

**TOWN OF BINGHAMTON**  
**TOWN BOARD WORK SESSION**  
**June 1, 2021**

- Page 2      Approval of Audited Claims
- Page 3      Recognition of Minutes  
Communications and Announcements  
Officials and Committee Reports  
    Planning Board  
    Zoning Board of Appeals  
    Youth Commission  
    Code Enforcement/Buildings & Grounds  
    Highway Department  
    TOB Volunteer Fire Co.  
    Supervisor
- Page 4      Unfinished Business  
    Code Enforcement – Junk Vehicles – Update  
    Buildings & Grounds – Carpet – Proposals – Bid Award  
    Code Enforcement – 14 Holmes Place, 487 Morgan Road & 1978  
    Montrose Ave. – Set Public Hearings  
    Highway – Water Tank Replacement – Update  
    TOB Parkland Alienation to TOB Volunteer Fire Co. - Update
- Page 5      New Business

**MINUTES OF THE WORK SESSION OF THE TOWN OF BINGHAMTON TOWN BOARD HELD ON TUESDAY, JUNE 1, 2021, 5:30 P.M., TOWN OF BINGHAMTON TOWN HALL, 279 PARK AVENUE, BINGHAMTON, NEW YORK.**

The meeting was called to order by Supervisor Rounds at 5:32 p.m.

**ROLL CALL:**

E. Rounds, Supervisor	Present	M. Leighton, Councilperson	Present
M. Donahue, Deputy Supervisor	Present	M. Bensley, Councilperson	Present
D. Nye, Councilperson	Present		

**OTHERS PRESENT:**

V. Conklin, Town Clerk	R. Rolston, Highway Superintendent
R. Pope, Deputy Town Attorney	1 Guest
N. Pappas, Code Enforcement Officer/Buildings & Grounds	

Supervisor Rounds made the following statement: A motion may be made to go into an executive session to discuss a legal matter and/or a personnel matter regarding a particular employee after the meeting is convened.

**APPROVAL OF AUDITED CLAIMS:**

Councilperson Donahue made the motion to adopt a Resolution to approve the following claims as audited:

<u>2021</u>		
Lighting	Claim No. 422	\$ 604.32
Sewer	Claim No. 423	\$ 267.41
Water	Claim No. 423-428	\$ 4,573.64
Highway	Claim No. 429-447	\$ 10,600.91
General	Claim No. 448-474	\$ 25,931.61

The motion was duly seconded by Councilperson Nye. All those present voted in favor of the motion, except Councilperson Leighton, who abstained as he did not review the audited claims. Motion carried. A roll call vote resulted in the following:

Ayes: Rounds, Donahue, Nye, Bensley                      Absent: None

Abstained: Leighton

Nays: None

Declared adopted.

(Resolution Appended)

There was discussion concerning 16 metal poles in the College Park Lighting District as the Town has been paying over \$330 a month since the 1970s for the poles. Supervisor Rounds has been in contact with NYSEG regarding this matter, and will follow up again with NYSEG on Thursday.

### **RECOGNITION OF MINUTES:**

There were no changes/corrections made to the May 18, 2021 regular Town Board meeting minutes and the May 24, 2021 Special meeting minutes.

### **COMMUNICATIONS AND ANNOUNCEMENTS:**

Fourth of July Holiday – TOB Municipal Buildings Closed - Monday, July 5, 2021 in Observance of Fourth of July Holiday

### **OFFICIALS AND COMMITTEE REPORTS:**

Planning Board – The next regularly scheduled quarterly joint meeting with the ZBA will be held on Monday, July 12, 2021 at 6:30 p.m. at the TOB Town Hall.

Zoning Board of Appeals – The next regularly scheduled quarterly joint meeting with the Planning Board will be held on Monday, July 12, 2021 at 6:30 p.m. at the TOB Town Hall.

Youth Commission – The regularly scheduled meeting was held on May 20, 2021. Everything is going smooth; the fields are good; everyone was having fun; there was enough equipment for everyone, and there are a bunch of playoffs which will begin soon. Teams are being put together for tournament play through the summer, and maybe into the fall. The football season was also discussed at the meeting. There was discussion regarding the concession stand. The next regularly scheduled meeting will be held on Thursday, June 17, 2021 at 6:00 p.m. at the TOB Town Hall.

Code Enforcement/Buildings & Grounds – 14 Holmes Place, 487 Morgan Road & 1978 Montrose Ave. – Set Public Hearings – The owners of these properties have been sent letters asking them to attend the July 6, 2021 Work Session in person or via Zoom to discuss the plans of what they are intending to do with their property. The owners of 14 Holmes Place had attended a prior Town Board meeting, but to date have not fulfilled the obligations they agreed to fulfill such as purchasing a building permit, septic approval, etc. The owners of 487 Morgan Road and 1978 Montrose Ave. have not attended a Town Board regarding their property. A total of seven dumpsters, and four loads of tires were taken to the BC Landfill as a result of Clean Up Days. 330 Park Ave. has been mowed, but is not in the foreclosure process yet. The property will come up for auction sometime next year as Mr. Pappas believes that it is not yet owned by the County. 658 Park Ave. will be demolished by Gorick Construction. Mr. Pappas and Mr. Soboleski will be attending classes Wednesday and Thursday of this week. Buildings and Grounds has a 2017 front end Kubota mower with issues with the ECU valve for the past couple

of years. The cost of a new ECU valve is approximately \$2,500. Mr. Pappas asked if the Board would like the mower to be fixed and sold, or sold as is on Auctions International. Fixed, the mower may be sold for around \$9,000 to \$10,000. The Town purchased the mower for \$18,000. There was discussion. A motion was made by Councilperson Leighton to adopt a Resolution to declare the 2017 Kubota front end mower and two old field groomers as surplus, and authorizes the sale of this equipment in as-in condition on Auctions International, and the motion was duly seconded by Councilperson Bensley. All those present voted in favor of the motion. Motion carried. A roll call vote resulted in the following:

Ayes: Rounds, Donahue, Nye, Bensley, Leighton

Absent: None

Nays: None

Declared adopted.

(Resolution Appended)

Highway Department – Mowing is taking place; some driveway pipes have been replaced; St. Clair is ready to pave; cleaning ditches, and every day routine things. Water Tank Replacement – Update – David Chase, Principal Associate from Clark Patterson Lee, was present to give a presentation regarding the water tank replacement in Orchard Park. The cost for the replacement of the water tank will be approximately \$939,000, and should be completed by late spring/early summer of 2022. The project consists of the demolition of the two existing water storage tanks, constructing a new 340,000-gallon glass fused to steel ground storage water tank, with miscellaneous improvements at the tank site, and pressure reducing valve replacements at the vaults along Felters Road. Questions were asked and answered. There was discussion. A motion was made by Councilperson Donahue to adopt a Resolution to approve the Clark Patterson Lee Architecture, Engineering & Planning proposal for engineering services not to exceed \$120,000 for the Orchard Park Water Storage Replacement, and amended as being subject to the Town confirming ownership of the 137 Powers Road property on which one tank is located, and the motion was duly seconded by Councilperson Nye. All those present voted in favor of the motion. Motion carried. A roll call vote resulted in the following:

Ayes: Rounds, Donahue, Nye, Bensley, Leighton

Absent: None

Nays: None

Declared adopted.

(Resolution Appended)

TOB Volunteer Fire Co. – Supervisor Rounds reported that she has been in contact with the Community Fund regarding grants for emergency services (TOB Volunteer Fire Co.). Mr. Allen will be writing a letter of intent, which has to be submitted by August 13, 2021. The grant deadline is September 20, 2021. The grant maximum is \$20,000. The Town and TOB Volunteer



Fire Co. will be discussing a more expansive proposed 2022 budget for the TOB Volunteer Fire Co.

Supervisor – There was no report.

### **UNFINISHED BUSINESS:**

Code Enforcement – Junk Vehicles – Update – Chapter 240 – R-1 – Schedule of Zoning Regulations needs to conform with the local law. Item #3 will be changed to read: “Travel trailer, unoccupied, but currently registered and inspected.” Item #4 will be changed to read: “No unregistered or uninspected vehicles are permitted except in a fully enclosed garage or barn or similar authorized building.” A motion was made by Councilperson Bensley to adopt a Resolution to set a Public Hearing for Tuesday, July 20, 2021 at 7:01 p.m. to obtain input for the proposed changes to Chapter 240 – R-1 District Schedule of Zoning Regulations for Accessory Permitted Uses, and the motion was duly seconded by Councilperson Donahue. All those present voted in favor of the motion. Motion carried. A roll call vote resulted in the following:

Ayes: Rounds, Donahue, Nye, Bensley, Leighton                      Absent: None

Nays: None

Declared adopted.

(Resolution Appended)

Buildings & Grounds – Carpet – Proposals – Bid Award – A motion was made by Councilperson Leighton to adopt a Resolution to accept the proposal from Warehouse Carpet Outlet for the total estimate of \$3,770 for the installation of new carpet (2'x2' squares) for the hallway, and matching carpet for the stairs, and the motion was duly seconded by Councilperson Bensley. All those present voted in favor of the motion. Motion carried. A roll call vote resulted in the following:

Ayes: Rounds, Donahue, Nye, Bensley, Leighton                      Absent: None

Nays: None

Declared adopted.

(Resolution Appended)

Code Enforcement – 14 Holmes Place, 487 Morgan Road & 1978 Montrose Ave.- Set Public Hearings – This subject was covered under Officials and Committee Reports.

Highway – Water Tank Replacement – Update – This subject was covered under Officials and Committee Reports.

TOB Parkland Alienation to TOB Volunteer Fire Co. – Update – The paperwork has been submitted to the State, which will be on the floor before the deadline of June 10, 2021. Once this is passed by the Assembly, it goes to the Governor for signature. This has to be signed by the Governor by the end of 2021.

There was no further unfinished business.

**NEW BUSINESS:**

There was no new business.

**ADJOURNMENT:**

A motion was made by Councilperson Bensley to adjourn the meeting at 6:57 p.m., and the motion was duly seconded by Councilperson Nye. All those present voted in favor of the motion. Motion carried.

The next meeting of the Town of Binghamton Town Board will be a regular Town Board meeting at 7:00 p.m. on June 15, 2021, at the Town Hall, 279 Park Avenue, Binghamton, NY.

Respectfully submitted,

A handwritten signature in black ink, appearing to read "Vickie A. Conklin", with a long horizontal flourish extending to the right.

Vickie A. Conklin  
Town Clerk

## RESOLUTION

At a regularly scheduled Work Session of the Town Board of the Town of Binghamton, Broome County, New York, duly called and held at the Town Hall, 279 Park Avenue, Binghamton, New York, and via ZOOM video conference on the 1st day of June, 2021 at 5:30 o'clock P.M. of said day, the following were:

PRESENT: Supervisor Elizabeth Rounds  
Councilperson Michael Donahue  
Councilperson Michael Bensley  
Councilperson Dean Nye  
Councilperson Mark Leighton

ABSENT: None

The Resolution set forth below was duly offered by Councilperson Donahue, who moved its adoption, and was seconded by Councilperson Nye.

A roll call vote was then taken upon the Motion for the adoption of said Resolution, which resulted as follows:

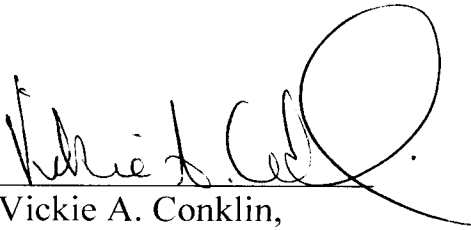
AYES: Rounds, Donahue, Bensley, Nye

ABSTAINED: Leighton

NAYS: None

ABSENT: None

The Resolution was then declared adopted.

  
Vickie A. Conklin,  
Town Clerk

**RESOLUTION:**

**WHEREAS**, by motion Councilperson Donahue has recommended that the Town Board approve claim numbers 422; 423; 423-428; 429-447, and 448-474 as audited, and

**WHEREAS**, the specific audited claims are as set forth in the attachment.

**NOW, THEREFORE**, be it

**RESOLVED**, that claim numbers 422; 423; 423-428; 429-447, and 448-474 as audited are hereby adopted and approved; and be it further

**RESOLVED**, that the Town Supervisor and such other Town officials are authorized to take such additional and further action as is necessary to implement this Resolution.



## **RESOLUTION**

At a Work Session of the Town Board of the Town of Binghamton, Broome County New York, duly called and held at the Town Hall, 279 Park Avenue, Binghamton, New York and via ZOOM video conference on the 1<sup>st</sup> day of June, 2021 at 5:30 o'clock P.M. of said day, the following were:

PRESENT: Supervisor Elizabeth A. Rounds  
Councilperson Michael Donahue  
Councilperson Michael Bensley  
Councilperson Mark Leighton  
Councilperson Dean Nye

ABSENT: None

The Resolution set forth below was duly offered by Councilperson Leighton who moved its adoption and was seconded by Councilperson Bensley.

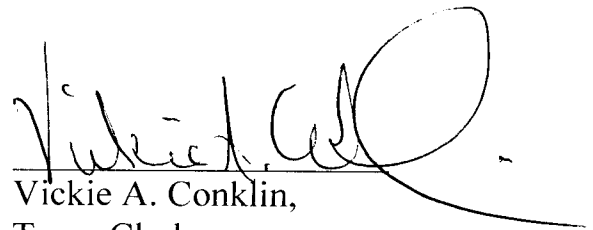
A roll call vote was then taken upon the Motion for the adoption of said Resolution, which resulted as follows:

AYES: Supervisor Elizabeth A. Rounds  
Councilperson Michael Donahue  
Councilperson Michael Bensley  
Councilperson Mark Leighton  
Councilperson Dean Nye

NAYS: None

ABSENT: None

The Resolution was then declared adopted.

  
Vickie A. Conklin,  
Town Clerk

## **RESOLUTION**

**WHEREAS**, the Town Board has before it to deem the 2017 Kubota Front End Mower and two old field groomers as surplus and to authorize the sale of this equipment at auction in as-is condition.

**NOW, THEREFORE**, be it

**RESOLVED**, that the Town Board deems the 2017 Kubota Front End Mower and two old field groomers as surplus and to authorizes the sale of this equipment at auction in as-is condition; and be it further

**RESOLVED**, that the Town Supervisor and such other Town employees or officials are authorized to take such additional and further action as is necessary to implement this Resolution.

## RESOLUTION

At a Work Session of the Town Board of the Town of Binghamton, Broome County New York, duly called and held at the Town Hall, 279 Park Avenue, Binghamton, New York and via ZOOM video conference on the 1<sup>st</sup> day of June, 2021 at 5:30 o'clock P.M. of said day, the following were:

PRESENT: Supervisor Elizabeth A. Rounds  
Councilperson Michael Donahue  
Councilperson Michael Bensley  
Councilperson Mark Leighton  
Councilperson Dean Nye

ABSENT: None

The Resolution set forth below was duly offered by Councilperson Donahue who moved its adoption and was seconded by Councilperson Nye.

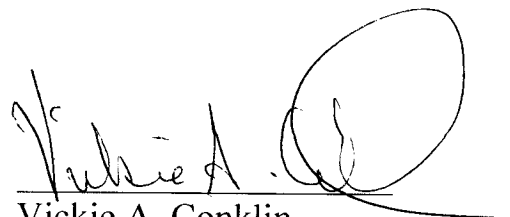
A roll call vote was then taken upon the Motion for the adoption of said Resolution, which resulted as follows:

AYES: Supervisor Elizabeth A. Rounds  
Councilperson Michael Donahue  
Councilperson Michael Bensley  
Councilperson Mark Leighton  
Councilperson Dean Nye

NAYS: None

ABSENT: None

The Resolution was then declared adopted.



Vickie A. Conklin,  
Town Clerk

## **RESOLUTION**

**WHEREAS**, the Town Board has before it from CPL Architecture, Engineering & Planning a proposal for engineering services not to exceed \$120,000 for the Orchard Park Water Storage Replacement and subject to the Town confirming ownership of the 137 Powers Road property on which one tank is located.

**NOW, THEREFORE**, be it

**RESOLVED**, that the Town Board approves the CPL Architecture, Engineering & Planning proposal for engineering services not to exceed \$120,000 for the Orchard Park Water Storage Replacement and subject to the Town confirming ownership of the 137 Powers Road property on which one tank is located; and be it further

**RESOLVED**, that the Town Supervisor and such other Town employees or officials are authorized to take such additional and further action as is necessary to implement this Resolution.

## RESOLUTION

At a Work Session of the Town Board of the Town of Binghamton, Broome County New York, duly called and held at the Town Hall, 279 Park Avenue, Binghamton, New York and via ZOOM video conference on the 1<sup>st</sup> day of June, 2021 at 5:30 o'clock P.M. of said day, the following were:

PRESENT: Supervisor Elizabeth A. Rounds  
Councilperson Michael Donahue  
Councilperson Michael Bensley  
Councilperson Mark Leighton  
Councilperson Dean Nye

ABSENT: None

The Resolution set forth below was duly offered by Councilperson Bensley who moved its adoption and was seconded by Councilperson Donahue.

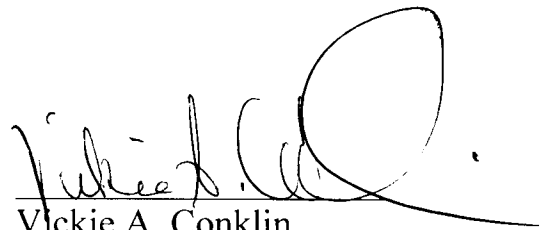
A roll call vote was then taken upon the Motion for the adoption of said Resolution, which resulted as follows:

AYES: Supervisor Elizabeth A. Rounds  
Councilperson Michael Donahue  
Councilperson Michael Bensley  
Councilperson Mark Leighton  
Councilperson Dean Nye

NAYS: None

ABSENT: None

The Resolution was then declared adopted.



Vickie A. Conklin,  
Town Clerk



## **RESOLUTION**

**WHEREAS**, the Town Board has before it a proposal to set a public hearing on July 20, 2021 at 7:01 pm to obtain input on the proposed changes to Chapter 240 – R-1 District Schedule of Zoning Regulations for Accessory Permitted Uses.

**NOW, THEREFORE**, be it

**RESOLVED**, that the Town Board set a public hearing on July 20, 2021 at 7:01 pm to obtain input on the proposed changes to Chapter 240 – R-1 District Schedule of Zoning Regulations for Accessory Permitted Uses; and be it further

**RESOLVED**, that the Town Supervisor and such other Town employees or officials are authorized to take such additional and further action as is necessary to implement this Resolution.

## RESOLUTION

At a Work Session of the Town Board of the Town of Binghamton, Broome County New York, duly called and held at the Town Hall, 279 Park Avenue, Binghamton, New York and via ZOOM video conference on the 1<sup>st</sup> day of June, 2021 at 5:30 o'clock P.M. of said day, the following were:

PRESENT: Supervisor Elizabeth A. Rounds  
Councilperson Michael Donahue  
Councilperson Michael Bensley  
Councilperson Mark Leighton  
Councilperson Dean Nye

ABSENT: None

The Resolution set forth below was duly offered by Councilperson Leighton who moved its adoption and was seconded by Councilperson Bensley.

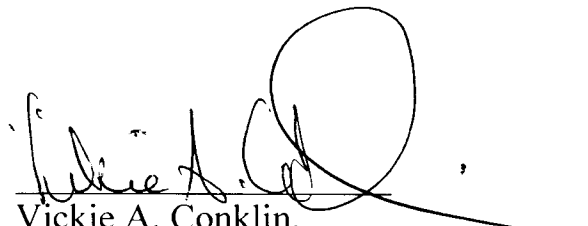
A roll call vote was then taken upon the Motion for the adoption of said Resolution, which resulted as follows:

AYES: Supervisor Elizabeth A. Rounds  
Councilperson Michael Donahue  
Councilperson Michael Bensley  
Councilperson Mark Leighton  
Councilperson Dean Nye

NAYS: None

ABSENT: None

The Resolution was then declared adopted.



Vickie A. Conklin,  
Town Clerk

## **RESOLUTION**

**WHEREAS**, the Town Board has before it a proposal to award the bid to Warehouse Carpet Outlet in the amount of \$3,770 for the installation of new carpet (2' x 2' squares) for the hallway, and matching carpet for the stairs.

**NOW, THEREFORE**, be it

**RESOLVED**, that the Town Board awards the bid to Warehouse Carpet Outlet in the amount of \$3,770 for the installation of new carpet (2' x 2' squares) for the hallway, and matching carpet for the stairs; and be it further

**RESOLVED**, that the Town Supervisor and such other Town employees or officials are authorized to take such additional and further action as is necessary to implement this Resolution.