

A Work Session was held February 7, 2017 at Hutchinson Hall, Newark Valley at 7:00 P.M. The following were

PRESENT:

Stuart Yetter, Jr., Supervisor
Warren Smith, Councilman
Joe Tomazin, Jr. Councilman
Dan Cheresnowski, Councilman
Tim Dalton, Councilman

Also Present: Charlie Morgan; Charles Meade, Highway Superintendent; Sue Meade; Tom Larson, Code Enforcement Officer; Denise Liske, Dog Control Officer; Doug Barton, Assessor.

Meeting Called To Order

Supervisor Yetter called the meeting to order at 7:00 P.M.

Pledge of Allegiance

Supervisor Yetter led all in the Pledge of Allegiance.

Application for Corrected Tax Roll Resolution

Supervisor Yetter advised the Town Board of clerical errors that were identified by the County of Tioga in the Town of Newark Valley's tax roll for 2017. A resolution is required by the Board to accept the correction as submitted by the County. Supervisor Yetter advised that the correction does not in any way affect the Town's budget.

Resolution #18-2017

Acceptance of Tax Roll Correction

On a motion offered by Councilman Tomazin and seconded by Councilman Smith, the Town Board accepted the correction to the 2017 Tax Roll as submitted by Tioga County.

Councilman Smith– AYE
Councilman Tomazin, Jr. - AYE
Councilman Cheresnowski - AYE
Councilman Dalton - AYE
Supervisor Yetter, Jr. - AYE

Motion Carried

Spring Clean-Up

There was discussion about the best dates for the Town's 2017 clean-up days and the handling of sensitive materials. The dates of Thursday through Saturday, May 4th through May 6th, were selected. Superintendent Meade will investigate this year's requirements for the handling of tires, electronics, etc. and possible alternative methods, so this information can be put in the next newsletter along with the dates.

REAP (Rural Economic Area Partnership)

Supervisor Yetter received a letter, including a bill, inviting the Town of Newark Valley to participate in REAP for this year. The annual cost is \$900.00, which is calculated based on population. The Town Board discussed the benefits of participating in REAP: outreach programs, help for grant acquisitions, assistance to local businesses, help with low income

housing programs, etc. The Town has not participated in many years. The Town Board reached a consensus to participate this year. The monies will come from the Contingency Account. An ad will be put in the newsletter for a Town representative to sit on the REAP Board.

Items of Interest to Board Members

Supervisor Yetter advised the Town Board that he met with the Town's insurance representative, Mr. Patterson, in January 2017. They discussed the Town's liability umbrella policy and whether the current 1 million dollars is sufficient. The Town Board discussed the benefits of increasing the policy to 3 million dollars, an increased cost of \$1,500.00 for the year.

Resolution #19-2017

Increase of Town's Liability Insurance Policy

On a motion offered by Councilman Smith and seconded by Councilman Dalton, the Town Board authorized the Supervisor to raise the Town's insurance policy to 3 million dollars.

Councilman Smith– AYE
Councilman Tomazin, Jr. - AYE
Councilman Cheresnowski - AYE
Councilman Dalton - AYE
Supervisor Yetter, Jr. - AYE

Motion Carried

Councilman Smith inquired on the status of the Solar Law. Supervisor Yetter stated he is still reviewing and researching the specifications in the law drafted by the Attorney to the Town.

The Deputy Town Clerk reminded the Town Board of the need to audit the Clerk's books. Councilman Cheresnowski and Councilman Dalton will contact the Clerk to schedule the audit.

Highway Report

In response to an email from the Village of Newark Valley Mayor concerning the plowing/sanding of Village streets by Towns, Superintendent Meade submitted the following information to the Town Board:

Tioga County Town/Village Shared Services

1. *Village of Candor: 2.85 miles - Town of Candor plows and sands at no cost.*
2. *Village of Waverly: 21.52 miles - Town of Barton does nothing for the Village of Waverly.*
3. *Village of Nichols: 1.75 miles - Town of Nichols plows and sands at a Village cost of \$3,200.00.*
4. *Village of Spencer: 6.80 miles - Town of Spencer plows and sands. The Village of Spencer paid \$7,909.00 for 2016, and \$14,191.00 for 2014 and 2015. The rate used, as determined by the NYS Controller's Office, was \$38.50 per hour (sanding only), \$43.72 per hour (plowing and sanding), plus materials (sand and salt). The Town can also charge 48% for fringe benefits (i.e., health, retirement, uniforms, workers comp.), which they haven't done yet.*

Village of Newark Valley: 4.68 miles.

As stated from the Mayor in his January 24, 2017 e-mail, he believed that Newark Valley and Owego are the only 2 Villages in Tioga County where the Villages still plow and sand their own roads. Wrong, as you can see from the above information, which was received first hand from each of the Towns listed. Candor is the only Town providing these services for no charge!

In the same e-mail, the Mayor also brought up that the Town of Newark Valley is already plowing/sanding other Towns' roads, which we don't charge for. However, in these cases, the involved Towns are each helping the other where it makes sense. The cases are as follows:

- 1. Town of Berkshire: They plow/sand Newark Valley's end of Brown Rd., and in return Newark Valley plows and sands Ketchumville North Rd. to Letter S Hill Rd.*
- 2. Town of Maine: They plow/sand the lower end of King Hill Rd. and Loomis Rd., and Newark Valley plows/sands the top side of Miller Rd.*
- 3. Town of Owego: They plow/sand Gage Rd. to the top, and Newark Valley plows/sands Sherry Lipe Rd. to Wade Hollow Rd. This sometimes gets turned around to who arrives first on each road. Superintendent Meade has been cleaning the big intersections of Wade Hollow Rd. and Rt. 38, for safety issues (Town of Owego's).*

Superintendent Meade also reported that all but 1 of the equipment put up for auction has been picked up. The unsold equipment will be relisted on the auction board at no additional cost to the Town.

Department Reports

Dog Control

Denise Liske reported she has been working on various dogs running at large and a continuing complaint of a beagle chasing deer.

Code Enforcement

Tom Larson discussed the following with the Town Board:

- The 5500 Newark Valley Maine Rd property - James/Amanda Barker residence: appears to be vacant/abandoned and there is an issue with broken pipes and water running for at least the past 3 weeks. Mr. Larson is still attempting to contact the owners. Code does not have the authority to enter the property, so nothing further can be done at this time.
- Requested permission to attend a class - see resolution below.
- The Tull barn on Settle Rd is being addressed with the owners.
- FYI about the new Sugarhouse Law - a copy is on file in the Clerk's office.
- Code Officer, or other Town appointee, serving as a Fire Commissioner - Mr. Larson discussed this with the Attorney to the Town and reported that so far there appears to be no conflict of interest.
- Mr. Larson inquired on the status of hiring a Deputy Code Officer. The Town Board had nothing to report at this time.

Resolution #20-2017

Code Enforcement Training

On a motion offered by Councilman Tomazin and seconded by Councilman Cheresnowski, the Town Board authorized the Code Enforcer to attend STBOA training at the Sidney Fire Station, Sidney, NY, on February 22, 2017 for the cost of \$35.00 plus mileage.

Councilman Smith– AYE
Councilman Tomazin, Jr. - AYE
Councilman Cheresnowski - AYE
Councilman Dalton - AYE
Supervisor Yetter, Jr. - AYE

Motion Carried

Assessor

Doug Barton discussed the following with the Town Board:

1. Status of assessments: in Mr. Barton's opinion, they are in fair shape. The last property revaluation was done in the early 1990s. The current equalization rate is 70%. The equalization rate is adjusted yearly based on property sales in the town during the previous year. The Town's equalization rate is on par with most other Towns in Tioga County.
2. Mr. Barton has an open door policy and encourages property owners to contact him if they have any concerns about their assessment. He works with each owner to determine a fair and equitable assessment based on property inventory and comparisons to similar properties in the Town.
3. Mr. Barton expressed his thanks to the Code Enforcer for doing an excellent job in keeping him informed of inventory changes.
4. It is expected that there are many errors in inventory. The interior of properties are not inspected on a yearly basis and some owners are not getting permits for improvements being made. The inventory might need to be redone before a revaluation.
5. Sold properties are not reassessed unless a site inspection shows new inventory.
6. Cost of a revaluation: \$25 to \$100 per parcel. At the low end, the revaluation would entail drive-bys, spot checks, on-line comparisons, and programs that calculate the assessments. At the high end, the revaluation would entail inspections of every parcel, including interior inspections as allowed by owners, in addition to programs to calculate new assessments.
 - a. Mr. Barton is recommending annual maintenance of all assessments, if a revaluation is done. This could necessitate a full-time assessor at the minimum to inspect all properties, as well as complete all paperwork.
 - b. The Town Board reached a consensus that it is not beneficial for the Town to pursue a revaluation at this time.

On a motion offered by Councilman Cheresnowski and seconded by Councilman Dalton, the meeting was adjourned at 8:10 P.M.

The next scheduled meeting is a regular meeting on February 21, 2017 at 7:00P.M.

Respectfully submitted,

Janet B. Smith
Deputy Town Clerk