

Regular Meeting, Town Of Otto

A regular meeting of the town board of the Town of Otto, Cattaraugus County and the State of New York was held at the Otto Town Hall, 8842 Otto- East Otto Road, Cattaraugus, NY on the 17th day of February 2026.

Present:

Marlene Gregory	.. Councilmember
Brenda Mallaber	.. Councilmember
Paul Stang	.. Councilmember
Kevin Walker	.. Councilmember
Trisha Priest	.. Town Clerk
Robert Barber	.. Highway Superintendent

Absent:

Randy Beenu	.. Town Supervisor
Jeff Holler	.. Code Enforcement Officer

Paul Stang called the regular board meeting to order at 7:02pm with a quorum present.

RESOLUTION 2026-06

Approval of minutes

On a motion made by Councilmember Gregory and seconded by Councilmember Mallaber, the following resolution was

ADOPTED	Ayes	4	Gregory, Mallaber, Stang, Walker
	Nays	0	

Resolved that the minutes of the January 206 Regular Meeting of the Town Board is approved with correction.

Highway Superintendent Robert Barber reported on the activities of the Highway crew.

1. Snow plowing and sanding the roads.
2. Mr. Barber reported that the road sweeper bounces bad when the wafers get down to 50%. They got it out of cold storage and took the core out and sent it in to Darling Fabrication to check for straightness. A new core is \$3500.00. He felt it was worth going this route.
3. The municipal water line froze at 8178 South Hill Road. He learned of this on a Facebook post Sunday night. He contacted the home owner on Monday and told her they could not get to it that day because of the weather and snow plowing but worked on it the following day. They were not successful at digging it up and thawing it out so they ran a line from the neighbor to her outside spicket to temporarily get them water. Three hundred feet of PEX line and fittings needed to be purchased to make the temporary fix.
4. Mr. Barber went to Jamestown yesterday and went over the bid and new pickup details. He sent a letter of commitment to them so we could order it.
5. Mr. Barber discussed filling out a SAM grant for a salt shed and containment infrastructure. Various options for remediation of a salt contamination complaint were discussed. Mr. Barber will look into rural water updating grants.

RESOLUTION 2026-07

Public Hearing Local Law 2026-01

On a motion made by Councilman Stang and seconded by Councilman Gregory, the following resolution was

APOPTED	Ayes	4	Gregory, Mallaber, Stang, Walker
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Nays 0

WHEREAS Deputy Supervisor Stang on behalf of Supervisor Beenau has introduced for consideration pursuant to the provisions of the New York Municipal Home Rule Law and the New York Real Property Tax Law Town of Otto Local Law **2026-01** entitled **A LOCAL LAW TO CHANGE THE DATE FOR THE TOWN OF OTTO BOARD OF ASSESSMENT REVIEW TO HEAR COMPLAINTS IN RELATION TO TAX ASSESSMENTS**; be it therefore

RESOLVED that the Otto Town Board shall conduct a public hearing at a meeting of the Otto Town Board on March 17, 2026 at 7:00 p.m. to consider the adoption of said introduced Local Law No. 01 of 2026, said Local Law to read as follows:

BE IT ENACTED BY THE TOWN BOARD OF THE TOWN OF OTTO AS FOLLOWS:

SECTION 1. Intent. The intent of this Local Law is to change the date on which the Board of Assessment Review of the Town of Otto shall first meet to hear complaints in relation to tax assessments.

SECTION 2. Authority. Because the Town of Otto Assessor also serves as the Assessor for multiple Towns within Cattaraugus County, with the date for hearing tax assessment complaints by multiple towns falling on the same date, thereby creating a conflict for the Assessor to appear at the hearings of all the towns, Real Property Tax Law §512 (1-a) authorizes the governing body of such an assessing unit to adopt a local law establishing a different date for the meetings of the Board of Assessment Review other than the fourth Tuesday in May.

SECTION 3. Change in Date. By reasoning of the foregoing, the Town of Otto Board of Assessment Review shall no longer initially hear complaints in relation to tax assessments on the fourth Tuesday in May of each year, but shall instead initially hear complaints in relation to tax assessments on the second Tuesday in June of each year.

SECTION 4. Filing. This Local Law shall be filed as required by Real Property Tax Law §512 (1-a).

RESOLUTION 2026-08

Purchase of Law Books from NYAOT

On a motion made by Councilman Mallaber and seconded by Councilman Walker, the following resolution was

APOPTED Ayes 4 Gregory, Mallaber, Stang, Walker

Nays 0

WHEREAS the New York Association of Towns has published an updated version of the Town Law Manual and

WHEREAS the Town Board of the Town of Otto is desirous of having the most up to date Law Manual.

THEREFORE be it resolved

The Town Board approves the purchase of 8 copies of the 2026 Town Law Manual offered but the NYAOT.

Code Enforcement Officer In the Absence of Jeff Holler, the Town Clerk presented his monthly report from 01/21/2026 thru 02/17/2026

1. He took six calls.
2. Completed three inspections.

3. No Permits were issued

Town Clerk The monthly review of the town clerk activities for the month of January 2026.

\$7,210.00 was collected during the month of January. The following disbursements were made:

Town Supervisor	\$7146.30
Department of ag & markets	\$13.00
Catt Co. DPW	\$28.20
DEC	\$ 0.00
NYS-DOH	\$22.50

The Town Clerk's Monthly report was distributed to the Board.

Tax Collector Tax Collection has not significantly picked up since last month. The Town's Portion had now been collected and distributed to the Town Supervisor by the end of January. The Analysis of Collections report was shared with the Board.

Assessors Report via Email

The January report is as follows:

- Renewal applications for Agricultural Assessment and Senior Citizen Exemption are being submitted and processed. Thus far 70% of Agricultural Exemptions and 46% of Senior Citizen renewal applications have been returned. Reminder notices were mailed February 4th to Ag and Senior applicants that renewal applications have not yet been received.
- These applications are due March 1, 2026. Applicants are encouraged to contact the Assessor's Office Monday – Friday, 8:00 am – 5:00 pm with any questions. We will hold town hall hours for exemption season in Otto from 8:15-11:30 February 23rd.
- Pursuant to Section 501 of NYS Real Property Tax Law, the Notice Concerning the Examination of Assessment Inventory and Data, must be displayed on the bulletin board at the Town Hall and published in the town's official paper. I have provided a copy of this notice for you to post on your bulletin board, my office will take care of sending to your official paper. This notice will be published in your official paper once in each of the last two weeks in February.
- The Assessing Office has corresponded with several property owners about their assessments, tax bills, and exemptions.
- There were 4 property transfers in December. You can find more information about these sales here:
<https://www.cattco.org/real-property-and-gis/sales>

Waste Water Operators Report

Updates on issues reported in January.

Through observation and deliberate process adjustments it seems as though the clarifier sludge blanket I had been concerned about has stabilized. While the blanket is still thicker than I believe to be ideal it is very possible that this is the "normal" level for this system. Only more time will determine that.

Currently I am working on reversing, one by one, certain process changes that were made in order to make a final determination. Please note that over the last two weeks I have not needed to employ the manual method of sludge pumping which was described in my previous report.

One of the final process reversals will be to cut back the timers controlling the aerator pumps to their previous settings. If dialing the aeration time back does not cause the sludge blanket to again start building I will have determined that a control valve inside the treatment hut was the cause.

Please also note that any increases in electricity cost for the plant may be attributed to the additional aeration which was performed as well as additional demand from the well pump in order to keep the water flowing and from freezing.

Delmar Electric was back on site one 1/21 to complete the job which had been stalled to an incorrect breaker being supplied to them. The work was performed quickly and professionally. While on site I explained to the technician, Joe, that I had received his quote for additional work inside the hut and would not respond until hopefully sometime in February as it was requested that I seek out additional quotes.

For those additional quotes I contacted BECC Electric, Gerwitz & McNeil Electric, and Marc Pritchard. BECC failed to quote a price for the job despite stating that they would do so and Marc declined the request. So along with the quote which you have seen from Delmar I am forwarding the quote received from Gerwitz. I learned that they had already quoted for this work in the past and so they simply re-issued the quote.

My only insight on the quotes received and the separation in price would potentially be in materials used on the job. Gerwitz quoted "corrosion resistant materials" while Delmar specifically says stainless steel would be used. It is possible that Gerwitz would use the same but it is not clear and I can't begin to speculate on cost comparison on the labor.

Minor notes:

Monthly reporting to the DEC was submitted on 2/3 and accepted later that day.

Bi-Monthly sampling was completed on 2/4 and lab results were received on 2/13. The next round of sampling will be completed on 4/8.

RESOLUTION 2026-09

Sewer District repairs

On a motion made by Councilmember Gregory and seconded by Councilmember Walker, the following resolution was ADOPTED Ayes 4 Gregory, Mallaber, Stang, Walker
 Nays 0

Whereas upon review of the submitted proposals for the removal and replacement of the strut rack at the Sewer plant, And having considered the materials offered in the quotes, the Town Board has determined that stainless steel is more appropriate application of material as opposed to a corrosion resistant material. Therefore be it Resolved that the Town Board of the Town of Otto accept the proposal from Delmar Electric Construction Corp. to remove the existing unistrut rack and replace it with a stainless steel unistrut rack and install a new 30-amp 240V disconnect.

RESOLUTION 2026-10

Audit of Claims

On a motion made by Councilmember Gregory and seconded by Councilmember Walker, the following resolution was ADOPTED Ayes 4 Gregory, Mallaber, Stang, Walker
 Nays 0

Resolved that the bills contained on Abstract #002 in the amount of \$ 58,540.49 have been reviewed by Town Board and are authorized for payment in the following amounts:

General Fund	No.	15	through	25	\$38,874.13
Highway Fund	No.	13	through	23	\$16,974.22
Water District	No.	4	through	9	\$1958.92
Light District	No.	2			\$369.02
Sewer District	No.	3	through	6	\$364.20

RESOLUTION 2026-11

Clerk's & Collectors Monthly Report-January

On a motion made by Councilmember Mallaber and seconded by Councilmember Gregory, the following resolution was

ADOPTED Ayes 4 Gregory, Mallaber, Stang, Walker

 Nays 0

Resolved that the Clerk's January 2026 reports be accepted as submitted.

With no further discussion, on a motion of Councilmember Gregory and seconded by Councilmember Mallaber, the meeting was adjourned at 8:10pm. Carried unanimously.

A Public Hearing will be held on March 17, 2026 at 7pm at the Otto Town Hall.

The next monthly board meeting will be held on March 17, 2026 following the public hearing at 7pm.

Respectfully Submitted,
Trisha Priest, Otto Town Clerk