

APPROVED

At the REGULAR MEETING of the Town Board, Town of Clay, Onondaga County, held at the Town Hall, Clay, New York on the March 6th, 2023 at 7:30 P.M., there were:

PRESENT:

Damian Ulatowski	Supervisor
Joseph A. Bick	Deputy Supervisor/Councilor
David Hess	Councilor
Eugene Young	Councilor
Kevin Meaker	Councilor
Deborah Magaro-Dolan	Councilor
Jill Hageman-Clark	Town Clerk
Mark V. Territo	Commissioner of Planning and Development
Robert Germain	Town Attorney
Ron DeTota	Town Engineer

ABSENT:

Ryan Pleskach	Councilor
---------------	-----------

OTHERS PRESENT:

Russ Mitchell, Planning Board Chairman; Hal Henty, Planning Board Member.

The meeting was called to order by Supervisor Ulatowski at 7:30 P.M. All present joined in the Pledge of Allegiance.

Approval of Minutes:

Councilor Bick made a motion to approve the minutes of the February 6, 2023 Town Board meeting. Motion was seconded by Councilor Magaro-Dolan.

Ayes – 5 and Noes – 0. *Motion carried. Councilor Hess abstained due to his absence.*

Cancellation and/or requested adjournments:

None.

Correspondence:

There was no correspondence.

REGULAR MEETING:

ZONE CHANGE (PH/Adj.) – Town Board Case #1175 – DELTA SONIC CAR WASH SYSTEMS INC.:

A public hearing to consider the application of Delta Sonic Car Wash Systems, Inc., for a Zone Change located on 3805 - 3809 State Route 31, Tax Map Nos. 020.-01-01.1, 020.-01-02.1 & 020.-01-02.2 from RA-100 to LuC-1 to allow for the construction of a car wash on +/-10.31 acres of land. *Adjourned from the February 6, 2023 Town Board Meeting, per the applicants request.*

Matthew Oates was present on behalf of the applicant. He began by explaining that the State DOT recommended the following:

- Install a three-color signal.
- Revise pavement markings to change existing Two-way left turn lane to exclusive (protected) westbound and eastbound turning lanes.
- Widen Route 31 to continue eastbound traffic to railroad tracks.
- Westbound Route 31 traffic construct a right turn lane for the proposed right-in traffic.
- Southbound left and thru/right signal should include a right turn overlap.
- Northbound to match southbound layout of left and thru/right lane with right out overlap.
- Revise signal timing by increasing green time for the westbound left and southbound phases by one second and decreasing the green time for the eastbound thru and northbound phases by one second.
- Highway design to match adjacent, including curb, sidewalk and closed drainage.
- Traffic signal to have railroad preemption and battery backup.
- Developer is responsible to coordinate and receive approvals for access changes and impacts to other properties.
- All work within the ROW will require coordination with NYSDOT to obtain a highway work permit.

Councilors Meaker, Hess and Magaro-Dolan thanked the applicant for acknowledging and reporting on the Town Boards concerns.

There being no further questions or concerns, Supervisor Ulatowski closed the public hearing.

Licenses and Permits (A) - CASUAL ESTATES (MOBILE HOME COURT) LLC, d/b/a MADISON VILLAGE:

Councilor Bick moved the adoption of a resolution **approving** the application of **CASUAL ESTATES, LLC D/B/A MADISON VILLAGE MOBILE HOME COURT**, for the renewal of its license for the year **2023**. Motion was seconded by Councilor Hess.

Ayes – 6 and Noes – 0. *Motion carried.*

ZONE CHANGE (CPH) – Town Board Case # 1177 – ROUTE 31 HOLDING COMPANY LLC:

Councilor Hess moved the adoption of a resolution calling a public hearing **March 20, 2023**, commencing at **7:35 P.M.**, local time, to consider the application of **ROUTE 31 HOLDING COMPANY, LLC** for a Zone Change located at **5252 State Route 31**, from RA-100 Residential Agricultural District to HC-1 Highway Commercial District, **Tax Map No. 064.-01-12.3** consisting of 20 +/- acres of land. Motion was seconded by Councilor Magaro-Dolan.

Ayes – 6 and Noes – 0. *Motion carried.*

Project (sewer)– Utility Pump Station/ Accepting Title – ORANGE COMMONS SUBDIVISION:

Councilor Hess moved the adoption of a resolution accepting title to Orange Commons Subdivision Utility Pump-Station (Orange Commons Sewer District Contract No. 1), from the developer **KRDD CLAY, LLC**, per recommendation of the Town Engineer. Motion was seconded by Councilor Magaro-Dolan.

Ayes – 5 and Noes – 1. *Motion carried. Councilor Bick opposed.*

Bid Award (A) - Emergency Repair of Gaskin Road and Slope Stabilization:

Councilor Meaker moved the adoption of a resolution awarding the Emergency Repair of Gaskin Road and Slope Stabilization to **W.D. Malone Trucking & Excavating, Inc.**, the lowest responsible bidder in the amount of **\$1,338,884.00** (one million, three hundred thirty-eight thousand, eight hundred eighty-four dollars and no cents). Motion was seconded by Councilor Magaro-Dolan.

Ayes – 6 and Noes – 0. *Motion carried.*

Agreement (renew contract) - JANITORIAL/CLEANING SERVICES FOR THE TOWN OF CLAY TOWN HALL BUILDING, TOWN OF CLAY HIGHWAY FACILITY OFFICES, AND SENIOR CENTER:

Councilor Young moved the adoption of a resolution authorizing the Supervisor to renew an existing agreement with Oswego Industries, Inc. under the same terms and conditions for **JANITORIAL/CLEANING SERVICES FOR THE TOWN OF CLAY TOWN HALL BUILDING, TOWN OF CLAY HIGHWAY FACILITY OFFICES, AND SENIOR CENTER** for one (1) year, commencing July 1, 2023 and terminating June 30, 2024. Motion was seconded by Councilor Meaker.

Ayes – 6 and Noes – 0. *Motion carried.*

Release of Securities - RIVERWALK SECTION NO. 3:

Councilor Magaro-Dolan moved the adoption of a resolution, pursuant to the recommendation of the Town Engineers, recommending the release of securities withheld for **RIVERWALK SECTION NO. 3 to the Developer RIVERWALK ASSOCIATES, INC.** as follows: Sanitary and Storm Sewer Repair & Maintenance Guarantee from \$21,788 to \$0. Overland Drainage Guarantee from \$56,560 to \$0. Councilor Meaker seconded motion.

Ayes – 6 and Noes – 0. *Motion carried.*

Release of Securities - THE FARMSTEAD SUBDIVISION SECTION NO. 4:

Councilor Magaro-Dolan moved the adoption of a resolution, pursuant to the recommendation of the Town Engineers, recommending the release of securities withheld for **THE FARMSTEAD SUBDIVISION SECTION NO. 4** to the Developer **MAPLE ROAD ASSOCIATES, INC.** as follows: Sanitary and Storm Sewer Repair & Maintenance Guarantee from \$16,873 to \$0. Overland Drainage Guarantee from \$25,000 to \$0. Motion was seconded by Councilor Meaker:

Ayes – 6 and Noes – 0. *Motion carried.*

Town of Clay's Public Employer Mandatory Health Emergency Plan (reauthorizing):

Councilor Meaker moved the adoption of a resolution allowing the Supervisor to reauthorize the Town of Clay's Public Employer Mandatory Health Emergency Plan. This law was signed by the Governor on September 7, 2020 and requires public employers to create plans to protect employees and contractors in the event of

another public health emergency declaration in NYS. The Town of Clay's plan has been developed in accordance with NYS legislation S8617B/A10832 and approved by Teamster's Local 317 on February 2, 2021. Motion was seconded by Councilor

Ayes – 6 and Noes – 0. *Motion carried.*

Adjournment:

The meeting was adjourned at 7:43 P.M. upon motion by Councilor Young and seconded by Councilor Meaker.

Ayes – 6 and Noes – 0. *Motion carried.*



Jill Hageman-Clark RMC / Town Clerk