

CITY COUNCIL MEETING
August 13, 2018
Page 209

Mayor Ashley called the meeting to order and asked the Clerk to call the roll:

PRESENT: Mayor Ashley, Councillors Davis, Kennedy,
Price, Shaver, Skamperle and Stevenson

ABSENT: None

PRESENTATION

1. City Manager Sarah Purdy made a presentation to Council regarding the 2019 Capital Improvement Plan. (A copy of her presentation follows these minutes.)

CORRESPONDENCE

1. City Clerk Kathleen Bouchard read a letter from Mary Ann Narenkivicius, Chairperson of the Ogdensburg Pride and Beautification Commission, in support of the Urban and Community Forestry Grant application. (A copy of the letter follows these minutes.)

CONSENT AGENDA

Mayor Ashley moved that the claims as enumerated in General Fund Warrant #14-2018 in the amount of \$2,709,939.67 and Library Fund Warrant #14-2018 in the amount of \$49,804.98 and Capital Fund Warrant #14-2018 in the amount of \$98,273.66 and Community Development Fund Warrant #14-2018 in the amount of \$979.22 and Community Renewal Fund Warrant #14-2018 in the amount of \$5,400.00 as audited, be and the same are ordered paid and Councillor Skamperle seconded the motion.

The vote was:

CARRIED, AYES ALL

ITEMS FOR COUNCIL ACTION

1. Councillor Skamperle moved a resolution authorizing new fees for Parks & Recreation Department facilities, and Councillor Stevenson seconded to wit:

RESOLUTION ESTABLISHING NEW FEES
FOR PARKS & RECREATION DEPARTMENT FACILITIES

WHEREAS, the City of Ogdensburg operates the Richard G. Lockwood Civic Center and the Municipal Marina for recreation purposes; and

WHEREAS, the Ogdensburg City Council establishes the fees for recreation activities and use of facilities; and

WHEREAS, after a review of the rate schedule by the Ogdensburg Recreation Department, the Recreation Commission recommends the following increases in fees at city recreation facilities:

RICHARD G, LOCKWOOD CIVIC CENTER (ICE FEES)

Non-Resident youth groups - \$95 per hour (2017 rate was \$90)

Non-resident adult groups - \$105 per hour (2017 rate was \$100)

MUNICIPAL MARINA

At its March 8th meeting, the Recreation Commission recommends that a non-resident fee structure be instituted for the 2019 marina season. The proposed changes to the marina fees are as follows (the minimum cost is based on a 21-foot boat):

CITY COUNCIL MEETING

August 13, 2018

Page 211

City resident power slip - \$38 per foot or \$798, whichever is higher
City resident non-power slip - \$32 per foot or \$672, whichever is higher
Non-resident power slip - \$41 per foot or \$861, whichever is higher
Non-resident non-power slip - \$35 per foot or \$735, whichever is higher

Recreation Director Matt Curatolo provided Council with the current rates. Mr. Curatolo explained the proposed marina increases are \$6.00 per foot for non-residents and \$3.00 per foot for residents. Councillor Price asked how the rate increases were determined. Mr. Curatolo said the Recreation Commission is trying to get closer to the same rates other municipalities are charging.

Councillor Kennedy asked for the hourly cost to operate the arena. Mr. Curatolo said he will forward that information to Council. City Manager Sarah Purdy said the arena and marina do not break even. Mr. Curatolo said the Recreation Commission is fearful people will go elsewhere if we make large increases. Councillor Skamperle said when Ogdensburg Minor Hockey wanted the arena kept open longer in the Spring, he was told by their representatives that they had no problem paying an additional \$10.00 per hour. Councillor Skamperle said all rates at the arena should be increased by \$5.00 per hour. Councillor Skamperle asked why no fee increases are being proposed for the pool. Mr. Curatolo said because Pepsi is paying the entrance fees and has committed to do so for three years. Councillor Stevenson said there is a cap on the donation and asked if Mr. Curatolo is still keeping track of attendance at the pool. Mr. Curatolo said yes. Ms. Purdy explained the pool, arena and marina will never be self-sufficient and provided the 2017 and 2018 figures for the pool and arena.

Councillor Skamperle made a motion to increase all fees at the arena by \$5.00, and Mayor Ashley seconded the motion. Councillor Kennedy asked if Ogdensburg Minor Hockey and Ogdensburg Figure Skating commit to a number of hours each year, and Mr. Curatolo said no. Councillor Stevenson suggested the matter be sent back to the Recreation Commission for further review. Councillor Shaver said he attended the meeting, and the Recreation Commission initially recommended \$5.00 increases in all areas.

CITY COUNCIL MEETING

August 13, 2018

Page 212

The vote was:

AYES: Mayor Ashley, Councillors Shaver and Skamperle

NAYS: Councillors Davis, Kennedy, Price and Stevenson

DEFEATED, 2 TO 5

Ms. Purdy reminded Council of the events that occurred when Council increased the fees at the Dobisky Center and said it might be a good idea to get another proposal from the Recreation Commission. Councillor Price agreed and said there has to be a more methodical process to increasing rates. Councillor Price said ice availability at the school is limited and asked for a study on the actual usage and expenses. Councillor Davis agreed the Recreation Commission should submit a new proposal to Council. Mr. Curatolo said he can calculate the hourly rate for the arena to break even, but it will not be good. Councillor Skamperle said we are trying to prepare a budget for next year, and the Recreation Commission will not be able to complete a study that quick.

Councillor Stevenson made a motion to send the resolution back to the Recreation Commission for further review and the development of another proposal for Council, and Councillor Kennedy seconded the motion.

The vote was:

AYES: Councillors Davis, Kennedy, Price and Stevenson

NAYS: Mayor Ashley, Councillors Shaver and Skamperle

CARRIED, 4 TO 3

CITY COUNCIL MEETING

August 13, 2018

Page 213

2. Councillor Davis moved a resolution supporting the Ogdensburg Land Bank's application for funding to preserve and stabilize Ogdensburg neighborhoods impacted by high foreclosure rates, vacancy and blight, and Councillor Skamperle seconded to wit:

A RESOLUTION OF THE OGDENSBURG CITY COUNCIL SUPPORTING
THE OGDENSBURG LAND BANK'S APPLICATION FOR FUNDING

WHEREAS, the Ogdensburg Land Bank received designation from New York State Empire State Development as New York's 25th Land Bank on May 18, 2018; and

WHEREAS, the purpose of the Ogdensburg Land Bank ("OLB") is to improve the quality of life in Ogdensburg by stabilizing and revitalizing abandoned properties, eliminating barriers to redevelopment, and supporting local community planning initiatives; and

WHEREAS, the Ogdensburg City Council, at their regular meeting on August 13, 2018 supports the OLB in their request for funding through the 2018 round III Community Revitalization Initiative and recognizes the benefit that Land Banks bring to the communities they work within; and

NOW, THEREFORE, BE IT RESOLVED by the Ogdensburg City Council, that the City of Ogdensburg will assist the Ogdensburg Land Bank in its efforts to secure up to \$2 million to facilitate the return of vacant, abandoned and tax-delinquent properties to productive use for the public benefit.

The vote was:

CARRIED, AYES ALL

3. Mayor Ashley moved a resolution to approve the sale of the following surplus properties: 902/904 Ogden Street, TMN 59.029-1-19.1, for \$4,500 to Wayne & Allyson Woodward and 1130 Ford Street, TMN 48.072-1-12, for \$4,000 to Charles Foster, and Councillor Skamperle seconded to wit:

RESOLUTION TO APPROVE THE SALE OF SURPLUS CITY PROPERTY

WHEREAS, the City of Ogdensburg has acquired the following properties in accordance with property tax sale foreclosure proceedings; and

WHEREAS, the Ogdensburg City Council has declared these properties surplus and fit for public sale having established a minimum sale price and listed for sale on the City's website; and

WHEREAS, the City held an auction on July 12, 2018 to sell said properties, and

WHEREAS, the City received bids that met the minimum bids set by City Council,

NOW THEREFORE BE IT RESOLVED, that the City Council approves the following sale of:

<u>TAX MAP #</u>	<u>LOCATION</u>	<u>MINIMUM PURCHASE PRICE</u>	<u>RESTRICTION(S)</u>
59.029-1-19.1	902/904 Ogden St.	\$4,500 (includes estimated \$400 Attorney and \$350 recording fees)	conforming lot, SFR (vacant lot)
48.072-1-12	1130 Ford St.	\$4,000 (includes estimated \$400 Attorney and \$350 recording fees)	conforming lot, R/B (with garage)

BE IT FURTHER RESOLVED, that the sale of said City-owned real property shall be subject to review by the City Attorney.

The vote was:

CARRIED, AYES ALL

4. Councillor Skamperle moved a resolution to reduce the established minimum sale price for 502 King Street, TMN 59.022-15-14 from \$19,750 to \$12,800, and Councillor Kennedy seconded to wit:

RESOLUTION REDUCING THE ESTABLISHED MINIMUM SALE PRICE

WHEREAS, On March 12, 2018 the City Council established the minimum sale price for 502 King Street as \$19,750 in accordance with the City's surplus property task force recommendation; and

WHEREAS, the City has not received any offers on this property; and

WHEREAS, Staff has reviewed the current status of the property at 502 King Street and recommend reducing the minimum sale price to \$12,800.

TAX MAP #	LOCATION	MIN. SALE PRICE	NOTES/RESTRICTIONS
59.022-15-14	502 King Street	\$12,800.00 (includes \$400 Attorney fee, and \$400 County Filing Fee)	nonconforming lot, MDR

BE IT FURTHER RESOLVED, that the above property shall be published for sale on the City's website as surplus property.

Councillor Skamperle made a motion to amend the resolution to reflect a minimum bid of \$7,800.00, and Councillor Shaver seconded the motion. Councillor Skamperle explained we need to get the property back on the tax rolls and lowering the price will make it more attractive to potential buyers.

CITY COUNCIL MEETING
August 13, 2018
Page 216

The vote was:

AYES: Mayor Ashley, Councillors Davis, Kennedy,
Price, Shaver and Skamperle

NAYS: Councillor Stevenson

CARRIED, 6 TO 1

The amended resolution now reads:

RESOLUTION REDUCING THE ESTABLISHED MINIMUM SALE PRICE

WHEREAS, On March 12, 2018 the City Council established the minimum sale price for 502 King Street as \$19,750 in accordance with the City's surplus property task force recommendation; and

WHEREAS, the City has not received any offers on this property; and

WHEREAS, Staff has reviewed the current status of the property at 502 King Street and recommends reducing the minimum sale price to \$7,800.

TAX MAP #	LOCATION	MIN. SALE PRICE	NOTES/RESTRICTIONS
59.022-15-14	502 King Street	\$7,800.00 (includes \$400 Attorney fee, and \$400 County Filing Fee)	nonconforming lot, MDR

BE IT FURTHER RESOLVED, that the above property shall be published for sale on the City's website as surplus property.

The vote on the amended resolution was:

CARRIED, AYES ALL

5. Councillor Shaver moved a resolution to reduce the established minimum sale price for 221 Denny Street, TMN 48.071-5-29 from \$5,250 to \$3,300, and Councillor Skamperle seconded to wit:

RESOLUTION REDUCING THE ESTABLISHED MINIMUM SALE PRICE

WHEREAS, On March 12, 2018 the City Council established the minimum sale price for 221 Denny Street as \$5,250 in accordance with the City's surplus property task force recommendation; and

WHEREAS, the City has received an offer on this property below the established minimum bid; and

WHEREAS, Staff has reviewed the offer and the current status of the property at 221 Denny Street and recommends reducing the minimum sale price to \$3,300.

TAX MAP #	LOCATION	MIN. SALE PRICE	NOTES/RESTRICTIONS
48.071-5-29	221 Denny Street	\$3,300.00	nonconforming lot, SFR

BE IT FURTHER RESOLVED, that the above property shall be published for sale on the City's website as surplus property.

Councillor Shaver asked if the minimum bid price includes the attorney fee and recording fees. City Manager Sarah Purdy said yes.

The vote was:

CARRIED, AYES ALL

6. Mayor Ashley moved a resolution introducing an ordinance and providing for public notice and public hearing with regard to the sale of City-owned property: tax map number 48.071-5-29, surplus property located at 221 Denny Street, and Councillor Stevenson seconded to wit:

RESOLUTION OF CITY COUNCIL INTRODUCING AN ORDINANCE
AND PROVIDING FOR PUBLIC NOTICE
AND PUBLIC HEARING

BE IT RESOLVED, that Ordinance No. 16 of 2018 entitled "An Ordinance to Offer for Sale at Public Auction City-Owned Property " be and it hereby is introduced before the City Council of the City of Ogdensburg, New York, and

BE IT FURTHER RESOLVED, that the City Council shall hold a public hearing in the matter of the adoption of the aforesaid ordinance to be held at the Council Chambers in the City of Ogdensburg, New York, on the 10th day of September, 2018, at 7:00 p.m., and

BE IT FURTHER RESOLVED that the City Clerk give notice of such public hearing by publication in the official newspaper at least seven (7) days before the hearing date of a notice setting forth the time and place and describing the proposed ordinance in summary form.

The vote was:

CARRIED, AYES ALL

7. Councillor Stevenson moved a resolution authorizing the City Manager to sign an agreement with Environmental Design and Research, Landscape Architecture, Engineering and Environmental Services for the Wastewater Treatment System Improvement Project, at a cost of \$1,536,200, and Councillor Shaver seconded to wit:

RESOLUTION AUTHORIZING THE CITY MANAGER TO SIGN AN
AGREEMENT BETWEEN THE CITY AND ENVIRONMENTAL DESIGN
AND RESEARCH, LANDSCAPE ARCHITECTURE, ENGINEERING AND
ENVIRONMENTAL SERVICES FOR THE WASTEWATER SYSTEM
IMPROVEMENTS PROJECT

CITY COUNCIL MEETING

August 13, 2018

Page 219

WHEREAS, the City and Environmental Design and Research, Landscape Architecture, Engineering and Environmental Services (EDR) wish to enter into a professional services agreement for EDR to provide the City with bidding and construction phase services for improvements to the Ogdensburg Wastewater Treatment Plant, Main Street Pump Station, South Water Street Pump Station, and Psychiatric Center Pump Station, and for Long-Term Control Plan improvements, and

WHEREAS, the City Attorney has reviewed and approved this agreement,

NOW, THEREFORE, BE IT RESOLVED that City Manager Sarah Purdy is hereby authorized to sign the attached Professional Services Agreement, at a cost of \$1,536,200, and be it further

RESOLVED, that the funds to pay for this work will be appropriated from the Wastewater Treatment Plant Capital Improvements Project.

The vote was:

CARRIED, AYES ALL

8. Mayor Ashley moved a resolution to approve the sale of the following surplus property: 501 Albany Avenue, TMN 59.022-10-4 to Anthony Harper, and Councillor Stevenson seconded to wit:

RESOLUTION TO APPROVE THE SALE OF SURPLUS CITY PROPERTY

WHEREAS, the City of Ogdensburg has acquired the following property in accordance with property tax sale foreclosure proceedings; and

WHEREAS, the Ogdensburg City Council has declared these properties surplus and fit for public sale having established a minimum sale price and listed for sale on the City's website; and

WHEREAS, the City received a bid that met the minimum bid set by City Council,

NOW THEREFORE BE IT RESOLVED, that the City Council approves the following sale of:

<u>TAX MAP #</u>	<u>LOCATION</u>	<u>MINIMUM PURCHASE PRICE</u>	<u>RESTRICTION(S)</u>
59.022-10-4	501 Albany Ave.	\$4,250 (includes estimated \$400 Attorney and \$350 recording fees)	non-conforming lot, SFR (vacant lot with structure)

BE IT FURTHER RESOLVED, that the sale of said City-owned real property shall be subject to review by the City Attorney.

OLD BUSINESS

1. Mayor Ashley congratulated City staff and the Recreation Department for a very successful 150th birthday celebration on Saturday, August 11, 2018. Mayor Ashley thanked Rhonda Roethel and her real estate company for the generous donation of the fireworks display.

2. Charles Prior of GHD provided Council with an update on the Wastewater Treatment System Improvement Project. Mr. Prior explained the State has approved the plan and the funding applications have been submitted.

NEW BUSINESS

1. Councillor Skamperle asked if the City has already applied for the Urban and Community Forestry Grant. City Manager Sarah Purdy said yes, and explained Ms. Narenkivicius' letter was submitted to show the Pride and Beautification Commission's support for the grant application.

ITEMS FOR DISCUSSION

1. Councillor Skamperle said he received a call from a resident reporting that cameras are being installed in lanes by Public Works employees and asked if it was being done with respect to brush pickup issues. City Manager Sarah Purdy explained the cameras are being installed to assist the police department with their investigation of furniture and other items suddenly appearing on someone else's property overnight. Ms. Purdy said the cameras will be moved to various locations. Mayor Ashley asked how many cameras have been installed, and Ms. Purdy said four. Councillor Skamperle asked if the cameras had been budgeted for, and Ms. Purdy said not initially. Ms. Purdy explained the expense was warranted based on the large number of complaints received and added no one is just sitting watching the cameras. Councillor Stevenson asked if she would be responsible for the cost of removing a couch someone placed on her property overnight if she was unable to locate the individual. Ms. Purdy said yes.

Councillor Skamperle suggested cameras be placed at the spot designated for people to drop off their brush rather than City staff monitoring the location. Public Works Director Scott Thornhill described an incident where an individual hid lumber under their brush while a staff member had turned their back. Mr. Thornhill explained with the cameras currently installed at the old dump and assistance from the Police Department, we were able to locate the individual. Mr. Thornhill said if there was only camera surveillance and multiple people on the same day, there would be no way to determine who was responsible for prohibited items being dumped. City Manager Sarah Purdy said they will explore the options.

Mayor Ashley said there was a need for Executive Session to discuss collective bargaining, the employment history of a particular person and property acquisition, and Councillor Price seconded the motion.

The vote to adjourn to Executive Session was:

CARRIED, AYES ALL

On a motion duly made and seconded, the meeting was adjourned.