REGULAR MEETING OF THE COMMON COUNCIL
JUNE 22, 2022
7:30 PM

PRESENT: Mayor Sandra Magiera
Council Members: John Hill, Kylee Johnson, Barry Smith, Paul Myers, Janet Koch
City Clerk: Tracy Chamberlain
Grant Writer/Youth Bureau Director: Sandra Brundage
City Comptroller: Kathleen Sarver
Fire Chief: Tom Sturdevant
BPU General Manager: Dennis Hensel

Mayor Magiera called the meeting to order at 7:30 PM. After the Pledge of Allegiance, Mayor Magiera asked for a moment of silence.

Moved by Smith and seconded by Johnson:
RESOLVED: That we hereby approve and dispense with the reading of the minutes of the last regular meeting of June 8, 2022.

Adopted Ayes: Hill, Johnson, Smith, Myers, Koch
Nays: None

Moved by Smith and seconded by Hill:
RESOLVED: That we hereby authorize the reimbursement of the City Clean-up fee to various participants which were covered by donations.

Council Member Smith stated this project was wildly successful. He did not expect the number of donations received. There was enough to help 49 participants. He noted that a letter of congratulation is being sent to the participants being reimbursed. It also states if they wish not to receive the award they can send the check back and it will be used towards next year. He thanked all that donated, Sandi Brundage and the Comptrollers Office. He feels this a confidence booster.

Council Member Koch asked how much was donated and it was noted $1,920, enough to cover 49 households. She was concerned with some names that were chosen. There was some discussion regarding the process. Council Member Smith noted that suggestions can be used to better the program next year.

Adopted Ayes: Hill, Johnson, Smith
Nays: Myers, Koch

It was noted for next year individuals could ask to be considered for the program prior to paying and there would not be reimbursements. Council Member Myers noted he voted no because of some of the names, however he commends everyone for the process this year.

Moved by Hill and seconded by Johnson:
RESOLVED: That we hereby authorize the lease extension with Quadient Leasing Inc., Milford, CT, for the postage meter in the amount of $251.77 per month.

Adopted Ayes: Hill, Johnson, Smith, Myers, Koch
Nays: None

Moved by Hill and seconded by Koch:
RESOLVED: That we hereby appoint Anibal Santiago, Little Valley, NY, as Fulltime Police Officer from the Civil Service eligible list, with a wage in accordance with the current union contract, to be effective June 23, 2022 with one-year probation.

Council Member Hill stated the Police Commission felt he was a good candidate. He noted it is hard to get good officers and hopes this will be a good fit.

Adopted Ayes: Hill, Johnson, Smith, Myers, Koch
Nays: None

Moved by Myers and seconded by Johnson:
RESOLVED: That we hereby authorize the Salamanca Board of Public Utilities to pursue bonding for funds to cover the cost to purchase meter testing equipment, in the estimated amount of $53,910.00.

Adopted Ayes: Hill, Johnson, Smith, Myers, Koch
Nays: None

Moved by Myers and seconded by Hill:
RESOLVED: That we hereby authorize the Salamanca Board of Public Utilities to pursue bonding for funds to cover the cost of replacement of two wastewater sewer pumps, in the estimated amount of $250,000.00.

Council Member Myers noted the BPU is down to one pump in the Front Avenue pump station.

Council Member Koch asked if this is the equipment that the Board of Public Utilities approved in the amount of $212,117. General Manager Hensel explained quotes received were in the amount of $431,000 and $212,117. The project is out for bids now and he estimated needing to finance $250,000 with the possibility that the bids would be higher.

Adopted Ayes: Hill, Johnson, Smith, Myers, Koch
Nays: None

Moved by Smith and seconded by Myers:
RESOLVED: That we hereby waive the agenda for other items.

Adopted Ayes: Hill, Johnson, Smith, Myers, Koch
Nays: None

Moved by Johnson and seconded by Smith:
RESOLVED: That we hereby authorize the termination of the contract between PC Construction Systems Inc. for the Fire Department restroom repair, and

BE IT FURTHER RESOLVED: That we hereby accept the quote for the Fire Department restroom repair from Crosby-O'Mann Inc, Salamanca, NY in the amount of $31,500.00, to include $7,192.42 for electrical, for a total of $38,692.42.

Fire Chief Sturdevant noted that PC Construction Systems Inc. the contractor approved to do the Fire Department restroom repairs is being terminated for nonperformance. James Crosby of Crosby-O'Mann Inc. provided a quote for the project. Such quote is attached to and made part of these minutes. It was noted that a majority of the materials have been purchased and are being stored at the Municipal Building.

Adopted Ayes: Hill, Johnson, Smith, Myers, Koch
Nays: None

Moved by Hill and seconded by Johnson:
RESOLVED: That we hereby accept the quote of Flexlume, Buffalo, NY in the amount of $3,950.00.

Council Member Koch noted she is concerned with the wording on the quote stating "Cost is a Do Not Exceed amount to replace chaser. If more funding is needed, technician to stop work at limit and an additional quote will be sent." It was suggested to request Flexlume to amend the quote to provide a firm amount not to exceed.

Council Member Hill and Council Member Johnson rescinded their motions and table until an amended quote is received.

Communications from the Mayor and Council:

- Mayor Magiera thanked the Council for helping with the Salamanca City Central School District High School Senior Class parade on June 22, 2022. She also thanked the SCCSD for asking the Mayor and Council to participate.

- Council Member Koch stated that the Catherine's Corner signs and plaque were installed and thanked the Council and Police Commission for approving this project. She also noted the Senior Parade was wonderful. She congratulated all the Seniors in the community that are graduating noting the Class of 2022 has 87 graduates, the most in many years.

Moved by Hill and seconded by Smith:

RESOLVED: That the bills be paid as warranted and recommended by the appropriate Commissions and/or Department Heads, the City Comptroller and City Clerk and that the reports of the Police Chief, City Judge and Dog Control Officer for the month of May 2022 are hereby accepted and filed.

--DATE--	--TYPE--	NUMBER	---------DESCRIPTION----------	----AMOUNT---
6/10/2022	CHECK	063061	CITY OF SALAMANCA PAYROLL ACCO	77,715.67CR
6/10/2022	CHECK	063062	CITY OF SALAMANCA PAYROLL ACCO	5,714.16CR
6/15/2022	CHECK	063063	ADAM CARLSON	142.28CR
6/15/2022	CHECK	063064	CARDMEMBER SERVICE	47.09CR
6/15/2022	CHECK	063065	CARDMEMBER SERVICE	9,620.89CR
6/15/2022	CHECK	063066	RICOH USA	104.63CR
6/15/2022	CHECK	063067	SANDRA L. BRUNDAGE	74.99CR
6/15/2022	CHECK	063068	DELTA DENTAL OF NEW YORK, INC.	1,179.76CR
6/15/2022	CHECK	063069	HIGHMARK BCBSWNY	44,103.48CR
6/15/2022	CHECK	063070	RENAISSANCE	190.18CR
6/15/2022	CHECK	063071	VISION SERVICE PLAN-(NR)	560.46CR
6/15/2022	CHECK	063072	BLUE CROSS/BLUE SHIELD OF WNY	1,560.00CR
6/17/2022	CHECK	063073	CITY OF SALAMANCA PAYROLL ACCO	83,483.14CR
6/17/2022	CHECK	063074	CITY OF SALAMANCA PAYROLL ACCO	6,155.43CR
6/16/2022	CHECK	063075	IDENTOGO	88.50CR
6/16/2022	CHECK	063076	SANDRA L. BRUNDAGE	97.31CR
6/16/2022	CHECK	063077	TUSTIN SWIFT	77.75CR
6/21/2022	CHECK	063078	CATTARAUGUS COUNTY TREASURER	78,203.41CR
6/24/2022	CHECK	063079	ANDERSON SHORTELL, INC	695.00CR
6/24/2022	CHECK	063080	AUSTIN LOCKSMITH & SECURITY, I	536.00CR
6/24/2022	CHECK	063081	BLUE COLLAR WORKWEAR	340.00CR
6/24/2022	CHECK	063082	BREEZELINE	353.04CR

6/24/2022 CHECK	063083	CASELLA WASTE SYSTEMS, INC.	85.60CR
6/24/2022 CHECK	063084	CATT. CO. REAL PROPERTY SERVIC	2,789.00CR
6/24/2022 CHECK	063085	CATTARAUGUS COUNTY DPW	180.00CR
6/24/2022 CHECK	063086	D & J'S LAWN SERVICE & SNOWPLO	90.00CR
6/24/2022 CHECK	063087	EAGLE RADIO TECHNOLOGIES	1,121.50CR
6/24/2022 CHECK	063088	FASTENAL COMPANY	114.95CR
6/24/2022 CHECK	063089	FLAGS USA LLC	93.00CR
6/24/2022 CHECK	063090	GRAINGER	26.27CR
6/24/2022 CHECK	063091	JAMESTOWN MACADAM, INC	1,104.00CR
6/24/2022 CHECK	063092	KURK FUEL COMPANY	21,869.19CR
6/24/2022 CHECK	063093	LANDPRO EQUIPMENT LLC	160.44CR
6/24/2022 CHECK	063094	METROPOLITAN TELECOMMUNICATION	1,811.43CR
6/24/2022 CHECK	063095	NEW ENTERPRISE STONE & LIME CO	5,437.00CR
6/24/2022 CHECK	063096	NOCO ENERGY CORP.	25,634.66CR
6/24/2022 CHECK	063097	QUADIENT LEASING USA, INC.	251.77CR
6/24/2022 CHECK	063098	SCOTT J COLLINS	1,459.00CR
6/24/2022 CHECK	063099	TYLER TECHNOLOGIES, INC.	8,000.00CR
6/24/2022 CHECK	063100	U.S. BANK EQUIPMENT FINANCE	119.13CR
6/24/2022 CHECK	063101	UNIFIRST CORPORATION	837.29CR
6/24/2022 CHECK	063102	VALPRO SANITARY SUPPLIES, INC.	792.95CR
6/24/2022 CHECK	063103	AUTOZONE, INC.	349.59CR
6/24/2022 CHECK	063104	COURTNEY JAMES	38.61CR
6/24/2022 CHECK	063105	FIRE SERVICE SAFETY TESTING IN	1,186.25CR
6/24/2022 CHECK	063106	ROCK-N-RESCUE/J.E. WEINEL, INC	132.64CR
6/24/2022 CHECK	063107	SALAMANCA FIREFIGHTERS LOCAL 2	120.00CR
6/24/2022 CHECK	063108	TOM STURDEVANT	100.00CR
6/24/2022 CHECK	063109	TRAVIS WHITEHOUSE	88.01CR
6/24/2022 CHECK	063110	WORTH W SMITH	49.47CR
6/24/2022 CHECK	063111	AMCHAR WHOLESALE INC.	1,138.80CR
6/24/2022 CHECK	063112	BARMORE & SELLSTROM	2,413.60CR
6/24/2022 CHECK	063113	DENNIS BROWN	78.62CR
6/24/2022 CHECK	063114	GALLS, LLC.	374.93CR
6/24/2022 CHECK	063115	RANDOLPH AUTO SUPPLY	145.74CR
6/24/2022 CHECK	063116	RICOH USA	57.89CR
6/24/2022 CHECK	063117	SEWING TECHNOLOGY UNIFORM INC	92.24CR
6/24/2022 CHECK	063118	THE PAPER FACTORY	129.68CR

Special Accounts

Check #	Date	Account Name	Amount
357	6/16/2022	Pooled Cash - Spec Acct Youth Center, Pepsi Cola	$306.45
1003	6/16/2022	CDBG Funds – Inscale Architects	$8,268.75

Adopted Ayes: Hill, Johnson, Smith, Myers, Koch
Nays: None

Public Discussion:

- Carmen Vecchiarella thanked the City, Police Commission, DPW and all involved with the Catherine's Corner sign in honor of his mother.
- Mr. Vecchiarella also noted he received a phone call in regard to the construction project at 888 Broad Street, which included blacktop being installed across the property line into the NYS Department of Transportation right-of-way. He stated the Seneca Nation of Indians Council stated that Sharon Ray from the Seneca Nation Department of Transportation (SNDOT) spoke with the NYS DOT and was told they do not care about the blacktop location. He stated the SNI Councilors also do not care about the blacktop. They do plan to put a roundabout in that area in the future and will revisit it at that time. They were told the NYS DOT does not put in writing, however anyone can contact Sharon Ray for information. Council Member Koch explained the issue with the blacktop being installed across a property line into the right-of-way. She noted the Planning Commission asked for the property owner to obtain written approval to have the blacktop across right-of-way.
- Mr. Vecchiarella also noted someone is looking to bring a lacrosse tournament into the City and asked who to contact for use of the Veteran's Park. It was explained to contact the SCCSD to schedule use of Veteran's.
- There was discussion regarding a fence that was installed and the fence codes.
- Carol Ellis commended the Council for wanting to clean up properties around the City. She noted there are many that need to be addressed.
- Ms. Ellis stated she is attending the meeting on behalf of her daughter for the Swan Street Florist business. She explained the use of the sandwich board sign on Broad Street that helped build her business over the years. They are concerned with the recent notification from the Code Enforcement Office to remove their business sandwich board sign. Mayor Magiera explained that all businesses with signs in the right-of-way were notified they have 10 days to move the signs out of the right-of-way.
- Jim Johnson stated there is a garage on a neighboring property that is dilapidated. He feels the Code Enforcement should address the dilapidated building rather than the business signs. It was explained that property owners are notified and it is very lengthy process to address the issues through court.

Fire Chief Sturdevant explained the City is also frustrated with these issues. They address the signs as directed by the Mayor and Council and according to Zoning Law. He also noted that the dilapidated property owners are given tickets, they do not come to court and the judge is not taking action. Council Member Smith noted that there is a long process to make changes to City laws. Council Member Koch noted the Council decided at a past meeting to leave signage alone. She feels that either all the signs should be addressed or leave them all alone. She also agreed that the dilapidated buildings are a problem. There was discussion regarding the dangerous buildings and safety issues.

Work Session on various items:

Grant Writer Brundage discussed the American Rescue Plan Act (ARPA) funds. The City expects to receive a second installment of $277,024.80 in the summer of 2022. She suggested some projects that the funds could be used towards.

There was some discussion regarding the Zoning Law signage regulations. The Council agreed the that current signage laws should be followed. Businesses should apply for permits and follow the laws.

There was discussion regarding the new dispensary businesses located in the residential properties. It was decided they should be required to apply for a Special Use Permit. There is concern that the businesses are required to manufacture the product being sold at the residence. It was noted the Assessor's Office is researching if the dispensary products could be produced in a residence.

There was discussion regarding the issues with properties that are not being taken care of. Council Member Hill noted that he spoke with a past attorney regarding taking the property owners to court. However, there are owners that live out of state and there is no way to make them appear at court.

Mark Kurita stated he also sees the issue with zombie properties and wondered what can done. It was noted that the City obtained a grant to identify zombie/abandoned properties and the information was shared with the Seneca Nation of Indians. Mr. Vecchiarella suggested requiring landlords to have inspection. There was discussion regarding private owned properties in need of repair. Mr. Kurita suggested a group meeting with the City, the SNI and property owners to come up with a resolution to help beautify the City. Mayor Magiera noted there was a group trying to do something similar, however the meetings have stopped. She also noted that the SNI is applying for grant funds to address dilapidated SNI owned and abandoned properties.

Mayor Magiera noted that the former Weast Insurance Agency building, 123 Main Street, will be transferred to the City's name for non-payment of taxes. The Salamanca Area Historical Society, currently in City owned 125 Main Street, has expressed interest is utilizing the top two floors to expand the Historical Society. There was a consensus of the Council to lease the two floors to Historical and rent the first floor to another business.

In the past there was discussion on updating the Non-union Personnel Rules benefits. The Council requested current copies to review and discuss another time.

Chief Sturdevant reviewed the need to increase the ambulance billing rates. There was some discussion regarding current rates used by other departments and suggested by the billing company, Professional Ambulance Billing (PAB). The Council agreed to amend the rates at the next meeting.

The DPW needs guidance on mowing of properties that are City owned with individuals living in the house. Also, there are a couple in need of mowing that will be transferred to the City. The Attorney said it would be the City's responsibility to mow. Council Member Koch asked if this fee could be added to the taxes owned. Council Member Smith noted he asked that the East State Street right-of-way along the guiderail be cut by the DPW. He also noted there are a few other areas being mowed that are not City owned.

Council Member Hill noted that a parcel on Fair Oak Street has be mowed and someone stated that the owner plans to use it for a marijuana farm. He noted the property is zoned agriculture and could be used for farming. It is unclear what the NYS or SNI regulations state regarding farms.

Moved by Hill and seconded by Smith:
RESOLVED: That we hereby adjourn – 9:58 PM.
Carried.

Tracy Chamberlain, City Clerk

Dated: July 1, 2022

THE ABOVE RESOLUTIONS, AS ADOPTED BY THE COMMON COUNCIL, ARE HEREBY APPROVED.

Sandra Magiera, Mayor

Dated: July 11, 2022

Proposal

CROSBY-O'MANN INC SINCE 1948
6 Forest Ave
Salamanca, NY 14779
(716) 945-4548 CELL (716) 904-3548

PROPOSAL SUBMITTED TO: City of Sala		PHONE: 607-358-1000	DATE: 6/22/22
STREET: 225 Wildwood Ave.		JOB NAME: Bathroom Renovation	
CITY, STATE and ZIP CODE: Sala, N.Y. 14779		JOB LOCATION: 225 Wildwood Ave.	
ARCHITECT	DATE OF PLANS	Tom Stardivan-Chief	JOB PHONE: 716-945-2311

We hereby submit specifications and estimates for:

Plumbing renovation including demo of new walls that are in the wrong area, supply and installation of all under slab plumbing, re do concrete floor, install new fixtures (all above ground material supplied by owner). Install all new concrete masonary walls and plumbing for fixtures. Install new ceiling grid and panels in bathrooms. Scope of work 2 weeks in women's bathroom and 1 week in men's bathroom.

We Propose hereby to furnish material and labor — complete in accordance with above specifications, for the sum of:

Thirty one thousand five hundred & 00/00 dollars ($ 31,500).

Payment to be made as follows:

30% down upon acceptance of Terms of proposal ($ 630.00)
Payment on progress invoices within 5 days of submittal

All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. Our workers are fully covered by Workman's Compensation Insurance.

Authorized Signature James R Crosby, Pres.

Note: This proposal may be withdrawn by us if not accepted within 10 days.

Acceptance of Proposal — The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Signature _____

Date of Acceptance: _____

Signature _____

L E D Electric
Little Valley, NY

522 Fair Oak Street
Little Valley NY 14755
cell: 716-244-8963
office: 716-938-6500

ELECTRICAL
Work Order/Invoice

No: 02735

Date of Order	Home Tel.
Order Taken By	Work Tel.
Customer Order No.	☑ DAYWORK ☐ CONTRACT ☐ EXTRA
Starting Date	☐ OVERTIME ☐ OTHER
Job Name / No.	
Job Location	
Invoice Date 6/17/2022	Job Tel.

TO: City of Salamanca Fire Dept
Renovation
225 Wiedwood Ave Salamanca.

CHECKMARKS DENOTE:
☐ WORK TO BE DONE
☑ WORK COMPLETED

	INSTALL	REPAIR	REPLACE	INSPECT	TROUBLESHOOT	ROUGH WIRE	FINISH WIRE
TEMPORARY SERVICE							
LIGHT FIXTURE(S)							
SWITCH(ES)							
RECEPTACLE(S)							
RECEPTACLE(S) GFCI							
SERVICE PANEL							
SUB-PANEL							
CIRCUIT BREAKER(S)							
FUSE(S)							
ANTENNA WIRE							
CABLE T.V. WIRE							
TELEPHONE WIRE							
SMOKE DETECTOR(S)							
DOOR CHIME(S)							
CEILING FAN(S)							
BATHROOM FAN / LIGHT							
BASEBOARD HEATER(S)							
FAN DRIVEN HEATER(S)							
RADIANT PANEL(S)							
RANGE							
RANGE HOOD							
DISHWASHER							
DISPOSAL							
WASHER							
DRYER							
WATER HEATER							
WELL / SUMP PUMP							
HOT TUB / SPA							
POOL LIGHT(S)							
POOL PUMP							
AIR CONDITIONER(S)							
BOILER / FURNACE							
HEAT PUMP							
GENERATOR							
KITCHEN							
DINING ROOM							
LIVING / FAMILY ROOM							
BEDROOM #1 #2							
BEDROOM #3 #4							
BATHROOM #1 #2	☑						
BASEMENT							
GARAGE							
NEW ADDITION							

Terms: Prevailing Rate

DESCRIPTION OF WORK

New Panel for Prints.
(Gas) Men & Women Bathrooms
only

LABOR	HRS.	@	AMOUNT
Labor			5400.00
		TOTAL LABOR	5400.00

QTY.	MATERIAL	@	AMOUNT
	All materials needed		
	for Scope of work.		1259.65
	All NEC and local		
	code laws implemented		

Work Ordered By: Jim C.

I hereby acknowledge the satisfactory completion of the above described work.

X _____ Signature 6/17/2022 Date

Thank You!

TOTAL MATERIALS	$1259.65
TOTAL LABOR	5400.00
	$6659.65
TAX	532.77
OTHER CHARGES	
TOTAL	$7192.42