

**MINUTES OF THE COMMON COUNCIL  
OCTOBER 22, 2018**

A special meeting of the Common Council of the City of Oneida, NY was held on the twenty-second day of October, 2018 at 6:30 o'clock P.M. in Council Chambers, Oneida Municipal Building, 109 N. Main Street, Oneida, NY.

Meeting was called to order by Deputy Mayor James Chamberlain

PRESENT: Councilors Alan Cohen, Michael Bowe, James Coulthart, Helen Acker and Thomas Simchik

ABSENT: Mayor Leo Matzke

ALSO PRESENT: City Clerk Susan Pulverenti  
Comptroller Lee Ann Wells  
City Engineer Eric Schuler  
Recreation Director Luke Griff

**PRESENTATION**

Patrick McCarthy was honored by the Deputy Mayor and Common Council for his upcoming induction into the Syracuse Urban Sports Hall of Fame. Mr. McCarthy is passionate for sports and is both an avid fan and eager participant to this day at age 92. He has competed in the Senior Summer Olympics and NYS Empire State Senior Games in tennis and badminton and won numerous gold, silver and bronze medals in every match he entered. Deputy Mayor Jim Chamberlain, on behalf of the Mayor, presented a proclamation proclaiming Saturday, November 3, 2018 as Patrick McCarthy Day in the City of Oneida. Mr. McCarthy thanked the Council and his family, adding that he and his wife will be on the 5 o'clock news with Carrie Lazarus on Thursday, November 1, 2018.

**DISCUSSION – KALLET CIVIC CENTER**

Kallet Civic Center Board members Patti Meakin, Michele Farwell, Bill Dustin and Morgan Harrington sat down with the Common Council to discuss the City taking over some of the responsibilities of the Kallet and the revamping their current contract. Councilor Helen Acker passed out a list of questions from City Attorney Nadine Bell relating to the proposal that the Kallet Board submitted, and a lengthy discussion began. The first questions were regarding the position of Recreational Specialist. The Recreation Director said they currently have five part-time specialists (non-competitive) on staff, but they may need to hire a couple more should they have to take over duties at the Kallet. The Account Clerk would be the contact person at the Recreation Department and would be the coordinator for dates of events at the Kallet. Councilor Bowe questioned if there was a potential for conflict of scheduling and whose event would take priority. The job descriptions for Recreation Specialist and Account Clerk were provided by the Civil Service Office.

Discussion turned to grant writing and what grants may be available. It was determined that grant writing could continue through the Recreation Department with approval from the Common Council. When a grant is applied for and received, the party receiving the grant (City or Kallet) must abide by the terms of said grant. The dialog turned to the volunteers at the Kallet. The Board said that they would be having at least one event per month, and their volunteers would work those events. It was noted that any Kallet volunteers would have to sign a waiver. The Kallet will continue to have their own insurance with the City as an add-on. A Recreation Specialist would be there for any City run events. Mrs. Farwell said that the Kallet is a stakeholder for the CNY Arts District pilot program. She said that they have attended a couple of meetings with Planning Director Cassie Rose at the helm of the meetings. Attorney Bell

questioned how the Kallet proposed to structure this arrangement, and if the CNY Arts District will allow the City and a not-for-profit to be stakeholders of the same building/venue. Councilor Acker said that the Kallet will clarify with the Planning Director and Steve from CNY Arts.

The next item discussed was the bar and concessions. The City Attorney had several questions relating to the accounting books of the Kallet. It was determined that the Kallet's financial records would be open to the Council and monthly reports will be received from the Kallet. The Council said that they would ask for clarification from the City Attorney relating to her question about expenditures. The Council and Kallet continued with discussion relating to an agreement and the term for said agreement. Various ideas were suggested with the Council deferring to the City Attorney for the form of the agreement (MOU or MOA). Councilor Coulthart said that he wanted to be sure the Kallet has "skin the in game", as it seems most of the responsibility is falling on the City. He said we need to be a little more focused. Mrs. Farwell said she would like to see some form of agreement drawn up.

It was reiterated that the Kallet would continue to maintain insurance above and beyond what is required for the bar and liquor license. The Comptroller said that the Purchasing Policy of the City would be followed on the City side, and Patti Meakin said there will be no rentals of tables, chairs, etc., as they are not to leave the building. Discussion included new events, partnering with Oneida Area Performing Arts, local comedians, ballroom dancing, movies (MPLC license would be required) and what standards would be set for events scheduled by the Kallet and the City, along with what funding comes back to the City vs. staying with Kallet.

Councilor Bowe said the original agreement said the Kallet would pay utilities, and now the Board is asking that the Kallet get to use the building without paying for any expenses. He said he understands that the Council is partnering with the Kallet on events. He said that people have considered the Kallet, at times, to be a white elephant. He said that if the Kallet is losing money, it will be hard to defend the City taking over if we are going to lose money as well. He said this is an extra cost that the City will be taking on, and it is presented on the books as a loss. He said the City will have to figure out how to carry a loss and make it not look like a loss. The Kallet discussed the role they would play in developing grants, etc. Councilor Acker asked why we shouldn't put this up for sale. Councilor Simchik asked why we are holding onto this and continuing to dump tax dollars into it; that's what we have to sell to the public. Councilor Cohen said there are quality of life issues, and hopefully the City will come away with some revenue. The Council and Kallet both agreed they want the Kallet to succeed. Councilor Coulthart said that they are not trying to be snide with the difficult questions they are asking; the Council just wants to move forward with a level of specificity. The Comptroller said she would like to see revenues coming in. A question was asked if the trend of losses will continue with the same people running the Kallet, and the Kallet said they would need more new board members. A consideration should be made as to whether hiring a professional event coordinator should be looked at. The building will require lots of love, and the City needs to make some revenue to keep the building functional. Councilor Acker said that the Council will meet with the City Attorney to discuss this further, noting that the month of November has multiple budget meetings.

Motion to adjourn by Councilor Acker

The regular meeting is hereby adjourned at 8:29 p.m.

**CITY OF ONEIDA**

---

Susan Pulverenti  
City Clerk