

On Monday, November 14, 2005 at 3 p.m., the scheduled reconvening of the November meeting of the Spafford Town Board was postponed due to illness.

On Tuesday, November 22, 2005 at 7:00 p.m. Supervisor Gordon Ireland reconvened the November 2005 meeting of the Spafford Town Board. Councilors Bill Vinzant and Jeff Ireland were present. Town Attorney Bernard Reagan and Town Clerk Lisa Valletta were also present. Notice of this meeting was provided to the members of the Town Board as required and posted on the public bulletin board maintained by the Town Clerk.

Southern Onondaga Area (Spafford) Water District

Publication

Town Attorney Bernard Reagan requested the Town Clerk post the Notice of Public Hearing on the public bulletin board and submit said Notice for publication in the Town's official newspaper.

Mr. Reagan explained the Town of Otisco has published their Notice of Public Hearing; the Town of Marcellus has not yet.

Vacant Lots

There are 56 vacant (not buildable and not within an Agricultural district) parcels within the district. The State Comptroller's opinion is although they are vacant, they will benefit from the water district. If there is a fire on one of these parcels, the water will be available from the water line. The determination from the State Comptroller is to assess each of these vacant parcels at \$10.00 each.

Mr. Reagan explained that Mr. Ken Lieberman is concerned with the description including the term "not buildable". Garages have been built on some of these parcels; as could a workshop which might draw water. Mr. Reagan explained that the classification of a parcel is not decided by how the land is being used, but by an enhancement of the property. The burden of proof to show a parcel does not benefit will be upon the property owner.

The only change in what was presented to the residents at the previous public hearing is the assessment for vacant parcels. All other data remains the same.

RESOLUTION 103-2005

Southern Onondaga Area (Spafford) Water District Notice of Hearing

Order of the Town Board of the Town of Spafford

At a special Town Board Meeting of the Town Board of the Town of Spafford held at the Town Hall on November 22, 2005, upon motion made and duly seconded, it was Ordered, that the Town Board shall meet at the Spafford Town Hall, 1984 Route 174, Skaneateles, New York, 13152, on the 14th day of December, 2005, at 7:30 P.M., for the purpose of conducting a public hearing upon a proposal to the Town of Spafford Town Board to modify the Southern Onondaga Area (Spafford) Water District Map, Plan and Report, prepared by Barton & Loguidice, P.C., Consulting Engineers, dated August, 2003 and revised March, 2005 and having File No. 823.002 (the "Map, Plan and Report"), relative to the proposed establishment of a 'water district, as hereinafter described (hereinafter the "Southern Onondaga Area (Spafford) Water District" or the "Water District"), at which time and place said Town Board will consider such proposal and hear all persons interested in the subject thereof concerning the same.

The proposed modifications to the Map, Plan and Report pertain to the assigning of equivalent dwelling units ("EDU's"), or portions thereof, to multiple residential unit dwellings and multiple commercial structure properties within the Town of Spafford for the purpose of collecting a special benefit assessment on parcels served within the proposed Water District, as described on pages 6-9 of the current Map, Plan and Report. The proposed changes, set forth below, are intended to provide relief for property owner's within the proposed Water District who have more than one dwelling unit or commercial structure on a property, by allocating to certain units of multiple-family residences and structures on commercial properties a percentage of an EDU, rather than an entire EDU for each multiple-family residence and commercial structure, as originally proposed in the Map, Plan and Report.

A revised category for commercial businesses with multiple structures and a new category for commercial businesses with apartment housing is also proposed.

In addition, a modification is proposed to the category of Vacant Parcels (concerning parcels which are not buildable and are not within an Agricultural district), which would assess such parcels a nominal charge of \$10.00 annually to reflect that such parcels would be benefited by the proposed Water District, as provided by law.

These changes, if adopted, would modify the EDU allocations for certain Benefit Classes as set forth in the current Map, Plan and Report, Table 2, entitled "Unit Schedule", which is found on page 7 of the Map, Plan and Report. However, it is anticipated that these changes, if adopted, in whole or in part, will not increase the capital project cost, estimated 'water purchase cost or change the project financing described in the current Map, Plan and Report.

The following are the proposed EDU changes relative to Multiple-Family Residences, Commercial Businesses and Vacant Parcels (not buildable and not within an Agricultural district) that are to be considered at the Public Hearing:

<u>Property Code Type:</u>	<u>Assigned EDU</u>
220 Multiple family house (single structure) plus Apartment	1.75 EDU for first two Apartments, 0.25 EDU for each additional
280 More than one residential structure	2.0 EDUs for first two structures, plus 0.25 EDU for each additional structure
411 Apartment buildings-complexes plus Apartment	1.75 EDUs for first two Apartments 0.25 EDU for each additional
480 Multipurpose Commercial/Apartments Apartment	1.0 EDU for first Apartment 1.75 EDUs for 2 Apartments, plus 0.25 EDU for each additional 1.0 EDU for each Commercial structure WITH WATER SERVICE, plus 0.5 EDU for each additional Commercial structure WITH WATER SERVICE
Vacant Parcels (not buildable and not within an Agricultural district)	\$10.00 annually

(Note: Commercial businesses are also subject to the additional assessment for water usage in excess of 73,000 gallons annually equal to 1.0 EDU per 73,000 gallons in excess of the first 73,000 gallons, or portion thereof.

It is further Ordered by the Town Board:

- (a) That the boundaries of the proposed Water District, as set forth in the current Map, Plan and Report, which are not changed under the proposed modifications to the Map, Plan and Report, are to be published with the Notice of Public Hearing.
- (b) That the Water District improvements proposed to be made, as set forth in the current Map, Plan and Report, which are not changed under the proposed modifications, are

to be published with the Notice of Public Hearing.

(c) That the Town Clerk publish in the Town's official newspaper as provided by law, a copy of this Order and a Notice of Public Hearing for a Public Hearing to be held on December 14, 2005 at 7:30 P.M. at the Spafford Town Hall, Spafford, New York, mailing address, 1984 Route 174, Skaneateles, New York, 13152, to consider the foregoing proposed modifications to the Map, Plan and Report and to hear all persons interested in the subject thereof, and that the Notice of Public Hearing and this Order be filed with the Town Clerk for public inspection; and

(d) That a copy of this Order and the Notice of Public Hearing be posted on the signboard of the Town as provided by law; and

(e) That a certified copy of this Order of the Town Board be filed with the State Comptroller on or about the date of the publication of a copy of this Order; and

(f) That the Map, Plan and Report for the Southern Onondaga Area (Spafford) Water District, prepared by Barton & Loguidice, P.C., dated August, 2003 and revised March, 2005 be made available for public inspection at the Office of the Town Clerk, 1984 Route 174, Skaneateles, New York 13152 (Phone: (315) 673-4144) during the Town Clerk's regular business hours and copies of the same are available at the regular copying charge imposed by the Town.

(g) That this Order be entered in the minutes of this meeting.

Dated: Spafford, N.Y.

November 22, 2005.

By Order of the Town Board of the Town of Spafford.

Gordon Ireland, Town Supervisor

Lisa Valletta, Town Clerk

The undersigned, Lisa Valletta, Town Clerk of the Town of Spafford, hereby certifies that having compared the above Order dated November 22, 2005 of the Town Board adopted at the Town Board meeting on November 22, 2005 with the original thereof, that the above Order is a true and complete copy of the original Order.

November 22, 2005.

Lisa Valletta, Town Clerk
Town of Spafford

1865 East Lake Road

The proposed agreement to grant easement on the property for a septic system for the Borodino Grange was reviewed. Mr. Reagan will contact Mr. Vic Sayko, Grange Restoration Chair for Spafford Area Historical Society, regarding questions.

Adjournment

On a motion by Supervisor Ireland, seconded by Councilor Chappell the meeting was adjourned at 8:10 p.m.

AYES – 4 – G. Ireland, Chappell, Vinzant, J. Ireland
NAYS – 0

Respectfully submitted

by,

Next meeting to be held
December 8, 2005 @ 7:30 p.m.
@ Spafford Town Hall

Lisa M. Valletta
Town Clerk
Town of Spafford