

Regular Meeting
July 2, 2008

The regular meeting of the Town Board of the Town of Homer held in the board room of the Town Hall Building on Wednesday, July 2, 2008, was called to order by Supervisor Frederick J. Forbes at 7:00 p.m.

PRESENT

Frederick J. Forbes, Supervisor
Barry E. Warren, Councilman
Dan A. Weddle, Councilman
Kevin M. Williams, Councilman
Brian D. Young, Councilman
Patrick M. Snyder, Attorney for the Town
Anita W. Jebbett, Town Clerk

OTHERS PRESENT

Gareth McDonald, TCI Renewables
Rory Cantwell, TCI Renewables
Shaun Sweeney, Cortlandville Grange
Dan Gustafson, Chairman, Town of Homer Zoning Review Committee
Christine Laubenstein, reporter, Cortland Standard

Supervisor Forbes led those present in the pledge of allegiance.

MINUTES

The minutes of the June 4th regular meeting were approved as presented on motion by Councilman Warren, seconded by Councilman Weddle and carried unanimously.

MONTHLY REPORTS

Presented for audit by the Board were:

1. Town Clerk's monthly report of all receipts and disbursements for June.
2. Dog Control Officer's report of all activities for the month of June.
3. Report of all building permits issued for June.
4. Report by Supervisor of expenditures on the Town Hall Addition &

Alterations Project to date.

BILLS TO BE PAID

General bills were approved as audited on motion by Councilman Warren, seconded by Councilman Weddle and carried unanimously: **RESOLVED: that General vouchers #191 through #221 totaling \$65,773.90 be approved for payment.**

Highway bills were approved as audited on motion by Councilman Young, seconded by Councilman Williams and carried unanimously: **RESOLVED: that Highway vouchers #106 through #120 totaling \$82,913.76 be approved for payment.**

NEW BUSINESS

On motion by Supervisor Forbes, seconded by Councilman Warren and carried unanimously: **RESOLVED: that Town Supervisor Frederick J. Forbes be appointed as the Point of Contact or POC for all communications regarding the National Incident Management System (NIMS) for his current term of office through 2011.**

Forbes explained that it was necessary to pass a new resolution regarding applying for a NYS grant to develop an Agricultural and Farmland Protection Plan

because the State does not allow more than two towns to apply together. The new resolution will involve just the Town of Homer and the Town of Scott and Preble will have to apply on their own.

On motion by Councilman Warren, seconded by Councilman Young and carried unanimously: **RESOLVED: WHEREAS, it is a policy of the Towns of Homer and Scott that prime farm land should be protected; and**

WHEREAS, prime farm land is an essential resource that provides not only food and agricultural products but also environmental benefits; and

WHEREAS, prime farm land does not follow municipal boundaries; and

WHEREAS, the Towns of Homer and Scott wish to coordinate their efforts to preserve and protect those important prime farm lands which they share; and

WHEREAS, the New York State Department of Agriculture and Markets is encouraging municipal cooperation and is making grant funds available in amounts up to \$50,000.00 for joint farm land preservation studies and preservation:

NOW, THEREFORE, IT IS HEREBY RESOLVED as follows:

- 1. The Town Board of the Town of Homer hereby agrees to work with the Town of Scott in an effort to preserve prime farm lands.**
- 2. The Town Board of the Town of Homer hereby agrees that it will be a co-applicant with the above mentioned town and will jointly apply to the Department of Agriculture and Markets for a grant of \$50,000.00.**
- 3. If a grant is awarded, the above mentioned towns will participate jointly as partners and will share the costs of participating in such studies, and the Town Board hereby authorizes a contribution in return for such a \$50,000.00 grant, up to a maximum of \$3334.00.**

PROPOSED CROWN CITY WIND FARM

Gareth McDonald and Rory Cantwell from TCI Renewables Corp. were in attendance to give a PowerPoint presentation on the wind farm that their company is proposing for the Towns of Homer, Cortlandville, Solon and Truxton near the Cortland County Landfill. McDonald gave a summary of the company which is based in Ireland and Montreal, Canada, and about the use of wind energy in New York State.

McDonald presented a map of the area to be involved in the proposed wind farm and how they are proposing to build it. He said that the preliminary plan is for 45 turbines of which 3 will be in Homer, north of the Parks Road and east of Shippey Road, where they are less than a mile from the power grid. The wind speed there averages between 14.5 and 15.7 mph. He asked if the Town would like to be the lead agency for the project, but in response to a question said that the County may wish to be the lead agency, particularly if they locate some turbines at the County Landfill.

Attorney Pat Snyder requested a paper copy of their presentation. The Board members thanked them for the presentation. McDonald said that they would be holding public meetings in Truxton and McGraw in August.

NEW BUSINESS, CONTINUED

Supervisor Forbes said that he had been approached by Gordon Wheelock of the Homer Fire Department about providing outdoor lighting for the Community Building which will be the location for all the voting in the Town of Homer this fall. Councilman Warren suggested that the Town also approach the Village about installing outdoor lighting.

Attorney Snyder said that Verizon had brought a challenge to the Town's assessment of their property, but that after working with Assessor Nedra Griswold it now has been reasonably settled.

Supervisor Forbes reminded Councilmen Williams and Young that they need to schedule an audit of the Homer Town Court in the near future.

At 8:00 p.m. the regular meeting was temporarily adjourned so that a public hearing could be held, on motion by Councilman Williams, seconded by Councilman Young and carried unanimously.

Public Hearing
July 2, 2008

A public hearing of the Town Board of the Town of Homer on the proposed revised zoning law held in the board room of the Town Hall Building was called to order by Supervisor Frederick J. Forbes at 8:01 p.m.

PRESENT

Frederick J. Forbes, Supervisor
Barry E. Warren, Councilman
Dan A. Weddle, Councilman
Kevin M. Williams, Councilman
Brian D. Young, Councilman
Patrick M. Snyder, Attorney for the Town
John R. Phelps, Highway Superintendent
Anita W. Jebbett, Town Clerk

OTHERS PRESENT

Dan Gustafson, Chairman, Town of Homer Zoning Review Committee
Shaun Sweeney, Cortlandville Grange
John Daniels, Code Enforcement Officer
Christine Laubenstein, reporter, Cortland Standard

Supervisor Forbes thanked Chairman Gustafson for attending and, on behalf of the Town Board, for all his work on the proposed zoning changes and all the countless hours he put into forming the document over the past three years. Gustafson said that he was present to answer any questions.

Attorney Snyder said that he recommended that proposed zoning law be sent to the Cortland County Planning Board for their review prior to its adoption by the Town Board.

There were no questions or comments.

The public hearing was closed at 8:07 p.m.

Anita W. Jebbett
Town Clerk

Regular Meeting
July 2, 2008

The regular meeting was re-convened in the board room of the Town Hall Building by Supervisor Forbes at 8:08 p.m.

PRESENT

Frederick J. Forbes, Supervisor
Barry E. Warren, Councilman
Dan A. Weddle, Councilman
Kevin M. Williams, Councilman
Brian D. Young, Councilman
Patrick M. Snyder, Attorney for the Town
John R. Phelps, Highway Superintendent
Anita W. Jebbett, Town Clerk

OTHERS PRESENT

Shaun Sweeney, Cortlandville Grange
Christine Laubenstein, reporter, Cortland Standard

NEW BUSINESS, CONTINUED

Shaun Sweeney of the Cortlandville Grange was present to let the Board know that he was pleased with how having the Town Justice offices and court at their facility had worked out. The offices were temporarily located there while the Town Hall was being renovated until July 1st when they moved back to their new offices in the Town Hall. Sweeney apologized for one of the Grange members who had complained about the Court's use of heat over the winter. Sweeney did say that it took more to heat the Grange building than they had anticipated. He thanked Highway Superintendent Phelps for keeping the building plowed out. Sweeney also said that the Grange would welcome any donations.

The Town Board thanked him for the use of the Grange building.

Abandonment of a portion of Town Line Road – Supervisor Forbes read a letter from Donald Chamber, Cortland County Highway Superintendent in which he requests that the Town abandon the southernmost section of Town Line Road to allow for the expansion of the Landfill and the installation of a new gate.

Superintendent John Phelps said that the Town will no longer have to plow that section of the road, but will still be putting up a sand/salt combination for the County to use inside the Landfill.

On motion by Supervisor Forbes, seconded by Councilman Young and carried unanimously: **RESOLVED: that the Town of Homer start the process of abandoning the section of Town Line Road as described by the County in order for the County to expand the Landfill.**

Attorney Snyder said that he will look into what may be involved in abandoning the road and whether or not a public hearing must be held.

Deputy Town Clerk Barb Crandall's sick leave – Town Board members agreed with Supervisor Forbes that they would formally stop paying Deputy Clerk Crandall as of July 1st. She is out after having injured her elbow and left arm in a fall. Forbes said that Crandall has no plans to retire and authorized the Town Clerk to seek part-time help for the interim.

On motion by Supervisor Forbes, seconded by Councilman Weddle and carried unanimously: **RESOLVED: that the Town keep open the position of Deputy Town Clerk for Barb Crandall until such time as doctors determine she is able to return, and that the Town Clerk be authorized to hire part-time hourly help with no benefits in the meantime.**

TOWN HALL ADDITION & ALTERATIONS PROJECT

Councilman Williams said that he had checked with PACS Security about monitoring the fire alarm system for the newly renovated part of the building and they had offered to monitor for \$350 per year. Clerk Jebbett said that the company that installed the alarm system, Syracuse Time & Alarm, offered to monitor it for \$360 per year. Board members agreed to hire PACS Security because it is a local business and it had the lower price.

On motion by Councilman Warren, seconded by Councilman Young and carried unanimously: **RESOLVED: that the Town Board approves the estimate from PACS Security, Cortland, for monitoring the alarm system in the renovated court rooms and entrance addition for \$350 per year plus a set-up fee of \$105.00.**

Williams also said that they are waiting for the elevator people to get the phone working in the elevator. John Daniels will need to issue a Certificate of Occupancy when all is complete. Williams was also going to check on the fire alarm system for the rest of the building.

Supervisor Forbes thanked Williams for all his hard work on the computers, and on the phone and alarm systems.

Forbes asked Councilman Warren and Town Clerk Jebbett to look into purchasing bulletin boards for the Justice Court and buying special molding for the hanging of pictures, etc.

On motion by Councilman Warren, seconded by Councilman Williams and carried unanimously: **RESOLVED: that the Town Board hereby approves of three change orders requested by Jon Carnes of Crawford & Stearns: the dummy door for the Court Room (\$799), the painting and linoleum for the Senior Center (\$1,477), and extra work by Nelcorp including improving the lights in the Senior Center and adding an outdoor light (\$2,652.26).**

HIGHWAY SUPERINTENDENT

Superintendent Phelps reported that he had worked on the following over the last month: moved the Court back into the Town Hall; graveled and rolled the entrance to the Court as a temporary entrance; surfaced the Briar Wood subdivision using CHIPS funds; replaced every culvert on Sweeney Road; helped the Village pave Fulton Street and arranged to purchase the grindings from them for future use; currently checking into reason for an increase in the inland marine policy through Reagan Agency; and sent a letter to Lisa Von Holt on Dillon Road regarding the speed limit (or lack thereof).

ATTORNEY FOR THE TOWN

Attorney Snyder said that the Federal Government has proposed revised floodplain maps that will affect areas along both branches of the Tioughnioga River. Although they affect the City of Cortland more, they should be made available to residents in the Town for their review. It will be cheaper for residents to obtain flood insurance now rather than wait until the Federal Government mandates it.

Snyder explained that New Hope View Farm has applied for an aquifer permit to build a heifer barn. This has caused the Planning Board to look at the regulations that were to be applied to DDI when they first built the farm several years ago. He said that he and Dick Crane, Planning Board Chairman, met with Bill Head of New Hope View Farm and reviewed the regulations. No decision on the aquifer permit was made by the Planning Board which will meet again to discuss the matter on July 23rd.

New Town Hall Parking Area - Attorney Snyder presented a tentative plan for the layout of the new parking area at the Town Hall on the north side of the building that he has worked on in coordination with Councilman Barry Warren. They explained the tentative layout which will require storm sewers and a curb cut onto North Main Street. There was much discussion.

Highway Superintendent Phelps said that he felt uncomfortable doing the work as it appears to be much more involved than the Highway Department is used to dealing with.

On motion by Supervisor Forbes, seconded by Councilman Young and carried unanimously: **RESOLVED: that the Town of Homer apply to the NYS Department of Transportation for a curb cut with the measurements as proposed on North Main Street, north of the Town Hall Building.**

There will be a special meeting of the Town Board on Tuesday, July 15th, to further discuss the proposed parking lot on the former Thomas property north of the Town Hall Building.

There was also some discussion of what type of wagon was needed by the Town Historian for a float for the Cortland County Bicentennial Parade. Town Clerk Jebbett agreed to find out.

The meeting was adjourned at 10:30 p.m.

Anita W. Jebbett
Town Clerk