

**MINUTES
REGULAR MEETING
GORHAM TOWN BOARD
OCTOBER 11, 2017**

The Gorham Town Board held a Regular Meeting on Wednesday October 11, 2017 at 7:00 PM at the Gorham Town Hall. Present were Supervisor Lightfoote, Councilmembers; Glitch, Case, Malcolm and Chard. Water/Wastewater Chief Operator Coston, Zoning/Code Enforcement Officer Freida, Assessor Mineo, Town Clerk Perrotte and Bookkeeper Boothe. Highway Superintendent Ayers was necessarily absent.

Other guests in attendance; Sally Napolitano and Clair Kerrick.

1. Call to Order/Pledge to the Flag
2. Privilege of the Floor: none requested

Councilmember Malcolm said He would like to make a proposal that the Town adjusts the sign policy from forty-five days to thirty days. Councilmember Malcolm suggests twenty-five days before any activity and five days to get the signs down. A total of thirty days. Along with political signs it would encompass any type of activity such as pancake breakfasts, garage sales...etc.

This change would be considered a zoning change requiring a local law.

Councilmember Glitch said he is all for getting the signs down in a reasonable amount of time. He asked what the consequences are if he doesn't take them down.

Councilmember Malcolm suggested implementing a penalty.

Supervisor Lightfoote said it seems like there is enough input from the Board to work on zoning changes and do it all together as a local law. He suggested Zoning Officer Freida review our zoning law to see if there are any other changes or updates, we can do them all together in one local law.

3. Approval of Minutes – 9/13/17 Regular Meeting Minutes.

On the motion by Councilmember Malcolm, seconded by Councilmember Glitch, the minutes from the 9/13/17 meeting were approved as submitted. (5-0)

083-2017

4. Audit of Bills:

Abstract # 10

A	254-283	\$91,356.25
B	257-271	1,990.85
SL	278,279	247.88
DB	173-191	154,900.30
SS	78-86	1,449.26
SW1	168-187	11,446.02
HO	53	3,055.00

On the motion by Councilmember Malcolm, seconded by Councilmember Glitch, the bills were approved for payment. Motion carried unanimously. (5-0)

084-2017

5. Reports of Town Officials:

a. Water/Wastewater Plants – written report on file. Chief Operator Coston said early next week they should be able to start getting the water main, in the creek bed on Route 364 that is exposed, covered up sufficiently.

The pumps are ordered. Supervisor Lightfoote and Councilmember Case stopped in to the water plant so Mr. Coston could explain and show them what is going on with the pumps.

Mr. Coston said currently water supply to Hopewell is shut off. The Water department is making approximately 350,000 gallons a day and it is taking around twelve hours. Typically in twelve hours they should produce around 800,000 gallons. Mr. Coston said the problem stems from manufacturers taking the lead out of the brass. That allows the chlorine to eat the brass at a much faster pace. The new impellers will be stainless steel.

Councilmember Case said he really didn't understand what was happening until Mr. Coston showed him one of the impeller blades they had taken out of one of the pumps.

Councilmember Case said "I could see how the chlorine was eating it right up, there was nothing left to move the water, it's easy to understand when you see the blades, there's nothing left."

Supervisor Lightfoote said at some point in the past a garage on Route 364 was constructed and approved by the Town to be built right on top of our water main. Supervisor Lightfoote said we have to do something to make sure this doesn't happen again. He said "I have left it up to Zoning Officer Freida to figure out what we need to do to change our process so this doesn't happen again."

b. Highway Superintendent - written report on file. Mrs. Boothe said the diesel pump at the Highway Department is not working. The diesel pump was not replaced when the new system was put in. The solenoid in the diesel pump keeps

kicking off so it will not register the amount of diesel being pumped. The pump was re-wired but now, once again, it is not working.

Highway Department employee Clair "Bubby" Kerrick was in attendance. Supervisor Lightfoote asked Mr. Kerrick his thoughts on it since he is there and uses the system.

Mr. Kerrick said "I think the pump needs to be replaced. I think you're putting a band aid on it. It has never read right since day one. I think the pump is the issue. It probably won't work with the new computer stuff."

Mrs. Boothe said the Pump Doctor is supplying a quote for a new pump. The Board agreed to replace the pump to avoid future problems and costly repairs.

c. Zoning – written report on file. Zoning Officer Freida updated the Board on the progress with the new security system for the court.

Mr. Freida thanked Mrs. Napolitano for her help in obtaining contact information needed in regards to the water main that is exposed in the creek bed on Route 364.

Councilmember Case asked Zoning Officer Freida about the Blossom Road property. Mr. Freida said he has spoken with the homeowner. Mr. Kennedy has boarded up the windows and doors and is getting quotes on teardown vs salvage. It is a temporary measure to secure the place.

Mr. Freida said "the homeowner has to let me know what his plan is within thirty days because it cannot stay there boarded up."

d. Assessor – no report on file.

e. Town Clerk - written report on file.

f. Supervisor – Verbal report on file. Supervisor Lightfoote has been busy with water damage issues from storms. Supervisor Lightfoote was at an all day retreat with the County regarding the landfill and what happens when it closes. For the Town of Gorham in particular two things that came out of the retreat are; to continue to sustain the health of the lake by addressing issues that are impacting the lake and to increase efforts in that direction. Looking at erosion as a good example. Chief Operator Water/Wastewater Districts Coston talked about the blue green algae and the threat to our water filtration system. Looking at preserving and protecting our drinking water source was a topic at the retreat. Supervisor Lightfoote said the Town will stay on top of these issues.

On the motion by Councilmember Chard, seconded by Councilmember Case, the reports of Town Officials were approved. Motion carried unanimously. (5-0)

085-2017

6. Business:

a. Budget Transfers – On the motion by Councilmember Glitch, seconded by Councilmember Malcolm, the following budget transfers were approved;

\$25,200.00 from A599 to A1910.4, \$20,000.00 from A599 to A1620.4. \$17,000.00 from SW1-8340.2 to SW1-8320.2. \$7,700.00 from A599 to A1110.4. \$28,000.00 from A599 to A5132.2. Motion carried unanimously (5-0).

086-2017

b. New Containers at the Transfer Station - On the motion by Councilmember Glitch, seconded by Councilmember Malcolm, to accept the bid from Cyncon Equipment Inc. for two Bucks Recycle Containers and two 40 yard open top containers at a price of \$29,680.00. Motion carried unanimously. (5-0)

087-2017

c. Commercial Sewer Rates - Board members held a lengthy discussion regarding commercial sewer rates.

Chief Operator Wastewater Plant Coston said the rates should be different for commercial laundry mats or apartment buildings. With a laundry mat there is more product going into the septic tank which requires more maintenance. Currently in Gorham the rates are one and a half (\$195.00) for anyone with an apartment building or two family home. If they have an apartment building with one unit or twenty five units they are only charges one and a half. Councilmember Glitch suggested changing the fee regarding laundry mats and changing the fee if the home is more than a two family unit.

The proposed laundry mat for Gorham is going to have seven washing machines. There are also three apartment units in that building.

The Board agreed the rates should be different for commercial properties. They will get information from other Towns on their rates for comparison and discuss further at the November meeting.

d. Supervisor Lightfoote informed the Board that the Town is continuing efforts to address issues created by the severe storms we have experienced. The Town is looking at upsizing culverts, addressing drainage issues and cleaning ditches as a matter of routine.

e. Budget Review – The preliminary 2018 Budget has been filed with the Town Clerk (9/29/17) and presented to the Town Board for review. Included in the preliminary is the tax cap override allowance.

Councilmember Malcolm asked for a representative from Middlesex Ambulance and Crystal Beach Fire Department to come to the November public hearing on the budget to give the Town a summary of how they are doing.

Supervisor Lightfoote said he would ask them to attend.

The Board discussed raising the cost of a Transfer Station Permit. Councilmember Malcolm suggested raising the cost of a permits, at a minimal \$5.00 increase, on a yearly basis.

The \$5.00 increase will be reflected in the 2018 fee schedule.

Water/Sewer Budgets were discussed at length. Chief Operator Coston talked to the Board about current and future needs of both plants. The cost to maintain and

operate each plant has increased. Mr. Coston made the Board aware that the reading technology and computer software for billing water customers will have to be upgraded.

After lengthy discussion it was agreed that steps will be taken to increase water and sewer rates each year based on inflation.

Water and sewer rates were proposed to increase two percent for 2018.

This reflects a change for water usage from \$36.50 to \$37.25 for minimum usage (8,000 gallons) per quarterly billing and from \$4.40 per 1,000 gallons over the minimum, to \$4.50.

This reflects a change in sewer rates from \$130.00 to \$145.00 per quarterly billing in 2018.

Councilmember Glitch suggested charging everyone the minimum rate. Churches and Fire Departments are currently exempt.

On the motion by Councilmember Glitch, seconded by Councilmember Case, to charge Fire Departments/Companies and Churches in Town the current minimum water rate. Motion carried unanimously. (4-1) (Ayes; Lightfoote, Glitch, Case and Malcolm. Nays; Chard)

088-2017

Councilmember Glitch proposed that elected officials do not get a two percent increase in 2018. The new Justice doesn't come in at the current rate and the new Highway Superintendent does not come in at the current rate.

Supervisor Lightfoote said he would check with the Town Attorney to see if it is legal to pay the two Justices different rates.

Councilmember Malcolm agreed that the incoming Justice and Highway Superintendent would not have the experience that the current officials have.

He said we should keep the pay rate where it is for the Highway Superintendent, \$68,978.00, build some incentives to get it back to where it would be for 2018, \$70,359.00. His concern is that the Town has had such problems getting things done by the Highway Department when we needed to get them done that if we had a list of goals that could be set on a yearly basis that some of those things could be attended to and that we would be in a better position than where we are now. We have very little control other than controlling the budget for the Highway Department.

Supervisor Lightfoote said that is another area that he will check with the Town Attorney.

On the motion by Councilmember Glitch, seconded by Councilmember Chard, Elected Officials do not see an increase in salary for 2018. Motion did not carry. (2-3) (Ayes; Glitch, Chard. Nays; Lightfoote, Case and Malcolm.)

The overall budget was reviewed page by page. Board members had a few questions that were answered by Supervisor Lightfoote and/or Mrs. Boothe. The preliminary budget was reviewed and approved.

On the motion by Councilmember Chard, seconded by Councilmember Case, a public hearing on the 2018 budget is set for Wednesday November 8, 2017 at 7:00pm. Motion carried unanimously. (5-0)

089-2017

7. Privilege of the Floor:

Mr. Clair Kerrick Town of Gorham Highway Department Employee said "Bill brought up the water thing, it just irritates me that the Fire Companies and Churches dump for free, too. Dumpsters go down to the fire department for parties and stuff, I don't think that should be going on. If the fire house doesn't have a dump sticker they shouldn't dump. They're renting the hall, they get money for that. Bill brought up 'no one rides for free.' It's hard for me to tell a little old lady that she owes \$65.00 and a guy from the fire house pulls up with all the firehouse trash, throws it out and thinks it's funny."

Councilmembers Malcolm asked if this is a town resident who is using the fire department permit to bring his personal stuff.

Mr. Kerrick said "No, I'm saying the fire department doesn't have a permit they need to have one."

Mr. Kerrick feels he is doing his job as per the Transfer Station rules. The Town Clerk gives the cutoff date for getting a valid permit. She asks the Transfer Station attendants to turn residents away after that date. The day Mr. Airth, from Gorham Fire Company, tried to dump was the cutoff date. Mr. Kerrick said Gorham Fire Company is not on the list of valid permit holders.

Mr. Kerrick said "I'm the only guy that works at the dump when Roger isn't there, I see that and I know it, I know what's going on. For their raffle they take a whole dumpster and bring it down there, why don't they buy a permit? Maybe I'm out of line."

Councilmembers Glitch said "no, you're not out of line. If you have a whole dumpster you should be paying for it. If I bring a truck load of debris I pay for it."

Mr. Kerrick said there is a problem with tires. The tire pile is getting bigger and bigger. He also said the recycle containers are in bad shape and should be replaced.

Mr. Kerrick said "I'm glad you did something about the fuel, it's been bugging me for years."

Supervisor Lightfoote said we have four new dumpsters ordered. He talked about a few ideas he has in mind for the Transfer Station and thanked Mr. Kerrick for speaking up and making the Board aware of some operational things that need attention at the Transfer Station.

8. Set Next Meeting Date – the next regular meeting, and public hearing regarding the 2018 Budget, of the Gorham Town Board will be held on November 8, 2017 at 7:00pm at the Gorham Town Hall.

9. Executive Session - at 10:14pm on the motion by Councilmember Malcolm, seconded by Councilmember Glitch, the Board entered into executive session to discuss litigation regarding Cregg v Town of Gorham.

At 10:35pm on the motion by Councilmember Glitch, seconded by Councilmember Chard, the Board returned to regular session. No action was taken in executive session. Motions carried unanimously. (5-0)

090-2017

10. Adjournment - With no further business, on the motion by Councilmember Malcolm, seconded by Councilmember Glitch, the meeting was adjourned at 10:46pm.

Respectfully submitted,

Darby Perrotte
Town Clerk