

Town of Ledyard
Regular Monthly Meeting
September 8, 2021

A regular monthly meeting of the Ledyard Town Board, County of Cayuga, State of New York was held on the 13th day of September 2021 at the Ledyard Town Hall, 1099 Poplar Ridge Road, Aurora, NY 13026 at 7:30 pm

Present: Mark Jordan, Supervisor
Scott Heinekamp, Councilman
Therese Shook, Councilwoman
Casey Otis, Councilman
John Binns, Councilman
Stephan Arnold, Highway Superintendent
Maureen McNamara, Deputy Clerk

Absent: Jamie Bailey, Clerk

Guests: 4

PLEDGE-REMEMBER TROOPS

Supervisor Jordan called the meeting to order with the Pledge of Allegiance and a moment of silence for our troops at 7:00 pm.

PRIVILEGE FROM THE FLOOR

ZONING

Planning Board Chair, Debbie Ross spoke regarding a letter from lawyers concerning 5G telecommunication towers. Ledyards current zoning for Telecommunications is below with the purposed changes to follow.

EXISTING Article II Section 1 C

5. Telecommunications Towers

For the purposes of this Law a telecommunication tower is a structure on which one or more transmitting and/or receiving antennae are located, for commercial use. When a special permit allowing a telecommunication tower is being considered, a Visual Environmental Assessment form (Visual EAF 6 NYCRR at 617) shall be done by the Planning Board, even if a Full Environmental Assessment Form is not done. At all times, shared use of existing towers or structures shall be preferred to the construction of new towers. Where such shared use is unavailable, location of antennae on pre-existing structures shall be considered. When arriving at a decision about an application for a telecommunication tower, the Planning Board shall consider the following things:

- a. Need for the tower (consider shared use, existing structures, repeaters) (Radiation plots may be required.);*
- b. Availability of other sites;*
- c. Visibility;*
- d. Landscaping, tower colors, and limited lighting, all for the purpose of minimizing visual impact;*
- e. Height;*

f. Possibility of requiring greater than usual setbacks in order to minimize the danger to adjoining property from falling ice or debris from tower failure; and

- g. Documentation of adequacy of structural design to withstand foreseeable loadings.*

No advertising sign may be placed upon the tower or elsewhere on the premises. Within six months of the discontinuance of use of any telecommunication tower, the owner, whether the applicant or its successor, shall remove the tower and any associated structures and substantially restore the site to its former condition. The Planning Board may require an applicant to post a bond

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or cash in a sum sufficient to secure the removal of the telecommunications tower, equipment and/or associated structures. This time limit may be extended by request for and granting of permission by the Planning Board after a public hearing.

PROPOSED: replacing f. above with

f. Setbacks: Distance from any adjacent property structure shall be at least three (3) times height of tower; and.

Councilman Binns stated that 3 times the height of the tower was too much and stated he thought it should be 1 ½ times the height.

Councilman Heinekamp and Councilman Otis are for 2 times the height.

Councilwoman Shook agreed with 1 ½ times the height of the tower.

Changes will be discussed at the October board meeting.

Article VI Section 4 - Restoration

Existing

A non-conforming structure may be restored or repaired; or within a period of one year after its destruction, demolition, or removal, it may be replaced to the extent of prior non-conformity.

Proposed

A non-conforming structure may be restored or repaired within a period of one year after its destruction, demolition, or removal. Replacement of a non-conforming structure shall be made compliant.

MINUTES

A motion was made to accept the minutes from the July meeting

Motion made by: Heinekamp

Seconded by: Jordan

Aye: 3 Heinekamp, Shook, Jordan

Nay: 0

Absent: 0

Abstention 2 Binns, Otis

Motion: **PASSED**

A motion was made to accept the minutes from the August meeting.

Motion made by: Shook

Seconded by: Binns

Aye: 3 Shook, Binns, Otis

Nay: 0

Abstention: 1 Heinekamp

Motion: **PASSED**

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REPORTS

A motion was made to accept the Supervisor, Code Enforcement, and Clerk report for the month of August 2021.

Motion made by Binns
Seconded by: Heinekamp
Aye: 4
Nay: 0
Absent: 0
Motion: **PASSED**

CANNABIS

A discussion was held in regards to, Does the town want to opt out of allowing the sale of cannabis? Councilman Binns is opposed to stores selling cannabis in the Town of Ledyard. Councilman Heinekamp is agnostic regarding the sale of cannabis in the town due to the college. Councilman Otis is for the sale of cannabis in the town due to it being legal statewide and readily available. Councilwoman Shook stated that Otis made some valued points. December 31, 2021 is the deadline to opt out of the sale of cannabis in the town. Bob Shea from the audience spoke stating that he encourages the board to speak with Sheriff, Brian Schenck in regard to what they are doing about driving while impaired by the use of cannabis. Shea also reminded the council that the state fair and use of cannabis will be reviewed for next year, due to an incident. This will be discussed further.

RE-EVALUATION ASSESSOR

A re-evaluation was scheduled for 2020 but was postponed due to the pandemic. Councilman, Binns believes that now would be a bad time to do the re-evaluation due to so many sales of homes and the amount paid above assessment amounts. Binns feels it would be unfair to our residence due to the amount of families moving in from the city. Supervisor Jordan stated that a property on Lake Rd. was assessed for \$319k and sold for \$650K recently. The town is now down to an 82% equalization rate. Councilman, Binns is not in favor of doing a re-evaluation at this time due to the affect of the pandemic. Councilwoman, Shook agrees with Councilman, Binns. Councilman, Heinekamp thinks it is time to do a reevaluation. Councilman, Otis asked if this revaluation was based on sales in the town. Supervisor Jordan explained that a reevaluation takes into consideration of sales of like properties. Councilman Binns gave Councilman Otis an example of people living in the city at an extremely high-priced property, moving into the town, properties here are considered cheap and willing to purchase properties at a much higher rate but not so much for families whom already live here. A re-evaluation has not been done in several years. Assessor Garner needs to attend the next town board meeting to discuss this further.

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RESOLUTION

A motion was made for the assessor to do a re-evaluation for the Town of Ledyard in 2022.

Motion made by Heinekamp

Seconded by:

Aye: 1

Nay: 0

Absent: 0

Motion: **TABLED**

HIGHWAY DEPT.

Superintendent Arnold informed the board that the old salt storage is coming down.

Superintendent Arnold was emailed from another company about the methane pipeline on Dixon Rd. between Poplar Ridge Rd. and Sherwood Rd. The town had drafted a resolution that was approved by county planning prior to this but they have now changed their route.

Superintendent Arnold reminded the board that a highway truck will be due for replacement next year and it is an approx. 14 month wait time.

This will be for only the truck and sander, no plows need to be replaced

Pick up and payloader should be arriving in October or November.

Heating and Cooling Replacement Quotes

- **Robinson** \$15,225.26
- **EV** \$15,575.00
- **Halco** \$26,315.00

A motion was made to fix and update the main system of the Heating and Cooling system in the old part of building as long as the warranty is comparable with E&V's 2 year warranty on mechanical and installation at the amount of \$15,225.26.

Motion made by: Heinekamp

Seconded by: Binns

Aye: 4 Shook, Heinekamp, Otis, Binns

Nay: 0

Absent: 0

Motion: **PASSED**

OLD / NEW BUSINESS

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John Binns asked Highway Superintendent to go around the town and cut back the weeds at the intersections as you can not see stop signs until you get to them.

Therese Shook was asking about the "junk" at the end of Poplar Ridge Rd. and Route 90. Supervisor Jordan explained that it was from Wells College. Building and Grounds should be contacted if items are there more than 5 days.

Highway Dept is in the process of filling a vacancy within the Dept.

Supervisor Jordan is working on the 2022 budget for October.
Budget and Fireworks Law will be added to Public Hearing in November.

Cayuga Lake IO can make a presentation at the October meeting.

BILLS

A motion was made to pay the bills with staples clarification

Motion made by: Shook
Seconded by: Heinekamp
Aye: 4 Shook, Heinekamp, Otis, Binns
Nay: 0
Absent: 0
Motion: **PASSED**

ABSTRACT	#09
VOUCHER	195-218
FUND A	\$7,205.87
FUND B	\$21.38
FUND DB	\$11,365.96

ADJOURNMENT

A motion was made to adjourn at 9:16pm

Motion made by: Binns
Seconded by: Heinekamp
Aye: 4 Shook, Binns, Otis, Heinekamp
Nay: 0
Absent: 0
Motion: **PASSED**

Respectfully Submitted,
Maureen McNamara, Deputy Town Clerk