

**TOWN OF SALEM
REGULAR MONTHLY MEETING
SALEM TOWN BOARD
NOVEMBER 08, 2017 MINUTES**

Present: Town Council Members: Supervisor Seth Pitts; Bruce Ferguson; Marcus Blanck; Harold Gilchrest; Laura Dunham; Town Clerk-Patricia Gilchrist; Clerk to Supervisor-Kathleen Chambers

Others Present: Travis Keys-Highway; Maurice Patrick-Planning Board; Al Cormier-Historian; Rebecca Brown-Water Clerk; Cait Johnston-GJ/SP;

Absent: Janice Quartararo-Courthouse; Bob Graham-Salem Fire Chief; DCO-Nancy Quell

Public Present: Peter Dunham; Evera Sue Clary; David Higby; Nancy Higby; Stephen Dougherty; Felicia Dougherty; Cathy McKeighan

6:30 p.m.-Review of Warrants #11 and Abstract #11 of 2017 for payment.

7:00 p.m.-Regular Monthly Meeting of the Salem Town Board was called to order, followed by Pledge of Allegiance. Supervisor Pitts congratulated all who had won seats in the recent Town election. The following sets of minutes were voted upon for approval: **Motion made by** Councilman Marcus Blanck, seconded by Councilwoman Laura Dunham, to approve the regular monthly meeting minutes from October 11, 2017; passed unanimously 5-0. **Motion made by** Councilwoman Laura Dunham, seconded by Councilman Marcus Blanck, to approve the Tentative Budget workshop meeting minutes from October 17, 2017; passed unanimously 5-0. **Motion made by** Councilman Marcus Blanck, seconded by Councilwoman Laura Dunham, to approve the minutes from the Public Hearing on the 2018 Preliminary Budget from November 01, 2017; passed unanimously 5-0. After review of Warrants and Highway Abstract, **motion made by** Councilman Harold Gilchrest, seconded by Councilman Marcus Blanck, to pay **Warrants #11 and Highway Abstract #11 of 2017** as presented; passed unanimously 5-0. **Motion made by** Councilman Marcus Blanck, seconded by Councilman Bruce Ferguson, to sign and accept the Supervisor's Reports for month ending October 31, 2017; passed unanimously 5-0. Bank statements were provided and reviewed by board members.

Salem Fire Department- Chief Graham absent; no report provided.

Courthouse-Mr. Cormier reported for Janice Quartararo that the annual meeting would be held on November 14th, with a pot luck dinner to be held previous to the meeting @ 6 p.m.

Shopper off Broadway Christmas Bazaar will be held on November 18th from 10 a.m.-2 p.m.

Holiday Craft Fair will be held on 12/02 from 10 a.m.-2 p.m. will approximately 25 vendors.

Holiday Decorating in Great Hall will begin on 12/05.

Cocktail Party-on Thursday, 12/14, from 5-8 p.m.

Historian-Mr. Cormier attended a Workshop in Lake George on 11/02. He also reported that paperwork is still being gathered and submitted for the records management grant.

Highway- Deputy Sup't. Travis Keys reported that the 8-year old furnace needs a new heat exchanger, at a cost of \$1,300-\$1,500. This is at cost, plus labor to put in. Hopefully, the repairs can be made now with billing after the first of the year; Travis will look into this. Former Village's one-ton needs front end work (at least u-joints) & possibly wheel bearings & brakes. Town's one-ton needs a sensor in the turbo; parts & labor approximately \$800. Clutch master cylinder is now fixed, but there is currently some noise in the front end. Codes need to get figured out on the pay loader. There are also some trees spanning White Creek—not totally immersed but across the creek, which could cause some major flooding issues, as reported to him by concerned residents. Supervisor Pitts and the board responded that he needed to discuss the matter w/Wash. County Soil & Water & NYS DEC before doing anything. The area is mainly above the Archibald Street Bridge. Leaves are being removed from streets in the former Village--everything going good so far. The box that was purchased from Kingsbury is not looking good; hopefully it will hold up. All tubes that went in have been

capped & the worst of the potholes have been fixed. Trucks are ready for winter—one tons will be set up soon. Had damage from a wind storm recently, mostly in Shushan. The auction on the surplus equipment closed today, 11/08. Sickle mower brought \$521; sander \$405; wing-\$3,200; Old Village Truck-\$1,125; '91 Town truck-\$1,525. Bids on the two plow wings were low so the board agreed to retain these & hold until the price of scrap metal goes up, if & when it does. **Motion made by** Councilman Marcus Blanck, seconded by Councilman Harold Gilchrest, to accept the prices on the sickle mower, sander, wing, old Village Truck & the '91 Town truck as reported, minus the two plow wings which are being held for scrap metal; passed unanimously 5-0.

Sidewalk Repair-A request was received in writing from Peter Dunham & Laura Dunham, owners of Laura's Garden, about sidewalk repair in front of their store @ 207 Main Street. **Motion made by** Councilman Marcus Blanck, seconded by Councilman Bruce Ferguson, to repair the sidewalk in front of Laura's Garden shop to at least get through the winter months; passed 4-0, with Councilwoman Dunham abstaining.

Deputy Keys also asked about continuing to plow or not to plow all the former Village sidewalks for the winter season of 2017-2018. Councilman Gilchrest still feels strongly that a sidewalk district is needed and is against plowing at the former Village streets. **Motion made by** Councilwoman Laura Dunham, seconded by Councilman Marcus Blanck, instructing Deputy Supervisor Travis Keys to continue to plow the streets in the former Village of Salem as has been done in the past; passed 4-1, with Councilman Harold Gilchrest voting against the motion.

Monthly Highway Report from 10/01-11/02/17 was provided by Deputy Keys & the same will be filed.

Planning Board-Chairman Maurice Patrick reported nothing for November to be acted upon so the November meeting will be cancelled. The December meeting will probably be moved up due to the busy Christmas season; Clerk Erbe will post a notice in the Town Office regarding the same.

DCO Report-No report.

Water-Travis Keys reported there are currently 311 meters in service, with one new hook-up this month. Regular upkeep & maintenance was performed; eye wash & fire extinguisher checks have been completed; all fire extinguishers for the water office passed their yearly inspection. Fall fire hydrant flushing completed—some minor issues discovered; they will be fixed. Performed monthly water sample required by D/O/H--met the bacteriological requirements for a public water supply as set forth in subpart 5-1.5 of the State Sanitary Code under Public Health Law 225. Still working w/Badger Meter on the new read software. Hope to have it up & running soon so work can be done on replacing meter heads for a better read percentage. There was an issue with Well #2; Mark Rogers from Cambridge was able to figure out the issue. It was a fuse that needed replacing. The VFD runs on 480 volts & there is nothing to test it with. Have been getting fire hydrants ready for winter--cleaned the caps, put a food grade lube on them & pumped the water out so they will not freeze. Will be asking the Fire Dep't. to notify either Travis or myself if a hydrant is used so they can make sure it gets re-winterized. **Motion made by** Councilman Harold Gilchrest, seconded by Councilwoman Laura Dunham, for Eric Rogers to be the contact person if there is a problem @ Proudfit Hall, i.e. contact Willie Linendoll if there is an electrical issue, Braymer fuel for furnace repair, etc. Passed unanimously 5-0.

Georgi Museum-Councilman Harold Gilchrest reported that the Museum had been opened on Saturday & Sundays in October but was now closed. Georgi Community Room will be shut down very soon now that voting is over. Councilman Gilchrest asked Clerk to the Supervisor, Kathleen Chambers, to explain the money situation for the remainder of the year. She reported that there was no money to get through to December 31st; the current balance is \$4.58. Councilman Bruce Ferguson responded that we could always ask the trust for money from the principal. Clerk Chambers responded that more expenses than revenue has been happening for far too long--\$32,000 in & \$42,000 out. Kathleen handed out a sheet showing funds available: Checking Acc't. Bal.-10/31/17 is \$15,980.53. November, 2017 abstract totals \$1,608.81; (4) payrolls remaining, adding up to \$1,883.08; FICE expense of \$144.06; appropriated fund balance of \$12,340, leaving funds available until 12/31/17 of \$4.58. Appropriated Fund Balance for 2018 if \$20,450. **Resolution #93-**

Motion made by Councilman Harold Gilcrest, seconded by Councilman Bruce Ferguson, to take \$5,000 from the fund balance to get through the rest of 2017; passed 4-1 with Supervisor Pitts abstaining.

Communications-None

UNFINISHED BUSINESS

Sewer Study Update-Councilwoman Dunham reported that there will be a sewer study committee meeting at the Salem Town Office on Thursday, 11/16, @ 6:00 p.m.

Union Contract-Supervisor Pitts reported that he has received no communication regarding the same.

NEW BUSINESS

Salem Fire Department w/Town of Salem-Agreement on Carnival Grounds-Steve Dougherty, President of the Salem Volunteer Fire Dep't., was present. He expressed concern that the Town will cancel the Lease Agreement after improvements have already been made to the buildings by the Fire Department. The previous Lease was revised to allow the town to reimburse the Fire Department for material costs associated with any capital improvements made by the Department. Steve reported that while the Fire Department felt this was an improvement, it still would not guarantee the Department would be able to utilize any of their capital improvements for the next 25 plus years. After much discussion, it was decided that the Amendment of Lease dated October 21, 2016, between the Town of Salem & the Salem Volunteer Fire Department, would be executed & acknowledged by both parties and that the Salem Volunteer Fire Department would determine what and if capital improvements will be completed with this additional security in the Amendment of Lease.

Resolution #94-Motion made by Councilwoman Laura Dunham, seconded by Councilman Bruce Ferguson, to accept the Amendment of Lease, instructing Supervisor Pitts to executed the same; passed unanimously 5-0.

Legal fees for zoning amendment-Supervisor Pitts reported to the board that Dollar General (or their representative) will set aside \$8,100 in escrow to cover legal costs the Town has incurred regarding re-zoning.

SAM Grant-Grant for refurbishing of the former fire house is being reviewed regarding Bancroft Trust legalities.

West Broadway/Route 30 Bridge-Supervisor Pitts reported work should be completed by the middle of Dec.

PUBLIC COMMENT

Kim Erbe-Library Board President-and library board members present would like to stay for the Bancroft Trust meeting to discuss concerns with the building & maintenance issues. The Board had no problem with this request.

Motion made by Councilman Marcus Blanck, seconded by Councilwoman Laura Dunham, to adjourn the regular monthly meeting of the Salem Town Board; passed unanimously 5-0. Meeting adjourned at 7:50 p.m.

Regular Monthly Board Meeting-The next regular monthly meeting of the Salem Town Board will be held on December 13, 2017, at the Salem Town Office, review of Warrants #12 & Abstract #12 to begin at 6:30 p.m., business meeting called to order at 7:00 p.m.

Respectfully submitted:

Patricia A. Gilchrist-Town Clerk
Town of Salem, NY

