

COMMON COUNCIL MEETING
February 7, 2023
6:00PM

ORDER OF BUSINESS

- I. Call to Order
- II. Salute to the Flag
- III. Roll Call
- IV. Adoption of Agenda
- V. Proclamations
- VI. Communications and Presentations
- VII. Public Participation
- VIII. Controller's Report
- IX. Old Business:
- X. New Business:
 - (a) Resolutions
 - (b) Ordinances:
 - (c) Local Laws:
 - (d) Introduction of Ordinances:
 - (e) Introduction of Local Laws:
 - (f) Committee Reports
 - (g) Scheduling of Committee Meetings
 - (h) Other
- XI. Executive Session
- XII: Adjournment

5:30PM COW

- 1. Review of Agenda Items
- 2. Any other business to come before the Council

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OLD BUSINESS

NEW BUSINESS

157. RESOLUTION APPROVING MINUTES	MARTUSCELLO
158. RESOLUTION AUTHORIZING 2023 WATER TREATMENT PLANT CHEMICALS	D. GOMULA
159. RESOLUTION AMENDING BUDGET- APD MVA	COLLINS
160. RESOLUTION AMENDING BUDGET- DPW/MVA- GUARDRAIL	QUIST-DEMARS
161. RESOLUTION AMENDING BUDGET- DPW/MVA-FIRE HYDRANT	QUIST-DEMARS
162. RESOLUTION TRANSFERRING FUNDS- CED LWRP PROJECT	S. GOMULA
163. RESOLUTION TRANSFERRING FUNDS- WATERFUND/HYDRANTS	QUIST-DEMARS
164. RESOLUTION AUTHORIZING REVISED PROVISIONS FOR CONTRACTS OF SALE OF PARCELS TO JAA1 PROPERTIES CORP.	MAYOR
165. RESOLUTION APPROVING AUDIT	COLLINS

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RESOLUTION #22/23-157

RESOLUTION ADOPTING MINUTES OF THE LAST COMMON COUNCIL MEETING

BY: ALDERMAN MARTUSCELLO

RESOLVED, the minutes of the last Common Council Meeting of January 17, 2023 as well as the minutes from the Emergency Council Meeting from February 1, 2023 and are hereby adopted.

City of Amsterdam, NY

	Aye	Nay
Alderwoman Quist-Demars		
Alderman D. Gomula		
Alderwoman Collins		
Alderman S. Gomula		
Alderman Martuscello		

MICHAEL CINQUANTI, MAYOR
DATED: _____, 2023

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RESOLUTION #22/23-158

RESOLUTION AUTHORIZING BIDS – WTP CHEMICALS 2023

BY: ALDERMAN D. GOMULA

RESOLVED, the Water Treatment Plant Operator is authorized to prepare specifications and the City Clerk is authorized to advertise for bids for the chemicals for the Water Treatment Plant for the 23/24 Fiscal Year.

City of Amsterdam, NY

	Aye	Nay
Alderwoman Quist-Demars		
Alderman D. Gomula		
Alderwoman Collins		
Alderman S. Gomula		
Alderman Martuscello		

MICHAEL CINQUANTI, MAYOR

DATED: _____, 2023

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RESOLUTION #22/23-159

RESOLUTION AMENDING BUDGET- APD MOTOR VEHICLE ACCIDENT

BY: ALDERWOMAN COLLINS

WHEREAS, a budget amendment is necessary in order to pay for a motor vehicle accident in which a patrol vehicle was struck by a motorist on 12/3/2022; now therefore be it

RESOLVED, the Controller is authorized to amend the 22/23 FY budget as follows:

INCREASE REVENUE:

A.2680	Insurance Recovery	\$4,260.65
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INCREASE EXPENSE:

A.3120.4021	Equipment Repair	\$4,260.65
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City of Amsterdam, NY

	Aye	Nay
_____ Alderwoman Quist-Demars		
_____ Alderman D. Gomula		
_____ Alderwoman Collins		
_____ Alderman S. Gomula		
_____ Alderman Martuscello		

MICHAEL CINQUANTI, MAYOR
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RESOLUTION #22/23-160

RESOLUTION AMENDING BUDGET: DPW MOTOR VEHICLE ACCIDENT/GUARD RAIL

BY: ALDERWOMAN QUIST-DEMARS

WHEREAS, a budget amendment is necessary in order to pay for the repair of a guard rail after a motor vehicle accident; now therefore be it .

RESOLVED, the Controller is authorized to amend the 22/23 budget as follows:

INCREASE REVENUE

A.2680.21	Insurance Recovery	\$2,440.08
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INCREASE EXPENSE:

A.5110.4000	Contractual	\$ 2,440.08
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City of Amsterdam, NY

	Aye	Nay
Alderwoman Quist-Demars		
Alderman D. Gomula		
Alderwoman Collins		
Alderman S. Gomula		
Alderman Martuscello		

MICHAEL CINQUANTI, MAYOR

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RESOLUTION #22/23-161

RESOLUTION AMENDING BUDGET: DPW MOTOR VEHICLE ACCIDENT FIRE HYDRANT

BY: ALDERWOMAN QUIST-DEMARS

WHEREAS, a budget amendment is necessary in order to pay for the repair of a fire hydrant after a motor vehicle accident; now therefore be it

RESOLVED, the Controller is authorized to amend the 22/23 budget as follows:

INCREASE REVENUE

A.2680.21	Insurance Recovery	\$1,213.21
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INCREASE EXPENSE:

F.8340.4042	Replacement Parts	\$ 1,213.21
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City of Amsterdam, NY

	Aye	Nay
<u>Alderman Quist-Demars</u>		
<u>Alderman D. Gomula</u>		
<u>Alderman Collins</u>		
<u>Alderman S. Gomula</u>		
<u>Alderman Martuscello</u>		

MICHAEL CINQUANTI, MAYOR

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RESOLUTION #22/23-162

RESOLUTION TRANSFERRING FUNDS- COMMUNITY AND ECONOMIC DEVELOPMENT – LOCAL WATERFRONT REVITALIZATION PROGRAM (LWRP)

BY: ALDERMAN S. GOMULA

WHEREAS, a transfer is necessary to fund LWRP fifteen (15%) city share for the remainder of the project. An estimate has been provided by CED totaling sixty-five thousand dollars expected to be complete by June 30, 2023; now therefore be it,

RESOLVED, the Controller is authorized to transfer funds from the 22/23 FY budget as follows:

DECREASE EXPENSE:

A.1930.4036	Contingency	\$3,640.00
CL.8160.4036	Contingency	\$455.00
F.1990.4036	Contingency	\$1,300.00
G.8110.4036	Contingency	\$1,105.00

INCREASE EXPENSE:

A.8020.4000	Contractual Expense-CED	\$3,640.00
CL.8160.4137.23	Contractual Expense-CED	\$455.00
F.8310.4000.23	Contractual Expense-CED	\$1,300.00
G.8110.4137.23	Contractual Expense-CED	\$1,105.00

City of Amsterdam, NY

	Aye	Nay
Alderwoman Quist-Demars		
Alderman D. Gomula		
Alderwoman Collins		
Alderman S. Gomula		
Alderman Martuscello		

MICHAEL CINQUANTI, MAYOR

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RESOLUTION #22/23-163

RESOLUTION TRANSFERRING FUNDS- WATER FUND / HYDRANT PURCHASE

BY: ALDERWOMAN QUIST-DEMARS

WHEREAS, a transfer is necessary to purchase ten (10) hydrants as determined by the City Engineer. The City of Amsterdam hydrants have a special, and uncommon, hose thread which cannot be bought from any stock. The City Engineer has solicited three (3) quotes and availability and was successful in securing ten (10) hydrants in stock from EJ Prescott at the lowest price; now, therefore be it

RESOLVED, the Controller is authorized to transfer funds from the 22/23 FY budget as follows:

DECREASE EXPENSE:

F.1990.4036	Contingency	\$34,382.50
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INCREASE EXPENSE:

F.8340.4095	Water Valve Replacement	\$34,382.50
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City of Amsterdam, NY

	Aye	Nay
Alderwoman Quist-Demars		
Alderman D. Gomula		
Alderwoman Collins		
Alderman S. Gomula		
Alderman Martuscello		

MICHAEL CINQUANTI, MAYOR

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RESOLUTION #22/23-164

RESOLUTION AUTHORIZING REVISED PROVISIONS FOR CONTRACTS OF SALE OF PARCELS TO JAA1 PROPERTIES CORP.

BY: MAYOR CINQUANTI

WHEREAS, The Common Council having previously authorized, by way of Resolution #22/23- 130, the sale of twenty parcels to JAA1 Properties Corp. of twenty of the most distressed city-owned parcels, as follows:

1. **65 Academy Street**
2. **52 Elizabeth Street**
3. **6 Kimball Street**
4. **23 Henry Street**
5. **25 Henry Street**
6. **91-93 Brookside Avenue**
7. **58 Milton Avenue**
8. **21 Second Avenue**
9. **1 Third Avenue**
10. **24 Jay Street**
11. **16 Bunn Street**
12. **312 East Main Street**
13. **52 Reid Street**
14. **33 Jay Street**
15. **15 Garden Street**
16. **99 Grove Street**
17. **42 Union Street**
18. **30 Kline Street**
19. **29 Wilson Avenue**
20. **140 Forbes Street**

And

WHEREAS, JAA1 Properties Corp having previously submitted applications to the City of Amsterdam Property Disposition Committee for the purchase of the following parcels and recommendations having been made to the Common Council to sell the following parcels each for the sale price of \$5,000

WHEREAS, the President and majority owner of JAA1 Properties Corp, Ansar Mussaleen, having previously demonstrated a track record of success for rehabilitating distressed properties within the City of Amsterdam, including the following: 38 Division St: Initiated an extensive renovation of this three-story brick apartment building which has been vacant for years and would not have survived another winter. He has stabilized the crumbling back wall, installed a new roof, installed all new windows and is renovating every apartment; 8 Gardiner: Initiated a complete rehab of this multi-unit brick apartment building which will include a new roof, new windows, new porch and renovations of each apartment; 10 Leonard: Purchased this 39,000 square foot three story brick factory building and recently received a Zoning variance to convert

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the property into an interior storage facility; 133-135 Market Street: Just closed on this 5,200 square foot two story building with a store front on first floor and an apartment above with plans to completely refurbish both spaces and maintain mixed use nature of property; and

WHEREAS, the contracts for sale, a copy of same being attached hereto, provide for the buyer to have a performance bond in place relating to the rehabilitation and abatement of each parcel in the amount of \$50,000 for each parcel and in the event that the a Certificate of Occupancy is not issued within the timeframe specified in the contract for each parcel, then said performance bond shall be paid to the City of Amsterdam; and

WHEREAS, said contracts further provide that Ansar Mussaleen shall provide a personal guarantee with regard to the performance of the rehabilitation and abatements set forth in each of the contracts; and

WHEREAS, the substantive modifications in the contracts as compared with the contracts authorized by Resolution #22/23- 130 provide for the buyer's election for the abatement, demolition and removal of all debris for all structures pertaining to each parcel that is subject to the separate contracts in lieu of obtaining a Certificate of Occupancy and the modified contracts further clarify the process and options available to surety upon the default of the buyer

NOW, THEREFORE, BE IT HEREBY RESOLVED that the sale of each of the above-cited parcels in the amount of \$5,000 each to JAA1 PROPERTIES CORP is hereby authorized and Mayor Michael Cinquanti is authorized to execute any and documents to effectuate said contracts for sale.

City of Amsterdam, NY

	Aye	Nay
Alderwoman Quist-Demars		
Alderman D. Gomula		
Alderwoman Collins		
Alderman S. Gomula		
Alderman Martuscello		

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RESOLUTION #22/23-165

RESOLUTION APPROVING AUDIT

BY: ALDERWOMAN COLLINS

RESOLVED, the bills and documentation of same presented in “Pre-Check Writing Report Parameter” dated February 7, 2023, to the Common Council and affirmed by the Controller as correct and to be paid, the City Clerk is authorized and empowered to issue warrants in payment of same.

City of Amsterdam, NY

	Aye	Nay
Alderswoman Quist-Demars		
Alderman D. Gomula		
Alderswoman Collins		
Alderman S. Gomula		
Alderman Martuscello		

MICHAEL CINQUANTI, MAYOR
DATED: _____, 2023