

**VILLAGE OF SARANAC LAKE BOARD OF TRUSTEES
39 MAIN STREET SARANAC LAKE NY
MEETING AGENDA 5:00 PM**

Monday, December 22, 2025

**This meeting will be held in the Village Board Room and may be viewed through ZOOM
Enter at the side door of the building, 39 Main Street**

Join Zoom Meeting

<https://us02web.zoom.us/j/82006020765>

Meeting ID: 820 0602 0765

CALL TO ORDER

ROLL CALL:

EXECUTIVE SESSSION: Collective Bargaining Negotiations

AUDITING:

- a. Pay Vouchers
- b. Approve Minutes from 12-8-2025

PUBLIC COMMENT:

ITEMS FOR BOARD ACTION

BILL	184	2025	Resolution authorizing the Village Manager to sign the Collective Bargaining agreement between the Village of Saranac Lake and Teamsters Local 687
BILL	185	2025	Resolution to approve proposal for snowmaking pump system at Mount Pisgah
BILL	186	2025	Authorize Village Manager to approve Department of State contract extension for DRI
BILL	187	2025	Resolution authorizing the acceptance of a JAG grant award
BILL	188	2025	Resolution authorizing the lease of surplus property located on Church Street
BILL	189	2025	Approve 2026 Rescue Squad Contract
BILL	190	2025	Approve Restore NY Redevelopment Capital Grant for Pendragon
BILL	191	2025	Resolution initiating exploration of a length of service award program (LOSAP) for Volunteer Firefighters
BILL	175	2025	Resolution authorizing the quarterly transfer of funds and budget transfers

OLD BUSINESS: Tax Impact Analysis and Report on Armory

NEW BUSINESS: Snow Removal

PUBLIC COMMENT:

MOTION TO ADJOURN

PUBLIC COMMENT

PERIOD OF MEETINGS

1. Anyone may speak to the Village Board of Trustees during the public comment periods of a public hearing or the public comment periods of the meeting.
2. As a courtesy, we ask those participating in public comment to introduce themselves.
3. Individual public comment is limited to **5 minutes** and may be shortened by the meeting chairperson if not respectful and productive in manner.
4. When a meeting is attended by a group of people who share the same or opposing views on a public comment topic, the chair may require that the group(s) designate not more than two spokespersons and limit the total time public comment to 5 minutes for each point of view or side of an issue.
5. Individual time may not be assigned/given to another.
6. A public hearing is meant to encourage comment and the expression of opinion, not a direct debate, nor should a commenter be intimidated by a village board member. Should a village response be asked, The Village Board of Trustees may offer explanation or information to the public at that time. They also reserve the right to request the individual leave contact information with the Clerk to receive a more researched answer at a later time.
7. Individuals requesting response from the village board, not offered during the meeting, will be contacted by phone, email, letter, or request for in-person meeting.
8. All remarks shall be addressed to the board as a body and not to any individual member thereof.
9. Interested parties or their representatives may address the board at any time by written or electronic communications.
10. Speakers shall observe the commonly accepted rules of courtesy, decorum, dignity and good taste.
11. Village Board members are offered a 5-minute grace period for meeting start. If board member is more than 5 minutes late to the meeting, they will forfeit their right to participate and vote during the meeting.
12. While electronic devices are necessary for viewing documents and time keeping, as a courtesy to the public and fellow board members, Village Board Members must refrain from texting, e-mailing, and instant messaging during Board Meetings, except in the case of family emergencies.

Please note- During the course of regular business, discussion and commentary is limited to board members and village staff only. We ask for this courtesy, for the board and staff to conduct their business and discussion without interruption. All village board members and staff are available after the conclusion of a meeting for one on one discussion.

VILLAGE BOARD REGULAR MEETING

Monday, December 8, 2025

Regular Meeting began at 5:00 PM and ended at 9:30 PM

Meeting was held in person in the Village Board Room and was also available on zoom

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL: Mayor Williams present; Trustee Brunette present; Trustee Ryan; present; Trustee Scollin present; Trustee White present.

Staff also Present: Village Manager Bachana Tsiklauri, and Village Clerk Amanda Hopf

EXECUTIVE SESSION: Collective Bargaining Negotiations

Chair Mayor Williams called for a motion to enter into executive session:

Motion: Ryan Second: Scollin

Roll Call: Brunette yes; Ryan yes; Scollin yes; White yes; Williams yes.

AUDITING:

Chair Mayor Williams called for a motion to approve payment for the 2026 Budget \$343,464.10 batch number 12082025. Complete detail of these vouchers is attached and made part of these minutes.

Motion: Brunette Second: Ryan

Roll Call: Brunette yes; Ryan yes; Scollin yes; White yes; Williams yes.

APPROVAL OF MINUTES:

Chair Mayor Williams called for a motion to approve the minutes

Motion: Ryan Second: Brunette

Roll Call: Brunette yes; Ryan yes; Scollin yes; White yes; Williams yes.

DEPARTMENT HEAD UPDATE: Mount Pisgah Ski Area Manager

SPECIAL GUEST: Jason Matt- TI SALES Water Metering System

PUBLIC COMMENT:

Bonnie Krasher and Jim Loso-Dispensary (alpine agronomy) Complaints and related health concerns

Valerie Trudeau STR permitting rules on firepits

Jerry Michael support of Bills 179, 180, and 181

Keith Murphy Public Safety Building Process

Tamara Van Ryn Public health in relation to Public Safety Meeting

Mark Wilson Wendel Questions

ITEMS FOR BOARD ACTION:

Bill 175- Resolution authorizing the quarterly transfer of funds and budget transfers

A copy of the bill is attached and made part of these minutes

Chair Mayor Williams called for a motion

Motion: White Second: Scollin

Roll Call: Brunette ____; Ryan ____; Scollin ____; White ____; Williams ____.

Bill 176- Resolution to appoint new member to the Police Interface Committee

A copy of the bill is attached and made part of these minutes

Chair Mayor Williams called for a motion

Motion: White Second: Brunette

Roll Call: Brunette yes; Ryan yes; Scollin yes; White yes; Williams yes.

Bill 177- Resolution adopting policy for use of Village Sign Frames

A copy of the bill is attached and made part of these minutes

Chair Mayor Williams called for a motion

Motion: Ryan Second: White

Motion to Table: Williams Second: Scollin

Roll Call to Table: Brunette yes; Ryan yes; Scollin yes; White yes; Williams yes.

Bill 178- Resolution authorizing the creation of the Village of Saranac Lake Cannabis Sales Taxation Funds Grant Program

A copy of the bill is attached and made part of these minutes

Chair Mayor Williams called for a motion

Motion: Ryan Second: Scollin

Motion to amend: Williams Second: Brunette

Roll Call to amend: Brunette yes; Ryan yes; Scollin yes; White yes; Williams yes.

Roll Call to pass amendment: Brunette yes; Ryan yes; Scollin yes; White yes; Williams yes.

Bill 179- Resolution adopting downtown streetscape design guidelines

A copy of the bill is attached and made part of these minutes

Chair Mayor Williams called for a motion

Motion: White Second: Brunette

Roll Call: Brunette yes; Ryan yes; Scollin yes; White yes; Williams yes.

Bill 180- Resolution adopting updated by-laws for Downtown Advisory Board

A copy of the bill is attached and made part of these minutes

Chair Mayor Williams called for a motion

Motion: Brunette Second: Scollin

Roll Call: Brunette yes; Ryan yes; Scollin yes; White yes; Williams yes.

Bill 181- Resolution adopting the Village of Saranac Lake Capital Improvement Plan

A copy of the bill is attached and made part of these minutes

Chair Mayor Williams called for a motion

Motion: Brunette Second: Ryan

Roll Call: Brunette yes; Ryan yes; Scollin yes; White yes; Williams yes.

Bill 182- Approve contract for 2025 Statewide Community Re grants funding for storage pod mural

A copy of the bill is attached and made part of these minutes

Chair Mayor Williams called for a motion

Motion: Scollin Second: Ryan

Roll Call: Brunette yes; Ryan yes; Scollin yes; White yes; Williams yes.

Bill 173- Resolution to accept Franklin County Experiential Tourism Grant

A copy of the bill is attached and made part of these minutes

Chair Mayor Williams called for a motion

Motion: White Second: Brunette

Roll Call: Brunette yes; Ryan yes; Scollin yes; White yes; Williams yes.

Bill 183- Resolution authorizing the Village Manager to sign NYS EFC Exhibit approval for Wastewater system upgrade project

A copy of the bill is attached and made part of these minutes

Chair Mayor Williams called for a motion

Motion: Williams Second: Scollin

Roll Call: Brunette yes; Ryan yes; Scollin yes; White yes; Williams yes.

OLD BUSINESS: Trustee White-Geothermal Project Discussion, Update on progress of BST Audit, Community Development Update, Public Safety Building updates, and Housing update

NEW BUSINESS: Board Members Social Media Accounts and Public Safety Building Material

MOTION TO ADJURN:

Chair Mayor Williams called for a motion

Motion: Scollin Second: White

Roll Call: Brunette yes; Ryan yes; Scollin yes; White yes; Williams yes.

**Business of the Village Board
Village of Saranac Lake**

Bill #184-2025

Date: 12-22-2025

SUBJECT: Teamsters Local 687 Agreement

DEPT OF ORIGIN: Village Manager

DATE SUBMITTED: 12-18-2025

SUMMARY STATEMENT

Resolution to approve and authorize the Village Manager to sign Collective Bargaining Agreement between the Village and Teamsters Local 687

MOVED BY: _____ SECONDED BY: _____

VOTE ON ROLL CALL:

MAYOR WILLIAMS _____

TRUSTEE RYAN _____

TRUSTEE WHITE _____

TRUSTEE SCOLLIN _____

TRUSTEE BRUNETTE _____

**AUTHORIZE THE VILLAGE MANAGER TO SIGN THE COLLECTIVE
BARGAINING AGREEMENT BETWEEN THE VILLAGE OF SARANAC LAKE AND
TEAMSTERS LOCAL 687**

WHEREAS, the Village of Saranac Lake and Teamsters Local 687 have engaged in negotiations to amend and update the current Collective Bargaining Agreement, and

WHEREAS, these negotiations have resulted in a mutually agreed-upon set of revisions to the Agreement, and

WHEREAS, the membership of Teamsters Local 687 has ratified and approved of the proposed revisions.

THEREFORE, BE IT RESOLVED, that the Village Board of Trustees hereby approves the revised terms of the Collective Bargaining Agreement between the Village of Saranac Lake and Teamsters Local 687, covering the period from December 25th, 2025, through May 31st, 2029, and authorizes the Village Manager to execute the Agreement on behalf of the Village.

BE IT FURTHER RESOLVED, that the Agreement shall take effect immediately upon approval by the Village Board.

OUTLINE OF REVISIONS

SUMMARY OF PROPOSED REVISIONS TO THE COLLECTIVE BARGAINING AGREEMENT BETWEEN THE VILLAGE OF SARANAC LAKE AND TEAMSTERS LOCAL 687

1. Article 7 - Wages and Classification

- Section 1: Upon approval of the revisions, all employees shall receive an initial wage increase of \$2.00 per hour, effective with the first payroll. Thereafter, employees shall receive an additional 3% salary increase in each subsequent fiscal year FY 27, FY 28, and FY 29 occurring on each June 1st. As shown in Appendix A.
- NEW Section 4: Capital Project compensation shall be determined at the sole discretion of the Village Manager. A project may be designated as a Capital Project when it is expected to be completed within a reasonable timeframe, as determined by the Village Manager. All Capital Projects must be established by the Village Manager and approved by the Village Board. Employees assigned to designated Capital Projects shall be compensated at a premium overtime rate for all hours worked on such projects, in accordance with applicable law and this Agreement.

2. Article 8 - Transfer and Promotion

- Section 5: When an employee is temporarily assigned to work in the capacity of a nonunion/administrative employee, said employee shall receive an additional (\$2.00) per hour for each hour worked in such capacity. Such temporary assignment must be authorized in advance by the Department Head and reported to payroll in accordance with Village procedures.

3. Article 13 - Payment for Time Worked Definition of Hourly Rate for Computing Wage Payment

- Section 3: Department heads will establish an equitable system for mandatory overtime and on-call responsibilities. The system shall prioritize employees with the least amount of mandated overtime worked, modifying the existing inverse seniority rotation as necessary to ensure equitable distribution.
- NEW Section 7: Employees may elect to convert earned overtime hours into compensatory time at a rate of one and one-half (1.5) hours for each overtime hour worked. Employees may use compensatory time earned subject to Department Head approval and operational needs. Employees may elect to receive a payout for accrued compensatory time on the final paycheck of the fiscal year (May payroll). All elections and allocations (e.g., twenty (20) hours of overtime split as ten (10) hours overtime pay

and ten (10) hours compensatory time) must be clearly documented on employee timecards. Compensatory time shall be accrued and used in one (1) hour increments and shall not exceed eighty (80) hours at any time.

- NEW Section 8: Employees who work beyond midnight shall be provided an eight (8) hour rest period prior to the start of their next regularly scheduled shift, except where operational necessity requires otherwise, as determined by the Department Head.

4. Article 16 - Holidays

- Section 1: The one-half (½) day holiday for Good Friday is eliminated. Juneteenth and Veterans Day shall be added as recognized holidays under this Agreement.
- Section 3: Employees required to work on recognized holidays shall be compensated at one and one-half (1.5) times their regular rate of pay. Employees required to work on the following holidays shall be compensated at double time (2.0):
 - Christmas
 - Thanksgiving
- Section 5: Fire Drivers shall receive twelve (12) lieu days per year to correspond with the number of recognized holidays. Lieu time shall accrue each pay period at a rate of 2.7692 hours, with an annual cap of two hundred eighty-eight (288) hours. Fire Drivers may elect to cash out accrued lieu time on their final paycheck in May of each fiscal year.

5. Article 18 - Sick Leave

- NEW Section 11: All union-represented employees approved for leave under the Family and Medical Leave Act (FMLA) shall be required to exhaust all available accrued sick leave prior to utilizing any other form of paid leave, including but not limited to vacation or personal leave, during the FMLA leave period, in accordance with applicable law and Memorandum of Understanding, Bill #57-2025.
- Section 10: Fire Drivers' use of sick leave shall be counted as time worked for purposes of this Agreement.

6. Article 24 - Health, Life, Dental Insurance and Prescription Plan

- NEW Section 8: Employees who have completed thirty (30) years of service with the Village shall be eligible to retain health insurance coverage upon retirement, subject to the following conditions:

- The retiree shall utilize up to eighteen (18) months of COBRA coverage.
- Coverage shall be limited to the single plan and shall not extend to dependents.
- Retirees shall not be eligible for participation in a Health Savings Account (HSA).
- Coverage shall be provided under the health plan in effect at the time coverage is utilized, not the plan in effect at the time of retirement.

7. Article 27 - Clothing and Boot Allowance

- Section 1: Employees electing to receive the clothing and boot allowance via gift card shall be required to retain and submit receipts documenting all purchases made with the gift card, in accordance with Village policy. Annual allowances by department shall be as follows:
 - DPW: **\$625 → \$725**
 - Office: **\$300 → \$400**
 - Mechanics: **\$200 → \$300**
 - Fire Drivers: **\$625 → \$725**

8. Article 29 - Longevity

- Effective June 1, 2026, any employee who has been a permanent employee of the Village of Saranac Lake for more than nine (9) months on June 1 (beginning of fiscal year) will be eligible for an increment and shall be paid at the rate of \$208 per year (\$0.10/hour) for years 1 through 15. Effective June 1, 2026, members of the bargaining unit shall be paid \$228.80 per year after 15 years of service, for all years of service (including 1 through 15). The number of years shall be multiplied by the longevity rate divided by the yearly regular hours of the employee. All full-time employees' yearly hours shall be 2,080 hours and fire drivers shall be 3,504 hours. Yearly hourly rate shall be used for regular and overtime hours worked.
- The Village will add the increment to the employee's yearly base pay on the employee's hire date anniversary.
- Employees shall receive an increment for each year of service while employed by the Village of Saranac Lake. This longevity clause is based solely on the number of years of service of an employee with the Village.

9. Article 31 - License Fees

- Employees possessing and actively utilizing the following licenses in the performance of their assigned duties shall receive the corresponding hourly differential in addition to their base rate of pay:

- CDL A: **\$2.00**
 - CDL B: **\$1.00**
 - D Distribution System: **\$1.75**
 - Inspection Mechanic: **\$1.75**
 - Tanker Endorsement: **\$0.50**
 - 4A Wastewater Treatment Operator: **\$2.75**
- Employees must be performing duties related to the license to receive pay differential. No employee shall receive more than one (1) license differential within the same license category.

10. Article 32 - Duration of Agreement

- Section 1: This printed Agreement contains the contract provisions for December 25th, 2025, through May 31st, 2029. Each party hereto shall notify the other concerning those matters which are to be subject to negotiations prior to the first negotiation session for the new contract period which shall be no later than the 30th of May 2028, immediately prior to the next contract period notice shall be in writing and mailed to the Village of Saranac Lake, 39 Main Street, Saranac Lake, New York 12983. All provisions of this contract shall continue in full force and effect for the full term of the contract. If there is no Agreement for the next contract period by the expiration date, this contract will remain in full force and effect until such Agreement is made. Upon acceptance of this Agreement, all prior written and verbal agreements shall be terminated.

11. Article 34 - On-Call Provisions

- Section 1. When an employee volunteers to be on call within the DPW, the employee will be notified by the Village that he/she has been placed on call. At that time, the employee will:
 - Be restricted from consuming any alcohol or using any substance which would impair their ability to operate equipment or vehicles.
 - Remain within a thirty (30) minute radius of the Village, exceptions are to be approved by the Department Head.
 - Will receive \$2.50 per hour while on call and continue to do so until relieved from on call status including time, he/she works in addition to regular, or other pay, if any, and
 - Receive a 3-hour minimum, not in addition to hours, when called in while they are on call, and
 - Individuals who are called from the Volunteer list and respond to work will receive one (\$1.00) dollar per hour in addition to regular, or other pay, for

hours worked, excepting pay identified in (d) above.

- **NEW Section 4:** On-Call employees who are within the Village boundaries will be allowed to take home a Village of Saranac Lake truck, one truck will be made for this, this truck is to not leave the Village while outside of working business hours (work-related use only; personal use prohibited). Excluding the WWTP employees.

12. NEW Article 36 - Staffing of Special Events

- **NEW Section 1:** The bargaining unit shall be required to staff nine (10) designated special events annually outside of regular business hours. All other minor events shall be coordinated with volunteer organizations and/or the Chamber of Commerce. The required special events are:
 1. Winter Carnival
 - a. Parade and Fireworks
 2. First Night
 3. July 4th
 4. St. Patrick's Day
 5. Memorial Day
 6. Kiddie Parades
 - a. Memorial Day and July 4th
 7. Halloween
 8. Pride?
- **NEW Section 2:** For minor events, DPW shall deliver barricades and signage either the evening prior to the event or the preceding Friday. Placement of barricades and signage shall be the responsibility of the Police Department or event volunteers. DPW shall retrieve all barricades and signage on the next regularly scheduled workday.

APPENDIX A

SALARY CHART – TEAMSTERS 687

6/1/25 - 5/31/26

JOB TITLE	GRADE	STEP 1	STEP 2	STEP 3	STEP 4
	20	\$30.29	\$30.43	\$30.53	\$30.62
Head Mechanic	19	\$29.91	\$29.99	\$30.09	\$30.18
DPW Supervisor Ski Area Manager	18	\$29.43	\$29.51	\$29.61	\$29.72
	17	\$28.95	\$29.04	\$29.15	\$29.26
Fixed Asset	16	\$28.57	\$28.68	\$28.81	\$28.89
Principal Account Clerk	15	\$28.11	\$28.21	\$28.32	\$28.41
	14	\$27.66	\$27.78	\$27.88	\$27.98
Administrative Assistant Asst W/S Plant Op (Civil Service Title: Water/ Waste Water Treatment Plant Operator) Housing Rehab	13	\$27.18	\$27.30	\$27.40	\$27.50
Dispatcher Senior Account Clerk Gen Maint Man (Civil Service Title: General Maintenance)	12	\$26.79	\$26.89	\$27.00	\$27.09
Administrative Aide Asst W/S PI Op Tr HEO	11	\$26.34	\$26.45	\$26.55	\$26.63
Account Clerk Mechanic	10	\$25.91	\$25.99	\$26.09	\$26.19
W/S Maint Person (Civil Service Title: Water/Waste Water Maintenance Worker)	9	\$25.50	\$25.58	\$25.70	\$25.81
MEO WWTP Maint Person	8	\$25.01	\$25.12	\$25.24	\$25.36
Clerk	7	\$24.58	\$24.71	\$24.81	\$24.91
Carpenter Section 8 HAP	6	\$24.17	\$24.27	\$24.36	\$24.45
W/S Helper	5	\$23.73	\$23.82	\$23.92	\$24.00
	4	\$23.25	\$23.35	\$23.44	\$23.55
Custodian Laborer	3	\$22.82	\$22.92	\$23.05	\$23.15
	2	\$22.40	\$22.53	\$22.64	\$22.73
	1	\$22.01	\$22.10	\$22.20	\$22.30
Head Fire Driver		\$ 66,177.49	\$ 66,348.68	\$ 66,519.91	\$ 66,691.11
Fire Driver		\$ 62,246.24	\$ 62,417.47	\$ 62,588.69	\$ 62,759.89
Salary divided by 3504 hours to get hourly wage					
INITIAL \$2.00 WITHOUT 3% INCREASE					

APPENDIX A (CONTINUED)

SALARY CHART – TEAMSTERS 687

6/1/26 - 5/31/27

JOB TITLE	GRADE	STEP 1	STEP 2	STEP 3	STEP 4
	20	\$31.20	\$31.34	\$31.45	\$31.54
Head Mechanic	19	\$30.80	\$30.89	\$30.99	\$31.09
DPW Supervisor Ski Area Manager	18	\$30.31	\$30.39	\$30.50	\$30.62
	17	\$29.82	\$29.91	\$30.03	\$30.14
Fixed Asset	16	\$29.43	\$29.54	\$29.67	\$29.75
Principal Account Clerk	15	\$28.96	\$29.06	\$29.17	\$29.26
	14	\$28.49	\$28.61	\$28.71	\$28.82
Administrative Assistant Asst W/S Plant Op (Civil Service Title: Water/ Waste Water Treatment Plant Operator) Housing Rehab	13	\$28.00	\$28.11	\$28.22	\$28.33
Dispatcher Senior Account Clerk Gen Maint Man (Civil Service Title: General Maintenance)	12	\$27.59	\$27.69	\$27.81	\$27.90
Administrative Aide Asst W/S PI Op Tr HEO	11	\$27.13	\$27.24	\$27.35	\$27.43
Account Clerk Mechanic	10	\$26.69	\$26.77	\$26.88	\$26.98
W/S Maint Person (Civil Service Title: Water/Waste Water Maintenance Worker)	9	\$26.27	\$26.35	\$26.48	\$26.58
MEO WWTP Maint Person	8	\$25.76	\$25.88	\$25.99	\$26.12
Clerk	7	\$25.32	\$25.45	\$25.55	\$25.66
Carpenter Section 8 HAP	6	\$24.90	\$24.99	\$25.09	\$25.18
W/S Helper	5	\$24.44	\$24.53	\$24.64	\$24.72
	4	\$23.94	\$24.05	\$24.14	\$24.26
Custodian Laborer	3	\$23.50	\$23.61	\$23.74	\$23.85
	2	\$23.07	\$23.21	\$23.32	\$23.41
	1	\$22.67	\$22.77	\$22.86	\$22.97
Head Fire Driver		\$68,162.81	\$68,339.14	\$68,515.51	\$68,691.84
Fire Driver		\$64,113.63	\$64,289.99	\$64,466.35	\$64,642.69
Salary divided by 3504 hours to get hourly wage					
3% INCREASE					

APPENDIX A (CONTINUED)

SALARY CHART – TEAMSTERS 687

6/1/27 - 5/31/28

JOB TITLE	GRADE	STEP 1	STEP 2	STEP 3	STEP 4
	20	\$32.14	\$32.28	\$32.39	\$32.49
Head Mechanic	19	\$31.73	\$31.82	\$31.92	\$32.02
DPW Supervisor	18	\$31.22	\$31.31	\$31.41	\$31.53
Ski Area Manager	17	\$30.71	\$30.81	\$30.93	\$31.05
Fixed Asset	16	\$30.31	\$30.43	\$30.56	\$30.65
Principal Account Clerk	15	\$29.82	\$29.93	\$30.04	\$30.14
	14	\$29.35	\$29.47	\$29.58	\$29.68
Administrative Assistant Asst W/S Plant Op (Civil Service Title: Water/ Waste Water Treatment Plant Operator) Housing Rehab	13	\$28.84	\$28.96	\$29.07	\$29.17
Dispatcher Senior Account Clerk Gen Maint Man (Civil Service Title: General Maintenance)	12	\$28.42	\$28.53	\$28.64	\$28.74
Administrative Aide Asst W/S Pl Op Tr HEO	11	\$27.94	\$28.06	\$28.17	\$28.25
Account Clerk Mechanic	10	\$27.49	\$27.57	\$27.68	\$27.79
W/S Maint Person (Civil Service Title: Water/Waste Water Maintenance Worker)	9	\$27.05	\$27.14	\$27.27	\$27.38
MEO WWTP Maint Person	8	\$26.53	\$26.65	\$26.77	\$26.90
Clerk	7	\$26.08	\$26.21	\$26.32	\$26.43
Carpenter Section 8 HAP	6	\$25.65	\$25.74	\$25.84	\$25.94
W/S Helper	5	\$25.17	\$25.27	\$25.38	\$25.46
	4	\$24.66	\$24.77	\$24.87	\$24.99
Custodian Laborer	3	\$24.21	\$24.32	\$24.46	\$24.56
	2	\$23.76	\$23.90	\$24.02	\$24.11
	1	\$23.35	\$23.45	\$23.55	\$23.66
Head Fire Driver		\$70,207.69	\$70,389.32	\$70,570.97	\$70,752.60
Fire Driver		\$66,037.04	\$66,218.69	\$66,400.34	\$66,581.97
Salary divided by 3504 hours to get hourly wage					
3% INCREASE					

APPENDIX A (CONTINUED)

SALARY CHART – TEAMSTERS 687

6/1/28 - 5/31/29

JOB TITLE	GRADE	STEP 1	STEP 2	STEP 3	STEP 4
	20	\$33.10	\$33.25	\$33.36	\$33.46
Head Mechanic	19	\$32.68	\$32.77	\$32.88	\$32.98
DPW Supervisor Ski Area Manager	18	\$32.16	\$32.25	\$32.36	\$32.48
	17	\$31.63	\$31.73	\$31.86	\$31.98
Fixed Asset	16	\$31.22	\$31.34	\$31.48	\$31.57
Principal Account Clerk	15	\$30.72	\$30.83	\$30.94	\$31.04
	14	\$30.23	\$30.35	\$30.46	\$30.57
Administrative Assistant Asst W/S Plant Op (Civil Service Title: Water/ Waste Water Treatment Plant Operator) Housing Rehab	13	\$29.70	\$29.83	\$29.94	\$30.05
Dispatcher Senior Account Clerk Gen Maint Man (Civil Service Title: General Maintenance)	12	\$29.27	\$29.38	\$29.50	\$29.60
Administrative Aide Asst W/S Pl Op Tr HEO	11	\$28.78	\$28.90	\$29.01	\$29.10
Account Clerk Mechanic	10	\$28.31	\$28.40	\$28.51	\$28.62
W/S Maint Person (Civil Service Title: Water/Waste Water Maintenance Worker)	9	\$27.87	\$27.95	\$28.09	\$28.20
MEO WWTP Maint Person	8	\$27.33	\$27.45	\$27.58	\$27.71
Clerk	7	\$26.86	\$27.00	\$27.11	\$27.22
Carpenter Section 8 HAP	6	\$26.42	\$26.52	\$26.62	\$26.72
W/S Helper	5	\$25.93	\$26.03	\$26.14	\$26.23
	4	\$25.40	\$25.51	\$25.61	\$25.74
Custodian Laborer	3	\$24.93	\$25.05	\$25.19	\$25.30
	2	\$24.48	\$24.62	\$24.74	\$24.83
	1	\$24.05	\$24.15	\$24.25	\$24.37
Head Fire Driver		\$72,313.93	\$72,501.00	\$72,688.10	\$72,875.17
Fire Driver		\$68,018.15	\$68,205.25	\$68,392.35	\$68,579.43
Salary divided by 3504 hours to get hourly wage					
3% INCREASE					

**Business of the Village Board
Village of Saranac Lake**

Bill #185-2025

Date: 12-22-2025

SUBJECT: Snowmaking Pump System

DEPT OF ORIGIN: Village Manager

DATE SUBMITTED: 12-15-2025

SUMMARY STATEMENT

Resolution approving the approval by Ratnik Industries for snowmaking pump system

MOVED BY: _____ SECONDED BY: _____

VOTE ON ROLL CALL:

MAYOR WILLIAMS _____

TRUSTEE RYAN _____

TRUSTEE WHITE _____

TRUSTEE SCOLLIN _____

TRUSTEE BRUNETTE _____

RESOLUTION TO APPROVE PROPOSAL FOR PURCHASING OF NEW SNOWMAKING PUMP
SYSTEM AT MOUNT PISGAH

WHEREAS, the Village of Saranac Lake is committed to providing and maintaining quality park and recreational opportunities for residents and visitors, and

WHEREAS, the Village, with the assistance of Friends of Mount Pisgah (FOMP), is undertaking upgrades to the snowmaking pump system at Mount Pisgah, and

WHEREAS, Friends of Mount Pisgah (FOMP) has previously donated \$60,000 toward snowmaking water distribution pipe upgrades and continues to support the Village in maintaining full operational capacity of the mountain, and

WHEREAS, the existing snowmaking pump is aged and no longer meets the operational needs of Mount Pisgah, and

WHEREAS, the snowmaking system is critical to the mountain's continued normal operation and seasonal viability, and

WHEREAS, the Village issued a Request for Proposals (RFP) for snowmaking pump system upgrades on August 19, 2025, and

WHEREAS, Ratnik Industries submitted a proposal consisting of one Single Low-Pressure Vertical Pump (40 HP with VFD on skid) and three High-Pressure Booster Pumps (3 × 50 HP pumps with VFDs on skid), which has been determined to be the most feasible option for Mount Pisgah, and

WHEREAS, the total cost of the proposal is \$202,000, and

WHEREAS, funding for this purchase will be provided from the following sources:

- \$50,000 donation from Friends of Mount Pisgah (FOMP)
- \$61,586.80 from adult-use cannabis tax revenue, and
- \$96,413.20 from the General Fund unreserved fund balance

NOW, THEREFORE, BE IT RESOLVED, that the Village Board of Trustees hereby authorizes approval of the proposal from Ratnik Industries for the purchase of a snowmaking pump system for Mount Pisgah.

QUOTATION

Village of Saranac Lake

39 Main St, Ste 9
Saranac Lake, NY 12983
Attn: John Dixon
(518) 524-0180

Quote No. 7600

Date: December 19, 2025

Page 1 of 8

Email: pisgahmanager@saranaclakeny.gov

Snowmaking Pump System – Mt Pisgah

The current proposal is a summary of the two options that have been selected from our proposal 7537 Dated September 15, 2025. The combination of Options #2A and Option #3 will form the new pumping system:

Option #2A – Vertical Turbine Supply Pump

This option includes a low-pressure vertical turbine supply pump that would draw water from a new wet well, similar to option #1. However, the pump will discharge at a much lower pressure of 86 PSI, while still pumping at 500 GPM. The motor size will be 40HP. The motor controls will still have a VFD, but this will be operated manually at a fixed speed and will provide for a smooth soft start for low inrush and longevity of equipment.

Pros and cons

- Pro: The lower pump power will not require expanding the existing electrical service capacity at the pond site.
- Pro: The vertical pump will operate at 1800 RPM, which is much slower than high-speed snow pumps and will have excellent longevity.
- Pro: A vertical turbine pump in an open wet well is self-priming
- Pro: Least cost of the supply pump options
- Con: Only a single pump and no redundancy. However, due to the lower pressure a diesel rental pump can provide a backup in the event of the vertical pump failure
- Neutral: A new building structure and wet well will be required to be constructed.

QUOTATION

Village of Saranac Lake

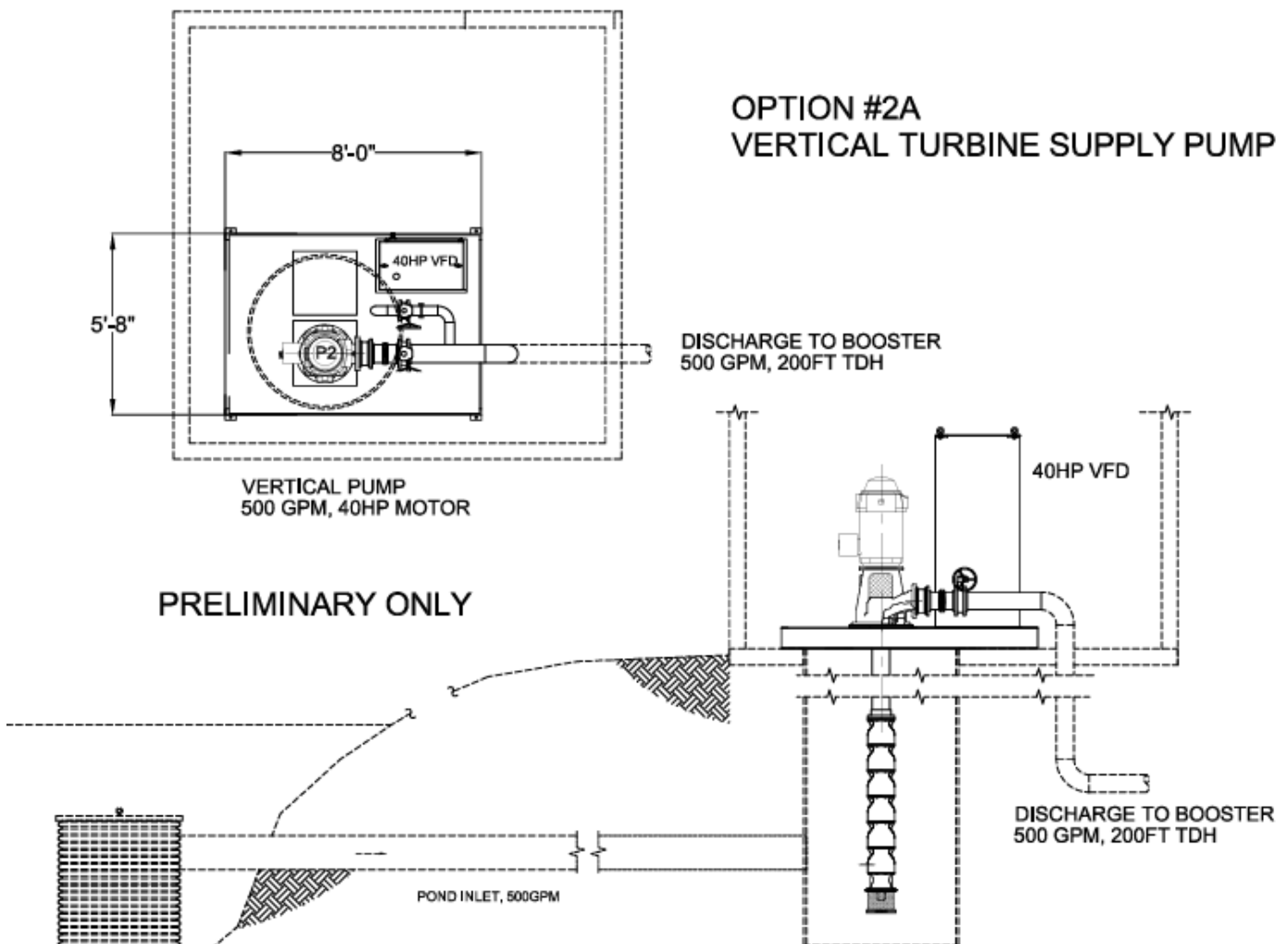
Quote No. 7600

Date: December 19, 2025

Page 2 of 8

Option #2A – Vertical Turbine Supply Pump, continued

The following is a sketch of a skid mounted pump offering for option #2A. This has a fabricated structural steel base to be set over a new wet well. The skid will have provision for securing a 40HP water pump and motor and will come with discharge piping, and level sensor, pre-mounted and wired. The VFD panel will have a manual on/off and speed dial control. The operator would set the speed and press start. Due to the length of the pump, the pump and motor will need to be set in the field by others using a crane



QUOTATION

Village of Saranac Lake

Quote No. 7600

Date: December 19, 2025

Page 3 of 8

Option #2A – Vertical Turbine Supply Pump, continued

Technical Specifications – Key Components

Pump: Vertical Turbine, 500 GPM @200' TDH
Bottom Suction, 10-12ft OAL
National Pump 6-Stage K10LC – 1800 RPM Operation
Fabricated Discharge Head, Class 150 Flanges
Packing Box

Motor: 40HP Vertical Hollow Shaft
General Electric, 1800 Nominal RPM
460/3/60,

VFD: 40HP Yaskawa FP605, Circuit Breaker Disconnect
460/3/60, Manual start/stop and speed setting
Built in UL508A panel shop

Instruments: Level Switch

Fabrication: Fabricated Steel Skid Base, Approx 8ft x 5'-8"
6" diameter piping, class 150 valves and fittings
Skid base Hot dip galvanized, other exposed steel powder coated

Assembly by: Ratnik Industries, Inc
Victor, NY
USA

QUOTATION

Village of Saranac Lake

Quote No. 7600

Date: December 19, 2025

Page 4 of 8

Option #3 – High Pressure Booster – Multi-Pump

This option involves three small booster pumps. These pumps are mounted to a steel base and do not require an in-floor can (sleeve). All three pumps mount to a fabricated steel base and the pumps, motors, and electrical equipment are pre-mounted and wired at the plant prior to shipment. The pumps are modular and can be sourced very quickly. Unlike vertical turbine pumps, there are catalog items and not custom, so replacement parts in the future will be readily available. Since this is a complete skid package, this can set on any flat concrete floor surface. Each pump will be 167 GPM, for a total of 500 GPM. Each pump is supplied with a 50HP motor.

Pros and cons

Pro: Pump skid is fully prefabricated and wired from the factory

Pro: 3-pumps in parallel provide for a high level of redundancy

Pro: "Catalog" pumps are readily available in addition to replacement parts

Pro: By locating in the operations building, it is more centrally located and power may be more readily available.

Con: Not the least expensive but competitive with other possible configurations.

Neutral: Skid is to be located in an existing building or an addition to an existing building.

The following is a sketch of a skid mounted 3-pump booster skid offering for option #3. This has a fabricated structural steel base to be set on a flat concrete pad. The skid has three 50HP pumps, motors and control panel pre-mounted and wired. A flowmeter, pressure and temperature sensors are all included and mounted. A Y-strainer is provided loose for field installation. A PLC control system with operator touchscreen will provide for automatic pressure control and sequencing of the multi-pump system as demand changes. With a cable connection to the pond pumphouse, the pond supply pump can be remotely started and stopped through the booster control panel system.

QUOTATION

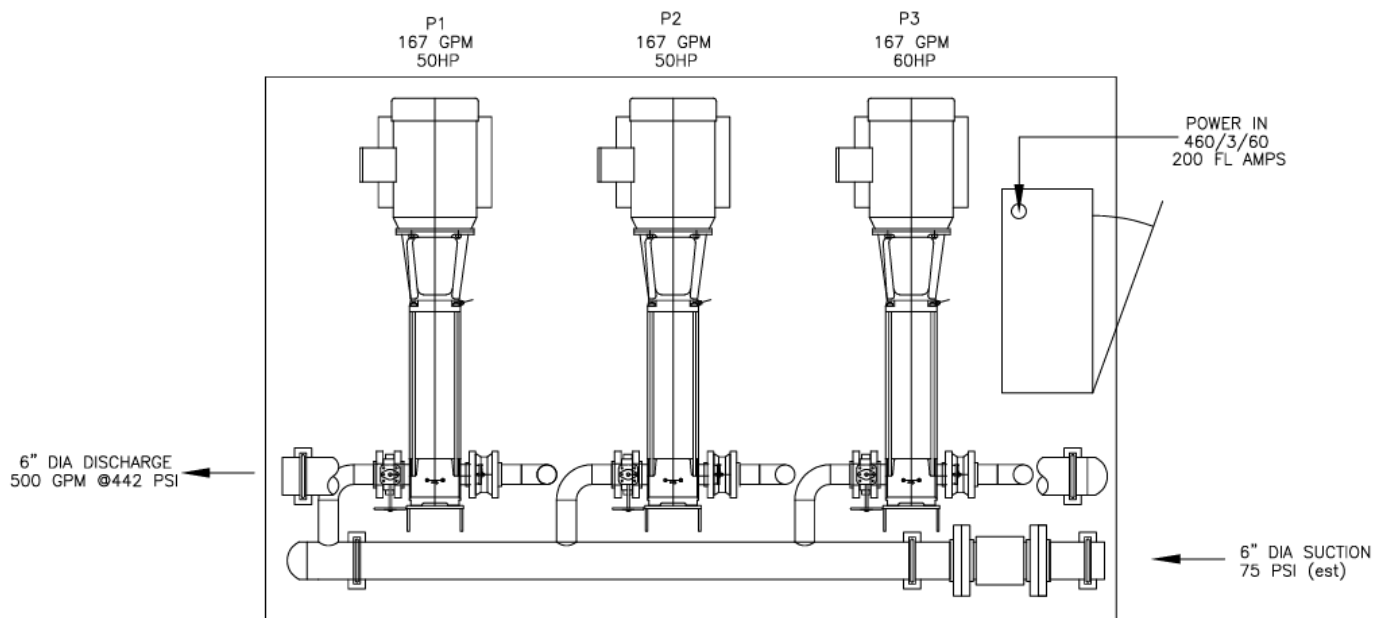
Village of Saranac Lake

Quote No. 7600

Date: December 19, 2025

Page 5 of 8

Option #3 – High Pressure Booster – Multi-Pump, continued



ESTIMATED SKID SIZE: 12'-6" LONG X 8'-0" WIDE

QUOTATION

Village of Saranac Lake

Quote No. 7600

Date: December 19, 2025

Page 6 of 8

Option #3 – High Pressure Booster – Multi-Pump, continued

Technical Specifications – Key Components

Pump: Qty (3) Gould/Xylem ESV-33 10 Stage
167 GPM @875' TDH Boost
Stainless steel construction
Cast Iron Base, 2 1/2"-250# FLLanges
Mechanical Seal

Motor: Qty (3)
50HP Baldor or equal, 3600 RPM, 460/3/60

VFD: Qty (3) 50HP Yaskawa FP605, Circuit Breaker Disconnect
460/3/60, PLC Based Automatic Controls with touchscreen
Built in UL508A panel shop

Instruments: 6"-150# Magnetic flowmeter, full bore
Suction/discharge pressure transmitters
Temperature switches

Fabrication: Fabricated Steel Skid Base, Approx 12'-6" x 8'-0"
6" diameter piping, isolation valves and fittings
Skid base Hot dip galvanized, other exposed steel powder coated
6" Y-Strainer shipped loose

Assembly by: Ratnik Industries, Inc
Victor, NY
USA

QUOTATION

Village of Saranac Lake

Quote No. 7600

Date: December 19, 2025

Page 7 of 8

Pricing and delivery of options

Pricing and delivery is based on current conditions as of date of this proposal. Pricing is valid until December 31, 2025 and is subject to change thereafter.

Two step pumping system

Option #2A – Single Low Pressure Vertical Pump, 40HP w/VFD on Skid:

\$59,000.00

10-12 Week Lead Time

PLUS

Option 3 – High Pressure Booster, 3x50HP pumps w/VFDs on Skid:

\$149,000.00

10-12 Week Lead Time

Warranty: Base manufacturer warranty is 18 months from date of shipment, or 12 months from date of startup, whichever comes first. Ratnik does not extend manufacturer warranty terms or conditions over and above what is stated for each manufacturer. Typical warranty covers repair or replacement of defective parts at manufacturer's service center and does not include Disassembly, transportation or reinstallation costs.

Shipping: Freight cost is included to job site, Saranac Lake, NY

Startup: Included. Based on 1-full day on site with travel expenses. Time beyond 1-day will be invoiced on a per-day basis

Notes

- Freight cost to job site is included
- Site civil work including pump wet well, pumphouse structure, building modifications, excavation and pipe connections are not included.
- Electrical service, Connections to skid electrical panel and transformers are not included.
- Off loading and setting of skid and crane service for vertical turbine pump setting is not included.
- Installation, labor and materials are not included beyond the confines of the Ratnik skid(s).
- Startup is Included

QUOTATION

Village of Saranac Lake

Quote No. 7600

Date: December 19, 2025

Page 8 of 8

Terms:

F.O.B.: Shipping cost to jobsite is included
Delivery: As noted. Based on current availability, subject to prior sale.
Quote: Firm for acceptance within 30 days.
Ship Via: Best Way, common Carrier, flatbed, Ratnik vehicle
Validity: Based on order by December 31, 2025

Payment Terms:

Typical payment terms apply to custom equipment
1/3rd Down Payment upon proposal acceptance
1/3rd Progress Payment due prior to Shipping
Balance Net 30 days from date of shipment.

CONDITIONS OF SALE

1. All equipment supplied is to remain the property of Ratnik Industries, Inc. until paid for in full.
2. Price does not include start-up supervision, if desired. (Usually one day site visit plus travel time and travel costs.)
3. Conditions not specifically stated herein shall be governed by established trade customs. Terms inconsistent with those stated herein, which may appear on the Purchaser's formal order, will not be binding on the Seller.
4. Interest will be charged on all unpaid invoices at the rate of 1% per month or 12% per year annual percentage rate.

QUOTED BY:	<i>Tim Wang, PE</i>	<i>Sr Project Engineer</i>	<i>December 19, 2025</i>
	Ratnik Industries, Inc.	Title	Date

ACCEPTED BY:			
	Village of Saranac Lake	Title	Date

**Business of the Village Board
Village of Saranac Lake**

Bill #186-2025

Date: 12-22-2025

SUBJECT: DRI contract extension

DEPT OF ORIGIN: Village Manager

DATE SUBMITTED: 12-12-2025

SUMMARY STATEMENT

Approve DOS contract extension for DRI

MOVED BY: _____ SECONDED BY: _____

VOTE ON ROLL CALL:

MAYOR WILLIAMS _____

TRUSTEE RYAN _____

TRUSTEE WHITE _____

TRUSTEE SCOLLIN _____

TRUSTEE BRUNETTE _____

STATE OF NEW YORK CONTRACT FOR GRANTS FACE PAGE

<p>STATE AGENCY (Name & Address):</p> <p>NYS Department of State One Commerce Plaza 99 Washington Avenue – Suite 1010 Albany, NY 12231</p>	<p>BUSINESS UNIT/DEPT ID: DOS01/3800000</p> <p>CONTRACT NUMBER: C1001616</p> <p>CONTRACT TYPE (select one)</p> <p><input type="checkbox"/> Multi-Year Agreement</p> <p><input type="checkbox"/> Simplified Renewal Agreement</p> <p><input checked="" type="checkbox"/> Fixed Term Agreement</p>
<p>CONTRACTOR NAME:</p> <p>SARANAC LAKE VILLAGE OF</p>	<p>TRANSACTION TYPE:</p> <p><input type="checkbox"/> New</p> <p><input type="checkbox"/> Renewal</p> <p><input checked="" type="checkbox"/> Amendment - NCTE</p>
<p>CONTRACTOR IDENTIFICATION NUMBERS:</p> <p>NYS VENDOR ID Number: 1000003055</p> <p>Federal Tax ID Number: 15-6001376</p>	<p>PROJECT NAME:</p> <p>Parks, Streetscapes, and Connectivity Improvements</p> <p>AGENCY IDENTIFIER:</p> <p>19-DRI-53</p> <p>ASSISTANCE LISTINGS (formerly CFDA) NUMBER (ALN) (Federally Funded Grants Only):</p>
<p>CONTRACTOR PRIMARY MAILING ADDRESS:</p> <p>Village of Saranac Lake 39 Main Street Saranac Lake, NY 12983</p> <p>CONTRACTOR PAYMENT ADDRESS:</p> <p><input checked="" type="checkbox"/> Check if same as primary mailing address</p> <p>CONTRACTOR MAILING ADDRESS</p> <p><input checked="" type="checkbox"/> Check if same as primary mailing address</p> <p>CONTRACTOR PRIMARY E-MAIL ADDRESS:</p> <p>mayorwilliams@saranaclakeny.gov</p>	<p>CONTRACTOR STATUS:</p> <p><input type="checkbox"/> For Profit</p> <p><input checked="" type="checkbox"/> Municipality, Code:</p> <p><input type="checkbox"/> Tribal Nation</p> <p><input type="checkbox"/> Individual</p> <p><input type="checkbox"/> Not-for-Profit</p> <p>Charities Registration Number: n/a</p> <p>Exemption Status/Code: 3A/02</p> <p><input type="checkbox"/> Sectarian Entity</p>

STATE OF NEW YORK CONTRACT FOR GRANTS FACE PAGE

<p>CURRENT CONTRACT TERM:</p> <p>FROM: 12/1/2019 TO: 11/30/2024</p> <p>AMENDED TERM:</p> <p>FROM: 12/1/2019 TO: 12/31/2027</p>	<p>CONTRACT FUNDING AMOUNT: <i>(Fixed Term - enter current period amount; Simplified Renewal - enter cumulative amount to date; Multi-year - enter total projected amount of the contract)</i></p> <p>CURRENT: \$4,133,506.00</p> <p>AMENDED:</p> <p>FUNDING SOURCES:</p> <p><input checked="" type="checkbox"/> State <input type="checkbox"/> Federal <input type="checkbox"/> Other</p>
<p>ATTACHMENTS INCLUDED AS PART OF THIS AGREEMENT (select all that apply):</p> <div style="display: flex; flex-wrap: wrap;"> <div style="width: 50%;"> <p><input type="checkbox"/> Appendix A</p> <p><input type="checkbox"/> Attachment A:</p> <p><input type="checkbox"/> Attachment B:</p> <p><input type="checkbox"/> Attachment C: Work Plan</p> <p><input type="checkbox"/> Attachment D: Payment and Reporting Schedule</p> <p><input type="checkbox"/> Other</p> </div> <div style="width: 50%;"> <p><input type="checkbox"/> A-1 Agency Specific Terms and Conditions</p> <p><input type="checkbox"/> A-2 Program Specific Terms and Conditions</p> <p><input type="checkbox"/> A-3 Federally Funded Grants and Requirements Mandated by Federal Laws</p> <p><input type="checkbox"/> B-1 Expenditure Based Budget</p> <p><input type="checkbox"/> B-2 Performance Based Budget</p> <p><input type="checkbox"/> B-3 Capital Budget</p> <p><input type="checkbox"/> B-4 Capital Budget</p> <p><input type="checkbox"/> B-1(A) Expenditure Based Budget (Amendment)</p> <p><input type="checkbox"/> B-2(A) Performance Based Budget (Amendment)</p> <p><input type="checkbox"/> B-3(A) Capital Budget (Amendment)</p> <p><input type="checkbox"/> B-4 (A) Net Deficit Budget (Amendment)</p> </div> </div>	

IN WITNESS THEREOF, the parties hereto have executed or approved this Contract for Grants on the dates below their signatures.

CONTRACTOR:

Village of Saranac Lake
39 Main Street
Saranac Lake, NY 12983

By: _____

Printed Name

Title: _____

Date: _____

STATE AGENCY:

NYS Department of State
One Commerce Plaza
99 Washington Avenue – Suite 1010
Albany, NY 12231

By: _____

Printed Name

Title: _____

Date: _____

STATE OF NEW YORK

County of _____

On the ____ day of _____, _____, before me personally appeared _____

to me known, who being by me duly sworn, did depose and say that they reside at

_____, that they are the _____

of the _____, the contractor described herein which executed the foregoing instrument; and that they signed their name thereto as authorized by the contractor named on the face page of this Contract for Grants.

(Notary) _____

ATTORNEY GENERAL'S SIGNATURE

Printed Name

Title: _____

Date: _____

STATE COMPTROLLER'S SIGNATURE

Printed Name

Title: _____

Date: _____

**Business of the Village Board
Village of Saranac Lake**

Bill #187-2025

Date: 12-22-2025

SUBJECT: JAG Grant Award

DEPT OF ORIGIN: Village Manager

DATE SUBMITTED: 12-12-2025

SUMMARY STATEMENT

Resolution authorizing the acceptance of a JAG grant award

MOVED BY: _____ SECONDED BY: _____

VOTE ON ROLL CALL:

MAYOR WILLIAMS _____

TRUSTEE RYAN _____

TRUSTEE WHITE _____

TRUSTEE SCOLLIN _____

TRUSTEE BRUNETTE _____

RESOLUTION TO ACCEPT A \$20,000 JUSTICE ASSISTANCE GRANT FOR SLPD

WHEREAS, the Village of Saranac Lake has been awarded a New York State Justice Assistance Grant, and,

WHEREAS, the main purpose of the funding in the amount of \$20,000 will be used to cover the cost of a UTV with emergency equipment and accessories, and,

WHEREAS, the Village accepts the terms of the grant;

THEREFORE, BE IT RESOLVED, the Village of Saranac Lake Board of Trustees accepts the Justice Assistance Grant award of \$20,000.



Division of Criminal Justice Services

KATHY HOCHUL
Governor

ROSSANA ROSADO
Commissioner

CILLIAN FLAVIN
Deputy Commissioner

Grant Award Notice

Grantee/Contractor: Village of Saranac Lake / Saranac Lake Village Police Department	Date: 12/8/2025
Program Name: Law Enforcement Equipment	Award Amount: \$20,000 ¹
Signatory Name and Title: Darin Perrotte, Chief	Term Dates: TBD – 9/30/2026
Email: policechief@saranaclakeny.gov	Contract Number: T633362
Program Description: To support the cost of an UTV with emergency equipment and accessories.	
The following additional information is provided as required when grants are supported with federal funding:	
<u>Federal Award Identification Information</u>	
Award Name: New York State FY 2022 Edward Byrne Memorial Justice Assistance Grant (JAG) Program Application	
Federal Award Number: 15PBJA-22-GG-00624-JAGX	
Name of the Federal Award Agency: Bureau of Justice Assistance (BJA)	
Federal Award Lapse Date: 9/30/2026	
Total Amount of Federal Award: \$9,231,239.00	
Federal Fiscal Year of Funds: FFY 22	
Catalog of Federal Domestic Assistance (CFDA) Title and Number: 16.738 Edward Byrne Memorial Justice Assistance Grant Program	
Grant Questions	
Primary Contact Katie Wagner, Public Safety Grants Representative NYS Division of Criminal Justice Services Office of Program Development and Funding Phone: 518.457.2683 Email: kathryn.wagner@dcjs.ny.gov	Secondary Contact Meagan Armstrong, Public Safety Grants Representative NYS Division of Criminal Justice Services Office of Program Development and Funding Phone: 518.485.5569 Email: meagan.armstrong@dcjs.ny.gov

¹ This funding is provided by the Division of Criminal Justice Services (DCJS) with federal funds through the Bureau of Justice Assistance. Grantees receiving these funds will be subject to federal rules, regulations, and reporting requirements.

Thank you for all the work you do. We look forward to working with you in our continued efforts to safeguard the health and safety of all New York residents and visitors.

**Business of the Village Board
Village of Saranac Lake**

Bill #188-2025

Date: 12-22-2025

SUBJECT: Lease of Surplus Property

DEPT OF ORIGIN: Village Manager

DATE SUBMITTED: 12-12-2025

SUMMARY STATEMENT

RESOLUTION OF THE VILLAGE BOARD OF THE VILLAGE OF SARANAC LAKE
AUTHORIZING THE LEASE OF SURPLUS REAL PROPERTY LOCATED ON CHURCH STREET
AND ISSUING A NEGATIVE DECLARATION PURSUANT TO THE NEW YORK STATE
ENVIRONMENTAL QUALITY REVIEW ACT ("SEQRA")

MOVED BY: _____ SECONDED BY: _____

VOTE ON ROLL CALL:

MAYOR WILLIAMS _____

TRUSTEE RYAN _____

TRUSTEE WHITE _____

TRUSTEE SCOLLIN _____

TRUSTEE BRUNETTE _____

**RESOLUTION OF THE VILLAGE BOARD OF THE VILLAGE OF SARANAC LAKE
AUTHORIZING THE LEASE OF SURPLUS REAL PROPERTY LOCATED ON
CHURCH STREET AND ISSUING A NEGATIVE DECLARATION PURSUANT TO
THE NEW YORK STATE ENVIRONMENTAL QUALITY REVIEW ACT (“SEQRA”)**

At a regular meeting of the Village Board of the Village of Saranac Lake, New York, held at the Village Offices, 39 Main Street, Suite 9, in said Village, on the ____ day of December, 2025, at ____: ____ P.M., there were:

PRESENT:

ABSENT:

_____ offered the following resolution and moved its adoption:

WHEREAS, the Village was presented with an offer from Community Bank, N.A. (“Lessee”) to enter into a Lease Agreement for a portion of the vacant real property located on Church Street, in the Village of Saranac Lake, designated as part of Tax Map Number 447.69-7-21 (the “Property”), for the use of the same as parking for Lessee and its licensees and invitees; and

WHEREAS, the Village Board has determined that said portion of the Property is no longer necessary, useful or suitable for municipal purposes; and

WHEREAS, the Village Board has determined to lease a portion of the Property for adequate consideration of no less than fair market value without the services of a real estate broker; and

WHEREAS, the base rent for the Property shall be \$75.00 per month for an initial term of _____, beginning on _____; and

WHEREAS, the Village Board believes that the lease of the real property is in the public interest of the residents of the Village, particularly since the end result will be a productive use of otherwise disused and vacant land owned by the Village; and

WHEREAS, the Village Board preliminarily classifies this action as an Unlisted Action under SEQRA, and determines that it will act as the Lead Agency with respect to the environmental review of the proposed lease of the Property in accordance with SEQRA and Part 167 of the regulations implementing SEQRA; and

WHEREAS, the Village Board has reviewed the Short Environmental Assessment Form (“SEAF”) prepared for this action;

NOW, THEREFORE, BE IT HEREBY

RESOLVED, that the Property shall be, and hereby is, declared surplus and offered for lease; and

RESOLVED, that the Village Board hereby determines that the project is an Unlisted Action pursuant to Part 617 of the regulations implementing SEQRA and that the Village Board shall act as Lead Agency for the required environmental review; and it is further

RESOLVED, that the Village Board determines that the Lease Agreement and the use of the vacant commercial land with a paved surface thereon as parking space for two (2) vehicles will have no significant adverse impacts on the environment, and hereby issues a negative declaration for the proposed Project and authorizes the Mayor of the Village of Saranac Lake to execute Pages 2 and 3 of the SEAF; and it is further

RESOLVED, that pursuant to the provisions of Section 1-102(1) of the Village Law of the State of New York, the Village Board does adopt this Resolution agreeing to enter into a Lease Agreement for the Property for not less than fair market value; and it is further

RESOLVED, that the Village Clerk is directed to publish and post the notice of adoption of this Resolution within ten (10) days; and it is further

RESOLVED, that upon adoption of this Resolution, the Village Mayor is authorized to execute all documents required to complete the Lease Agreement subject to the review and approval of the Village Attorney for the Village as to form and content; and be it further

RESOLVED, that this resolution shall take effect immediately upon its adoption.

Seconded by _____ and duly put to a vote, which resulted as follows:

_____ AYES

_____ NAYS

Dated:

AMANDA HOPF

Village Clerk, Village of Saranac Lake

LEASE AGREEMENT

This Lease made and entered into as of this ____ day of _____, 2025, by and between **VILLAGE OF SARANAC LAKE**, having a mailing address of 39 Main Street, Saranac Lake, New York 12983 (“Lessor”), and **COMMUNITY BANK, N.A.**, having a mailing address of 46 Broadway, Saranac Lake, New York 12983 (“Lessee”).

NOW, THEREFORE, in consideration of the promises and agreements contained herein, and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Lessor and Lessee do hereby agree as follows:

1. Premises Leased. Subject to the terms and conditions herein contained, Lessor hereby leases to the Lessee and Lessee hereby leases from the Lessor the two (2) parking spaces depicted on the map attached hereto as Exhibit A, located at Lessor’s real property at Church Street, Saranac Lake, New York (Tax Map No. 447.69-7-21) (the “Premises”).

2. Term. The term of this Lease shall commence on _____, 2025 and shall continue for a period of _____ (____) years and end on _____.

3. Rent. Rental payments will commence as of _____. The rental charges under this Lease will be the amount of \$75.00 per month. All rental payments hereunder are due in advance on the 1st day of each month throughout the term of this Lease.

3.1 Late Payment. If the monthly base rental and any other payments payable as additional rent as established herein is not received by Lessor on or before the fifteenth (15th) day of each calendar month, Lessee agrees to pay Lessor a late charge of five percent (5%) on each monthly base rental received after the fifteenth (15th) day of the month. Lessee’s covenant to pay rent and additional rent hereunder shall be independent of the Lessor’s covenants and

agreements of this Lease, and rental shall not be subject to abatement, set off or deduction for any cause whatsoever except as specifically provided for herein. The rent shall be payable without demand at the office of the Lessor, or at such other place as Lessor may designate in writing.

4. Security Deposit. At the time this Lease is signed, Lessee will pay to Lessor first month's rent. It is also agreed by and between the parties hereto that the Lessee shall also pay a security deposit of \$0.00 in connection with this Lease.

5. Snow Removal. Lessee shall be responsible for snow removal, salting, and sanding of the Premises.

6. Use.

6.1 Demised Use. The Premises shall be used and occupied only for parking. Lessee shall not permit the Premises to be used for any unlawful or illegal purpose whatsoever.

6.2 Compliance with Law. Lessee shall, at Lessee's sole expense, maintain the Premises in compliance, and shall comply promptly, with all applicable statutes, ordinances, rules, regulations, orders, covenants and restrictions of record, and governmental requirements in effect at the commencement hereof or becoming effective during the term hereof, regulating the use of the Premises by Lessee.

6.3 Condition of Premises. Lessee has inspected the Premises and is satisfied with the physical condition thereof, including all equipment and appurtenances. Lessee's taking of possession of the Premises shall be conclusive evidence of Lessee's receipt thereof in good and satisfactory order and repair unless otherwise specified herein. Lessee acknowledges that no representations or warranties as to the physical condition of the Premises have been made

by or on behalf of Lessor and that none have been bargained for herein unless otherwise stated herein. Lessee acknowledges that no agreement or promise to decorate, alter, repair, or improve the Premises has been made by or on behalf of Lessor and that none have been bargained for herein.

6.4 Alterations, Improvements and Additions. Lessee shall be permitted make any alterations, improvements, or additions to the Premises without the prior written consent of Lessor.

7. Assignment and Subletting.

7.1 Subletting. Lessee shall not be permitted to sublet the Premises or any part thereof without the prior written consent of Lessor.

7.2 Restriction. Except as otherwise provided herein, Lessee shall not cause or permit, by operation of law or otherwise, any assignment, encumbrance, or transfer of this Lease or any estate or interest therein without the prior written consent of Lessor. Lessor's consent to any such assignment or transfer shall not constitute consent to any further assignment or transfer.

7.3 Effect. Assignment shall not relieve Lessee of any of its obligations or liabilities hereunder for the term; both Lessee and any and all subsequent assignees shall thereafter be deemed to be bound hereunder. Attempted assignment without Lessor's prior written consent shall constitute a material breach of this Lease.

8. Insurance.

8.1 Liability Insurance - Lessee. Lessee shall, at Lessee's expense, obtain and keep in full force and effect during the term of this Lease a policy of Combined Single

Limit Bodily Injury and Property Damage Insurance, or a policy of similar nature, insuring Lessee and Lessor as named insureds against any liability arising out of the use, occupancy, or maintenance of the Premises and all other areas appurtenant thereto. Such insurance shall be in an amount not less than \$1,000,000.00 with respect to bodily injuries to any one person, \$1,000,00.00 with respect to bodily injury in any one accident, and \$1,000,000.00 with respect to property damage. The policy shall insure performance by Lessee of the indemnity provisions of this Paragraph 8 and shall also name Lessor as an additional insured on said policy. The limits of said insurance shall not, however, limit the liability of Lessee hereunder.

8.2 Indemnity. Lessee shall indemnify and hold Lessor, and Lessor's employees and agents, harmless from and against any and all claims arising from Lessee's use of the Premises, or from the conduct of Lessee's business or from any activity, work, or things done, permitted, or suffered by Lessee in or about the Premises or elsewhere and shall further indemnify and hold harmless Lessor, Lessor's employees and agents, from and against any and all claims arising from any breach or default in the performance of any obligation on Lessee's part to be performed under the terms of this Lease or arising from any negligence of the Lessee, any of Lessee's agents, contractors, or employees, and from and against all costs, attorneys' fees, expenses and liabilities incurred in the defense of any such claim or any action or proceeding brought thereon, and in case any action or proceeding be brought against Lessor by reason of any such claim, Lessee upon notice from Lessor shall defend the same at Lessee's expense by counsel satisfactory to Lessor. Lessee, as a material part of the consideration to Lessor for this Lease, hereby assumes all risk of damage to property or injury to persons, in, upon, or about the Premises arising from any cause. Lessee hereby waives all claims in respect thereof against Lessor.

8.3 Waiver of Subrogation. Lessee and Lessor each hereby mutually release and relieve the other from all claims and liabilities arising from or caused by any hazard covered by insurance on the Premises, or covered by insurance in connection with property on or activities conducted in or about the Premises, regardless of the cause of the damage or loss, provided that this release shall apply only to the extent that such loss is covered by such insurance. Lessee and Lessor shall, at the earlier date of obtaining insurance coverage or the effective date of the Lease, give notice to the insurance carriers involved that the foregoing mutual waiver of liability and subrogation is contained in this Lease. In no event shall Lessee recover from Lessor damages in excess of Lessor's equity in the Premises.

8.4 Restrictions. Lessee shall not permit to be done anything that shall invalidate any policies of insurance now or hereafter in force with respect to the Premises and will pay to Lessor, on demand, all extra insurance premiums, if any, required to be paid by Lessor or any other Lessee of the Lessor on account of extra risk caused by Lessee's use of the Premises.

9. Lessee's Default, Bankruptcy. Should default be made by the Lessee in the payment of the rental herein reserved, or any part thereof, when and as herein provided, or should Lessee make default in performing, fulfilling, keeping, or observing any of the Lessee's other covenants, conditions, provisions, or agreements herein contained, or should a petition in bankruptcy be filed by the Lessee, or should the Lessee be adjudged bankrupt or insolvent by any court, or should a trustee or receiver in bankruptcy or a receiver of any property of the Lessee be appointed in any suit or proceedings by or against the Lessee, or should the Premises become vacant or abandoned or should this Lease by operation of law pass to any person other than the Lessee, or should the leasehold interest be levied on under execution, then and in any of such

events the Lessor may, if the Lessor so desires, without demand or notice to the Lessee or any other person, at once declare this Lease terminated and re-enter the Premises without any formal notice or demand and hold and enjoy the same thenceforth as if this Lease had not been made, without prejudice, however, to any right or action or remedy of the Lessor in respect to any breach by the Lessee of any of the covenants herein contained including, but not limited to, all of the remedies set forth hereafter. Should any of the events hereinabove specified occur, whether or not Lessor has elected to terminate this Lease as provided herein, the Lessor shall nevertheless have and is hereby given the right to re-enter the Premises, with or without legal process, and to remove the Lessee's signs and all property and effects of the Lessee, and if the Lessor so desires, to re-let the Premises or any part thereof upon such terms, to such person or persons and for such period or periods as may seem proper to the Lessor. In case of such re-letting, the Lessee shall be liable to the Lessor for the entire difference between the rents and payments herein reserved and agreed upon for the residue of the entire stipulated term of this Lease and the net rent for such residue of the term to be realized by the Lessor by such re-letting, such net rent to be determined by deducting from the entire rent to be received by Lessor from such re-letting the expenses of recovering possession, re-letting (including leasing commissions upon such re-letting), monetary considerations at inception of Lease, altering and repairing the Premises and collecting upon demand from Lessor. The pursuit by Lessor of any or all of the foregoing remedies shall not constitute an election, or a waiver of any other remedy, and Lessor shall be entitled to pursue any of the foregoing remedies upon default as well as any other remedies provided at law or in equity, including attorney's fees and costs.

10. Signs and Other Identification. Lessee shall have the right to place signs, identifying marks, trademarks, insignia, or advertising about Lessee's business, which are reasonable in nature and conform with all legal requirements.

11. Waiver. One or more waivers of any provision of this Lease by the Lessor shall not be construed as a waiver of a subsequent breach of the same provision, and the Lessor's consent or approval shall not be deemed to waive or render unnecessary the Lessor's consent or approval to or of any subsequent similar act by the Lessee.

12. Notices. Any and all notices or demands required or permitted to be given hereunder shall be deemed to be properly served if sent by registered or certified mail, postage prepaid, return receipt requested, addressed as follows:

TO THE LESSEE: COMMUNITY BANK N.A.
46 Broadway
Saranac Lake, New York 12983

TO THE LESSOR: VILLAGE OF SARANAC LAKE
39 Main Street
Saranac Lake, New York 12983

or at such other address or addresses as either party may hereafter designate in writing to the other. Any notice or demand so mailed shall be effective for all purposes at the time of post-marking thereof in the United States mail.

13. No Other Agreements. This Lease contains the entire understanding and agreement of the parties, supersedes all prior understandings and agreements, and cannot be changed orally.

14. Other Terms.

14.1 Assignment of Rents. Notwithstanding any provision herein, and subject to the terms of any existing lease agreement regarding the premises, Lessor shall assign to Lessee its right to receive rents under such lease or leases, together with money due and to become due thereon with any interest or penalties accrued or to accrue under such lease or leases. The Lessor shall execute all separate documents necessary to effect such assignment or assignments.

14.2 Condition of Property. At the termination of this Lease, by lapse of time or otherwise, Lessee shall ensure that the Premises is returned to substantially the same condition as it was at the beginning of this Lease, excepting any structural alterations to the Premises.

14.3 Waiver by Lessor or Lessee Limited. If either the Lessor or Lessee waives or fails to enforce any of their rights under this Lease, it will not mean that any other rights under this Lease are waived. Further, if the Lessor or Lessee waives or fails to enforce any of their rights under a specific paragraph of this lease, such waiver or failure to enforce such rights will be limited to the specific instance in question and will not be a waiver of any later breaches of such paragraph.

14.4 Waiver of Jury Trial. The Lessor and Lessee both waive their right to a jury trial in any action or proceeding between them upon or connected with this Lease, either directly or indirectly. However, under the law, either the Lessor or the Lessee may enforce its right to a jury trial in any action for personal injury or property damage.

14.5 Attorneys' Fees. If either Lessor or Lessee is compelled to pay any expense, including reasonable attorneys' fees, in instituting, prosecuting or defending any action

or proceeding instituted by reason of any default by the other party hereunder, the sum or sums so paid by Lessor or Lessee with all interest, cost and damages shall be paid by the opposing party.

14.6 Invalidity or Illegality of Part of Lease. If any part of this Lease is invalid or illegal, then only that part shall be void and have no effect. All other parts of this Lease shall remain in full force and effect.

14.7 Modification or Change of Lease. The only way in which any of the provisions of this Lease can be changed or modified is by a written agreement signed by both of the Lessor and the Lessee.

14.8 Captions for Paragraphs of Lease. The captions of the various paragraphs of this Lease are for convenience and reference purposes only. They are of no other effect.

IN WITNESS WHEREOF, the parties hereto have executed and delivered this Lease on the date first above written.

LESSEE:

COMMUNITY BANK, N.A.
By:

LESSOR:

VILLAGE OF SARANAC LAKE
By:

NOTICE OF ADOPTION OF RESOLUTION

At a regular meeting held on the ____ day of December, 2025, the Village Board of the Village of Saranac Lake, New York duly adopted a resolution, an abstract of which follows, which resolution is adopted pursuant to Village Law, §1-102 and the Open Meetings Law (Public Officers Law, §100, et seq.)

ABSTRACT OF RESOLUTION DATED DECEMBER ____, 2025

The following is a summary of a resolution adopted by the Village Board of the Village of Saranac Lake on December ____, 2025. Said resolution declares a portion of vacant real property located on Church Street, in the Village of Saranac Lake, designated as part of Tax Map Number 447.69-7-21 (the "Property"), as surplus, as it no longer necessary, useful or suitable for municipal purposes. The resolution further offers the Property for lease, and approves the lease of a portion of the same to Community Bank, N.A. for use as parking space for two (2) vehicles. The base rent for the portion of the Property shall be \$75.00 per month for an initial term of _____, beginning on _____. The Village Board classifies the action as an Unlisted Action under SEQRA, and determines that it will act as the Lead Agency with respect to the environmental review of the proposed lease of the Property in accordance with SEQRA. In so doing, the Village Board determines that the Lease Agreement and the use of the vacant commercial land with a paved surface thereon as parking space for two (2) vehicles will have no significant adverse impacts on the environment, and issues a negative declaration for the proposed Project.

Dated: December ____, 2025

Village Clerk
Village of Saranac Lake
Franklin County, New York

**Business of the Village Board
Village of Saranac Lake**

Bill #189-2025

Date: 12-22-2025

SUBJECT: Rescue Squad Contract

DEPT OF ORIGIN: Village Manager

DATE SUBMITTED: 12-12-2025

SUMMARY STATEMENT

Approve 2026-2027 Rescue Squad Contract

MOVED BY: _____ SECONDED BY: _____

VOTE ON ROLL CALL:

MAYOR WILLIAMS _____

TRUSTEE RYAN _____

TRUSTEE WHITE _____

TRUSTEE SCOLLIN _____

TRUSTEE BRUNETTE _____

**AGREEMENT BETWEEN THE VILLAGE OF SARANAC LAKE AND THE SARANAC
LAKE VOLUNTEER RESCUE SQUAD INC. FOR EMERGENCY MEDICAL AND
TRANSPORT AMBULANCE SERVICES 2026-2027**

This agreement, made as of the 1st day of December ____ 2025 between the **VILLAGE OF SARANAC LAKE** (hereinafter "**THE VILLAGE**"), an organized municipal **VILLAGE** within the State of New York and the **SARANAC LAKE VOLUNTEER RESCUE SQUAD INC.** (hereinafter "**RESCUE SQUAD**"), a not-for-profit corporation organized and existing under the laws of the State of New York, With its office and principal place of business in the Village of Saranac Lake, State of New York.

In consideration of the mutual promises recited herein and the other good and valuable consideration **THE VILLAGE** does hereby contract with the **RESCUE SQUAD** to furnish pre-hospital emergency medical care and to provide transport ambulance services of the sick and injured within the borders of said **VILLAGE** subject to the following provisions:

1. TERM

This **AGREEMENT** shall be effective for a period of one year, from June 1, 2026 until May 31, 2027.

2. CONSIDERATION

In consideration of the provisions outlined in this agreement and as per the 2026 funding request submitted by the **RESCUE SQUAD** to **THE VILLAGE** in September 2025 **THE VILLAGE** agrees to pay directly to the **RESCUE SQUAD** the sum of \$61,797. for provision of services. The payment of the property tax levy (the contractual amount of \$61,797.) shall be paid in a lump sum upon **THE VILLAGE'S** collection of sufficient tax receipts, but no later than the 1st of July 2026.

Failure to pay the contracted amount to the **RESCUE SQUAD** by July 1, 2026 will be considered a breach of this agreement and will result in the **RESCUE SQUAD** terminating service to **THE VILLAGE**.

3. RESCUE SQUAD OBLIGATIONS

A. The **RESCUE SQUAD** will provide pre-hospital Basic Life Support (BLS) and Advanced Life Support (ALS) medical services to both residents and non-residents for medical emergencies occurring within **THE VILLAGE** and will transport to an appropriate hospital facility as necessary. **RESCUE SQUAD** will be solely responsible for supplying, maintaining, and equipping ambulances and for providing sufficient and properly trained personnel for the provision of such BLS and ALS medical care and ambulance service while complying with the lawful mandates of the State of New York Department of Health and the Mountain Lakes Regional EMS Council for the operation of such service.

B. The **RESCUE SQUAD WILL NOT PROVIDE** the services of vehicle extrication of entrapped patients during motor vehicle accidents, back country rescue or extraction of patients not in or near a building or near a roadway, water rescue, or ice water rescue. These services will be provided by fire department or other personnel. **THE VILLAGE** will have to contract separately and directly with these agencies to have these services provided to **THE VILLAGE**.

4. REVENUE RECOVERY

A. The **RESCUE SQUAD** as the transport agency will bill patients, their insurers (including private insurers, Medicare, and Medicaid) and guarantors at the usual and

customary rates as set by the **RESCUE SQUAD**. Bills for services will only be submitted to patients transported to or from a health care or health related facility or as otherwise permitted by law. The expenses incurred for pursuing revenue recovery shall be borne by the **RESCUE SQUAD** and the **RESCUE SQUAD** may contract with a vendor(s) to supply revenue recovery services.

B. The **RESCUE SQUAD WILL NOT** seek to collect co-pays or deductibles from residents of **THE VILLAGE**; for 911 services. A portion of contractual payment to the **RESCUE SQUAD** from **THE VILLAGE** shall be used to reimburse the **RESCUE SQUAD** for the **RESCUE SQUAD'S** waiver of collection of insurance co-payments and deductibles from **THE VILLAGE'S** residents. The **RESCUE SQUAD** will seek payment of insurance co-payments and deductibles from non-residents of **THE VILLAGE** to whom services are provided.

5. OPERATING BUDGET OF RESCUE SQUAD

The proposed operating budget for the **RESCUE SQUADS** 2027 fiscal year will be submitted to **THE VILLAGE** for consideration of **THE VILLAGE** for its 2027 budgetary review September 1, 2026. The proposed budget shall identify and particularize detailed operating expenditures and shall identify revenue sources including the amount projected to be raised from insurance revenue recovery and the amount requested from **THE VILLAGE** to be raised by property taxes for the **RESCUE SQUAD** to be able to provide service to **THE VILLAGE** in 2027.

6. **AUDIT AND FINANCIAL CONTROL.**

RESCUE SQUAD recognizes that **THE VILLAGE** has a fiduciary responsibility to monitor the financial reporting and transactions associated with the provision of ambulance services, given that the contract for services is funded with tax dollars, and given the requirements of the New York State Comptroller Office that impose oversight obligations on insurance revenue recovery programs.

A. On a quarterly basis, the **RESCUE SQUAD** will provide access to reports prepared by the **RESCUE SQUAD** or its billing vendor evidencing the number of calls generating bills, the amounts billed, revenue received, accounts deemed uncollectable, and such other non-privileged information as the parties may agree. Nothing herein shall require the **RESCUE SQUAD** to disclose patient's identity or other protected health information as governed by HIPPA or other governmental statute, rule, or regulation.

B. On an annual basis, the **RESCUE SQUAD** will have an audit of its financial statements performed by a certified public accountant and a copy of such audit including the management letter shall be made available to **THE VILLAGE**.

C. The annual **RESCUE SQUAD** budget shall specify the amount of revenue recovery funds for annual operations. Donations made to the **RESCUE SQUAD** shall not be considered revenue for purposes of this paragraph.

7. **VILLAGE DRIVERS**

THE VILLAGE will provide Emergency Apparatus Operators to the **RESCUE SQUAD** at all times, to be called upon by the **RESCUE SQUAD** to drive **RESCUE SQUAD** emergency vehicles in connection with the provision of emergency services hereunder. Such

Operators will be available to the **RESCUE SQUAD** unless they are otherwise occupied on a previous emergency. The **RESCUE SQUAD** shall pay to **THE VILLAGE** for such Emergency Apparatus Operators a sum of \$248,889 for the contract period. An amount equal to \$20,741 a month. Payment shall be paid monthly on the first day (or first business day) of each month. The Duties of the Emergency Apparatus Operators will include the following:

- Safe operation of rescue vehicles;
- Assisting the EMT as provided per the drivers' Civil Service job description;
- Dispatching of 911 calls as per current agreement with Franklin County
- Dispatching of Transports
- Other related duties as provided per the drivers' Civil Service job description.

If the **RESCUE SQUAD** ceases to require the services of one or all of the Emergency Apparatus Operators called for above, the **RESCUE SQUAD** shall provide **THE VILLAGE** ninety-day (90) termination notice. Monthly payments from the **RESCUE SQUAD** to **THE VILLAGE** shall continue during the ninety-day (90) period.

If **THE VILLAGE** ceases to require the services of **THE RESCUE SQUAD**, **THE VILLAGE** shall provide the **RESCUE SQUAD** ninety-day (90) termination notice. Monthly payments from the **RESCUE SQUAD** to **THE VILLAGE** shall continue during the ninety-day (90) period.

8. INDEMNITY

To the fullest extent permitted by law, the **RESCUE SQUAD** will defend, indemnify, and hold harmless, **THE VILLAGE** in any claim for personal injuries, damages, or administrative enforcement arising out of the **RESCUE SQUADS'** operations, actions, or

obligations under the agreement. To the fullest extent permitted by law, **THE VILLAGE** will indemnify and hold harmless the **RESCUE SQUAD** in any claim for personal injuries, damage, or administrative enforcement arising out of **THE VILLAGE'S** operations, actions, obligations under this **AGREEMENT**, including, but not limited to, the operation of vehicles owned by the **RESCUE SQUAD** by employees of **THE VILLAGE**.

8. INSURANCE

The **RESCUE SQUAD** shall procure and maintain general liability insurance including EMS practitioners' liability coverage with limits of liability no less than \$1 million dollars primary coverage per occurrence and \$5 million dollars excess/umbrella, and shall name **THE VILLAGE** as additional insured on a primary basis under such policy(ies) for any claims arising out of the operations', actions, or obligations of **RESCUE SQUAD** in providing services. The **RESCUE SQUAD** will provide commercial or business vehicle coverage on all vehicles with minimum limits of \$1 million dollars primary coverage, \$5 million dollars excess umbrella. The **RESCUE SQUAD** will provide certificates of insurance to **THE VILLAGE** evidencing the existence of the procured coverage's and the additional insurance endorsements required herein. **THE VILLAGE** shall also procure and maintain general liability insurance with limits of liability no less than \$1 million dollars primary coverage per occurrence and \$5 million dollars excess/umbrella, and shall name **RESCUE SQUAD** as additional insured on a primary basis under such policy(ies) for any claims arising out of the operations', actions, or obligations of **THE VILLAGE** in providing services under this Agreement.

9. **SEVERABILITY** To the extent permitted by law, if any provision of this **AGREEMENT** is deemed by a Court of competent jurisdiction to be void or voidable, all other provisions shall remain enforceable and effective.

10. **VENDOR STATUS**

RESCUE SQUAD is a vendor to **THE VILLAGE**. **RESCUE SQUAD** is neither an agent nor a department of **THE VILLAGE**. Nothing herein should be deemed to infer that an employment or agency relationship exists between the parties.

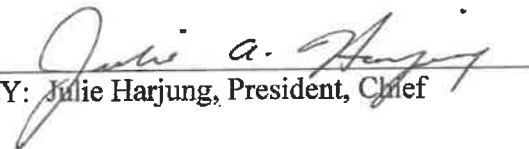
11. **MODIFICATION**

This **AGREEMENT** may be modified or cancelled upon the written consent of both parties.

12. **GOVERING LAW AND VENUE**

This **AGREEMENT** will be governed by New York law, and any action or proceeding arising out of or in connection with this Agreement will be venue in Supreme Court, Franklin County, New York.

SARANAC LAKE VOLUNTEER RESCUE SQUAD INC.


BY: Julie Harjung, President, Chief

VILLAGE OF SARANAC LAKE

BY: _____

LATE PAYMENT: The Rescue Squad shall impose a 3% late fee compounded monthly.

**Business of the Village Board
Village of Saranac Lake**

Bill #190-2025

Date: 12-22-2025

SUBJECT: Restore NY Agreement

DEPT OF ORIGIN: Village Manager

DATE SUBMITTED: 12-12-2025

SUMMARY STATEMENT

Approve Restore NY Redevelopment Capital Grant for Pendragon

MOVED BY: _____ SECONDED BY: _____

VOTE ON ROLL CALL:

MAYOR WILLIAMS _____

TRUSTEE RYAN _____

TRUSTEE WHITE _____

TRUSTEE SCOLLIN _____

TRUSTEE BRUNETTE _____

B. Village of Saranac Lake - Pendragon Development RESTORE NY VII (135,971)

November 20, 2025

General Project Plan

Grantee:	Village of Saranac Lake (the “The Village” or “Saranac Lake”)
Beneficiary Company:	Pendragon, Inc.
ESD Investment:	A grant of up to \$2,000,000 to be used for a portion of the cost of rehabilitation, asbestos abatement, and demolition.
Project Location:	56 Woodruff Street, Saranac Lake, Franklin County
Proposed Project:	Rehabilitation of a 10,000 square-foot vacant Downton building into the new Pendragon Theatre (the “Theatre”)
Project Type:	Repurposing of an existing building to create a state-of-the-art theatre facility on an under-utilized site
Regional Council:	The North Country Regional Council has been made aware of this item. The project predates the Regional Council Initiative. The project is consistent with the Regional Plan to revitalize the Region’s downtowns.

Background:

Grantee History – The Village of Saranac Lake received its incorporation in 1892, 73 years after first being settled by European Americans and the establishment of a tuberculosis sanitarium in 1884. Over the subsequent years, the village became to be known as “the Western Hemisphere’s foremost center for the treatment of pulmonary tuberculosis”. Due to the presence of patients and medical professionals, the Village grew from around 300 residents in the 1880’s to 8,000 in the 1940’s. Over the course of the 20th century as the importance of Tuberculosis treatment facilities waned, the Village increasingly became a tourist destination. The Village’s population today is around 4,887 individuals.

ESD Involvement - The Village of Saranac Lake sought to rehabilitate an underutilized building at 56 Woodruff Street into a vibrant cultural hub as the new home of Pendragon, Inc., a 40 year-old, beloved, community theatre. The existing building at 56 Woodruff Street was built around 1970 as a Grocery Store. After several years of success, the building changed hands, becoming a hardware store before fell into disrepair and became vacant in with the owner’s retirement.

In January 2023, the Village of Saranac Lake applied for funds through the Round VII of Restore NY and was awarded \$2,000,000 through the program in June 2023. Additionally, and related to this award, this project is being assisted by an \$2,500,000 Downtown Revitalization Initiative (“DRI”) Award and a \$500,000 Market New York award, which are

Village of Saranac Lake - Pendragon Development RESTORE NY VII (135,971)

November 20, 2025

being made to Pendragon Theatre, Inc. The DRI grant was approved at the May 2025 ESD board meeting, and the Market NY grant is scheduled for approval at a future ESD Board meeting.

Past ESD Support - This is Saranac Lake's first project with ESD.

The Project:

Completion – February 2026

Activity - August 2019, Pendragon purchased the vacant 10,000 square-foot building at 56 Woodruff St., the future home of Pendragon Theatre with a plan to renovate the existing building and build an addition to fit out the space. Phase I of the project consisted of completely developing a building envelope consisting of the existing structure and the addition. Project activities continued from May to September 2023 with the schematic design stage of the project and initial site prep work taking place.

Construction began in October 2024 – the inside of the newly purchased building has been gutted, had asbestos removed, and have had the soil lines for the plumbing put in place. Meanwhile, soil stabilization efforts where the building addition will be located took place and excavation for concrete foundation work began.

From this point, Phase I work continued with the construction of the building envelope. This included the pouring of the concrete foundation and erecting the walls and roof of the building addition. Phase I also included insulation and waterproofing of the structure, including glazing, window, and storefront installation. Finally, Phase I work included the construction of roofing systems for the existing building and the addition.

Once this building envelope was completed, Phase II project activities included the installation of building systems and interior finishes. Building system work includes installing a state of the art of HVAC system, an energy efficient electrical system, a water conserving plumbing system, and a full fire protection system. Interior finishes include framing and walling of interior partitions, finishes for flooring and ceilings, and the installation of Theatre specific needs (stage, draperies, curtains, fixed seating, acoustic panels, lighting, and audiovisual systems). Finally, work concludes with construction of parking spots, landscaping, site furniture, and signage.

Results – The results of these project activities will be completion of Pendragon Theatre's new home. The new space will a completely renovated space that will serve as a new public facing theatre in downtown Saranac Lake and provide all operation and back of house needs for the Theatre. The new space will include a 120-person capacity theatre, separate rehearsal room, office space for Theatre staff, dressing rooms, a green room, prop and costume shops, multiple restrooms, and an expansive lobby with concessions and box

Village of Saranac Lake - Pendragon Development RESTORE NY VII (135,971)

November 20, 2025

office rooms. The construction will expand and modernize the Theatre's operation, allowing it to extend its season and offer the community a greater use of its facility.

The Theatre's season length will increase, providing greater employment stability for theatre professionals due to more efficient HVAC methods and better rehearsal and production space than the current space. The new Theatre will also increase the number of local organizations using the facility, contribute to civic engagement, and help revitalize the downtown area.

No Benefit-Cost Analysis ("BCA") is required since these projects generate long-term benefits not captured in the short-term period used for the BCA and may involve no permanent job commitments.

Financing Uses	Amount	Financing Sources	Amount	Percent
Construction/Renovation	\$9,657,021	ESD Grant (135,971) Restore NY	\$2,000,000	17%
Soft Costs	935,715	ESD Grant (133,580) - DRI	2,500,000	22%
Property Acquisition	600,000	ESD Grant (132,718) - Market NY	500,000	4%
Infrastructure/Sitework	220,000	Village Equity*	4,588,715	40%
Demolition	133,809	AEDC Bridge Loan**	250,000	2%
Asbestos Abatement	42,170	NBT Bridge Loan***	1,500,000	13%
		Cloudsplitter Foundation Bridge Loan****	250,000	2%
Total Project Costs	\$11,588,715	Total Project Financing	\$11,588,715	100%

*Source of equity is funds from the building's owner

**6%/13 Month Adirondack Economic Development Corporation (AEDC) Bridge Loan

***30-day Average FED SOFR +3%/ 13 Month The National Bank and Trust Company (NBT) Bridge loan

****6%/1 Year Cloudsplitter Foundation Bridge Loan

Grantee Contact-

Bachana, Tsiklauri
39 Main Street, Suite 9
Saranac Lake, NY 12983
Phone: 518-891-4150
E-mail: manager@saranaclakeny.gov

Village of Saranac Lake - Pendragon Development RESTORE NY VII (135,971)

November 20, 2025

Beneficiary Contact- Melinda Little, President
15 Brandy Brook Rd.
Saranac Lake, NY 12983
Phone: 518-354-0202
E-mail: mlittle231@aol.com

Project Team:	Project Management	John David May
	Contractor & Supplier Diversity	Susan Rethinasamy
	Environmental	Nicole Francis

Financial Terms and Conditions:

1. Upon execution of the grant disbursement agreement, the Village shall pay a commitment fee of 1% of the \$2,000,000 capital grant (\$2,000) and reimburse ESD for all out-of-pocket expenses incurred in connection with the project.
2. The Village will be obligated to advise ESD of any materially adverse changes in its financial condition prior to disbursement.
3. The Village will ensure the contribution of at least a 10% match of the grant amount to the Project.
4. Up to \$2,000,000 will be disbursed to the Grantee in three installments as follows:
 - a) an Initial Disbursement of an amount equal to \$1,136,105.25 upon documentation of property acquisition, construction/renovation, infrastructure/site work project costs totaling \$6,583,000, and documentation of private donations deposited into Pendragon Inc.'s bank account totaling at least \$1,000,000 since October 1st, 2025, assuming that all project approvals have been completed and funds are available.
 - b) a Second Disbursement of an amount equal to \$663,894.75 will be disbursed upon documentation of additional property acquisition, construction/renovation, infrastructure/site work project costs totaling \$3,846,843.50 (\$10,429,843.50 cumulatively), provided Grantee is otherwise in compliance with program requirements;
 - c) a Third Disbursement of an amount equal to \$200,000 will be disbursed upon documentation of additional property acquisition, construction/renovation, infrastructure/site work project costs totaling \$1,158,871.50 (\$11,588,715 cumulatively), and upon completion of the project substantially as described in these materials as evidenced by Certificate of Occupancy, Certificate of Compliance and/or other documentation verifying project completion as ESD may

Village of Saranac Lake - Pendragon Development RESTORE NY VII (135,971)

November 20, 2025

require, and receipt of evidence by ESD from the Grantee of proof that demonstrates, to ESD's sole satisfaction, that relevant construction and demolition waste minimization language was included as part of the prime contract(s) for the project, assuming that all project approvals have been completed and funds are available

5. ESD may reallocate the project funds to another form of assistance, at an amount no greater than \$2,000,000, for this project if ESD determines that the reallocation of the assistance would better serve the needs of the Village and the State of New York. In no event shall the total amount of any assistance to be so reallocated exceed the total amount of assistance approved by the Directors.

Environmental Review:

Pursuant to the State Environmental Quality Review Act, Article 8 of the Environmental Conservation Law and its implementing regulations (6 NYCRR Part 617), and in connection with the approval of funding for the Relocate and Expand Pendragon Theatre Capital project, the Directors made a Determination of No Significant Effect on the Environment at their meeting on May 22, 2025. This determination addressed all aspects of the Village of Saranac Lake - Pendragon Development RESTORE NY VII project. Therefore, no further environmental review is required in connection with this action.

Non-Discrimination and Contract & Supplier Diversity:

ESD's Non-Discrimination and Contractor & Supplier Diversity policies will apply to this Project. The Organization/Recipient shall be required to include minorities and women in any job opportunities created, to solicit and utilize Minority and Women Business Enterprises (MWBEs) for any contractual opportunities generated in connection with the Project and shall be required to use Good Faith Efforts (pursuant to 5 NYCRR §142.8) to achieve an overall MWBE Participation Goal of 30% related to the total value of ESD's funding.

Statutory Basis – Restore NY Communities:

The funding was authorized in the 2023-2024 New York State budget and re-appropriated in the 2024-2025 and 2025-2026 New York State budgets. No residential relocation is required as there are no families or individuals residing on the site.

**Business of the Village Board
Village of Saranac Lake**

Bill #191-2025

Date: 12-22-2025

SUBJECT: LOSAP Volunteer Firefighters

DEPT OF ORIGIN: Trustee Brunette

DATE SUBMITTED: 12-12-2025

SUMMARY STATEMENT

Resolution initiating exploration of a length of service award program (LOSAP) for Volunteer Firefighters

MOVED BY: _____ SECONDED BY: _____

VOTE ON ROLL CALL:

MAYOR WILLIAMS _____

TRUSTEE RYAN _____

TRUSTEE WHITE _____

TRUSTEE SCOLLIN _____

TRUSTEE BRUNETTE _____

INITIATING EXPLORATION OF A LENGTH OF SERVICE AWARD PROGRAM (LOSAP) FOR VOLUNTEER FIREFIGHTERS

WHEREAS, the Village of Saranac Lake relies on the dedicated service of volunteer firefighters to provide essential emergency response, fire suppression, and public safety protection to Village residents; and

WHEREAS, recruitment and retention of volunteer firefighters has become increasingly difficult across New York State due to rising training requirements, increasing call volumes, and the significant personal commitment required of volunteers; and

WHEREAS, Article 11-A of the New York State General Municipal Law authorizes municipalities to establish a Length of Service Award Program (LOSAP) to provide retirement-type benefits as an incentive for the recruitment and retention of volunteer firefighters; and

WHEREAS, LOSAP programs are widely used throughout New York State as an established and proven tool to support volunteer fire service stability; and

NOW, THEREFORE, BE IT RESOLVED that the Board of Trustees of the Village of Saranac Lake hereby authorizes the initiation of feasibility analysis of establishing a LOSAP for active volunteer firefighters serving the Saranac Lake Volunteer Fire Department; and

BE IT FURTHER RESOLVED that such feasibility analysis shall include, but not be limited to:

1. Obtaining cost estimates for both Defined Benefit (DB) and Defined Contribution (DC) LOSAP models;
2. Reviewing state requirements and determining administrative responsibilities under GML Article 11-A;
3. Developing a draft points system consistent with New York State law for earning service credit;
4. Assessing fiscal impacts on the Village's operating budget;

BE IT FURTHER RESOLVED that the Village Manager is authorized to coordinate this feasibility analysis and to return to the Board with findings within 60 days.

**Business of the Village Board
Village of Saranac Lake**

Bill #175-2025

Date: 12-22-2025

SUBJECT: Quarterly Budget Adjustments

DEPT OF ORIGIN: Village Manager

DATE SUBMITTED: 12-3-2025

SUMMARY STATEMENT:

Resolution authorizing the quarterly transfer of funds and budget transfers

MOVED BY: _____ SECONDED BY: _____

VOTE ON ROLL CALL:

MAYOR WILLIAMS _____

TRUSTEE RYAN _____

TRUSTEE WHITE _____

TRUSTEE SCOLLIN _____

TRUSTEE BRUNETTE _____

**RESOLUTION AUTHORIZING THE TRANSFER OF
FUNDS FROM GENERAL, WATER, AND SEWER CONTINGENCY ACCOUNTS AND
AUTHORIZING INTER-FUND BUDGET TRANSFERS TO VARIOUS GENERAL, WATER,
AND SEWER FUND ACCOUNTS**

WHEREAS, the Village of Saranac Lake has the responsibility to pay for its routine financial obligations, and,

WHEREAS, the Village has budgeted contingency funds in planning for unanticipated expenditures, and,

WHEREAS, some of these required adjustments may be satisfied not only through contingency appropriations but also through budget transfers within the same fund, moving available appropriations from one account to another where surplus funds exist, and

WHEREAS, the Village must make such expenditures through a relevant and appropriate account.

THEREFORE, BE IT RESOLVED, The Village Treasurer is hereby authorized to transfer \$13,870.71 from General Fund Contingency, \$63.75 from Water Fund Contingency, \$63.75 from Sewer Fund Contingency and is also authorized to make all necessary inter-fund budget transfers within the General Fund, Water Fund, and Sewer Fund as itemized in the attached adjustment schedule.

BE IT FURTHER RESOLVED, that such a transfer will be used to satisfy the Village's obligations in a timely fashion regarding expenses already incurred.

ACCOUNT	ACCOUNT DESCRIPTION	ADJUSTMENT AMOUNT	TAKING FROM
GENERAL FUND			
001-1010-0400-0000	BOARD SERVICES	\$287.43	CONTINGENCY
001-1230-0402-0000	MANAGER TELEPHONE	\$213.64	CONTINGENCY
001-1940-0400-0000	PURCHASE OF RIGHT OF WAY	\$4,800.00	CONTINGENCY
001-3120-0102-0000	POLICE O/T PAY 2ND QTR	\$4,837.36	Q1 - BUDGET TRANSFER
001-3410-0102-0000	FIRE DEPT O/T 2ND QTR	\$1,100.41	Q1 (658.42) / CONTINGENCY
001-3410-0405-0000	FIRE INSURANCE	\$3,829.78	CONTINGENCY
001-3620-0101-0000	PAYROLL O/T 2ND QTR	\$30.28	CONTINGENCY
001-4020-0100-0000	REGISTRAR REG PAY	\$105.00	CONTINGENCY
001-5110-0102-0000	STREET MAINT O/T 2ND QTR	\$2,406.12	Q1 (755.83) / CONTINGENCY
001-5110-0410-0000	STREET MAINT EQUIP MAINT	\$389.98	CONTINGENCY
001-5142-0102-0000	SNOW REMVL O/T 2ND QTR	\$2,390.87	Q1 (1109.44) / CONTINGENCY
001-5142-0410-0000	SNOW REMVL EQUIP MAINT	\$56.66	CONTINGENCY
001-5410-0102-0000	SIDEWLK O/T 2ND QTR	\$1,053.45	Q1 - BUDGET TRANSFER
001-7110-0102-0000	PARKS O/T 2ND QTR	\$815.97	Q1 - BUDGET TRANSFER
001-7110-0408-0000	PARKS VEHIC MAINT	\$36.96	CONTINGENCY
001-7180-0403-0000	BEACH ELECTRIC	\$55.52	CONTINGENCY
001-7260-0102-0000	MT PISGAH O/T 2ND QTR	\$690.33	Q1 - BUDGET TRANSFER
001-7260-0200-0000	MT PISGAH EQUIPMENT	\$164.75	CONTINGENCY
001-8010-0102-0000	ZONING DEP O/T 2ND QTR	\$40.46	CONTINGENCY
001-8620-0102-0000	COM DEV O/T 2ND QTR	\$20.62	CONTINGENCY
001-8989-0410-0000	HYDRO ELECTRICITY	\$330.26	CONTINGENCY
001-9070-0800-0000	DENTAL INS BENEFITS	\$135.66	CONTINGENCY
WATER FUND			
004-8310-0401-0000	WATER ADMIN SUPPLIES	\$63.75	CONTINGENCY
004-8320-0102-0000	SOURCE SUPPLY O/T 2ND QTR	\$455.35	Q1 - BUDGET TRANSFER
SEWER FUND			
005-8110-0401-0000	SEWER ADMIN SUPPLIES	\$63.75	CONTINGENCY
005-8130-0102-0000	TREATMENT PLT O/T 2ND QTR	\$356.03	Q1 - BUDGET TRANSFER

SUMMARY**GENERAL**

AMOUNT	FROM ACCOUNT	DESCRIPTION	TO ACCOUNT	DESCRIPTION
\$4,837.36	001-3120-0101-0000	POLICE O/T PAY 1ST QTR	001-3120-0102-0000	POLICE O/T PAY 2ND QTR
\$658.42	001-3410-0101-0000	FIRE DEPT O/T 1ST QTR	001-3410-0102-0000	FIRE DEPT O/T 2ND QTR
\$755.83	001-5110-0101-0000	STREET MAINT O/T 1ST QTR	001-5110-0102-0000	STREET MAINT O/T 2ND QTR
\$1,109.44	001-5142-0101-0000	SNOW REMVL O/T 1ST QTR	001-5142-0102-0000	SNOW REMVL O/T 2ND QTR
\$1,053.45	001-5410-0101-0000	SIDEWLK O/T 1ST QTR	001-5410-0102-0000	SIDEWLK O/T 2ND QTR
\$815.97	001-7110-0101-0000	PARKS O/T 1ST QTR	001-7110-0102-0000	PARKS O/T 2ND QTR
\$690.33	001-7260-0101-0000	MT PISGAH O/T 1ST QTR	001-7260-0102-0000	MT PISGAH O/T 2ND QTR
\$13,870.71	001-1990-0400-0000	GENERAL CONTINGENCY	REFER TO ABOVE INFORMATION	

WATER

AMOUNT	FROM ACCOUNT	DESCRIPTION	TO ACCOUNT	DESCRIPTION
\$455.35	004-8320-0101-0000	SOURCE SUPPLY O/T 1ST QTR	004-8320-0102-0000	SOURCE SUPPLY O/T 2ND QTR
\$63.75	004-1990-0400-0000	WATER CONTIGENCY	004-8310-0401-0000	WATER ADMIN SUPPLIES

SEWER

AMOUNT	FROM ACCOUNT	DESCRIPTION	TO ACCOUNT	DESCRIPTION
\$356.03	005-8130-0101-0000	TREATMENT PLT O/T 1ST QTR	005-8130-0102-0000	TREATMENT PLT O/T 2ND QTR
\$63.75	005-1990-0400-0000	SEWER CONTINGENCY	005-8110-0401-0000	SEWER ADMIN SUPPLIES