

The Seneca Falls Town Board held a Public Hearing and Special Meeting on Friday, January 20, 2023 in the Town Hall Meeting Room, 130 Ovid Street, Seneca Falls, New York.

Present were Supervisor Michael Ferrara; Councilpersons Frank Sinicropi, Dawn Dyson and Kaitlyn Laskoski. Also present were Patrick Morrell, Attorney for the Town; Peter Soscia, Town Manager; Rhonda Destino of MRB Group and Members of the Public.

Supervisor Ferrara called the Meeting to order at 12:03 P.M. A roll call of Board Members was taken, and Councilman Churchill was absent from the Meeting; the Pledge of Allegiance followed.

Public Hearing – 2022 Restore NY Round 7 Grant Application: At 12:04 P.M., a motion was made to open the Public Hearing by Dawn Dyson and seconded by Kaitlyn Laskoski. Motion carried 5 ayes. 0 naves.

The Town of Seneca Falls Town Board is holding this Public Hearing for the purpose of hearing Public comments on the Town of Seneca Falls 2022 Restore NY Round 7 Grant Application for the rehabilitation and construction of the 2<sup>nd</sup> through 4<sup>th</sup> floors of the former Seneca Knitting Mill, the current home of the National Women's Hall of Fame, located at 1 Canal Street, Seneca Falls, NY 13148.

Mr. Ferrara stated this Project is the next significant stage of rehabilitating and reconstructing the 2<sup>nd</sup> through 4<sup>th</sup> floors of the former Mill to make 11,500 SF operational for the National Women's Hall of Fame. The Project will repurpose the upper floors of the Mill that have been vacant for years to create a total of 16,000 SF of fully operational museum and event space.

The Restore NY Program is administered by the Empire State Development Corporation (ESD) and if approved, will make funds available for rehabilitation and reconstruction of this property. The Town is working with the National Women's Hall of Fame Staff and Members of the Board of Directors, and the organization will have the cost responsibility of the match and balance of project funds needed beyond the Grant award.

Mr. Ferrara said comments on the Restore NY Program or proposed Project will be received at this time.

Jennifer Gabriel, Executive Director of the Women's Hall of Fame, spoke on behalf of the group of supporters who came to the Public Hearing. She and the Attendees are grateful for the Town Board's efforts for this application, and its continued support of these efforts through opportunities like Restore NY applications and their DRI Project Award.

All Guests present were here to support the Project. There was no opposition to the Project nor to this application opportunity.

Mr. Ferrara stated everyone on this Board knows the importance of the Women's Hall of Fame to Seneca Falls. He commended the people in the room for working so hard for several decades to make this building a reality.

Being there were no further comments, a motion was made to close the Public Hearing by Frank Sinicropi and seconded by Dawn Dyson. No questions. Motion carried 4 ayes, 0 naves.

Resolution – Municipal Support of 2022 Restore NY Round 7 Application: A motion was made by Frank Sinicropi and seconded by Dawn Dyson to adopt the following resolution:

WHEREAS, the Town of Seneca Falls has an interest in revitalizing its downtown area and providing more housing for its residents; and

WHEREAS, the Town recognizes that the renewal of the downtown area will strengthen the local economy and increase the quality of life for residents and visitors; and

WHEREAS, the Town desires to apply to the NYS Empire State Development Corporation's (ESDC) Restore NY Program for rehabilitation and reconstruction of the 2<sup>nd</sup> through 4<sup>th</sup> floors of the former Seneca Knitting Mill, the current home of the National Women's Hall of Fame that will include 11,500 SF of the building within this phase; and

WHEREAS, the Project will repurpose the upper floors of this building that has been vacant for years to create a fully operational museum and event space. The completed Mill Project is a key part of the Town of Seneca Falls' Master Plan and addresses four needs: 1) Hall expansion and programming growth; 2) full accessibility to four floors of exhibit, programming, community gathering, and conference spaces; 3) promotion and support of regional tourism and economy; and 4) the adaptive rehabilitation of an iconic, downtown historic structure; and

WHEREAS, The funding is a 10% minimum equity match program and the Town acknowledges the National Women's Hall of Fame will meet the match requirement.

NOW, THEREFORE, BE IT RESOLVED, that the Town of Seneca Falls supports this Restore NY application

Submission, in addition to the \$500 application fee that is required, and authorizes the Town Supervisor to proceed with any of the logistics that are needed for this grant submission, and will administer the grant in accordance with all applicable rules and regulations established by ESDC; and FURTHER RESOLVED, that the Town believes the proposed financing is appropriate for this Project and will be the National Women's Hall of Fame responsibility and no burden of the Town beyond the application process and technical award responsibilities; and FURTHER RESOLVED, that the Project facilitates effective and efficient use of existing and future public resources so as to promote both economic development and preservation of community resources; and the Project develops and enhances infrastructure and/or other facilities in a manner that will attract, create and sustain employment opportunities.

No questions. Motion carried 4 ayes, 0 nays.

Award Bid – Excess Flow Tank Improvements Project: A motion was made by Dawn Dyson and seconded by Frank Sinicropi to adopt the following resolution:

WHEREAS, the Town of Seneca Falls (Town) is the owner of the Excess Flow Tank Improvements Project (Project); and

WHEREAS, pursuant to New York State Municipal Law, bids for Contract No. 1A – General Construction and Contract No. 1B – Electrical Construction, were received, publicly opened and read aloud on January 17, 2023 at the Town Hall, 130 Ovid Street, Seneca Falls, NY 13148; and

WHEREAS, the Town's Engineering Consultant, Barton & Loguidice, D.P.C. (B&L), tabulated and analyzed the bids received, and by letter dated January 19, 2023 has recommended award of the Town of Seneca Falls Excess Flow Tank Improvements Project as follows:

1. Contract No. 1A – General Construction: Base Bid.
2. Contract No. 1B – Electrical Construction: Base Bid.

NOW, THEREFORE, BE IT RESOLVED, that based on the recommendation of B&L, the Town of Seneca Falls Town Board hereby awards the Town of Seneca Falls Excess Flow Tank Improvements Project as follows:

1. Contract No. 1A – General Construction to Preload, LLC for the Base Bid in the amount of \$6,011,000.00.
2. Contract No. 1B – Electrical Construction to Upstate Companies 1, LLC for the Base Bid in the amount of \$167,777.00; and

BE IT FURTHER RESOLVED, that this Resolution shall take effect immediately.

No questions. Motion carried 4 ayes, 0 nays.

Mr. Ferrara noted that construction will start asap now that the bid has been awarded.

Appoint Senior Account Clerk: A motion was made by Kaitlyn Laskoski and seconded by Dawn Dyson to adopt the following resolution:

WHEREAS, the Town of Seneca Falls has advertised for the vacant Senior Account Clerk's position in the Town's Finance Office; and

WHEREAS, the Personnel Committee and the Town Manager interviewed two Candidates for the position; and WHEREAS, the Personnel Committee has selected Tracy Jones who resides in the Town of Seneca Falls to fill the position.

NOW, THEREFORE, BE IT RESOLVED, that the Town Board of Seneca Falls appoints provisionally, Tracy Jones to the vacant Senior Account Clerk position effective sometime between February 6 and February 13, 2023 at an hourly rate of \$31.50.

Mrs. Dyson said if she passes the test, she is not coming back to the Board for more money. Mr. Ferrara replied no – once she passes the test, she will go from provisional to permanent appointment. He feels very comfortable with the interview, and he thinks she will be a great fit. The question of salary was brought up. Mr. Soscia stated she is brought in at the rate of someone who passed the test; therefore, she is not entitled to another raise when she passes the test. Salaries and the matrix were brought up. Mrs. Dyson said the Board has to set salaries for those who will be newly elected Officials. Mr. Ferrara stated that he and Mrs. Laskoski will be meeting and gathering data from neighboring towns, and will have something by the February Meeting.

Being there was no further business, a motion was made to adjourn the Meeting by Dawn Dyson and seconded by Kaitlyn Laskoski. No questions. Motion carried 4 ayes, 0 nays.

Meeting adjourned at 12:18 P.M.

Respectfully submitted,

NICALETTA J. GREER  
Town Clerk