

**SPECIAL TOWN BOARD MEETING**  
**DECEMBER 30, 2020**

The Town Board of the Town of Conklin held a Special Town Board Meeting at 12:30 P.M. on December 30, 2020, at the Conklin Town Hall. Mr. Dumian, Supervisor, presided.

<b>PRESENT:</b> Town Board Members	Boyle, Farley, Francisco, Dumian Platt (Absent)
Town Clerk	Sherrie L. Jacobs
Highway Superintendent	Brian Coddington

**CELL TOWER APPLICATION**

Mr. Dumian stated that the Town has been getting pressure from the company representing Verizon to move forward on the application for a cell tower for a site on Scofield Road, adding that the company has provided the Town with the required escrow money to cover legal and engineering fees for the project. Mr. Dumian recommended that the Town hire Dick Comi and The Center for Municipal Solutions (CMS) to assist the Town with review of the application, as that is that company's area of expertise. The cost of hiring Mr. Comi would be paid from the escrow account.

A concern was raised that the blueprints provided do not indicate a break point for the tower, making it difficult to determine where it would fall if damaged. Mr. Boyle commented that there are different processes for approval of such a project. Mr. Farley stated that the south end of the railroad yard experiences radio interference already and asked if the proposed cell tower would exacerbate this problem. Mr. Dumian commented that cell towers, like the railroad, are federally protected, adding that if the company installing it states it is needed, the Town must review the application and cannot reject the proposed tower on the basis of appearance. The company, however, must prove that the tower is necessary. Mr. Boyle stated that Verizon, AT&T, and Spectrum are all competing for the same area. Assessor Joe Cook will be available to talk to the board at the January 12, 2021 meeting about tax consequences of the tower, both for the owner company and for residents.

**RESO 2020-154: AUTHORIZE SUPERVISOR/SIGN AGREEMENT/THE CENTER FOR MUNICIPAL SOLUTIONS & DICK COMI/ASSIST TOWN WITH APPLICATION/CELL TOWER/147 SCOFIELD ROAD**

Mr. Francisco moved for the following resolution:

Be It Resolved: that the Town Board of the Town of Conklin authorizes the Supervisor to sign an agreement for professional services with The Center for Municipal Solutions (CMS) and Dick Comi to assist the Town with the Tarpon Towers II, LLC, and Bell Atlantic Mobile Systems, LLC, d/b/a Verizon Wireless, applications pending for 147 Scofield Road, Conklin.

Seconded by Mr. Farley.

VOTE: Boyle – Yes, Farley – Yes, Francisco – Yes, Dumian – Yes. Motion passed unanimously.

**HIGHWAY GARAGE FIRE**

Mr. Dumian spoke about the recent fire at the Town Highway Garage, stating that there is "extensive damage" to the building and equipment, with about half the fleet up and running. He and Highway Superintendent Brian Coddington have been working with the insurance adjusters but Mr. Dumian stated that it is a monumental task to work through the insurance documents and oversee the cleanup and repairs. He suggested hiring Adjusters International Basloe, Levin, & Cuccaro to assist with oversight of cleanup and repair and to make sure the Town gets all of the

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money it is due from the insurance company. Mr. Coddington concurred, adding that there is a time aspect to be considered to make the recovery process efficient.

Mr. Dumian stated that the insurance claim will be \$1.2 million to \$1.5 million, adding that the flat roof has been greatly impacted by the fire. He stated that this claim is for building and contents only; vehicles are not included. The Town is insured through Haylor, Freyer, and Coon, who have stated it is “not a total loss, but can be repaired,” according to the insurance adjuster’s building inspector.

The cost of hiring Adjusters International would be 3% or approximately \$45,000. The 3% is not charged on cleanup. Mr. Coddington stated that the tools in the garage would need to be replaced, not cleaned, as the hydrocarbons from the fire are corrosive and would do long-term damage. Mr. Coddington stated that the Town Highway records held at the Garage are being cleaned. Mr. Dumian stated that a core sample of the cinder block would need to be taken to determine if the cinder block and mortar has been compromised. Mr. Dumian added that the insurance company will give money to restore the building to its original state, not to expand or rebuild it. He added that the Town needs an expert to go after the money for the repairs.

Mr. Boyle asked what the final product will be, suggesting that part of the building be replaced and/or expanded. Mr. Dumian reiterated that the insurance company will not pay for replacement or expansion.

**RESO 2020-155: HIRE PROFESSIONAL SERVICES/ADJUSTERS**  
**INTERNATIONAL/ASSIST WITH EMERGENCY SITUATION/TOWN HIGHWAY**  
**GARAGE**

Mr. Farley moved for the following resolution:

Be It Resolved: that the Town Board of the Town of Conklin authorizes the hiring of and authorizes the Supervisor to sign an agreement with Adjusters International Basloe, Levin, & Cuccaro to assist with the emergency situation at the Town Highway Garage and to assist with insurance coverages and cleanup efforts, approved in a form acceptable to legal counsel.

Seconded by Mr. Francisco.

VOTE: Boyle – Yes, Farley – Yes, Francisco – Yes, Dumian – Yes. Motion passed unanimously.

Mr. Dumian added that the insurance company’s building inspector wants other estimates from contractors for cleanup/repairs. Mr. Francisco asked if the cause of the fire is known yet and Mr. Dumian stated that the Fire Inspector is trying to determine the cause but has ruled out arson or any mistake by a contractor who might have worked on the truck that burned.

There being no further business to come before the Board, Mr. Boyle moved for adjournment, seconded by Mr. Francisco. The meeting adjourned at 1:40 P.M.

Respectfully submitted,

Sherrie L. Jacobs  
Town Clerk