

The Town of Fenton Town Board held its regular Work Session on Wednesday, March 28th, 2018, at 6:00 PM, at the Fenton Town Hall, 44 Park Street, Port Crane, New York.

PRESENT:

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| Town Board Members | Gary Holcomb, Deputy Supervisor Michael Husar, Councilman Thomas Moss, Councilman Richard Pray, Councilman |
| Town Attorney | Albert Millus, Jr. (arrived at 6:20 PM) |
| Highway Superintendent | Randy Ritter |
| Town Clerk | Melodie Bowersox |
| Administrative Asst./Bookkeeper | Susan Crosier |

ABSENT: Town Board Member David Hamlin, Supervisor

OTHERS PRESENT: Planning Board Chairman John Eldred, Zoning Board Member Cindy Cook, 9 members of the General Public

Review Abstract #3, 2018 of March, 2018

- Moody bills – Mr. Pray asked Bookkeeper Sue Crosier if any other bills had been received from Moody. Sue said no more have been received since the last one several months ago.
- General Fund: Bryant Heating & A/C Inc. - 9692/Crime Lab - New B&G Pump - Voucher #131 - \$2,419.00 – Mr. Moss asked about this voucher; Sue showed Mr. Moss the invoice. Mr. Holcomb said this is a circulating pump for the Crime Lab.
- After a review of the Abstract, **Mr. Pray moved to approve payment of the bills for Abstract #3, 2018**, seconded by Mr. Husar. **Motion carried.**

VOTE: Ayes 4 Holcomb, Husar, Moss, Pray
Nays 0
Absent 1 Hamlin

Residents' Time

- **Nowlan Road** – Resident Debra Wilson voiced her concern about a dangerous curve on Nowlan Road just past Crocker Hill Road where she and her husband saw a large tractor trailer that came around the curve, overcompensated, and went across the yellow lines. They saw the tractor trailer back into Square Deal and contacted the company, explaining that the driver was driving too fast despite the warning signs of the curve and of a bus stop in that area. Mr. Pray asked what response was received from Square Deal. The woman on the phone said she would pass the information on to the one in charge. Mr. Husar said he will call the Sheriff's Office to take a look at that area. Debra said there is also a littering problem on Nowlan Road.

Residents' Time closed at 6:19 PM

Town Hall Generator – Mr. Moss reported that everyone is poised to get going on the integration of the Town Hall Generator. It is currently unhitched. Highway Superintendent Randy Ritter is available to begin work on it; Mike Pipher with LeChase is on vacation but Mr. Moss will notify his manager tomorrow that the Town is ready to install it.

Planning Board – Two new Planning Board Members were appointed by the Town Board: Mike Pipher and Maureen Singer.

Broome County Towns and Village Meeting with County Executive – Every quarter the Supervisors from the Towns meet with the County Executive and his staff. There were two main topics of this recent meeting. One was the certification and registration of contractors throughout the County which was presented by the President of the Southern Tier Home Builders and Remodelers Association. Although it was a controversial topic amongst some of the Towns, there were some positive aspects of the discussion. Another topic was a mandated change in the State affecting the Court System in that during an arraignment, the person must have a Defense Attorney present. This will involve centralizing the arraignments at the Broome County Jail to make that available.

Resolution #2018-06 – Proclamation for Fair Housing Month – Mr. Holcomb made a motion to adopt Resolution #2018-06:

WHEREAS, in accordance with the Title VIII Fair Housing Policy of the Civil Rights Act of 1968 and the Fair Housing Amendments Act of 1988 and,

WHEREAS, the month of April 2018 has been designated by the U.S. Department of Housing and Urban Development's Office of Fair Housing and Equal Opportunity as Fair Housing Month,

NOW, THEREFORE, BE IT RESOLVED, that the Town Board of the Town of Fenton hereby declares and proclaims April as Fair Housing Month in the Town.

Seconded by Mr. Moss. **Motion carried.**

ROLL CALL VOTE:

Councilman Mr. Holcomb aye

Councilman Mr. Husar aye

Councilman Mr. Moss aye

Councilman Mr. Pray aye

Supervisor Mr. Hamlin absent

Mr. Holcomb noted that the Town has participated in the CDBG (Community Development Block Grant) and has done 16-17 homes in the Town with the \$500,000.00 Grant. In order to participate in the CDBG, the Town must pass certain Resolutions and this Resolution is one of them.

DLA – There have been several discussions about establishing a new zone for the DLA property in Hillcrest. Resident Steve Anderson provided information to the Town Board on an Economic Development Zone idea. Atty. Millus has reviewed that information and has also provided information on Special Use Permits. The consensus seems to be amongst Town Board Members that whatever is decided, they would like to be able to control the activity in that

area. Atty. Millus commented that the Special Permit procedure has never been used in the Town before but it is similar to Site Plan Review and it gives the Town more control over the use and deciding whether the use is compatible with the neighborhood. Conditions may be put on the use as well. Basically the use is subject to a Special Permit procedure and any Board in the Town, including the Town Board, is designated to issue the Special Permit. Atty. Millus' suggestion was to come up with allowed uses in a new District, make them subject to the Special Permit procedure, and have the Town Board be the Board to issue the permit. The Economic Development Zone document did have some proposed uses and the email that Mr. Pray sent out also had some proposed uses. The DLA Committee Chairman Mary Jo Bowie asked for a copy of the documents Atty. Millus was referring to. Atty. Millus is willing to draft a Local Law pertinent to this matter and offered apologies to Lee Hartman of Carrier Services Group because of the Town's delay in making a decision on the issue. Mr. Moss asked Mary Jo if any concerns or suggestions could be relayed from the Committee to the Town Board at this point in time. She said that they have taken the concerns that they have expressed to them such as sound, odor, noise, and traffic into consideration and they are having a meeting tomorrow to discuss these in greater detail. There was further discussion concerning the DLA situation between the Town Board and several Residents that included the rezoning of the property and access to the area via roads and/or the railroad. Atty. Millus plans to speak to Cheryl Sacco, Chenango Valley School Attorney Representative, to find out the status of the easement going into the DLA property.

NG Advantage – Atty. Millus said that it looks as though the NG Advantage project is behind us now. From what we can tell, they are not going to pursue their application and the last Atty. Millus heard, they wanted their application fee refunded.

Clean-Up Day – Randy Ritter thanked Lee Hartman for allowing the Town to use his property for the Clean-Up Day on Saturday, May 12th, 2018, from 7 AM – 7 PM. There is no specific Wood Day this year. Mr. Moss noted that there is a Hillcrest Community Garage Sale the same day.

Yard Waste Pick-Up – The Town Yard Waste Pick-Up by the Highway Department will begin the second week in April. This information will be in the Town Newsletter which is expected to be in the mail April 13th, 2018.

1001 Chenango Street – Atty. Millus gave an update on 1001 Chenango Street. He spoke to the law firm and they claim the building will be demolished in the next 30 to 60 days.

263 Porter Hollow Road – The owner received another charge and is expected to be arraigned on it in the next week or two. The Public Defender would like to meet with Atty. Millus and Zoning Enforcement Officer John Broughton at the property location at the property owner's request. Mr. Holcomb said that he drove by the site and it was slightly cleaned up.

At 6:55 PM, Mr. Pray made a motion to adjourn the meeting, seconded by Mr. Moss.
Motion carried.

Melodie A. Bowersox, Town Clerk