

Town of Onondaga
Town Board Meeting Minutes
June 1, 2026

The Town Board of the Town of Onondaga met at a regular meeting at 5:00 p.m. on Monday, June 1, 2026 , at the Town of Onondaga Town Hall, 5020 Ball Road, Syracuse, New York.

Present:	Supervisor	John P. Mahar
	Councilor	Kathy Fedrizzi
	Councilor	Ellen Magnarelli Terrien
	Councilor	John Wheatley
Excused:	Councilor	Lisa Goodwin
	Town Attorney	Nadine Bell
	Town Attorney	John Langey
	Town Engineer	Bill Perrine
	Town Clerk	Janet Hillery

1. Pledge of Allegiance

2. SPCA Contracts

Town Attorney Nadine Bell addressed two matters pertaining to the SPCA. The first one being the Cruelty contract with the SPCA resulting in the following resolution:

TOWN BOARD RESOLUTION

The following resolution was offered by **Councilor Fedrizzi** and seconded by **Councilor Magnarelli Terrien** to wit:

BE IT RESOLVED, that the Town of Onondaga Town Board approve the 2026 *Cruelty* contract between the CNY SPCA and the Town of Onondaga in the amount of \$7,560.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	-----	----
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

Town Attorney Bell also addressed the contract for dog control services provided by the SPCA, and explained that we are entering into an Intermunicipal Agreement with the Town of Geddes to provide this service. The Town Board agreed to pay the prorated dog control 2026 amount, encompassing January 1st – May 31st, to the SPCA as follows:

TOWN BOARD RESOLUTION

The following resolution was offered by **Supervisor Mahar** and seconded by **Councilor Fedrizzi** to wit:

BE IT RESOLVED, that the Town of Onondaga Town Board approves payment to the SPCA for dog control services at the 2026 contracted amount for dates of service January 1st - May 31st , in the prorated amount of \$9,843.75.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	-----	----

Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

3. Onondaga Free Library Report – Susan Morgan

Onondaga Free Library Director Susan Morgan was present and provided an update on some of the things happening at the library. She began by thanking the school districts voters for their continued support of the many programs the library offers. Ms. Morgan also reported that the *Summer Reading* program is quickly approaching, and this summer’s theme is “*Unearth a Story*” which is dinosaur themed. The kickoff event will be June 26th and 27th, which is a drop-in immersive event for all ages. She said the *Summer Reading* program has always been sponsored by the ***Friends of the Library*** group, as well as ***Gannon’s Ice Cream***. She also said that registration is now open for all June events. Ms. Morgan reported that the Town of Onondaga *Senior Art Class* reception will be on June 17th, form 4-6 pm, which is also sponsored by the “Friends” group. Ms. Morgan encouraged everyone to please go onto their website to see all the programs the library offers. She also reported that the book sale is this weekend and if you have books to donate to please bring them by 6/2. The preview “Friends” night is Wednesday, and the public sale is Thursday – Saturday. Ms. Morgan also reported that the library has a new Board of Trustees member, Steve Dunham, Superintendent of Westhill School District. He is replacing Rob Price, who is retiring. Ms. Morgan also reported that the library is in the funding phase for the AED’s. They are almost there, but are waiting to secure a grant, and will also use funds from the *Friends* group. Ms. Morgan thanked Councilor Ellen Magnarelli Terrien for her help with this.

4. Committee Reports

4a) Personnel Committee member, Councilor Kathy Fedrizzi, requested a resolution for the *Standard Workday and Reporting Resolution for Elected and Appointed Officials* for approval for the required 30 day posting, and then for submission to the NYS Retirement System.

TOWN BOARD RESOLUTION

The following resolution was offered by **Councilor Wheately** and seconded by **Councilor Fedrizzi** to wit:

BE IT RESOLVED, that the Town of Onondaga Town Board approve the *Standard Workday and Reporting Resolution for Elected and Appointed Officials* as follows:

BE IT RESOLVED, that the <u>Town of Onondaga</u> / <u>30001</u> hereby established the following standard work days for these titles and will									
(Name of Employer) (Location Code)									
report the officials to the New York State and Local Retirement based on their record of activities:									
Name	Social Security Number	NYSLRS ID	Title	Current Term Begin & End Dates	Standard Work Day	Record of Activities Result	Not Submitted	Pay Frequency	Tier 1
Elected Officials:									
John P. Mahar			Town Supervisor	01/01/26-12/31/26	6	25.52	☐		☐
Patrick Britt			Town Justice	01/01/26-12/31/29	6	3.37	☐		☐
Ellen Magnarell Terrien			Town Board Member	01/01/26-12/31/28	6	11.33	☐		☐
Appointed Officials:									
							☐		☐

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	-----	----
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

4b) Fire and Safety committee member, Councilor John Wheatley, requested the following resolutions accepting new members into the Howlett Hill and Southwood Fire Departments:

TOWN BOARD RESOLUTION

The following resolution was offered by Councilor Wheatley and seconded by Councilor Magnarelli Terrien to wit:

BE IT RESOLVED, that the Town of Onondaga Town Board approve the following new members of the Howlett Hill Fire Department:

Name	Address	Status
Leon Eberly	W. Seneca Tpke., Syr.	RAM
Sheldon Stevenson	Maple Rd., Marcellus	RAM
Jude Deordio	Howlett Hill Rd., Syr.	RAM

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	-----	----
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

TOWN BOARD RESOLUTION

The following resolution was offered by Councilor Wheatley and seconded by Councilor Magnarelli Terrien to wit:

BE IT RESOLVED, that the Town of Onondaga Town Board approve the following new members of the Southwood Fire Department:

Name	Address	Status
Matthew Taylor	Southwood Heights Dr., Jamesville	RAM
Mubashara Shahbaz	Quarter Moon Dr., Jamesville	RAM

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	-----	----
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

5. Highway Superintendent’s Report

Town Supervisor John Mahar provided the following report on behalf of Highway Superintendent John Smith, as he is at highway training. He reported that the Highway Department is in the process of picking up brush, mowing roadsides and addressing potholes. Chip sealing is complete in Navarino North of Rte. 20, and they are in the process of doing concrete work for the upcoming paving projects which will start weather permitting mid-June.

6. Codes Director’s Report

Codes Director Jeff Herrick reported that the Codes Office has been very busy. They have issued 19 new permits – mostly pools, decks, additions – and 4 fire inspections. Mr. Herrick said they are about 13 permits ahead of last year at this time. He also gave an update on the Navarino Fire Department issue involving a barbeque pit that he brought before the Town Board last meeting. He said that the Fire Department has agreed to bring the structure into compliance. The issue with the land will have to be addressed by having the Navarino Fire Department go through the subdivision process, and they will also be doing a land swap between the Fire Department and the farm owner. He said Town Attorney Bell will be overseeing the legalities of the process, which will end up at the Planning Board at some point. Mr. Herrick also said that Codes employee Tucker Geiss sent out an updated list of property management to the Town Board, and there are a number of court dates approaching.

Mr. Herrick also reported that Laserfiche and Muncity will be integrated beginning July 6th. He said that property management issues will be loaded onto Muncity, and he is working on being able to see the progress of each case. Right now they can only search by address and property tax number, but he is working on a way to get them into a separately named folder.

Mr. Herrick said that there are currently 5 *unsafe structures* and are halfway through the 30-day notice. He said the Town Attorney will be doing the last title search for them in the next couple of weeks, before moving on to the next stage.

7. Parks and Recreation Director’s Report

Parks and Recreation Director Charry Lawson requested the following resolution:

TOWN BOARD RESOLUTION

The following resolution was offered by **Councilor Wheatley** and seconded by **Councilor Magnarelli Terrien** to wit:

BE IT RESOLVED that the Town of Onondaga Town Board authorize the hiring of the following Parks and Recreation 2026 seasonal employees at the hourly rate indicated below:

ALPK.102

<u>JOB TITLE</u>	<u>NAME</u>	<u>PAY RATE</u>	<u>START DATE</u>
Park Laborer	Martin Fallon	\$18.00	6/2/26

A 7140.100

<u>JOB TITLE</u>	<u>NAME</u>	<u>PAY RATE</u>	<u>START DATE</u>
Site Supervisor	Colin Fullerton	\$19.50/HR	6/2/26
Site Supervisor	Payton Mahaney	\$22.00/HR.	6/2/26
Bits & Pieces Leader	Izabella Ippolit	\$17.60/HR	6/2/26
Arts and Crafts Leader	Kara Shanahan	\$17.60/HR	6/2/26
Sports & Games Leader	Sydney Colon	\$17.60/HR	6/2/26
Aide	Riley Flynn	\$16.60/HR	6/2/26
Aide	Ian Prebish	\$16.90/HR	6/2/26
Aide	Hailey Quinn	\$16.60/HR	6/2/26
Aide	Jessica Marshfield	\$16.60/HR	6/2/26
Sports & Games Leader	Caleb Williams	\$17.60/HR	6/2/26
Aide	Jordan Holly	\$16.60/HR	6/2/26

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	-----	----
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

8. Engineer’s Report

Town Engineer Bill Perrine reported that the NYS Environment Facilities Corporation (EFC) had a meeting and closed on the grant agreement for the Norton/Bussey Water Project on May 21st. The Town has signed and returned that agreement. Mr. Perrine also reported that C&S Engineers has updated the *Map, Plan and Report* associated with this project, with an effective date of June 1st, 2026. Mr. Perrine requested the following resolution accepting that updated report:

TOWN BOARD RESOLUTION

The following resolution was offered by Supervisor Mahar and seconded by Councilor Fedrizzi to wit:

BE IT RESOLVED, that the Town of Onondaga Town Board approve the updated *Map, Plan and Report* prepared by C&S Engineers for the *Bussey & Norton Roads Water District Project*, with an effective date of 6/1/26.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	-----	----
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

9. Budget Modifications

Town Supervisor John Mahar requested the following resolution to approve budget modifications for the repair of 3 sewer laterals in the Crosstown Sewer District:

TOWN BOARD RESOLUTION

The following resolution was offered by Supervisor Mahar and seconded by Councilor Wheatley to wit:

BE IT RESOLVED, that the Town of Onondaga Town Board approve the budget modifications to accommodate the repair of three sewer laterals in the Crosstown Sewer District as follows:

FROM	TO	AMOUNT	NOTES
SC599 Appropriated Fund Balance	SC8120.401 Contractual	\$ 8,680	4796 Crestwood Lane
SC599 Appropriated Fund Balance	SC8120.401 Contractual	\$ 10,841	4926 MacGregor Lane
SC599 Appropriated Fund Balance	SC8120.401 Contractual	\$ 16,200	4909 MacGregor Lane
		\$ 35,721	

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	-----	----
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

10.. Minutes Approval – 5/18/26

TOWN BOARD RESOLUTION

The following resolution was offered by Councilor Wheatley and seconded by Councilor Fedrizzi to wit:

BE IT RESOLVED, that the Town of Onondaga Town Board approve the 5/18/26 Town Board meeting minutes as prepared by the Town Clerk.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	-----	----
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

11. Abstract Approval - 6/1/26

The following Abstracts were audited and approved for payment on 6/1/26:

- All General Fund Account on Abstract No 10, numbers 437 through 471 inclusive, totaling \$71,339.93.
- All Highway Fund Accounts on Abstract No. 10 numbers 209 through 229 inclusive, totaling \$57,645.65.
- All Parks Fund Accounts on Abstract No. 10 numbers 52 through 56 inclusive, totaling \$2,620.
- All Sewer Accounts on Abstract No. 8, numbers 17 through 19 inclusive, totaling \$12,116.16.
- All Trust & Agency Accounts on Abstract No. 8, numbers 16 through 17 inclusive, totaling \$21,438.98.

TOWN BOARD RESOLUTION

The following resolution was offered by Supervisor Mahar and seconded by Councilor Wheatley to wit:

BE IT RESOLVED, that the Onondaga Town Board move to Executive Session at the request of Councilor Fedrizzi, for the purpose of obtaining advice from legal counsel, with no action expected.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	-----	----
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

The Town Board moved to Executive Session at 5:19 p.m. The Town Board returned from Executive Session at 5:29 p.m. with no action taken.

The regular meeting of the Town Board continued with the Bussey & Norton Water District update scheduled for 5:30 pm.

12. Bussey & Norton Water District Update – 5:30 pm

Town Board Meeting Minutes

June 1, 2026

p. 7

Town Engineer Bill Perrine began by referencing and discussing the following letter that was sent to residents in the water district on May 22, 2026:

May 22, 2026

Dear Resident,

This letter is being circulated to provide an update on the status of the Bussey and Norton Road Water District (the "District").

As you are likely aware, the District was originally formed and thereafter approved by the NYS Comptroller's Office at a total estimated project cost of \$2,457,535 on April 9, 2024. In addition, at the time of District formation and NYS Comptroller approval, the estimated annual cost per EDU or cost to the typical property was \$2,985, which includes the capital construction costs, other project costs and applicable charges from the Onondaga County Water Authority ("OCWA").

The Town completed the engineering design for the District improvements and obtained New York State Department of Health approval in February 2025. Subsequently, the Town continued to pursue available grant funding for the District and on December 19, 2025, the Town received a WIIA grant award letter for the project from NYSEFC in the amount of \$1,720,274. This grant represents 70% of the original estimated project cost referenced above, which is the highest percentage NYS offers.

The Town held a public bid for the proposed District improvements and bids were received and opened on May 8, 2026, at 2pm at the Town of Onondaga Town Hall. Seven (7) bids were received, and the apparent low bidder is Highlander Construction with a proposed bid price of \$2,269,000. Early conversations with the Contractor have concluded that they are willing to hold their prices until Fall, 2026. A formal request has been sent to the Contractor requesting a specific date that their bid price is effective until. We are currently awaiting their response.

Upon further review of the low contractor's bid price and a review of the estimated soft costs as part of the District process (i.e. district formation, survey, legal, engineering, project design, bond counsel fee, fiscal advisors fee, bond anticipation note (BAN) interest due in Year 1, construction inspection services), it appears that the total project cost will exceed the originally approved cost to the District, as approved by the NYS Comptroller's Office. Therefore, Town's Engineer, C&S Engineers, Inc., have updated the Map, Plan & Report for the District, which includes a new financing plan and a new maximum total project cost estimate.

When a district is fully formed and approved at a specified maximum amount to be expended, then any time the maximum amount needs to be increased, the Town of Onondaga needs to follow certain necessary procedures prescribed by New York State Town Law. To increase the maximum cost amount to the district, the Town must follow the steps set forth in Article 12 of the Town Law. which include similar procedures as to when the District was originally created:

- (1) submission, by the District property owners, to the Town Board of a petition containing signatures of owners in favor of the project with at least 51% taxable assessed value; (2) scheduling and holding a public hearing; (3) resolution by the Town approving the increase in the maximum amount to be expended (i.e. increasing the total project cost); (4) re-submission of a revised application to the NYS Comptroller's Office for approval to increase the maximum amount to be expended.*

As reflected in the updated financing plan, the revised current total capital project cost is estimated to be \$3,400,750, which includes all past and future soft costs, a 15% construction contingency, contingency for a potential rebid in 2027, and the NYSEFC Grant of \$1,720,274. Based on the foregoing, the updated annual cost per EDU is estimated at \$2,487 which is \$508 less than the previous estimate cost per EDU. Please note that this figure includes updated annual OCWA charges. The annual OCWA charge increased from \$401 to \$504 and is a result of 2026 rate increases set by OCWA. An updated financing plan outlining these costs is appended to this letter for reference.

If the following steps take place in a timely manner, it is possible though not a guarantee that a lower estimated annual cost per EDU could be realized.

- 1. The residents of this District circulate and submit a new petition with at least 51% of taxable assessed value in favor of the project. The residents acknowledge and understand both the estimated and amended district cost & annual cost per EDU.*
- 2. A revised application, including an updated Map, Plan, and Report is prepared by the Town's professionals and is submitted to the NYS Comptroller for approval of the new total project cost*

Town Board Meeting Minutes

June 1, 2026

p. 8

and estimated cost per EDU.

3. *Project construction commences this fall with the awarded NYSEFC grant and Highlander Construction's bid price of \$2,269,000.*
4. *The contractor does not submit any substantial change orders (i.e. market price of ductile iron pipe or fuel price increases).*

Note the following potential scenarios are solely meant to provide information to the residents of the District. They are estimates and are subject to change for a variety of reasons outlined herein and potential project delays or disapprovals.

1. *If the project is constructed this fall with no submitted contractor change orders, a 15% construction contingency is included, the total annual cost per EDU (including OCWA charges) could be approximately \$2,150.*
2. *If the project is constructed this fall with no submitted contractor change orders, a 15% construction contingency is NOT included, the total annual cost per EDU (including OCWA charges) could be approximately \$1,800.*

There will be a Public Information session pertaining to the water district as part of the Town Board meeting on Monday, June 1, 2026 which will begin at approximately 5:30 pm. We encourage residents to attend to hear the latest update on where this project is to date and go over the information in this letter. There will be an opportunity to ask questions as well.

Sincerely,

*John P. Mahar
Supervisor*

Town Attorney for the project, **John Langey**, explained that per Article 12 of Town law, a petition will need to be circulated by residents of the district. A signature will mean a "yes" vote. Bussey Road resident **Steve Majewski** requested that it also be made available at the Town Hall for signing, as he questioned the fairness of people walking around with the petitions. An unidentified Town resident said that prior Town Board members misled people last time, and that people didn't know what they were signing, and asked if that was allowed. Town Attorney Langey said that there is no right or wrong, and the petition will be available to sign, or not sign, but it will be circulated by residents, as well as at the Town Clerk's office.

Susan Fisher of Norton Road said that last time petitions were passed, people were strong armed to vote against it.

Virginia Killmore of Bussey Road requested that once a deadline to sign is set, it should remain. She said last time the timeframe was extended, and she thought that was not right. Councilor Fedrizzi said that last time there were a number of people who were out of town who wanted to sign, therefore the deadline was extended. It was discussed that last time, not only was it passed in person, but was also available at the Town Clerk's office.

Sandra Burt of Bussey Road asked if two people on the same property deed could sign. Town Attorney John Langey said that only one resident needs to sign, which counts for the value of your property. He said there would be a different set of rules if this were to ever come to a vote, but this would never come to a vote or referendum, as the petition serves as the referendum. Councilor Fedrizzi confirmed with Attorney Langey that only one person needs to sign the petition, as it is based on the value of the property only. Two may sign, however it will not influence or change the impact of their vote.

Pamela Mead of Norton Road brought with her an article from 2002, in which her parents were interviewed about starting a water district. At that point it was thought to be too expensive at \$1,000/household and are now at almost \$3,000. Ms. Mead said she has lived at the residence for 62 years, and has lived with insufficient, unhealthy water for years. She said she is concerned that all of the negativity that has been brought on by those against this project will get in the way of this passing. Ms. Mead said that this should be the role of government to supply residents with clean, drinkable water. She said the cost is never going to go down, and if action isn't taken now, it will never be affordable.

She said she has run out of water, had water trucked in, had to use laundromats, needed water filters and reverse osmosis to make it drinkable. Ms. Mead said her parents drilled two wells – one was dry, and the other takes 3 days to replenish, and have spent thousands of dollars on this. She said the person who drilled the wells refuses to come back out because they know there is no water on that hill.

Susan Fisher of Norton Road said she agreed with everything Pam said. She said the only reason that people are against it is the cost. She said in 2012 the whole project would have cost \$370,000, but the project was expanded to include other residents which increased costs a bit. She said some were willing to bear that extra cost for their neighbors who needed water. Ms. Fisher said that it cost her \$2,400/year two years ago to deal with her water system. Last year just her water system was \$2,100/year. She said she’s hearing complaints about the \$600 it would cost to be on public water, but if you factor in what it costs for one case of water per week, that alone would be \$300/year. She looked up how much it would cost to drill a new well and she was quoted \$16,000 to just drill the well and another \$8,000 - \$9,000 for the pump and heavy-duty wiring. Ms. Fisher said she had her water tested by *US Geological Survey* in 2013 and they failed due to coliform. She said that after reviewing the report today, there are 144 markers the DEC and *US Geological Survey* use to test for this, and they found it was extremely high in iron and aluminum, which is highly toxic to kidneys and liver, especially for someone who is compromised.

Steve Majewski of Bussey Road said that he understands the view of those in favor, but he put a well in two years ago for \$10,000 at 80 feet down. He also responded to Sue’s comment about there not being water up on the hill, saying that that is not necessarily true, as the Kilmore’s drilled a well at the highest point and had to go down 60 feet. Mr. Majewski said it depends on where you drill. He said that when he put his well in, not one neighbor sent him a check to pay for it. He said this was not part of this retirement plan to pay a 50% tax increase. He feels it wasn’t handled correctly in the beginning, stating that when the grant applications were submitted, we didn’t have a water district yet which affected the outcome. Mr. Majewski also said that soft costs weren’t accounted for. He also asked what happened with the NYS Department of Agriculture & Markets filing and wanted to know who was responsible. Discussion took place about the fact that it would have been cheaper had it been done correctly years ago. Supervisor Mahar said that the petition will be drawn up, circulated and if it reaches the 51% threshold, the process will move forward.

Pamela Mead said she is worried that the people who are against it are starting to impact those who were for it. She said there are people who have no water and cart it in every single week. Ms. Mead said her last well that was dug was 300’ and produced very little water. She said that water is a basic need and should be provided by the government, and that she feels like she lives in a third-world country. Bussey Road resident **Steve Majewski** said he is 100% in favor of the water district, but not for the proposed cost. He said he’s retired and did not factor this into his budget. Bussey Road resident **Neil Killmore** said some people may not be able to pay their taxes and could lose their homes. Pamela Mead said it could even be her, as that will be triple the taxes for her. Mr. Killmore said nobody is talking about the cost of hooking up from the road. He said that based on research done by Steve Majewski, 60 feet from the road comes to \$3,500, and could be thousands more depending how far away the property is, along with \$5,000 - \$10,000 to dig the trench per residence.

Town Councilor Ellen Magnarelli Terrien asked how many years that yearly cost estimate per household would be, and Town Engineer Perrine replied that it would be for 30 years.

Town Engineer Bill Perrine continued with his presentation. He reported that they have updated the *Map, Plan and Report*, and **ESTIMATED Financing Plan**. The **ESTIMATED** Financing Plan is as follows:

With a NYSEFC WIIA Grant @ 70% Funded

**FINANCING PLAN
BUSSEY & NORTON ROADS WATER DISTRICT**

**TOWN OF ONONDAGA
ONONDAGA COUNTY, NEW YORK**

Total Construction Cost	\$2,520,000
15% construction contingency	\$375,000
*Total Engineering, Legal, & Survey to date	\$179,440
Bond Counsel Fee	\$14,750
Fiscal Advisors – CMA (2% fee on financed amount)	\$33,610
Bond Anticipation Note (BAN) (3.15% interest on financed amount – Year 1 only)	\$52,950
Construction Administration, Engineering, and Legal for revised NYS Comp. App	\$50,000

Construction Inspection Fees (full-time over 5 months)	\$175,000
Total Capital Project Cost	\$3,400,750
Total NYSEFC Grant @ 70% of \$2,457,535 (NYS Comp Amt)	\$1,720,274
Total Net Project Financed Cost Borne by the Proposed District	\$1,680,476

*Costs for acquisition or litigation for rights-of-way are not included.
Construction estimate assumes water main will be installed within the
Bussey & Norton Road right-of-ways.

ANNUAL BUDGET

Total Net Project Cost (Financed Amount)	\$1,680,476
Repayment Period	30 years
Interest Rate	4%
Bond Repayment – 1 st year	\$97,182.09

It is proposed to recover the annual budget on a per unit basis as follows:

62 Total Properties Benefitting. 48 Total Residential Lots, 14 Total Residential Vacant Lots
(2 residential and 8 residential vacant lots are non-residential, agricultural use, & exempt.
One (1) residential vacant lot no longer exists.)

EDU Breakdown:

46 Residential Lots @ 1.0 unit per EDU	46.0 Units
6 Residential Vacant Lots @ 0.5 unit per EDU	3.0 Units
 Total # of Units	 49.0 Units
 Estimated Capital Debt per EDU	 \$1,983
 Estimated Annual OCWA Charges	 \$504
 Total Estimated Annual Cost per EDU:	 <u>\$2,487</u>

Steve Majewski said two of the contractors who bid on the project said that discussion took place about a start date in June. Mr. Majewski told them that we didn’t actually have the money yet, only approval, when we put the project out to bid. The contractors said that the price of pipe increases weekly. He also said that he checked the EFC website and it says there are 62 units out there, saying it has always been 55 and 49. He said he called them and asked where they got that number from and they said it was information the Engineer gave them in February of 2025. Mr. Majewski told them it has never been a number. Town Engineer Perrine explained that it is 62 properties - 48 residential lots, and 14 vacant lots . One residential lot is 1 EDU, and vacant lots are ½. Vacant residential parcels would pay ½ of the \$2,487 estimate. Mr. Majewski also asked how we missed the \$1,000,000 additional cost 2 years ago, and Supervisor Mahar said that he doesn’t think it was missed, but that the cost of the project went up that much. Town Engineer Perrine said the original \$2,460,000 estimate approved by the NYS Comptroller, was formulated originally in 2021 and 2022. The additional costs include several contingencies that are outlined, such as construction contingency and the potential for a rebid. Town Attorney John Langey said that over the past 4-5 years, his office has been involved with dozens and dozens of water and sewer districts, and the vast majority has had to go through the 202B process. Because of the change in the economy, all of the expenses have gone up. He said 202B exists for this eventuality, and that it’s not entirely unexpected to go through these procedures.

Pamela Mead asked if there were any other avenues to secure more grant money. Supervisor Mahar replied that the Town is pursuing that, but it would be capped at the 70% of the total project cost. It was clarified by the Town Engineer that we are at approximately 40% now, so we could try for approximately an additional 30%.

Councilor Ellen Magnarell Terrien asked about whether the soft costs were included in the initial estimate, or did they just change. Town Engineer Perrine said that contingencies were built into the estimate and that they changed, and that some of the fixed costs were based on percentages, meaning if the project costs go up, the fixed costs do as well. Mr. Perrine also said the engineering/legal design to get plans and specs to an approved state by the Department of Health was not included in 2022, because we hadn’t gone through it yet. Mr. Majewski asked if the contractor would honor the

Town Board Meeting Minutes

June 1, 2026

p. 11

quote for more than 30 days, and Town Engineer Perrine said that we have a verbal agreement that it will be held until fall. Town Engineer Perrine said that the grant through the USDA is currently in the way of financing only. He said that the EFC grant could be returned, but he doesn't encourage it, as it took four tries to secure in the first place, but this project doesn't score very high on their rating scale, as they focus on public water systems that have contamination in them.

Bussey Road resident **Virginia Killmore** asked if we checked with other towns to see what grants they have received and how they went about it. Town Attorney Langey said that the list of agencies that you can apply for these grants is finite and limited, and that the Town Engineers know which ones to attempt and work very hard doing so. Councilor Fedrizzi said that at the Federal level, we are in a larger pool, so it makes it extremely hard to qualify for. Town Engineer Perrine said municipalities are encouraged to seek funding/assistance by contacting their senators.

Steve Majewski asked Supervisor Mahar what other towns he reached out to about what grants they received, and how they went about it. Mr. Majewski referred to the Town of Brutus as one that received two grants in one year. He said that when speaking with Judy Littrel of NYS Agriculture and Markets, as well as the NYS Comptroller's Office, they both asked why we didn't apply for the Congressional Budget Grant as it was the easiest one to get. Supervisor Mahar and Councilor Fedrizzi said we applied four years in a row, reaching out to Senators Schumer and Gillibrand, and did not get it. Steve Majewski questioned the effectiveness of our grant writer.

Town resident **William Kelsey** said that after reviewing the district map from two years ago, which shows the pipeline route, he sees that a piece of property is not included in the district and questioned how the water line would run. Town Engineer Perrine said that that was created at the beginning of the project and was just an estimate. The contract drawings that were approved by the Department of Health has it crossing Bussey Road two or three times. Mr. Kelsey also asked about the cost of the eight petroleum pipelines that the water will need to run through, and Mr. Perrine said that it was already factored into the estimate. Mr. Perrine said design factors are required to place a sleeve around the water main pipe to protect the water and gas. If the gas mains end up being deeper than anticipated, that could result in an increased cost, which is why there is a "contingency".

Councilor Fedrizzi said that they had a meeting with Senator Schumer's office in 2023, and made it through one level of the process, and then it dropped. She said there were several you needed to go through.

Councilor Magnarelli Terrien said that it looks like the next steps now are to have a petition at Town Hall, as well as being circulated by the residents. **Councilor Fedrizzi** said that the petition is being drafted now by legal, and a process and deadline will be discussed and finalized. Councilor Fedrizzi said that the purpose of tonight's meeting was about informing the residents about where the project stood, factoring in the grant. Supervisor Mahar said that there will definitely be a petition to sign at the Town Clerk's office, as well as being carried around by the designated residents. Discussion took place about who would carry the petitions, and Sue Fisher emphasized that if you are **not** in favor you **DO NOT** sign it.

A town resident said there are new residents that have moved into the Bussey Road area since the water petition was passed, that aren't getting information about this project, one of them being 4129 Bussey Road. **Town Councilor Kathy Fedrizzi** asked him to provide the addresses, and she will make sure they are added. Bussey Road resident **Virginia Killmore** asked if it would be helpful to write letter to our Senators, and the Town Board said yes, definitely, as well as your congress person. She said they all want the water, but the cost impedes their retirement plans. She asked for clarification on the meaning of the 70% cap, and Town Engineer Perrine said that the way the EFC works, is that if we get another grant beyond the NYSEFC WIIA Grant, and the total public funding for the project exceeds 70% of the total capital project cost, then the EFC WIIA grant will be reduced until the total public funding for the project is 70%. **Councilor Magnarelli Terrien** asked what the dollar amount would be, and said that the goal is to get extra money without losing our current money, and stated that it is easier at the Federal level to get larger amounts. Town Engineer Perrine said that the eligible funding that could be pursued would be the difference between 70% of the updated total capital project cost of \$3,400,750, or \$2,380,525 minus the current NYSEFC WIIA grant of \$1,720,274.

Town Engineer Perrine also said that a copy of the map plan and report is now updated and will be at the Town Clerk's office. He said the beginning of the report outlines the financing plan, how they estimated the annual OCWA charges (which is an estimate that will vary per residence based on usage), the one-time hookup costs, and how they arrived at the 49 EDU units break down. He said the one-time hookup costs will vary by property owner, depending on how far away your property is from the road. It was discussed that the one-page financing plan be put on the website, and the complete plan book will be available at the Town Clerk's office.

Town Attorney John Langey said that if the project does not go through, in theory, the incurred costs will have to be paid by the residents of the proposed district by the end of the following year, per the NYS Comptroller’s office. Other avenues can be looked at, as he has had this happen before. Town Attorney Langey said that if the 51% is met, then a meeting and public hearing will be held. He said the petition is being drafted this week, and hopefully ready by the end of the week. Discussion took place about what a fair allotment of time to sign would be, factoring people being on vacation, etc. Steve Majewski asked when the residents would be notified of when the petitions would be ready, deadlines to sign, etc., and Councilor Fedrizzi said that they will be notified by mail.

TOWN BOARD RESOLUTION

The following resolution was offered by **Councilor Magnarelli Terrien** and seconded by **Councilor Fedrizzi** to wit:

BE IT RESOLVED, that there being no further business to come before the Regular Meeting of the Town Board, the Town Board meeting be closed.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	-----	----
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

The Town Board meeting adjourned at 6:20 p.m.

Janet J. Hillery
Town Clerk