

TOWN OF URBANA BOARD MEETING  
July 15, 2008

The Urbana Town Board held its regular meeting on Tuesday, July 15, 2008 at 7:00 p.m. in the Town Hall, 8014 Pleasant Valley Road, Bath, New York.

PRESENT:	Gordon Lanphere	Supervisor
	Connie Cook	Councilwoman
	Paul Martuscello	Councilman
	Jim Presley	Councilman
	Mary Farmer	Clerk
ABSENT:	Barb Yahn	Councilwoman

OTHERS PRESENT: Joe Sheehan, Jim George, Greg Learned, Larry Foster, Mary Perham, Robert Pfuntner, Thomas Willis, Ed and Delia Stull, Jill Regan, Joseph and Odette Stremel, and Terry Bretherton.

Supervisor Lanphere called the Meeting to order at 7:01 p.m. with the Pledge to the Flag.

**Approval of Minutes**

On motion by Councilman Presley, seconded by Councilwoman Cook and carried, all voting Aye, to approve the **Minutes of June 17, 2008**.

**Old Business**

**Bulletin Board**

Councilman Presley reported that the bulletin board is not done yet.

**New Town Hall Concerns**

Supervisor Lanphere reviewed the issues with the front door, water conditions, and air conditioning unit in addition he reported on a meeting with all parties involved in construction of the Town Hall. Supervisor Lanphere and Councilman Martuscello asked Hunt Engineers for figures on long term savings using a geo-thermal system.

**Water District #3**

Supervisor Lanphere reported that Jim Sherron from the Steuben County Industrial Development Agency has applied for money from the State to fund the water line to Bully Hill and Heron Hill area. Supervisor Lanphere would like to resurrect the old study done in that area in 2004. He stated that there will be no matching funds needed and there will be no bonding money acquired. This is strictly for economic development.

Councilman Presley presented a letter of support from Mark Siwec who plans to develop his recently purchased property into high end cottages at an approximate cost of \$7 million.

Councilman Martuscello asked that the Board be very careful moving ahead with the process and to keep the people that it affects informed on what's happening and of any money involved.

**Keuka Maid**

On motion by Councilman Presley, seconded by Councilwoman Cook and carried, all voting Aye to extend the Lease (\$875.00 per month paid in full by August 1, 2008) with Mr. Pfuntner for three months with a written and in-person progress report at each Town Board Meeting.

Robert Pfuntner, owner of the Keuka Maid and Thomas Willis both from Pembroke Pines Media described three different options for the inspection of the boat. The State is not in favor of creating a coffer dam for the inspection stating that it would impact the lake and that other options needed to be explored. Mr. Pfuntner stated that he is getting bids on using a crane to lift

the boat out of the water but that they'd have to determine if it's economically feasible. Mr. Pfunter stated that there is nothing wrong with the boat and should there be anything found, he will fix it. Mr. Pfunter requested a three month extension on his lease. Supervisor Lanphere made it clear that the people of the Town are frustrated and will not let this continue.

#### Parks & Recreation

Councilwoman Cook read the minutes from the Parks & Recreation Committee Meeting and the letter of request for a maintenance position (see attachments). There was a great deal of discussion regarding the Goose mess and what possible options there are to take care of the problem. Supervisor Lanphere offered to call the DEC for options and follow-up on whether or not the lifeguards are fulfilling their job in clean-up before the beach opens.

Councilman Martuscello presented a letter written by the previous Supervisor Richard Gardiner to the Village outlining responsibilities by both the Town and Village.

#### Resolution

The Board discussed a proposed Resolution by the J. O'Connell & Associates which would support the submission of grants by J. O'Connell for the development of a new lake front park. The Board decided not to vote and tabled the discussion for the August meeting. Supervisor Lanphere said that he would check with Attorney Reed regarding progress on researching the deeds. It was also noted that the Town already has two parks that are not properly maintained and adding another could negatively impact our Town.

#### Park Grant

A copy of the grant written by J. O'Connell was presented at the meeting for the Boards review. The grant was submitted in hopes that the Resolution would be passed.

#### Genundowa Application

On motion by Councilman Presley, seconded by Councilwoman Cook, all voting Aye to approve the 2008 park permit for Genundowa.

#### **Other Business**

##### Letter from Tom Sexton

The Board reviewed and discussed a letter of request received from Tom Sexton. Supervisor Lanphere will draft a letter back to Mr. Sexton.

On motion by Councilman Martuscello, seconded by Councilwoman Cook, all voting Aye to decline the request to return the property.

##### Letter from Mayor Cummings

The Board discussed a follow-up letter from the May 6<sup>th</sup> Joint Meeting from Mayor Cummings regarding a Shared Services Committee. Councilman Presley will represent the Town.

##### Letter from John Jensen

The Board discussed a letter of consideration received by John Jensen regarding present opportunities (see attachment).

##### Email from Dustin Dowdle

The Board reviewed a letter from Mr. Dowdle regarding the lack of road maintenance on Beers Hill Rd. Councilman Presley said that he has spoken to Supervisor Buckley and that it will be repaired.

##### Depot

Supervisor Lanphere went over some concerns the tenant, Ann Marie Neufang, has at the Depot and that he has spoken to her about her concerns.

On motion by Councilman Martuscello, seconded by Councilwoman Cook, all voting Aye to

release the final payment to Streeter & Associates.

On motion by Councilwoman Cook, seconded by Councilman Martuscello and carried, all voting Aye to approve the June Supervisor's Report.

On motion by Councilman Presley, seconded by Councilwomen Cook and carried, all voting Aye, to approve the June Abstracts. Councilman Martuscello made note that 50% of all budgets are close to being overspent and that Street Signs have already exceeded the budget.

On motion by Councilwoman Cook, seconded by Councilman Martuscello and carried, all voting Aye, to appoint Terry Debuck as designate for the required NYS Flood Plain Administration.

#### Snug Harbor

Resident Ed Stull addressed the Board and presented a written statement of concern signed by eight neighbors regarding the loud music at Snug Harbor Restaurant. Mr. Stull explained that the loud bass causes a vibration in their homes and that they have had to call the Sheriff 8-10 times. Mr. Stull believes that the ordinance is unenforceable. Supervisor Lanphere stated that he contacted the Attorney Generals Office already and was told that there is nothing we can do. Supervisor Lanphere said that he will look into what other options may be available. Mr. Stull asked for a time frame and Supervisor Lanphere said he would get to it right away and get back to Mr. Stull.

#### **Public Comment**

Jim George asked the Board if there is anything they can do about the Town Highway Department harassing Clint Cummings. Mr. George said that Mr. Cummings has contacted his attorney and has also AIM to talk about his options. Mr. George also asked if an elected position can be changed to an appointed position. Councilman Martuscello said that it would need a public referendum to change it and Supervisor Lanphere added that it's possible but very difficult.

Councilman Martuscello reported that Rick Blafield, Associate Examiner from the Comptroller's Office didn't find anything substantially wrong with the books but recommended some minor adjustments and moving of money. One concern was the conveyance of property (gravel pit and SCAP bldg) without permissive referendum.

With no further business, on a motion by Councilman Presley, seconded by Councilwoman Cook, the meeting was adjourned at 9:20 p.m. Carried unanimously.

Respectfully submitted,

Mary M. Farmer  
Town Clerk