

REGULAR MONTHLY MEETING

April 13, 2017

The regular monthly meeting of the Town Board of the Town of Alfred was held at 7:00 pm April 13, 2017. All Board members were present. Guests were Bill Cleveland, Chairman of the Planning and Zoning Board and Judson Stearns, Chairman of the Zoning Board of Appeals. Jim Ninos representing the Village of Alfred and James Bieler. Also attending was Town Clerk Janice Burdick and Highway Superintendent John Billings. Representing the press was Jason Jordan of the *Evening Tribune*.

The meeting was opened by Supervisor Acton with the Pledge of Allegiance.

Guests: Bill Cleveland explained the history of why the Board felt a need to add Special Use Permits in the Zoning Agriculture District. Judson Stearns added that most of the Town is zoned Agriculture but basically have one farm in the Town. So if someone wants to have a business they have to apply for a Variance and prove financial hardship which is difficult. By making it a permitted use with a Special Use Permit they would still have to apply for the Special Use Permit but would not have to prove hardship since it is now a permitted use. Bill Cleveland explained that what they presented to the Board was basically taking what is permitted with a Special Use Permit in the Light Industrial Zone and using those in the Agriculture Zone plus added a buffer zone. Dan Acton stated that when he went to the Houghton Conference last year they mentioned that you have to list and define all uses that are allowed for a Special Use Permit. Fion MacCrea's concern was that this basically makes the Ag. District Light Industrial. Bill Cleveland added that by requiring a Special Use Permit the ZBA can control what is allowed. Jerry Snyder added that the Town wants business to prosper – when Zoning first came in the idea was to prevent eyesores, etc. Now people want to make pots or fix vehicles for a living and they have to jump through hoops to get a permit. Dan Acton added that the issue of Zoning is to protect, doesn't feel the Town is against business but also don't want to affect neighbors and the character of the neighborhood. Fion MacCrea added that taking the hardship requirement out would be a big help and specific listing of what is allowed is just a way to protect the neighbors and the character of the neighborhood.

James Bieler, property owner on County Route 12, stated that he would like to start a chicken processing plant and restaurant. Under current law he would need a variance. Fion MacCrea stated that there would still be areas where you would need a variance. Impossible to cover every single case with a Special Use Permit and that is where a Variance would be used. Mr. MacCrea added that may want to add Agritourism has a permitted use with a Special Use Permit. Bill Cleveland suggested that the Town Board come up with a list of specific cases that would be allowed with a Special Use Permit and submit them to the Planning Board.

Approval of Minutes: The minutes of 3/9/2017 were approved with a motion by Mary Stearns seconded by Jerry Snyder and carried 5-0 with one correction. Snack Bar not snake.

Codes Enforcement Officer –Reviewed written report. Supervisor Acton discussed the Wisniewski property with Mr. Kilmer and noted that progress is being made. Court Date was last night and no action taken again.

Monthly Report: All ok.

Correspondence: Standard Work Day and Reporting Resolution for Elected and Appointed Officials. A motion to approve was made by Fion MacCrea. There was no second to the motion

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due to the Board wanting information on why this needs to be done. A motion to table the resolution was made by Jerry Snyder, seconded by Dan Acton and carried 5-0.

General Abstract #4- Vouchers #47-60 in the amount of \$11344.06 were approved with a motion by Mary Stearns seconded by Jerry Snyder and carried 5-0.

Highway Abstract #4- Vouchers #47-64 in the amount of \$20145.76 were approved with a motion by Fion MacCrea seconded by Jerry Snyder and carried 5-0.

Highway Report: Reviewed written report.

Projects:

1. Met with Midland and received estimates for oil and stoning Lake and Waterwells. Quotes do not include gravel. All Waterwells and the intersection of Lake to the Town of Ward line. Lake Road will be patched and sealed but no grinding.
2. Sugar Hill – will grade over bad spots.
3. Sherman and Kenyon – 2 coats of oil and stone for final seal. A motion was made by Dan Acton to finish Kenyon Road and Sherman Road with CHIPS funding. Seconded by Jerry Snyder and carried 5-0.
4. 5 Year Equipment Plan - Dan Acton and Fion MacCrea met with John Billings to come up with a 5 year plan.

- 2017 sell the 2010 Mack (Auction estimate \$85,000.00) and replace with used 10 wheeler at an estimated cost of \$150,000.00.
- Roller – pay one year instead of paying in full in 2017. Will cost about \$1500 more to trade in.

Jerry Snyder stated that he felt some of the bills for repairs for the Mack should have been under warranty. After some discussion it was decided to sell the Mack at auction and check to see if the Town can buy from another municipality without bidding.

John Billings submitted hospital bills for wife. Since the Insurance plan was only going to be for one month a HSA account was not set up with the understanding that the Town would pay up to the \$2600 deductible. A motion was made by Dan Acton, seconded by Jerry Snyder and carried 4-0 to pay \$2600 toward the bills. (Bob Ormsby left early.)

Town Clerk – Reviewed written report. Houghton Conference Wednesday, May 10th.

Supervisor's Report:

- Went on Association of Town's website and found information on the Tax Savings Plan that each municipality will be required to participate in. Each County will have to come up with a plan that the Town's and Village's will have to agree on and then it will be put before the voters on the November ballot. Mary Stearns stated that the Town did this before and has shown the shared services we do with the Village such as DCO and Police. You do not get any credit for anything that was done prior to this new requirement.

Bank Statements - A motion by Mary Stearns to approve the Bank statements was seconded by Dan Acton and carried 4-0.

A motion to enter Executive Session to discuss litigation was made by Dan Acton, seconded by Fion MacCrea and carried 4-0. Executive session lasted from 8:30 pm -9:00 and ended with a motion by Dan Acton, seconded by Fion MacCrea and carried 4-0. A motion to adjourn at 9:00 pm was made by Mary Stearns seconded by Fion MacCrea and carried 4-0.

Respectfully submitted,

Janice L. Burdick, Town Clerk

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