

MINUTES OF THE REGULAR TOWN BOARD MEETING
Tuesday, June 09, 2020
AT 7:00 PM

program. Transportation is the biggest problem; John was going to contact RBC. Martha requested Board approval to allow John to continue with implementing Summer Recreation plans.

Supervisor Walker asked if Cheyenne knew what the Village Board had decided about the Youth Recreation Program at their meeting tonight? Cheyenne answered that Village Clerk, Leroy Wood, popped in and said that the Village Board didn't make a decision about it at tonight's meeting.

Motion was made to approve summer recreation Director, John Gordinier, to proceed with summer recreation plans if they get the okay from the Nunda Village Board and the NYS Governor for phase four. Motion was made by Mike Hillier, seconded by Martha Blair and carried 5-0.

iii.) *CHIPS*

Rick stated that he has received notice through the County Association for the state to expect 80% of CHIPS monies, not the full 100% that the Towns were anticipating.

Rick also stated that the county has not given the Town Highway department any work which add to budgeting concerns. Rick stated he was going to try to mow and do what he can to recoup what the Town does have allocated for the budget year, but from what he's seeing from the county, it is going to be real tight and they will have to be careful where they spend.

NEW HIGHWAY GARAGE PROJECT

i.) *Opening of bids postponed.*

Supervisor Walker stated that the bids have been delayed somewhat because of the \$500,000 grant the Town anticipates from New York State Department of Transport (DOT). A representative from DOT, decided that there is additional paper work that needs to be done before bidding. DOT has worked with the Town engineers and they're hoping to rebid next week, June 15th.

ii.) *Easement Letter.*

A letter from the Town's engineers, MRB group, was received regarding a need for an easement at the new highway garage property. They estimated that it might be \$6,000 -7,500 extra cost for them to do this. There is a document for Supervisor Walker to sign in accordance to this added work and expense, but Supervisor Walker wanted some discussion with her board first.

Jim stated he didn't really understand why the easement was required on the south side. Supervisor Walker answered that they're working on a couple things. One of them would be the easement from DOT to go under the road, and the Village of Nunda Highway Department would be performing this as they have an existing permit for that type of work. In addition, it's the right of way easement that the Town will have to provide for Randy Clinton, owner of property at 8972 State Route 408.

The details to this easement are very specific, and have been forwarded along to the Town attorney and they will finalize the details.

Rick Moran has already spoken with Randy Clinton regarding this, stating that Randy is in favor of the easement without cost to the Town because Randy will benefit from the water and sewer extended to this property where he eventually wants to move his business.

Rick added that the utilities have to be 10 feet apart. So, the easement that's at their right of way to the road isn't wide enough. And that's another reason why they need the full easement for the sewer and water to continue up the south side to where they cross the road to the new highway property.

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Motion was made to approve Supervisor Walker signing the agreement for the easement. Motion was made by Mike Hillier, seconded by Martha Blair and carried 5-0.

iii.) *In-Floor vs. Overhead heat.*

Supervisor Walker read an email from the Town engineers regarding the in-floor heat option, "Our experience has been to provide overhead radiant heat in the garage areas for this type of building for many reasons. First, overhead unit heat provides faster heat recovery, compared to the in-floor heat. And it would be minutes versus hours, especially when you have multiple overhead doors that will let out a lot of heat at the same time. In-floor heat, which is called radiant tube, is slower. Second, the gas fired unit heaters are relatively inexpensive and easy to service and change over time, they give floor heat for this scale project is considerably more expensive. The unit heaters that are hanging up are easy to service and change over time, in-floor heat for this type of project is considerably more expensive and less flexible to change. And the only areas that they've ever found in-floor heat to be efficient would be in full maintenance garages where the overhead doors are worked far less often throughout the day."

Supervisor Walker stated that the engineers also stated that it would be anywhere from \$10 to \$12 per square foot.

Jim Forrester asked what are their required per square foot?

Rick Moran answered, over 10,000 feet.

Supervisor Walker stated that the engineer also mentioned that Canandaigua has the overhead heat to their new building and they've already found out through research that they've saved three times what it was.

iv.) *Garage Pits vs. lifts*

The Town engineers reviewed the option of having pits in the new garage and stated that they have not utilized pits in any of their past highway garage projects, they typically utilize in floor post lifts instead. This option is fairly expensive.

Pits are more typical for a dedicated repair garage, not a vehicle storage garage. Other related issues with man occupied pits include a unique structural foundation system such as separate ventilation requirements, additional drains, pumps and potential ADA and safety accommodations that can create extra cost from \$50-\$70,000. They also mentioned using lifts will would be more flexible and convenient so you can pull them out of your way, unlike the pit would stay wherever it was.

Mike asked if they had the pit, would they never have to worry about repairs? Supervisor Walker stated that the engineers advised her that if they had pits installed in the building plans it will change the whole title of the building. The building right now is considered a storage building because just the highway trucks are stored there. If they put a pit in there then it's definitely a maintenance garage and it changes all the zoning requirements, which would lead to additional updates such as oil separation device, a drain pump, special lighting and ventilation. Plus having access to a pit requires all kinds of safety assurances. All these additions to assist having a pit would be very expensive.

Jim asked Rick how many other buildings use floor pits? Rick answered he only knew of two other buildings, Mount Morris and Springwater. It's very uncommon for the same reason that in-floor heating isn't common, it's just too expensive.

Mike asked what would be the maintenance and care on the pit versus the lifts? Rick answered other than the code that changes, not a lot of maintenance. We would just have to make sure it's cleaned after using it over a period of time. But there isn't a lot of maintenance on the lifts either. It's just how often you want to use them.

Mike asked if it was something they would use on a regular basis?

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Rick answered no, not unless they were doing some serious maintenance on a truck where a rear end went on it, or they had to change the transmission. The highway crew have changed them right on the floor before, but those do make it handy since they're all getting older and trying to climb underneath the truck is not easy anymore. And that was kind of the reason he was looking for the pit. Just to make it easier and safer for the highway crew. They can be standing underneath it to work on the truck.

Martha asked if we have the lifts in the bid? Rick answered, No. Jim asked what will it take to include the lifts in the bids? Supervisor Walker stated the engineers have had these bids all ready to go. They've had to add a few things on that DOT wanted but these bid sheets have been out for quite a while and it's a little late to be making any big changes.

Jim stated that he understands that, but they have to have this covered one way or the other. So, if they're not putting the pit in, they have to have lifts. Perhaps that detail doesn't need to go into the bid documents per se, and instead the Town Board needs to make sure they're actually purchasing them and that could be under the project budget, maybe outside of the bids, or put it through the operating budget in the equipment category.

Rick agreed, stating he can look into that and definitely find out because he believes we'd be better off doing it outside the bid and not getting the percentage added to it.

AUDIT BILLS

There was a motion to approve the Audited Abstracts for the month of May 2020. These abstracts include;

- *General Fund* Claim number, 102-122, in the amount of \$58, 319.35, as set forth in abstract No. G-6, dated 06/09/2020.
- *Highway Fund* Claim number, 99-112, in the amount of \$29, 231.42, as set forth in abstract No. H-6, dated 06/09/2020.
- *Police Fund* Claim number, 34-36, in the amount of \$1,429.19 as set forth in abstract No. P-6, dated 06/09/2020.
- *Capital Project* Claim number, 10-11, in the amount of \$49, 805.00, as set forth in abstract No. C-6, dated 06/09/2020.

Motion was made to approve the audited abstracts. Motion was made by Mike Hillier, seconded by Martha Blair and carried 5-0.

ADJOURNMENT

Being that there was no further business, there was a motion to adjourn.

Motion was made by Randy Morris, seconded by Jim Forrester and carried 5-0.

The meeting adjourned at 7:45 PM.

RESPECTFULLY SUBMITTED,

CHEYENNE DEMARCO
NUNDA TOWN CLERK