

Mayor Ashley called the meeting to order and asked the Clerk to call the roll:

PRESENT: Mayor Ashley, Councillors Davis, Mitchell,
Morley, Skamperle and Stevenson

ABSENT: Councillor Price

Mayor Ashley said Councillor Price is recovering from surgery in Syracuse and will not be able to attend the meeting. There was a consensus of Council to excuse Councillor Price.

PRESENTATION

1. Tom Langen, President of St. Lawrence Land Trust, presented Council with information regarding conservation easements. Mr. Langen explained the different types of conservation easements and the tax incentives available to property owners. (A copy of his presentation material follows these minutes.)

PUBLIC HEARING

1. A public hearing regarding the sale of City-owned property located at 729-737 State Street was held. The following people spoke:

a) Jody Spooner, 148 McIntyre Road, asked if the auction will be held tonight, and Councillor Skamperle said no.

b) Ed Scharf, 539 Yankee Street Road, Hammond, asked if sealed bids will be accepted. Councillor Morley said the property will be sold by live auction.

No one else being present to speak, the hearing was declared closed.

CITY COUNCIL MEETING

September 26, 2016

Page 216

2. A public hearing to amend Chapter 221 entitled 'Zoning' was held. (Claxton Hepburn Medical Center, owner of parcel #59.022-10-5.2, being bounded by Mansion Avenue, Spring Street and Albany Avenue, has requested the property be rezoned from Adaptive Reuse District (ARD) to Moderate Density Residential (MDR) under the provisions of Article XVII.)

William Nelson, Executive Director of Support Services for Claxton Hepburn Medical Center, explained the hospital has sold the property, but a contingency of the sale is that the property be rezoned. Mr. Nelson said once sold, the parcel will go back on the tax roll. No one else being present to speak, the hearing was declared closed.

3. A public hearing regarding the City's proposed RESTORE NY 4 grant application and Property Assessment List for strategic demolition within the City's designated Brownfield Opportunity Area was held.

Karl Mayhew, 110 Lake Street, spoke in support of the grant application. Mr. Mayhew explained there has been tremendous improvement in the area and thanked City staff for their efforts to pursue these types of grants. No one else being present to speak, the hearing was declared closed.

PERSONAL APPEARANCE

1. Judy Cyrus, Riverview Towers, addressed Council regarding a speed zone change on the Washington Street bridge approach in front of Riverview Towers. Ms. Cyrus urged Council to file a petition with NYSDOT to reduce the speed limit in that area. Ms. Cyrus also urged Council to impose a curfew in the City. Ms. Cyrus explained there are many young people in the Greenbelt area late at night, speeding and squealing their tires.

CONSENT AGENDA

Mayor Ashley moved that the claims as enumerated in General Fund Warrant #16-2016 in the amount of \$607,678.87 and Library Fund Warrant #16-2016 in the amount of \$21,397.80 and Capital Fund Warrant #16-2016 in the amount of \$0.00 and Community Development Fund Warrant #16-2016 in the amount of \$0.00 and Community Renewal Fund Warrant #16-2016 in the amount of \$0.00 as audited, be and the same are ordered paid and Councillor Skamperle seconded the motion.

The vote was:

CARRIED, AYES ALL

CORRESPONDENCE

1. City Clerk Kathleen A. Bouchard read a letter from Rhonda Roethel, Committee Chairperson, requesting permission to hold the 2016 Ogdensburg Light Up the Night/Santa Parade. (A copy of the letter follows these minutes.)

APPOINTMENTS

1. Mayor Ashley moved to appoint Michelle McLagan to complete the unexpired five-year term of Dr. Michael A. O'Donnell on the Ogdensburg Public Library Board, term to expire 12/31/2019, and Councillor Stevenson seconded the motion.

The vote was:

CARRIED, AYES ALL

ITEMS FOR COUNCIL ACTION

1. Councillor Skamperle moved an ordinance to sell City-owned property located at 729-737 State Street (vacant lot at corner of Lafayette and State Streets), and Councillor Morley seconded to wit:

ORDINANCE #18 of 2016
AN ORDINANCE TO OFFER FOR SALE AT PUBLIC AUCTION
CITY-OWNED PROPERTY

BE IT ORDAINED AND ENACTED by the City Council of the City of Ogdensburg, New York, as follows:

SECTION ONE:

The following property shall be offered for sale at public auction by the City of Ogdensburg:

<u>TAX MAP #</u>	<u>LOCATION</u>	<u>MINIMUM PURCHASE PRICE</u>	<u>RESTRICTION(S)</u>
59.023-3-39	729-737 State Street	\$3,750. (includes estimated \$400. Attorney & \$350. SLC recording fee)	None

SECTION TWO: The City does not guarantee clear property title in the transfer of properties by auction and conveyance will be made by Quit Claim Deed. The City Council reserves the right to reject any or all bids or to withdraw any parcel from sale.

SECTION THREE: This ordinance shall become effective after public notice has been published at least once each week for three weeks in the official City newspaper.

Councillor Skamperle asked if an auction date has been determined. City Manager Sarah Purdy said the auction is scheduled for October 19, 2016 at 10:00 a.m. in Council Chambers.

The vote was:

CARRIED, AYES ALL

2. Mayor Ashley moved an ordinance to amend Chapter 221 entitled 'Zoning' (Claxton Hepburn Medical Center, owner of 503 Mansion Avenue, consisting of approximately .52 acres, bounded by Mansion Avenue, Spring Street and Albany Avenue, has requested the property be rezoned from Adaptive Reuse District (ARD) to Moderate Density Residential (MDR) under the provisions of Article XVII.), and Councillor Skamperle seconded to wit:

ORDINANCE #19 of 2016
ORDINANCE AMENDING CHAPTER 221 ENTITLED "ZONING"
OF THE CITY OF OGDENSBURG MUNICIPAL CODE

BE IT ORDAINED AND ENACTED by the City Council of the City of Ogdensburg, New York, as follows:

ITEM ONE

That the Official Zoning Map referenced in Section 221-8 be amended as follows:

That Section No. 59.022, Block No. 10, Lot No. 5.2, consisting of approximately .52 acres, being bounded by Mansion Avenue, Spring Street, and Albany Avenue, and owned by Claxton Hepburn Medical Center is hereby rezoned from Adaptive Reuse District (ARD) to Moderate Density Residential (MDR).

ITEM TWO

This ordinance shall take effect ten (10) days after publication of a notice which shall give the title and describe same in summary form.

The vote was:

CARRIED, AYES ALL

3. Councillor Stevenson moved a resolution authorizing the City Manager to submit an application for \$500,000.00 through the Round 4 RESTORE NY COMMUNITIES INITIATIVE through Empire State Development Corporation (ESDC), and Councillor Skamperle seconded to wit:

A RESOLUTION TO AUTHORIZE THE SUBMISSION OF AN
ROUND 4 RESTORE NY GRANT APPLICATION

WHEREAS, the City of Ogdensburg desires to prepare a Round 4 RESTORE NY COMMUNITIES INITIATIVE grant application for projects that demolish, deconstruct, rehabilitate, and/or reconstruct vacant, abandoned, condemned and surplus properties; and

WHEREAS, this application is consistent with the City's Designated Step II Brownfield Opportunity Area (BOA) Nomination Plan to revitalize our downtown waterfront core; and

WHEREAS, the City is eligible to apply for up to \$500,000 being a municipality under 39,999 in population; and

WHEREAS, this application requires a 10% match equal to \$50,000 which is an appropriate, effective, and efficient use of existing and future public resources that will promote both economic development and preservation of community resources; and

WHEREAS, this application will promote smart growth principals of infill development that take advantage of, and enhance existing infrastructure and facilities that will attract, create, and sustain future employment opportunities; and

THEREFORE BE IT RESOLVED, that the Ogdensburg City Council authorizes the City Manager to submit a grant application for the proposes of demolition of strategic, City-owned, vacant and condemned properties as listed in the Property Assessment List; and

BE IT FURTHER RESOLVED, that matching funds for this grant will be provided from the Community Development Fund in an amount not to exceed \$50,000, and if awarded, the City Manager is authorized to enter into any necessary contracts to accept and administer this grant.

Councillor Morley asked for the balance of the Community Development account. City Comptroller Timothy Johnson said there is roughly \$50,000 available from several accounts, but these projects may come in under budget which would preserve some of those funds. Councillor Morley asked if we would deplete those accounts if the whole \$50,000 match was required, and Mr. Johnson said yes. Mayor Ashley asked if the grant would complete all three proposed projects. City Manager Sarah Purdy said there is not enough funding available for all three buildings.

The vote was:

CARRIED, AYES ALL

4. Councillor Mitchell moved a resolution authorizing the City Manager to sign a NYSDOT Undertaking Agreement to allow the 2016 Holiday Light Up the Night Parade route to be designated as State Street (Route 68), and Councillor Skamperle seconded to wit:

RESOLUTION TO AUTHORIZE THE CITY MANAGER
TO SIGN A NYSDOT UNDERTAKING AGREEMENT

WHEREAS, the New York State Department of Transportation (NYSDOT) requires an Undertaking Agreement to allow the 2016 Holiday Light Up the Night Parade route to be designated as State Street (Route 68), and

NOW, THEREFORE, BE IT RESOLVED that the City Manager, Sarah Purdy, is hereby authorized and directed to sign an Undertaking Agreement with the NYSDOT to allow the 2016 Holiday Light Up the Night Parade route to be designated as State Street (Route 68).

The vote was:

CARRIED, AYES ALL

5. Councillor Stevenson moved a resolution introducing a local law and providing for public notice and public hearing to authorize a property tax levy in excess of the amount otherwise prescribed in General Municipal Law §3-c, and Councillor Mitchell seconded to wit:

RESOLUTION
INTRODUCING LOCAL LAW #__ FOR 2016

BE IT RESOLVED that proposed Local Law #__ of the year 2016 entitled:

AMENDMENT to authorize an override of the property tax cap for 2017, be and it hereby is introduced before the City Council of the City of Ogdensburg, NY, and

BE IT FURTHER RESOLVED that copies of the aforesaid proposed Local Law be laid upon the desk of each member of the City Council, and

BE IT FURTHER RESOLVED, that the City Council hold a Public Hearing on said proposed Local Law at the City Council Chambers at 7:00 pm on Tuesday, October 11, 2016, and

BE IT FURTHER RESOLVED that the City Clerk publish or cause to be published a public notice in the official newspaper of the City of Ogdensburg of said public hearing at least seven days prior thereto.

City Comptroller Timothy Johnson explained it is a precautionary step but will also allow the City to maintain flexibility with the upcoming budget.

The vote was:

CARRIED, AYES ALL

6. Councillor Morley moved a resolution authorizing the City Manager to sign an agreement to extend the Snow and Ice Control Agreement between the City of Ogdensburg and St. Lawrence County, and Councillor Stevenson seconded to wit:

A RESOLUTION AUTHORIZING THE CITY MANAGER
TO SIGN AN AGREEMENT BETWEEN THE CITY OF OGDENSBURG
AND ST. LAWRENCE COUNTY

BE IT RESOLVED, that the City Manager is authorized to sign the attached extended Snow and Ice Control Agreement between the City of Ogdensburg and St. Lawrence County for the 2016-2017 Season.

CITY COUNCIL MEETING

September 26, 2016

Page 224

Councillor Skamperle asked if the City profits from this agreement. Public Works Director Scott Thornhill said the City more than breaks even each year. Mr. Thornhill explained the reimbursement rates under this agreement are established after he provides our rates for manpower and equipment. Councillor Morley said one of the biggest advantages is that the snow and ice removal is completed quickly, and Mr. Thornhill agreed.

The vote was:

CARRIED, AYES ALL

OLD BUSINESS

1. Councillor Skamperle said the St. Lawrence River water levels are low again and asked if the culvert at the marina can be cleaned out to improve water flow.

2. Councillor Skamperle asked for an update on the tree project in the Greenbelt area. Recreation Director Matt Curatolo said the paperwork has been forwarded to City Attorney Andy Silver for his approval.

3. Councillor Davis asked for an update on the grant received for repairs and improvements to the City docks. Director of Planning and Development Andrea Smith said all of the required paperwork has been submitted, but we do not have a contract yet. Ms. Smith said she will update Council when information becomes available.

NEW BUSINESS

1. Councillor Stevenson thanked Recreation Director Matt Curatolo for his efforts with the sign at the Peg LaVigne field. Councillor Stevenson said a dedication ceremony will be held on Thursday at 4:00 pm and invited everyone to attend.

CITY COUNCIL MEETING

September 26, 2016

Page 225

2. Councillor Stevenson said she attended the recent St. Lawrence County Mayor's Association dinner and a presentation by the St. Lawrence County Office of the Aging. Councillor Stevenson suggested we invite representatives from that office to give a presentation to Council. Councillor Stevenson explained the next association dinner will be held in Canton in early December and urged the Mayor and Council to attend.

3. Councillor Mitchell thanked the fire and police departments for their quick response to a recent gas leak at Ogdensburg Free Academy.

4. Mayor Ashley asked for an explanation of the road work at the intersection of Route 37 and Route 68. Public Works Director Scott Thornhill explained a new culvert had to be installed to redirect the water drainage in that area. Mr. Thornhill said City staff worked together with contractors and NYSDOT to lower the 12" water main about 4'. Mr. Thornhill said there are still a few more steps to complete, but a significant reduction in the water level in that watershed area will benefit the City. Councillor Morley asked if the project is billable. Mr. Thornhill said the City is being reimbursed for materials but not manpower. Mr. Thornhill explained our staff was able to address the issue quicker than the contractors.

On a motion duly made and seconded, the meeting was adjourned.