

Caroga News Flash

Town Board Meeting Highlights

June 24, 2022

TownOfCaroga.com contains all issues of the ***Caroga News Flash***.

This work session at Town Hall started at 10:06 AM and lasted 73 minutes. Those present were Supervisor Horton, Councilman Travis, Councilman Sturgess, Clerk Gilbert, and three citizens.

Supervisor Horton reviewed the **decision-making process sequence** after the Club House fire on November 15, 2020. First, the Board set a goal to reopen the Golf Course on schedule in April 2021. Second, they evaluated new building sites (with course changes, near Town Hall, across the street, purchased property, prior Club House site). The prior Club House site best served functional needs. Third, the Steering Committee gave input for new Club House features including a year-round facility with more amenities to increase play and revenue. A proposed emergency shelter also required a kitchen, bathrooms, and secure space. Fourth, as Town Hall repair and maintenance costs grew, the Board began considering combining the need for a new Town Hall with the Club House design to try to save money. Fifth, they decided to use the existing Salt Shed for golf maintenance and cart storage. Finally, this led to proposals for a new Salt Shed and new Town Barn in the cell tower area to improve public safety, to eliminate an eye sore, and to make space for Club House parking.

The Supervisor also introduced new business involving **Capital Projects Logistics**. Overall, he described the “critical path” as: (1) Salt Shed, (2) Maintenance Building, (3) Town Garage, (4) Club House, and (5) Town Hall. The Board is working on itemized proposals of projected costs and funding sources. They aim to complete the Salt Shed and Maintenance Building in 2022 with Town fund balance. They seek to use bond funding for the Town Garage, Club House, and Town Hall projects. To approve the borrowing, they want to develop wording by late July and hold a public referendum vote on November 8, 2022. They are considering multiple options to present to voters. The Board is trying to inform and educate the public with meetings, newsletters, and a direct mailer.

Resolutions / Local Laws:

- 1. Golf Clubhouse Insurance Settlement** — Accepted NYMIR Claim TCRG-2020-002-001
“STATEMENT OF LOSS” dated June 13, 2022 (3-0 vote).

NET CLAIM:	\$2,239,578.62
LESS PRIOR PAYMENTS:	\$1,388,342.36
NET CLAIM PAYABLE:	\$ 851,236.26

The “STATEMENT OF LOSS” (see below) also noted \$616,512.27 (Building Depreciation, Coverage A) plus \$644,600.00 (Ordinance or Law, Coverage C) that total \$1,261,112.27 and remain contingent on rebuilding according to insurance policy conditions.

- 2. East and West Caroga Lake Invasive Species Weed Harvesting** —

- Approved Lead Diver at \$25.00 / hour and Assistant Lead Diver at \$24.50 / hour (3-0 vote)
- Approved an equipment allowance of \$300.00 per diver per season to be paid at the end of the season for divers completing the entire season with no pro-rated allowance (3-0 vote)

- 3. Fireworks** —

- Approved fireworks display permit for Pine Lake Park on 7/3/2022 (3-0 vote)
- Approved fireworks display permit for Canada Lake Protective Assn on 7/2/2022 (3-0 vote)

Next Public Meeting:

Monthly Board Meeting

Wednesday, July 13, 2022 6:00 PM at Town Hall

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STATEMENT OF LOSS

JUNE 13, 2022 FINAL

Insured: Town of Caroga
Policy #: MPLTCRG001
Kind & Date of Loss: 11/15/2020

Claim #: TCRG-2020-002-001
Our file #: 210113
Loss Location: 1840 State Highway Route 10, Caroga Lake, 12034

✓ paid

Building Policy Limit: \$3,620,276.00				
Item	Replacement/Repair	Depreciation	Actual Cash value	Loss/Claim
Demolition	\$ 70,402.86	\$ -	\$ 70,402.86	\$ 70,402.86
Nolan Engineering, PLLC Estimate	\$ 2,009,383.95	\$ 611,592.27	\$ 1,397,791.68	\$ 1,397,791.68
Nolan Engineering, PLLC Additional Bathroom	\$ 24,600.00	\$ 4,920.00	\$ 19,680.00	\$ 19,680.00
Phinney Design Group - Inv. 17806	\$ 2,760.00	\$ -	\$ 2,760.00	\$ 2,760.00
Stephen Kay, Golf Course Architect, LLC - Inv. 21-1383	\$ 2,500.00	\$ -	\$ 2,500.00	\$ 2,500.00
Phinney Design Group - Contract Signing	\$ 3,600.00	\$ -	\$ 3,600.00	\$ 3,600.00
Phinney Design Group - Inv. 17692	\$ 3,240.00	\$ -	\$ 3,240.00	\$ 3,240.00
Engineering Costs = 10% of Construction	\$ 203,398.40	\$ -	\$ 203,398.40	\$ 203,398.40
Construction Management Costs = 9% of Construction	\$ 183,058.56	\$ -	\$ 183,058.56	\$ 183,058.56
Coverage A. Total:	\$ 2,502,943.76	\$ 616,512.27	\$ 1,886,431.49	\$ 1,886,431.49
Less Deductible:				\$ -
Net Claim:				\$ 1,886,431.49
Payment 1:			11/24/2020	\$ 50,000.00
Payment 2:			2/16/2021	\$ 998,789.12
Payment 3:			7/7/2021	\$ 82,502.86
Payment 3:				\$ -
Current Building Payment:				\$ 755,139.51

Business Personal Property Policy Limit: Blanket				
Item	Replacement/Repair	Depreciation	Actual Cash value	Loss/Claim
Adjusted Inventory	\$ 193,655.45	\$ 41,487.25	\$ 152,168.20	\$ 152,168.20
Coverage B. Total:	\$ 193,655.45	\$ 41,487.25	\$ 152,168.20	\$ 152,168.20
Less Deductible:				\$ -
Net Claim:				\$ 152,168.20
Payment 1:			7/7/2021	\$ 97,201.45
Current BPP Payment:				\$ 54,966.75

Ordinance or Law Policy Limit: \$500,000.00 Each Building				
Item	Replacement/Repair	Depreciation	Actual Cash value	Loss/Claim
Building 1-4-4 Golf Shop	\$ 500,000.00	\$ 500,000.00	\$ -	\$ -
Building 1-5-5 Garage	\$ 144,600.00	\$ 144,600.00	\$ -	\$ -
Coverage C. Total:	\$ 644,600.00	\$ 644,600.00	\$ -	\$ -
Less Deductible:				\$ -
Net Claim:	\$ 644,600.00	\$ 644,600.00	\$ -	\$ -
Payment 1:				\$ -
Current Ordinance or Law Payment:				\$ -

Extra Expense Policy Limit: \$250,000.00				
Item	Replacement/Repair	Depreciation	Actual Cash value	Loss/Claim
Caroga Lake Volunteer Fire Company (Dec 23rd - July 23rd)	\$ 52,800.00	\$ -	\$ 52,800.00	\$ 52,800.00
Mohawk Valley Sheds	\$ 15,900.00	\$ -	\$ 15,900.00	\$ 15,900.00
North Country Electrical - Hook up	\$ 3,600.00	\$ -	\$ 3,600.00	\$ 3,600.00
Chris Rector - Well and Septic	\$ 1,300.00	\$ -	\$ 1,300.00	\$ 1,300.00
Millers's Ready Mix Concrete	\$ 818.00	\$ -	\$ 818.00	\$ 818.00
Mohawk Valley Sheds	\$ 14,900.00	\$ -	\$ 14,900.00	\$ 14,900.00
Parking Area	\$ 3,730.00	\$ -	\$ 3,730.00	\$ 3,730.00
Coverage D. Total:	\$ 93,048.00	\$ -	\$ 93,048.00	\$ 93,048.00
Payment 1:			7/7/2021	\$ 51,918.00
Payment 2:				\$ -
Payment 3:				\$ -
Current Payment:				\$ 41,130.00

Inland Marine Equipment				
Item	Replacement/Repair	Depreciation	Actual Cash value	Loss/Claim
Adjusted Equipment Inventory	\$ 107,930.93	\$ -	\$ 107,930.93	\$ 107,930.93
Coverage E. Total:	\$ 107,930.93	\$ -	\$ 107,930.93	\$ 107,930.93
Payment 1:			7/2/2021	\$ 107,930.93
Payment 2:				\$ -
Payment 3:				\$ -
Current Payment:				\$ -

TOTAL VALUE:	\$ 3,542,178.14	\$ 1,302,599.52	\$ 2,239,578.62	\$ 2,239,578.62
LESS DEDUCTIBLE:				\$ -
NET CLAIM:				\$ 2,239,578.62
LESS PRIOR PAYMENTS				\$ 1,388,342.36
NET CLAIM PAYABLE:				\$ 851,236.26

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