

Public Works Committee Minutes
June 13, 2017 – 3:00 p.m.

Present: Supervisors John Collyer, Alan Grattidge, Paul Lent, Jean Raymond and Jon Schopf; Chad Cooke, County Administrator; Steve Dorsey, County Attorney; Keith Manz, Tom Speziale, Public Works; Don McPherson, LA Group; Paul Lundberg, Skidmore College.

Vice Chairman Lent called the meeting to order and welcomed all in attendance.

On a motion made by Mr. Collyer, seconded by Mr. Schopf, the minutes of the April 11, 2017 meeting were approved unanimously.

A motion was made by Mr. Grattidge, seconded by Mrs. Raymond, to authorize the implementation, and funding in the first instance 100% of the federal-aid and State "Marchiselli" Program-aid eligible costs, of a transportation federal-aid project, and appropriating funds therefore for the Rehabilitation of Mott/Stafford's Bridge Road Bridge projects in the amount of \$13,384. Unanimous.

Mr. Manz said that the projects are complete and the supplemental funding is to make up a funding shortage for the construction phase.

A motion was made by Mrs. Raymond, seconded by Mr. Schopf, to authorize abandonment of a .108 acre parcel of property on Fish House Road, Town of Galway (committee approval only). Unanimous.

Mr. Manz distributed maps of the parcel. Mr. Lent said that the Galway Co-op came before the Town of Galway Planning Board for site plan review and the ZBA for variances, during the process they found out that over the years, the Co-op had occupied some space within the county easement. Both boards requested that the Co-op approach the county to resolve the problem. Mr. Manz said that the property can be abandoned because the co-op once owned the property, the county received ownership back in the 1920's. Mr. Lenz confirmed with Mr. Manz that the county would retain access to any portion needed to maintain the highway, culvert pipes etc.

Mrs. Raymond said that the county should be getting rid of any lands they do not need, do not plan to use or foresee a future for, proactively rather than reactively.

A motion was made by Mr. Collyer, seconded by Mrs. Raymond, to authorize proceeding with the sale of a strip of county right of way property along the west side of CR67 (Staffords Bridge Road) to Skidmore College for its boathouse expansion project. Unanimous.

Mr. McPherson from the LA Group gave a presentation regarding the proposed boathouse expansion project for Skidmore College at Fish Creek and Staffords Bridge Road.

The existing boathouse has been there since 1987 and was recently re-sided. The project is to build two additional buildings, a training building and a boat storage/utility building. The goal is for Skidmore to better accommodate their existing rowing program needs.

Mr. McPherson said that the sliver of land was created when the current bridge was built 50-60 feet from the old bridge. Mr. McPherson said that the project buildable site is on the old road bed from the previous bridge.

Mr. McPherson said that the existing building is approximately one foot from the current property line and the well casing is right on the property line. Some of the gravel from the boathouse has encroached over the years into the county property. The county currently uses the driveway and the northern part of Skidmore's property to store some highway trucks and heavy equipment when there are projects in that area.

The proposal is to move the property line approximately 25 feet toward the highway. The parcel in question is approximately 24,000 square feet or just over ½ an acre and is currently maintained by Skidmore. Mr. McPherson said that they have already applied for a work permit through the county. Skidmore would like to get the work started so that the building can begin this year. Mr. Manz said that a conditional work permit could be issued to allow the project to begin. Mr. Manz said that they would require a cross easement to get on the property in future if needed for drainage or road improvement issues. An easement would also be needed for National Grid. Skidmore has already had an appraisal done on the parcel of land.

Mr. Dorsey said that the County will also need an appraisal of the property, which should be paid for by Skidmore. Mr. Dorsey said that in order to sell county property to a specific purchaser, the county will need to pass a local law and sell the property for fair and adequate compensation. Once both appraisals have been reconciled and a purchase price has been agreed upon, a local law would be drafted, public hearing held and if all goes well, adopt the local law and transfer the deed. The process will take several months.

At this point the next steps would be for Mr. Manz to move forward with a minor contract for an appraisal and to proceed with the issuance of the work permit.

The item will return to the Public Works committee at a later date to introduce the Local Law.

On a motion made by Mr. Schopf, seconded by Mr. Grattidge, the meeting was adjourned unanimously.

Respectfully submitted,
Therese Connolly
Deputy Clerk of the Board