



LEGISLATIVE BRANCH ▪ CITY OF BINGHAMTON

Hadassah Mativetsky, City Council President

Sarah Dinhofer, City Clerk

CITY COUNCIL WORK SESSION MINUTES

City Hall, 38 Hawley St, Binghamton

6pm Monday, April 22, 2024

Called to order by President Pro-Tempore Hotchkiss at 6PM

Present: Porter, Middleton, Cavanaugh, Hotchkiss, Kosty

Also Present: Sarah Dinhofer (City Clerk), Sophie Bergman (Corporation Counsel)

Absent: Mativetsky, Dundon

The Work Session begins at 6pm. Times for RL(s)/Topics are approximate only and items may be considered earlier or later.

Abbreviations: CM – Council Member RL – Request for Legislation RFP – Request for Proposal RFQ – Request for Quote

Time	Committee	Chair	RL/Topic	Pages	Presenter
6:00pm	Finance	Cavanaugh	<p>RL 24-79 An ordinance to amend the 2024 General Fund and Insurance Fund budgets to pay settlement* (EXECUTIVE SESSION)</p> <ul style="list-style-type: none"> Motion to enter executive session: Cavanaugh <ul style="list-style-type: none"> Second: Porter Vote: 5-0-0-0 Motion to exit executive session: Cavanaugh <ul style="list-style-type: none"> Second: Middleton Vote: 5-0-0-0 Motion to expedite: Cavanaugh <ul style="list-style-type: none"> Second: Middleton Vote: 4-1-0-0 Nay: Kosty 	1-2	Chuck Shager
6:05pm	Finance	Cavanaugh	<p>RL 24-75 An ordinance to amend the 2024 Budget to increase Professional Services for appraisal services by decreasing Contingency</p> <ul style="list-style-type: none"> Goodson: Appraisal for property and equipment at JSTP. Bid was awarded in June 2023 and purchase order should have been put in place last year, but deadline was missed CM Cavanaugh: Asks what appraisal will be used for; Goodson answers flood/property insurance. Asks when it was last done; 	3-4	Billie Goodson



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			<p>Goodson replies 2014. Asks who requested appraisal; Goodson replies JSTP Board due to significant new work. CM Cavanaugh asks if appraisal has already been completed; Goodson replies yes, work had already started and JSTP was under contract. Further states there is enough money in Professional Services line to cover costs if necessary, can come back once depleted</p>		
6:10pm	Public Works and Parks	Dundon	<p>RL 24-80 A resolution authorizing the Mayor to accept a CREST grant from DASNY in the amount of \$150,000 for renovation of the restrooms and administrative lobby at Ross Park Zoo</p> <ul style="list-style-type: none"> • Berling: Work was requested by Zoo, Berling took over administration of grant process from previous Parks Director. No match required from City • CM Middleton asks about timeline for completion; Berling replies subject to DASNY, hoping to complete work this summer 	5-18	Juliet Berling
6:15pm	Public Works and Parks	Dundon	<p>RL 24-81 A resolution authorizing the Mayor to accept a donation of public art from Caitlyn Davey and James McIlroy</p> <ul style="list-style-type: none"> • Pelton: Davey is graduate student at BU who wants to donate art. • CM Cavanaugh: Has already passed through CAUD. Was excited about message board aspect that had to be removed, but happy to see project move forward. Hopes to consider similar project in future • CM Hotchkiss: Asks if there is 	19-20	Dylan Pelton



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			<p>registry of public spaces for which art can be donated; Pelton responds not currently, but happy to take offers into consideration. CM Hotchkiss asks about potential concerns in inspecting infrastructure once painted; Pelton replies all plans/supplies have been approved by DEC</p> <ul style="list-style-type: none"> • Motion to expedite: Middleton <ul style="list-style-type: none"> ○ Second: Porter ○ Vote: 5-0-0-0 		
6:20pm	Planning	Hotchkiss	<p>RL 24-82 A resolution to hold a public hearing for NYSHCR grant</p> <ul style="list-style-type: none"> • Berling: Project was completed. Hearing must be held in order to close out grant; posting was not placed onto bulletin for original hearing properly • CM Hotchkiss: Hearing will be noticed and announced at following Business Meeting, then held at subsequent Business Meeting 	21-26	Juliet Berling
6:25pm	Planning	Hotchkiss	<p>RL24-83 An ordinance authorizing the sale of 41 Clinton Street to First Ward Action Council for \$1</p> <ul style="list-style-type: none"> • Glose: City is supporting First Ward Gateway Revitalization Project; FWAC has presented proposal for 41 Clinton and 43.5 Clinton – joint parcels functionally act as one. Project would facilitate building 15-unit apartment building with commercial space on 1st floor • CM Hotchkiss: Asks whether proposal on parcels originated with City or FWAC; Glose replies uncertain due to close nature of 	27-31	Sarah Glose



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			<p>relationship between entities. CM Hotchkiss asks if there is registry of vacant lots for developers to use as reference; Glose replies most individuals approach City after searching for City/BLDC ownership on BroomeGIS</p> <ul style="list-style-type: none"> • CM Cavanaugh: Asks if City has ownership of property; Glose responds not yet, but legislative process is long and authorization must be received by 5/8 to be included in RestoreNY application 		
6:30pm	Municipal and Public Affairs	Middleton	<p>RL24-84 A resolution authorizing a special noise variance for Abel’s Pub live music events</p> <ul style="list-style-type: none"> • Costello: Application submitted by Abel’s Pub for multiple live music events being hosted in enclosure at back of bar. Pub has installed soundproofing tiles and renovated space to be appropriate for live music • CM Hotchkiss: Asks if other similar applications have been submitted this year; Costello replies no, but there is a precedent in previous years: Zona’s, Remlik’s, etc. Costello further notes that proposed events do not violate existing noise ordinance and Abel’s is not required to apply, owners chose to put forth good faith effort with community • CM Middleton: Asks about next steps; Costello replies public hearing, then vote. Abel’s will need to notify all parcels within 500ft radius by certified mail through 	32-34	Samantha Costello



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			Clerk's office		
6:35pm	Rules and Procedures/ Special Studies	Hotchkiss	<p>RL 24-74 An ordinance to amend Charter Section 26-9 to clarify legislative sign out process</p> <ul style="list-style-type: none"> • CM Porter: Notes that legislation would allow Clerks to have enough time to draft legislation to be voted upon • CM Cavanaugh: Brings up concern that language may create opportunity for Council President to delay legislation unnecessarily against Council's wishes • Motion to defer to Rules: Cavanaugh <ul style="list-style-type: none"> ○ Second: Kosty ○ Vote: 5-0-0-0 	35	Michael Dundon
6:40pm	Planning	Hotchkiss	<p>RL 24-77 A resolution in support of NY Senate Bill S8622</p> <ul style="list-style-type: none"> • CM Middleton: Bill has already passed NYS Senate; Council would be showing support for important housing initiatives • Motion to expedite: Middleton • Second: Porter <ul style="list-style-type: none"> ○ Vote: 4-1-0-0 ○ Nay: Kosty 	36-38	Kinya Middleton
6:45pm	Municipal and Public Affairs	Middleton	<p>RL 24-78 An ordinance to amend Chapter 400-18 to include exception for impound fees to be earmarked for Youth Programming*</p> <ul style="list-style-type: none"> • CM Cavanaugh: Asks if appropriate lines is being notated for funds to go directly to Youth Programming; Corporation Counsel responds they need more time to confirm • CM Kosty: Asks why the fees from impounding would go to youth 	39-48	Nate Hotchkiss



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			<p>fund when police is doing enforcement, believes police should receive funds</p> <ul style="list-style-type: none"> • Motion to expedite: Porter <ul style="list-style-type: none"> ○ Second: Cavanaugh ○ Vote: 5-0-0-0 		
6:50pm	Planning	Hotchkiss	<p>RL24-59 An ordinance to amend the 2019 and 2020 HUD admin & housing budget for consolidation of unused lines for spending on housing program</p> <ul style="list-style-type: none"> • CM Cavanaugh: Notes that improved marketing efforts during original disbursement may have allowed more funds to be spent on emergency housing 	49-50	No Presenter
6:55pm	Planning	Hotchkiss	<p>RL 24-60 A resolution authorizing the Mayor to enter into an agreement with the First Ward Action Council for use CVY45 and CVY46 CDBG funds in an amount not to exceed \$577,190 to support the development of affordable housing</p> <ul style="list-style-type: none"> • CM Hotchkiss: Consolidated money from previous RL would be used to support FWAC scatter-site project 	51	No Presenter
7:00pm	Planning	Hotchkiss	<p>RL 24-71 A resolution authorizing the City of Binghamton to submit an application for funding from Empire State Development Corporation Restore New York Communities Initiative Round 8</p> <ul style="list-style-type: none"> • CM Hotchkiss: N Depot project is just past railroad tracks – historic building that needs renovation. Mark Yonaty and Owen Blye looking to redevelop into market-rate housing budget at \$20mil total; risky project that would require future funding applications, planning to market at \$1600/1bed and \$2200/2bed for 	52-63	No Presenter



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25-40 units, in very early stages of planning

- CM Cavanaugh: Notes that cost is high due to rough shape of building; lots of renovation will be needed. States County is submitting application on behalf of FWAC, hoping for support from City. Comments belief that multiple needs of affordable and market-rate housing would be addressed between two applications being considered
CM Cavanaugh: States County is submitting application on behalf of FWAC, hoping for support from City. Comments belief that multiple needs of affordable and market-rate housing would be addressed between two applications being considered
- CM Porter: Comments that rates are actually luxury housing; Hotchkiss responds in general agreement, further states developers believe proof of concept is waitlist at more expensive property: 50 Front St
- CM Hotchkiss: States personal request was made to developers to consider affordable units for inclusion in project (would be accompanied by additional funding from NYS), but developers were not interested. Would prefer to be on same page from beginning of process
- CM Cavanaugh: States too late in process to find other applicants, won't be able to enter submission



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			<p>otherwise. Notes that next year, Council will be able to advocate to a larger and more diverse pool of applicants rather than just Mayor's recommendation</p> <ul style="list-style-type: none"> • CM Kosty: Comments City is lucky to have developers interested 		
7:05pm	Planning	Hotchkiss	<p>RL 24-72 A resolution supporting Broome County's application for funding from Empire State Development Corporation Restore New York Communities Initiative Round 8</p>	64-67	No Presenter
7:10pm	Finance	Cavanaugh	<p>RL 24-73 A Bond Ordinance for the improvement of the TPS (Terminal Pump System) at the Joint Sewage Treatment Plant</p> <ul style="list-style-type: none"> • CM Cavanaugh: States Binghamton side of plant has had new filtration system installed, which uses screen from which debris is scraped by mechanical arms. Flushable wipes (which have increased in popularity since COVID) cause clogs/issues, then dangerous for workers to deal with them. New system would be safer and cleaner, also decrease maintenance and labor costs -- will pay for itself. Cost to be split with Johnson City with 0% interest loan and paid down with existing settlement money 	68-79	No Presenter
7:15pm	Finance	Cavanaugh	<p>RL 24-76 A prepayment to municipalities for credits based on the 2023 final estimated flows at 85% of estimated final flows in the amount of \$4,016,955.99 with the remaining to be paid upon ratification by sewage board of final bill</p> <ul style="list-style-type: none"> • CM Cavanaugh: States that during annual budget creation, estimates 	80-81	No Presenter



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			are made of payments owed to JSTP. Currently about \$4mil overpaid, but rebate typically isn't paid out until end of year. City is asking for 85% of rebate earlier to cover internal loan between General Fund and Sewer Fund		
7:20pm	Rules and Procedures/ Special Studies	Hotchkiss	Update on lawsuits (EXECUTIVE SESSION) <ul style="list-style-type: none">• Motion to withdraw: Porter• Second: Middleton• All in Favor	N/A	Sophie Bergman

Motion to adjourn at 8:13PM: Cavanaugh

Second: Porter

All in Favor