyder, Police Chief.

Supervisor Ferrara called the Year-End Meeting to order at 12:00 Noon. A roll call was taken, and Councilman Churchill was absent from the Meeting; the Pledge of Allegiance followed.

New Business:

Resolution – Authorize Supervisor to Sign Acceptance Letter - $5 Million WIIA Grant: A motion was made by Frank Sinicropi and seconded by Dawn Dyson to adopt the following resolution:
WHEREAS, the Town of Seneca Falls has applied for and received a NYS Water Infrastructure Improvement Act (WIIA) grant; and
WHEREAS, the WIIA Grant will be used in conjunction with other financing methods for improvements at the Water Treatment Plant, water distribution and adding additional waterline infrastructure.
NOW, THEREFORE, BE IT RESOLVED, the Town Board of Seneca Falls approves for the Town Supervisor to sign the Acceptance Letter for the NYS Water Infrastructure Improvement Act (WIIA) Grant, Project No. 19335.

Mrs. Laskoski asked if this should wait for the new Board. Mr. Ferrara replied this current Board approved the engineering study and approved applying for the WIIA Grant. He said this is time sensitive, and if you don't accept it, they will give it to someone else. He added this Board made all the decisions to get it to this point. Mrs. Laskoski said she was thinking in terms of spending and being fair to the new Members coming on the Board. Brief discussion followed.

Mr. Tullo stated the grant was about improvements to the Water Plant. Also, the line going from River Road to Route 5 & 20 and the line to nowhere. He added that line to nowhere was put on there only to get the Town points to get the grant. Discussion followed relative to the cost of the project. Mr. Morrell stated the bonding is in place for $17 million. The total project cost is $22 million.; if the Town didn't get the WIIA grant, this project wouldn't happen. The breakdown of construction cost is $5.9 million; anything not of the Plant is $1.7 million.

Mr. Ferrara suggested putting this on hold until Mr. Tullo spoke to the Town Engineer.

SFPD – Retirement of Sgt. Angela Anderson: A motion was made by Frank Sinicropi and seconded by Dawn Dyson to regretfully accept the retirement of Angela Anderson from the position of Sergeant with the Seneca Falls Police Department effective December 4, 2023.

Chief Snyder said he would like to thank Sgt. Anderson for her dedication, compassion and professionalism to the Department. Chief Snyder and the members of the Seneca Falls Police Department wish nothing but the best for Sgt. Anderson in her future endeavors and a happy and healthy retirement.
Motion carried 4 ayes, 0 nayes.

Resolution – Sale of 10 Fall Street: Mr. Ferrara read the following Public Notice:
Notice is hereby given that the Town Board of the Town of Seneca Falls, Seneca County, New York, at a special meeting thereof held on December 28, 2023, duly adopted, subject to a permissive referendum, a resolution an abstract of which is as follows:
The Town Board has authorized the Supervisor of the Town of Seneca Falls to enter into an agreement to sell the premises known as 10 Fall Street, Seneca Falls, NY 13148 to Revitacor, LLC for a purchase price of $50,000.00, unless a valid petition is received protesting said resolution and requesting a referendum thereon.
BY ORDER OF THE TOWN BOARD OF THE TOWN OF SENECA FALLS, NEW YORK.

A motion was made to adopt the above Public Notice by Kaitlyn Laskoski and seconded by Frank Sinicropi.

Mr. Ferrara stated we finally found a developer who has worked out a deal with 2 Fall Street. The plan is to tear down both structures and start over with apartments, small restaurant and a gymnasium. Any property the Town owns and wishes to sell requires a permissive referendum – it's just a formality.

Mr. Morrell stated this is the first step in entering into a contract with them. He said they discussed with them dividing off the storage building to retain so that we can continue to store records. Mr. Morrell said their main

thing is to take those two properties and put them together. This is contingent on them securing 2 Fall Street.

Discussion followed relative to retaining the storage building and digitizing files. Chief Snyder stated they have two rooms in the building to secure files that are permanent; also, Juvenile records that are permanent in another room. Mr. Ferrara said there are some records that cannot be digitized. He added in his discussion with Mr. Bonafiglia, there is no need for them to keep it.

The above motion to adopt the Public Notice made by Kaitlyn Laskoski and seconded by frank Sinicropi was carried 4 ayes, 0 nayes

Resolution Relative to Acceptance Letter for $5 Million WIIA Grant: Mr. Tullo said the total cost for that waterline is $430,000, about one-half mile long.

The motion made by Frank Sinicropi and seconded by Dawn Dyson authorizing the Town Supervisor to sign the Acceptance letter for the $5 million WIIA Grant was carried 4 ayes, 0 nayes.

Resolution – Sale of 10 Fall Street: A motion was made by Kaitlyn Laskoski and seconded by Dawn Dyson to adopt the following resolution:
WHEREAS, the Town of Seneca Falls owns property located at 10 Fall Street; and
WHEREAS, 10 Fall Street formerly housed the Seneca Falls Town Offices and the Town has built a new facility for the Town operations; and
WHEREAS, the Town has solicited proposals for the sale of 10 Fall Street; and
WHEREAS, the Town received several proposals in response to this solicitation; and
WHEREAS, one of the proposals received would involve the sale of the property to Bruce Bonafiglia, or a company in which he is a principal, which would place the property back on the tax rolls, create jobs and contribute to the local economy.
NOW, THEREFORE, BE IT RESOLVED, that the Town Board of the town of Seneca Falls hereby accepts the proposal submitted by Revitacor, LLC to sell the 10 Fall Street property to Revitacor, LLC for the purchase price of $50,000; and be it
FURTHER RESOLVED, the Town Board hereby agrees to negotiate the specific terms of the purchase price and sale contract to transfer 10 Fall Street to Revitacor, LLC; and be it
FURTHER RESOLVED, that this resolution is subject to permissive referendum and will take effect 30 days from the date of adoption or after the permissive referendum process is completed.
Motion carried 4 ayes, 0 nayes.

Resolution – Solicit Request for Qualifications for Engineering Services for 2024 Water System Improvement Projects: A motion was made by Frank Sinicropi and seconded by Kaitlyn Laskoski to adopt the following resolution:
WHEREAS, the Town of Seneca Falls applied for and received a NYS Water Infrastructure Improvement Act (WIIA) Grant; and
WHEREAS, the WIIA Grant will be used in conjunction with other financing methods for improvements at the Water Treatment Plant, water distribution and adding additional waterline infrastructure; and
WHEREAS, the Town is required to advertise for engineering qualifications for the Water Treatment Project.
NOW, THEREFORE, BE IT RESOLVED, the Town Board of Seneca Falls approves for the Town Manager to solicit a Request for Qualifications (RFQ) and to advertise the RFQ on the Town's website and New York State Contractor website as soon as possible.

Mr. Ferrara stated this basically is required; the Engineers recommended having the RFQs returned by mid January. He said Mr. Soscia has all the information provided by B & L. A committee will be put together with the Town Supervisor and Mr. Tullo to go over the RFQs. Brief discussion followed.

The above motion made by Frank Sinicropi and seconded by Kaitlyn Laskoski to adopt the above resolution to solicit Request for Qualifications was carried 4 ayes, 0 nayes.

Payment of Bills
A motion was made by Kaitlyn Laskoski and seconded by Dawn Dyson to approve and order paid the following bills:
General Fund - $227,139.15 (abstract #13)
Miscellaneous Fund - $25,187.58 (Abstract #13)
Highway Fund - $45,406.36 (Abstract #13)
Water Fund - $24,200.25 (Abstract #13)
Recreation Fund - $16,347.31 (Abstract #13)
Vince's Park Fund - $1,731.63 (Abstract #13
Sewer Fund - $41,168.86) (Abstract #13)
Motion carried 4 ayes, 0 nayes.

Being there was no further business, a motion was made to adjourn the Meeting by Dawn Dyson and seconded by Kaitlyn Laskoski. Motion carried 4 ayes, o nayes.

Meeting adjourned at 12:40 P.M.

Respectfully submitted,

NICALETTA J. GREER
Town Clerk