



Town of Chenango

Minutes

Special Meeting

5:00 PM - Monday, December 2, 2024

Town Office Building

The Special Meeting of the Town of Chenango was called to order on Monday, December 2, 2024, at 5:00 PM, in the Town Office Building, with the following members present:

Present: Councilperson Jim DiMascio
Councilperson Dave Johnson
Councilperson Kevin Worden
Supervisor Mike Lumsden

Absent: Councilperson Gene Hulbert Jr

Also Present: Nate VanWhy, Town Attorney
Derin Kraack, Highway Superintendent
Greg Burden, Public Works Superintendent
Alex Urda, Town Engineer
Laurie Eldridge, Bookkeeper
Joy Kasmarcik, Highway Secretary
Dawn Blair, Town Clerk

CALL TO ORDER / PLEDGE OF ALLEGIANCE

ROLL CALL

The Clerk took the roll call. Councilperson Gene Hulbert Jr was absent.

COMMUNICATIONS

There were no communications.

OPEN FORUM

Joy Kasmarcik, Highway Secretary, asked to be assured that the Hazard Mitigation Plan, which is on the Future Topics List for the December 11, 2024 meeting, be discussed. She also asked that the Wallace Road project for road stream debris be on the December 11 agenda in order to be able to begin the project during the February 2025 construction season.

A resident inquired whether a storage unit facility was being built on Prescott Road.

A resident asked when comments were allowed tonight on the sewer project.

OLD BUSINESS

Bids for ARPA Funds

[arpa uses](#)

[Proposal - Ceiling Fans deikow](#)

[Proposal - Parking lot lights - 2024 deikow](#)

[Proposal - Office Lighting - 2024 deikow](#)

[MAT24-374E - TOWN OF CHENANGO LED REPLACEMENT & FAN INSTALL - MATCO ELECTRIC PROPOSAL matco](#)

[E100 - GARAGE FAN LOCATIONS matco](#)

[LED Lighting Upgrade Proposal blanding](#)

[NY State Contract carpet](#)

[Town Of Chenango - carpet](#)

[Town Of Chenango -Supervisors Office carpet](#)

[Town Of Chenango -Supervisors Storage Room carpet](#)

[Town Of Chenango -Assessors Office carpet](#)

[Town Of Chenango -Highway Department carpet](#)

[Town Of Chenango first floor carpet](#)

[ARPA Presentation SM Nov 1 2024](#)

ARPA Funds Discussion

The employees included in the proposal who would receive a stipend from ARPA funds were reviewed and agreed on. Elected officials will not receive a stipend. In addition, the following projects were agreed on for use of ARPA funds.

- Carpet replacement in various locations
- LED lighting in Town Hall and parking lot and fans in Highway Garage
- Purchase of skid steer and trailer for Highway

Any remaining ARPA money will be divided between the three fire departments servicing the Town in a ratio to what they are given in the budget.

[PROPOSED USE OF ARPA FUNDS 11-22-2024](#)

[FINAL DECISION ON ARPA FUNDS-STIPENDS](#)

The motion was made to authorize retention stipends at a total of \$147,500.00 to full-time, part-time and union employees as outlined in the proposed uses of ARPA funds. \$147,500

Motion made by Councilperson Jim DiMascio, Seconded by Councilperson Dave Johnson

Ayes: Councilperson Jim DiMascio, Councilperson Dave Johnson, Councilperson Kevin Worden, and Supervisor Mike Lumsden
Nays: None
Abstained: None
Carried: 4-0

PUBLIC HEARING - 5:00 PM

Supervisor Lumsden opened the Public Hearing for the sewer debt assessment.

Attorney VanWhy explained that tonight's Public Hearing is regarding the \$40 million sewer project. The project has been bonded with a 30-year bond and the first year must be paid in

2025. The amount to be paid is based on EDUs (Equivalent Dwelling Units) which are calculated using a formula method found in the Town of Chenango Town Code and is used for each of the properties, both residential and commercial, that are benefiting from the sewer district. All of the property assessments are available tonight so that anyone can see what amount will be added to their January tax bill. The purpose of the Public Hearing is to explain the project and provide individual assessment amounts if asked. At the end of the Public Hearing the Board will discuss and decide whether to approve the sewer debt assessment. One EDU is valued at \$226.39. Single family residences with more than 80 feet of road frontage will be charged up to a maximum of 1.25 EDUs. EDUs will be recalculated annually.

A resident asked if anything would cause the Board to change the EDUs that have been calculated but it would only be the result of an error on a single property. When asked why the amount of water used is not part of the calculation, it was explained that not every property that is part of the sewer system uses Town water, but does benefit from the sewer treatment plant. The decision was made in the early 90s and it became part of the Town Code. Two residents at the meeting are in the Town of Chenango but pay the Town of Dickinson for their water/sewer. They were sent postcards accidentally and were not included in the calculations. A resident on White Street with a double lot asked to have her calculation reviewed. It was found to be correct at 1.15. She also has an empty lot that is being assessed. It does have to be paid because the benefit of using the sewer system is there since it goes in front of the property and can be accessed when needed. A resident asked about his property in Chenango Heights. Because he does not have water, he is correctly charged with the sewer debt assessment. His property is an example of why water usage cannot be part of the calculations. A resident asked why Chenango Heights is not being charged to tie into the new treatment plant. Her understanding was that they were to be charged for that cost as well as their fair share of the sewer treatment plant debt. She does not see that in the 2025 budget. She also stated that money has been raised toward paying for the project over the last couple of years, at least \$100,000, and she doesn't see it being applied. The correct amount collected is \$45,080 because nothing shows as collected for 2023. The Board will confirm this and if there was money raised it can be applied in 2026. A resident asked what the status is of the pipeline being put in from Chenango Heights. It won't be connected until early 2026. A resident asked for the reason for the capital project. It was demanded by the DEC and EPA because of failure to comply with the Clean Water Act. In addition, the plants were getting old and inefficient. A resident asked about the odor in the area. It is from the compost that is created.

Supervisor Lumsden reopened the Public Hearing at 6:20 for citizens who arrived late thinking the Public Hearing was at 6:00.

A resident asked for the amount of assessment for sewer debt on his property. There were no other questions.

Supervisor Lumsden closed the Public Hearing.

NEW BUSINESS

No New Business

DEPARTMENT REPORTS / SUPERVISOR REPORT / ATTORNEY REPORT

No Department Reports

RESOLUTIONS

Resolution Approving Sewer Debt Assessment Rolls
[Resolution approving sewer debt assessment rolls](#)

The motion was made to approve the sewer debt assessment roll as presented.

Motion made by Councilperson Jim DiMascio, Seconded by Councilperson Kevin Worden

Ayes: Councilperson Jim DiMascio, Councilperson Dave Johnson,
Councilperson Kevin Worden, and Supervisor Mike Lumsden
Nays: None
Abstained: None
Carried: 4-0

Resolution Awarding Water Main Project
[Resolution awarding water project to Vacri](#)
[Email from Urda 11.26](#)
[Griffiths Letter](#)

The motion was made to award the water project to Vacri Construction Corporation in the amount of \$157,000.

Motion made by Councilperson Kevin Worden, Seconded by Councilperson Dave Johnson

Ayes: Councilperson Jim DiMascio, Councilperson Dave Johnson,
Councilperson Kevin Worden, and Supervisor Mike Lumsden
Nays: None
Abstained: None
Carried: 4-0

FUTURE BOARD TOPICS

No Future Topics

OPEN FORUM

A resident asked if there was any more discussion on the solar project proposed on River Road. There has been no further discussion.

A resident asked if there has been any progress finding an assessor. No one has applied yet.

ADJOURNMENT

There being no further items for discussion, motion to adjourn the meeting.

Motion made by Councilperson Jim DiMascio, Seconded by Councilperson Kevin Worden
Carried

Respectfully submitted,

Dawn Blair, Town Clerk
Town of Chenango