



VILLAGE OF JOHNSON CITY
MUNICIPAL BUILDING
243 MAIN STREET, JOHNSON CITY, NY 13790
www.villageofjc.com

Village Board

Martin Meaney, Mayor
Deputy Mayor Clark Giblin

Trustee John Walker Trustee Adam Brown Trustee Mary Jacyna

**Minutes of a Work Session of the Johnson City Village Board held at 5:30pm on
Tuesday, August 2, 2022 at Village Hall, Training Room, 1st Floor**

Present: Martin Meaney, Mayor
 Clark Giblin, Deputy Mayor
 Adam Brown, Trustee
 Mary Jacyna, Trustee
 John Walker, Trustee

Absent: None

Also Present: Cheryl Sacco, Legal Counsel
 Brittany Perkins, Village Clerk/Treasurer
 Joshua Holland, Director of Public Services
 Randy Shear, Code Officer

Mayor Martin Meaney called the meeting to order at 5:30 p.m.

Mayor Martin Meaney called for an executive session.

Amelia La Dolce of Vines handed out packet regarding garden bed sites in the Village of Johnson City. She discussed:

- Land bank properties
 - Sherman Street
- Manage 22 other community gardens
- Vines has never sold a plot
- Vandalism
- \$3/year per plot
- Water supply
 - Water spicket
 - Water is free for them in Binghamton and Endicott
 - Proposed a flat fee so they can get a heavier duty system without a meter.

Mayor Meaney responded it is a public service and by law we can't gift a public service. Commends the Vines program and suggested helping with engineering or coming up with a better system and maybe sitting down with Joshua Holland and Dennis Anderson to discuss this. Ms. La Dolce stated that Binghamton and Endicott classified it as a community service and they saw it as being outside the

definition of the law of what is a gift of public goods.

Attorney Sacco advised they found it to be an acceptable risk for them and this Board could look at that and make the same determination and ultimately it is a risk.

Mayor Meaney explained he would like to reach out to the Director of Public Services and the Water Superintendent and see if they can find a solution or better package and he will let her know.

Attorney Sacco stated there is a calculated risk here for the Village and suggested going into executive session to discuss options.

Jessica Haas, Director of BC Landbank explained their funding for capital projects.

- Countywide demolition program
- Rehabilitation program
- Proposed demolition project at 25 N. Baldwin Street
 - Total project cost will be \$15,000
- 179 Floral Avenue demolition
 - Total project cost will be \$18-19,000
- Financial partnerships
 - Anything the Village would be comfortable giving
 - Possible CBDG Funding
 - Helps landbanks
- Landbank takes title before demolition
- After demolition
 - Create greenspace, topsoil and seed
- Officially close out when the grass is grown
- They use an independent contractor that does property maintenance.
- She is going to put feelers out to see if there is any interest in purchasing property from neighbors or an organization in the area.
 - They are willing to transfer property to a neighbor that has been current on taxes and no code violations on their current property
- They are about a month out from the County taking title of the property.

Mr. Shear advised the Board of the condition of 25 N. Baldwin Street and 179 Floral Ave and explained the problems with the properties.

Mayor Meaney stated the Village would like to be a community partner. They would like to help, but it may not be a lot because of the tight budget.

Mayor Meaney, the Board, Ms. Perkins and Mr. Shear discussed funding for the properties. Mr. Shear will contact the County with regard to funding.

Attorney Sacco confirmed taxes are owed for prior years.

Joshua Holland discussed the water shutoffs and explained the shutoff calendar. Mayor Meaney asked that the calendar be put on the Village website.

EXECUTIVE SESSION #1

A motion to enter executive session at 6:18 pm for personnel in DPW and Water and legal recess was

made by Trustee Giblin and seconded by Trustee Brown. The motion carried with all those present voting in the affirmative.

A motion to exit executive session at 6:39 pm was made by Trustee Walker and seconded by Trustee Giblin. The motion carried with all those present voting in the affirmative.

Mr. Holland spoke about the new building. Delta is about \$250,000 under the engineer's estimate.

Trustee Walker questioned why the Board wasn't involved in this process. Why have they not seen any plans? Mr. Holland brought the plans so Trustee Walker could review them.

Mr. Holland stated Mayor Meaney and Clark have seen all the plans. The Mayor confirmed he has updated the Board every step of the way.

Mayor Meaney said they are going to be very aggressive the end of August into September doing milling and paving.

Mayor Meaney advised Trustee Walker what they are doing tonight is a quarter of a million less because its winter work. They are getting ahead of the game and ordering parts.

Trustee Giblin asked if Mr. Holland could give Trustee Walker a timeline.

Josh gave updates on other projects:

- Paving and Milling Schedule
- Main Street to Avenue A sewer project
- Zoa Ave project
- Bids

Mayor Meaney thanked Mr. Holland for all his hard work.

Mayor Meaney spoke regarding the following:

- Police cars
- Website - looks updated
 - Mayoral Appointments need to be updated.
 - Search bar

Trustees:

Trustee Giblin:

- Letter from Elliott
- IMA with Vestal

Trustee Walker

- Land Bank on Floral Ave. Do we need Public Hearing?
 - Attorney Sacco said Floral Ave is going to foreclosure and Broome County will take it. Broome County will sell it to the Land Bank and the Land Bank will sell it to Vines. When Vines comes to talk to Stephanie or Randy, it will be a Zoning/Planning thing. The Village is not giving Vines anything.
- What is the cutoff for the 2021-2022 budget? He noticed a lot of the things that were bought we are paying for out of the 2021-2022 budget.

- We didn't encumber stuff and we had until this month. Today was the last day. Ms. Perkins explained.

Mayor Meaney will get information and let him know before the end of the week.

Trustee Brown spoke about:

- Mark White called and would like to speak to Board early September about ideas for events in downtown JC

Trustee Jacyna had no questions.

Mayor Meaney discussed the Agenda and the Resolutions.

Attorney Sacco advised that Attorney Coughlin will be here for the meeting with Local Law for Overdose Prevention Centers.

Attorney Sacco went through SEQRA for Local Law 220 of 2022. This went to the Planning Board and they did recommend approval. Attorney Sacco reviewed the 239 Comments from Broome County.

Mayor Meaney and the Board discussed Resolution 221 of 2022. Mayor Meaney read the letter from Columbia Dental Group.

Trustee Walker gave an update to the Board on the Planning Board meeting where they approved a blood plasma center at the Save A Lot building which will eliminate a grocery store on Main St.

EXECUTIVE SESSION #2

A motion to enter executive session at 7:22 pm for acquisition of real property, contracts and legal advice was made by Trustee Walker and seconded by Trustee Brown. The motion carried with all those present voting in the affirmative.

A motion to exit executive session at 7:28 pm was made by Trustee Walker and seconded by Trustee Giblin. The motion carried with all those present voting in the affirmative.

ADJOURNMENT

Mayor adjourned the meeting at 7:28 pm.

Brittany Perkins
Village Clerk/Treasurer

Recordings of the Village Board meetings and work sessions
are available for review through the Village Clerk/Treasurer's Office.

1. Water Truck #9 needed to be towed to Syracuse for \$800 because of Transmission issues? We couldn't take that anywhere closer? Just curious if this is something that we will be able to do in-house with the new DPW building? There are 2 dealerships that deal with that transmission. 1 is Syracuse the other is Rochester. We have an established account with Syracuse
2. Mike Sherba retired last week but still gets the entire year Clothing Allowance? Should we think about these types of things for the contract and maybe pro-rate something like this? The Department has no say in the undertaking of the CBA. If the CBA states that an employee receives his entire clothing allowance, then it must be followed.
3. Why are we paying a clothing purchasing from 5/3/2022 in August? With all the other invoices being paid from the 2021/2022 budget should this come out of that budget and not the current Budget? The May voucher was for an employee in last years budget and it was applied to last years budget. The other clothing allowance payments in this abstract are for the current year.
4. Please explain again why we have 2 separate Energy bills? One for 720 Riverside Drive, NYSE&G for \$29.83 and one from Constellation for \$6.34.: NYSEG is the utility that delivers the service and Constellation is the energy provider.
5. Why is Pyramid work for the Water Dept. done and invoiced on 6/7/2022 coming out of the 2021/2022 budget? We are not sure what work was done on 6/7, we did buy the computer with encumbered funds from 20/21 budget
6. Why is the energy cost to N. Baldwin/Fairview much higher than all the other areas we pay for the Water Dept.? We do not see the nyseg bills for these properties, my guess would be that pump stations run more than the others, except for Camden st.
7. Will be reimbursed for the flange Kits for 59 Lester? \$1,964.27. PO#WA323430 out of Budget Line F8340.2.610 water equip. meters? Please refer to voucher, the meter and parts were paid for but are on back order so the total amount of \$5885.87 should go back in the meter line
8. Why did we have to tow Truck #9 to Syracuse? \$800.00 There are 2 dealerships that deal with that transmission. 1 is Syracuse the other is Rochester. We have an established account with Syracuse
9. How do we pay invoices from Chenango Emergency Vehicles from the 21/22 budget line when we are invoiced on 7/12/2022. \$11,580.00 Budget line A3120.2.310 police vehicles? The order was placed in 2021-22 but not received until July. Since the order was placed in last fiscal year that is where the expense gets paid from.
10. Parks. Why are we paying an invoice from Home Depot from 4/25/2022 in August? \$32.42 From DPW: Invoices are paid when they are received; we are paying the invoice from April because it wasn't received until after the July 19 Abstract From Fire: In regards to paying a bill from April in August all I can say is this, the purchase request was filled out and signed in March. The Home Depot credit card invoices do not come to the fire department, there for we cannot pay an invoice we do not possess. I am unaware of when the actual invoice was received. When I was made aware of the issue it was dealt with that day. As to why we are purchasing ice melt in the spring and out of that budget line, as Josh stated, it was an agreement between the DPW and Fire to use some of the monies left in the line that paid for the concrete to purchase "ice melt". The contractor said in no uncertain terms that salt shouldn't be used on the new concrete for a minimum of two years while the concrete cures. This early purchase ensured availability, locked in last season's pricing and allowed us to not ask for additional monies in this year's budget. We purchased two pallets of ice melt which is being stored at station 2 in the basement. 2 pallets is what we are projected to use this winter given last year's usage.
11. How are we paying for Police Training ammo invoiced on 5/4/2022 out of last years budget in August? These invoices were misplaced and just resurfaced to be paid, they were for last year's fiscal year.

12. How are we paying Williams door invoiced on 7/27/2022 out to the 2021/2022 budget? The order was placed in 2021-2022 but with delay in materials the door wasn't received until July. Since the order was placed in 2021-22 that is the budget we use to pay the expense.

Abstract Questions: 8/02/2022

13. If we are outfitting new police car #717 and paying out of the 2021/2022 budget line, invoiced on 7/27/2022, why aren't we paying for the computer for care #717 out of the 2021/2022 line as well. \$4,887.00 Patrol PC. Car 717 was our budgeted car during the 21/22 FY, but manufacturing delays and upfitting delays caused it to be completed/delivered in July '22. We held over the 21/22 funds to cover the upfitting. We had not planned to purchase a new Patrol PC for the new 717 because we had planned to transfer the Patrol PC from the old 717 into the new 717. However, due to the addition of the CEO position, we kept the old 717 and repurposed it as car #783 for the CEO therefore the Patrol PC remained in the old 717, and we needed to purchase a new Patrol PC for the new 717. We budgeted that expense into the 22/23 FY budget.
14. There is an invoice from Chenango Emergency Vehicle Solutions dated 5/24/2022 that is coming out of budget for 2022/23 for \$19,319.99, yet (Question #7) dated 7/12/2022 is coming out of last years budget? The 5/24/22 invoice is the purchase of the budgeted equipment needed for the three vehicles budgeted in FY 22/23. We ordered the equipment early to avoid a 15% price hike and to hopefully avoid delays in upfitting caused by supply chain issues.
15. Why are we paying invoice from Home Depot from 4/15/2022 in August? \$2,136.00 for Ice melt pellets for fire? Why are we purchasing so many at the start of spring? Where are these being stored? Out of Budget line \$A5112.2.030 which is North Side Concrete? Fire and DPW agreed to let the FD use the remainder of the line that was budgeted for the Northside FS concrete replacement to purchase Ice Melter to save the newly placed concrete because common practice is not to use salt on new concrete.
16. Grass cutting for code. The paperwork says for fire, but it is out of Budget Line A3938.4.066 which is Code not fire. Also, I don't see a 066 budget line in the code budget? The code line was created after we discovered the need for cutting grass had not been addressed in our budget process. The labeling on the vouchers and purchase reqs was an oversight that we will be certain to not commit again.
17. There is an invoice again for Code for repairs on the Jeep, yet again the paper work says fire. Please see line above; this was an oversight and corrective action has taken place to be sure these errors won't occur in the future.
18. Is the leaf blower in the parks department a new one or a replacement for an old one? The new equipment in the Parks Department is replacing old equipment that was no longer functioning.
19. When we have a new project in the parks department why are we always buying new calk guns, paint brushes, rollers, paint trays \$94.84? These items should be cleaned and stored for other projects. The painting equipment had to be replaced due to misuse by the BOCES employees on the last day they were employed by the Village. They did not properly clean any of the equipment they used – one of the many issues they had. Future practice will be to re-use this type of equipment.
20. What happened to the garage door at the DPW garage \$385.08? The spring on the top of the door broke and had to be replaced.