

TOWN OF AURORA  
TOWN BOARD WORK SESSION  
October 20, 2015

The following members of the Aurora Town Board met on Tuesday, October 20, 2015 at 7:00 p.m. in the Southside Municipal Center Town Hall Auditorium, 300 Glead Avenue, East Aurora, NY, for the purpose of holding a work session.

|                 |                   |                              |
|-----------------|-------------------|------------------------------|
| Present:        | Jeffrey T. Harris | Councilman                   |
|                 | Susan A. Friess   | Councilwoman                 |
|                 | Jolene M. Jeffe   | Councilwoman                 |
|                 | Charles D. Snyder | Councilman                   |
|                 | James J. Bach     | Supervisor                   |
| Others Present: | Ronald Bennett    | Town Attorney                |
|                 | David Gunner      | Highway Superintendent       |
|                 | William Kramer    | Code Enforcement Officer     |
|                 | Donna Bodekor     | Senior Center Director       |
|                 | Chris Musshafen   | Recreation/Aquatics Director |
|                 | William Wheeler   | GHD/Engineer                 |

Supervisor Bach opened the work session at 7:00 p.m. with the Pledge of Allegiance to the Flag. Those present met to discuss the following:

1) Cable Franchise Contract Review:

Cohen Law Group of Pittsburgh, PA, sent a proposal to the Board regarding free legal assessment regarding Cable Franchise and Wireless matters. The proposal includes a review of the Town's documents and a legal assessment at no charge. This will be put on the 10/26/15 meeting agenda.

2) Mercy Flight – request for letter of support:

Councilman Harris noted that the request is for Mercy Flight EMS, which is different from Mercy Flight helicopter service. Councilwoman Friess stated that since the Town has no history with Mercy Flight EMS we could not respond.

3) SSMC Lease – D. Nelson-Frank:

D. Nelson-Frank dba as Hands to Health Massage Therapy is proposing to lease a small office area at the Southside Municipal Center. Code Enforcement Officer Kramer stated that the use is okay for this building. Ms. Nelson-Frank stated they want to erect a temporary wall to make a small office area within the room they propose to lease and they want to put a bench in the hallway outside their door. The Supervisor noted that Mr. Kramer would have to review the building specs for the wall. Ms. Nelson-Frank stated she would like the lease to begin November 15, 2015, as she will be on vacation until that time.

Councilman Harris moved to authorize the Supervisor to sign a lease agreement with Diane Nelson-Frank dba Hands to Health Massage Therapy to lease 195sf of office space at the Southside Municipal Center for the annual rate of \$3,600.00 payable in equal monthly installments, contingent upon approval of the temporary wall specs by Code Enforcement Officer Kramer. Councilwoman Friess seconded the motion. Upon a vote being taken: ayes – five noes – none Motion carried.

Action #329  
Supv to sign  
SSMC lease  
with Hands to  
Health Massage  
Therapy

4) Cold War Veterans Exemption:

The wording of the Local Law regarding the Cold War Veterans Exemptions was verified and consideration of the local law will be put on the October 26, 2015 meeting agenda.

5) Moratorium on Subdivisions and Open Development Areas:

Councilwoman Friess stated that she needs to understand the changes to the District Regulations that the Code Review Committee developed. Councilwoman Jeffe said there needs to be a presentation on the code revisions at a special work session. Councilman Snyder asked the Board members to write down what they do not like about the Open Development Area and Subdivision codes. The Board discussed holding the work session on November 10<sup>th</sup>.

6) AED for Community Pool:

Chris Musshafen obtained quotes for a new AED for the Community Pool. He noted that the current AED is no longer under warranty and the battery and electrode pads are no longer manufactured. This will be put on the October 26, 2015 meeting agenda.

7) West Herr – Proposal to donate land to Town:

As part of their application to the Zoning Board of Appeals for a special use permit for a vehicle storage yard at 591 Olean Road, West Herr Automotive Group is proposing to donate approximately 15 acres of the parcel to the Town of Aurora. Peter Sorgi, Attorney for West Herr, stated that if the Town does not accept the property, West Herr would probably deed restrict it. Councilman Harris stated he was not in favor since it will probably become a swamp. Councilwomen Jeffe and Friess and Supervisor Bach stated they saw no need for the Town to accept the land. Attorney Bennet suggested a conservation easement rather than a deed restriction.

8) CDBG – Senior Center Exercise Equipment bid:

On October 8, 2015, a bid opening was held for exercise equipment for the Senior Center. The low bidder was G&G Fitness, with ifit having two higher bid proposals. This will be put on the October 26, 2016 meeting agenda.

9) Supervisor – 2016 Budget proposal:

Supervisor Bach stated he would like to make changes in his office that would include the appointments of Assistant to the Supervisor and Secretary to the Supervisor for 2016. This would mean a change to the 2016 budget he originally submitted. Mr. Bach stated that the Assistant to the Supervisor would handle bookkeeping duties, thereby eliminating the need for some of the assistance from Freed Maxick. The Board discussed various changes that would need to be made to the 2016 budget to accomplish this.

10) Aurora Mills Cluster Subdivision Sketch Plan:

Gary Eckis, representing the developer of the proposed subdivision, stated that the entire subdivision will now be made up of all patio homes and all private roads. The lot sizes have been reduced to 60' by 120'. Greenspace increases slightly and the development has been moved more to the north on the property. There are no driveways across from the new entrance. Attorney Bennett suggested a conservation easement for the greenspace area. Mr. Eckis responded that a conservation easement would not be a problem as no additional units are proposed. Mr. Eckis noted that there would be a condominium association, not a homeowners association. Councilwoman Friess stated she believes this version to be a better direction, but still thinks it is a tough fit for Mill Road and she struggles with the number of units and would prefer less than 89. Councilwoman Jeffe asked what recourse there is if the developer does not finish the project. Councilman Snyder asked if they had a target date for completion. Mr. Eckis responded, 5 years. This will be put on the October 26, 2015 meeting agenda for consideration for referral to the Planning Board.

11) East Fillmore Ave. Bridge:

Highway Superintendent Gunner solicited quotes to repair the East Fillmore Avenue bridge in the Village of East Aurora. The bridge is currently closed to traffic. Attorney Bennett stated he would have a resolution for the October 26<sup>th</sup> meeting.

12) SSMC – Interior sign samples:

Councilman Harris showed the Board some sign samples he had obtained for the Southside Municipal Center to identify building occupants and individual offices. The estimated cost was \$2,200.

Martha L. Librock  
Town Clerk