

CITY OF WATERTOWN, NEW YORK
AGENDA
Tuesday, September 3, 2024
7:00 p.m.

This shall serve as notice that the next regularly scheduled meeting of the City Council will be held on Tuesday, September 3, 2024, at 7:00 p.m. in the City Council Chambers, 245 Washington Street, Watertown, New York.

MOMENT OF SILENCE

PLEDGE OF ALLEGIANCE

ROLL CALL

ADOPTION OF MINUTES

COMMUNICATIONS

PRIVILEGE OF THE FLOOR

PUBLIC HEARING

7:15 p.m.	Amending the Approved Plan for Planned Development District #1 at VL College Heights, Parcel Number 8-40-101.001, to Allow a Self-Storage Facility
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RESOLUTIONS

- | | |
|--------------------|---|
| Resolution No. 1 - | Consenting to the Appointment of Scott Slater to the Roswell P. Flower Memorial Library Board of Trustees |
| Resolution No. 2 - | Accepting Proposal for Hydro Facility Headwater Level PLC Control System Upgrade – Engineering Contract – Colliers Engineering & Design |
| Resolution No. 3 - | Designating the City Manager as the Authorized Representative to Enter into and Execute the Northern Border Regional Commission Grant |
| Resolution No. 4 - | Authorizing the Sale of Surplus DPW Equipment & Miscellaneous Items |
| Resolution No. 5 - | Finding That Amending the Approved Plan for Planned Development District #1 at VL College Heights, Parcel |

Number 8-40-101.001, to Allow a Self-Storage Facility
Will Not Have a Significant Impact on the Environment

Resolution No. 6 - Authorizing the Standardization Firefighting Turnout Gear

Resolution No. 7 - Readopting Fiscal Year 2024-25 through 2028-29 Capital
Fund Budget – Refuse and Recycling Trucks

ORDINANCES

Ordinance No. 1 - An Ordinance Authorizing the Issuance of \$655,000 Bonds
of the City of Watertown, Jefferson County, New York, to
Pay the Cost of the Purchase of a Hydro-Excavator
Vehicle, In and For Said City

Ordinance No. 2 - An Ordinance Authorizing the Issuance of \$600,000 Bonds
of the City of Watertown, Jefferson County, New York, to
Pay the Cost of the Purchase of Refuse and Recycling
Trucks, In and For Said City

Ordinance No. 3 - Amending City Municipal Code Chapter 216:
Parks, Playgrounds and Recreational Areas

OLD BUSINESS

Ordinance - Amending the Approved Plan for Planned Development
District #1 at VL College Heights, Parcel Number 8-40-
101.001, to Allow a Self-Storage Facility

STAFF REPORTS

NEW BUSINESS

EXECUTIVE SESSION

ADJOURNMENT

WORK SESSION

Next Work Session is scheduled for Monday, September 9, 2024, at 7:00 p.m.

**NEXT REGULARLY SCHEDULED CITY COUNCIL MEETING IS MONDAY,
SEPTEMBER 16, 2024 AT 7:00 PM.**

Res No. 1

September 3, 2024

To: Members of City Council

From: Sarah V. C. Pierce, Mayor

Subject: Consenting to the Appointment of Scott Slater to the Roswell P. Flower Memorial Library Board of Trustees

The City Council consented to the appointment of Scott Slater to the Roswell P. Flower Memorial Library Board of Trustees on June 17, 2024. However, he did not take his oath of office within the required time frame of 20 days.

A resolution repeating the Council's consent, in order to start the time clock over again, is attached for City Council consideration. The appointment is for an eleven-year term expiring on December 31, 2026.

RESOLUTION

Page 1 of 1

Consenting to the Appointment of Scott Slater
to the Roswell P. Flower Memorial Library Board
of Trustees

Council Member KIMBALL, Robert O.

Council Member OLNEY III, Clifford G..

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V.C

Total

YEA	NAY

Introduced by _____

BE IT RESOLVED that the City Council of the City of Watertown, New York,
hereby consents to the Appointment to the Roswell P. Flower Memorial Library Board of
Trustees by Mayor Sarah V. C. Pierce, to an 11-year term, which term expires December 31,
2026:

Scott Slater
209 Paddock Street
Watertown, NY 13601

Seconded by _____

September 3, 2024

TO: The Honorable Mayor and City Council

FROM: Tina Bartlett-Bearup, Purchasing Manager

SUBJECT: Accepting Proposal for Hydro Facility Headwater Level PLC Control System Upgrade – Engineering Contract – Colliers Engineering & Design

The City's Purchasing Department advertised in the Watertown Daily Times for sealed proposals from qualified firms for the Hydro Facility Headwater Level PLC Control System Upgrade – Engineering Contract, per City specifications and publicly opened and read the sealed proposals on July 18, 2024, at 11:00 a.m. EST. RFP documents were provided to seven (7) plan houses and twenty-four (24) potential vendors.

The Purchasing Department received four (4) sealed RFP submittals, and the tabulations are shown below:

Colliers Engineering & Design, Architecture, Landscape Architecture, Surveying, CT, P.C.	Petrotech inc.	SOAP Engineering LLC	GHD Consulting Service, Inc.
101 Crawfords Corner Road, Suite Holmdel, NJ 07733 Donald P. Nims, Jr. donald.nims@collierseng.com	151 Brookhollow Esplanade New Orleans, LA 70123 Mark Welch mwelch@petrotechinc.com	1334 Brittmoore Road, Office 1001 Houston, TX 77043 Adnan Mansuri adnan.mansuri@soapeng.com	285 Delaware Avenue Buffalo, NY 14202 Marc Falzone marc.falzone@ghd.com
\$210,000.00	\$269,668.00	\$339,157.01	\$349,800.00
			Proposal fee without Panel Drawing Option: \$222,000.00

The Purchasing Manager and Engineering and Water Departments reviewed the response to ensure compliance with the specifications and hereby recommend that City Council award the contract for Hydro Facility Headwater Level PLC Control System Upgrade – Engineering Contract to Colliers Engineering & Design as the lowest responsive responsible proposer at a total price of **\$210,000.00**.

The Hydro Facility Headwater Level PLC Control System Upgrade – Engineering Contract will be funded by a General Fund transfer in FY2023/24 in the amount of \$150,000 and the remaining \$60,000 from FY2024/25.

If there are any questions concerning this recommendation, please contact me at your convenience.

RESOLUTION

Page 1 of 1

Accepting Proposal for Hydro Facility
Headwater Level PLC Control System
Upgrade – Engineering Contract –
Colliers Engineering & Design

Council Member KIMBALL, Robert O.

Council Member OLNEY III, Clifford G.

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V.C.

Total

YEA	NAY

Introduced by _____

WHEREAS the City desires to contract with an engineering firm to evaluate the current Headwater Level PLC Control System located at the hydro plant facility at 1050 Marble Street and engineer a new updated system to include both hardware and software, and

WHEREAS the Purchasing Department advertised and received four (4) sealed proposals for the Hydro Facility Headwater Level PLC Control System Upgrade – Engineering Contract, and

WHEREAS on Thursday, July 18, 2024, at 11:00 a.m. the proposals received were publicly opened and read, and

WHEREAS Purchasing Manager, Tina Bartlett-Bearup reviewed the proposal received with the Engineering and Water Departments and it is their recommendation that the City Council accept the lowest responsive responsible proposal submitted by Colliers Engineering & Design,

NOW THEREFORE BE IT RESOLVED that the City Council of the City of Watertown accepts the proposal received from Colliers Engineering & Design in the amount of \$210,000.00; and

BE IT FURTHER RESOLVED that the City Manager of the City Watertown is hereby authorized and directed to execute the Agreement on behalf of the City of Watertown.

Seconded by _____



CITY OF WATERTOWN, NEW YORK

CITY HALL

245 WASHINGTON STREET

WATERTOWN, NEW YORK 13601-3380

Project:

HYDRO FACILITY HEADWATER LEVEL PLC CONTROL SYSTEM UPGRADE -

Bid / RFP Number:

RFP #2024-03

Opening Date:

Thursday July 18, 2024 @ 11:00 AM

The following results are bids as presented at the bid opening and do not represent an award.

Vendor Name, Address and Point of Contact	Colliers Engineering & Design, Architecture, Landscape Architecture, Surveying, CT, P.C.	Petrotech inc.	SOAP Engineering LLC	GHD Consulting Service, Inc.
	101 Crawfords Corner Road, Suite	151 Brookhollow Esplanade	1334 Brittmoore Road, Office 1001	285 Delaware Avenue
	Holmdel, NJ 07733	New Orleans, LA 70123	Houston, TX 77043	Buffalo, NY 14202
	Donald P. Nims, Jr.	Mark Welch	Adnan Mansuri	Marc Falzone
	donald.nims@collierseng.com	mwelch@petrotechinc.com	adnan.mansuri@soapeng.com	marc.falzone@ghd.com
Total Base Bid	\$210,000.00	\$269,668.00	\$339,157.01	\$349,800.00
Exception to Bid				Proposal fee without Panel Drawing Option: \$222,000.00
Addendum Acknowledgement (if any)	Y	1-4 only	Y	N
Bid Bond or Check (B / C)	N	N	N	Exception to RFP Section 2.C - see proposal
Non-Collusive Bidding Certificate	Y	Y	Y	Y
Certificate of Compliance with the Iran Divestment Act	Y	Y	Y	Y
Sexual Harassment Form	Y	Y	Y	Y
SAM's & NYS Debarred	N	N	N	N

Res. No. 3

August 27, 2024

To: The Honorable Mayor and City Council

From: Eric F. Wagenaar, City Manager

Subject: Designating the City Manager as the Authorized Representative to Enter into and Execute the Northern Border Regional Commission Grant

In accordance with the Northern Border Regional Commission's (NBRC) requirements, a resolution granting the City Manager authorization to sign all NBCR documents is required to apply for the grant funding of up to \$3,000,000.

Accordingly, a resolution has been prepared for City Council consideration.

RESOLUTION

Page 1 of 1

Designating the City Manager as the
Authorized Representative to Enter
into and Execute the Northern Border
Regional Commission Grant

Council Member KIMBALL, Rober O.

Council Member OLNEY III, Clifford G.

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V.C.

Total

YEA	NAY

Introduced by _____

WHEREAS the City of Watertown, New York, is under a Consent Order for removal of
disinfectant by-products from the City's drinking water, and

WHEREAS the Northern Border Regional Commission (NBRC), established by
Congress in 2008, offers grants through the Catalyst Program for projects across the Northern
Border Region, and

WHEREAS the Projects classified as construction in support of infrastructure are eligible
for awards of up to \$3,000,000, and

WHEREAS the City Council desires to seek funding for the disinfectant by-product
project through the NBRC Grant Program, and

WHEREAS the Grant Agreement requires that the municipality designate an Authorized
Representative for the project, and

NOW THEREFORE BE IT RESOLVED that the City Council of the City of Watertown
hereby authorizes the City Manager, or their designee, to enter into and execute the Northern
Border Regional Commission grant.

Seconded by _____

Res No. 4

August 27, 2024

To: The Honorable Mayor and City Council

From: Tina Bartlett-Bearup, Purchasing Manager

Subject: Authorizing the Sale of Surplus DPW Equipment & Miscellaneous Items

The Department of Public Works (DPW) has submitted a listing of equipment and miscellaneous items to the Purchasing Department that are either no longer useful or beyond repair and therefore no longer of value to the City.

Staff are recommending that the equipment and miscellaneous items listed below be sold through Auctions International's online website:

LOT #	DESCRIPTION	DEPARTMENT	DATE ADDED
1	TORO PUSH MOWER	B&G 5010	8/26/2024
2	TORO PUSH MOWER	B&G 5010	8/26/2024
3	Weed Wackers	B&G 5010	8/26/2024
4	Multiquip 2" pump	B&G 5010	8/26/2024
5	Sickle Bar Mower	B&G 5010	8/26/2024
6	Plate Tamper	Roads 5110	8/26/2024
7	Pressure Pump	Sewer 8140	8/26/2024
8	24" Hydraulic Hand Saw	Sewer 8140	8/26/2024
9	Plate Tamper	Sewer 8140	8/26/2024
10	Hydraulic Vertical Shores	Sewer 8140	8/26/2024
11	Ridgid Seesnake Camera	Sewer 8140	8/26/2024
12	Multiquip Mikasa Plate Compactor	B&G	8/26/2024
13	Rotary Wheel lift	CG 1640	8/26/2024
14	Rotary Wheel lift	CG 1640	8/26/2024
15	Blade Buddy OTC	CG 1640	8/26/2024
16	Blade Buddy OTC	CG 1640	8/26/2024
17	Berger Level and transit Level	Sewer 8140	8/26/2024
18	Confined Space Winch & Tri pod	Sewer 8140	8/26/2024
19	Ridgid Thread Machine	Sewer 8140	8/26/2024
20	Honda Wacker Packer	Roads 5110	8/26/2024

A resolution is attached for City Council consideration.

RESOLUTION

Page 1 of 1

Authorizing the Sale of Surplus DPW
Equipment and Miscellaneous Items

Council Member KIMBALL, Robert O.

Council Member OLNEY III, Clifford G.

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V.C.

Total

YEA	NAY

Introduced by _____

WHEREAS the City of Watertown has various surplus equipment and miscellaneous items, the description of which is attached and made a part of this resolution, and

WHEREAS the equipment and miscellaneous items may have some value best determined by an online auction,

NOW THEREFORE BE IT RESOLVED by the City Council of the City of Watertown, New York, that it hereby authorizes the sale, by online auction, of the surplus equipment and miscellaneous items as described in the attached listing, and

BE IT FURTHER RESOLVED that final acceptance of such bids shall constitute acceptance of the same by the City Council.

Seconded by _____

SURPLUS ITEMS					
LOT #	YEAR	DESCRIPTION	DEPARTMENT	DATE ADDED	
1	unk	TORO PUSH MOWER	B&G 5010	8/26/2024	
2	unk	TORO PUSH MOWER	B&G 5010	8/26/2024	
3	varies	Weed Wackers	B&G 5010	8/26/2024	
4	unk	Multiquip 2" pump	B&G 5010	8/26/2024	
5	unk	Sickle Bar Mower	B&G 5010	8/26/2024	
6	unk	Plate Tamper	Roads 5110	8/26/2024	
7	unk	Pressure Pump	Sewer 8140	8/26/2024	
8	unk	24" Hydraulic Hand Saw	Sewer 8140	8/26/2024	
9	unk	Plate Tamper	Sewer 8140	8/26/2024	
10	unk	Hydraulic Vertical Shores	Sewer 8140	8/26/2024	
11	unk	Ridgid Seesnake Camera	Sewer 8140	8/26/2024	
12	unk	Multiquip Mikasa Plate Compactor	B&G	8/26/2024	
13	unk	Rotary Wheel lift	CG 1640	8/26/2024	
14	unk	Rotary Wheel lift	CG 1640	8/26/2024	
15	unk	Blade Buddy OTC	CG 1640	8/26/2024	
16	unk	Blade Buddy OTC	CG 1640	8/26/2024	
17	unk	Berger Level and transit Level	Sewer 8140	8/26/2024	
18	unk	Confined Space Winch & Tri pod	Sewer 8140	8/26/2024	
19	unk	Ridgid Thread Machine	Sewer 8140	8/26/2024	
20	unk	Honda Wacker Packer	Roads 5110	8/26/2024	

August 27, 2024

To: The Honorable Mayor and City Council

From: Michael A. Lumbis, Planning and Community Development Director

Subject: Finding That Amending the Approved Plan for Planned Development District #1 at VL College Heights, Parcel Number 8-40-101.001, to Allow a Self-Storage Facility Will Not Have a Significant Impact on the Environment.

At its August 6, 2024, meeting, the City Planning Commission adopted a motion recommending that the City Council amend the approved plan for Planned Development District #1 at VL College Heights, Parcel Number 8-40-101.001 to allow a self-storage facility. The City Council has scheduled a public hearing on the request for 7:15 p.m. on Tuesday, September 3, 2024.

The project will also include an application for site plan approval for the construction of three (3) buildings for fifty-three (53) storage units. There will be one ingress and egress point, driving lanes to the individual storage units, a bioretention area and landscape berms surrounding the parcel. A conceptual site plan has been submitted by the applicant as part of this application and is attached for City Council review.

In order to avoid segmenting the SEQRA review, the City Council, as Lead Agency must consider the proposed PDD amendment and conceptual site plan together as a “whole action” when completing its review.

The City Council must complete Part 2, and Part 3 if necessary, of the Short Environmental Assessment Form (EAF) and adopt the attached resolution before it may vote on the Zone Change Ordinance. The resolution states that the proposed zone change and site plan will not have a significant impact on the environment.

RESOLUTION

Page 1 of 2

Finding That Amending the Approved Plan for Planned Development District #1 At VL College Heights, Parcel Number 8-40-101.001, to Allow a Self-Storage Facility Will Not Have a Significant Impact on the Environment

Council Member KIMBALL, Robert O.

Council Member OLNEY III, Clifford G.

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V.C.

Total

YEA	NAY

Introduced by _____

WHEREAS the City Council of the City of Watertown, New York, has before it an Ordinance for the zone change application of Matthew R. Morgia, P.E. of Aubertine and Currier, PLLC, on behalf of Washington Street Properties to amend the approved plan for Planned Development District (PDD) #1 located at VL College Heights, Parcel Number 8-40-101.01, and

WHEREAS the applicant is proposing to amend the plan in order to construct a self-storage facility that will consist of three (3) structures consisting of fifty-three (53) storage units and related site development, and

WHEREAS the City Council must evaluate all proposed actions submitted for its consideration in light of the State Environmental Review Act (SEQRA), and the regulations promulgated pursuant thereto, and

WHEREAS the approval of the amendment to the approved plan for PDD #1 constitutes such an “Action,” and

WHEREAS the City Council has determined that amending the approved plan for Planned Development District #1 and the construction of the proposed self-storage facility is an “Unlisted Action” as that term is defined by 6NYCRR Section 617.2 (al), and

WHEREAS there are no other involved agencies for SEQRA review as that term is defined in 6NYCRR Section 617.2 (t), and

WHEREAS to aid the City Council in its determination as to whether the proposed amendment and site plan will have a significant impact on the environment, Part 1 of a Short Environmental Assessment Form has been prepared by the applicant, a copy of which is attached and made part of this Resolution,

RESOLUTION

Page 2 of 2

Finding That Amending the Approved
Plan for Planned Development District #1
At VL College Heights, Parcel Number
8-40-101.001, to Allow a Self-Storage
Facility Will Not Have a Significant
Impact on the Environment

Council Member KIMBALL, Robert O.

Council Member OLNEY III, Clifford G.

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V.C.

Total

YEA	NAY

NOW THEREFORE BE IT RESOLVED by the City Council of the City of
Watertown, New York, that:

1. Based upon its examination of the Short Environmental Assessment Form and comparing the proposed action with the criteria set forth in 6NYCRR Section 617.7, no significant impact is known, and the adoption of the amendment to the approved plan for PDD #1 will not have a significant impact on the environment.
2. The Mayor of the City of Watertown is authorized to execute Part 3 of the Environmental Assessment Form to the effect that the City Council is issuing a Negative Declaration under SEQRA.
3. This Resolution shall take effect immediately.

Seconded by _____

Short Environmental Assessment Form

Part 1 - Project Information

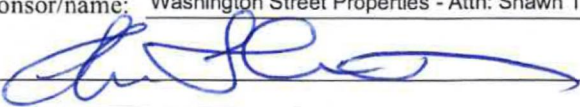
Instructions for Completing

Part 1 – Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 – Project and Sponsor Information			
Name of Action or Project: PDD #1 Zone Change to allow Self-Storage Facility			
Project Location (describe, and attach a location map): Tax Parcel 8-40-101.001 VL College Heights, City of Watertown, NY			
Brief Description of Proposed Action: The action is a Zone Change Request to add self-storage facilities as an allowable use in City of Watertown's Planned Development District 1 (PDD-1). proposed zone change is required to allow the owner to construct a self-storage facility on Tax Parcel 8-40-101.001. The parcel is located within PDD-1 with a commercial underlying zoning district. A self-storage facility seemingly fits the character of the neighborhood as the storage facilities could be utilized by tenants of the apartment buildings immediately adjacent to the south and east, or by Jefferson Community College students.			
Name of Applicant or Sponsor: Washington Street Properties - Attn: Shawn Thomas, CEO		Telephone: (315) 405-8161 E-Mail: sthomas@washingtonstreetproperties.com	
Address: 215 Washington Street			
City/PO: Watertown		State: New York	Zip Code: 13601
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.		NO <input type="checkbox"/>	YES <input checked="" type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other government Agency? If Yes, list agency(s) name and permit or approval: City of Watertown - City Council		NO <input type="checkbox"/>	YES <input checked="" type="checkbox"/>
3. a. Total acreage of the site of the proposed action? _____ 0 acres b. Total acreage to be physically disturbed? _____ 0.81 acres c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? _____ 2.49 acres			
4. Check all land uses that occur on, are adjoining or near the proposed action: 5. <input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input checked="" type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban) <input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other(Specify): <input type="checkbox"/> Parkland			

5. Is the proposed action,	NO	YES	N/A
a. A permitted use under the zoning regulations?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
b. Consistent with the adopted comprehensive plan?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area?	NO	YES	
If Yes, identify: _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
8. a. Will the proposed action result in a substantial increase in traffic above present levels?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Are public transportation services available at or near the site of the proposed action?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
9. Does the proposed action meet or exceed the state energy code requirements?	NO	YES	
If the proposed action will exceed requirements, describe design features and technologies: _____ _____	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
10. Will the proposed action connect to an existing public/private water supply?	NO	YES	
If No, describe method for providing potable water: _____ _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
11. Will the proposed action connect to existing wastewater utilities?	NO	YES	
If No, describe method for providing wastewater treatment: _____ _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
12. a. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____ _____ _____			

14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply: <input type="checkbox"/> Shoreline <input type="checkbox"/> Forest <input type="checkbox"/> Agricultural/grasslands <input type="checkbox"/> Early mid-successional <input type="checkbox"/> Wetland <input checked="" type="checkbox"/> Urban <input type="checkbox"/> Suburban		
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered? Indiana Bat, Northern Long-...	NO	YES
	<input type="checkbox"/>	<input checked="" type="checkbox"/>
16. Is the project site located in the 100-year flood plan?	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
17. Will the proposed action create storm water discharge, either from point or non-point sources? If Yes,	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
a. Will storm water discharges flow to adjacent properties?	<input type="checkbox"/>	<input type="checkbox"/>
b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)? If Yes, briefly describe:	<input type="checkbox"/>	<input type="checkbox"/>
<hr/> <hr/>		
18. Does the proposed action include construction or other activities that would result in the impoundment of water or other liquids (e.g., retention pond, waste lagoon, dam)? If Yes, explain the purpose and size of the impoundment:	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<hr/>		
49. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility? If Yes, describe:	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<hr/>		
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste? If Yes, describe:	NO	YES
	<input type="checkbox"/>	<input checked="" type="checkbox"/>
The gas station located at 1279 Coffeen Street, at the intersection of College Heights and Coffeen Street, is an ongoing remediation site with an open spill. Site Code: V00034.		
I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE		
Applicant/sponsor/name: Washington Street Properties - Attn: Shawn Thomas Date:		
Signature:  Title: CEO		



Disclaimer: The EAF Mapper is a screening tool intended to assist project sponsors and reviewing agencies in preparing an environmental assessment form (EAF). Not all questions asked in the EAF are answered by the EAF Mapper. Additional information on any EAF question can be obtained by consulting the EAF Workbooks. Although the EAF Mapper provides the most up-to-date digital data available to DEC, you may also need to contact local or other data sources in order to obtain data not provided by the Mapper. Digital data is not a substitute for agency determinations.

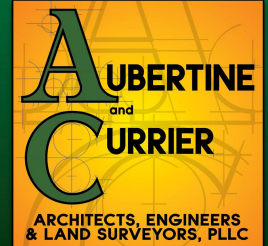


Part 1 / Question 7 [Critical Environmental Area]	No
Part 1 / Question 12a [National or State Register of Historic Places or State Eligible Sites]	No
Part 1 / Question 12b [Archeological Sites]	Yes
Part 1 / Question 13a [Wetlands or Other Regulated Waterbodies]	No
Part 1 / Question 15 [Threatened or Endangered Animal]	Yes
Part 1 / Question 15 [Threatened or Endangered Animal - Name]	Indiana Bat, Northern Long-eared Bat
Part 1 / Question 16 [100 Year Flood Plain]	Digital mapping data are not available or are incomplete. Refer to EAF Workbook.
Part 1 / Question 20 [Remediation Site]	Yes

SHORT EAF SUMMARY REPORT:

Questions 12b, 15, and 20 are answered automatically by the EAF mapper based upon limited digital mapping information that is available.

- Questions 12b, Archeological Sites, is answered yes as the project site is located in or adjacent to an area designated as sensitive for archaeological sites. A submission has been made to SHPO via the CRIS online portal requesting further information.
- Question 15, Threatened or Endangered Species, is answered yes due to the listed presence of the Indiana Bat and Northern Long-Eared Bat near the project site as listed on the NYS DEC environmental mapper database. A letter has been sent to the DEC requesting further information.
- Question 20, Remediation Sites, is answered yes due to the project site being located within 2,000' of NYSDEC Remediation Site 6391 Coffeen Street - Alaskan Oil (Site Code: V00034). Per the NYSDEC Environmental Site Remediation Database...
“The Alaskan Oil site is currently an active gas station/convenience store which is located at 6391 Coffeen Street in the City of Watertown, Jefferson County. The location is predominantly made up of commercial properties. No subsurface investigations have been performed at this site. This site will need further evaluation prior to consideration for release. The VCA was terminated on September 15, 2007. As of that date, remedial work at the site reverted to the spill response program and is being managed under Spill Number 10-12454.”



NYS WBE/DBE Certified
SBA Woman Owned
Small Business (WOSB)

aubertinecurrier.com

522 Bradley Street
Watertown, New York 13601

Phone: 315.782.2005

Fax: 315.782.1472

Managing Partner

Annette M. Mason, P.E.
Structural Engineer

Partners

Brian A. Jones, AIA.,
LEED AP BD+C
Architect

Matthew R. Morgia, P.E.
Civil Engineer

Jayson J. Jones, P.L.S.
Land Surveyor

Brian M. Krueger, AIA.,
Architect

Jonathan D. Boomhower, P.L.S.
Land Surveyor

Project:

Date:

Short Environmental Assessment Form

Part 2 - Impact Assessment

Part 2 is to be completed by the Lead Agency.

Answer all of the following questions in Part 2 using the information contained in Part 1 and other materials submitted by the project sponsor or otherwise available to the reviewer. When answering the questions the reviewer should be guided by the concept “Have my responses been reasonable considering the scale and context of the proposed action?”

	No, or small impact may occur	Moderate to large impact may occur
1. Will the proposed action create a material conflict with an adopted land use plan or zoning regulations?		
2. Will the proposed action result in a change in the use or intensity of use of land?		
3. Will the proposed action impair the character or quality of the existing community?		
4. Will the proposed action have an impact on the environmental characteristics that caused the establishment of a Critical Environmental Area (CEA)?		
5. Will the proposed action result in an adverse change in the existing level of traffic or affect existing infrastructure for mass transit, biking or walkway?		
6. Will the proposed action cause an increase in the use of energy and it fails to incorporate reasonably available energy conservation or renewable energy opportunities?		
7. Will the proposed action impact existing:		
a. public / private water supplies?		
b. public / private wastewater treatment utilities?		
8. Will the proposed action impair the character or quality of important historic, archaeological, architectural or aesthetic resources?		
9. Will the proposed action result in an adverse change to natural resources (e.g., wetlands, waterbodies, groundwater, air quality, flora and fauna)?		
10. Will the proposed action result in an increase in the potential for erosion, flooding or drainage problems?		
11. Will the proposed action create a hazard to environmental resources or human health?		

Project:

Date:

Short Environmental Assessment Form

Part 3 Determination of Significance

For every question in Part 2 that was answered “moderate to large impact may occur”, or if there is a need to explain why a particular element of the proposed action may or will not result in a significant adverse environmental impact, please complete Part 3. Part 3 should, in sufficient detail, identify the impact, including any measures or design elements that have been included by the project sponsor to avoid or reduce impacts. Part 3 should also explain how the lead agency determined that the impact may or will not be significant. Each potential impact should be assessed considering its setting, probability of occurring, duration, irreversibility, geographic scope and magnitude. Also consider the potential for short-term, long-term and cumulative impacts.

Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action may result in one or more potentially large or significant adverse impacts and an environmental impact statement is required.

Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action will not result in any significant adverse environmental impacts.

Name of Lead Agency

Date

Print or Type Name of Responsible Officer in Lead Agency

Title of Responsible Officer

Signature of Responsible Officer in Lead Agency

Signature of Preparer (if different from Responsible Officer)

PLANNING DATA		
ZONING: COMMERCIAL - PLANNED DEVELOPMENT DISTRICT #1 USE: SELF-STORAGE FACILITY		
ITEM	REQUIRED	PROPOSED
MIN. LOT AREA	N/A	33,900 SQ. FT. (±0.78 ACRES)
FRONTAGE	50' MIN.	232.5'
FRONT SETBACK	10' MIN.	±46'
REAR YARD SETBACK	10' MIN.	±24'
SIDE YARD SETBACK	5' MIN.	±16'
PARKING SETBACK	20' MIN.	20'
LOT COVERAGE	70% MAX.	58%

This aerial map illustrates a proposed commercial development in College Heights. The central focus is a site bounded by College Heights Blvd to the west and a residential area to the east. The proposed development includes three self-storage buildings: a 20' x 100' building (22 - 10' x 10' units), a 20' x 100' building (19 - 10' x 10' units), and a 20' x 120' building (11 - 10' x 20' units). The site is surrounded by various setbacks, including a 10' front setback, 20' side setbacks, and a 10' rear setback. A landscaped berm is located along the front and side boundaries. The site is adjacent to several existing commercial parcels, including Tax Map Parcel 8-40-101.006 (PEMM LLC), Tax Map Parcel 8-40-101.001 (North Country Apartments LLC), Tax Map Parcel 8-40-101.000 (Ontario Village LLC), and Tax Map Parcel 8-40-110.000 (Home Depot USA Inc). The site is also adjacent to a residential area (Tax Map Parcel 8-40-101.002, Jefferson Heights LLC) and a planned campus (Tax Map Parcel 8-40-101.002, Jefferson Heights LLC). The map includes a graphic scale (1 inch = 20 feet) and a north arrow.

TAX MAP PARCEL 8-40-101.006
PEMM LLC
ZONING: COMMERCIAL - PDD #1

TAX MAP PARCEL 8-40-101.001
NORTH COUNTRY APARTMENTS LLC
ZONING: COMMERCIAL - PDD #1

TAX MAP PARCEL 8-40-101.000
ONTARIO VILLAGE LLC
ZONING: PLANNED CAMPUS

TAX MAP PARCEL 8-40-110.000
HOME DEPOT USA INC
ZONING: COMMERCIAL - PDD #1

TAX MAP PARCEL 8-40-101.002
JEFFERSON HEIGHTS LLC
ZONING: PLANNED CAMPUS - PDD #1

GRAPHIC SCALE
(IN FEET)
1 inch = 20 ft.

 AUBERTINE and CURRIER ARCHITECTS, ENGINEERS & LAND SURVEYORS, PLLC	
NYS WBE/DBE Certified SBA Woman Owned Small Business (WOSB)	
aubertinecurrier.com	
522 Bradley Street Watertown, New York 13601 Phone: (315)782-2005	
<small>The above Architect, Engineer or Land Surveyor states that to the best of his or her knowledge, information and belief, the plans and specifications are in accordance with applicable requirements of New York State. It is a violation of New York State Law for any person, unless acting under the direct supervision of a Registered Architect, Licensed Professional Engineer or Licensed Land Surveyor to alter this document in any way. If altered, such licensee shall affix his or her seal and the notification "altered by" followed by his or signature, date and a specific description of the alteration. © COPYRIGHT 2024 AUBERTINE and CURRIER ARCHITECTS, ENGINEERS & LAND SURVEYORS, PLLC</small>	
COLLEGE HEIGHTS STORAGE UNITS WASHINGTON STREET PROPERTIES TAX PARCEL 8-40-101.001 COLLEGE HEIGHTS, CITY OF WATERTOWN JEFFERSON COUNTY, STATE OF NEW YORK	
PROJECT NO:	2024-058
SCALE:	1"=20'
DRAWN BY:	CWT
CHECKED BY:	MRM
ISSUE DATES:	06/11/2024
CONCEPTUAL SITE PLAN #3	
C-103	

August 26, 2024

To: The Honorable Mayor and City Council

From: Matthew Timerman, Fire Chief

Subject: Authorizing the Standardization Firefighting Turnout Gear

To improve the efficiency, safety, and cost-effectiveness of our department's operations, I recommend that we standardize on Globe firefighting turnout gear. Our current practices around gear issuance, reissuance, and maintenance highlight the need for a standardized approach that will streamline our processes and ensure compliance with safety standards. I recommend this for the following reasons:

Efficient Gear Turn-In Upon Retirement: Firefighters turn in their issued turnout gear upon retirement, creating a stock of usable equipment that can be reassigned. Standardizing on Globe gear ensures consistency in sizing, fit, and compatibility, making it easier to reissue gear that meets safety standards without compromising on quality.

Cost-Effective Gear Supplementation: When a coat or pant is damaged beyond repair, our department supplements the undamaged article with spare gear on hand until a replacement purchase is necessary. Having a standard gear brand like Globe simplifies this process, ensuring that replacement parts are compatible and maintain the necessary safety standards. This approach reduces downtime and avoids unnecessary costs.

Fit Adjustments Due to Weight Changes: Firefighters may experience significant weight changes that render their current gear unfit. Standardizing on Globe gear allows for easier reassignment of garments that fit correctly, ensuring that all members are properly protected. This also streamlines the process of finding matching gear that complies with NFPA standards.

Issuing Reused Gear to New Firefighters: New firefighters are often issued secondary gear that previously belonged to another individual until a full replacement is cost-effective. By standardizing on Globe, the gear issued to new firefighters will be more consistent in quality and fit, ensuring that they are adequately protected during their initial years of service.

Matching Gear for Safety and Compliance: Due to differing size requirements among firefighters, matching coats and pants for proper fit and overlap can be challenging. Standardizing on Globe ensures that all gear meets NFPA standards and vendor requirements, allowing for proper overlap and full encapsulation of the firefighter, regardless of their size. This consistency is critical for maintaining safety in the field.

Managing Reissued Garments: Currently, approximately 25% of our firefighters have an ensemble composed of reissued garments. By standardizing on Globe, we can better manage this practice, ensuring that reissued gear is compatible and continues to meet safety standards throughout its service life. This allows us to maximize the use of our gear while saving the department and the city a substantial amount of money.

Simplifying Gear Reissuance and Compliance: Without standardization, the reissuance of gear becomes complicated, especially with the need to match manufacturers for full ensembles. Standardizing on Globe resolves this issue by ensuring that all gear is compatible, simplifying the reissuance process and reducing costs associated with finding matching gear.

Standardizing on Globe firefighting turnout gear will streamline our structural firefighting turnout gear management processes, improve safety, and provide cost savings for the department and the city. This change will ensure that our firefighters are equipped with high-quality, consistent gear that meets all safety standards, allowing them to perform their duties effectively and confidently. I recommend the city council to consider approving this resolution for the benefit of our department and the community.

A resolution has been prepared and can be found attached for city council consideration.

RESOLUTION

Page 1 of 1

Authorizing the Standardization
Firefighting Turnout Gear

Council Member KIMBALL, Rober O.

Council Member OLNEY III, Clifford G.

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V.C.

Total

YEA	NAY

Introduced by _____

WHEREAS the City of Watertown operates and equips the City of Watertown Fire Department, and

WHEREAS the City Council deems it to be in the best interest of the City and its Fire Department to authorize the standardization of firefighting turnout gear to enhance operational efficiency, ensure compliance with safety standards, and reduce costs,

NOW THEREFORE BE IT RESOLVED by the City Council of the City of Watertown that the City hereby authorizes the standardization of firefighting turnout gear to the Globe brand for all future gear acquisitions, and

BE IT FURTHER RESOLVED that the Fire Department and Purchasing Department are authorized to acquire Globe turnout gear as necessary to ensure that all firefighters are equipped with gear that is consistent, safe, and cost-effective for the city as outlined on the “Equipment for Standardization” listing below and acquire such equipment as necessary.

Equipment for Standardization – Fire Department

Equipment
Turnout Gear

Manufacturer
Globe

Seconded by _____

Res No. 7

August 28, 2024

To: The Honorable Mayor and City Council

From: James E. Mills, City Comptroller

Subject: Readopting Fiscal Year 2024-25 through 2028-29 Capital Fund Budget –
Refuse and Recycling Trucks

Included in the Fiscal Year 2024-25 Capital Budget was the purchase of two refuse trucks at an estimated cost of \$300,000 each. Subsequent to the adoption of the budget Superintendent of Public Works Brian MacCue is recommending modifying the capital budget to instead purchase one refuse truck and one recycling truck. The recycling truck is also estimated to cost \$300,000.

A capital budget readoption resolution has been prepared if City Council is in agreement with this recommendation.

RESOLUTION

Page 1 of 1

Readopting Fiscal Year 2024-25 through 2028-29 Capital Fund Budget – Refuse and Recycling Trucks

Council Member KIMBALL, Robert O.

Council Member OLNEY III, Clifford G.

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V.C.

Total

YEA	NAY

Introduced by _____

WHEREAS on June 3, 2024 the City Council adopted the Fiscal Years 2024-25 through 2028-29 Capital Budget which included the purchase of two refuse trucks at an estimated cost of \$300,000 each which were to be funded with the issuance of debt, and

WHEREAS Superintendent of Public Works Brian MacCue has recommended modifying the capital budget to eliminate the purchase of one of the refuse trucks and replace it with the purchase of a recycling truck at an estimated cost of \$300,000,

NOW THEREFORE BE IT RESOLVED that the City Council of the City of Watertown hereby amends the Fiscal Years 2024-25 through 2028-29 Capital Budget to eliminate the purchase of one refuse truck at an estimated cost of \$300,000 and add the purchase of one recycling truck at an estimated cost of \$300,000.

Seconded by _____

**FISCAL YEAR 2024-2025
CAPITAL BUDGET
VEHICLES AND EQUIPMENT
MUNICIPAL MAINTENANCE**

PROJECT DESCRIPTION	COST
<p data-bbox="159 436 808 478">Side Load Refuse Collection Vehicle 1-005</p> <p data-bbox="159 520 1240 661">This request is to purchase a recycle truck with compartment material dividers and a front plastic compactor. The truck will be deployed daily for collection of household recyclables. We will dispose of the current 2009 Sterling rear load vehicle through on-line auction or trade-in and reconfigure the fleet.</p>  <p data-bbox="159 1801 1214 1871">Funding to support this project will be from a 10-year serial bond with Fiscal Year 2025-26 debt service of \$40,500.</p>	<p data-bbox="1284 436 1446 478">\$300,000</p>
<p data-bbox="1078 1875 1240 1917">TOTAL</p>	<p data-bbox="1284 1875 1446 1917">\$300,000</p>

Ord No. 1

August 21, 2024

To: The Honorable Mayor and City Council

From: James E. Mills, City Comptroller

Subject: An Ordinance Authorizing the Issuance of \$655,000 Bonds of the City of Watertown, Jefferson County, New York, To Pay the Cost of the Purchase of a Hydro-Excavator Vehicle, In and For Said City

Included in the Fiscal Year 2024-25 Capital Budget was the purchase of a hydro-excavator at an estimated cost of \$655,000. City staff is looking to place the order and cannot proceed until the funding source is in place.

Accordingly, a bond ordinance has been prepared for City Council consideration to finance the purchase.

ORDINANCE

Page 1 of 6

An Ordinance Authorizing the Issuance of \$655,000 Bonds of the City of Watertown, Jefferson County, New York, To Pay the Cost of the Purchase of a Hydro-Excavator Vehicle, In and For Said City

Council Member KIMBALL, Robert O.

Council Member OLNEY III, Clifford G.

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V.C.

Total

YEA	NAY

Introduced by _____

At a regular meeting of the Council of the City of Watertown, Jefferson County, New York, held at the Municipal Building, in Watertown, New York, in said City, on September 3, 2024, at 7:00 o'clock P.M., Eastern Time.

The meeting was called to order by _____, and upon roll being called, the following were

PRESENT:

ABSENT:

The following ordinance was offered by _____, who moved its adoption, seconded by _____, to wit:

BOND ORDINANCE DATED SEPTEMBER 3, 2024.

AN ORDINANCE AUTHORIZING THE ISSUANCE OF \$655,000 BONDS OF THE CITY OF WATERTOWN, JEFFERSON COUNTY, NEW YORK, TO PAY THE COST OF THE PURCHASE OF A HYDRO-EXCAVATOR VEHICLE, IN AND FOR SAID CITY.

WHEREAS, all conditions precedent to the financing of the capital purposes hereinafter described, including compliance with the provisions of the State Environmental Quality Review Act to the extent required, have been performed; and

WHEREAS, it is now desired to authorize the financing of such capital project; NOW, THEREFORE,

ORDINANCE

Page 2 of 6

An Ordinance Authorizing the Issuance of \$655,000 Bonds of the City of Watertown, Jefferson County, New York, To Pay the Cost of the Purchase of a Hydro-Excavator Vehicle, In and For Said City

Council Member KIMBALL, Robert O.

Council Member OLNEY III, Clifford G.

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V.C.

Total

YEA	NAY

BE IT ORDAINED, by the Council of the City of Watertown, Jefferson County, New York (the “City”), as follows:

Section 1. For the specific object or purpose of paying the cost of a hydro-excavator vehicle, including incidental expenses in connection therewith, in and for the City, there are hereby authorized to be issued \$655,000 bonds of said City pursuant to the provisions of the Local Finance Law.

Section 2. It is hereby determined that the maximum estimated cost of the aforesaid specific object or purpose is \$655,000 and that the plan for the financing thereof is by the issuance of the \$655,000 bonds of said City authorized to be issued pursuant to this bond ordinance.

Section 3. It is hereby determined that the period of probable usefulness of the aforesaid specific object or purpose is fifteen years, pursuant to subdivision twenty-eight of paragraph a of Section 11.00 of the Local Finance Law, as such vehicle is over \$30,000.

Section 4. Subject to the provisions of the Local Finance Law, the power to authorize the issuance of and to sell bond anticipation notes in anticipation of the issuance and sale of the bonds herein authorized, including renewals of such notes, is hereby delegated to the City Comptroller, the chief fiscal officer. Such notes shall be of such terms, form and contents, and shall be sold in such manner, as may be prescribed by said City Comptroller, consistent with the provisions of the Local Finance Law.

Section 5. The faith and credit of said City are hereby irrevocably pledged for the payment of the principal of and interest on such obligations as the same respectively become due and payable. An annual appropriation shall be made in each year sufficient to pay the principal of and interest on such obligations becoming due and payable in such year.

Section 6. Such bonds shall be in fully registered form and shall be signed in the name of the City by the manual or facsimile signature of the City Comptroller and a facsimile of its corporate seal shall be imprinted thereon and may be attested by the manual or facsimile signature of the City Clerk.

ORDINANCE

Page 3 of 6

An Ordinance Authorizing the Issuance of \$655,000 Bonds of the City of Watertown, Jefferson County, New York, To Pay the Cost of the Purchase of a Hydro-Excavator Vehicle, In and For Said City

Council Member KIMBALL, Robert O.

Council Member OLNEY III, Clifford G.

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V.C.

Total

YEA	NAY

Section 7. The powers and duties of advertising such bonds for sale, conducting the sale and awarding the bonds, are hereby delegated to the City Comptroller, who shall advertise such bonds for sale, conduct the sale, and award the bonds in such manner as he shall deem best for the interests of the City; provided, however, that in the exercise of these delegated powers, he shall comply fully with the provisions of the Local Finance Law and any order or rule of the State Comptroller applicable to the sale of municipal bonds. The receipt of the City Comptroller shall be a full acquittance to the purchaser of such bonds, who shall not be obliged to see to the application of the purchase money.

Section 8. All other matters, except as provided herein relating to such bonds, including determining whether to issue such bonds having substantially level or declining annual debt service and all matters related thereto, prescribing whether manual or facsimile signatures shall appear on said bonds, prescribing the method for the recording of ownership of said bonds, appointing the fiscal agent or agents for said bonds, providing for the printing and delivery of said bonds (and if said bonds are to be executed in the name of the City by the facsimile signature of the City Comptroller, providing for the manual countersignature of a fiscal agent or of a designated official of the City), the date, denominations, maturities and interest payment dates, place or places of payment, and also including the consolidation with other issues, shall be determined by the City Comptroller. It is hereby determined that it is to the financial advantage of the City not to impose and collect from registered owners of such bonds any charges for mailing, shipping and insuring bonds transferred or exchanged by the fiscal agent, and, accordingly, pursuant to paragraph c of Section 70.00 of the Local Finance Law, no such charges shall be so collected by the fiscal agent. Such bonds shall contain substantially the recital of validity clause provided for in section 52.00 of the Local Finance Law and shall otherwise be in such form and contain such recitals in addition to those required by section 52.00 of the Local Finance Law, as the City Comptroller shall determine.

Section 9. This ordinance shall constitute a statement of official intent for purposes of Treasury Regulations Section 1.150-2. Other than as specified in this ordinance, no monies are, or are reasonably expected to be, reserved, allocated on a long term basis, or otherwise set aside with respect to the permanent funding of the object or purpose described herein.

ORDINANCE

Page 4 of 6

An Ordinance Authorizing the Issuance of \$655,000 Bonds of the City of Watertown, Jefferson County, New York, To Pay the Cost of the Purchase of a Hydro-Excavator Vehicle, In and For Said City

Council Member KIMBALL, Robert O.

Council Member OLNEY III, Clifford G.

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V.C.

Total

YEA	NAY

Section 10. The validity of such bonds and bond anticipation notes may be contested only if:

- (1) Such obligations are authorized for an object or purpose for which said City is not authorized to expend money, or
- (2) The provisions of law which should be complied with at the date of publication of this ordinance are not substantially complied with, and an action, suit or proceeding contesting such validity is commenced within twenty days after the date of such publication, or
- (3) Such obligations are authorized in violation of the provisions of the Constitution.

Section 11. This ordinance, which takes effect immediately, shall be published in full in summary in the Watertown Daily Times, the official newspaper, together with a notice of the City Clerk in substantially the form provided in Section 81.00 of the Local Finance Law.

Unanimous consent moved by _____, seconded by _____, with all voting "AYE".

The question of the adoption of the foregoing ordinance was duly put to a vote on roll call, which resulted as follows:

_____	VOTING	_____
_____	VOTING	_____
_____	VOTING	_____
_____	VOTING	_____
_____	VOTING	_____

The ordinance was thereupon declared duly adopted.

* * * * *

ORDINANCE

Page 5 of 6

An Ordinance Authorizing the Issuance of \$655,000 Bonds of the City of Watertown, Jefferson County, New York, To Pay the Cost of the Purchase of a Hydro-Excavator Vehicle, In and For Said City

Council Member KIMBALL, Robert O.

Council Member OLNEY III, Clifford G.

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V.C.

Total

YEA	NAY

APPROVED BY THE MAYOR

_____, 2024.

Mayor

STATE OF NEW YORK)
) ss.:
 COUNTY OF JEFFERSON)

I, the undersigned Clerk of the City of Watertown, Jefferson County, New York, DO
 HEREBY CERTIFY:

That I have compared the annexed extract of the minutes of the meeting of the Council of said City, including the ordinance contained therein, held on September 3, 2024, with the original thereof on file in my office, and that the same is a true and correct transcript therefrom and of the whole of said original so far as the same relates to the subject matters therein referred to.

I FURTHER CERTIFY that all members of said Board had due notice of said meeting.

I FURTHER CERTIFY that said meeting was (i) open to the general public pursuant to Section 103 of the Public Officers Law or (ii) conducted in conformance with Section 103-a of the Public Officers Law.

I FURTHER CERTIFY that, PRIOR to the time of said meeting, I duly caused a public notice of the time and place of said meeting to be given to the following newspapers and/or other news media as follows:

Newspaper and/or other news mediaDate given

Regular meeting of the City Council held in accordance with Section 14-1 of the
 Municipal Code

ORDINANCE

Page 6 of 6

An Ordinance Authorizing the Issuance of \$655,000 Bonds of the City of Watertown, Jefferson County, New York, To Pay the Cost of the Purchase of a Hydro-Excavator Vehicle, In and For Said City

Council Member KIMBALL, Robert O.

Council Member OLNEY III, Clifford G.

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V.C.

Total

YEA	NAY

I FURTHER CERTIFY that PRIOR to the time of said meeting, I duly caused public notice of the time and place of said meeting to be conspicuously posted in the following designated public location(s) on the following dates:

Designated Location(s) of Posted NoticeDate of Posting

Regular meeting of the City Council held in accordance with Section 14-1 of the Municipal Code


IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said City on September ____, 2024.

City Clerk

(CORPORATE SEAL)

Seconded by _____

FISCAL YEAR 2024-2025
CAPITAL BUDGET
VEHICLES AND EQUIPMENT
SANITARY SEWER

PROJECT DESCRIPTION	COST
<p>Single Axle Hydro Excavator</p> <p>This request is to purchase a single axle hydro excavator. This unit will have heated recirculated water on board allowing it to be used in colder temperatures. This will allow the department to excavate and thaw frozen service lines, assist with hydrant replacements, and main repair work.</p>  <p>Funding to support this project will be from a 5-year serial bond with total Fiscal Year 2025-26 debt service of \$155,100 split equally between the General, Water and Sewer Funds.</p>	<p>\$ 655,000</p>
TOTAL	\$ 655,000

Ord No. 2

August 21, 2024

To: The Honorable Mayor and City Council

From: James E. Mills, City Comptroller

Subject: An Ordinance Authorizing the Issuance of \$600,000 Bonds of the City of Watertown, Jefferson County, New York, to Pay the Cost of the Purchase of Refuse and Recycling Trucks, In and For Said City

Included in tonight's agenda was a resolution to re-adopt the Fiscal Year 2024-25 Capital Budget to eliminate the purchase of one refuse truck and replace it with the purchase of a recycling truck. The estimated cost of the re-adopted capital budget remains at the original budget estimated combined cost of \$600,000. City staff is looking to place the order by the end of September to ensure the City's place in the vendor's build schedule and avoid an even longer wait time for the delivery of the trucks.

Accordingly, a bond ordinance has been prepared for City Council consideration to finance the purchases.

ORDINANCE

Page 1 of 6

An Ordinance Authorizing the Issuance of \$600,000 Bonds of the City of Watertown, Jefferson County, New York, to Pay the Cost of the Purchase of Refuse and Recycling Trucks, In and For Said City

Council Member KIMBALL, Robert O.

Council Member OLNEY III, Clifford G.

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V.C.

Total

YEA	NAY

Introduced by _____

At a regular meeting of the Council of the City of Watertown, Jefferson County, New York, held at the Municipal Building, in Watertown, New York, in said City, on September 3, 2024, at 7:00 o'clock P.M., Eastern Time.

The meeting was called to order by _____, and upon roll being called, the following were

PRESENT:

ABSENT:

The following ordinance was offered by _____, who moved its adoption, seconded by _____, to wit:

BOND ORDINANCE DATED SEPTEMBER 3, 2024.

AN ORDINANCE AUTHORIZING THE ISSUANCE OF \$600,000 BONDS OF THE CITY OF WATERTOWN, JEFFERSON COUNTY, NEW YORK, TO PAY THE COST OF THE PURCHASE OF REFUSE AND RECYCLING TRUCKS, IN AND FOR SAID CITY.

WHEREAS, all conditions precedent to the financing of the capital purposes hereinafter described, including compliance with the provisions of the State Environmental Quality Review Act to the extent required, have been performed; and

ORDINANCE

Page 2 of 6

An Ordinance Authorizing the Issuance of \$600,000 Bonds of the City of Watertown, Jefferson County, New York, to Pay the Cost of the Purchase of Refuse and Recycling Trucks, In and For Said City

Council Member KIMBALL, Robert O.

Council Member OLNEY III, Clifford G.

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V.C.

Total

YEA	NAY

WHEREAS, it is now desired to authorize the financing of such capital project;

NOW, THEREFORE, BE IT ORDAINED, by the Council of the City of Watertown, Jefferson County, New York (the "City"), as follows:

Section 1. For the specific object or purpose of paying the cost of refuse and recycling trucks, including incidental expenses in connection therewith, in and for the City, there are hereby authorized to be issued \$600,000 bonds of said City pursuant to the provisions of the Local Finance Law.

Section 2. It is hereby determined that the maximum estimated cost of the aforesaid specific object or purpose is \$600,000 and that the plan for the financing thereof is by the issuance of the \$600,000 bonds of said City authorized to be issued pursuant to this bond ordinance.

Section 3. It is hereby determined that the period of probable usefulness of the aforesaid specific object or purpose is ten years, pursuant to subdivision six of paragraph a of Section 11.00 of the Local Finance Law.

Section 4. Subject to the provisions of the Local Finance Law, the power to authorize the issuance of and to sell bond anticipation notes in anticipation of the issuance and sale of the bonds herein authorized, including renewals of such notes, is hereby delegated to the City Comptroller, the chief fiscal officer. Such notes shall be of such terms, form and contents, and shall be sold in such manner, as may be prescribed by said City Comptroller, consistent with the provisions of the Local Finance Law.

Section 5. The faith and credit of said City are hereby irrevocably pledged for the payment of the principal of and interest on such obligations as the same respectively become due and payable. An annual appropriation shall be made in each year sufficient to pay the principal of and interest on such obligations becoming due and payable in such year.

Section 6. Such bonds shall be in fully registered form and shall be signed in the name of the City by the manual or facsimile signature of the City Comptroller and a facsimile of its corporate seal shall be imprinted thereon and may be attested by the manual or facsimile signature of the City Clerk.

ORDINANCE

Page 3 of 6

An Ordinance Authorizing the Issuance of \$600,000 Bonds of the City of Watertown, Jefferson County, New York, to Pay the Cost of the Purchase of Refuse and Recycling Trucks, In and For Said City

Council Member KIMBALL, Robert O.

Council Member OLNEY III, Clifford G.

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V.C.

Total

YEA	NAY

Section 7. The powers and duties of advertising such bonds for sale, conducting the sale and awarding the bonds, are hereby delegated to the City Comptroller, who shall advertise such bonds for sale, conduct the sale, and award the bonds in such manner as he shall deem best for the interests of the City; provided, however, that in the exercise of these delegated powers, he shall comply fully with the provisions of the Local Finance Law and any order or rule of the State Comptroller applicable to the sale of municipal bonds. The receipt of the City Comptroller shall be a full acquittance to the purchaser of such bonds, who shall not be obliged to see to the application of the purchase money.

Section 8. All other matters, except as provided herein relating to such bonds, including determining whether to issue such bonds having substantially level or declining annual debt service and all matters related thereto, prescribing whether manual or facsimile signatures shall appear on said bonds, prescribing the method for the recording of ownership of said bonds, appointing the fiscal agent or agents for said bonds, providing for the printing and delivery of said bonds (and if said bonds are to be executed in the name of the City by the facsimile signature of the City Comptroller, providing for the manual countersignature of a fiscal agent or of a designated official of the City), the date, denominations, maturities and interest payment dates, place or places of payment, and also including the consolidation with other issues, shall be determined by the City Comptroller. It is hereby determined that it is to the financial advantage of the City not to impose and collect from registered owners of such bonds any charges for mailing, shipping and insuring bonds transferred or exchanged by the fiscal agent, and, accordingly, pursuant to paragraph c of Section 70.00 of the Local Finance Law, no such charges shall be so collected by the fiscal agent. Such bonds shall contain substantially the recital of validity clause provided for in section 52.00 of the Local Finance Law and shall otherwise be in such form and contain such recitals in addition to those required by section 52.00 of the Local Finance Law, as the City Comptroller shall determine.

Section 9. This ordinance shall constitute a statement of official intent for purposes of Treasury Regulations Section 1.150-2. Other than as specified in this ordinance, no monies are, or are reasonably expected to be, reserved, allocated on a long term basis, or otherwise set aside with respect to the permanent funding of the object or purpose described herein.

Section 10. The validity of such bonds and bond anticipation notes may be contested only if:

ORDINANCE

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An Ordinance Authorizing the Issuance of \$600,000 Bonds of the City of Watertown, Jefferson County, New York, to Pay the Cost of the Purchase of Refuse and Recycling Trucks, In and For Said City

Council Member KIMBALL, Robert O.

Council Member OLNEY III, Clifford G.

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V.C.

Total

YEA	NAY

(1) Such obligations are authorized for an object or purpose for which said City is not authorized to expend money, or

(2) The provisions of law which should be complied with at the date of publication of this ordinance are not substantially complied with, and an action, suit or proceeding contesting such validity is commenced within twenty days after the date of such publication, or

(3) Such obligations are authorized in violation of the provisions of the Constitution.

Section 11. This ordinance, which takes effect immediately, shall be published in full in summary in the Watertown Daily Times, the official newspaper, together with a notice of the City Clerk in substantially the form provided in Section 81.00 of the Local Finance Law.

Unanimous consent moved by _____, seconded by _____, with all voting "AYE".

The question of the adoption of the foregoing ordinance was duly put to a vote on roll call, which resulted as follows:

_____ VOTING _____

_____ VOTING _____

_____ VOTING _____

_____ VOTING _____

_____ VOTING _____

The ordinance was thereupon declared duly adopted.

* * * * *

ORDINANCE

Page 5 of 6

An Ordinance Authorizing the Issuance of \$600,000 Bonds of the City of Watertown, Jefferson County, New York, to Pay the Cost of the Purchase of Refuse and Recycling Trucks, In and For Said City

Council Member KIMBALL, Robert O.

Council Member OLNEY III, Clifford G.

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V.C.

Total

YEA	NAY

APPROVED BY THE MAYOR

_____, 2024.
Mayor

STATE OF NEW YORK)
) ss.:
COUNTY OF JEFFERSON)

I, the undersigned Clerk of the City of Watertown, Jefferson County, New York, DO
HEREBY CERTIFY:

That I have compared the annexed extract of the minutes of the meeting of the Council of said City, including the ordinance contained therein, held on September 3, 2024, with the original thereof on file in my office, and that the same is a true and correct transcript therefrom and of the whole of said original so far as the same relates to the subject matters therein referred to.

I FURTHER CERTIFY that all members of said Board had due notice of said meeting.

I FURTHER CERTIFY that said meeting was (i) open to the general public pursuant to Section 103 of the Public Officers Law or (ii) conducted in conformance with Section 103-a of the Public Officers Law.

I FURTHER CERTIFY that, PRIOR to the time of said meeting, I duly caused a public notice of the time and place of said meeting to be given to the following newspapers and/or other news media as follows:

Newspaper and/or other news mediaDate given

Regular meeting of the City Council held in accordance with Section 14-1 of the
Municipal Code

ORDINANCE

Page 6 of 6

An Ordinance Authorizing the Issuance of \$600,000 Bonds of the City of Watertown, Jefferson County, New York, to Pay the Cost of the Purchase of Refuse and Recycling Trucks, In and For Said City

Council Member KIMBALL, Robert O.

Council Member OLNEY III, Clifford G.

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V.C.

Total

YEA	NAY

I FURTHER CERTIFY that PRIOR to the time of said meeting, I duly caused public notice of the time and place of said meeting to be conspicuously posted in the following designated public location(s) on the following dates:

Designated Location(s) of Posted NoticeDate of Posting

Regular meeting of the City Council held in accordance with Section 14-1 of the Municipal Code

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said City on September ____, 2024.

City Clerk

(CORPORATE SEAL)

Seconded by _____

**FISCAL YEAR 2024-2025
CAPITAL BUDGET
VEHICLES AND EQUIPMENT
MUNICIPAL MAINTENANCE**

PROJECT DESCRIPTION	COST
<p>Side Load Refuse Collection Vehicle 1-008</p> <p>This request is to purchase a right-hand drive, single rear axle chassis equipped with dual compartment material compactors. The truck will be deployed daily for collection of household trash from city residences. We will dispose of the current 2009 Sterling rear load vehicle through on-line auction or trade-in.</p>  <p>Funding to support this project will be from a 10-year serial bond with Fiscal Year 2025-26 debt service of \$40,500.</p>	<p>\$300,000</p>
TOTAL	\$300,000

**FISCAL YEAR 2024-2025
CAPITAL BUDGET
VEHICLES AND EQUIPMENT
MUNICIPAL MAINTENANCE**

PROJECT DESCRIPTION	COST
<p data-bbox="159 436 808 478">Side Load Refuse Collection Vehicle 1-005</p> <p data-bbox="159 520 1240 661">This request is to purchase a recycle truck with compartment material dividers and a front plastic compactor. The truck will be deployed daily for collection of household recyclables. We will dispose of the current 2009 Sterling rear load vehicle through on-line auction or trade-in and reconfigure the fleet.</p>  <p data-bbox="159 1801 1214 1871">Funding to support this project will be from a 10-year serial bond with Fiscal Year 2025-26 debt service of \$40,500.</p>	<p data-bbox="1284 436 1446 478">\$300,000</p>
<p data-bbox="1078 1875 1240 1917">TOTAL</p>	<p data-bbox="1284 1875 1446 1917">\$300,000</p>

August 28, 2024

To: The Honorable Mayor and City Council

From: Eric Wagenaar, City Manager

Subject: Amending City Municipal Code Chapter 216: Parks, Playgrounds and Recreational Areas

Recently, the City Manager's Office has received a sharp increase in complaints relative to the growing population living at the City Hall Campus, to include City Hall Park and the Library grounds. Although the majority of these complaints have been received from patrons of the library, we have also received several complaints from visitors of City Hall as well as city staff. These complaints involve concern for citizen safety, discontinued use of the gazebo for wedding ceremonies and an increase in police response to the area.

While staff continues to work on developing an ordinance to address many of the growing quality of life issues that have been raised from city residents, staff has recommended adding City Hall Park, dedicated on June 17, 1994, and the Library Lawn as a park and recreational area under the City Code. This would afford the ability to prohibit camping and enforce closing hours, among other provisions within this section of the code.

The Ordinance attached for City Council consideration would add City Hall Park and the Roswell P. Flower Memorial Library Lawn to § 216-1 Enumeration of parks, playgrounds, and recreational areas.

ORDINANCE

Page 1 of 1

Amending City Municipal Code Chapter 216:
Parks, Playgrounds and Recreational Areas

Council Member KIMBALL, Robert O.

Council Member OLNEY III, Clifford G.

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V.C.

Total

YEA	NAY

Introduced by _____

BE IT ORDAINED that the City Council of the City of Watertown hereby amends the City Municipal Code Chapter 216, Parks, Playgrounds and Recreational Areas to **add** the following:

§ 216-1 Enumeration of parks, playgrounds, and recreational areas

Parks and Recreational Areas

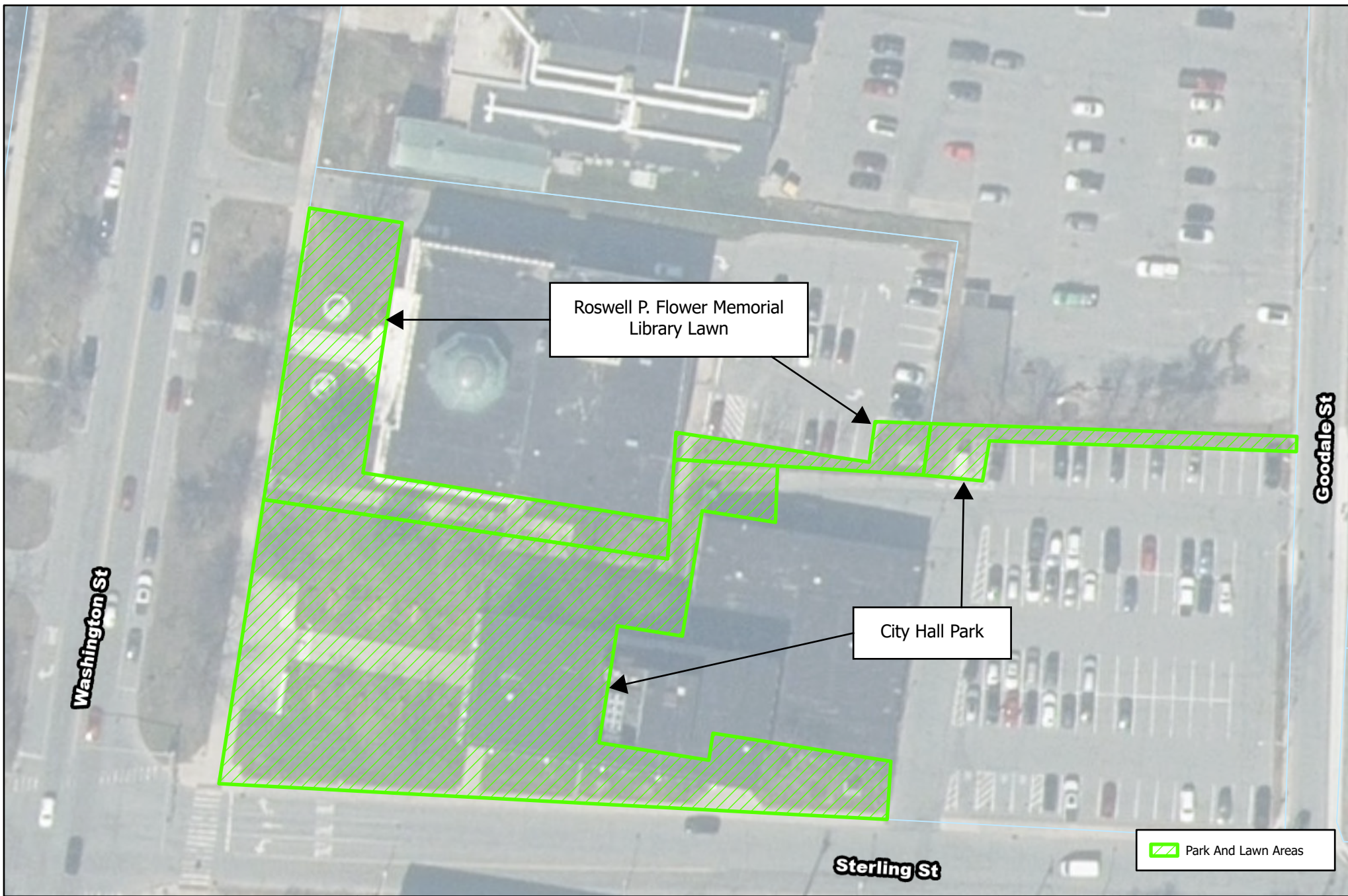
City Hall Park

Roswell P. Flower Memorial Library Lawn

and,

BE IT FURTHER ORDAINED that this amendment shall take effect as soon as it is published once in the official newspaper of the City of Watertown, or printed as the City Manager directs.

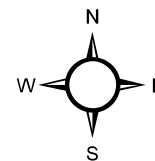
Seconded by _____



CITY OF WATERTOWN GIS
245 WASHINGTON STREET
2ND FLOOR
WATERTOWN, NEW YORK 13601
(315) 785-7793
gis@watertown-ny.gov

City Hall & Roswell P. Flower Memorial Library Park and Lawn Areas

The City of Watertown does not warrant, guarantee or accept any liability for the accuracy, precision or completeness of any information shown or described hereon or for any inferences made therefrom. Any use made from this information is solely at the risk of the user.



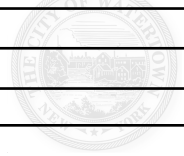
Park and Lawn Areas

Requested By:

Author: mowen

Date: 8/19/2024

Scale : 1 in= 60 ft



Old Business – Public Hearing

August 27, 2024

To: The Honorable Mayor and City Council

From: Michael A. Lumbis, Planning and Community Development Director

Subject: Amending the Approved Plan for Planned Development District #1 at VL College Heights, Parcel Number 8-40-101.001, to Allow a Self-Storage Facility.

A request has been submitted by Matthew R. Morgia, P.E. of Aubertine and Currier, PLLC, on behalf of Washington Street Properties to amend the approved plan for Planned Development District (PDD) #1 located at VL College Heights. PDD #1 was created in 1966, with the allowed uses being a motel, commercial/restaurant, shopping plaza, apartment buildings, and gasoline service station.

PDDs are special districts that are established by the City Council for any lawful purpose. They are typically established to allow uses that would not otherwise be allowed within the existing zoning. They are intended to encourage innovation in land development and to meet special needs of the community.

As part of the establishment and approval of a PDD, a preliminary plan must be submitted. The preliminary plan is a required component of establishing a PDD and serves as a master plan and establishes the overall design and layout for the development on the site. Future construction follows the plan. The ordinance that is adopted by the Council approves the plan and establishes the list of specific uses that are allowed in the district.

As part of the establishment and approval of PDD #1, a preliminary plan was submitted which established the overall design and layout of the site. The plan has been amended numerous times since 1966. The applicant is proposing the construction of a self-storage facility at VL College Heights. Since the proposed use, building and other site changes are not on the approved plan for the PDD, an amendment to that plan must be reviewed by the Planning Commission and approved by the City Council.

The Planning Commission reviewed the request at its August 6, 2024, meeting and adopted a motion recommending that City Council approve the request as submitted. Attached is the complete application, Staff's report to the Planning Commission and the relevant excerpt from the Planning Commission's meeting minutes.

The Jefferson County Planning Board review the proposed request at its August 27, 2024, meeting, pursuant to General Municipal Law Section 239-m, and adopted a motion that the project does not have any significant County-wide or intermunicipal issues and is of local concern only.

The City Council has scheduled a public hearing on the PDD Amendment for 7:15 p.m. on Tuesday, September 3, 2024. After the public hearing, the City Council must consider the State Environmental Quality Review (SEQR) Short Environmental Assessment Form and resolution before voting on the attached ordinance.

ORDINANCE

Page 1 of 1

Amending the Approved Plan for
Planned Development District #1
At VL College Heights, Parcel Number
8-40-101.001, to Allow a Self-Storage
Facility

Council Member KIMBALL, Robert O.

Council Member OLNEY III, Clifford G.

Council Member RUGGIERO, Lisa A.

Council Member SHOEN, Benjamin P.

Mayor PIERCE, Sarah V. C.

YEA	NAY

Total

Introduced byCouncil Member Lisa A. Ruggiero

WHEREAS Matthew R. Morgia, P.E. of Aubertine and Currier, PLLC, on behalf of Washington Street Properties has made an application by petition filed with the City Clerk, pursuant to Section 83 of the New York General City Law to amend the approved plan for Planned Development District #1 located at VL College Heights, Parcel Number 8-40-101.001, and

WHEREAS the Planning Commission of the City of Watertown considered the zone change request at its August 6, 2024, meeting and adopted a motion recommending that City Council approve the amendment to the approved plan as requested, and

WHEREAS the Jefferson County Planning Board is scheduled to review the application at its August 27, 2024, meeting, pursuant to Section 239-m of New York State General Municipal Law, and

WHEREAS a public hearing was held on the proposed zone change on September 3, 2024, after due public notice, and

WHEREAS the City Council has made a declaration of Negative Findings of the impacts of the proposed amendment and conceptual site plan according to the requirements of SEQRA, and

WHEREAS the City Council deems it in the best interest of the citizens of the City of Watertown to approve the amendment to Planned Development District #1,

NOW THEREFORE BE IT ORDAINED that the preliminary plan for Planned Development District #1, located at VL College Heights, Parcel Number 8-40-101.001 is hereby amended as shown on the plan submitted to the Planning and Community Development Department on July 12, 2024, and

BE IT FURTHER ORDAINED this amendment to the Zoning Ordinance of the City of Watertown shall take effect as soon as it is published once in the official newspaper of the City of Watertown, or otherwise printed as the City Manager directs.

Seconded by Council Member Clifford G. Olney III



Department of Planning
175 Arsenal Street, 3rd Floor
Watertown, NY 13601

Michael J. Bourcy
Director of Planning

315-785-3144
315-785-5092 (fax)

August 28, 2024

Sharlice Bonello
City of Watertown
245 Washington Street
Watertown, NY 13601

Re: Washington Street Properties, Zoning Law Amendment, Vacant lot at College Heights, JCDP File # C 3 - 24

Dear Sharlice,

On August 27, 2024, the Jefferson County Planning Board reviewed the above referenced project, referred pursuant to General Municipal Law, Section 239m.

The Board adopted a motion that the project does not have any significant County-wide or intermunicipal issues and therefore is of local concern only.

During the review, the County Planning Board identified that New York State City Law requires zoning amendments to be made in accordance with a Comprehensive Plan.

Furthermore, the Board has the following local advisory comments:

It appears that if the PDD amendment is approved, a site plan review will be required for project construction. Here are site plan review related comments:

The City's Complete Streets guidelines should be consulted regarding the potential need for pedestrian pathways such as a sidewalk along College Heights Drive and a crosswalk if necessary.

In addition, the local board should request information regarding security lighting and signage to ensure any potential offsite glare will be minimized on neighbors and public roads.

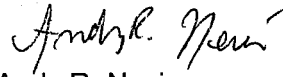
Lastly, the City Engineer should verify the capacity of the bioretention area to ensure it has adequate capacity to handle the additional runoff resulting from the impervious surface increase.

Please note that the advisory comments are not a condition of the County Planning Board's action. They are listed to assist the local board in its review of the project. The local board is free to make its final decision.

General Municipal Law, Section 239m requires the local board to notify the County of its action on this matter within thirty (30) days after taking a final action.

Thank you.

Sincerely,

A handwritten signature in cursive script, appearing to read "Andy R. Nevin".

Andy R. Nevin,
Senior Planner