

REGULAR MONTHLY MEETING

MARCH 8, 2007

The regular monthly meeting of the Town Board of the Town of Alfred was held at 7:00 pm Thursday, March 8, 2007 and opened by Supervisor Alan Burdick with the pledge to the flag. Board members present were Alan Burdick, Tom Mansfield, Phil Curran, Jeff Johnston, and Alan Dewey. Also present were Cliff Marvin, Dale Champlin, Brent Reynolds, Doug Burdick, Jeanne Cartwright, Brad Burdick, Todd Baker, Jen Cornell, Jerry Snyder, and Virginia Rasmussen representing the Village Board; Chief O'Grady, Highway Superintendent Jamie Mansfield, and Town Clerk Janice Higgins. Arriving at 7:15 pm was Assessor Martha Thompson.

Approval of Minutes - The minutes of the 2/8/07 were approved with a motion by Tom Mansfield, seconded by Phil Curran and carried 5-0.

Police - Chief O'Grady reviewed the written report and the year end report for 2006. Chief O'Grady has prepared the 2007 contract and will have it signed by the Village Mayor and provide a signed copy for the Town.

Review of Monthly Report - all ok.

General Abstract #3-2007 - tabled until later in the meeting.

Highway Abstract #3-2007 - Vouchers #29-42 in the amount of \$20,201.89 were approved with a motion by Phil Curran seconded by Tom Mansfield and carried 5-0.

Assessor - Several taxpayers were present to discuss the recent letter that went out with the new assessments. Dale Champlin asked why his land was increased so much. Martha Thompson responded that anyone with concerns should call and set up an appointment and talk to her. Mrs. Thompson added that the issue isn't to address the Board at this point, they need to discuss the value with her. Dale Champlin then asked if this was mandated by the State? M. Thompson stated that an update had not been done in at least 10 years. There were enough properties that sold for less than the assessment. Equalization rate needs to be brought up to 100% or could lose state aid. M. Thompson also suggested that an annual reassessment be done. That way can keep it at 100%. Supervisor Burdick added that our rate had dropped to 90%. On an average assessments will go up 10%, some more but it is based on market value. Todd Baker asked why his went up 130%? Martha stated that the State doesn't see it that way and she is just trying to do her job and keep up with state regulations. Her job is to bring everything up to 100%. Has a state liaison that reviews everything she does. Mrs. Thompson again stated that if people don't feel their property is worth new assessment, need to talk to her and show her that it is not worth it. She can make adjustments. If still not happy can go to the Grievance Board, still not happy, go to Small Claims Court. But would like people to come talk to her. Phil Curran stated that with the quantity of calls that have been coming in, how long will she be available to meet with people? M. Thompson stated that she has until April 8, 2007. Jeanne Cartwright asked what happens when she lowers some, does the equalization rate go down? M. Thompson

stated that it all evens out. Mrs. Thompson stated that she compares the sells of other homes. Also, during the informal hearings property owners can bring in any information they want her to be aware of. Not uncommon for 20% of property owners to come in. Jeanne Cartwright asked if she has enough time to meet with everyone? Todd Baker asked if each property was visited? M. Thompson said yes, people took the property card and verified what was on the card. She did not do interiors. Brent Reynolds asked what percentage went up? M. Thompson stated she had no idea – not supposed to take that into consideration. Todd Baker stated that if a property sold for 300% of its assessment, isn't that uncommon, and shouldn't it be thrown out? Mrs. Thompson responded yes, but has to tell the state why. Phil Curran asked if the sell of Ed Coll's house was taken out of the formula? Yes – not considered an arms length sell. Cliff Marvin stated that if people come here and buy a house for \$160,000 and it is assessed at \$60,000 why isn't the assessment changed? M. Thompson stated that if Town does an annual reassessment, then she can do that. Also added that for six years the State pays so much per parcel. But have to keep the equalization rate at 100%. A motion was made by Alan Burdick to go into Executive Session to discuss personnel, seconded by Alan Dewey and carried 5-0. Executive session lasted from 7:30 pm to 8:15 pm and was adjourned with a motion by Tom Mansfield, seconded by Phil Curran and carried 5-0.

General Abstract #3 -2007 –Vouchers #34-45 in the amount of \$24,361.43 were approved 5-0 with a motion by Phil Curran, seconded by Jeff Johnston and carried 5-0.

Highway Report –

- Reviewed written report.
- Jamie Mansfield reported that they used the Oshkosh and Grader to push snow back.
- Been busy thawing sluice pipes. Helped the Village with on of theirs.
- Rough road on Randolph and Waterwells. Doug Burdick stated that her will go up and look at it with them in the spring.
- Letter from Jerry Snyder requesting the Town abandon 150' of the north end of Snyder Road to allow him to regrade his property so he can get his machinery back to the farm from Jericho Hill using Snyder Road. That section would then have to be gated since it would be a private road. The other option would be for Mr. Snyder to build it per Town specs and then deed it over to the Town. Then the Town would be responsible for maintenance. Alan Burdick stated that he called the Association of Towns and they suggested that would be the right way to do it. The gates will be on Mr. Snyder's property. Tom Mansfield asked when would Mr. Snyder want the Town to take it over? Mr. Snyder stated that he is not planning on that, right now just needs it for access for safety reasons. Jeff Johnston stated that it is not going to cost the Town anything except where the turn around is – will have to make a new turn around. A motion was made by Jeff Johnston authorizing the Highway Superintendent to

abandon 150' of the north end of Snyder Road. The motion was seconded by Tom Mansfield and carried 5-0.

Supervisor's Report – Supervisor Burdick commended Jamie Mansfield on the job he has been doing. Mr. Burdick stated that he has received many good comments and wanted to express them publicly. Mr. Mansfield stated that he has a good crew.

- Meeting with J. Mansfield, J. McNulty, Mayor Clark and A. Burdick. Agreed combining crews would be fruitless. Would then need 1-2 new men and one man just to supervise. Also, the Town and Village have been sharing services and helping each other. Anytime Town or Village need equipment or manpower, they cooperative with each other. Town crew recently helped the Village crew unplug frozen sluice pipes. Village has been hauling sand to stockpile so the Town doesn't have to take one of the sanders off. Since both have a working Superintendent, there is no extra manpower needed. Jeff Johnston asked if there may be a time when a specialized piece of equipment would need to be bought and shared. J. Mansfield stated that they already do that with some equipment.

Correspondence:

1. Alfred Lions Recognition dinner – March 22, 2007.
2. District V Meeting – March 15 at the Canseraga Village Hall.
3. Time-Warner – rate changes.
4. Town of Andover – regarding County Bridge Formula
5. Allegany County regarding Community College funding. Town is liable for 33% of cost but County pays it since they don't share Sales tax with the Towns.

Town Clerk

- March 15 – Allegany County Municipal Clerk's meeting in Caneadea.
 - March 22 – Census meeting in Belmont.

Committee Reports – Alan Dewey reported that he did some research on sewer districts. Grants are available, will look into it more.

The meeting was adjourned at 8:50 pm with a motion by Tom Mansfield, seconded by Phil Curran and carried 5-0.

Respectfully submitted,

Janice L. Higgins,
Town Clerk