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TOWN OF MARCELLUS, NEW YORK

PUBLIC MEETING 7:00 p.m.
BOARD MEETING 9:05 p.m.

July 15, 2020

Re: Marcellus Proposed Town Hall

TOWN BOARD MEMBERS PRESENT: Supervisor
Karen Pollard; Councilors Terry Hoey,
John Cusick, Tammy Sayre, Laurie Stevens

ALSO PRESENT: Town Attorney James Gascon,
Town Clerk Sandy Taylor, Deputy Town Clerk
Susan Dennis

REPORTED REMOTELY BY: ELIZABETH BRUCIE, RPR

1 SUPERVISOR POLLARD: For you guys who
2 don't know me, I'm Karen Pollard, I'm the
3 town supervisor. We will turn the meeting
4 over to Michael Shay who is the architect
5 on this. You're all here because you heard
6 and want to know about the proposed town
7 hall. As you know, town hall that we're in
8 right now was built in 1914 as a bank. It
9 no longer meets our needs. The town board
10 has been keeping a resolution for over a
11 decade. We have explored many options,
12 many options to get this done. We think we
13 have a good solid plan to present to you.
14 With that I will hand you over to Michael
15 Shay. After Michael is done, we will take
16 questions.

17 MICHAEL SHAY: Thank you. Michael
18 Shay, I am an architect from (INAUDIBLE)
19 Design. The agenda that we have for you as
20 Karen just spoke in opening comments, but
21 we wanted to briefly touch on the existing
22 building and site, the proposal for the new
23 building, site development to be, energy
24 efficient measures that we're planning on

1 incorporating to the building, as well as
2 citing some financial information, a
3 preliminary project timeline, other
4 considerations, and (INAUDIBLE).

5 Any comments at this point? So the
6 current town hall as Karen indicated that
7 was built in 1914. I opened my first --
8 building was designed as a bank, not as a
9 town hall. And as such in 1914, there was
10 no federal ADA Act, building codes and
11 various, since then, the building currently
12 that has been there for just over a hundred
13 years.

14 I'm sure everyone in this room is
15 very familiar with that, but as you come up
16 the east side entry, right here, into the
17 building, we're into the meeting room.
18 That meeting room is not only a courtroom
19 but it's the meeting room, and it's really
20 the circulation arm of the entire building.

21 If you need to go to the rec
22 department, you go through the meeting room
23 up the stairs. If you need to meet with
24 the tax assessor, you have to meet in the

1 meeting room and board room. If you need
2 to go to the town clerk's office, you go
3 through the meeting room. So you can
4 imagine how confusing that can be to the
5 public. But also the employees working
6 trying to -- it's not set up for efficient
7 functioning of a town hall; i.e., the next
8 bullet point, it is not user friendly. So
9 we are walking through all these other
10 departments throughout the building.

11 As Karen alluded to, (INAUDIBLE)
12 prepared the building infrastructure. I
13 studied that building more than a decade
14 ago then under Town Supervisor Dan Ross.
15 Right from the rue -- as many repairs to
16 that, around the room, and as far as the
17 water penetration, moving down that facade,
18 brick, mortar, deterioration -- water
19 penetration, the window is wood, single
20 pane, all of those things, right down to
21 the foundation, the water through the
22 archives in the town hall.

23 So we feel an additional investment
24 will be needed to be placed in that

1 building, excuse me (INAUDIBLE) --
2 maintenance going into that building. The
3 plan for that building, it will be to allow
4 the new construction to take place. The
5 town will not be a wrecking place -- a
6 trailer, they will occupy that. This is --
7 built, we are going to move into finding a
8 buyer for this facility with a use that
9 will be appropriate.

10 Existing site, not too much I want to
11 touch on here, and unfortunately because
12 it's a TV I can't use my laser pointer.
13 But obviously to the far right-hand side of
14 that is East Main Street, the white dashed
15 line is -- existing gas line, parcels that
16 the town currently owns. That measures
17 about 154 feet east to west, and also
18 450 feet north to south.

19 The intent with the new plan is to
20 put a curb cut approximately (INAUDIBLE).
21 So what we want to do there, what we don't
22 see in the existing facility that is not
23 very pedestrian friendly, there's really no
24 differentiation between the driving lane

1 that comes in on Main Street and the
2 entryway. You can pull right up to that,
3 there is ramp, there is stairs, but there's
4 no delineation, thanks Jim, between those
5 drive lanes, vehicular movement and ped
6 access to it.

7 Moving further to the south of that
8 -- (INAUDIBLE) -- when the facility is
9 (INAUDIBLE).

10 Observation here that roughly
11 75 percent of that entire parcel is green.
12 We have a couple of things there right
13 below the E in existing, there is a passage
14 way down towards Dr. Merritt's, the dentist
15 office. There is no official documented
16 easement, the town needs to provide that.
17 We will see it in the new plan, a good
18 neighbor has been provided for the
19 circulation and being maintained.

20 There will be some consideration in
21 the new design for the mural that is on the
22 building that is right above the word site
23 in this graphic, as well as to the far west
24 there, the village sign and that little --

1 (INAUDIBLE).

2 So some goals for the new town hall,
3 one and first and foremost is to provide a
4 building that fits into this briefcase.
5 Looks like (INAUDIBLE) and scale -- all the
6 way from (INAUDIBLE). The one building we
7 feel is appropriate for Marcellus, at the
8 same time represents specific function of
9 the town hall.

10 Safe, efficient, and most importantly
11 New York State code compliant, energy code,
12 as well as additional building code
13 elements, and certainly ADA accessible.

14 Providing multi-purpose meeting room
15 that addresses the needs of the town
16 government, the town board and of course
17 the community. The plan is that the main
18 room in here to be used for functions just
19 like this, or maybe it's used for other
20 meeting events currently.

21 As I mentioned one of the meetings --
22 circulating in the (INAUDIBLE). We want to
23 take that out of the equation, create
24 public concourse that we talked about,

1 allow everyone to independently to go to
2 departments within the town without going
3 through the other departments.

4 And of course organize the parking
5 lot. The parking right now (INAUDIBLE) is
6 in the back of the building, but also
7 additional parking at the center of the
8 village to be used for community.

9 (INAUDIBLE) So if you will, a public
10 parking.

11 So this is an overlay of that
12 existing site. Obviously I think everyone
13 can identify where the existing town hall
14 is. So beginning right out on East Main
15 Street, what we've done, located that curb
16 at approximately, you can see here we have
17 created larger radiuses on there for better
18 viewing, better (INAUDIBLE).

19 That driveway as Jim is referencing
20 is 24 feet wide. So that's two-way
21 traffic, in and out. Your typical streets
22 are approximately 24 feet wide to the
23 shoulders. We defined that with curbing
24 both east and west. So you reach midpoint

1 of the site which will (INAUDIBLE) right --
2 so curbing all the way around here defining
3 that drive.

4 As I mentioned there wasn't a
5 required easement, but you can see right
6 underneath there is an arrow, we can
7 provide access to the doctor's office.

8 This year, as I mentioned, the
9 existing building, creating grass,
10 sidewalk, grass. So that we move the
11 vehicles away from the building, and we
12 define a pedestrian walkway.

13 Now we thought it was very important
14 that the building not only has easy access
15 from a public parking lot, but we wanted to
16 utilize the sidewalks on Main Street, again
17 because it is a village, a lot of people
18 will use this facility by walking. So we
19 have defined the ped movement from the
20 vehicle movement and separated both.

21 So as we move further into the site,
22 you can see the large area of parking, the
23 ADA parking which is right out front, five
24 spaces here, two to the far left. Those

1 two to the far left are what we need for
2 courtroom. We want the ability for Court
3 witnesses, for any detainee that might be
4 brought from the sheriff, parking in these
5 two spaces and a private entry. But that
6 is distinct and separate from the public
7 parking, so you can understand, right? The
8 remaining 52 spaces are to the south,
9 organized parallel so that easy movement to
10 the main entry.

11 There is a white box in the middle of
12 that. (INAUDIBLE) These are our
13 underground storm water. Most of the time
14 you see those near a pond. In our case
15 what we're doing is putting that below
16 grade so that should the need require in
17 the future, we can extend the parking lot.
18 So we're thinking a little bit ahead there,
19 and demand in the future if it's needed, it
20 is built in to this.

21 So where does that leave us with the
22 building location? Obviously it is a
23 desirable location. The lot (INAUDIBLE)
24 this represents 8,000 square feet. It is a

1 single-story building with what you might
2 call a flat roof (INAUDIBLE). But you see
3 this area upfront with the higher model,
4 that's our courtroom, meeting room, that
5 scales that up slightly matching with the
6 street. (INAUDIBLE)

7 So what I was mentioning about the
8 entry, we have a front entry here with the
9 courtyard, but we also have a public entry
10 here, you will see in the floor plan how
11 these are connected by the public
12 concourse, so that folks running in the
13 building on day-to-day (INAUDIBLE) be
14 observing.

15 A lot of information there. And I'm
16 certainly willing to take questions as we
17 go, you interrupt me and raise your hand
18 and we can --

19 The existing building a 4,200 square
20 feet, made up of a basement.

21 SPEAKER: The stenographer, of the
22 meeting, people have to come to the
23 microphone and identify themselves so that
24 we can take her notes.

1 MICHAEL SHAY: So maybe I should go
2 through the presentation, wait for the end.

3 So this is the floor plan, as I
4 mentioned this is about 8,100 square feet
5 on the main floor for a single level
6 building. We color coded this so that you
7 can independently see each department. As
8 I mentioned there's two entries, this is
9 the entry to the courtyard parking, this is
10 the entry right off Main Street.

11 The gray area here is what we are
12 calling the public concourse. And along
13 this public concourse, we have each
14 element, the town meeting room, court
15 clerk, the tax collector, town clerk,
16 building code, and (INAUDIBLE). Each one
17 of these elements has a desk for
18 transaction, here, here, here.

19 This area to the west is what we're
20 calling the public corridor, and that's
21 what we call that for very good reasons
22 when we're dealing with court functions.
23 There are certain guidelines that are
24 established by law from the Court

1 Administration. Without getting too deep
2 into that, we have control doors here going
3 into the meeting room, (INAUDIBLE) in
4 these spaces. So in a situation, if the
5 detainee was to get out, they would never
6 be able to move outside the interface. So
7 we have a very thought-out and
8 well-controlled element on that.

9 I mentioned this is 8,100 square feet
10 here, but we have created a basement area
11 of almost 2,000 square feet. And that's
12 the tax area here, slightly difficult to
13 read on there, but I will point it out,
14 (INAUDIBLE) here, here, and here. And as
15 you would imagine, the town has a large
16 requirement for files, we have accommodated
17 that here on the main level for the most
18 active files, creating locations down
19 below.

20 The meeting room, is obviously the
21 largest space there, has a seating capacity
22 for 50, and it can stand up to 75. As you
23 see on the far left there, there are
24 chairs, benches that are for both the town

1 meeting and court. Because court is
2 depending on whether it has a jury or not.
3 Jim will point to the dash lines there
4 representing the jury stand. We don't want
5 to take that valuable court space, jury box
6 if you will. So the dashed line
7 represents, that is a demountable jury
8 stand, and it's stored in the basement, we
9 would be giving up all this additional
10 space.

11 This door here is meant only for
12 exit, but we imagine with the planning
13 process how that can tie to the sidewalk
14 network. We had the circulation during the
15 Old Home Days for this part of functioning
16 space and that, with entry here. So kind
17 of created a -- thanks Jim, a way for the
18 public to do that as well.

19 I guess the last thing that is very
20 different from the existing town hall,
21 that's creating the public concourse I
22 mentioned, bathrooms are obviously located
23 right on that concourse. So we feel that
24 we have created a very user-friendly town

1 hall experience for each of those
2 departments right off the public concourse,
3 (INAUDIBLE) readily identifiable.

4 This is probably hard to see from way
5 back there, but imagine someone taking a
6 knife and cutting right down that public
7 concourse, you will see this elevation.
8 And beginning on the far right you have the
9 courtroom, and you can see the mass of that
10 ceiling for white zone, it is the highest
11 point on there. We have a big room, we
12 want a high ceiling, you don't want a big
13 room and a very poor -- for acoustics, for
14 visualization, for all those other aspects.

15 Right in the middle of that
16 underneath the skylight is the entry to the
17 public restrooms. Thank you. Tax
18 collector, town clerk, you can see the
19 windows, the transactions of people
20 standing in each one of those all the way
21 along.

22 This is a perspective, imagine
23 yourself standing right here looking down
24 this hallway. So those doors immediately

1 to your right would be the courtroom/town
2 meeting space, and then all along that to
3 the right would be (INAUDIBLE).

4 A couple things we've done here, you
5 will see the wanes coating on each side of
6 the corridor, that is a wood veneer. Then
7 I think helps define that space, and brings
8 a specific component to the building. But
9 it also is very functional and that is
10 where the traffic is going to be moving.
11 Everyone through the town will move up and
12 down this -- (INAUDIBLE) that area. So
13 when people are up against the corridors,
14 and kids, we have got a nice strong durable
15 surface so that we can make that space
16 (INAUDIBLE).

17 This is a bird's eye or aerial view
18 from the south looking towards Main Street.
19 You can see in this graphic to the right, a
20 clear delineation between the driveway
21 where the car is, the grass buffer zone,
22 safety zone, and also a place for us to put
23 snow banks, don't go right on to the
24 sidewalk. And then the definition of the

1 sidewalk. You can see from handicapped
2 access right to the courtyard, what we're
3 really probably calling the primary
4 entrance, most people will come from this
5 area, parking. But that is the courtyard,
6 that entry (INAUDIBLE).

7 You can see here really where that
8 flat roof is, and then as we move towards
9 the street, the bottom of the building
10 lifting up; you can see how the existing
11 town hall is integrated on that.

12 This is a close-up view, standing
13 where I am, in that handicapped parking
14 area looking at that courtyard.

15 Another birds-eye view this time
16 looking from the east. Blow up of the
17 primary entry. Here you get a good sense
18 of the view from the northeast and how that
19 facade matches up, what we think, quite
20 nicely.

21 Then we go from roughly (INAUDIBLE)
22 to the left of that (INAUDIBLE), it is
23 still right next to that is a consignment
24 shop. Again that, even on the town hall

1 that those two entries there, they had that
2 pediment. So obviously a general point
3 break are where that pediment is on our
4 building, and again, that's more south.

5 This is a rendering right from Main
6 Street, you can see sign there identifying
7 it as the town hall. It also is a second
8 way into that public concourse. As you
9 would expect on this facade because you
10 have that higher ceiling, three windows in
11 there are much higher, (INAUDIBLE) above
12 those windows, and then just above those
13 squares is the definition of the roof. So
14 it will be nice in the evening with
15 activities in the winter months when it's
16 dark at 4:30, that opens that level.

17 Standard elevations, east elevation,
18 west elevation, won't spend too much time
19 on those. I know people have heard about
20 these, more informative. North elevation
21 and south elevation. Actually one thing I
22 will do here, so (INAUDIBLE), but we can
23 see it a little bit better. But we use
24 this small elevation to talk about the

1 exterior materials. On the very top of the
2 front of the building we will use asphalt
3 shingles, with the black matching with the
4 rest of the buildings in the surrounding
5 area.

6 Then we have two different colors of
7 what we call fiber cement siding, fiber
8 cement trim. That is a (INAUDIBLE)
9 material, non rough, but it looks like
10 regular provisional siding. So that will
11 be done for both the lighter trim elements
12 as well as what you see as the darker
13 facade. That color is impregnated in that
14 (INAUDIBLE) -- one manufacture of it, but
15 they offer a 20-year color plus technology.
16 Which means that won't fade for 20 years.
17 That really makes up about 98 percent of
18 our (INAUDIBLE).

19 So we made decisions not only that we
20 thought were appropriate for the scale,
21 imagine as we mentioned, but also low
22 maintenance (INAUDIBLE).

23 As we move down there we talk about
24 some pin mounted letters for signage, all

1 windows -- or I should say all doors are
2 aluminum with insulated glass, one inch
3 insulated, but it is also coated with the
4 low heat, so we don't get heat gain in our
5 building.

6 Then down at the very bottom of the
7 building in all the renderings we are
8 putting (INAUDIBLE). What we don't want
9 are shovels up close to the building, the
10 siding, you know cement, chip it, damage
11 it.

12 So we're putting a cast stone veneer
13 water table around the entire building. So
14 we just improve that durability all that
15 much better. So here's a blow up view of
16 those materials. Unfortunately the color
17 rendition when I run it through a TV, it's
18 not complete. We have improvised the
19 sample. In the upper left hand corner
20 that's that (INAUDIBLE) cement, talking
21 about, we selected a darker brownish red,
22 more appropriate to the street. To the
23 right we get a good visual of what I talked
24 about, that laminated (INAUDIBLE) shingle.

1 It's not just traditional, precast. In the
2 lower left is the cast stone, run around
3 the base with a sandstone look, looks like
4 precast, that will be our watercourse.

5 The next image over is what we call a
6 Navaho beige, that will be, top around the
7 windows and our entry. You see from the
8 renderings some shutters, those are one
9 inch solid PVC and dark gray in color here.
10 And although you can't really pick it up,
11 the windows there are almond white with an
12 almond flashing on. So we think we picked
13 a nice fairly neutral color palate, but at
14 the same time making an architectural
15 statement.

16 These are a little bit challenging to
17 view, but I guess I would call your
18 attention to the upper right-hand corner of
19 that, that is our meeting courtroom space.
20 The images around the sides of that reflect
21 the interior elevations. But I think it's
22 best captured, again another perspective
23 view, imagine the doors to the meeting room
24 right behind you, you're looking up at the

1 bench and down at the meeting space. That
2 door to the far right is the exit. But you
3 can see that the ceiling is high, tampered,
4 soffit around the edge. Then it builds up
5 to almost 15 feet.

6 This is the best slide of all, these
7 are the bathrooms. Obviously I don't want
8 to say much about this, but what we have
9 done, think about the durability again.
10 The middle slide there I guess is
11 referenced as maybe D3, we are using large
12 floor mat tiles on the wall, these are 12
13 by 24, and they will go from the floor to
14 the ceiling. So no sheetrock, they will be
15 very vandal abuse, and I don't expect a lot
16 of that here, but they're going to be
17 durable spaces, wouldn't require a lot of
18 maintenance.

19 These are the interior color palates
20 that we have selected, again fairly
21 neutral, but put some color where it needs
22 to be. Right-hand side, very upper
23 right-hand side, that's a 3M wall mat, when
24 you come into the vestibule, you have that

1 carpet, much thicker pile, much stiffer.
2 So when you walk in, you can scratch your
3 feet, hide dirt and dust, but won't track
4 it down that public concourse. The two
5 plates below that on the right-hand side
6 represent carpet samples and then various
7 interior color tiles.

8 What I really wanted to convey on
9 this, again, I draw your attention to the
10 meeting space, you can see the ceilings in
11 that area right at the very center are 15
12 and outside that space are 14. But the
13 majority of the office spaces, all these
14 areas here, (INAUDIBLE) the ceilings, 2 by
15 2 tile. As I mentioned earlier --

16 (ZOOM MEETING LOST INTERNET
17 CONNECTION).

18 ERIC OH: Leanne, can you hear me?
19 We can hear you now. And you are online.

20 MICHAEL SHAY: So the next bullet
21 point there, obviously all of our exterior
22 walls and our roof are going to be high
23 efficient, thermally insulated walls and
24 roof assembled. They will meet state

1 requirements and building code. All glass
2 is going to be solar heat gain coatings on
3 there, so that we don't get a lot of
4 radiant heating through our glazing. And
5 recycled content for a majority of the
6 interior finish material.

7 So we, as good practice, used a lot
8 of recycled content. We are not taking it
9 to the LEED certification level, but it is
10 certainly a very sustainable design.

11 Daylighting for the employees, there
12 are roof top areas here and here for the
13 highest use facilities so that we can
14 minimize our lighting and energy
15 consumption and try to do a lot of advanced
16 daylighting in those areas.

17 Where we do have lighting, we are
18 using occupancy sensors, obfuscated
19 lighting poles, so that we can minimize our
20 use of electricity. And we have a high
21 efficiency air conditioning and heating
22 system. (INAUDIBLE)

23 Low flow plumbing fixtures with
24 automatic flush sensors, and then a high

1 efficiency water heating system. All of
2 those will be super efficient LED lighting
3 throughout.

4 Financial information -- here, you
5 want me to touch on this? So we do not
6 want to exceed \$3 million. Everything that
7 you will see in this mailer, or on the
8 website is based on not reaching that
9 threshold. We feel confident in that
10 number. The town has saved more than
11 33 percent of that already, and that's
12 already in a reserve account to be put
13 towards the project.

14 Cost savings, the town will look at
15 and pursue every eligible grant that is
16 available to them and there are many. But
17 we do feel right now that the interest
18 rates are very low, stock market is very
19 competitive. Those all work to your
20 advantages.

21 So the maximum potential bond payment
22 would be \$130,000 annually; the town has
23 budgeted \$100,000 within your annual
24 budget, leaving a \$30,000 annual deficit.

1 That may yield about \$7.26 for every
2 \$100,000 assessed value. But the goal
3 would be to be even below that \$7.26 per
4 \$100,000.

5 Preliminary budget, we would like to
6 be 100 percent with construction documents
7 late this summer. That will facilitate a
8 groundbreaking in the fall of this year,
9 with the construction complete
10 spring/summer of 2021 and occupancy in
11 summer 2021.

12 Additional consideration, as I
13 mentioned, the board will be pursuing every
14 eligible grant available to them. Green
15 Energy Credits are an option and that's
16 something that we have discussed and may
17 consider, buying green energy. We are
18 looking into that. And as I mentioned
19 should it be necessary to accommodate the
20 parking lot, could be expanded in the
21 future if need be.

22 I think with that, the board and
23 myself will avail ourselves to a question
24 and answer.

1 we have for the roof wasn't that large; but
2 it's something that could be considered in
3 the future as well. And as that technology
4 rapidly advances, panels providing much
5 more energy in smaller size might be
6 something that brings a better return.

7 SUPERVISOR POLLARD: Any other
8 questions. Will you come up?

9 PUBLIC SPEAKER: My name Wendy
10 Sherman. Questions, one of the questions I
11 have is that the storm water treatment. I
12 know the various methods of treating storm
13 water are varied and I'm wondering if there
14 is any technology that would require
15 specialized equipment for storm water
16 treatment, and if so, if that's been
17 considered? So that's one question.

18 Two has to do with heat source. I
19 lived in northern Virginia for a number of
20 years and I hope they considered a heat
21 pump, (INAUDIBLE) because it's very similar
22 to not having heat.

23 And one other question -- but thank
24 you very much.

1 MICHAEL SHAY: Storm water? Wendy,
2 the DEC requires us to do two things, so we
3 have to manage all of our impervious water,
4 that includes our roof, our sidewalks, our
5 asphalt. So before we can discharge into
6 the storm system onto the street, we have
7 to treat both water quality, water volume.
8 So the latter part, volume, we can't just
9 push a big storm of these elements to drain
10 into that system, that's not allowed. So
11 all of our water by volume is going into
12 our underground chamber. And those
13 chambers allow the water to pump sometimes
14 quickly, to slowly discharge. So that's
15 how we handle our water volume. At the
16 same time, these chambers (INAUDIBLE) water
17 quality. So when that water comes to the
18 chamber, solids, fine particulates will
19 drop to the bottom. Then the water will
20 come out pure, come out with better water
21 quality. So these chambers are virtually
22 maintenance-free, will not allow
23 (INAUDIBLE) -- the hydro flush, required
24 maintenance, that's how we're handling

1 water quality.

2 The second question, is no we are not
3 using a heat pump. So, this is a forced
4 air system. The outside air on the roof
5 top will be filtered, properly for the
6 space for the (INAUDIBLE) 13, the air gets
7 heated and cooled and discharged out. So
8 no heat pump at all.

9 Did I answer your question?

10 PUBLIC SPEAKER: Sure.

11 SUPERVISOR POLLARD: We have got a
12 question from somebody on Zoom.

13 PUBLIC SPEAKER: Tami Renner. Safe
14 to talk?

15 SUPERVISOR POLLARD: Hold on.

16 MICHAEL SHAY: You can ask your
17 question Tami, sorry about that.

18 PUBLIC SPEAKER: Okay. Tell me when.

19 MICHAEL SHAY: Here we go.

20 PUBLIC SPEAKER: Thank you. I sent
21 in a letter last week. And obviously I'm
22 not an expert. But I am, I have been
23 handicapped for 25 years. And I know
24 you're probably following every ADA

1 guideline, but what I've learned over the
2 years is that ADA guidelines are minimal.

3 When somebody's in a wheelchair or
4 struggling on a walker or on crutches or on
5 a cane or just with a bad back, minimal
6 doesn't mean a whole lot.

7 So what I'm simply asking is that we
8 try to go a little extra farther than the
9 minimum. And that's where I was a little
10 concerned where I saw that there was a
11 courtyard, and everything between the
12 parking and the front door, the handicapped
13 doesn't need that. They need to get right
14 in.

15 And I worry about the bathroom
16 facilities, you can even have a handicapped
17 bathroom and it would be very difficult to
18 get in and out of especially with double
19 doors.

20 So I'm not asking you to explain
21 anything or to fix anything right now. I'm
22 asking you to be cognizant of the fact that
23 being disabled is a whole lot different
24 than being able to walk easily around the

1 facility. And take that into account as
2 you finalize your plans. Okay?

3 MICHAEL SHAY: Yes, Tami, can you see
4 me?

5 PUBLIC SPEAKER: No.

6 MICHAEL SHAY: That's probably good
7 for you. You're absolutely correct, the
8 ADA is minimum standards. And we've
9 already taken -- I believe you wrote the
10 letter?

11 PUBLIC SPEAKER: Yes.

12 MICHAEL SHAY: So we are under review
13 of those things. And a couple
14 considerations, I will point out on the
15 drawings and would be happy to send them to
16 you, a couple things that we have already
17 talked about to do better than the minimal.

18 PUBLIC SPEAKER: Great.

19 MICHAEL SHAY: The drive lane, move
20 off of East Main Street. (INAUDIBLE)

21 PUBLIC SPEAKER: I can't hear you.

22 MICHAEL SHAY: Parallel parking for
23 handicapped here, so that it will be better
24 than parking out on Main Street, coming off

1 of the street, park, then have a closer
2 access at that location.

3 LEANNE: Mike, she can't hear you.

4 PUBLIC SPEAKER: Sorry.

5 MICHAEL SHAY: Oh, you're fine. Can
6 you see that?

7 PUBLIC SPEAKER: The three shots of
8 the building? Yes.

9 MICHAEL SHAY: Now can she see that?
10 Tami, can you see the mouse moving?

11 PUBLIC SPEAKER: Yes.

12 MICHAEL SHAY: Now, so with this
13 green space right here, we're potentially
14 looking at running some parallel parking at
15 that location that would be handicapped and
16 barrier free all the way to the front
17 access of the building. So some
18 handicapped parking right here that would
19 afford this type of movement like that.

20 PUBLIC SPEAKER: Okay.

21 MICHAEL SHAY: Which we think is
22 better than making that 90-degree turn at
23 that location.

24 As far as double doors, both the

1 doors off of Main Street and the vestibule
2 as well as the entry that we were just
3 looking at, they would have (INAUDIBLE)
4 activators, so you would hit a button on a
5 pedestal, and both sets of doors at both
6 locations would open. And again that entry
7 would be barrier free.

8 As far as the bathrooms go, the
9 approaches to those, and the side views,
10 I'm sure you're well aware of those
11 minimums. Those doors would be power
12 activated as well.

13 PUBLIC SPEAKER: Beautiful, okay.

14 BOARD MEMBER: Those are just some of
15 the things that we will roundtable after
16 this meeting. But appreciate those
17 comments. And those are just some of the
18 things that we're already discussing.

19 PUBLIC SPEAKER: Thank you.

20 BOARD MEMBER: Thank you.

21 PUBLIC SPEAKER: Hi, my name is Kim
22 Mathieson. Before I ask my question, I
23 thought the same thing when I saw the
24 parking, just thinking about my mom with a

1 walker, that's an awful long way for her to
2 try to get into that building.

3 My question is, I was wondering why
4 we are incorporating the old building, the
5 whole plan? Because if you plan on selling
6 that, what kind of business do you think
7 would buy it as part of that whole parcel?

8 JAMES GASCON: I'm the town attorney,
9 I have been the town attorney for about
10 15 years. And one of the reasons why we
11 incorporated the old building was because
12 it was very large ground swell of citizens
13 that did not have a (INAUDIBLE). So we
14 wanted to keep that building where it is.
15 We own the building, we own the lot next
16 door, so that's for the town hall.

17 What we would do is we're going to
18 sell it hopefully to the proper purchaser,
19 it could be a law office, justice
20 department next door, it could be any sort
21 of an office building. It could be a small
22 (INAUDIBLE). And what we would do is give
23 them a right of access to parking.

24 So actually, if you're going to run a

1 business there, you have what we now
2 consider municipal parking right -- a large
3 amount of parking right behind it, so
4 that's what we would do. And we have no
5 intention of having that building tore
6 down.

7 PUBLIC SPEAKER: Thank you.

8 PUBLIC SPEAKER: Hi, my name is
9 Sandra Bromla. And in reference to this
10 particular topic, is there a protection to
11 keep the new owner of taking that building
12 down or modifying it? Because for me, I'm
13 with that team that finds that it to be a
14 landmark, an important landmark. And
15 (INAUDIBLE). I want to make sure it stays
16 there.

17 SUPERVISOR POLLARD: It would be part
18 of our acceptance of a purchase offer. We
19 as a board would make sure --

20 JAMES GASCON: We can put something
21 in the legal documents, I honestly think
22 that we will have a listening session with
23 the public about what to do with that
24 building after we've completed the

1 construction process; and I think that
2 there was some suggestions made, we met
3 with the village, talked to them about the
4 project and there was some good suggestions
5 made. One was for the historical society
6 possibly purchasing the building. There
7 was another good suggestion, I forgot what
8 it was, but yeah, right now we have no
9 intention of having that building brought
10 down, or in any way harmed.

11 PUBLIC SPEAKER: Once it's sold, you
12 don't have that.

13 JAMES GASCON: It depends on putting
14 certain restrictions on the sale.

15 PUBLIC SPEAKER: That's not for long,
16 and people have so many --

17 JAMES GASCON: There's also the
18 possibility of a lease arrangement too, so
19 that we continue to control the ownership
20 of the building. And what's that?

21 PUBLIC SPEAKER: We're not able to
22 find any way of (INAUDIBLE), actually I was
23 assuming --

24 JAMES GASCON: That was the last plan

1 ten years ago. And it didn't make it.

2 BOARD MEMBER: So the problem is that
3 there is another problem, if we adjoin the
4 buildings, then you have to, if it's
5 combined into one building, then the old
6 building has to become ADA compliant.
7 Because you have done so much construction
8 and so much addition to it, then you have
9 to make the old building ADA compliant.
10 You have to put in elevators and all kinds
11 of expensive stuff into the old building.

12 PUBLIC SPEAKER: One of the things
13 that I was thinking about (INAUDIBLE). One
14 of the things that many communities have is
15 a bona fide senior center.

16 BOARD MEMBER: That's another great
17 idea.

18 SUPERVISOR POLLARD: I agree with Mr.
19 Gascon, if it comes to the point that were
20 going to decide what we're going to do with
21 the building, a community roundtable would
22 be appropriate, (INAUDIBLE) as a community
23 to understand that building is a very
24 central point to the town, it's been there

1 -- it's always been there.

2 PUBLIC SPEAKER: We're talking about
3 materials lasts 20, 30 years, those
4 materials will last much longer if treated
5 well. (INAUDIBLE) So the only other
6 question I would have is if the new model
7 (INAUDIBLE) a lot of times when the
8 (INAUDIBLE) walk in, it is based on a model
9 or something that is not offered in the
10 community already, you know as we play that
11 (INAUDIBLE) you know model (INAUDIBLE). Is
12 that is this building based on something
13 that has already existed or is it?

14 SUPERVISOR POLLARD: It's, we had
15 sessions with Mike during this process. He
16 met with us, he met with the employees. He
17 toured the building we had. This is
18 tailored for what we want in Marcellus.

19 PUBLIC SPEAKER: So it doesn't --
20 there was no reason that sort of came up,
21 being restore old houses and just, only
22 being concerned with water. And just the
23 feeling -- when we talked about the
24 drainage towards the center for the water

1 treatment -- (INAUDIBLE) ice down. Has
2 that been done before?

3 MICHAEL SHAY: Sandra, I guess I will
4 answer your question first. This is not a
5 rubber stamp of any other municipality at
6 all. What Karen was articulating was
7 months and months of not only the board,
8 but subcommittee, and detailed meetings
9 with every department, department head and
10 all their staff to find out exactly how
11 they work, how they go about doing their
12 business. We completed extensive data
13 sheets that recorded all of that. And at
14 that point we took that information, and
15 then started talking about vacancy,
16 (INAUDIBLE), how does that department work,
17 how does it -- so this is not any other
18 municipality, it's very tailored for each
19 of the Marcellus town departments.

20 With regards to the roof system, we
21 are not reinventing anything here. It
22 hasn't been done for years, and I would
23 venture some of the very buildings that you
24 referenced have a very similar system where

1 you have roof drains, roof liters that
2 tie-in to the storm system. So we're not
3 worried about ice downs and ice backing up
4 and all those things. Do they occasionally
5 happen, occasionally. But we're not
6 worried about that at all.

7 PUBLIC SPEAKER: Just a maintenance
8 (INAUDIBLE) constantly.

9 MICHAEL SHAY: Yeah, there's certain
10 maintenance things that we all know that
11 have to be done every year in our house,
12 and maybe every five years and sometimes
13 ten years. But no building that we
14 construct today is completely maintenance
15 free. And if it is, you will see problems
16 much sooner than some rogue routine
17 maintenance.

18 PUBLIC SPEAKER: Well it's just that
19 the analogy of the drainage system is so
20 unusual to have this kind of --

21 BOARD MEMBER: I disagree.

22 PUBLIC SPEAKER: Disagree? I don't
23 know much about --

24 BOARD MEMBER: Well, I've been doing

1 this a long time and I do a lot of
2 buildings on an annual basis. I can make a
3 statement that some sloped roofs, it's very
4 hard to get the insulation in that corner,
5 maybe like a lot of the houses you're
6 referencing. At that point we also lose
7 heat. When you lose heat and you don't
8 have insulation in those eaves, you get ice
9 and those are all slow (INAUDIBLE). So
10 there are pros and cons to each. But this
11 roofing system and the way it is designed
12 is fully appropriate.

13 PUBLIC SPEAKER: Okay, so let me
14 check and see. All right. I will leave it
15 at that. And I will go back to the senior
16 center.

17 SUPERVISOR POLLARD: Good idea.
18 Thank you. Come on up.

19 PUBLIC SPEAKER: Thank you for having
20 this, I think it's great, really nice
21 presentation. My name is Kathleen Carroll
22 from the Town of Marcellus.

23 I have three questions, and being a
24 (INAUDIBLE) person, those are my main

1 points if you will. I have three
2 questions, I could state them altogether,
3 and then you can address them one at a
4 time.

5 The first one I have is the existing
6 town hall you said is 4,200 square feet; is
7 that correct?

8 MICHAEL SHAY: 41 total.

9 PUBLIC SPEAKER: And does that
10 include the basement storage in the
11 existing building?

12 MICHAEL SHAY: Yes.

13 PUBLIC SPEAKER: Okay. So then the
14 new building is going to be 10,000 square
15 feet -- I'm sorry, 8,100 square feet, plus
16 2,000-square foot basement for a total of
17 10,100 square feet, correct?

18 MICHAEL SHAY: 10,069 square feet.

19 PUBLIC SPEAKER: Okay. Thank you. I
20 wanted to make sure I had my numbers right.
21 So given that, we're building -- we're
22 going to construct a building that's going
23 to be nearly 60 percent larger than what we
24 currently have. Why? Are we going to have

1 more people in the building? Is the
2 village joining us? It's hard for me to
3 conceptualize why we're building something
4 60 percent larger.

5 SUPERVISOR POLLARD: Do you want us
6 to answer that one question? (INAUDIBLE)
7 our town hall, there is more office --

8 PUBLIC SPEAKER: I have been there.

9 SUPERVISOR POLLARD: You can't get in
10 and out -- (INAUDIBLE). Very small, for
11 ease, for the workers that work there to
12 have a facility, two or three people in
13 their office, signing, they're going to be
14 able to have them in their office without
15 having to wait in the hall or don't come
16 all the way in. Just the offices have, are
17 just too small. And we need, we need the
18 space for the records, for customers that
19 come in and to be able to be served. What
20 is the --

21 PUBLIC SPEAKER: That has the
22 consensus for the town board and the
23 architect?

24 BOARD MEMBER: I can tell you the way

1 I --

2 BOARD MEMBER: I am Terry Hoey,
3 Councilor. And when I look at the floor
4 plan, I think with that additional space,
5 there is a big, it's a long, (INAUDIBLE)
6 access hallway, so that is additional
7 space, that access hallway, plus it's more
8 substantial. That's how I am envisioning
9 the need for that access hallway, the
10 storage space.

11 PUBLIC SPEAKER: I understand. I
12 just tried to -- when you buy a house when
13 you first get married and you have no kids,
14 then you have one or two or three, then you
15 go out and buy something 60 percent larger?
16 That's all I'm saying. But I understand
17 the situation, I'm just questioning the
18 need for such a large facility, that's all.

19 And I also am on the town planning
20 zoning board, so I know that the meeting
21 room there is quite small, and when we have
22 something that is attracting a lot of
23 attention, we have people waiting out in
24 the hall. I don't dispute the need for new

1 space, I'm just questioning how much more
2 space do we really need. That's just my
3 feedback.

4 BOARD MEMBER: A lot of this extra,
5 we are mandated by New York State Court
6 system to have a jury room which states we
7 have to have holding space for the court.
8 So there's a lot of extra space added into
9 that which is mandated by the New York
10 State Court system. So out of compliance
11 now, we are out of compliance.

12 PUBLIC SPEAKER: Are we being fined
13 for that?

14 BOARD MEMBER: I guess --

15 JAMES GASCON: Let me answer that.
16 The Court Office Administration inspected
17 our courtroom several years ago, at least
18 five years ago and they told us that our
19 courtroom is totally and completely
20 insufficient. And it's also dangerous.
21 And it's so dangerous that we had to hire a
22 village police officer to serve as a court
23 security officer. And when he returned
24 from his first visit, he decided that he

1 came back to the town board and gave us a
2 list of all the violations in the
3 courtroom, the current courtroom has.

4 So it's a very dangerous situation,
5 it's been pending far too long. And our
6 town justices have complained about it.
7 And the Court, Office of Administration has
8 complained about it.

9 PUBLIC SPEAKER: Thank you.

10 My second question is the financing
11 (INAUDIBLE) not to exceed \$3 million. And
12 the town has \$1 million saved, at least \$2
13 million over a funding period in 30 years?
14 (INAUDIBLE) So I'm trying to understand
15 the math there with regards to the \$130,000
16 per year, what is the interest rate
17 assumption? Without getting --

18 BOARD MEMBER: About two and a half
19 percent, three percent maybe.

20 PUBLIC SPEAKER: So two and a half to
21 three percent, those are really good. So
22 the difference then is that the estimate of
23 an extra \$30,000, I'm just saying, we're in
24 unprecedented times, we weren't wearing

1 face masks four months ago, right. So
2 there are going to be additional materials
3 that are going to be required to maintain
4 this new building; and I think that we
5 should just be mindful, yes, when we say
6 only \$7.26, (INAUDIBLE) \$8.15, but when we
7 keep adding those costs on to our taxes
8 that are already up here, I just ask you to
9 do as much as you can to keep us without
10 any increase, without any \$7.56, whatever
11 the number. Nothing is getting cheaper.

12 You know, I think it's a beautiful
13 building, I think it will really highlight
14 the beautiful area that we have living,
15 when we come down that nice big hill and
16 see the tower, now we see a beautiful new
17 building.

18 All I'm saying is let's stick to
19 those numbers, and hold it so we don't have
20 those extra burden on us, the taxpayers.

21 And my last question is when will the
22 public vote for this building, when will it
23 come for a public vote?

24 MICHAEL SHAY: I will answer your

1 last two questions, and go back to the
2 third and fourth. The third question was
3 about the financing, and I will turn to the
4 attorney.

5 JAMES GASCON: So with the financing,
6 we're expecting the cost of the building to
7 come in under \$3 million. We do understand
8 that we are in a situation that we didn't
9 have three months ago with COVID-19, but it
10 is actually a good time for us to be
11 constructing the building for three
12 separate reasons.

13 First, the interest rates are about
14 as low as they have ever been. And to get
15 a lower interest rate you almost have to go
16 to zero. So we have \$900,000 in our
17 coffers that we can put towards the
18 building.

19 There was another thing that happened
20 and that was that we paid off the fire
21 department. So the town was paying
22 \$100,000 or more I think per year on the
23 financing of the fire barn, we paid that
24 off about five years ago.

1 So that's one thing that occurred,
2 two is the interest rates. Three, our
3 architect can get us the numbers, so maybe
4 \$30,000 more per year over the \$100,000.
5 So if you take the \$900,000 that we have,
6 you multiply \$30,000 extra times 30 years,
7 you come to \$900,000. So even if it costs
8 us \$130,000 a year, we can offset \$30,000
9 of it every year with the money that we
10 have. So we do not expect there to be an
11 increase in your taxes. Which is pretty
12 amazing to build a building like this
13 without raising taxes. If we do raise it,
14 it's going to be very minimal.

15 The other thing that's occurred
16 because of COVID-19, the contractors are
17 very eager to get to a project. And as a
18 result of their eagerness, we should have
19 bids that are very very low, and we should
20 save thousands and thousands of dollars
21 because we're putting this out to bid at
22 this time, or we should get excellent bids
23 from the contractors.

24 That having been said, we've decided

1 to go with a permissive referendum. A
2 permissive referendum is a process by which
3 we pass a referendum, going with the
4 bonding; and the public has been
5 (INAUDIBLE). If they oppose the project,
6 certainly a petition opposing permissive
7 referendum, if a petition is circulated and
8 timely filed, then we will go to a full
9 vote. The problem with a full vote is it
10 wouldn't be taken until the November
11 election or some time in the fall. That
12 would put the project off, that would put
13 the project off until next year. We
14 therefore would not benefit from the
15 existing conditions with the contractors.
16 We also have no guarantee that the interest
17 rates are going to be as low as they are
18 next year.

19 The other thing is if we break ground
20 in the fall, we can hopefully get the
21 exterior of the building constructed in the
22 fall, and then the interior work would be
23 done in the winter time. Again a great
24 time to have contractors working on the

1 interior of the building.

2 All of these benefits may not be
3 there next year. So if this goes to a full
4 vote in the fall, I anticipate that it
5 would pass, because this is a great project
6 and it's done at a very reasonable cost. I
7 expect it to pass, but it's going to cost
8 this town tens of thousands of dollars if
9 not more due to the delay. And this is why
10 the town board has decided to go with the
11 permissive referendum.

12 PUBLIC SPEAKER: What does that mean
13 for us nonlegal people?

14 JAMES GASCON: I thought I explained
15 that.

16 PUBLIC SPEAKER: I didn't quite,
17 basically the town can move forward with
18 it, that's a town board vote?

19 BOARD MEMBER: Unless there is a
20 petition.

21 PUBLIC SPEAKER: Yeah I got that.
22 All right. That's all I had. Thank you.

23 MICHAEL SHAY: Thank you.

24 PUBLIC SPEAKER: Hi, I am Janet Muir,

1 member of (INAUDIBLE).

2 I appreciate the care that you have
3 taken to use energy efficient materials,
4 recycled materials. I'm very proud of the
5 library we had which is green green. And I
6 guess we're not currently getting green for
7 this building.

8 But mention was made of some energy,
9 I guess I wondered what's the source of the
10 energy (INAUDIBLE), and we're talking about
11 getting credits, what are you talking about
12 in that regard?

13 MICHAEL SHAY: The equipment is gas
14 fired, natural gas which is really the
15 cheapest fuel source in this area. So
16 that, I think answers the first part of it.
17 And the second part is you, me or any
18 municipality has the right to buy green
19 power from our power provider, you can buy
20 -- yeah, so if you stipulate on your own
21 bill you would like green source renewable
22 energy, you pay a premium for it. But the
23 power source is supposed to come from the
24 renewable source. So there was discussions

1 that if we wanted to purchase some green
2 credits or renewable --

3 PUBLIC SPEAKER: When we purchased
4 our home, it was heated by electricity
5 which was very expensive. And then they
6 ran the natural gas lines through the whole
7 house. And I'm a little bit sorry, because
8 I do think that natural gas, New York State
9 -- natural gas (INAUDIBLE) fuel -- limited
10 life span. And looking into the future,
11 our energy source for this, how would it be
12 converted, can it be converted? I wish we
13 were still on electric, even though it
14 costs a little bit more, because we are
15 using green energy credits on our bill.
16 But, you know, that then would be -- be
17 concerned, hopefully we could really get
18 away from gas usage. That's my comment.

19 SUPERVISOR POLLARD: Thanks.

20 PUBLIC SPEAKER: Bill (INAUDIBLE),
21 Marcellus ex-volunteer firefighter. I just
22 want to ask you one question quick. This
23 is something you didn't mention anything
24 about, all the rooms, you know, I mean what

1 type of system --

2 MICHAEL SHAY: We're putting a, all
3 levels of the building, basement, as well
4 as the occupied, even some of our concealed
5 spaces above our ceilings, we are using
6 full (INAUDIBLE).

7 PUBLIC SPEAKER: Just for some of the
8 younger people who moved here, I don't know
9 how many years we have been here, like when
10 we moved to Marcellus, we used to come down
11 Seneca Turnpike Hill and look in town, and
12 see, what did they do? Turn the lights
13 off. I tell you, it's gotten to be a
14 beautiful town and this will make it more
15 beautiful. So keep up the good work.

16 SUPERVISOR POLLARD: Thank you. Come
17 on right up.

18 PUBLIC SPEAKER: My name is Rick
19 Damico, and I own the Waterbed next door,
20 and I bought Dr. Candor's (phonetic) office
21 in November and I bought Dr. Merritt's
22 office in November. So really other than
23 the dentist office next door, I'm really
24 your neighbor.

1 I didn't see a shot of the west side
2 of the lot there. How big is the setback
3 of the building lot line?

4 MICHAEL SHAY: Yeah, there is an
5 elevation of the west.

6 PUBLIC SPEAKER: Can I see it?

7 MICHAEL SHAY: If we can switch over,
8 we certainly can, looks very similar to the
9 east. These same windows are (INAUDIBLE)
10 this, and then this wall where the bank
11 was.

12 PUBLIC SPEAKER: How close is the
13 building to the lot?

14 MICHAEL SHAY: So we're allowed to be
15 within five feet.

16 PUBLIC SPEAKER: That's the setback?

17 MICHAEL SHAY: Five feet on the side
18 setback.

19 PUBLIC SPEAKER: Five feet, whoa.

20 MICHAEL SHAY: Here, I should tell
21 you for Bill's benefit, all of the exterior
22 walls -- for everyone's benefit. But as a
23 firefighter, he will understand it. All
24 those are one-hour (INAUDIBLE), as I

1 mentioned, we have a complete drainage
2 system.

3 PUBLIC SPEAKER: That's not my
4 concern. My concern is this: Bill, I'm
5 from Manhattan, I bought the laundromat in
6 Marcellus in 2010, it was closed. We
7 renovated the building, put apartments in
8 it. Bought all new equipment, renovated,
9 built the four apartments behind the
10 laundromat in the back of the parking lot.
11 And we really tried to keep that going and
12 keep it a beautiful home.

13 And every day, we average between 30
14 to 50 town of Marcellus people come into
15 our laundromat to do their laundry or drop
16 off or pick up their dry cleaning. When I
17 bought the laundromat, we had perpendicular
18 parking in front of the building, there
19 were five spots. And when Mayor Curtin
20 (phonetic) came through, and he said we're
21 going to change this, we're putting a
22 sidewalk in. I said Mr. Mayor, you're
23 going to eliminate my parking lot. He said
24 well people can park in the back of your

1 building, and you can use that lot right
2 there next to town hall, because we got
3 plenty of parking. That lot is now part of
4 your building, part of the courtroom.

5 And my building is setback 15.3 feet
6 from your property line which leaves barely
7 enough room for one car to drive through.
8 So I have no place for people to go,
9 because if they pull in and somebody is
10 pulling out, they got to stop and wait.

11 So I guess I'm searching for
12 suggestions here, because we want to
13 maintain good business here. I think we've
14 done a good job and we want to keep it
15 open. And we have a lot of customers every
16 day. And a lot of them are drop off --
17 right now, half of that driveway is town
18 driveway.

19 MICHAEL SHAY: Yep.

20 PUBLIC SPEAKER: And you're going to
21 eliminate all of them. Right now we have
22 customers come up, they pull in, they stop,
23 and unload. And there is a sign right
24 there that says unloading only, so they

1 continue to move, and they go back and they
2 park, some park behind the building, some
3 park in the town parking lot. There's only
4 two spaces in front of my building on the
5 road.

6 You mentioned this over here being a
7 good neighbor here, to get into Dr.
8 Merritt's parking lot. Going out on the
9 other side of the dentist office which is
10 plenty big enough for cars to go back and
11 forth. If there's -- I'd really love to
12 see some way to maintain a little bit more
13 distance here so that we could have a
14 little bit wider lanes.

15 I know it's not my property, I have
16 no right to tell you you can't take your
17 own land and use it. I'm just saying we're
18 trying to be a good business in the town of
19 Marcellus, and we were promised certain
20 things, and now it's gone.

21 BOARD MEMBER: How about direct
22 access to our parking lot from your parking
23 lot?

24 PUBLIC SPEAKER: Yeah, so I didn't

1 see a plan, there is some huge trees there,
2 black walnut trees, are those on your lot
3 or are those on my lot?

4 MICHAEL SHAY: I can't remember.

5 PUBLIC SPEAKER: Do you have a plan
6 there that you put up with the white dotted
7 line, and you said this is the building.
8 Could you get that up there? You had a
9 white dotted line on it.

10 MICHAEL SHAY: Further back, closer.

11 PUBLIC SPEAKER: It was like the
12 first one, first or second one.

13 MICHAEL SHAY: If Eric goes under
14 file, at the very top.

15 ERIC OH: Which slide would that be?

16 MICHAEL SHAY: Go closer to the
17 beginning. Right there. Move the camera
18 view down to the bottom by dragging that
19 down.

20 PUBLIC SPEAKER: Which one is the lot
21 line?

22 MICHAEL SHAY: The dashed one, the
23 thicker one.

24 ERIC OH: Do you want me to zoom into

1 this?

2 MICHAEL SHAY: You're looking at the
3 canopy, but I don't know where, I don't
4 know where the actual trunk is.

5 PUBLIC SPEAKER: Go back please. So
6 the dotted line is the actual building
7 dimension?

8 MICHAEL SHAY: No, that's the lot
9 line.

10 PUBLIC SPEAKER: That's the lot line.
11 It's inside of that?

12 MICHAEL SHAY: We actually could be
13 closer to that property line if we wanted
14 to be.

15 PUBLIC SPEAKER: Closer than five
16 feet?

17 MICHAEL SHAY: Yeah, three.

18 PUBLIC SPEAKER: Three feet setback?

19 BOARD MEMBER: I have a couple of
20 suggestions that might be mutual, be
21 beneficial to both parties that would
22 probably be best discussed at a different
23 time.

24 PUBLIC SPEAKER: I got a lot of money

1 PUBLIC SPEAKER: Okay.

2 JAMES GASCON: This just isn't the
3 best venue for it.

4 PUBLIC SPEAKER: When is the best
5 place to talk about it?

6 SUPERVISOR POLLARD: If you can stop
7 at the town hall -- we can answer your
8 questions. Set up a time.

9 We don't want to hurt your business,
10 people come to the laundromat. We
11 definitely want to work with you. Be all
12 around good neighbors and have discussions
13 as a business owner.

14 PUBLIC SPEAKER: Do we have any idea
15 how loud those (INAUDIBLE).

16 MICHAEL SHAY: I could get you a
17 decibel rating for them. But they're not
18 loud. In addition to the unit not being
19 loud, we put shrouding around it which
20 further cuts down the vestibule, and
21 improves the aesthetic. But, you're going
22 to hear the street noise over our parking
23 lot.

24 PUBLIC SPEAKER: Just thinking about

1 tenants that I have living there. Maybe
2 there's a possibility that you can move the
3 units closer to this side of the building,
4 further away from the residential part?
5 That's really all I had.

6 BOARD MEMBER: Thank you.

7 PUBLIC SPEAKER: Mark Taylor. Is the
8 scope of the existing building figured into
9 the cost --

10 BOARD MEMBER: No.

11 PUBLIC SPEAKER: (INAUDIBLE).

12 BOARD MEMBER: No, the cost, the
13 price or sale price of the existing
14 building is not figured into our analysis?
15 It would be a bonus, and it would be
16 something that the town board would have
17 meetings about and decide what to do about.
18 But if they did sell it, yeah, that could
19 go into this coffer that's being used to
20 offset the tax costs.

21 PUBLIC SPEAKER: Do you have any
22 projected sale price on that at all?
23 Anything you can tell us about that?

24 SUPERVISOR POLLARD: We haven't

1 really thought about it. We have had it
2 appraised, yes.

3 PUBLIC SPEAKER: Thank you.

4 SUPERVISOR POLLARD: If everyone
5 could speak into the microphone, it's a
6 little tough to hear for the reporter.

7 PUBLIC SPEAKER: This is Jerry
8 (INAUDIBLE). I just wanted to complement
9 both the board and the town (INAUDIBLE) a
10 lot of you know, I had --

11 BOARD MEMBER: You need to speak into
12 the microphone.

13 PUBLIC SPEAKER: Can you hear me?

14 BOARD MEMBER: Yes, that's better.

15 PUBLIC SPEAKER: I came to town many
16 years ago, with this project (INAUDIBLE).
17 What is done now and what should have been
18 done, the building is totally -- doesn't
19 meet code, never would, unless there is
20 major renovation. So the (INAUDIBLE)
21 aspects of the building is important for
22 part of (INAUDIBLE). Whether you could get
23 somebody to go in there and make that
24 facade as a change would be really good

1 even if it's modest. But having the old
2 building with the original building
3 (INAUDIBLE).

4 But any town hall that it works, that
5 is legal, that is functional, does that
6 include, you did a great job (INAUDIBLE).
7 I am glad that (INAUDIBLE).

8 MICHAEL SHAY: Okay.

9 PUBLIC SPEAKER: I wanted to say
10 that. The other thing that I'm wondering
11 is the fall back position, that might we
12 consider (INAUDIBLE). What aspects of the
13 design may be offered or given another
14 offer (INAUDIBLE), the large public area
15 from one end of the building -- to have
16 250, 300 square feet off of that, still
17 have plenty, they couldn't, it would bring
18 some (INAUDIBLE).

19 Anything you can do that has a
20 situation that reduces the size would help.
21 If you had some kind of a list, then I
22 think it would be helpful. But I am glad
23 and so glad to have the best image.

24 SUPERVISOR POLLARD: Thank you. Got

1 another question on Zoom.

2 MICHAEL SHAY: We have a Zoom
3 question.

4 PUBLIC SPEAKER: Mike (INAUDIBLE).
5 Just a quick question while you guys are in
6 the honeymoon phase of this project, is
7 there a door -- well, I guess not. What I
8 was going to ask is right here, is this
9 going to be able to, you got nice
10 bathrooms, ADA compliant. This village has
11 a lot of public events, will the building
12 be kept open so the public can use those
13 bathrooms during those events?

14 BOARD MEMBER: I would assume.

15 SUPERVISOR POLLARD: It would be up
16 to decide. It is very possible.

17 PUBLIC SPEAKER: Because if you think
18 about it, it will be literally the only ADA
19 compliant bathroom.

20 SUPERVISOR POLLARD: That's one of
21 the goals. It's one of the things that
22 (INAUDIBLE).

23 MICHAEL SHAY: We designed for that.

24 PUBLIC SPEAKER: Might want to think

1 about putting some doors in.

2 MICHAEL SHAY: I want to clear this
3 up and thank you for bringing it up. This
4 hash line right here, hash line here
5 (INAUDIBLE), this comes down, and then each
6 of the windows that I mentioned also have a
7 ceiling, not the case, that has
8 (INAUDIBLE), actually becomes a public
9 ground (INAUDIBLE).

10 PUBLIC SPEAKER: I have kids and
11 wives that are looking for bathrooms, that
12 would be a godsend. And the last question
13 is, they asked a question about the
14 sprinklers; just out of curiosity, is this
15 going to be considered an emergency shelter
16 area with a generator in it?

17 MICHAEL SHAY: It is not an EOC or
18 Emergency Operations Center per se. But
19 the town owns a rather large generator that
20 is mobile. And we have provided an
21 automatic transfer switch in the electrical
22 room.

23 PUBLIC SPEAKER: So they can run the
24 wires across?

1 MICHAEL SHAY: Yes.

2 SUPERVISOR POLLARD: We got a Zoom
3 question.

4 PUBLIC SPEAKER: Teri Renner. You
5 said you're going to be putting out
6 questions to the local contractors or area
7 contractors asking for bids. Will you be
8 staying on and monitoring the winning
9 contractor to make sure that since they
10 hopefully offered the cut rate or low rate
11 bid, that they're not cutting any corners?

12 MICHAEL SHAY: To me, I hope they
13 keep me on. But yeah, that would be, it
14 would be the lowest qualified bid. And the
15 documents and specifications will be very
16 clear on what has to be provided so that it
17 is a competitive bid. And everyone is
18 comparing the same thing.

19 It would then be my job and the
20 board's job to make sure that what they had
21 submitted on meets the specifications. And
22 will not be accepted unless there was a
23 credit, and we agreed that that
24 substitution was wholly appropriate without

1 compromise.

2 BOARD MEMBER: Let me answer. John
3 Cusick, I am the town attorney. We do not
4 have to award the bid to the absolute
5 lowest bidder if we feel that that
6 contractor does not have a good reputation.
7 So we don't have to blindly take the lowest
8 bid. All we have to do if we don't take
9 the lowest bid is explain why we didn't
10 take that lowest bid.

11 So a lot of contractors if they are
12 going to do a construction project of this
13 size, they have been around a while and
14 they have a reputation, so we will take
15 that into consideration.

16 PUBLIC SPEAKER: Okay. Thank you.

17 PUBLIC SPEAKER: John Bromla, I was
18 part of (INAUDIBLE). I'm thrilled with
19 this beautiful building, central business
20 district. Thanks.

21 I had a question that comes
22 concerning the sale of an old building.
23 Has anybody received any more specifics?

24 SUPERVISOR POLLARD: No.

1 PUBLIC SPEAKER: Well here's a little
2 experience, I'm involved with the Masonic
3 Temple down the street. And we received
4 the unsolicited, somebody that wanted to
5 buy it on behalf of some (INAUDIBLE),
6 whatever that is; and the best we can think
7 of is somebody is trying to build a Dollar
8 General in Marcellus. Are you prepared to
9 see such a thing on that site? Because I
10 suppose once you sell the building, you
11 have no control over who buys it. And
12 this, the real estate company, a Pyramid
13 broker came to me, Masonic Temple. They
14 would not identify the person that's
15 interested in the building. Of course we
16 just gathered information to see, what we
17 could learn about what's going on here. So
18 I thought I would share that.

19 SUPERVISOR POLLARD: I appreciate
20 that.

21 JAMES GASCON: Let me answer that.
22 Thinking as we go along here, because we
23 have been so focused on the new building,
24 and we do want to preserve the old

1 building. One of the things that we do, if
2 we sell this building to a buyer, we would
3 have to grant them an easement access to
4 the driveway, and to the parking lot.

5 We could as part of the sale, as part
6 of the deed, allow the easement so long as
7 the building remains intact. If the
8 building is demolished or removed, then the
9 easement which we own could terminate. And
10 therefore, whoever buys it would never,
11 would never be able to demolish it because
12 you can't access that building without the
13 easement. So that's one way to solve the
14 problem, one small way. I'm sure there's
15 other legal ways. I'm just thinking about
16 it as we go.

17 MICHAEL SHAY: There are probably
18 three or four other ways to control that
19 from a building code standpoint.

20 PUBLIC SPEAKER: This was fairly
21 recent, a couple months ago. And we're not
22 looking to sell. But we pursued some
23 further questions to see what we could
24 learn from that.

1 SUPERVISOR POLLARD: Of course the
2 village has their own planning, their own
3 boards. The only things that they have to
4 follow, the village is not going to allow,
5 even if we sell it to X, Y and Z, we're
6 going to meet their requirements too. As a
7 village, they have their planning, they
8 have their zoning, they got their own
9 structure to be answered to.

10 Any more questions? Comments? Can
11 you come up? A little difficult?

12 PUBLIC SPEAKER: For us old guys.

13 SUPERVISOR POLLARD: We will wait.

14 PUBLIC SPEAKER: My name is John
15 Bednarki (phonetic). I would like to
16 commend the board for pursuing this option
17 here as far as the town is concerned.

18 I have a couple questions, I always
19 thought that two municipal buildings for a
20 town this size is kind of crazy. Did you
21 pursue a joint venture with the village
22 authorities at all?

23 SUPERVISOR POLLARD: Yes, they don't.

24 PUBLIC SPEAKER: They have no

1 interest?

2 SUPERVISOR POLLARD: No.

3 PUBLIC SPEAKER: Well that was the
4 same story a couple years ago.

5 PUBLIC SPEAKER: I still think it's
6 crazy for two municipal buildings in a
7 community this size.

8 In the brochure you had here, one of
9 the items you listed, technology upgrades,
10 can you tell me what you mean by technology
11 upgrades? What is it that is with the
12 current situation?

13 MICHAEL SHAY: Power outlets on the
14 wall. Well, in comparison to that
15 building, it is technology.

16 SUPERVISOR POLLARD: Just so we can
17 run our infrastructure better than we are
18 now. I mean we got power strips, I kid you
19 not, under desks to plug all our stuff in.
20 We all have computers now, we never had
21 that 20 years ago. So that's just the
22 upgrade we want, is better electricity.
23 And there will be TVs for broadcasting,
24 when there's planning and zoning meetings,

1 we have to put up on the wall, so people in
2 the community and in the audience could be
3 able to see what's going on.

4 MICHAEL SHAY: All the computers is
5 going to be built in to the buildings and
6 walls.

7 BOARD MEMBER: That is a true
8 statement, but as I think as the board
9 mentioned, bringing it up to 2020 standards
10 in terms of the WiFi, the ability to have
11 correct lighting at the right lighting
12 levels. Those are some of the technology
13 things that we're not really joking about.
14 So put candles out.

15 PUBLIC SPEAKER: Yeah yeah.

16 MICHAEL SHAY: But also it does speak
17 to speakers in the ceilings so that when we
18 have a meeting like this, there is speakers
19 like this room all the way back, so, just
20 nothing over, overboard. But just coming
21 up to what it really should be.

22 PUBLIC SPEAKER: Okay. This town
23 attorney mentioned that you possibly are
24 going to put this up for a permissive

1 referendum, can you tell me what's
2 necessary besides a petition? Is there a
3 number that has to -- signatories to that
4 petition?

5 JAMES GASCON: Yes.

6 PUBLIC SPEAKER: What is that number?

7 JAMES GASCON: Believe it or not,
8 this is the calculation, the number of
9 people that sign the petition is five
10 percent of the people that voted in the
11 last gubernatorial election. That's the
12 number.

13 PUBLIC SPEAKER: So five percent of
14 whatever vote was in the town in the last
15 gubernatorial election?

16 JAMES GASCON: That's right.

17 PUBLIC SPEAKER: Thank you.

18 PUBLIC SPEAKER: I guess that's it as
19 far as I am concerned, I wish you luck in
20 this project, it's long overdue.

21 Maybe one other quick question.

22 Mike, on the plans that are itemized on
23 this brochure that you passed out, on the
24 left side, you indicated a planning and

1 zoning area, and then a plan room, and then
2 a codes room? What is the plan room there?

3 MICHAEL SHAY: The plan room, this
4 area here, when anyone comes to the town
5 and submits drawings for review for a
6 permit, the planning room is where those
7 drawings will be kept. They have a table,
8 they can use it, drawings, marker, so they
9 can --

10 PUBLIC SPEAKER: Okay. In line with
11 Mr. (INAUDIBLE), comments about keeping the
12 costs down, you know I see an awful lot of
13 community activity in this area, and we
14 seem to have an awful lot of empty space a
15 lot of the time. This room for example, we
16 vote here, but I don't know how much the
17 fire department uses this room. The
18 schools are obviously currently closed.
19 But they're not in use, in their
20 auditorium, as are a number of other
21 facilities. The churches both have
22 facilities for meeting rooms. And I'm not
23 absolutely convinced that we need another
24 large scale meeting room when all of these

1 facilities are available currently. But
2 that's another question that really, that
3 you should hear.

4 I thank you for your time. And good
5 luck, and I hope you have a good deal of
6 success with the project.

7 SUPERVISOR POLLARD: Thank you, John.

8 BOARD MEMBER: Thank you, John.

9 SUPERVISOR POLLARD: Come on up.

10 PUBLIC SPEAKER: I just have a
11 question. You said that you already
12 decided to go forward with this? Go ahead
13 and do it?

14 JAMES GASCON: The board is -- it is
15 the intention of the board to go forward
16 with a permissive referendum.

17 BOARD MEMBER: We have not voted.

18 PUBLIC SPEAKER: But you have voted
19 to go ahead and vote. I am a little
20 confused what about this is. I like the
21 facility, and the building. But --

22 SUPERVISOR POLLARD: The board has to
23 come together to approve a resolution.
24 It's going to be subject to permissive

1 referendum. The resolution will state with
2 the bonding and everything, once the board
3 is in agreement that that's what we want to
4 do, it's a resolution that has to be passed
5 by the board. And then the clock starts
6 ticking for the permissive referendum.

7 PUBLIC SPEAKER: Sounds like you are
8 all on.

9 SUPERVISOR POLLARD: The board has
10 agreed in essence to what we're doing. We
11 have had many discussions about this.

12 PUBLIC SPEAKER: No, I completely
13 understand our needs. I'm not questioning
14 that. I like the building, I think it's
15 nice.

16 SUPERVISOR POLLARD: Thank you.

17 PUBLIC SPEAKER: Both the government,
18 doing the same thing, their wallet.

19 SUPERVISOR POLLARD: We are all
20 taxpayers too. You don't want to see our
21 taxes.

22 PUBLIC SPEAKER: Have you discussed
23 the cost of furnishing, is it in the
24 budget?

1 SUPERVISOR POLLARD: It was alluded
2 to. We do have reserves, we do have a
3 building reserve where we can use that for
4 furnishings, we can use that for to bring
5 down the cost of the building. There's
6 many ways we can use that, if it comes to
7 that, to use that reserve.

8 PUBLIC SPEAKER: Do you have any idea
9 how much that is?

10 SUPERVISOR POLLARD: For furnishings,
11 no.

12 PUBLIC SPEAKER: Is there any
13 ballpark figure?

14 MICHAEL SHAY: I haven't, but adding
15 on to that, yes, it is expensive.

16 PUBLIC SPEAKER: It would be
17 expensive to have beautiful furnishings.

18 MICHAEL SHAY: I would predict maybe
19 5 to 7 percent. But that doesn't
20 anticipate reuse that we had discussed. So
21 elements that --

22 SUPERVISOR POLLARD: Our metal
23 chairs? They are going to be efficient,
24 modern desks.

1 PUBLIC SPEAKER: I keep going back
2 and forth about, I get the understanding
3 that you have the whole idea of not being
4 -- you not having an outlet, I totally
5 understand that. When, I really --

6 PUBLIC SPEAKER: Not the building
7 itself, the fact that the people in the
8 town will not be allowed to place a vote;
9 and I understand that they have a problem
10 with the interest rate. I have a
11 contractor right now, we are not having any
12 problems. I answer the phone the last two
13 days, the phone was ringing off the hook.
14 And we are pumping out business. Everyone
15 loves it.

16 SUPERVISOR POLLARD: We appreciate if
17 you want in.

18 PUBLIC SPEAKER: So I, you will get
19 your goods. But the fact that you would go
20 forward with some, this is my, I just --
21 (INAUDIBLE). And that \$100,000 you say
22 budgeted in the building and it is only
23 going to be \$7 (INAUDIBLE). So that's
24 (INAUDIBLE).

1 SUPERVISOR POLLARD: It's built in.

2 PUBLIC SPEAKER: It's built in, it is
3 still getting charged. (INAUDIBLE). A
4 public vote. That's my -- I mean.

5 SUPERVISOR POLLARD: It's something
6 that we can talk about. We appreciate --

7 PUBLIC SPEAKER: What do we do, I am
8 a little confused about what, a petition?

9 SUPERVISOR POLLARD: What do you --

10 JAMES GASCON: The petition would
11 force a public referendum, which is what
12 you are responding about. A successful
13 petition would force a public referendum.

14 PUBLIC SPEAKER: So people within the
15 town have to come up with a petition?

16 JAMES GASCON: Yes.

17 PUBLIC SPEAKER: So has this been
18 publicly announced to all, outside the
19 flyer I got two weeks ago?

20 JAMES GASCON: Every property owner
21 in the town of Marcellus got it.

22 PUBLIC SPEAKER: Yeah, I got the
23 flyer. But I don't remember hearing
24 anything else in the town about a

1 referendum, besides the flyer.

2 SUPERVISOR POLLARD: Well, we did
3 have a plan to have several open sessions
4 at the town hall. We actually had been --
5 it would have been difficult for some of
6 those communities -- but with COVID-19, our
7 plan to communicate has really, learning --
8 (INAUDIBLE). So that flyer that now
9 (INAUDIBLE).

10 PUBLIC SPEAKER: No, that was a good
11 fix.

12 SUPERVISOR POLLARD: That was really
13 the best way for us to get the information
14 to every household.

15 BOARD MEMBER: We have met with
16 Rotary, we have met with village planning
17 and zoning, we've met with village board.
18 Literally e-mailed hundreds of people. And
19 we're reaching out the best we possibly
20 can. But we are constrained.

21 PUBLIC SPEAKER: I just feel we are
22 (INAUDIBLE). How we are going to be
23 charged and I wanted to know?

24 JOHN CUSICK: Can I just have a quick

1 say, John Cusick, town Counsel. Behind you
2 are a few of our town employees. I'm just
3 going to give you a quick scenario, because
4 we're here at the fire department. If any
5 of our town employees were distressed in
6 the current building that they are in, you
7 cannot get any sort of apparatus up there
8 to remove them from there. So I'm a fairly
9 sized guy, and I add on my fire department
10 gear, another 60 pounds, and then I have to
11 rescue a person out of there from the
12 second floor, that puts me in a bad
13 situation as a volunteer fireman. That
14 puts our town employees who are right
15 behind you, you can see them, in a bad
16 situation.

17 And as far as an insurance issue, we
18 have gone over the Court system, past the
19 biggest room in our building, that
20 accommodates the most space in the new
21 building, square footage wise and cost
22 wise. This is not part of the town board,
23 this is part of the Court system which is a
24 whole separate entity being put into our

1 building, which it's currently in. The
2 village didn't want the Court system, so
3 the town took the Court system. And now we
4 have to accommodate the Court system
5 appropriately, along with our town
6 employees to be able to show up at work and
7 work safely.

8 You said you work for a contractor,
9 if you went to their space, I'm certain
10 that you wouldn't come to work and be happy
11 in that space every day. I can guarantee
12 that.

13 But what you're saying essentially is
14 the board is making a decision without the
15 taxpayers' consent. That's not what we're
16 doing. We're giving the taxpayers as much
17 information as we can. This has been a
18 project that has been going on for 10 to
19 15 years. I have a piece of paper up here,
20 the town has already invested \$500,000 or
21 more into a project that hasn't even
22 started yet. And that's over 12-year
23 period when this building was, tried to
24 belong to the library system, and the town

1 board, and the Court system. So it's not
2 just an essential \$3 million project that
3 we're putting together. It incorporates a
4 lot of entities in a part of the town. And
5 we're having all these open corridors and
6 open space, so the people of the town and
7 the village can use this space effectively
8 all the way through it.

9 I mean the guards coming down, you
10 can utilize these spaces, but in this down
11 here, the town can use all this space, they
12 can create or whatever they want to do.
13 And it's not extra space like this building
14 or the other buildings in the town. This
15 is designated space for the Court system,
16 mandated by the Court system as Jim can try
17 to explain. So we're not trying to blind
18 side anybody, this project has been going
19 on for years.

20 And I think we put together a good
21 building, with the town employees' input
22 100 percent through this building. So I
23 thank you.

24 PUBLIC SPEAKER: I just, I understand

1 their problem with the building.

2 I'm not saying (INAUDIBLE).

3 SUPERVISOR POLLARD: Speak up, speak
4 a little louder.

5 PUBLIC SPEAKER: Okay. So any way,
6 that's just what I wanted to --

7 SUPERVISOR POLLARD: Repeat your
8 comment. All right. Anybody else?

9 PUBLIC SPEAKER: Good evening, Dan
10 Ross. So I just want to thank the board
11 for pursuing this project. I'm old enough
12 to remember when the town board used to
13 meet in what is now (INAUDIBLE) office.
14 The courtroom was in the back. And they
15 were discussing an issue, there would be a
16 few people in the board room, and everybody
17 else would be outside. So presiding over
18 those meetings -- so we evolved. We have
19 had one of the most important functions of
20 the town. This facility for example, how
21 we have grown, we have got a fire
22 department. The highway garage has been
23 renovated. You may not notice it, the
24 parks are being renovated all the time. So

1 we grow and improve.

2 Current town hall has become pretty
3 much I will say dysfunctional because it
4 doesn't function very well. It's not
5 (INAUDIBLE) as you know, best serve the
6 town. (INAUDIBLE).

7 SUPERVISOR POLLARD: Thank you very
8 much.

9 BOARD MEMBER: Thank you.

10 SUPERVISOR POLLARD: Anybody else?

11 PUBLIC SPEAKER: Just for the record,
12 Mr. Ross was a long-time town supervisor
13 for the town of Marcellus.

14 BOARD MEMBER: And other past board
15 members in the audience?

16 SUPERVISOR POLLARD: If that's all
17 the comments, we appreciate everybody
18 coming. The town board is going to
19 continue with their regular board meeting.
20 You're welcome to stay or you're welcome to
21 go. It's up to you. We appreciate
22 everybody coming.

23 You can make, we have website set up.
24 We have e-mail set up. If you have any

1 other questions, call the town clerk.
2 Leave your name and number and we will get
3 back to you. Thank you, all.

4 (PUBLIC HEARING CONCLUDED.)

5 (RECESS HELD.)

6 (BOARD MEETING:)

7 SUPERVISOR POLLARD: SEQOR referendum.
8 So we have to decide on a date next week
9 that we will get together, or Monday, next
10 week, doesn't matter to me. We will have
11 more without Terry. But if you want Terry
12 to be there. Because Monday day, it's up
13 to you guys. Monday.

14 JAMES GASCON: I will make sure that
15 I am here, this is Jim Gascon, town
16 attorney. You need to have a two-thirds
17 vote in order to pass the permissive
18 referendum. So even without Terry, if the
19 remaining four vote in favor, you have
20 enough votes to proceed. If you want Terry
21 to participate, then you will have him on
22 Monday.

23 BOARD MEMBER: So we can schedule the
24 meeting, this is town councilor, Laurie

1 Stevens?

2 SUPERVISOR POLLARD: So we will have
3 a special meeting on July 27, 27th of July.
4 At 7, 5:30, what do you want? 5:30?

5 5:30 held at the town hall. Okay.
6 Only thing we're going to do at that
7 meeting is satisfy SEQR, and the permissive
8 guideline. Okay. You okay with that?

9 JAMES GASCON: Jim Gascon, attorney,
10 on advise of the clerk as this, she needs
11 to publish the special meeting when the, in
12 our official newspaper, and I will also do
13 it as a back up newspaper.

14 BOARD MEMBER: It is The Observer and
15 Post Standard.

16 SUPERVISOR POLLARD: The only other
17 thing is getting rid of these obsolete --

18 BOARD MEMBER: Laurie Stevens, town
19 councilor makes the motion to discard old
20 computer equipment.

21 BOARD MEMBER: Karen Pollard, town
22 councilor, second.

23 SUPERVISOR POLLARD: Questions? All
24 in favor say aye.

1 BOARD MEMBERS: Aye.

2 SUPERVISOR POLLARD: Opposed?

3 Any other business you want to bring
4 before the board? I appreciate all you
5 coming, we had a good meeting. I
6 appreciated everybody coming. I will ask
7 for a motion to adjourn.

8 BOARD MEMBER: Laurie Stevens, town
9 councilor, motion to adjourn.

10 JOHN CUSICK: John Cusick, I will
11 second.

12 SUPERVISOR POLLARD: All those in
13 favor say aye.

14 BOARD MEMBERS: Aye.

15 SUPERVISOR POLLARD: Adjourned. See
16 you on the 27th at 5:30.

17 (MEETING CONCLUDED.)

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20 I, Elizabeth Brucie, hereby certify that the
21 transcription of the Public/Board Zoom hearing was
22 transcribed to the best of my ability.

23 *Elizabeth Brucie*

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