

January 25, 2016

A meeting of the Town Board of the Town of Aurora took place on Monday, January 25, 2016, at 7:00 p.m. in the Town Hall Auditorium, 300 Glead Avenue, East Aurora, New York.

Members Present:	Jeffrey T. Harris	Councilman
	Susan A. Friess	Councilwoman
	Charles D. Snyder	Councilman
	James J. Bach	Supervisor
Absent/Excused:	Jolene M. Jeffe	Councilwoman
Others Present:	David Gunner	Highway Superintendent
	Camie Jarrell	Engineer/GHD Consulting
	Shane Krieger	Chief of Police
	William Kramer	Code Enforcement Officer

Supervisor Bach opened the meeting at 7:00 p.m. with the Pledge of Allegiance to the Flag.

Councilwoman Friess moved to approve the minutes of the 1/11/16 Town Board meeting; seconded by Councilman Harris. Upon a vote being taken: ayes – four	noes – none	Motion carried.	Action #15 1/11/16 meeting minutes aprvd
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AUDIENCE I: none

UNFINISHED BUSINESS:

Councilman Snyder moved to authorize the return of \$1,229.04 to the Western New York Land Conservancy from the Mill Road Overlook Capital Project Fund. Councilwoman Friess seconded the motion. Upon a vote being taken: ayes – four	noes – none	Motion carried.	Action #16 Return of funds to WNYLC approved
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Supervisor Bach stated that he received a revised sketch plan for the Aurora Mills Cluster Subdivision earlier today. Since the Board has not had time to review the plan, he recommends that it be tabled.

Councilman Harris moved to table the Aurora Mills Cluster Subdivision sketch plan to the February 16, 2016 Town Board work session. Councilman Snyder seconded the motion. Upon a vote being taken: ayes – four	noes – none	Motion carried.	Action #17 Aurora Mill revised sketch plan tabled
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Councilman Snyder moved to set Monday, February 8, 2016 at 7:00 p.m. at the Southside Municipal Center Auditorium, 300 Glead Ave., East Aurora, NY, as the date, time and place for a public hearing on an Open Development Area application for SBL#164.00-2-6.2 Knox Road. Councilwoman Friess seconded the motion. Upon a vote being taken: ayes – four	noes – none	Motion carried.	Action #18 Public hearing for Knox Rd ODA set for 2/8/16
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The Board reviewed and completed Part 2 of the Short Environmental Assessment Form – Impact Assessment for the site plan review of 31 Ellicott Road. They answered “no, or small impact may occur” for all eleven questions.

Councilman Harris moved that the proposed addition to the building and site work at 31 Ellicott Road will not result in any significant adverse environmental impacts and that a negative declaration is issued. Councilwoman Friess seconded the motion. Upon a vote being taken: ayes – four	noes – none	Motion carried.	Action #19 Board issues negative declaration for 31 Ellicott Rd. Site Plan
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Councilman Harris moved to approve the site plan for an addition to the existing building and site work at 31 Ellicott Road (SBL#186.00-5-33.2), West Falls, NY. Councilwoman Friess seconded the motion. Upon a vote being taken: ayes – four noes – none Motion carried.

Action #20
Site Plan for 31
Ellicott Rd
approved.

Councilman Snyder moved to amend tonight's agenda by adding item 6H-BILLit Lease Addendum. Councilwoman Friess seconded the motion. Upon a vote being taken: ayes – four noes – none Motion carried.

Action #21
Agenda
amended: Item
6H-BILLit
lease addendum
added

Councilman Snyder moved to approve the request from Assessor Richard Dean to attend a WNY Appraisal Institute Seminar on February 5, 2016 at Holiday Valley Ski Resort, Ellicottville, NY. The \$50 registration fee will be disbursed from A1355.404 Assessor – Expense & Travel. Councilman Harris seconded the motion. Upon a vote being taken: ayes – four noes – none Motion carried.

Action #22
Assessor to
attend
WNYAIS
seminar

Quotes to strip and refinish the vinyl floors at the Aurora Senior Center were received from:

Bieler Janitorial Services	\$1202.25
All Guard Sealer Systems	\$1440.00

Action #23
Bieler Janitorial
to refinish
floors at Sr.Ctr.

Councilwoman Friess moved to approve the quote from Bieler Janitorial Services, 3592 N. Buffalo Road, Orchard Park, NY, in the amount of \$1202.25 to strip and refinish the vinyl floors at the Aurora Senior Center. The quote includes moving furniture and equipment at the Center. Councilman Harris seconded the motion. Upon a vote being taken: ayes – four noes – none Motion carried.

Quotes for parts to repair the 1996 Gradall Excavator were received from:

Snowy Hill Farms	\$2527.60
Cummins Northeast LLC	\$4237.07
Fleet Maintenance	\$4422.78

Action #24
Purchase of
parts for
Gradall
approved.

Councilman Snyder moved to approve the purchase of parts for the in-house repair of the 1996 Gradall Excavator from Snowy Hill Farms, 9137 Center Rd., Holland, NY, in the amount of \$2527.60. Funds will be disbursed from DB5130.432. Councilwoman Friess seconded the motion. Upon a vote being taken: ayes – four noes – none Motion carried.

Councilman Harris moved to authorize the following budget transfers:

From: DB5148.100 wages	\$76,000
To: DB5142.100 wages	\$76,000
From: DB5148.140 overtime	\$12,500
To: DB5142.140 overtime	\$12,500
From: DB5148.449 materials	\$75,000
To: DB5142.449 materials	\$75,000

Action #25
Hwy budget
transfer
approved.

Councilman Snyder seconded the motion. Upon a vote being taken: ayes – four noes – none Motion carried.

Councilman Harris moved to authorize the Supervisor to sign the 2016 agreement with the Boys and Girls Club of East Aurora whereby the Town provides \$35,000 (paid in four installments) to the Club and the Club will conduct programs as set forth in the agreement. Councilman Snyder seconded the motion. Upon a vote being taken: ayes – four noes – none
Motion carried.

Action #26
Supv auth to sign B&G Club agreement

Councilman Harris moved to approve the purchase of two (2) lobby signs and forty (40) door/directional signs for the Southside Municipal Center from Displays2go for \$565.77. Funds will be disbursed from ER1621.422. Councilwoman Friess seconded the motion. Upon a vote being taken: ayes – four noes – none
Motion carried.

Action #27
Purchase of lobby & door signs for SSMC approved

Councilwoman Friess moved to approve the request from I-61 Ministries, Inc. to use the Southside Municipal Center Auditorium on Saturday, March 26, 2016 for a non-denominational prayer service, contingent upon receipt of a special event insurance certificate from I-61 Ministries. Councilman Harris seconded the motion. Upon a vote being taken: ayes – four noes – none
Motion carried.

Action #28
Use of SSMC auditorium by I-61 Ministries approved

Councilman Snyder moved to authorize the Supervisor to sign an addendum to the lease with BILLit Accounting & Information Technology, LLC:

SECOND ADDENDUM TO LEASE AGREEMENT

This Addendum is attached to the lease between the Town of Aurora (Lessor), 300 Glead Avenue, East Aurora, NY 14052 and BILLit Accounting & Information Technology, LLC, (Lessee) 300 Glead Avenue, East Aurora, NY 14052.

Whereas, the Lessee entered into the original lease effective June 1, 2012 through May 31, 2015; and

Whereas, the Lessee elected to exercise its option to extend the lease for one (1) additional three (3) year term from June 1, 2015 through May 31, 2018.

Whereas, the Lessor has elected not to exercise the option for securing and maintain janitorial services within the entire lease area; and

Whereas the Lessor and Lessee have agreed to a SIX THOUSAND AND 00/100 DOLLAR (\$6,000.00) annual decrease in the annual rent to be taken off the monthly rent in FIVE HUNDRED AND 00/100 (\$500.00) increments.

Whereas, from June 1, 2015 through December 31, 2015, the Lessor has reimbursed the Lessee at a rate of \$500.00 per month for janitorial services for a total of \$3,500.00; and

The following amendments are hereby made to the lease and are effective January 1, 2016 unless otherwise noted:

1. Section 8., Maintenance and Repair. The Lessee acknowledges that the premises are in good and safe condition. The Lessor shall be responsible for all maintenance and repair, including structural repairs; repairs to plumbing and heating, electrical and lighting systems; snow removal; and repairs and maintenance of common areas except where damage is caused by the Lessee, its employees or agents, in which event such damage shall be property repaired by the Lessee. The Lessor shall have the option for securing and maintaining janitorial services within the entire leased area including all bathrooms. In the event the Lessor chooses not to exercise the option, the *Lessor shall deduct the cost of such services for an amount agreed up by the Lessor and Lessee, from the monthly lease installment.* The Lessee agrees to return the leased premises to the Lessor at the end of the lease in good condition, reasonable wear and tear excepted.

2. Section 2 of Amended Lease Agreement., Rent
Effective January 1, 2016, the Lessee hereby covenants and agrees to pay the Lessor as rent for the use and occupancy of the lease premises a monthly installment of TEN THOUSAND ONE HUNDRED SIXTY AND 00/100 DOLLARS \$10,160.00). (Note: The January 2016 rent payment received by the Town was \$10,660.00. The February 2016 rent payment of \$9,660.00 will reflect the \$500 reduction for January and February 2016. As of March 2016, the monthly rent will be \$10,160.00)

3. AFFIRMATION: All terms of the present Lease Agreement as of June 1, 2012 shall continue in full force and effect subject only to the amendment set forth herein.

Action #29
Lease
addendum for
BILLit aprvd
and Supv auth
to sign.

Councilwoman Friess seconded the motion. Upon a vote being taken:
ayes – four noes – none Motion carried.

COMMUNICATIONS – The following communications were received by the Board and filed:

- Building Department – December 2015 report
- Town Clerk – 2015 Annual report
- EAPD – December 2015 report

BUSINESS FROM BOARD MEMBERS AND LIAISONS:

Supervisor Bach announced that he was in receipt of the fully executed Memorandum of Understanding with the Erie County Water Authority, whereby the Town will take certain steps to authorize the transfer of the Town’s water systems to the ECWA and the ECWA will provide direct service to the districts if the Town accomplishes the steps necessary for the transfer. (At their 12/28/15, meeting the Town Board authorized the Supervisor to sign the MOU.)

AUDIENCE II:

Karl Simmeth from Assemblyman David DiPietro’s office stated that the Mill Road Overlook project is a jewel for the Town.

STAFF REPORTS:

Police Chief Krieger will be out of town from 1/29/16 to 2/2/16 and Lt. Wolf will be in charge.

ABSTRACT OF CLAIMS:

The 2015 Encumbered Abstract of Claims dated January 25, 2016, consisting of vouchers numbered 2092 to 2114, was presented to the Board for audit and authorization of payment from the following funds:

General	\$ 6,650.94
Highway	4,155.87
Enterprise/Gleed	2,607.85
Special Districts	<u>750.06</u>
Grand Total Abstract	\$14,164.72

The 2016 Abstract of Claims dated January 25, 2016, consisting of vouchers numbered 36 to 99, was presented to the Board for audit and authorization of payment from the following funds:

General	\$ 40,886.36
Part Town	1,603,510.24
Highway	17,886.70
Enterprise/Gleed	10,022.30
Trust & Agency 2	215.95
Capital (Mill Overlook)	1,229.04
Special Districts	<u>216,959.00</u>
Grand Total Abstract	\$ 1,890,709.59

Councilwoman Friess moved to approve the 2015 Encumbered and 2016 Abstract of Claims, both dated 1/25/2016, and authorize payment of same. Councilman Snyder seconded the motion. Upon a vote being taken: ayes – four noes – none Motion carried.

Action #31
1/25/2016
Abstracts of
Claims
approved.

Councilman Harris moved to adjourn at 7:40 p.m.; seconded by Councilman Snyder. Upon a vote being taken: ayes – four noes – none Motion carried.

Action #32
Meeting
adjourned.

Martha L. Librock
Town Clerk