



REGULAR MEETING OF THE BOARD OF TRUSTEES OF THE VILLAGE OF WATKINS GLEN HELD TUESDAY, NOVEMBER 7, 2023

PLEDGE OF ALLEGIANCE

The public session of the meeting was called to order at 6:00 pm by Mayor Laurie DeNardo. Present were Mayor Laurie DeNardo, Deputy Mayor Peter G. Cherock, Trustee Bob Carson, Trustee Margaret Schimizzi and Clerk Fred Warrick. Also in attendance were Code Enforcement Officer Scot Cole, Sergeant Aaron Jumper, Team Lead Scott Taylor, and Parks and Recreation Coordinator Chantal Fitzgerald. Absent was Trustee Nan Woodworth and Superintendent of Public Works Terry Wilcox. There were approximately five other people in attendance.

PUBLIC HEARING

Deputy Mayor Peter G. Cherock motioned to open the public hearing on the Planned Unit Development – Waterside on Seneca – Lembeck Lane. Trustee Margaret Schimizzi seconded the motion. The Board then voted on the motion. All were in favor. Motion carried.

Kristin VanHorn spoke on the PUD and explained it as a unique overlay district to the Village's zoning. It becomes a zoning amendment for just the parcels in that development. Developer comes to the planning board, goes through all the back and forth of what the setbacks should be, the allowed usages, the site plan, etc. The planning board sends their recommendation to the Board of Trustees, which thereafter goes to the County planning board for their input. Once the zoning is in line, the developer goes back to the planning board with the full site plan layout for final review and approval. The developer is proposing three land uses similar to Single or Two Family dwellings, STRs and a restaurant.

Mayor Laurie DeNardo noted a correction to the planning board's recommendations. The use list that was originally included in the board packet was the incorrect version. The correct version indicated land use as "P" (permitted) for Single-or-Two Family Dwelling and Restaurant and "SP" (Special Permit) for Short-Term Rental.

Dave Wilcox (the developer) stated that it is his hope to make use of 10th Street as an access road in and out of the development.

Julie Symes (2nd Street) inquired about gas wells. Developer Wilcox responded there are no gas wells, but 5 salt wells. Cargill has access via easement agreements.

Charlie Scaptura asked is there would be businesses and inquired about the use of the dwellings. Developer Wilcox confirmed the plan for a restaurant and 63 units for purchase. Any STRs are special permit required. He also confirmed that the access road would be village owned.

John Bond (N. Perry St.) asked if the homes would all be for purchase or for rental. The developer responded that all properties would be for sale.

No other questions. Mayor Laurie DeNardo left the public hearing open.

PUBLIC BE HEARD

Amanda Ratchford provided the latest updates on the Water Systems Improvement project. She presented before and after photos of the intake screen, which has been completely replaced.

Joe Shoemaker on behalf of Pierce Financial Solutions came to review the financing options of a new ladder

truck based on the specs elected by the fire dept.

APPROVAL OF MINUTES

Minutes for the Regular Meeting held on October 17, 2023

Trustee Bob Carson made a motion to approve the minutes for the regular Board meeting held on October 17, 2023. Mayor Peter G. Cherock seconded the motion. The Board then voted on the motion. Trustee Margaret Schimizzi abstained due to her absence from the 10/17 meeting. All others were in favor. Motion carried.

DEPARTMENT REPORTS

Mayor Peter G. Cherock made the motion to approve all Department Head reports. Trustee Bob Carson seconded the motion. The Board then voted on the motion. All were in favor. Motion carried.

VOTING ITEMS

Hire

Trustee Margaret Schimizzi made a motion to approve the hire of Naomi Kingsley as a part time account clerk to assist the office while we seek a new treasurer. Effective 10/25 - \$25.00/hr. Trustee Bob Carson seconded the motion. The Board then voted on the motion. All were in favor. Motion carried.

Payment Application

Mayor Peter G. Cherock made a motion to approve payment application #7 of \$398,095.03 for work performed and stored materials/equipment by McCrossin for the Water Improvements Project. Trustee Margaret Schimizzi seconded the motion. The Board then voted on the motion. All were in favor. Motion carried.

Change Orders

Trustee Margaret Schimizzi made a motion to approve change order #5 for the cost increase related to replacing existing variable frequency drives for raw pumps with new VFDs. Project increase of \$39,524.36. Trustee Bob Carson seconded the motion. The Board then voted on the motion. All were in favor. Motion carried.

Trustee Bob Carson made a motion to approve change order #6 for cost increase related to rehabilitation of the filter cells in WTP and extension of McCrossin's Contract Time. Project increase of \$451,229.36. Trustee Margaret Schimizzi seconded the motion. The Board then voted on the motion. All were in favor. Motion carried.

RESOLUTIONS

Community Bank

Deputy Mayor Peter G. Cherock made a motion to approve the Corporate Authorization Resolution from Community Bank. Trustee Bob Carson seconded the motion. In further discussion, Clerk Fred Warrick clarified that this is just a bank issued form needed to remove the former treasurer from the village bank accounts. The Board then voted on the motion. All were in favor. Motion carried.

Pro-Housing

Deputy Mayor Peter G. Cherock made a motion to approve a resolution to adopt the pro-housing communities pledge.

WHEREAS, the Village of Watkins Glen (hereinafter "local government") believes that the lack of housing for New York residents of all ages and income levels negatively impacts the future of New York State's economic growth and community well-being;

WHEREAS, the housing crisis has negative effects at regional and local levels, we believe that every community must do their part to contribute to housing growth and benefit from the positive impacts a healthy housing market brings to communities;

WHEREAS, we believe that supporting housing production of all kinds in our community will bring multiple benefits, including increasing housing access and choices for current and future residents, providing integrated accessible housing options that meet the needs of people with sensory and mobility disabilities, bringing economic opportunities and vitality to our communities, and allowing workers at all levels to improve their quality of life through living closer to their employment opportunities;

WHEREAS, we believe that evidence showing that infill development that reduces sprawl and supports walkable communities has significant environmental and public health benefits; and

WHEREAS, we believe that affirmatively furthering fair housing and reducing segregation is not only required by law, but is essential for keeping our community strong and vibrant;

NOW, THEREFORE, IT IS HEREBY RESOLVED that the Village of Watkins Glen, in order to take positive steps to alleviate the housing crisis, adopts the Pro-Housing Communities pledge, which will have us endeavor to take the following important steps:

1. Streamlining permitting for multifamily housing, affordable housing, accessible housing, accessory dwelling units, and supportive housing.
2. Adopting policies that affirmatively further fair housing.
3. Incorporating regional housing needs into planning decisions.
4. Increasing development capacity for residential uses.
5. Enacting policies that encourage a broad range of housing development, including multifamily housing, affordable housing, accessible housing, accessory dwelling units, and supportive housing.

Trustee Bob Carson seconded the motion. The Board then voted on the motion. All were in favor. Motion carried.

[Fire Dept. Building Use Applications](#)

Trustee Bob Carson made a motion to approve fire dept. member application for use of building by Jimmy Spencer for a birthday party on 11/1/2023 from 10am – 3pm. Trustee Margaret Schimizzi seconded the motion. The Board then voted on the motion. All were in favor. Motion carried.

Trustee Bob Carson made a motion to approve the fire dept. member application for use of building by Ashley Jayne for a family function on 11/23/2023 from 8am – 8pm. Trustee Margaret Schimizzi seconded the motion. The Board then voted on the motion. All were in favor. Motion carried.

[Ladder Truck](#)

Any decision on the ladder truck replacement has been tabled.

[Closing the Public Hearing](#)

Deputy Mayor Peter G. Cherock made a motion to close the public hearing. Trustee Margaret Schimizzi seconded the motion. The Board then voted on the motion. All were in favor. Motion carried.

Planned Unit Development

Deputy Mayor Peter G. Cherock made a motion to approve the planning board recommendations for land use of the Waterside on Seneca development project, to include a negative declaration of any environmental impact. Trustee Bob Carson seconded the motion. The Board then voted on the motion. All were in favor. Motion carried.

AUDIT

General Audit

Deputy Mayor Peter G. Cherock made the motion to approve the general audit dated November 6, 2023 in the following amounts:

| | | | |
|------------------------|--------------|--------------------|------------|
| General | \$253,306.08 | Sewer | \$3,710.24 |
| Electric | \$17,957.13 | Water | \$5,866.78 |
| Joint Activity (CVWRF) | \$30,470.78 | Water Improvements | \$960.00 |

Trustee Bob Carson seconded the motion. The Board then voted on the motion and all were in favor. Motion Carried.

BOARD CONCERNS

Tree Lighting/Christmas Parade

December 1st – Gifford Park – 5pm – Tree lighting ceremony. Parade follows at 6pm.

Christmas Parade

A clean transportation workshop will be held at the Event Center on Monday, October 23rd from 4-6p for elected officials and other guests who were extended an invite.

Livestream

The Board meetings are scheduled to go live on 11/21/2023.

EXECUTIVE

Trustee Bob Carson made a motion to enter an executive session for personnel. Deputy Mayor Peter G. Cherock seconded the motion. The Board then voted on the motion and all were in favor. Motion carried.

ADJOURN

With no further business to come before the Board, Deputy Mayor Peter G. Cherock motioned to adjourn at 8:09 p.m. Trustee Bob Carson seconded the motion. The Board then voted on the motion and all were in favor. Motion carried.

Meeting Adjourned.

Respectively Submitted,

Fred Warrick
Village Clerk