

February 24, 2016

The Town Board of the Town of Clayton held their Workshop Meeting at 5:00 PM in the Town Board Room at 405 Riverside Drive, Clayton, New York with the following persons present:

David M. Storandt Jr.
Mary Zovistoski
Kathleen E. La Clair

Robert W. Cantwell III
Donna Patchen

Christopher D. Matthews
Bill Sherman (absent)

Alicia Dewey
Gunther Schaller
Julie Garnsey
Helen Kendall
Samuel Matthews

Ken Knapp
Bruce "Mac" Mac Farlene
Larry Aubertine
Cindy Grant
Kristina Randazzo Ives

Keith Lawrence
L. Terry Fox
Raymond Kendall
Pam Mc Dowell

Pledge of Allegiance: Supervisor Storandt opened the meeting at 5:00 PM and led the assembly in the Pledge of Allegiance.

Town Clerk:

Correspondence:

- Notice application for the Tug Hill Commission 27th Annual Local Government Conference at JCC on March 31st.
- Grants Action News – February 2016 issue.
- Time Warner Cable – Notices of Business Class information, updates and developments, and increase improvements of video quality and increasing internet speeds in digital-only format.
- Received from NYS DEC Environmental Permits Division, The permits for the next five years for the two town sand & gravel mines (50 acres/14 acres) on County Route 4 (Crystal Springs Road).

Minutes: Motion was made by Mary Zovistoski, 2nd by Chris Matthews, to approve the minutes of February 10th as presented. Motion carried.

Depauville Sewer:

Supervisor Storandt updated Councilman Cantwell, on a discussion from the previous meeting concerning the purchasing of a Generator for the Depauville Sewer. The generator we had does not work anymore and we have an "on loan" generator at this time. Highway Superintendent Sherman has been discussing options with Bach & Co and on getting quotes. Discussions followed with bringing back to the meeting on March 9th quotes for a newer generator.

Corporate Authorization Agreement Resolution:

Supervisor Storandt had looked into getting a separate "Town of Clayton-Transient Docks Clearing Account" set up at Watertown Savings Bank. After much discussion, the Town Board decided the account would not be needed.

Public Comment on Agenda Items:

Bruce "Mac" Mac Farlene discussed the Opera House Lease Agreement. Mr. Mac Farlene feels that the Town Board needs to look at the yearly cost to the Town of having TIPAF run the upper floors. Discussions should also acknowledge the amount of money that TIPAF is making and why they aren't

helping with the cost of the building in some manner. He stated that if TIPAF isn't making money then possibly different management needs to be looked at.

Workshop discussion items:

1) Clayton Opera House Lease Agreement:

Councilwoman Zovistoski discussed that possibly the lease should be put out to bid instead of automatically renewing.

Councilman Matthews acknowledged that he is not fully educated on how much the town has put into the upper floors yearly. If we lease out the Opera House, we can't step in and tell them how to run it. The Town does have an obligation to look at the expenses. Councilman Matthews believes we should take more time before signing a renewal lease. A switch at this time would be difficult. We have several months to decide and give the Opera House notice.

Councilwoman Zovistoski acknowledged we have six (6) months before a decision about renewal is required.

Councilman Cantwell III stated that the Town did the original agreement in 2007 and renewed once in 2012. We should schedule a workshop meeting to fully look at before making any determinations.

Alicia Dewey referred to Vouchers that had been paid since 2008 (see attachment), possibly shared service would help to relieve expenses.

Supervisor Storandt discussed that typically the Town gives approximately \$7500-\$10,000 per year to fund certain community organizations. Any revenue or shared service should be looked at. Possibly a committee could be formed to sit down with TIPAF to hash out, discuss and negotiate, then bring back to the Board. Committee will be Supervisor Storandt and Councilwoman Zovistoski and they will bring back information to the March Workshop meeting.

2) Transient Dock Facility:

1) Project Updates

a) Concrete Report: Received a letter from Moffatt & Nichol dated February 24, 2016, that they have reviewed Tioga Construction Co., Inc.'s Request for Information (RFI) regarding acceptance of deck topping slab concrete that did not achieve the specified performance requirements based on the compressive strength test parameters. The 90 day break concrete cylinder representing placement between Station 2+20 and 2+57 showed a compressive strength of 4290 psi, or approximately 85% of the specified 5000 psi strength. Moffatt & Nichol reviewed the structural calculations for a lesser concrete strength and have determined the structure will function as intended, for all anticipated design conditions, with the presence of the lower-strength concrete. From a structural performance standpoint, there is no need to remove and replace the lower strength concrete; however the area does have surface defects, which shouldn't cause any issues related to the performance.

b) Welding: Tioga intends to have a third party certified weld inspector to re-inspect the welds in place. Where the welds "fail" the inspection criteria Tioga intends to reinforce the structural connection using mechanical means. These connections are not supplemental to the welds, but would be configured to take all loads as if the welds weren't in place. Tioga will be providing a formal submittal of the process. Moffatt & Nichol will continue to review the submittals provided by the Contractor, to ensure the intent of the design is met. Tioga intends to wrap up construction in the spring.

c) Bathhouse Tile: Tiling is completed. Caulking to be finished in the Spring when weather is warmer.

2) Staffing: The Board needs to have discussion about hours of operation. We need a flexible part-time person, but the person needs training. We are at 60 days out of opening for the season. We need

to advertise for a Dock Master now and a part-time seasonal labor. The Attendant would tie up, etc. Need this confirmed by April 1st. If we use people from Recreation Park, we need to check with Union Representatives.

3) Rates and Reservation System: We are ready to do a demo. We're approved for \$2.50 per linear foot. This is subject to change for the next season if warranted.

4) Rules & Regulations: Basics are there. Will follow up at next Board meeting.

Depauville Library Brick Repair: New Century Electric, Inc. has given a quote on doing the masonry repairs. There are a few repair locations that need pointing up and a few locations that need a brick or two replaced. New Century estimates that \$700 per locations, which consist of \$100 in materials and \$600 in labor across four locations. New Century would not provide a man lift or operator; removal of white coping (if needed); or Removal of roof flashing (if needed). The Town would provide the man lift and operator.

Motion made by Bob Cantwell III, seconded by Mary Zovistoski, to do the repairs of Brick Mortar at Depauville Library. Motion carried.

Public-Submitted Requests to Address the Board:

Gunther Schaller discussed making the Towns web site more "user" friendly. He thanked the Town Board for providing what they already have, but believes that more can be added to the site. Mr. Schaller believes this is a useful tool to communicate with townspeople that cannot attend meetings.

Ken Knapp discussed thoughts of a "Reasonable" Wind Law. He believes that Iberdrola is not being reasonable in asking for a meteorological ("met") tower outside of the Wind Overlay District. He also believes that that windmills are no longer compatible and that they don't fit in our community and stated that we are a tourist community. He believes we should just say "no" and pass a law that we don't want wind in the Clayton Community.

Cindy Grant discussed the Clayton Web Site and that you can view the Town of Clayton 2007 Wind Ordinance as well as the two from 2011. She is looking for the Town to also list under these, a link to the Horse Creek Public Service Commission website. She gave another listing for a Cape Vincent resident of going on www.jeffersonleaningleft.blogspot.com. She believes that it would be useful to just be able to have a direct link to the official Horse Creek Public Service Commission website listed on our website.

Adjournment:

Motion made by Mary Zovistoski, seconded by Bob Cantwell III, to adjourn this workshop meeting at 6:22 pm. Motion carried.

Kathleen E. LaClair, Town Clerk