

**Minutes of the Special Meeting of the Town Board of the Town of Mooers held Wednesday June 27, 2018 at the Mooers Office Complex commencing at 7:00 PM**

**Present:** Jeff Menard, Supervisor  
Donald Perras, Councilperson  
Chris Bulriss, Councilperson  
Irving Breyette, Councilperson

**Recording Secretary:** Jessica K. Bulriss, Town Clerk

**Others Present:** none

**Absent:** Eugene "Dickie" Boulerice, Councilperson

**Meeting:** Supervisor Jeff Menard called the Meeting to Order at 7:00 PM, then he asked Mrs. Jessica Bulriss to lead them in the "Pledge of Allegiance," which she did.

**Minutes:** Supervisor Jeff Menard stated that the purpose of this meeting was to discuss the proposed EMS building. Mr. Corey Thompson stated that at the last EMS board meeting another option was presented. Mr. Steve Menard proposed that Woods Falls Holding could construct an EMS building. They would own the land and the building and lease it to Champlain-Mooers EMS. Mr. Thompson stated that Mr. Menard had an option for some land on the Gilbert Road. Mr. Thompson said he has looked at the land and it is a very viable option. There was a lot of discussion and they voted unanimously to move forward and investigate this option. He said they have been in negotiation with the Town of Mooers and investigated several options, the out building, station two, the Mooers Forks town hall, the Brook's property, and the Morelock property, all of which have fallen through. He said after the last board meeting they seemed to have hit a roadblock with the purchase of Mr. Morelock's building. He also said that he and the board felt that they should take the project back over and let them do the leg work and incur the lease amount. The lease amount would be included in their yearly contract fee. He understands that the town board wanted the town to own the building, but they are a year into negotiations and no closer to breaking ground than they were in the beginning. He said that he appreciates all of the effort put into investigating the options, but this option seems viable and cost effective to all parties. He provided a contract that Morrisonville has with the Town of Clinton. They are paying \$417,490.00 as of three years ago and incur a 5% increase per year. This does not include the cost of a building. Champlain-Mooers EMS currently charges the town \$95,000.00 for service. He said even with the cost of the lease the town would still be well off. He said the responsibility of utilities and building maintenance would be their responsibility. He asked if the board had any questions or concerns.

Supervisor Menard stated he would still like to see the town own the building. He feels that in the long run it will be cheaper for the residents. With EMS leasing the building there will be no end to the cost. If the town were to own the building at least in ten years it will be paid off. If they own the building in twenty years we will still have a payment for a building we don't own. He said he has to look out for the tax payers. Mr. Thompson stated that they did not give the Town of Mooers a timeline because they did not see the need, but where does the town plan to house EMS come January 1, 2019 with the new contract. He also said they have no intentions of staying in the fire department once the current contract has expired. The current conditions with storage and space are very limited and they have outgrown the space. The current option is the most cost effective and viable to their board. He said unless the board has another option tonight to get them into new quarters by January 1<sup>st</sup> he does not see any other option. They are not interested in waiting another year and would like to move forward.

Supervisor Menard stated that he understood from the last meeting that the town was still moving forward with the Morelock project. He did not see a problem with getting into the building before the end of the year. He said there is some work to be done, but that was one of the reasons Ms. Hotte attended the last meeting. She informed the town of our options. Mr. Thompson said he got the impression that after the last meeting that the project was going to take too long. Councilperson Breyette asked about the contract cost for 2019. Mr. Thompson replied that they have not received official numbers from Mr. Menard. Mr. Menard said they are working on it and will come up with a contract. Councilperson Breyette asked if it would be similar to the previous lease option of #3,000.00 to \$4,000.00 per month. Mr. Menard replied that he did not want to quote numbers until he was sure of a

price. Councilperson Perras said that he doesn't think we are at a dead end with the Morelock project. There are some obstacles, but in the end it is a better option for the taxpayers. He said he has been working on it and has solutions to some of the problems. Mr. Thompson replied that it is more of a time factor for them. How long will it take until they can move in? Councilperson Perras said that Ms. Hotte provided the board with information that they did not have, which will set us back, but is not enough to end the project. He would still like to pursue the Morelock project. If it has to be ADA compliant it is not a deal breaker. Supervisor Menard said that until EMS comes up with some figures there is not a lot they can do. There was more discussion regarding the EMS building. Both parties are going to move forward and get more information.

Supervisor Menard stated that he received the proposal from NYSEG to switch over to LED's in this building and in the town garage. He said the cost for the Mooers office complex would be \$23,685.98. NYSEG would contribute \$16,213.00 leaving the town with \$7,400.00. The town's contribution for the garage would be \$7,600.00. They allow the town two years to pay our portion with a loan through NYSEG. They estimate a savings of \$20,000.00 the first year. Councilperson Breyette asked if this included the fire department. Supervisor Menard replied yes it includes the whole complex. There was more discussion regarding the LED's. Councilperson Breyette made a motion to move forward with the LED replacement through NYSEG. The motion was seconded by Councilperson Bulriss. The result of the Roll Call was 4 AYES (Councilperson Perras, Supervisor Menard, Councilperson Bulriss, and Councilperson Breyette) and 0 NOES. Therefore, Supervisor Menard declared the motion carried.

**Adjourn:** Councilperson Bulriss made a motion for the meeting be adjourned. All in favor. Thus, Supervisor Jeff Menard declared the motion carried. Meeting adjourned at 7:17PM.

Respectfully Submitted,

---

JESSICA K. BULRISS, TOWN CLERK/TAX COLLECTOR