

Town of Onondaga
Town Board Meeting Minutes - DRAFT
August 17, 2026

The Town Board of the Town of Onondaga met at a regular meeting at 5:00 p.m. on Monday, August 17, 2026 , at the Town of Onondaga Town Hall, 5020 Ball Road, Syracuse, New York.

Present:	Supervisor	John P. Mahar
	Councilor	Kathy Fedrizzi
	Councilor	Lisa Goodwin
	Councilor	Ellen Magnarelli Terrien
	Councilor	John Wheatley
	Town Attorney	Nadine Bell
	Town Engineer	Bill Perrine
	Town Clerk	Janet Hillery

1. Pledge of Allegiance

2. New Business - National Grid Easement

Town Attorney Nadine Bell reported that Supervisor Mahar received a request from National Grid for the placement of an easement on Town property, on the corner of McDonald and Ball Roads, which is subject to a *Permissive Referendum*. The easement they are seeking is to perform facility upgrades. Attorney Bell said she requested additional plans with more specificity. In addition, she was concerned as to why the easement included Verizon. National Grid explained that they have an agreement with Verizon, whereby easements that are obtained are jointly held, but that Verizon does not need to be included. She will provide an update once new plans are received.

3. Committee Reports – Membership Update - South Onondaga, Taunton, Navarino Fire Departments:

Town Councilor John Wheatley requested the following resolution:

TOWN BOARD RESOLUTION

The following resolution was offered by **Councilor Wheatley** and seconded by **Councilor Magnarelli Terrien** to wit:

BE IT RESOLVED, that the Town of Onondaga Town Board approve the changes/additions for the following members of the **South Onondaga Fire Department**:

Name	Address	Status
David A. Pierce, Jr.	Tanner Road, Syr.	From RAM to Full/Active
Benjamin Nett	Tanner Road, Nedrow	From RAM to Full/Active
Howard Carr III	Brookside Dive., Syr.	Returning New Member

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

TOWN BOARD RESOLUTION

The following resolution was offered by **Councilor Wheatley** and seconded by **Councilor Fedrizzi** to wit:

BE IT RESOLVED, that the Town of Onondaga Town Board approve the following new member of the **Taunton Fire Department**:

Name	Address	Status
Mads Himes	Sheraton Rd., Syr.	Active/Full

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

TOWN BOARD RESOLUTION

The following resolution was offered by Councilor Wheatley and seconded by Councilor Fedrizzi to wit:

BE IT RESOLVED, that the Town of Onondaga Town Board approve the following new member of the **Navarino Fire Department**:

Name	Address	Status
Colton Francis	Curtis Road, Syr.	Junior/RAM

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

4. Highway Superintendent’s Report

Highway Superintendent John Smith reported that he was contacted by OCS Principal Tim Mumford regarding the request for a road closure to accommodate the annual *OCS Homecoming Parade*, resulting in the following resolution:

TOWN BOARD RESOLUTION

The following resolution was offered by Councilor Wheatley and seconded by Councilor Goodwin to wit:

BE IT RESOLVED, that the Town of Onondaga Town Board authorizes the road closure on South Onondaga Road from its intersection with Makyes Road to the intersection of Tanner Road, from 12:00 noon until 12:30 pm on Saturday September 12, 2026, to accommodate the Onondaga Central School District’s annual *Homecoming Parade*.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

Highway Superintendent Smith reminded everyone that they will begin junk pick-up the day after Labor Day, beginning with the Howlett Hill Fire District. Brush will continue to be picked up until then.

5. **Building and Code Director’s Report**

Building and Code Director Jeff Herrick reported that his department has completed 18 new building permits and one fire inspection since his last report. He said the office has been very busy. He also reported that Municipity and Laserfiche servers are installed and ready to go live. Software engineers are running tests this week and Laserfiche will go live on 9/1. He also said that the controller for the HVAC system is installed.

Codes Director Herrick also requested a resolution to facilitate the following refund for a variance fee, and pointed out that the publishing cost of \$74.22 was deducted from the \$400 charge:

TOWN BOARD RESOLUTION

The following resolution was offered by **Councilor Goodwin** and seconded by **Councilor Wheatley** to wit:

BE IT RESOLVED, that the Town of Onondaga Town Board approves the refund to Timothy Schad in the amount of \$325.78 for a variance fee for a property at 5907 E. Seneca Turnpike that the applicant decided not to move forward with.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

6. **Parks and Recreation Director’s Report**

Parks and Recreation Director Charry Lawson reported that the summer programs are wrapping up and that it was a successful season. She also reported that the quotes for the tennis fence repair and sidewalk installation leading up to the pavilion at Santaro Park should be in by next week. She also reported that she received permission from Heidelberg Materials to take care of the trees behind the tennis courts that are on Heildelberg’s property. Parks Director Lawson said this would be part of the Community Development project for this year. She said she spoke with the Clerk at Heidelberg’s, who said she is looking for a survey for us to work off of in order to get our property surveyed, as we haven’t located our survey. She also reminded everyone of the *Letizia* and *Todd Hobin* concert at Santaro Park on Wednesday August 19th , sponsored by Colonial Laundromat.

7. **Attorney’s Report**

a) **Nedrow Fire Department Freightliner Purchase Update**

Town Attorney Nadine Bell reported that the **Nedrow Fire Department** is purchasing a freightliner, in which they will be securing a loan. In order for them to have it be tax free, it requires Town Board approval but in no way holds the Town responsible for the loan. Because they are still looking for a better rate, this will be addressed at the September Town Board meeting.

b) **Schedule Public Hearing LL C-2026 – Twelve (12) Month Data Centers Moratorium**

Town Attorney Nadine Bell asked for Town Board approval to schedule a Public Hearing regarding Local Law C-2026 as follows:

TOWN OF ONONDAGA
TOWN BOARD RESOLUTION
August 17, 2026
TOWN OF ONONDAGA LOCAL LAW NO. C OF 2026

(“A Local Law Imposing a Twelve (12) Month Moratorium on Commercial Cryptocurrency Mining Operations, Data Mining, Data Processing Centers and Data Storage Facilities Within the Town of Onondaga”)

Councilor Goodwin introduced proposed Local Law No. C-2026, imposing a twelve (12) month moratorium on the siting, establishment, placement, installation, construction, erection, modification and enlargement of cryptocurrency mining operations, data mining, data processing centers and data storage facilities within the Town of Onondaga, and made the following motion, which was seconded by Councilor Magnarelli Terrien:

WHEREAS, proposed Local Law No. C-2026 has been introduced and will be considered for enactment pursuant to the provisions of the Municipal Home Rule Law and Town Law; and

WHEREAS, this proposed moratorium extension will enable the Town to complete its review and comprehensively address the issues involved with cryptocurrency mining uses and data processing center uses; and

WHEREAS, the Town Board has deemed this moratorium extension urgent and immediately necessary in order to preserve status quo while this issue is examined by the Town; and

WHEREAS, Volume 6 N.Y.C.R.R., Section 617 of the Regulations relating to Article 8 of the New York State Environmental Conservation Law, requires that as early as possible an involved agency shall make a determination whether a given action is subject to the aforementioned law; and

WHEREAS, no other agency has the legal authority or jurisdiction to approve or directly undertake the enactment of a local law in the Town of Onondaga, such that there are no other involved agencies within the meaning of the New York State Environmental Quality Review Act (SEQRA) with respect to the proposed enactment of said Local Law, with the result that the Town Board shall act as lead agency in this matter.

NOW, THEREFORE, BE IT

RESOLVED AND DETERMINED that there are no other involved agencies, the Town Board shall act as lead agency, and that the enactment of this proposed local law is a Type II action under SEQR, thus concluding the environmental review process; and be it further

RESOLVED AND DETERMINED that the Town Board conduct a public hearing as to the enactment of proposed Local Law No. C-2026 at the Town Hall located at 5020 Ball Road in the Town of Onondaga on September 21, 2026, at 5:30 p.m., or as soon thereafter as the matter can be heard, at which time all persons interested in the subject shall be heard.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

A Local Law Imposing a Twelve (12) Month Moratorium on Commercial Cryptocurrency Mining Operations, Data Mining, Data Processing Centers, and Data Storage Facilities Within the Town of Onondaga

Be it enacted as follows:

Section 1: Intent

It is the intent of the Town Board of the Town of Onondaga to impose a twelve (12) month moratorium on the development, construction or use of Commercial Cryptocurrency Mining Operations, Data Mining, Data Processing Centers, and Data Storage Facilities within the Town of Onondaga. This local law is enacted under the authority of Section 10 of the New York Municipal Home Rule Law.

Section 2: Legislative Purpose

The Town Board of the Town of Onondaga finds that it is in the best interest of the Town of Onondaga to enact a moratorium on any new Commercial Cryptocurrency Mining Operations, Data Mining, Data Processing Centers and Data Storage Facilities, which consist of buildings containing numerous servers and which have high demand for energy, cooling, and water mechanisms, and can result in disturbing noise generation. The Town Board recognizes the potential impact of Commercial Cryptocurrency Mining Operations, Data Processing Centers, Data Mining and Data Storage Facilities on the Town's infrastructure, environment, public health and safety, and welfare of its residents. Accordingly, it is the purpose of this temporary moratorium to provide the Town Board with sufficient time to study and address any concerns, including, but not limited to, zoning, environmental impacts, public safety, and economic implications resulting from Commercial Cryptocurrency Mining Operations, Data Mining, Data Processing Centers and Data Storage Facilities.

Section 3: Definitions

COMMERCIAL CRYPTOCURRENCY MINING: The commercial process by which cryptocurrency transactions are verified and added to the public ledger, known as the block chain, and also the means through which new units of cryptocurrencies are released, through the use of Data Processing Centers employing data processing equipment.

CRYPTOCURRENCY: A digital currency in which encryption techniques are used to regulate the generation of units of currency and verify the transfer of funds, operating independently of a central bank.

CRYPTOCURRENCY DATA MINE: A specific type of data center using a facility or use of land, buildings, or structures where computing equipment is used to solve complex mathematical algorithms in connection with verifying and adding transactions to a blockchain or other distributed ledger, commonly known as cryptocurrency mining. For purposes of this law, a cryptocurrency data mining operation shall be considered a distinct land use, different from a data center as defined in this section.

DATA MINING: The process of using multiple computers to store or warehouse data, discover patterns in large data sets involving methods that are applied to extract data patterns, and transform it into an understandable structure for further use. For purposes of this definition, any equipment which requires a High-Density Load Service, or any Server Farm, will presumably be a commercial data mining operation.

DATA PROCESSING CENTER: A building, dedicated space within a building, or group of structures used to house a large group of computer systems and associated components, such as telecommunications and data processing systems, to be used for the remote storage, processing, or distribution of large amounts of data. Examples of such data include, but are not limited to, computationally intensive applications such as blockchain technology, cryptocurrency mining, weather modeling, genome sequencing, etc. Such facilities may also include air handlers, power generators, water cooling and storage facilities, utility substations, and other associated utility infrastructure to support operations.

DATA STORAGE FACILITIES: A building, or structure, or partial use of a building or structure, used to store, manage, process, or transmit digital data for business uses, including computers, network equipment, systems, servers, and other associated components related to the digital data storage and operations that is secondary, subordinate and customarily incidental to and located on the same lot as the principal use of a property. Such a use cannot operate as an independent principal use.

HIGH DENSITY LOAD SERVICE: The provision of electrical service where the requested load density has, for any monthly billing period, either an average power demand in excess of 300 kilowatts, or an average power density in excess of 250 kilowatt-hours per year per square foot of the leased or owned boundaries

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of floor space devoted to operating the data processing equipment, and excludes space used for offices, storage, and other non-electronic processing uses.

SERVER FARM: Three (3) or more interconnected computers housed together in a single facility whose primary function is to perform cryptocurrency mining or associated data processing.

Section 4: Moratorium

A. The Town Board hereby enacts a moratorium which shall prohibit the development or construction of any Commercial Cryptocurrency Mining Operations, Cryptocurrency Data Mine, Data Mining, Data Processing Centers and Data Storage Facilities in the Town of Onondaga.

B. This moratorium shall be in effect for a period of twelve (12) months from the effective date of this Local Law and shall expire on the earlier of: (i) the date twelve (12) months from said effective date of this Local Law, unless renewed; or (ii) the enactment by Town Board of a resolution indicating the Town Board is satisfied that the need for the moratorium no longer exists.

C. This moratorium shall apply to all real property within the Town of Onondaga.

D. Commercial Cryptocurrency Mining Operations, Data Mining, Data Processing Centers and Data Storage Facilities within the Town of Onondaga which have previously been approved or are located on Town-owned property are hereby expressly excluded from this moratorium, and may be sited, placed, installed, constructed, erected and operated in accordance with approved plans. Further modification, alteration or enlargement of previously approved Commercial Cryptocurrency Mining Operations, Data Mining, Data Processing Centers and/or Data Storage Facilities is prohibited while the moratorium is in effect.

Section 5: Relief from Provisions of this Local Law

A. The Town Board reserves for itself the power to vary or adapt the strict application of the requirements of this local law in the case of unusual hardship which would deprive the owner of all reasonable use of the lands involved.

B. Application for relief shall be filed in triplicate with the Town Code Enforcement Office together with a filing fee of \$250.00. The application shall specifically identify the property involved, recite the circumstances pursuant to which the relief is sought and the reasons for which the relief is claimed. Any costs, including expert consulting fees or attorneys' fees, incurred by the Town, shall be reimbursed to the Town by the Applicant. The Town Board shall apply Use Variance criteria as set forth in the New York State Town Law, Section 267-b (2) in reviewing any application for relief.

C. The Town Board may refer any applications for relief herein to the Town Planning Board and/ or Town Zoning Board of Appeal for its advice and recommendations, but all decisions on granting or denying such relief shall be made solely by the Town Board after determining whether or not the requested relief is compatible with any contemplated amendments to the Town Zoning Law. Unless completely satisfied that the proposed relief is compatible, the Town Board shall deny the application.

D. The Town Board shall conduct a public hearing on any request for relief within forty-five (45) days of receipt by the Town Code Enforcement Office and shall issue its final decision on requests for relief within thirty (30) days from the date of the public hearing.

Section 6: Penalties

Any person, firm or corporation that shall establish, place, construct, enlarge, erect or engage in any Commercial Cryptocurrency Mining Operations, Data Mining, Data Processing Centers and/or Data Storage Facilities in violation of the provisions of this local law or shall otherwise violate any of the provisions of this local law shall be subject to:

A. A fine not to exceed One Thousand and 00/100 Dollars (\$1,000.00) or imprisonment for a term not to exceed fifteen (15) days, or both. Each day a violation continues shall be considered a new violation.

B. A civil action inclusive of injunctive relief in favor of the Town to cease any and all such actions which conflict with this local law and, if necessary, to remove any constructions, improvements, or related items or byproducts which may have taken place in violation of this local law.

Section 7: Enforcement

This local law shall be enforced by the Code Enforcement Office of the Town of Onondaga or such other zoning enforcement individual(s) as designated by the Town Board. It shall be the duty of the enforcement individual(s) to advise the Town Board of all matters pertaining to the enforcement of this local law.

Section 8: Validity & Severability

If any section or part of this local law is declared invalid or unconstitutional, it shall not be held to invalidate or impair the validity, force, or affect any other section of this local law.

Section 9: Effective Date

This local law shall take effect immediately upon passage and thereafter shall be filed with the New York State Department of State and shall remain in force and effect for a period of twelve (12) months from the date of passage.

8. Engineer's Report – Two-Year Drainage and Sewer Repair Contract Award – J & A Excavation

Town Engineer Bill Perrine reported that bid openings took place for the two-year drainage and sewer contract on August 11th. Only one contractor, ***J & A Excavation***, submitted a bid. Councilor Magnarelli Terrien asked if that was common to only receive one bid. Town Engineer Bill Perrine replied that it is getting more common due to the Route 81 and Micron projects. Mr. Perrine said the two-year contracting began in 2022, and this would be the third time bidding this. He said there are provisions in the agreement regarding response times and start/stop requirements stating that once a project starts it must be seen through completion. Mr. Perrine stated that the bid proposal is complete and the rates are competitive and he recommends approval of ***J & A Excavation*** as follows:

**TOWN OF ONONDAGA
TOWN BOARD RESOLUTION**

**AWARDING BID TO
J & A Excavation, LLC
Successful Bidder
(In the Matter of the Construction of Drainage System Repairs
for the Town of Onondaga Drainage Districts)**

The following resolution was offered by **Councilor Goodwin**, who moved its adoption, seconded by **Councilor Wheatley**, to wit:

WHEREAS, the Town Board of the Town of Onondaga has duly created a number of drainage districts throughout the Town of Onondaga in accordance with Article 12 of the Town Law; and

WHEREAS, Town of Onondaga Town Board determined it was in the best interest of the residents to properly maintain and repair the drainage system facilities within the various districts and, to facilitate such maintenance and repair of drainage system facilities, the Town directed their Consulting Engineer to prepare an advertisement for bids and bid contract documents for the proposed maintenance and repair work for a two (2) year period; and

WHEREAS, Town's Consulting Engineer caused to be prepared said advertisement for bid and bid contract documents for such maintenance and repair; and

WHEREAS, the advertisement for bids was let by the Town by placing a notice on the Town's website and further through advertisement and mailings as directed by the Town's Consulting Engineer; and

WHEREAS, copies of the proposed advertisement for bid and bid specification documents were filed in the Town Clerk's Office with said Notice advising of the availability of said documents at the Town's Consulting Engineer's Offices located at 499 Col. Eileen Collins Blvd., North Syracuse, New York; and

WHEREAS, one (1) bid package was duly received by the Town of Onondaga in response to the bid solicitation as previously authorized; and

WHEREAS, said timely bid was received and opened on August 11, 2026, at 3:00 p.m. at the Town of Onondaga Town Hall, 5020 Ball Road, Syracuse, New York; and

WHEREAS, the Town has conducted due diligence and a full review of the specifications and response of the timely bid package; and

WHEREAS, the bid response has been carefully considered by the Town Board.

NOW, THEREFORE, BE IT RESOLVED, that the Town of Onondaga Town Board hereby awards the successful bid for the construction of drainage system repairs in the drainage districts duly formed and created in the Town of Onondaga, County of Onondaga, State of New York to **J & A Excavation, LLC** of 3101 Pleasant Valley Road, Marcellus, New York 13108, at the lowest unit base bid rate, calculated on a labor and equipment rate basis as set forth in the attached schedule of bid results prepared by Town’s Consulting Engineer, as the lowest responsive bidder, subject to entering to the appropriate contract documents and further upon the filing of appropriate bonds, insurance and other required matters as set forth in the bid solicitation documents;

be it further

RESOLVED, that the above is specifically conditioned upon the following:

- A signed agreement with J & A Excavation, LLC, whereby J & A Excavation, LLC agrees to honor the prices quoted throughout the two (2) year period, subject to mandatory prevailing wage changes that may be implemented; and
- Work shall not proceed until a Notice to Proceed has been delivered by the Town of Onondaga or its duly authorized agent; be it further

RESOLVED, that the Town of Onondaga Supervisor is hereby authorized to execute the necessary documentation to undertake the improvements as above-described.

The question of the adoption of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

**TOWN OF ONONDAGA
TOWN BOARD RESOLUTION**

**AWARDING BID TO
J & A Excavation, LLC
Successful Bidder**

**(In the Matter of the Construction of Sanitary Sewer Systems Service Installations and Repairs
for the Town of Onondaga Sanitary Sewer Districts)**

The following resolution was offered by Supervisor Mahar, who moved its adoption, seconded by Councilor Fedrizzi, to wit:

WHEREAS, the Town Board of the Town of Onondaga has duly created a number of sewer districts throughout the Town of Onondaga in accordance with Article 12 of the Town Law; and

WHEREAS, Town of Onondaga Town Board determined it was in the best interest of the residents to properly install, maintain and repair the sanitary sewer system facilities within the various districts and, to facilitate such installation, maintenance and repair of sanitary sewer system facilities,

the Town directed their Consulting Engineer to prepare an advertisement for bids and bid contract documents for the proposed installation, maintenance and repair work for a two (2) year period; and

WHEREAS, Town’s Consulting Engineer caused to be prepared said advertisement for bid and bid contract documents for such maintenance and repair; and

WHEREAS, the advertisement for bids was let by the Town by placing a notice on the Town’s website and further through advertisement and mailings as directed by the Town’s Consulting Engineer; and

WHEREAS, copies of the proposed advertisement for bid and bid specification documents were filed in the Town Clerk’s Office with said Notice advising of the availability of said documents at the Town’s Consulting Engineer’s Offices located at 499 Col. Eileen Collins Blvd., North Syracuse, New York; and

WHEREAS, one (1) bid package was duly received by the Town of Onondaga in response to the bid solicitation as previously authorized; and

WHEREAS, said timely bid was received and opened on August 11, 2026, at 3:00 p.m. at the Town of Onondaga Town Hall, 5020 Ball Road, Syracuse, New York; and

WHEREAS, the Town has conducted due diligence and a full review of the specifications and response of the timely bid package; and

WHEREAS, the bid response has been carefully considered by the Town Board.

NOW, THEREFORE, BE IT RESOLVED, that the Town of Onondaga Town Board hereby awards the successful bid for the installation, maintenance and repair of sanitary sewer systems in the sanitary sewer districts duly formed and created in the Town of Onondaga, County of Onondaga, State of New York to **J & A Excavation, LLC** of 3101 Pleasant Valley Road, Marcellus, New York 13108, at the lowest unit base bid rate, calculated on a labor and equipment rate basis as set forth in the attached schedule of bid results prepared by Town’s Consulting Engineer, as the lowest responsive bidder, subject to entering to the appropriate contract documents and further upon the filing of appropriate bonds, insurance and other required matters as set forth in the bid solicitation documents; be it further

RESOLVED, that the above is specifically conditioned upon the following:

- A signed agreement with J & A Excavation, LLC, whereby J & A Excavation, LLC agrees to honor the prices quoted throughout the two (2) year period, subject to mandatory prevailing wage changes that may be implemented; and
- Work shall not proceed until a Notice to Proceed has been delivered by the Town of Onondaga or its duly authorized agent;

be it further

RESOLVED, that the Town of Onondaga Supervisor is hereby authorized to execute the necessary documentation to undertake the improvements as above-described.

The question of the adoption of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

Supervisor Mahar and Highway Superintendent Smith commented on what great work J & A Excavation has done with Town projects in the past.

Councilor Goodwin asked about the drainage problem at Sycamore Hills, which was addressed last year but it looks like it’s staked out again. Highway Superintendent Smith said it seems that the repair done last year did not solve the problem, and that the Highway Department is in the process of addressing the issue.

Town Councilor Fedrizzi asked if there was an update about the pond at Velasko Village, and Town Engineer Bill Perrine said that he spoke with the Codes Department about what modifications could be done without impacting the flood criteria of the basin. He said he communicated the recommendations but has not received an update yet. Supervisor Mahar said that now that we have a reliable contractor that will be addressed more readily. Discussion took place about bringing rock from the cemetery and Woodridge Heights, but there was a question about whether or not an underground stream could be valved off to avoid there being too much water. Town Engineer Perrine said they are reducing the footprint of the pool, creating a hard edge with natural landfill and boulders. He also said that underwater creek is routed to the new section’s basin. Supervisor Mahar asked what the advantage would be to create that hard edge and Mr. Perrine said it would reduce the amount of permanent pool and would allow for topsoil fill behind it allowing for a lawn which would be flatter and easily mowed. Mr. Perrine said they did look into putting in a liner, but Supervisor Mahar was more in favor of a natural solution.

9. Minutes Approval – 8/3/26 TBM

TOWN BOARD RESOLUTION

The following resolution was offered by **Councilor Wheatley** and seconded by **Councilor Goodwin** to wit:

BE IT RESOLVED, that the Town of Onondaga Town Board approve the 8/3/26 Town Board meeting minutes as prepared by the Town Clerk.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Abstained	----
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

10. Public Hearing – 5:30 PM – LL B 2026; Unsafe Structures (4)

a) Public Hearing LL B-2026 – Battery Storage Moratorium Extension

TOWN BOARD RESOLUTION

The following resolution was offered by **Supervisor Mahr** and seconded by **Councilor Wheatley** to wit:

BE IT RESOLVED, that the Town of Onondaga Town Board declare the Public Hearing pertaining to **Local Law B-2026** to be opened.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

The Public Hearing opened with the opportunity to speak on behalf of Local Law B-2026 pertaining to Battery Storage Moratorium Extension. No one in attendance offered comment and the following resolution resulted:

TOWN BOARD RESOLUTION

The following resolution was offered by Councilor Wheatley and seconded by Councilor Fedrizzi to wit:

BE IT RESOLVED, that having given everyone in attendance the opportunity to speak on behalf of Local Law B-2026, the Town of Onondaga Town Board declare the Public Hearing to be closed.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

TOWN OF ONONDAGA
RESOLUTION
August 17, 2026

The following resolution was offered by Councilor Goodwin, who moved its adoption, seconded by Councilor Magnarelli Terrien to wit:

WHEREAS, pursuant to the provisions of the Municipal Home Rule Law, proposed Local Law B-2026 is to extend the moratorium on the siting, establishment, placement, installation, construction, erection, modification and enlargement of battery energy storage systems within the Town of Onondaga, was presented and introduced at a regular meeting of the Town Board of the Town of Onondaga held August 3, 2026; and

WHEREAS, a public hearing was held to consider said proposed Local Law No. B-2026 on August 17, 2026, by the Town Board of the Town of Onondaga and proof of publication of notice of such public hearing, as required by law, having been submitted and filed, and all persons desiring to be heard in connection with said proposed local law having been heard, and said proposed local law having been in the possession of the members of the Town Board of the Town of Onondaga in its final form in the manner required by Section 20 of the Municipal Home Rule of the State of New York; and

WHEREAS, at its August 3, 2026, meeting the Town Board determined that this proposed legislation is a Type II action for purposes of the State Environmental Quality Review Act, thus concluding the environmental review process; and

WHEREAS, it is in the public interest to enact said Proposed Local Law No. B-2026.

NOW, THEREFORE, it is

RESOLVED AND DETERMINED, that the Town Board of the Town of Onondaga, Onondaga County, New York, does hereby enact Proposed Local Law No. B-2026 as Local Law No. 2-2026 as follows:

TOWN OF ONONDAGA
LOCAL LAW NO. 2-2026

**A Local Law Extending a Moratorium on Battery Energy Storage Systems
in the Town of Onondaga**

Be it enacted by the Town Board of the Town of Onondaga, as follows:

Section 1. The moratorium prohibiting the siting, establishment, placement, installation, construction, erection, modification and enlargement of battery energy storage systems within the Town of Onondaga was originally passed by the Town of Onondaga Town Board on March 25, 2026, as Local Law No. 1-2026, and filed with the New York State Department of State on April 1, 2026. Local Law No. 1-2026 is hereby extended for an additional six (6) months or until the Town of Onondaga enacts comprehensive legislation regulating such uses, whichever shall first occur.

Section 2. This local law shall take effect on October 1, 2026, upon the expiration of the existing moratorium period set forth in Local Law No. 1-2026.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

b) Public Hearing – Unsafe Structure at 4106 Split Rock Road

TOWN BOARD RESOLUTION

The following resolution was offered by Supervisor Mahar and seconded by Councilor Fedrizzi to wit:

BE IT RESOLVED, that the Town of Onondaga Town Board declare the Public Hearing pertaining to the unsafe structure at 4106 Split Rock Road to be opened.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

The Public Hearing opened with **Codes Officer John Raflowski** presented the conditions of the property and confirmed that notice had been sent to the property owner on June 16th. He said that the property was identified as an unsafe structure and an order to remedy dated May 19th, 2026, was sent by certified mail, in which no response was received. He said the structure is unsafe, having gaps in the walls leaving it open to precipitation and animals, and said the front portion near the garage is collapsing.

Attorney Michael McDermot was present to represent Richard Stackowiz Jr., the property owner’s son. Attorney McDermot said his father, the property owner, died in August of 2025 and acknowledged that the house has been vacant since then. Attorney McDermot said no one has had authority to deal with this property at this point, but that a hearing is scheduled with petition pending in Onondaga County Surrogates Court scheduled for tomorrow morning (8/18/26) at 9:30 am., to have his client appointed as administrator of the estate. Attorney McDermot said there are six heirs to the estate - his client (the property owner’s son), and the grandchildren, all of whom have differing opinions

of what should be done with the property. He said it is taxed on a \$227,000 value, which leads him to question whether some of the property is salvageable. He is confident that his client will be appointed as administrator of the estate, as he is the only living direct offspring, other than the grandchildren.

Town Attorney Nadine Bell presented the option to leave the Public Hearing open instead of taking action tonight, and reconvene at the October 5th meeting, given the responsible party is responsive and willing to work with the Town to remedy the situation. Codes Director Jeff Herrick said his only concern is that the property is beyond repair. Town Councilor Kathy Fedrizzi asked if the Town Board could be provided with any updates since there is so much time before the October 5th meeting, if there is any progress, and it was agreed that Attorney Bell will forward what is received. Councilor Magnarelli Terrien asked Attorney McDermot if they anticipate that it could be contentious due to the number of heirs involved, and Attorney McDermot replied that yes, he did anticipate that. He said that it could take up to four weeks to be resolved, but is confident that his client will be appointed as administrator and that action will be taken on the property by the six-week timeframe.

No one else in attendance wished to speak pertaining to this property, resulting in the following resolution:

TOWN BOARD RESOLUTION

The following resolution was offered by Supervisor Mahar and seconded by Councilor Magnarelli Terrien to wit:

BE IT RESOLVED, that the Town of Onondaga Town Board keep the public hearing open pertaining to the unsafe structure at 4106 Split Rock Road, for the purpose of having this matter reconsidered at the October 5th, 2026 Town Board meeting.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

c) Public Hearing – Unsafe Structure 5225 Kasson Road

TOWN BOARD RESOLUTION

The following resolution was offered by Supervisor Mahar and seconded by Councilor Goodwin to wit:

BE IT RESOLVED, that the Town of Onondaga Town Board declare the Public Hearing pertaining to the unsafe structure at 5225 Kasson Road to be opened.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

Codes Officer John Raflowski outlined the condition of the property and that an order to remedy notice was sent May 19, 2026 via certified mail. No response was received. Mr. Raflowski said the property is unfit for human habitation. It has trees growing up inside the structure and is full of

debris, clutter, etc. He said squatters could potentially get inside, and is generally a hazard, as well as a fire hazard. He is recommending demolition and that the Town Board declares an “Order” declaring the property unsafe, with demolition to commence by September 1st to be completed by November 1st. Codes Director Herrick said that he spoke with his son over a year ago, but not since and not sure he is even in the area. Town Attorney Nadine Bell said that “last owner search” generated other interested parties – Ocean Bank, and North Capital Acquisition whom both received notice of this hearing tonight. Notice has been filed with the County Clerks office for all of these matters, so any action will show up in the title search. Attorney Bell said she has not been contacted by anyone. Councilor Fedrizzi asked about whether taxes have been paid, only because that would indicate interest still in the property. After a search it was discovered that taxes were paid, and Codes Director Herrick said he spoke with Stosh Bronchek months ago who said he had no interest in the property.

No one else in attendance wished to speak pertaining to this property, resulting in the following resolution:

TOWN BOARD RESOLUTION

The following resolution was offered by Supervisor Mahar and seconded by Councilor Wheatley to wit:

BE IT RESOLVED, that having given everyone in attendance to opportunity to speak pertaining to the unsafe structure at 5225 Kasson Road, the Town of Onondaga Town Board declare the Public Hearing to be closed.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

**TOWN OF ONONDAGA
RESOLUTION**

The following resolution was offered by Councilor Fedrizzi who moved its adoption, seconded by Supervisor Mahar, to wit:

WHEREAS, the Town of Onondaga Code Enforcement Office received a bonafide complaint regarding the dangerous conditions existing on real property located at 5225 Kasson Road, Tax Map No. 001.-02-46.0, in the Town of Onondaga (“Property”); and

WHEREAS, having received a complaint, the Town of Onondaga Code Enforcement Office duly inspected the Property and was able to confirm and document the dangerous conditions present on the Property; and

WHEREAS, Chapter 80, Article IV of the Town of Onondaga Town Code (“Town Code”) regulates unsafe buildings and structures situated within the Town; and

WHEREAS, pursuant to the provisions set forth in Section 80-11 of the Town Code, Town of Onondaga Code Enforcement Officer John Raflowski appeared before the Town of Onondaga Town Board during a regularly scheduled Town Board meeting on August 3, 2026, to present an Unsafe Structure Report, dated June 16, 2026, pertaining to the dangerous conditions existing on the Property which, in the opinion of the Code Enforcement Officer, presented an imminent danger to human life or health; and

WHEREAS, thereafter, in accordance with Article IV of Chapter 80 of the Town Code, as amended, a hearing was conducted on August 17, 2026, for purposes of receiving and considering evidence presented by Town of Onondaga Code Enforcement Officer John Raflowski to determine whether the residential structure situated on the Property is unsafe; and

WHEREAS, legal counsel for the Town of Onondaga confirmed the issuance of the Notice of Unsafe Building/ Structure, dated August 7, 2026, and such Notice having been duly filed in accordance with Section 80-11(A)(6) of the Town of Onondaga Town Code with the Onondaga County Clerk’s Office on August 12, 2026, Index No. 2026-00000464; and

WHEREAS, in addition to posting notice of the due process hearing in a conspicuous location on the Property, an affidavit of service evidenced service of the notice of the hearing upon Mark H. Boronczyk and Francesca Boronczyk, owners of the Property, and Ocean Bank, F.S.B., and North Capital Acquisition, LLC by means of first-class mail and certified mail/ return receipt requested; and

WHEREAS, during the hearing conducted on August 17, 2026, Code Enforcement Officer Raflowski provided a detailed description of the condition of the Property and presented photographic evidence, secured by the Town of Onondaga Code Enforcement Office, documenting the condition of the Property; and

WHEREAS, the photographic evidence presented documented that the structure was not secure, as well as the extensive exterior damage and deterioration; and

WHEREAS, citing to the absence of any physical barriers on the Property to prevent or impede the public from accessing the unsafe structure, Code Enforcement Officer Raflowski concluded that the Property violated Sections 109.1.3 of the New York State Property Maintenance Code and constitutes an “unsafe structure” under the terms of Article IV of Chapter 80 of the Town of Onondaga Town Code; and

WHEREAS, Code Enforcement Officer Raflowski concluded that the condition of the structure poses a serious hazard to the health, safety and wellbeing of the public, as well as to first responders, and that, pursuant to the terms of Article IV of the Town Code, the condition of the Property is unsafe; on this basis, Code Enforcement Officer Raflowski recommended demolition of the principal structure on the Property; and

WHEREAS, the owners of the Property **did/ did not** appear at the hearing and acknowledged the unsafe condition of the structure; and

WHEREAS, the Town Board closed the public hearing; and

WHEREAS, it is the desire of the Town Board to undertake any and all measures permitted in the Town Code that are necessary to protect the public’s health, safety and welfare.

NOW THEREFORE, BE IT RESOLVED that the Town Board, having duly considered the documentary evidence and oral testimony presented by Code Enforcement Officer Raflowski, as well as the oral testimony of the property owner and a concerned resident, does hereby declare the property located at 5225 Kasson Road, Tax Map No. 001.-02-46.0, in the Town of Onondaga, to be unsafe; be it further

RESOLVED, that, having declared the Property to be unsafe, the Town Board hereby orders the owner of the Property, or persons with an interest in such Property, to demolish and remove the residential structure, to clear the land upon which such structure is located of debris, and to fill and grade all such excavations; be it further

RESOLVED, that such corrective action demolishing the residential structure must commence on or before September 1, 2026, and must be completed on or before November 1, 2026; be it further

RESOLVED, that in the event that the corrective action does not occur within the time provided, the Town Board does hereby authorize the Town of Onondaga Code Enforcement Office to undertake any and all such measures as are necessary to effectuate the corrective action contemplated herein and assess the cost of same against the Property; be it further

RESOLVED, that the cost of such demolition, if undertaken by the Town, shall thereupon become a lien against the Property and shall be collectible in the same manner as taxes levied thereon.

The question of the adoption of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes

Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

d) Public Hearing – Unsafe Structure 330 Everingham Road

TOWN BOARD RESOLUTION

The following resolution was offered by **Supervisor Mahar** and seconded by **Councilor Wheatley** to wit:

BE IT RESOLVED, that the Town of Onondaga Town Board declare the Public Hearing pertaining to the unsafe structure at 330 Everingham Road to be opened.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

Codes Officer John Raflowski outlined the condition of the property and that an order to remedy notice was sent on May 19, 2026, addressed to Ronald Baker, who was deceased. The condition of the property is a result of a house fire on July 8, 2024, and is now unsafe for human habitation and a hazard to the public. The last owner search generated results in which they were also notified of this hearing, but no response was received. Codes Director Herrick said that this is in the hands of the granddaughter, who is unable to pay for demolition.

No one else in attendance wished to speak pertaining to this property, resulting in the following resolution:

TOWN BOARD RESOLUTION

The following resolution was offered by **Supervisor Mahar** and seconded by **Councilor Goodwin** to wit:

BE IT RESOLVED, that having given everyone in attendance to opportunity to speak pertaining to the unsafe structure at 330 Everingham Road, the Town of Onondaga Town Board declare the Public Hearing to be closed.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

Town Board Meeting Minutes – DRAFT

August 17, 2026

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The following resolution was offered by Supervisor Mahar who moved its adoption, seconded by Councilor Wheatley, to wit:

WHEREAS, the Town of Onondaga Code Enforcement Office received a bonafide complaint regarding the dangerous conditions existing on real property located at 330 Everingham Road, Tax Map No. 046.-01-24.0, in the Town of Onondaga (“Property”); and

WHEREAS, having received a complaint, the Town of Onondaga Code Enforcement Office duly inspected the Property and was able to confirm and document the dangerous conditions present on the Property; and

WHEREAS, Chapter 80, Article IV of the Town of Onondaga Town Code (“Town Code”) regulates unsafe buildings and structures situated within the Town; and

WHEREAS, pursuant to the provisions set forth in Section 80-11 of the Town Code, Town of Onondaga Code Enforcement Officer John Raflowski appeared before the Town of Onondaga Town Board during a regularly scheduled Town Board meeting on August 3, 2026, to present an Unsafe Structure Report, dated June 16, 2026, pertaining to the dangerous conditions existing on the Property which, in the opinion of the Code Enforcement Officer, presented an imminent danger to human life or health; and

WHEREAS, thereafter, in accordance with Article IV of Chapter 80 of the Town Code, as amended, a hearing was conducted on August 17, 2026, for purposes of receiving and considering evidence presented by Town of Onondaga Code Enforcement Officer John Raflowski to determine whether the residential structure situated on the Property is unsafe; and

WHEREAS, legal counsel for the Town of Onondaga confirmed the issuance of the Notice of Unsafe Building/ Structure, dated August 7, 2026, and such Notice having been duly filed in accordance with Section 80-11(A)(6) of the Town of Onondaga Town Code with the Onondaga County Clerk’s Office on August 12, 2026, Index No. 2026-00000465; and

WHEREAS, in addition to posting notice of the due process hearing in a conspicuous location on the Property, an affidavit of service evidenced service of the notice of the hearing upon Ronald J. Baker, owner of the Property, and LVNV Funding, LLC, and Legal Servicing, LLC, by means of first-class mail and certified mail/ return receipt requested; and

WHEREAS, during the hearing conducted on August 17, 2026, Code Enforcement Officer Raflowski provided a detailed description of the condition of the Property and presented photographic evidence, secured by the Town of Onondaga Code Enforcement Office, documenting the condition of the Property; and

WHEREAS, the photographic evidence presented documented that the structure was not secure, as well as the extensive exterior damage and deterioration; and

WHEREAS, citing to the absence of any physical barriers on the Property to prevent or impede the public from accessing the unsafe structure, Code Enforcement Officer Raflowski concluded that the Property violated Sections 109.1.3 of the New York State Property Maintenance Code and constitutes an “unsafe structure” under the terms of Article IV of Chapter 80 of the Town of Onondaga Town Code; and

WHEREAS, Code Enforcement Officer Raflowski concluded that the condition of the structure poses a serious hazard to the health, safety and wellbeing of the public, as well as to first responders, and that, pursuant to the terms of Article IV of the Town Code, the condition of the Property is unsafe; on this basis, Code Enforcement Officer Raflowski recommended demolition of the principal structure on the Property; and

WHEREAS, the owner of the Property **did/ did not** appear at the hearing and acknowledged the unsafe condition of the structure; and

WHEREAS, the Town Board closed the public hearing; and

WHEREAS, it is the desire of the Town Board to undertake any and all measures permitted in the Town Code that are necessary to protect the public’s health, safety and welfare.

NOW THEREFORE, BE IT RESOLVED that the Town Board, having duly considered the documentary evidence and oral testimony presented by Code Enforcement Officer Raflowski, as well as

the oral testimony of the property owner and a concerned resident, does hereby declare the property located at 330 Everingham Road, Tax Map No. 046.-01-24.0, in the Town of Onondaga, to be unsafe; be it further

RESOLVED, that, having declared the Property to be unsafe, the Town Board hereby orders the owner of the Property, or persons with an interest in such Property, to demolish and remove the residential structure, to clear the land upon which such structure is located of debris, and to fill and grade all such excavations; be it further

RESOLVED, that such corrective action demolishing the residential structure must commence on or before September 1, 2026, and must be completed on or before November 1, 2026; be it further

RESOLVED, that in the event that the corrective action does not occur within the time provided, the Town Board does hereby authorize the Town of Onondaga Code Enforcement Office to undertake any and all such measures as are necessary to effectuate the corrective action contemplated herein and assess the cost of same against the Property; be it further

RESOLVED, that the cost of such demolition, if undertaken by the Town, shall thereupon become a lien against the Property and shall be collectible in the same manner as taxes levied thereon.

The question of the adoption of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

e) Public Hearing – Unsafe Structure 4158 Split Rock Road

TOWN BOARD RESOLUTION

The following resolution was offered by Supervisor Mahar and seconded by Councilor Fedrizzi to wit:

BE IT RESOLVED, that the Town of Onondaga Town Board declare the Public Hearing pertaining to the unsafe structure at 4158 Split Rock Road to be opened.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

Codes Officer John Raflowski outlined the condition of the property and that an order to remedy notice was placed on the door and also sent via certified mail to the property owners in which no response was received. The property is a garage that is leaning and ready to fall over. Mr. Raflowski stated that there is someone living in the house and is a hoarding situation.

No one else in attendance wished to speak pertaining to this property, resulting in the following resolution:

TOWN BOARD RESOLUTION

The following resolution was offered by Supervisor Mahar and seconded by Councilor Magnarelli Terrien to wit:

BE IT RESOLVED, that having given everyone in attendance to opportunity to speak pertaining to the unsafe structure at 4158 Split Rock Road, the Town of Onondaga Town Board declare the Public Hearing to be closed.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

TOWN OF ONONDAGA
RESOLUTION

The following resolution was offered by Councilor Wheatley who moved its adoption, seconded by Councilor Fedrizzi, to wit:

WHEREAS, the Town of Onondaga Code Enforcement Office received a bonafide complaint regarding the dangerous conditions existing on real property located at 4158 Split Rock Road, Tax Map No. 004.-04-01.0, in the Town of Onondaga (“Property”); and

WHEREAS, having received a complaint, the Town of Onondaga Code Enforcement Office duly inspected the Property and was able to confirm and document the dangerous conditions present on the Property; and

WHEREAS, Chapter 80, Article IV of the Town of Onondaga Town Code (“Town Code”) regulates unsafe buildings and structures situated within the Town; and

WHEREAS, pursuant to the provisions set forth in Section 80-11 of the Town Code, Town of Onondaga Code Enforcement Officer John Raflowski appeared before the Town of Onondaga Town Board during a regularly scheduled Town Board meeting on August 3, 2026, to present an Unsafe Structure Report, dated June 16, 2026, pertaining to the dangerous conditions existing on the Property which, in the opinion of the Code Enforcement Officer, presented an imminent danger to human life or health; and

WHEREAS, thereafter, in accordance with Article IV of Chapter 80 of the Town Code, as amended, a hearing was conducted on August 17, 2026, for purposes of receiving and considering evidence presented by Town of Onondaga Code Enforcement Officer John Raflowski to determine whether the residential garage structure situated on the Property is unsafe; and

WHEREAS, legal counsel for the Town of Onondaga confirmed the issuance of the Notice of Unsafe Building/ Structure, dated August 7, 2026, and such Notice having been duly filed in accordance with Section 80-11(A)(6) of the Town of Onondaga Town Code with the Onondaga County Clerk’s Office on August 12, 2026, Index No. 2026-00000463; and

WHEREAS, in addition to posting notice of the due process hearing in a conspicuous location on the Property, an affidavit of service evidenced service of the notice of the hearing upon Gerald Owens, owner of the Property, by means of first-class mail and certified mail/ return receipt requested; and

WHEREAS, during the hearing conducted on August 17, 2026, Code Enforcement Officer Raflowski provided a detailed description of the condition of the Property and presented photographic evidence, secured by the Town of Onondaga Code Enforcement Office, documenting the condition of the Property; and

WHEREAS, the photographic evidence presented documented that the structure was not secure, as well as the extensive exterior damage and deterioration; and

WHEREAS, citing to the absence of any physical barriers on the Property to prevent or impede the public from accessing the unsafe structure, Code Enforcement Officer Raflowski concluded that the Property violated Sections 109.1.3 of the New York State Property Maintenance Code and constitutes an “unsafe structure” under the terms of Article IV of Chapter 80 of the Town of Onondaga Town Code; and

WHEREAS, Code Enforcement Officer Raflowski concluded that the condition of the structure poses a serious hazard to the health, safety and wellbeing of the public, as well as to first responders, and that, pursuant to the terms of Article IV of the Town Code, the condition of the Property is unsafe; on this basis, Code Enforcement Officer Raflowski recommended demolition of the residential garage structure on the Property; and

WHEREAS, the owner of the Property did/ did not appear at the hearing and acknowledged the unsafe condition of the structure; and

WHEREAS, the Town Board closed the public hearing; and

WHEREAS, it is the desire of the Town Board to undertake any and all measures permitted in the Town Code that are necessary to protect the public’s health, safety and welfare.

NOW THEREFORE, BE IT RESOLVED that the Town Board, having duly considered the documentary evidence and oral testimony presented by Code Enforcement Officer Raflowski, as well as the oral testimony of the property owner and a concerned resident, does hereby declare the property located at 4158 Split Rock Road, Tax Map No. 004.-05-01.0, in the Town of Onondaga, to be unsafe; be it further

RESOLVED, that, having declared the Property to be unsafe, the Town Board hereby orders the owner of the Property, or persons with an interest in such Property, to demolish and remove the residential garage structure, to clear the land upon which such structure is located of debris, and to fill and grade all such excavations; be it further

RESOLVED, that such corrective action demolishing the residential garage structure must commence on or before September 1, 2026, and must be completed on or before November 1, 2026; be it further

RESOLVED, that in the event that the corrective action does not occur within the time provided, the Town Board does hereby authorize the Town of Onondaga Code Enforcement Office to undertake any and all such measures as are necessary to effectuate the corrective action contemplated herein and assess the cost of same against the Property; be it further

RESOLVED, that the cost of such demolition, if undertaken by the Town, shall thereupon become a lien against the Property and shall be collectible in the same manner as taxes levied thereon.

The question of the adoption of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

Town Attorney Nadine Bell pointed out that for all of these properties, a *last owner search* has been done, and *notice* has been filed with the County Clerk’s Office.

Abstract Approval - 8/17/26

The following Abstracts were audited and approved for payment on 8/17/26:

- All General Fund Account on Abstract No 16, numbers 713 through 756 inclusive, totaling \$48,760.15.
- All Highway Fund Accounts on Abstract No. 16, numbers 305 through 324 inclusive, totaling \$16,359.14.
- All Parks Fund Accounts on Abstract No. 16 numbers 113 through 127 inclusive, totaling \$6,935.27.
- All Sewer Fund Accounts on Abstract No. 11, number 26, totaling \$1,400.88.
- All Consolidated Drainage Accounts on Abstract No. 11, numbers 26 through 28 inclusive, totaling \$2,160.20.
- All Consolidated Lighting Accounts on Abstract No. 5, number 5, totaling \$51,480.00.

TOWN BOARD RESOLUTION

The following resolution was offered by **Supervisor Mahar** and seconded by **Councilor Wheatley** to wit:

BE IT RESOLVED, that there being no further business to come before the regular meeting of the Town of Onondaga Town Board, the Town Board move to Executive Session for advice from counsel, with no action expected.

The question of the enactment of the foregoing resolution was duly put to a vote and upon roll call, the vote was as follows:

Councilor	Kathy Fedrizzi	Voted	Yes
Councilor	Lisa M. Goodwin	Voted	Yes
Councilor	Ellen Magnarelli Terrien	Voted	Yes
Councilor	John Wheatley	Voted	Yes
Supervisor	John P. Mahar	Voted	Yes

The foregoing resolution was thereupon declared duly adopted.

The Town Board moved to Executive Session at 6:05 p.m. The Town Board returned from Executive Session at 7:35 with no action taken. The meeting of the Town Board and Executive Session adjourned at 7:35 p.m.

Janet J. Hillery
Town Clerk