

Town of Lyme  
12175 NYS Route 12E  
Chaumont, NY 13622

May 14, 2025

**Local Law 2 of 2025 Public Hearing 6:15 p.m.  
Regular Monthly Meeting 6:30 p.m.**

A public hearing and regular meeting of the Town Board of Lyme, County of Jefferson and the State of New York was held at 12175 NYS Route 12 E at 6:15 P.M., on the 14<sup>th</sup> day of May 2025.

**Water Use Law Amendment Public Hearing**

Supervisor Millington called the Water Use Law Public Hearing to order at 6:22 p.m. There were no public comments or questions.

Kathy Dyer explained the changes that were proposed for the Water Use Law.

Mark Zegarelli commented that restaurants should be charged more than 1 EDU. They use a lot of water. In the Village they are charged 2 EDUs.

Supervisor Millington closed the public hearing at 6:26 p.m.

**Regular Meeting**

**Call to Order:**

Supervisor Millington called the regular monthly meeting to order at 6:30 p.m. opening the meeting with the Pledge of Allegiance.

Those present included Supervisor Millington, Deputy Supervisor Donovan, Councilmember Farrell, Councilmember Bourquin, Councilmember Gosier, Town Clerk Ariana Henderson, Legislator William Johnson, Jennifer Kingsley, Bruce Kingsley, Josh Rogers, Julie Grieco, Terry Countryman, Heather Lipczynski, Catherine Stone, Mark Zegarelli, Jose Bernier, Ted Smith, John Rusho, Cathy Ward, Bill Kleftis, Susan Nichole, Linda Towne, David Powers, John Condino, Laura Williams, Addison Guga, Deanna Lothrop and Greg Hoppel.

**Legislator William Johnson:**

Legislator Johnson reported that there are 3 major projects happening at Watertown airport. The County is working on a short-term rental law that will be completed in the next few months.

**Barton and Loguidice:**

John Condino and David Powers were present to discuss the proposed Water District #6. David Powers explained that there was not enough time to complete the Water District#6 study for the May 30<sup>th</sup> deadline. He recommended scheduling a Joint Meeting with the Water Board and

Town Board to iron out the wrinkles for the district boundaries. We can then complete the research and have the paperwork to submit for 2026.

**Resolution 2025-94:** Councilmember Bourquin made the motion to have a Joint Water Board meeting with Barton and Loguidice to discuss Water District #6 and any other business that may come before the board on May 28<sup>th</sup> at 6:00 p.m. at the Town of Lyme Municipal Offices; Councilmember Gosier seconded the motion; all were in favor; motion carried.

#### **Supervisor's Report**

**Resolution 2025-95:** Councilmember Donovan made the motion to approve the April Supervisor's Monthly Financial report; Councilmember Gosier seconded the motion; all were in favor; motion carried.

#### **Highway Superintendent's Report**

**Resolution 2025-96:** Councilmember Bourquin made the motion to approve the CHIPS expenditure for Morris Tract Road, Bayview Drive TMB, and Church Street TMB in the amount of \$217,032.00; Councilmember Gosier seconded the motion; all were in favor; motion carried.

**Resolution 2025-97:** Councilmember Bourquin made the motion to approve the CHIPS expenditure for Hard Scrabble Road in the amount of \$12,336.27; Councilmember Gosier seconded the motion; all were in favor; motion carried.

#### **Clerk's Report**

Monthly Receipts were as follow: Total Local Shares Remitted: \$1688.29; Total State County & Local Revenues: \$1,707.29 Total Non – Local Revenues: \$19.00

**Resolution 2025-98:** Councilmember Gosier made the motion to accept the Town Clerk's Report for April; seconded by Councilmember Farrell; all were in favor and the motion was carried.

#### **TOWN CLERK CERTIFICATION**

A Resolution to proceed with the construction of a new Highway Barn, as revised, was adopted on April 9, 2025, subject to successful bonding for the project. An amended Bond Resolution was adopted by the Town Board on April 9, 2025. The Town Board called for a mandatory referendum regarding the amended Bond Resolution in accordance with New York Town Law § 94 on April 9, 2025.

Efforts to hold a special election were coordinated with the Jefferson County Board of Elections, and the same was held on May 13, 2025 from 12:00 PM until 8:00 PM. The proposition, which was not met with opposition by the Jefferson County Board of Elections, was as follows: "Shall the Town spend a maximum of \$4,822,656.52 to construct a new Highway Barn?"

For the entirety of the election, two (2) election inspectors, registered and endorsed by the Jefferson County Board of Elections, were present. Those same election inspectors counted the submitted ballots at the end of the eight (8) hour voting period.

I certify as the Town Clerk for the Town of Lyme that two hundred fifty-three (253) Town residents voted in the special election. Of those two hundred fifty-three (253) Town residents, one hundred fifty-four (154) voted in favor of the proposition and ninety-nine (99) voted against the proposition. Thus, the proposition succeeded, and the Town Board may take whatever steps are necessary to move forward with the amended Bond Resolution.

### **Audit of the Bills (Abstracts #9 + 10)**

**Resolution 2025-99:** Councilmember Bourquin made the motion to approve Abstract #9 in the amount of \$0.00 seconded by Councilmember Farrell; all were in favor and the motion was carried.

**Resolution 2025-100:** Councilmember Bourquin made the motion to approve Abstract #10 in the amount of \$149,139.52; seconded by Councilmember Gosier; all were in favor and the motion was carried.

### **Approval of the Minutes**

**Resolution 2025-101:** Councilmember Gosier made the motion to approve the following meeting minutes; Regular Meeting April 9, 2025; April 16, 2025; April 29, 2025; seconded by Councilmember Farrell; all were in favor and the motion was carried.

### **Old Business:**

#### **Water Use Law:**

**Resolution 2025-102:** Councilmember Gosier made the motion to approve the Water Use Law Amendments as written; seconded by Councilmember Donovan; all were in favor and the motion was carried.

#### **Appoint Cedar Grove Director:**

**Resolution 2025-103:** Councilmember Donovan made the motion to appoint Heather Lipczynski as the Cedar Grove Cemeteries Director; seconded by Councilmember Farrell; all were in favor and the motion was carried.

#### **Appoint Groundskeeper:**

**Resolution 2025-104:** Councilmember Gosier made the motion to appoint Adam Stevenson as the Groundskeeper; seconded by Councilmember Farrell; all were in favor and the motion was carried.

**Appoint Summer Recreation Employees:**

**Resolution 2025-105:** Councilmember Gosier made the motion to appoint Director of Summer Recreation: Reagan Cole, Assistant Director of Summer Rec: Derek Radley, Summer Rec. Worker: Jayde Thurston, and also Shayna Brown for U8 assistant softball coach; seconded by Deputy Supervisor Donovan; all were in favor and the motion was carried.

Councilmember Gosier suggested having our summer/seasonal employees apply to the Jefferson County Work program next year.

**Solar Committee Update:**

Bill Kleftis was present along with other Solar Committee members. Mr. Kleftis presented the solar committees concerns and mission statement as follows:

**May 14, 2025**

1. Our committee is now called **Concerned Citizens for Responsible Solar (CCRS)**
2. We are now focusing on our **Communication Campaign Stage**.
3. We have additional new members.
4. If the Riverside and Bay Breeze projects, go online the Town of Lyme will have twice the capacity than the rest of ALL the other towns in Jefferson County. **250MW vs 128MW**.
5. All Pro-solar government, company and organizations profess benefits to the local citizens. Unfortunately, the opposite is happening ... **discounted tax revenue scheme, no impact to electric rate payers, additional risk and liability, use of NON-local construction crews, limited local long-term site employment, and scenic eyesore!**
6. **Bay Breeze** – Plans on submitting their application in **August 2025!**
7. **Riverside Project** – AES has requested a “lightened regulatory regime” approval process on April 1, 2025. Several citizens have written within the 10-day comment period to reject the requested petition. Originally, the Town of Lyme did not have adequate legal counsel, the regulations have changed, and new factors have surfaced.
  - a. The new solar law has most of the recommendations developed by the Governor Hochul working group.
  - b. NYSERDA published the NY Battery Energy Storage System Guidebook for Local Governments in November 2024, however it does **NOT** include most of the recommendations from the working group.
  - c. The AES Riverside Project Description states: “The project is anticipated to positively impact both the environment and the local economy by reducing carbon dioxide emissions by an estimated 133,000 metric tons each year”. We are not producing the carbon dioxide but we are paying the price!
8. **CR179/Morris Tract Road (3:1)** – Has requested the Village of Chaumont for permit approval for rectifier replacement. Our committee is formally making recommendations to address recommendations from Governor Hochul’s Working Group Fire Code and to address the lack of screening and other non-conformances.

- a. **The Village and County taxes are discounted from the Agricultural land use rate even though the land is not being used for agricultural purposes.**
9. **Beacon Harbor Project** - Clayton/Brownville; 150MW Panels and 75MW BESS; Announced August 20, 2024
10. **NYISO (NY Independent System Operator)** – Interconnection Queue 12-31-2024 identifies Gunns Corners 140MW, Beacon Harbor 195MW, Bay Breeze 150MW, Honey Ridge (North Carthage) 24-03037 100MW
  - a. (ACE DevCo/North Watertown BESS 200MW is a sale of 3 entities into one based in San Diego CA)
11. **Antelope Energy Storage Center** – Lewis County, Queue Date 9-11-2024 Completion 12/1/2030. 500MW Battery Storage connecting to Adirondack 345kV substation
12. **Field Day Solar 24-03060** – 300MW solar and battery. Oneida County. Connecting to Boonville to Rome 115kV Line 3.

### **Mission Statement**

#### **Concerned Citizens for Responsible Solar (CCRS)**

#### **Revised May 8, 2025 REV B**

As concerned citizens, for the Town of Lyme New York and surrounding areas, our mission is for the responsible development and implementation of solar solutions in our community.

- We promote the responsible use of solar solutions for residential and commercial applications that benefit the citizens and businesses in our community.
- We engage with developers and government authorities for large solar projects, with a collective rating greater than 19.99 MW to ensure a benefit to all impacted citizens and businesses in our community.
- Benefits expected and not limited to:
  - No reduction in property values to adjacent and impacted property owners.
  - No impact to natural resources that bring new citizens and seasonal visitors to our community.
  - No impact to endangered and threatened plant and wildlife species.
  - Increased County, Local and School tax revenue to provide community benefits. and offset all future taxpayer liability impacted by solar projects.
  - Protect against the future liability, to the Town of Lyme, for all uncovered expenses exceeding decommissioning costs.

Councilmember Gosier expressed her appreciation for the work done by the Solar Committee. She also requested that the Town Board submit a letter of concern regarding the replacement of the battery storage system at the solar facility on County Route 179 in the Village of Chaumont.

She emphasized the need for clear boundaries between the Solar Committee and the Town Board. Bill Kleftis clarified, for the record, that the Board only tasked the Committee with drafting a solar law, which they have completed. Councilmember Farrell commended the

Committee for their excellent work but reminded them that they cannot officially represent the Town Board and should proceed with caution. Bill Kleftis reassured the Board that the Committee is maintaining its independence.

**Linda Towne** voiced several concerns about the solar facility in the Village of Chaumont. She noted that residents of Rockledge Drive were promised biannual well testing following the solar battery fire, but that testing has not occurred. Additionally, residents have not received any communication from the DEC. She also pointed out several commitments, such as screening, that remain unfulfilled.

Councilmember Bourquin expressed interest in meeting with the Solar Committee to review the draft solar law in conjunction with the Town Board.

**New Business:**

**Veteran’s Park Pay Applications**

**Resolution 2025-106:** Councilmember Bourquin made the motion to approve the following pay applications for Veteran’s Memorial Public Park; Powis Contracting Pay Application # 8 \$303,521.59; Ontario HVAC Solutions Application # 2 \$24,843.27; seconded by Councilmember Gosier; all were in favor and the motion was carried.

**Highway Garage Special Election:**

***Councilmember Bourquin read the following Resolution out loud:***

**RESOLUTION OF THE TOWN BOARD**  
**OF THE TOWN OF LYME**

At a meeting of the Town Board of the Town of Lyme, held at the Town Offices located at 12175 NYS Route 12E, Chaumont, NY 13622, on May 14, 2025 at 6:00 p.m., there were:

PRESENT:

Supervisor James Millington, Don Bourquin, Julia Gosier, Tim Farrell, Thomas Donovan

ABSENT: N/A

**WHEREAS**, a Resolution to proceed with the construction of a new Highway Barn, as revised, was adopted on April 9, 2025, subject to successful bonding for the project; and

**WHEREAS**, an amended Bond Resolution was adopted by the Town Board on April 9, 2025; and

**WHEREAS**, the Town Board called for a mandatory referendum regarding the amended

Bond Resolution in accordance with New York Town Law § 94 on April 9, 2025; and

**WHEREAS**, efforts to hold a special election were coordinated with the Jefferson County Board of Elections, and the same was held on May 13, 2025 from 12:00 PM until 8:00 PM; and

**WHEREAS**, the proposition voted on during the special election was “Shall the Town spend a maximum of \$4,822,656.52 to construct a new Highway Barn?”; and

**WHEREAS**, for the entirety of the election, two (2) election inspectors, registered and endorsed by the Jefferson County Board of Elections, were present; and

**WHEREAS**, those same election inspectors counted the submitted ballots at the end of the eight (8) hour voting period; and

**WHEREAS**, during the special election, a total of two hundred fifty-three (253) Town residents voted, of which one hundred fifty-four (154) voted in favor of the proposition and ninety-nine (99) voted against the proposition; and

**WHEREAS**, following the special election it was determined that the proposition succeeded; and

**WHEREAS**, the Town Board hereby finds that it shall promptly notify interested parties of the same; and

**NOW THEREFORE**, on motion duly made and seconded, this Board makes the following determinations:

**IT IS HEREBY RESOLVED:**

1. The above recitations are incorporated herein.
2. All necessary efforts shall be made, and the Town Board may take whatever steps are necessary, in order to move forward with the amended Bond Resolution and the corresponding construction of a new Highway Barn.

The foregoing Resolution was offered by Board Member, Gosier, and seconded by Board Member, Farrell, and upon roll call vote of the Board was duly adopted as follows:

Supervisor James Millington	Yes <u>X</u>	No _____
Thomas Donovan	Yes <u>X</u>	No _____

Don Bourquin	Yes <u>X</u>	No _____
Timothy Farrell	Yes <u>X</u>	No _____
Julia Gosier	Yes <u>X</u>	No _____

**Resolution 2025-107:** Councilmember Gosier made the motion to approve the resolution to move forward with the amended bond resolution and corresponding construction of the Town Highway Garage; seconded by Councilmember Farrell; all were in favor and the motion was carried.

**Resolution to pay Election Inspectors:**

*Supervisor Millington read the following Resolution out loud:*

**RESOLUTION 108 of 2025**  
**PAYMENT TO ELECTION INSPECTORS FOR SPECIAL ELECTION (Town Highway Barn)**

**WHEREAS,** the Town Board for the Town of Lyme called for a referendum regarding the expenditure of funds for the creation of a new Town Highway Barn in the Town of Lyme, New York; and

**WHEREAS,** the Town Board for the Town of Lyme held a Special Election in accordance with New York Law; and

**WHEREAS,** two (2) election inspectors were required to be present during the Special Election; and

**WHEREAS,** the Town has agreed to pay each of the two (2) election inspectors New York minimum wage for their services; and

**WHEREAS,** the minimum wage in New York is currently \$15.50 per hour; and

**WHEREAS,** each election inspector worked from 11:00 am – 8:30 pm on the day of the Special Election.

**NOW, THEREFORE, BE IT RESOLVED,** that the Town Board of the Town of Lyme shall issue two (2) checks, each in the amount of \$147.25, for payment of the two (2) election inspectors present during the Special Election and shall issue a 1099 to each inspector.

**BE IT FURTHER RESOLVED,** by the Town Board of the Town of Lyme, New York:

1. The Town Supervisor and the Town Clerk for the Town of Lyme are authorized to execute the documents necessary to issue the aforementioned checks.
2. This Resolution shall take effect immediately.

The foregoing Resolution was offered by Board Member, Gosier, and seconded by Board Member, Donovan, and upon roll call vote of the Board was duly adopted as follows:

Supervisor James Millington	Yes <u>X</u>	No _____
Thomas Donovan	Yes <u>X</u>	No _____
Don Bourquin	Yes <u>X</u>	No _____
Timothy Farrell	Yes <u>X</u>	No _____
Julia Gosier	Yes <u>X</u>	No _____

**Resolution 2025-108:** Councilmember Donovan made the motion to pay the election inspectors Julie Amell and Lucinda Collins for the Highway Garage Special Election; seconded by Councilmember Farrell; all were in favor and the motion was carried.

**Zoning Law Amendments:**

**Resolution 2025-109:** Councilmember Gosier made the motion to send the zoning law Special Use Permit language changes to Jefferson County Planning Board for 239M review; seconded by Councilmember Farrell; all were in favor and the motion was carried.

**Resolution 2025-110:** Councilmember Bourquin made the motion to advertise the public hearing for the Special Use Permit language zoning law changes to be held at 6:15 p.m. on June 11, 2025; seconded by Councilmember Farrell; all were in favor and the motion was carried.

**Barnes Bay Cemetery:**

**Resolution 2025-111:** Councilmember Bourquin made the motion to approve the Lyme Heritage Center placing a historical marker at Barnes Bay Cemetery; seconded by Councilmember Farrell; all were in favor and the motion was carried.

**Cedar Grove Foundations:**

Councilmember Gosier stated that a few board members need to meet with Heather Lipczynski to go over the inventory of markers in the new cedar grove cemetery, as some are tipping. The foundations are inadequate they do not extend deep enough into the ground to prevent frost damage. As a result, one headstone has already fallen forward. Since the lot owners have already paid for the installation, the cost of correcting these issues will need to come from the Cemetery's savings. It would be unfair to require the owner to pay again. Once an inventory is

completed, an estimate for the necessary repairs can be obtained. Supervisor Millington and Councilmember Bourquin will accompany Heather to the cemetery for this assessment. Councilmember Donovan said that the driving paths need to be re-stoned. Heather also mentioned that the cemeteries could use more dirt.

**Appoint BAR Member:**

**Resolution 2025-112:** Councilmember Gosier made the motion to appoint Angela Kriigel to the Board of Assessment Review to fill the vacant term ending 9/30/2026; seconded by Councilmember Farrell; all were in favor and the motion was carried.

**Veteran's Park Policies:**

Clerk Henderson provided the Town Board with a sample of Cape Vincent's Park Policies. The Board discussed potential procedures for renting Veteran's Park, including what activities would be permitted or prohibited. Clerk Henderson recommended reaching out to the insurance company for guidance on liability considerations.

**Resolution 2025-113:** Councilmember Donovan made the motion to table the Veteran's Park Policies discussion; seconded by Councilmember Farrell; all were in favor and the motion was carried.

**Committee Reports**

**Town Board Report:**

Deputy Supervisor Donovan suggests that the Town accept absentee ballots for future elections. There was further discussion on the requirement to allow absentee ballots. Councilmember Farrell stated that now that the Election has passed the process should not be delayed any further. The Town Board needs to know exactly who and what is being said to the Town Attorney. We need a detailed bill from the Attorney. Councilmember Bouquin stated that we need to fix the leaking roof at the Town Office. If the Supervisor declares it as an emergency repair, we can then meet with contractors to get ideas on how to repair the building without getting three bids. He read the NYS law out loud. Supervisor Millington declared the Town of Lyme Office repairs an emergency.

**Assessor Report:**

There was no report.

**Municipal Water Board Report:**

Kathy Dyer reported that the Water Tower was inspected. She is going to sit down with William Scarpicchi and discuss what items on the inspection report need to be complete. They will discuss it further at their next Water Board meeting.

**Planning Board:**

There was no questions on the report.

**Youth Commission:**

Deputy Supervisor Donovan said that the AEDS will be stored at the Chaumont Fire Department. There will be 3 contacts and a sign out sheet. There will be a training scheduled for the AED Training as well.

**ZEO/CEO Report:**

There were no questions on the report.

**ZBA Report:**

There was no report.

**TMB Cemetery:**

Councilmember Gosier stated that there were two more grave sites purchased this month, and a Burial scheduled for Saturday. The Highway Department will be digging the grave. The shed is falling apart that is currently on the property. She will discuss options with Pat Weston.

**Closing Privilege of the Floor**

***John Rusho*** stated that he owns a cottage on Sawmill Bay. He asked the Town to enact a “No wake zone” in that area. Supervisor Millington spoke to Mayor Morrow about the “No Wake Zone.” It requires the Town to fill out an application which will be approved by three entities. This will take time.

***Greg Hoppel*** questioned the Town Board about the Town of Lyme Highway Garage.

**Online Privilege of the Floor**

There were no comments.

**Adjournment**

**Resolution 2025-114:** Deputy Supervisor Donovan made the motion to adjourn at 8:45 p.m.; seconded by Councilmember Gosier; all were in favor and the motion was carried.

Respectfully Submitted,

*Ariana Henderson*

Ariana Henderson  
Town Clerk