

Regular Meeting of the Town Board of the Town of Van Buren held on June 7, 2023 at 7:00 pm at the Van Buren Town Hall, 7575 Van Buren Road, Baldwinsville, New York.

Mr. Robert Grover	Councilor
Mrs. Jennifer Sullivan	Councilor
Mr. Michael Hulchanski	Councilor
Mrs. Wendy Van Der Water	Councilor
Mr. Howard Tupper	Councilor
Ms. Darcie Lesniak	Deputy Supervisor

Absent:

Mr. Richard Zaccaria, Town Supervisor

Also Present:

Ms. Nadine Bell	Town Attorney
Mr. Jason Hoy	Town Engineer
Mr. Doug Foster	Highway Superintendent
Mrs. Lynn Precourt	Town Clerk

Pledge of Allegiance and Roll Call.

Approve minutes of the Regular Town Board Meeting on May 17, 2023:

103-23-000 MOTION BY Mrs. Van Der Water, seconded by Mr. Grover, to approve the minutes from the Regular Town Board Meeting held on May 17, 2023 as published.

Mr. Grover – Yes, Mrs. Sullivan – Yes, Mr. Hulchanski – Yes, Mrs. Van Der Water – Yes, Mr. Tupper – Yes, Ms. Lesniak – Yes

Motion Carried & Adopted

Citizens Comments: None

Kevin Callahan, Eagle Scout candidate to present on Eagle Scout project:

Mr. Hulchanski introduced Kevin to the Board and said he built an informational kiosk in Harbour Heights Park for his Eagle Scout project.

Mr. Callahan said he heard about the residents wanting a kiosk and worked with the Harbour Heights Homeowners Association, the Van Buren Buildings and Grounds Dept., Mr. Hulchanski and the Eagle Board and he raised the funds to build the kiosk.

Mr. Hulchanski said he did a great job and the residents are very happy with the project. He thanked him on behalf of the the Harbour Heights Homeowners Association and said he did a great thing for the town.

Mr. Callahan thanked Mr. Ordway, Buildings and Grounds Dept., for helping to drill the holes for the posts for the kiosk.

Mrs. Van Der Water said she lives in the neighborhood and the kiosk looks great and she is very proud of you for doing the work.

Mr. Hulchanski said this was a very big proposal with many steps.

Mr. Hulchanski said there is another project from an Eagle Scout candidate proposed for Van Buren Central Park.

Approve park and recreation seasonal staff per Park Director's memo:

104-23-038 MOTION BY Mrs. Sulllivan, seconded by Mr. Hulchanski, to approve the following park and recreation seasonal staff:

Ryan Wilson and Natasha Melnick will be sub-lifeguards. This is their first summer working for the Town. Their rate of pay will be \$16.50/hour.

James Brussel will be one of the recreation leaders. This is his third year working for the Town. He will be making \$17.75/hour.

Emma Warren will be one of the recreation leaders. This is her second year working for the Town. She will be making \$17.50/hour.

Jack Doyle will be a recreation aide. This is Jack's second year working for the Town. He will be making \$16.25/hour.

Mia Foster, Olivia Hall, Owen Penhallow, Molly Roche, Elizabeth Wiley, Michael Spinner and Mira Beals are all recreation aides. This is their first year working for the Town. They will be making \$16.00/hour.

Thomas Howard will be a sub park attendant. This is his first summer working for the Town. He will be making \$17.00/hour.

Mr. Grover – Yes, Mrs. Sullivan – Yes, Mr. Hulchanski – Yes, Mrs. Van Der Water – Yes, Mr. Tupper – Yes, Ms. Lesniak – Yes

Motion Carried & Adopted

Approve vouchers:

105-23-007 MOTION BY Mr. Grover, seconded by Mrs. Sullivan, to approve payment of claims 230626-230647, 230666-230693, 230696, 230699-230702, 230716-230719 in amount of \$104,900.57 and voucher #230715, wire transfer in the amount of \$1,000.00.

Mr. Grover – Yes, Mrs. Sullivan – Yes, Mr. Hulchanski – Yes, Mrs. Van Der Water – Yes, Mr. Tupper – Yes, Ms. Lesniak – Yes

Motion Carried & Adopted

Declare the following items surplus and recycle:

106-23-000 MOTION BY Mrs. Van Der Water, seconded by Mr. Hulchanski, to declare the following items surplus and recycle: HP LaserJet Pro MFP M130 printer, HP LaserJet 6940, Panasonic Recorder and Fuji Digital Camera.

Mr. Grover – Yes, Mrs. Sullivan – Yes, Mr. Hulchanski – Yes, Mrs. Van Der Water – Yes, Mr. Tupper – Yes, Ms. Lesniak – Yes

Motion Carried & Adopted

Resolution approving the land swap, subject to permissive referendum, with Jammers/Playa Rienta, LLC:

Ms. Bell said the Board had previously approved a land swap with Playa Rienta, LLC and this, if approved, would cover another five feet of land, necessary because that is how far the roof of the patio extends over the property line. This is still land we don't use and rather than create a setback issue we are adjusting the property line.

107-23-048 The following resolution was moved by Mrs. Van Der Water and seconded by Mr. Grover:

WHEREAS, the Town of Van Buren (the "Town") owns real property located at 3417 Walters Road, Tax Map No. 055.-04-02.6, consisting of approximately 4.75 acres, upon which is situated the Town of Van Buren Highway Garage (the "Town Property"); and

WHEREAS, immediately adjacent to the Town Property, located at 3535 Walters Road, Tax Map No. 055.-04-02.7, is real property consisting of approximately 2.78 acres owned by Playa Rienta, LLC, upon which is situated a restaurant use known as "Jammer's Sports Bar & Restaurant;" and

WHEREAS, the Town, having learned that certain improvements, consisting of a parking lot curb and outdoor entertainment stage, for Jammer's Sports Bar & Restaurant were situated upon the Town Property, previously agreed to a land swap, wherein the Town of Van Buren would exchange a strip of land along the eastern side the Town Property, measuring 35 feet wide by 417.85 feet long, for property owned by Playa Rienta, LLC measuring 80 feet x 160 feet adjacent to the northwest corner of the Town Property, to rectify the situation; and

WHEREAS, it was further previously determined that (1) the property to be conveyed by the Town to Playa Rienta, LLC was not needed by the Town for its purposes due to its topography and location, and (2) the property to be conveyed to the Town by Playa Rienta, LLC would be beneficial for use by the Town of Van Buren Highway Department for the outdoor storage of soil; and

WHEREAS, in accordance thereof, by resolution dated January 18, 2023, the Town Board approved the proposed land swap, subject to permissive referendum; and

WHEREAS, after approving the land swap, it was determined that it is necessary for the Town to convey an additional five (5) feet of property, which is currently unable to be used by the Town, to Playa Rienta, LLC; and

WHEREAS, pursuant to the State Environmental Review Act (“SEQR”), the Town of Van Buren Planning Board/ Zoning Board of Appeals, in furtherance of its consideration of a duly filed subdivision application, by resolution dated April 11, 2023, did ratify and reaffirm its prior SEQR findings and determination rendered on December 13, 2022, and on May 9, 2023, did further approve the subdivision of land as proposed.

NOW, THEREFORE, be it RESOLVED AND DETERMINED, that the conveyance in fee of a portion of real property owned by the Town of Van Buren, located at 3417 Walters Road, Tax Map No. 055.-04-02.6, to Playa Rienta, LLC be and the same is hereby granted, in accordance with the subdivision map titled “Resubdivision of Lots 1B and 5A into Lots 1C and 5B, Walters Road Property Subdivision Amended 3,” dated September 19, 2022, last revised March 8, 2023, provided in connection therewith, prepared by CHA Consulting, Inc.; and it is further

RESOLVED AND DETERMINED, that this approval is subject to Permissive Referendum.

The question of the adoption of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Mr. Grover – Yes, Mrs. Sullivan – Yes, Mr. Hulchanski – Yes, Mrs. Van Der Water – Yes, Mr. Tupper – Yes, Ms. Lesniak – Yes

Motion Carried & Adopted

Approve street light at corner of Rt. 48 and Bloomfield Road:

Ms. Lesniak said this is at the entrance to the Treybrook subdivision.

108-23-047 MOTION BY Mrs. Sullivan, seconded by Mr. Tupper, to approve the street light at the corner of Rt. 48 and Bloomfield Road.

Mr. Grover – Yes, Mrs. Sullivan – Yes, Mr. Hulchanski – Yes, Mrs. Van Der Water – Yes, Mr. Tupper – Yes, Ms. Lesniak – Yes

Motion Carried & Adopted

Approve finishing Snowdale Park paving:

Mr. Hoy said this is to finish the basketball court and includes the striping of the lines and placement of hoops.

109-23-037 MOTION BY Mr. Grover, seconded by Mr. Hulchanski, to approve striping and hoop placement for half basketball court in Snowdale Park at a cost not to exceed \$16,000.00

Mr. Grover – Yes, Mrs. Sullivan – Yes, Mr. Hulchanski – Yes, Mrs. Van Der Water – Yes, Mr. Tupper – Yes, Ms. Lesniak – Yes

Motion Carried & Adopted

Councilor Committee Reports and Comments:

Mrs. Van Der Water said she has been working with the Corporal Kyle Schneider Foundation on the donation of an AED machine for the park. She has submitted paperwork to the Park Director along with the unit the foundation identified for purchase for approval.

Mrs. Van Der Water said the walking trail was discussed at the last Canton Woods Senior Center Board of Directors meeting and it turns out the material available through the county grant is not a good fit for paving the trail for those with walking difficulties. She said there is agreement to use senior activity funds to complete this improvement.

Mrs. Van Der Water said she held a Comprehensive Land Use Committee meeting prior to this meeting and they have discussed the changes to solar regulations. She said they will now start identifying how to articulate it into law. Mrs. Van Der Water said the next meeting will be Tuesday at 5:00 pm at the Town Hall.

Supervisor Comments: None

Highway Superintendent Comments:

Mr. Hulchanski asked when the repair on Connors Road will be done and the road reopened.

Mr. Foster said Verizon has been communicating with the town and he hopes their work will be done by the end of this week. He said once they are finished it shouldn't take more than a day or two for the guiderail company to install the new guiderail.

Engineer Comments:

Mr. Hoy said the Village Boulevard drainage and paving is now complete and the town will be reimbursed from DASNY.

Attorney Comments:

Ms. Bell said Brolex has requested the town release the \$60,000 letter of credit for security, which expired June 2nd, for Phase 1 and 1A. She said there is still a punch list of items for those phases. She said typically the town would release the security but also require funds to cover the punch list items. She has contacted the lender who has indicated they will extend the letter of credit but have not received that request from Brolex. She said at this time it is her recommendation to not release the security since they have not provided any alternate source of funds for the existing punch list items.

Regular Town Board Meeting June 7, 2023

110-23-000 MOTION BY Mrs. Van Der Water, seconded by Mrs. Sullivan to adjourn to the next Regular Town Board Meeting on June 21, 2023 at 7:00 pm.

Mr. Grover – Yes, Mrs. Sullivan – Yes, Mr. Hulchanski – Yes, Mrs. Van Der Water – Yes, Mr. Tupper – Yes, Ms. Lesniak – Yes

Motion Carried & Adopted

Meeting closed 7:28 pm

Respectfully submitted,

Lynn Precourt
Town Clerk