VILLAGE OF CHITTENANGO

222 Genesee Street

Chittenango, New York

September 24, 2026

Meeting Call to Order/Pledge of Allegiance

At 6:00PM, the meeting was called to order by Mayor Cianfrocco. All stood and recited the Pledge of Allegiance. In addition to Mayor Cianfrocco, attending were Trustee Melinda Kopp, Trustee Russell Wehner Trustee Dana Kent and Trustee Ed Gratien. Also in attendance were Village Attorney Nadine Bell, Village Administrator Robert Freunscht, Police Chief Shawn Broton, Village Clerk Karen Hawkins, Village Treasurer Caroline Brazeau, PB/ZBA Chair Robert Salmon, PB/ZBA Alternate Ronnie Jackson, Paul Gloska, Kenneth Greene, Sean Lynch, Matthew Burdick and Pat Burdick Jr.

Honorariums/Memoriums/Proclamations
There were no Honorariums/Memoriums/Proclamations

Public Hearings
Local Law to Amend Section 132-19 of Article III of Village Code to Increase Maximum Alternative Veterans Exemption Allowable
At 6:03PM Trustee Wehner made a motion to open the public hearing. Trustee Kopp seconded. Mr. Freunscht reported on his discussion with the Town of Sullivan relative to the amendments proposed to increase the maximum alternative veterans exemption allowable. The question was presented as to whether the Village could make a local law to automatically change the exemptions when the Town changes its local law. Counsel Bell said no. Mr. Freunscht said that the Town needs to do a reassessment but they have been balking at doing that. Trustee Kopp made a motion to close the public hearing. Trustee Gratien seconded. Public Hearing closed at 6:10PM

Chapter 59 Unsafe Buildings Action – 623 Oneida Street
At 6:11PM Trustee Wehner made a motion to open the public hearing. Trustee Kent seconded. Code Enforcement Officer did an inspection as stated in the July 20, 2026 letter to the Village Board relative to the 623 Oneida Street property. Counsel Bell advised the Board that a lis lendens has been filed with Madison County Clerk . (A lis pendens is a formal public notice indicating that a lawsuit involving a specific piece of real estate is pending, alerting all parties that the property's title may be affected by the outcome of the case.) The property owner Mr. Burdick advised that the house was broken into 72 hours previously. This was confirmed by Chief Broton. Mr. Burdick installed a RING system. It was projected that windows could be installed within 2-3 weeks if ordered the next day. Required remediation includes new windows, Tyvek (partially done) and siding. The back porch has already been removed. The roof is about 10 years old and in decent condition. No permits are required to do the proposed work. Asbestos abatement assessment is $350. The goal is for the house to look better and be safe. Trustee Gratien made a motion to close the public hearing. Trustee Kopp seconded. Public Hearing closed at 6:25PM.

Chapter 59 Unsafe Buildings Action – 620 Lakeport Road
At 6:26PM Trustee Wehner made a motion to open the public hearing. Trustee Gratien seconded. The plan for this house is to turn it into an Airbnb like Aunt Dorothy's house in the Wizard of Oz. Counsel Bell advised that a lis pendens had also been filed with the Madison County Clerk for this property. The porch is off. They are putting cameras in this house. The power was turned on the day before this meeting. This house is more weather tight than the property at 623 Oneida Street. Trustee Wehner made a motion

to close the public hearing. Trustee Kent seconded. Public Hearing closed at 6:31PM.

August 27, 2026 Minutes

Trustee Kent advised that the reference to the Generator Grant should read FEMA advised the Village to rescind its request instead of resend its request. Ms. Hawkins advised that she would amend the minutes accordingly.

Trustee Kopp made a motion to approve the August 27, 2026 minutes as amended. Trustee Wehner seconded. All in favor. Motion carried.

Monthly Reports

DPW/Village Administrator	Clerks	Police
Codes	WWTP Report	

Regarding the Police Department traffic awareness program: 78 tickets were written in 24 days which centered around the high school; Tuscarora Road speed data – 6,826 cars were observed within a 24 hour period traveling an average of 40MPH (57% of the cars observed); there are also speed issues on Lake Street which are being addressed.

Trustee Wehner made a motion to approve the reports as presented. Trustee Kopp seconded the motion. All in favor. Motion carried.

New Business

Mayor:

- Local Law to Amend Section 132-19 of Article III of Village Code to Increase Maximum Alternative Veterans Exemption Allowable; Trustee Kopp made a motion to adopt the proposed law as presented. Trustee Wehner seconded the motion. Roll call was taken with everyone voting in the affirmative. Motion carried.

- Chapter 59 Unsafe Buildings Action – 623 Oneida Street
  Pursuant to Chapter 59, the Village Board declared the structure on 623 Oneida Street unsafe. Mr. Burdick was instructed by Counsel Bell to replace windows, missing soffit, siding and to secure entryways to keep unwanted people and animals from entry. He was given 90 days to make the structure safe. Trustee Wehner made a motion recommending actions to be taken by Mr. Burdick as stated by Counsel Bell in order to make the structure safe in the time frame given. Trustee Kent seconded the motion. All in favor. Motion carried.

- Chapter 59 Unsafe Buildings Action – 620 Lakeport Road
  Pursuant to Chapter 59, the Village Board declared the structure at 620 Lakeport Road unsafe. Counsel Bell again advised Mr. Burdick to take the necessary actions to make the structure safe. Again, he was given 90 days to make the necessary repairs. Mr. Burdick asked for 120 days. Counsel Bell advised Mr. Burdick to stick to the 90 days and any request for more time could be revisited. Trustee Kopp made a motion recommending actions to be taken by Mr. Burdick as stated by Counsel Bell in order to make the structure safe in the time frame given. Trustee Gratien seconded the motion. All in favor. Motion carried.

- Authorize Mayor to Sign Environmental Facilities Corporation Preliminary Inflow and Infiltration Award Letter
  Trustee Kopp made a motion to authorize the Mayor to sign the Environmental Facilities Corporation Preliminary Inflow and Infiltration Award Letter once the $50,000 grant has been awarded. Trustee Gratien seconded the motion. All in favor. Motion carried.

- Approve Hiring of Dwight Evans as Part Time Police Officer
  Chief Broton introduced Dwight Evans. Worked full time for Oneida Indian Nation and part time for Cazenovia Police Department. Officer Evans was interviewed by Mayor Cianfrocco and Village Administrator Bob Freunscht. A background check has been completed. Trustee Wehner made a motion to approve the hiring of Dwight Evans contingent on all required paperwork being completed. Trustee Gratien seconded the motion. All in favor. Motion carried.

Village Administrator:

- Approve Policy Change Regarding Health Insurance Eligibility
  Mr. Freunscht recommended that health insurance be made available from date of hire for full time employees. Current protocol calls for a 90-day delay for the Police Department and non-negotiated employees. By making health insurance available at date of hire makes benefit equal for all departments. Trustee Kent made a motion to approve health insurance eligibility from date of hire for all full time employees. Trustee Wehner seconded. All in favor. Motion carried.

- Sewer Plant Grant
  Three years on the funding list. Mr. Freunscht updates request regularly. G&H Engineering completed the original paperwork. Meeting at 3PM tomorrow to change from a multi-year to a single year contract. Mr. Freunscht advised about the switch from chlorine to ultra violet treatment of wastewater. Suggested taking out a 0% loan rather than using one million dollars from capital reserve money.

- Bill Lynch – Jay Street Request
  Mr. Freunscht advised that Bill Lynch has requested a quit claim deed for the property on Jay Street which is beyond the right-of-way so he could plant bushes. There is a pole within the easement. Counsel Bell advised that according to Article VIII of the NYS Constitution, the Village is prohibited from giving/gifting the property to Mr. Lynch.

- Board of Fire Commissioners
  Town of Sullivan Fire District is going to be disbanded to be replaced by a Board of Fire Commissioners. The Village will be responsible for appointing two of the five Fire Commissioners. The Town of Sullivan will transfer all Fire District assets to the Fire Commission. The Fire Commissioner appointments will be for one year. Elections to be held December 2027. The Commission budget will be voted on by the public. The goal is to have a paid staff at least 12 hours a day. The Fire Commissioners are volunteer positions. Mr. Freunscht will be the Commission Treasurer/Comptroller which will be a paid position. Trustee Wehner made a motion for the Village Board to appoint two of the five fire commissioners. Mr. Freunscht recommended

Mike Sudol and Eric Haas. Trustee Kopp seconded the motion. All in favor. Motion carried.

- Village Administrator Report Highlights:
  (1) Can't get the MRB grant for NY Bricks-criteria directed mostly towards New Yor City
  (2) Superior Metals BESS – still under technical review
  (3) NY Forward meeting next week to go over budgets; contracts by 4th quarter October 1-December 30 timeframe
  (4) Poolsbrook Pump Station- Koester reported bought cheaper pump by mistake; current flow capacity not sufficient for adding more homes; the work needed to increase capacity could cost $40-50,000 (a capital project)
  (5) Generator Grant application rescinded

Codes:

- Approve Jeff Geer Request to Attend New York State Building Officials Conference Training October 16, 2026 in Rome, NY
  Trustee Kopp made a motion to approve Mr. Geer's attendance at the New York State Building Officials Conference Training. Trustee Gratien seconded the motion. All in favor. Motion carried.

Old Business

There was no old business discussed.

Any Other Business That May Come Before the Board

Kenneth Greene – Issues with Village Board Protocols

Kenneth Greene was provided five minutes to address the Board regarding issues including how the CPP battery energy storage system application was originally handled. He also addressed issues he had with the handling of past issues within the Police Department when Fred Corey was Police Chief.

Abstracts

General Abstract #004 Vouchers #154-206 in the amount of $110,136.25; Sewer Abstract #004 Vouchers #037-040 in the amount of $37,672.39; and Trust and Agency Abstract #004 Voucher #008-010 in the amount of $2605.40.

Trustee Gratien made a motion to approve the abstracts as presented. Trustee Wehner seconded the motion. All in favor. Motion carried.

Next Month's Audit Team: Dana Kent and Russell Wehner

October 9 – Stargazing Picnic; 8:00-10:00PM; Chittenango Landing Canal Boat Museum
October 10 – Free Kid/Baby Clothing Exchange; 8:00AM-2:00PM; St. Paul's Episcopal Church
October 10 – Ribbon Cutting Creekwalk Trail; 10:00AM; Chittenango Landing Canal Boat Museum
October 10 – Fall Festival; 11:30AM-3:30PM; Dr. West Park
October 12 – Village Hall CLOSED
October 22 – Blood Drive: 1:30-6:30PM; St. Patrick's Church
October 24 – Lions Club Botanical Garden Halloween Event: 10:00AM-12:00PM; Lions Botanical Park

October 24 – Village Businesses Trick-or-Treat; 12:00-2:00PM; Downtown Chittenango
October 24 – Madison County Drive Thru Rabies Clinic; 10:00am-1:00pm; Madison County Highway Garage, Wampsville
October 24 – Autumn at the Landing; 12:00-4:00PM; Chittenango Landing Canal Boat Museum
October 29 – Library Players "PG 13"; 7:00-8:30PM; Sullivan Free Library
October 30 – Library Players "PG 13"; 7:00-8:30PM; Sullivan Free Library
October 31 – Library Players "PG 13"; 1:00-2:30PM; Sullivan Free Library

Executive Session

At 7:43PM Trustee Kopp made a motion to go into Executive Session. Trustee Kent seconded the motion. No action was taken. At 7:51PM Trustee Gratien made a motion to come out of Executive Session. Trustee Kent seconded the motion.

Next Monthly BOT Meeting is October 22, 2026 at 6:00PM .

Adjournment
Trustee Gratien made a motion to adjourn the meeting. Trustee Kopp seconded the motion. All in favor. Motion carried.
Meeting adjourned at 7:51PM

Respectfully submitted,
Karen Hawkins
Village Clerk