

7/10/2024
Regular Board Meeting

Present: Supervisor Stanley, Councilman Knut Saur, Councilor Dwyer, Councilman Thomas McDonald, Councilman Steve Forbes, Daniel Manning

Others: Wally Walters, Paul Mintz, Jody Hart, Alex Nelson, Nick Nelson, Michael Rafferty, Chris Sorrell,

Goto: CG, G, Bill Cambell, Smiley

Meeting Called to Order: 7:09

07-24A Vouchers 2024-635- 2024-713
Motion to approve Audited Bills: McDonald
Seconded by: Dwyer
Vote in favor: all
Vote Against: none
Motion: carries
2024-154

Motion to approve minutes- June 13th Public Hearing- McDonald
Seconded by: Dwyer
Vote in favor: all
Vote Against: None
Motion: carries
2024-155

Motion to approve minutes- June 13th Regular Board Meeting-

Changes: MS- motion left out. Motion #141 should be 2024-141. Resolution 141 should be a motion to purchase a heat pump for the senior center to be purchased by Mountain Valley, paid for by NYSEERDA
Seconded by:
Vote in favor: KS, OD, SF, MS
Vote Against:
Abstain: Mcdonald
Motion: carried

Motion #144 change
140: Forbes listed twice, Councilman Saur left out.

Motion to accept minutes as amended:
Motion:L Forbes
Second: Dwyer
Motion Carries
2024-156

Audience Comments:

none

Introduction of Guests:

none

Department Head Reports:

Hwy Superintendent Chris Sorrell:

1. Hawthorne Lane- CS meeting with Jeff Ward 7/11- DM stated that subdivision could be an issue, and Merging of lots could be a problem. Speak with attorney Mr. Smith to discuss options- Tabled.

0. Motion to approve the rental of a stacker for sand at the highway pit, \$5500 monthly @ Tracey Road Equipment

Discussion: One month is needed. SF asked if trucking is included or if there is an additional cost.

Motion made by OD

Seconded by SF

Discussion: CS stated this is a test to see if it works before installing the sand shed.T

All in Favor:

Roll Call KS- yes

OD- yes

MS- yes

TM - Yes

SF- Yes

Against:

Motion: carries

2024-157

0. Motion to approve residents to drop off brush at the highway property. It will be burned per a burning permit in place. Set days and times can be made, requiring people to stop in the office to check loads. Requisition includes allowing the public to take wood chips.

Motion made by KS

Seconded: TM

Discussion: KS expressed concern about what people would drop off. CS explained that it was during business hours only so that it could be checked. SF stated that this should only be for homeowners, not contractors. KS asked why it would be burned instead of chipped. CS explained that chipping requires more work than the highway has time for at the moment.

MS asked if this is opening the town to liability

DM stated yes if someone is injured and no one is on-site

MS: The amended resolution requires individuals to call before a drop-off can be made.

All in favor: All

Against: none

Motion: carries

2024-158

Chris discussed installing a town radio repeater on Jeff Ward's ward Pine mill bin. A town contract would be needed. The town would be responsible for the installation cost, and there would be no additional cost.

There was a discussion about purchasing a paver and roller for paving. This would create revenue by paving for towns and counties. An email was sent to DPW for rental pricing, but no reply was received.

Discussion: paying over 5k to set to pave 15K per year that could go back to town roads

Resolution to approve a purchase of a 2024 Tenco turnkey Tandem and to sell the current J-2 2023 tandem truck (potential to get \$200,000 from sale) for a cost of \$325,263

Motion: SF

SecondedTM

Discussion: MS stated that Glenn had mentioned that in 2025, for every ten trucks a company sells, it needs to sell at least one electric truck, which would make purchasing more difficult and costly.

It will not be delivered until after the new year, which is out of next year's budget. It was advised to wait to sell the old truck until after the new truck was delivered, as the value would likely increase.

In favor: KS: yes

OD: yes

MS: yes

TM: yes

SF: yes

Motion: carries

2024-159

J-33 (5ton) is just waiting on airbags and is hoping the truck will be done shortly

Road maintenance:

Delivered podium for 4th of July

Preparing roadways that will be affected by the Ironman on 7/21/24

Continued to rake roads, sweep roads, repair/replace culverts, cold patches, brush roads, and county-contracted maintenance on their roads for revenue.

Staffing: Chris Benway is working per diem. To date, no applications have been received for the two open MEO positions advertised.

Other items: 6,000 yards of sand are stocked from the straight pit and screening has begun.

Water/ Wastewater Paul Mintz:

Thanked the Town of Willmington for their help and support with Jay Water.

He thanked Seth Bushey with AFFD for reaching out when FDs are reaching out to test hydrants and alert Paul of issues.

- We completed annual septic tank maintenance last week. However, we did discover one more tank that looks to have a faulty seam/ gasket where the two halves match up. The property is currently vacant, so there is no active leak.

Chris Sorrell and Paul discussed fixing/replacing after the department handles higher-priority issues. The total number of tanks pumped this year was 54

- We completed the first water tap of the year today (7/9). Ed Orsi from Wilmington assisted with the cross tap from Valley Road, which required Wilmington's Horizontal Boring machine.
- Trevor and Dan gained time on the backhoe due to some exploratory digging.
- Two more taps, both on Valley and requiring cross-road taps, are likely this year.

Fire hydrants' continued flushing/ service will continue this coming week, with replacing one hydrant marked out of service and permanently capping and removing a hydrant at the old Upper Jay FD.

Code Enforcement Rodger Tompkins:

No report

Dog Control Donna Tatro:

No report

Committees:

Economic Development- Matt Stanley

There is no meeting this month due to multiple grants being worked on, including the CDBG and housing grant.

A report came back for Main Street Revitalization that lays out some exciting concepts for what Main Street could be. These drawings will be used to help acquire further grant funding.

Essex County IDA and ARBA met on 7/9 to discuss the CDBG grant, which is a 90- 10 grant. This grant is rolling and has no deadline. Monthly meeting held next month

Youth Commission-

Baseball/softball is winding down, preparing for soccer, and signups are open.

TOJ will be handling a large portion of the program this year

MS and Paul Benway worked on the soccer fields on 7/9 and worked three tandem loads of topsoil into the field; Essex County will be hydroseeding this week

Motion to appoint Hannah Greenley as soccer coordinator

Motion by:Councilman Sauer

Seconded by:Councilman McDonald

All in favor

None opposed

Motion carries

2024-160

PARKS- Olivia Dwyer

1. Thank Tom Murphy for being Veterans Memorial's custodian; everything looks great.
2. Corrine Pulsifer volunteers at the grove flower beds, picking up trash. Thank you
3. Paul Benway is working hard now that parks are in full swing
4. New picnic tables in Jay green
5. New water table at Douglas Park
6. Grace Potthast joined the Parks committee at the last meeting.
7. Open space update: 4 peaks—595 acres in the hamlets of Upper Jay and Jay, which, as of 2018, belonged to the Ask Land Trust, has now been sold to NYS and is now public land accessible to the public. The property is named 4 Peaks because of the peaks around it; only one is there. Neighbors are concerned about the burden of trespassers on private land in the other three peaks.

Climate-smart taskforce- KS

1. He thanked members of the committee.
2. Over the past few months, several initiatives have been submitted and completed, including \$20,000 in grant money and upwards of \$50,000 in additional funds.
3. Some funds will be used to transition the community center to LED lighting and install a heat pump in the senior room.
4. These actions will generate enough points to apply and qualify for further grants.
5. Sustainability and energy fair on Sept 15 with the town of Keene. Several contractors and 800-900 in sponsorship help to fund the day. Held at Village Green and JEMS
6. Next month, a request for resolution will be submitted to request the community center to become a cooling center.

Comprehensive plan special board Wally Walters

1. Met June 17th
2. A request for a proposal was issued on the county website, due August 5th. The goal would be to apply a recommendation to the board on the 8th of August. To negotiate a contract with the chosen company
3. Kick-off event in September, hoping to announce Jay Day
4. Contractual agreement with town and DEC by August 1st- 3-year grant
5. Next Monday July 15th @ CC 6:30

Dan Manning asked about the DEC contract and whether it was the grant or another contract. Walters explained that the agreement allowed the town and DEC to submit paperwork and forms to the town.

Bids open at 9 AM on August 5th

Supervisors Report:

NY Class Update

Building upgrades:

I: ADA upgrades

Lift still awaiting inspection-waiting for final signoff and training

The railing is being installed and should be finished by the end of the month

Motion to pre pay Branon Construction for invoices #5 \$29036.75 and #6, \$30,208.10

Motion TM

Second OD

Discussion

KS yes

OD yes

MS yes

TM yes

SF Yes

Motion carries

2024-161

Motion to prepay AEDA for invoices #23259- \$4256.98 and #23466- \$ 1859.42

Motion TM

Second SF

Discussion This is for prepaid services rendered because it will be cut before the next set of audited bills

KS yes

OD yes

MS yes

TM yes

SF yes

Carries

2024-162

Lighting has been received.

- Awaiting install

III . Senior center heat pump- awaiting installation next week

IV. steam line insulation quotes need resolution to proceed with Climate smart money (3089.47)

Knut Saur: 10,800 Mountain Valley, quote for return as well, pipeline mechanical 12,100, likely not returning returns, North Country mechanical insulators out of Vermont at 11,040, more descriptive bid, believes we should go out and do returns as well. Recommends North Country mechanical insulators

Motion to accept North Country Mechanical insulator's bid for \$11,040

Motion: KS

SecondOD

KS yes

OD es

MS yes

™ yes

SF yes

Motion carries

2024-163

Wastewater facility upgrade update:

Motion to accept bids

Motion -TM

Second -SF

Discussion

All in favor

Motion carries

2024-164

The total difference in the bids was very comparable to a quote made

Three bids: for 1G

MCJ construction total bid price- 1305,000.00

Luck Brother's total bid of 1,309,040

CFI contracting total bid of 1346000.00

Motion to award WWTF Upgrade bid to MCJ Construction

Motion- KS

Second-SF

Roll call:

KS yes

OD yes

MS yes

TM yes

SFyes

2024.165

1E three bids

Weydman Electric \$395,900

S&L electric total \$405,000

Triangle electrical systems total \$429,600

Motion to award the bid to Weydman Electric for a total of \$395,900

TM motion

SF second

Od yes

Ks yes

Ms yes

™ yes

Sf yes

Roll call carries

2024-166

I resolve to accept bids- 1G, 1E, 1H.

Only one bid for HVAC

Pipeline mechanical of Plattsburgh for a total of \$32,233

Motion to award the bid to Pipeline Mechanical of Plattsburgh for a total of \$32233

Motion made by TM
Seconded by KS

OD yes
KS yes
MS yes
TM yes
SF yes
2024-167

JAY GREEN: The park lighting bid is posted and will be read on Aug 5 at 2:00 PM

DEC- Water meter mandate and water upgrades

Upper Jay Parking Area Sign and EV charger

- Still awaiting approval
- The sign has been received, and the structure is being built by rotary

Sidewalk-

The sidewalk bid is posted and will be read on Aug 5th at 2 PM.

Matt spoke with a saleswoman from AIRDNA, a short-term rental website identifying STRs. Short-term rentals in Jay have about 73 registered, with over 200 located on AIRDNA.

The program provides a lot of information on short-term rentals. A proposal came back for \$7200 a year. I checked with ROOST to see if they were a member.

It was suggested that the county invest in this program to help enforce their local STR law.

RESOLUTIONS:

Resolution to pass Local law #1 FOIL Law

Discussion: DM states that this law mimics state law addressing FOIL requests.
OD had a question for Mr. Manning: Four board members use personal email. The law, section 5.4, states that email is the sole and exclusive property of the town. Is it an issue that it is in personal email?

DM recommends all councilors have town email, as all of that can be subpoenaed.

Discussion on the liability of using personal email and phones.

Motion by TM
Seconded by OD

KS yes
OD yes
MS yes
TM yes
SF yes
Motion carries
2024-168

Motion to create an email address for four council people at \$18 a month per email account

Motion: OD
Seconded: KS

Discussion: is it the expectation that these emails will all be used for town business
Supervisor Stanley states yes, that would be the expectation
DM states these emails are the property of the town

KS Yes
OD YES
MS YES
TM YEs
SF YES
Motion carries
2024-169

A: Resolution to pay out Chris Sorrell accrued 122 vacation hours and 41 comp hours

Motion by: Dwyer
Seconded by Sauer

Discussion: TM asked if, because he was now an elected official, he would no longer carry over hours

MS—Yes, as an elected position, he would need to resign to leave the position. At this time, he would not automatically continue as an employee at the town. He would need to be rehired.

All in favor

Motion carries
2024-170

B. Resolution to prepay Van Bortel Ford for new highway F350- \$62,410.27 from highway machinery equipment 51302.2.2

Motion by: Ks
Seconded by SF

KS Yes
OD Yes
MS Yes
TM Yes
SF Yes

Motion carries
2024-171

C. Resolution to accept quarterly sewer billing in the amount of \$18,200

Motion by TM
Seconded by SF
All in favor
Motion carries
2024-172

D Resolution to accept annual water billing in the amounts of W1 \$17,656.90, W2 \$28,611.40, W3- \$20,780.64

Motion By SF
Seconded by OD

All in favor

Motion carries
2024-173

E. Resolution to prepay Essex County Information Systems \$943.16 for new hardware installed at the Community Center

Motion by TM
Seconded by KS
Discussion: OD asked if this was a one-time payment
MS stated that it would remove the monthly and yearly fees

KS yes
OD yes
MS yes
TM yes
SF yes

Motion carries
2024-174

Resolution to support North Country Rural Development Coalition, formally Pride of Tide for North Country Rural Main Street Grant

Motion: KS
Seconded TM

Discussion
OD says this is an exciting opportunity. Residents and visitors would love to see a revitalized downtown.

KS asked if the businesses were interested in this grant.
MS: yes, part of the grant was to try to contact every business that could be impacted through the grant
All in favor
Motion carries
2024-175

Motion to consider contract extension with MJ Engineering for \$50,600 to bill to the sewer district
Motion by SF
Seconded: TM

Discussion:

KS—There has been a 36% increase for the exact same services from a few years ago. He feels that the company is taking advantage of the situation.

MS—When he first became supervisor, MJ presented a proposal for \$119,000. They decided to go out to bid again on it, and MJ Engineering was still the cheapest bidder.

You can go out to bid on this, but it will likely not be a cheaper option
DM states that the terms of the extension need to be clarified.

Motion to table the resolution by KS seconded by TM
Discussion SF stated that if Black Brook, what happens to the town

All in favor
Motion tabled
2024-176

Events:

Rotary Jay Day at Jay Village Green
8/24/2024

Sustainability and Energy Fair
September 14th, Jay Green

Board Comments

SF- Event in Wilmington- Mountain music festival July 27th

TM- 4 corner construction in Jay is delayed due to Ironman; closure goes from 6 Weeks to 6 days.

OD- thank JVFD for a fantastic 4th of July celebration and all who made it possible

KS- JVFD did a great job, and everyone was very impressed.

Where are we on the pro-housing program? A, we are waiting for their answer. Technical issues

DM—Thomas Cross will convey the property to the TOJ of Essex County in exchange for release from back taxes and, pursuant to TOJ, junk yard taxes. There are two options: the house can be torn down at cost to the town, or it can be conveyed to the county and donated to the Essex County Land Bank, which would tear down the building to rehab or sell the land.

Chris Sorrell recommends that the house be torn down and materials stored in the basement until they can be removed.

DM Recommends the conveyance to the county on this property

Motion made by KS

Second by OD

All in Favor

Motion carries

2024-177

MS: Thanks, Mr. Michael Rafferty,, for taking minutes for this month's town board meeting.

Next Board meeting August 8th, 2024 at 7PM

No Executive Session

Motion to adjourn made by TM

Seconded by SF

Adjourned at 9:34