

October 22, 2018
Town of Albion Public Hearing on the 2019 Preliminary Budget

Agenda:

1. Call Meeting to Order
2. Pledge of Allegiance
3. Exit Message
4. FYI: Remind residents to sign attendance sheet
5. Roll Call
6. Public Comment
7. Motion to approve the agenda
8. Motion to open the Public hearing on the 2019 Preliminary budget.
9. Motion to close the Public hearing on the 2019 Preliminary budget
10. Resolution adopting the 2019 Preliminary budget as the 2019 Final budget
11. Resolution to approve the vouchers
12. Executive Session

22-Oct-18

Albion Town Board Public hearing on the 2019 Preliminary Budget

Please sign in:

1. Naomi Mathes

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October 22, 2018

Town of Albion Town Board Public hearing on the 2019 Preliminary budget in the Town hall, 3665 Clarendon Rd.

Meeting called to order at 7:00 pm.

Pledge of Allegiance was said and the exit message was given.

Present were Councilperson Darlene Benton, Councilperson Richard Remley, Supervisor Matthew Passarell and Councilperson Arnold Allen. Councilperson Jake Olles was absent.

Supervisor Richard Remley: I need a motion to approve the agenda.

Motion was made by Councilperson Matthew Passarell and was seconded by Councilperson Arnold Allen approving the agenda with the addition of an EDA matter and executive session will be on contract negotiations.

Motion carried by the following vote:

**Councilperson Darlene Benton, aye
Supervisor Richard Remley, aye
Councilperson Arnold Allen, aye**

**Councilperson Matthew Passarell, aye
Councilperson Jake Olles, absent**

Supervisor Richard Remley: I need a motion to open the public hearing on the 2019 Preliminary budget.

Motion was made by Councilperson Matthew Passarell and was seconded by Councilperson Darlene Benton to open the public hearing on the 2019 Preliminary budget at 7:03 pm. Motion carried by the following vote:

**Councilperson Darlene Benton, aye
Supervisor Richard Remley, aye
Councilperson Arnold Allen, aye**

**Councilperson Matthew Passarell, aye
Councilperson Jake Olles, absent**

Supervisor Richard Remley: We will now discuss the budget.

The Board and those in attendance reviewed the 2019 Preliminary budget.

Supervisor Richard Remley: I need a motion close the public hearing.

Motion was made by Councilperson Darlene Benton and was seconded by Councilperson Arnold Allen to close the public hearing on the 2019 Preliminary budget at 7:05 pm. Motion carried by the following vote:

**Councilperson Darlene Benton, aye
Supervisor Richard Remley, aye
Councilperson Arnold Allen, aye**

**Councilperson Matthew Passarell, aye
Councilperson Jake Olles, absent**

Supervisor Richard Remley: I need a resolution adopting the 2019 Budget.

Resolution #122

2019 Adopted Budget

Whereas, the Albion Town Board adopted the 2019 Tentative budget as the 2019 Preliminary budget on October 1, 2018 and called for a public hearing on October 22, 2018 at 7:00 pm.

Whereas, at the public hearing the board made changes to Water District #6 by zeroing the unexpended balance and moving it to the metered sales and Water District #8 by zeroing out the unexpended balance and moving it to the metered sales. No other changes were made.

Now therefore be it resolved, that the Albion Town Board adopts the 2019 preliminary as the 2019 Adopted budget.

October 22, 2018

Motion was made by Councilperson Matthew Passarell and was seconded by Councilperson Darlene Benton authorizing the adoption of the 2019 Final budget. Resolution duly adopted by the following vote:

Councilperson Darlene Benton, aye

Councilperson Matthew Passarell, aye

Supervisor Richard Remley, aye

Councilperson Jake Olles, absent

Councilperson Arnold Allen, aye

Supervisor Richard Remley: I need a motion to approve the vouchers.

Resolution #123

Payment of Claims

Whereas the following are against the Town:

General A & B #'s – 302 – 319

\$ 35,605.32

Highway DA & DB #'s – 158 – 174

\$ 4,885.47

Water Districts #'s – 69 – 71

\$ 2,282.66

Sewer 1 & 2 #'s – 14 – 15

\$ 18,207.93

For a grand total of

\$ 60,981.38

Motion was made by Councilperson Arnold Allen and was seconded by Councilperson Darlene Benton to approve payment of the above listed claims. Resolution duly adopted by the following vote:

Councilperson Darlene Benton, aye

Councilperson Matthew Passarell, aye

Supervisor Richard Remley, aye

Councilperson Jake Olles, absent

Councilperson Arnold Allen, aye

Supervisor Richard Remley: I need a motion to adjourn the meeting.

Motion was made by Councilperson Matthew Passarell and was seconded by Councilperson Arnold Allen to adjourn the meeting at 7:14 pm. Motion carried by the following vote:

Councilperson Darlene Benton, aye

Councilperson Matthew Passarell, aye

Supervisor Richard Remley, aye

Councilperson Jake Olles, absent

Councilperson Arnold Allen, aye

Supervisor Richard Remley: I need a motion for executive session.

Motion was made by Councilperson Darlene Benton and was seconded by Councilperson Arnold Allen to enter executive session at 7:15 pm for contract negotiations. Motion carried by the following vote:

Councilperson Darlene Benton, aye

Councilperson Matthew Passarell, aye

Supervisor Richard Remley, aye

Councilperson Jake Olles, absent

Councilperson Arnold Allen, aye

Resolution #124

Authorizing Submission of Purchase Offer for Acquisition of Real Property

The resolution in its entirety is hereby filed with and made a part of these minutes.

TOWN BUDGET

FOR 2019

TOWN OF ALBION
IN
COUNTY OF ORLEANS

Villages with or partly within Town

Village of ALBION

CERTIFICATION OF TOWN CLERK

I, Sarah Basinait, Town Clerk, certify that the following is a true and correct copy of the 2019 budget of the Town of Albion as adopted by the Town Board on the

22 Day of October, 2018.

Signed *Sarah Basinait*
Town Clerk

Dated 10-23-18

**TOWN OF ALBION
TAX CAP CALCULATION**

DESCRIPTION	2018	2019
TAX LEVY FOR PRIOR YEAR	1,111,757.00	1,122,657.00
TAX BASE GROWTH FACTOR	1.0017	1.0002
	1,113,646.99	1,122,881.53
PRIOR YEAR PILOTS	22,000.00	6,334.00
	1,135,646.99	1,129,215.53
ALLOWABLE LEVY GROWTH FACTOR	1.0184	1.0200
	1,156,542.89	1,151,799.84
PROJECTED PILOTS	(6,334.00)	(6,334.00)
AVAIL. CARRYOVER FROM PRIOR YEAR	0.00	5,000.00
	1,150,208.89	1,150,465.84
Taxes	1,122,657.00	997,809.00
Under/Over Tax Cap	27,551.89	152,656.84
Tentative Budget		997,809.00
Preliminary Budget		997,809.00
Adopted Budget		997,809.00

**TOWN OF ALBION
ORLEANS COUNTY
ADOPTED BUDGET - 2019**

				2019	2018		2019	2018	TAX RATES		
APPROPRIATION	REVENUES	APPROPRIATED FUND BALANCE	PROPERTY TAXES	PROPERTY TAXES	INCREASE (DECREASE)	ASSESSED VALUES/UNITS	ASSESSED VALUES/UNITS		2019	2018	INCREASE (DECREASE)
A	687,222	157,904	167,394	361,924	358,705	3,219	221,686,735	221,712,135	1.63	1.62	0.01
B	128,087	4,000	124,087	0	0	0	98,862,690	98,835,845	0.00	0.00	0.00
DA	678,393	428,014	0	250,379	250,379	0	221,686,735	221,712,135	1.13	1.13	0.00
DB	190,847	61,000	129,847	0	128,067	(128,067)	98,862,690	98,835,845	0.00	1.30	(1.30)
SF	103,124	0	3,124	100,000	100,000	0	109,655,407	109,483,152	0.91	0.91	(0.00)
SW1	49,763	29,021	3,000	17,742	17,742	0	56	57	316.82	311.26	5.56
SW2	32,809	31,123	1,686	0	0	0	20	20	0.00	0.00	0.00
SW3	137,739	60,050	7,689	70,000	70,000	0	250	247	280.00	283.40	(3.40)
SW4	66,367	29,700	8,098	28,569	28,569	0	162	163	176.35	175.27	1.08
SW5	124,673	50,500	13,787	60,386	60,386	0	197	196	306.53	308.09	(1.56)
SW6	37,217	14,417	0	22,800	22,800	0	54	53	422.22	430.19	(7.97)
SW7	13,185	3,825	0	9,360	9,360	0	13	15	624.00	624.00	0.00
SW8	24,865	9,644	0	15,221	15,221	0	26	26	585.42	585.42	0.00
SW9	15,333	3,410	1,260	10,663	10,663	0	19	19	561.21	561.21	0.00
SS1	92,459	41,694	0	50,765	50,765	0	0	2	0.00	0.00	0.00
SS2	100	100	0	0	0	0	2	2	0.00	0.00	0.00
	2,382,183	924,402	459,972	997,809	1,122,657	(124,848)					

SAMPLE OF TAXES				2019	2018		2019	2018		2019	2018
ASSESSED VALUE				100,000	100,000		INSIDE	INSIDE		OUTSIDE	OUTSIDE
INSIDE				276.20	274.72	1.48	1.63	1.62		1.63	1.62
OUTSIDE				276.20	404.29	(128.09)	1.13	1.13		1.13	2.43
FIRE				91.19	91.34	(0.14)	2.76	2.75		2.76	4.04
							0.54%			31.68%	

**BUDGET REPORT
TOWN OF ALBION
2019**

GENERAL FUND

REVENUES:

	2016	2017	2018	2018	2019	2019	2019	2019
	ACTUAL	ACTUAL	BUDGET	ESTIMATED	REQUESTED	TENTATIVE	PRELIMINARY	ADOPTED
A1001 Property Taxes	396,805.00	396,805.00	358,705.00	358,705.00		361,924.00	361,924.00	361,924.00
A1081 Payment in Lieu of Taxes	22,702.00	22,771.00	6,334.00	13,831.00		6,334.00	6,334.00	6,334.00
A1090 Int. & Pen. Real Prop Taxes	6,703.00	6,733.00	6,700.00	7,010.00		6,700.00	6,700.00	6,700.00
A1120 Sales Tax	0.00	0.00	0.00	0.00		0.00	0.00	0.00
A1170 Franchise Fees	9,746.00	10,088.00	9,700.00	10,625.00		9,700.00	9,700.00	9,700.00
A1255 Clerk Fees	6,660.00	6,347.00	4,500.00	6,400.00		5,000.00	5,000.00	5,000.00
A2190 Sale of Cemetery Lots	1,160.00	0.00	0.00	240.00		0.00	0.00	0.00
A2192 Cemetery Services	500.00	650.00	0.00	600.00		0.00	0.00	0.00
A2376 Refuse & Garbage	1,933.00	1,945.00	1,900.00	1,949.00		1,900.00	1,900.00	1,900.00
A2401 Interest	38.00	919.00	0.00	950.00		200.00	200.00	200.00
A2530 Games of Chance	0.00	0.00	0.00	10.00		0.00	0.00	0.00
A2544 Dog Licenses	7,513.00	7,311.00	6,000.00	7,100.00		6,300.00	6,300.00	6,300.00
A2610 Fines & Forfeitures	28,044.00	35,162.00	30,000.00	35,000.00		30,000.00	30,000.00	30,000.00
A2610A Traffic Diversion Program	25,254.00	14,817.00	20,000.00	17,000.00		15,000.00	15,000.00	15,000.00
A2650 Sale of Scrap Material	0.00	0.00	0.00	223.00		0.00	0.00	0.00
A2655 Minor Sales	0.00	0.00	0.00	0.00		0.00	0.00	0.00
A2701 Refund of Prior Yr Expenditures	84.00	588.00	0.00	0.00		0.00	0.00	0.00
A2705 Gifts & Donations	0.00	0.00	0.00	0.00		0.00	0.00	0.00
A2770 Miscellaneous	0.00	62.00	0.00	0.00		0.00	0.00	0.00
A3001 Per Capita Aide	46,944.00	46,944.00	45,500.00	46,944.00		45,500.00	45,500.00	45,500.00
A3005 Mortgage Tax	24,223.00	63,246.00	23,000.00	35,323.00		23,000.00	23,000.00	23,000.00
A3040 Real Property Tax Admin	0.00	6,181.00	0.00	0.00		0.00	0.00	0.00
A3060 Records Management	0.00	0.00	0.00	0.00		0.00	0.00	0.00
A3089 Justice Grant	0.00	0.00	0.00	0.00		0.00	0.00	0.00
A5031 Interfund Transfer-Equip Rsv Fund	0.00	0.00	0.00	0.00		0.00	0.00	0.00
A5031 Interfund Transfer-Water Funds	0.00	8,270.00	8,270.00	8,270.00		8,270.00	8,270.00	8,270.00
AUB Unexpended Balance - Equipment RSV	0.00	0.00	39,000.00	39,000.00		0.00	0.00	0.00
AUB Unexpended Balance - Parking Lot RSV	0.00	0.00	50,000.00	50,000.00		0.00	0.00	0.00
AUB Unexpended Balance	0.00	0.00	94,822.00	41,728.00		167,394.00	167,394.00	167,394.00
TOTAL REVENUES:	578,309.00	628,839.00	704,431.00	680,908.00	0.00	687,222.00	687,222.00	687,222.00

APPROPRIATIONS:

A1010.100 Town Board Services	11,729.00	15,112.00	15,416.00	15,416.00		15,724.00	15,724.00	15,724.00
A1010.400 Town Board Contractual	928.00	985.00	1,200.00	300.00		900.00	900.00	900.00
A1110.100 Justice Services F	17,146.00	17,490.00	17,841.00	17,841.00		18,198.00	18,198.00	18,198.00
A1110.100 Justice Services M	17,146.00	17,490.00	17,841.00	17,841.00		18,198.00	18,198.00	18,198.00
A1110.102 Justice Clerk D.C.	43,937.00	44,815.00	45,787.00	45,787.00		46,703.00	46,703.00	46,703.00
A1110.1 Justice Stereographer	10,087.00	9,497.00	0.00	0.00		0.00	0.00	0.00
A1110.103 Justice Clerk Services	14,362.00	13,628.00	14,655.00	20,774.00		21,189.00	21,189.00	21,189.00
A1110.200 Justice Equipment	0.00	0.00	0.00	0.00		0.00	0.00	0.00
A1110.400 Justice Contractual	25,807.00	22,317.00	25,800.00	24,000.00		24,800.00	24,800.00	24,800.00
A1110.402 Justice Contractual - Audit	0.00	700.00	700.00	700.00		700.00	700.00	700.00
A1110.403 Justice Interpreters	2,348.00	2,966.00	2,750.00	2,400.00		2,750.00	2,750.00	2,750.00
A1110.404 Justice Stereographer	0.00	0.00	10,500.00	10,700.00		10,700.00	10,700.00	10,700.00
A1110.4A Justice Court Grant	0.00	541.00	0.00	0.00		0.00	0.00	0.00
A1220.100 Supervisor Services	5,750.00	5,869.00	5,982.00	5,982.00		6,102.00	6,102.00	6,102.00
A1220.200 Supervisor Equipment	0.00	0.00	0.00	0.00		0.00	0.00	0.00
A1220.400 Supervisor Contractual	600.00	38.00	300.00	1,600.00		300.00	300.00	300.00
A1315.400 Comptroller Contractual	18,000.00	18,000.00	18,360.00	20,760.00		21,175.00	21,175.00	21,175.00
A1320.400 Ind Auditing Contractual	0.00	0.00	5,000.00	2,800.00		5,000.00	5,000.00	5,000.00
A1330.400 Tax Collection Contractual	3,185.00	2,968.00	3,500.00	3,000.00		2,500.00	2,500.00	2,500.00
A1330.402 Tax Collection Contr - Audit	500.00	500.00	500.00	500.00		500.00	500.00	500.00
A1340.1 Budget Services	1,000.00	0.00	0.00	0.00		1,000.00	1,000.00	1,000.00
A1355.400 Assessor Contractual - Pictometry	3,657.00	3,657.00	3,660.00	3,657.00		3,660.00	3,660.00	3,660.00
A1410.100 Town Clerk Services	36,330.00	37,060.00	37,800.00	37,800.00	39,600.00	38,556.00	38,556.00	38,556.00
A1410.102 Town Clerk Deputy	13,162.00	11,922.00	14,700.00	12,566.00	15,435.00	14,700.00	14,700.00	14,700.00
A1410.200 Town Clerk Equipment	0.00	0.00	0.00	0.00		0.00	0.00	0.00
A1410.400 Town Clerk Contractual	1,733.00	1,925.00	2,000.00	1,700.00	2,000.00	1,900.00	1,900.00	1,900.00
A1410.402 Town Clerk Contr - Audit	400.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00
A1430.100 Assessment Review Board	650.00	825.00	1,075.00	650.00		1,075.00	1,075.00	1,075.00
A1440.400 Engineering Contractual	288.00	203.00	0.00	0.00		0.00	0.00	0.00
A1450.100 Election Services	2,916.00	2,598.00	3,000.00	2,600.00		0.00	0.00	0.00
A1450.400 Election Contractual	4,698.00	2,202.00	3,500.00	2,300.00		6,500.00	6,500.00	6,500.00
A1460.400 Records Mgmt Contractual	0.00	0.00	120.00	0.00		120.00	120.00	120.00
A1620.200 Buildings Improvements - Lighting	0.00	0.00	7,400.00	7,781.00		0.00	0.00	0.00
A1620.200 Buildings Improvements	0.00	0.00	50,000.00	50,000.00		70,000.00	70,000.00	70,000.00
A1620.400 Buildings Contractual	42,466.00	53,195.00	52,000.00	55,000.00		54,000.00	54,000.00	54,000.00

REVENUES:

	2016	2017	2018	2018	2019	2019	2019	2019
	ACTUAL	ACTUAL	BUDGET	ESTIMATED	REQUESTED	TENTATIVE	PRELIMINARY	ADOPTED
A1650.400 Communications - Website Design	3,550.00	12,040.00	1,000.00	3,500.00		3,500.00	3,500.00	3,500.00
A1670.400 Central Printing Contractual	400.00	427.00	500.00	450.00		3,000.00	3,000.00	3,000.00
A1680.200 Data Processing - Computers	0.00	0.00	10,000.00	1,000.00		0.00	0.00	0.00
A1680.400 Payroll Processing	4,006.00	2,757.00	3,000.00	606.00		0.00	0.00	0.00
A1680.400 Central Assessment Services	46,810.00	45,562.00	46,228.00	46,228.00		48,413.00	48,413.00	48,413.00
A1910.400 Unallocated Insurance	67,537.00	22,202.00	22,500.00	23,838.00		24,000.00	24,000.00	24,000.00
A1920.400 Dues	900.00	900.00	900.00	900.00		900.00	900.00	900.00
A1950.400 Tax & Assess of Property	1,351.00	1,384.00	2,000.00	2,149.00		2,150.00	2,150.00	2,150.00
A1990.400 Contingency	286.00	0.00	2,500.00	0.00		2,500.00	2,500.00	2,500.00
A3120.400 Police Personal Services	150.00	150.00	150.00	150.00		150.00	150.00	150.00
A3310.400 Traffic Control Contractual	1,807.00	1,923.00	2,500.00	2,000.00	1,500.00	1,500.00	1,500.00	1,500.00
A3510.100 Dog Control Services	0.00	0.00	0.00	0.00		0.00	0.00	0.00
A3510.400 Dog Control Contractual	321.00	573.00	1,000.00	900.00		650.00	650.00	650.00
A3510.400 Dog Control Contr. - County	4,980.00	4,981.00	4,980.00	0.00		0.00	0.00	0.00
A4025.400 Drug Testing	0.00	145.00	300.00	150.00	300.00	300.00	300.00	300.00
A5010.100 Hwy Supt Services	54,815.00	55,911.00	57,029.00	57,029.00	58,740.10	58,170.00	58,170.00	58,170.00
A5010.102 Deputy Hwy Supt Services	0.00	0.00	750.00	750.00	1,000.00	750.00	750.00	750.00
A5010.200 Highway Supt Equipment	0.00	2,300.00	0.00	0.00		0.00	0.00	0.00
A5010.400 Hwy Supt Contractual	2,315.00	1,829.00	2,500.00	1,830.00	2,200.00	2,500.00	2,500.00	2,500.00
A5182.200 Street Light Equipment	0.00	0.00	0.00	2,073.00		0.00	0.00	0.00
A5182.400 Street Light Contractual	5,604.00	5,793.00	6,500.00	5,600.00		6,500.00	6,500.00	6,500.00
A7510.100 Historian Personal Services	450.00	450.00	450.00	450.00		450.00	450.00	450.00
A7510.400 Historian Contractual	0.00	0.00	0.00	0.00		0.00	0.00	0.00
A8510.400 Community Beautification Contr	1,000.00	940.00	950.00	945.00		950.00	950.00	950.00
A8810.100 Cemetery Services	4,755.00	3,464.00	3,500.00	3,000.00	2,000.00	2,000.00	2,000.00	2,000.00
A8810.200 Cemetery Equipment	0.00	0.00	0.00	0.00		0.00	0.00	0.00
A8810.400 Cemetery Contractual	0.00	300.00	8,000.00	4,000.00	8,500.00	8,500.00	8,500.00	8,500.00
A9010.800 State Retirement	26,473.00	24,794.00	24,642.00	24,642.00		25,516.00	25,516.00	25,516.00
A9030.800 Emp. Ben. Soc. Sec.	16,617.00	16,811.00	17,000.00	18,000.00		18,028.00	18,028.00	18,028.00
A9040.800 Workers Compensation	0.00	22,289.00	20,215.00	20,215.00		20,944.00	20,944.00	20,944.00
A9050.800 Unemployment Insurance	1,032.00	789.00	1,100.00	450.00		1,100.00	1,100.00	1,100.00
A9055.800 Disability Insurance	90.00	90.00	150.00	98.00		150.00	150.00	150.00
A9060.800 Hospital & Medical Insurance	80,547.00	50,928.00	63,200.00	56,000.00		67,151.00	67,151.00	67,151.00
A9950.900 Interfund Transfer - Parking Lot	0.00	0.00	0.00	0.00		0.00	0.00	0.00
A9950.900 Interfund Transfer - Equip RSV	0.00	0.00	39,000.00	39,000.00		0.00	0.00	0.00
TOTAL APPROPRIATIONS:	604,621.00	566,735.00	704,431.00	680,908.00	131,775.10	687,222.00	687,222.00	687,222.00

Difference

-26,312

62,104

0

0

-131,775

0

0

0

Fund Balance

Total

TAXES RAISED:

PERM RSV

EQUIPMENT RSV

FUND BALANCES:

RSV: BLDG & GROUNDS

Used for Tax Relief

Fund Balance

2013	396,805.00	17,932.00	89,000.00	390,542.00	120,000.00	0.00	617,474.00
2014	396,805.00	17,932.00	89,000.00	418,318.00	120,000.00	0.00	645,250.00
2015	396,805.00	17,932.00	89,000.00	426,620.00	120,000.00	0.00	653,552.00
2016	396,805.00	17,932.00	89,000.00	400,307.00	120,000.00	0.00	627,239.00
2017	396,805.00	17,932.00	89,000.00	465,711.00	116,700.00	0.00	689,343.00
2018	358,705.00	17,932.00	50,000.00	512,983.00	66,700.00	41,728.00	647,615.00
2019	361,924.00	17,932.00	50,000.00	345,589.00	66,700.00	167,394.00	480,221.00

**BUDGET REPORT
TOWN OF ALBION
2019**

GENERAL: OUTSIDE VILLAGE

REVENUES:

ACCT. #

B1120 Sales Tax
B1560 Safety Inspections
B2390 Share of Joint Activity
B2401 Interest & Earnings
B2701 Reimb. Prior Yr. Expense
BUB Unexpended Balance

TOTAL REVENUES:

2016	2017	2018	2018	2019	2019	2019	2019
ACTUAL	ACTUAL	BUDGET	ESTIMATE	REQUEST	TENTATIVE	PRELIMINARY	ADOPTED
120,635.00	124,980.00	105,885.00	122,468.00		0.00	0.00	0.00
6,863.00	6,279.00	3,900.00	5,000.00		4,000.00	4,000.00	4,000.00
29,545.00	20,833.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	20,000.00	7,887.00		124,087.00	124,087.00	124,087.00
157,043.00	152,092.00	129,785.00	135,355.00	0.00	128,087.00	128,087.00	128,087.00

APPROPRIATIONS:

B1420.400 Attorney Contractual
B1989.400 Other Gen Gov't Suppt (mowing)
B1990.400 Contingency
B4020.100 Registrar of Vital Statistics
B4020.400 Reg. of Vital Stat. Contractual
B6510.400 Veterans Contractual
B6989.400 EDA
B7310.400 Youth Contractual
B7550.400 Celebrations Contractual
B8010.100 Code Enforcement Officer II
B8010.200 Code Enforcement Equipment
B8010.400 Code Enforcement Contractual
B8010.400 Zoning Board Services
B8020.100 Planning Board Services
B8020.1A Planning Clerk
B8020.400 Planning Contractual
B9010.800 State Retirement
B9030.800 Emp. Ben. Soc. Sec.
B9040.800 Workers Compensation
B9050.800 Unemployment Insurance
B9950.900 Interfund transfer

TOTAL APPROPRIATIONS:

39,907.00	44,826.00	34,000.00	45,000.00		35,000.00	35,000.00	35,000.00
0.00	4,500.00	4,500.00	500.00		500.00	500.00	500.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
3,060.00	3,121.00	3,183.00	3,183.00	3,343.00	3,247.00	3,247.00	3,247.00
84.00	277.00	400.00	300.00	400.00	400.00	400.00	400.00
1,000.00	0.00	1,000.00	1,000.00		1,000.00	1,000.00	1,000.00
500.00	500.00	500.00	500.00		500.00	500.00	500.00
0.00	8,000.00	8,500.00	8,500.00		8,500.00	8,500.00	8,500.00
3,500.00	4,500.00	4,500.00	4,500.00		4,500.00	4,500.00	4,500.00
46,080.00	47,000.00	47,940.00	47,940.00		48,899.00	48,899.00	48,899.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
6,090.00	3,830.00	4,500.00	3,500.00		4,500.00	4,500.00	4,500.00
1,350.00	1,350.00	1,350.00	1,350.00		1,350.00	1,350.00	1,350.00
3,400.00	3,400.00	3,500.00	0.00		0.00	0.00	0.00
500.00	500.00	500.00	0.00		0.00	0.00	0.00
46.00	124.00	200.00	4,100.00		4,200.00	4,200.00	4,200.00
8,332.00	7,965.00	7,971.00	7,971.00		8,102.00	8,102.00	8,102.00
3,844.00	3,758.00	3,900.00	3,915.00		3,989.00	3,989.00	3,989.00
0.00	3,385.00	2,941.00	2,941.00		3,000.00	3,000.00	3,000.00
395.00	258.00	400.00	155.00		400.00	400.00	400.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
118,088.00	137,294.00	129,785.00	135,355.00	3,743.00	128,087.00	128,087.00	128,087.00

Difference	38,955	14,798	0	0	(3,743)	0	0	0
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TAXES RAISED:

2013 0.00
2014 0.00
2015 0.00
2016 0.00
2017 0.00
2018 0.00
2019 0.00

FUND BALANCES:

307,220.00
323,257.00
307,706.00
346,661.00
361,459.00
353,572.00
229,485.00

FUND BALANCE USED FOR TAX RELIEF:

0.00
0.00
0.00
0.00
0.00
7,887.00
124,087.00

**BUDGET REPORT
TOWN OF ALBION
2019**

HIGHWAY FUND - TOWNWIDE

REVENUES:

	2016	2017	2018	2018	2019	2019	2019	2019
	ACTUAL	ACTUAL	BUDGET	ESTIMATED	REQUESTED	TENTATIVE	PRELIMINARY	ADOPTED
ACCT. #								
DA1001 Property Taxes	180,379.00	200,379.00	250,379.00	250,379.00		250,379.00	250,379.00	250,379.00
DA1120 Sales Tax	0.00	0.00	0.00	0.00	0.00	112,214.00	112,214.00	112,214.00
DA2300 Roadside Mowing	9,875.00	9,944.00	9,800.00	11,193.00		9,800.00	9,800.00	9,800.00
DA2302 Services for Other Governments	95,998.00	96,998.00	96,000.00	97,245.00		96,000.00	96,000.00	96,000.00
DA2401 Interest	5.00	0.00	0.00	0.00		0.00	0.00	0.00
DA2650 Sale of Scrap Metal	2,345.00	854.00	0.00	0.00		0.00	0.00	0.00
DA2665 Sale of Equipment	69,659.00	9,045.00	12,000.00	16,100.00		30,000.00	30,000.00	30,000.00
DA2680 Insurance Recoveries	0.00	0.00	0.00	0.00		0.00	0.00	0.00
DA2701 Refund of Prior Yr Exp	1,626.00	58.00	0.00	0.00		0.00	0.00	0.00
DA2770 Miscellaneous	0.00	0.00	0.00	0.00		0.00	0.00	0.00
DA5031 Interfund Transfer - Equip RSV	0.00	0.00	39,000.00	39,000.00		0.00	0.00	0.00
DA3089 NYS Grant	0.00	50,000.00	0.00	0.00		180,000.00	180,000.00	180,000.00
DA4960 FEMA	0.00	0.00	0.00	6,010.00		0.00	0.00	0.00
DA5731 Ban	0.00	0.00	0.00	0.00		0.00	0.00	0.00
DAUB Unexpended Balance	0.00	0.00	32,427.00	31,449.00		0.00	0.00	0.00
TOTAL REVENUES:	359,887.00	367,278.00	439,606.00	451,376.00	0.00	678,393.00	678,393.00	678,393.00

APPROPRIATIONS:

DA5130.100 Machinery Services	41,610.00	40,794.00	62,000.00	45,000.00	64,000.00	60,000.00	60,000.00	60,000.00
DA5130.200 Machinery Equipment Purchase	76,292.00	126,966.00	127,000.00	0.00	65,000.00	221,500.00	221,500.00	221,500.00
DA5130.400 Machinery Contractual	21,095.00	33,408.00	35,000.00	30,000.00	25,000.00	35,000.00	35,000.00	35,000.00
DA5140.100 Misc Brush & Weeds Services	3,558.00	8,758.00	6,000.00	5,000.00	5,000.00	5,000.00	5,000.00	5,000.00
DA5140.400 Misc Brush & Weeds Contractual	515.00	0.00	500.00	500.00	1,500.00	1,000.00	1,000.00	1,000.00
DA5142.100 Snow Removal Town Services	13,654.00	32,715.00	34,000.00	43,000.00	36,000.00	36,000.00	36,000.00	36,000.00
DA5142.400 Snow Removal Town Contractual	39,183.00	44,060.00	42,000.00	50,000.00	75,000.00	75,000.00	75,000.00	75,000.00
DA5148.100 Snow Removal Other Gov't Pers. Ser.	13,781.00	25,395.00	31,000.00	33,000.00	32,000.00	32,000.00	32,000.00	32,000.00
DA5148.400 Snow Removal Other Gov't Contractual	48,275.00	46,072.00	44,000.00	60,000.00	95,000.00	95,000.00	95,000.00	95,000.00
DA9010.800 State Retirement	15,398.00	12,449.00	11,398.00	11,398.00		14,936.00	14,936.00	14,936.00
DA9030.800 Social Security	5,462.00	8,082.00	9,400.00	8,800.00		9,785.00	9,785.00	9,785.00
DA9040.800 Workers Compensation	0.00	15,923.00	14,137.00	14,137.00		16,308.00	16,308.00	16,308.00
DA9050.800 Unemployment Insurance	675.00	800.00	1,000.00	550.00		1,000.00	1,000.00	1,000.00
DA9055.800 Disability Insurance	29.00	29.00	100.00	29.00		100.00	100.00	100.00
DA9060.800 Hospital & Medical Insurance	18,536.00	12,351.00	22,071.00	22,500.00		23,064.00	23,064.00	23,064.00
DA9730.600 BAN Principal	0.00	0.00	0.00	0.00		50,000.00	50,000.00	50,000.00
DA9730.700 BAN Interest	0.00	0.00	0.00	0.00		2,700.00	2,700.00	2,700.00
DA9901.900 Interfund Transfer - Equip RSV	0.00	0.00	0.00	127,462.00		0.00	0.00	0.00
TOTAL APPROPRIATIONS:	298,063.00	407,802.00	439,606.00	451,376.00	398,500.00	678,393.00	678,393.00	678,393.00

Difference	61,824	(40,524)	0	0	(398,500)	0	0	0
TAXES RAISED:								
2013	178,179.00		18,797.00	122,467.00		Fund Balance	Total	
2014	178,179.00		18,797.00	143,748.00		Used for Tax Relief	Fund Balance	
2015	180,379.00		18,797.00	140,818.00				
2016	180,379.00		18,797.00	202,642.00				
2017	200,379.00		18,797.00	162,118.00				
2018	250,379.00		18,797.00	130,669.00				
2019	250,379.00		18,797.00	130,669.00				

**BUDGET REPORT
TOWN OF ALBION
2019**

HIGHWAY - OUTSIDE VILLAGE

REVENUES:

ACCT. #

DB1001 Property Taxes
DB2401 Interest & Earnings
DB2701 Refund of Prior Yr Exp
DB3501 Chips
DB3089 Bridge NY Grant
DB5031 Interfund Transfer
DBUB Unexpended Balance

TOTAL REVENUES:

2016	2017	2018	2018	2019	2019	2019	2019
ACTUAL	ACTUAL	BUDGET	ESTIMATED	REQUESTED	TENTATIVE	PRELIMINARY	ADOPTED
122,367.00	128,067.00	128,067.00	128,067.00		0.00	0.00	0.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	57.00	0.00	0.00		0.00	0.00	0.00
141,412.00	83,115.00	61,000.00	92,770.00	74,925.00	61,000.00	61,000.00	61,000.00
0.00	0.00	0.00	20,000.00		0.00	0.00	0.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	500.00	3,628.00		129,847.00	129,847.00	129,847.00
263,779.00	211,239.00	189,567.00	244,465.00	74,925.00	190,847.00	190,847.00	190,847.00

APPROPRIATIONS:

DB5110.100 General Repairs Services
DB5110.400 General Repairs Contractual
DB5110.4A Ditch Maintenance
DB5112.200 Capital Outlay (CHIPS)
DB5120.200 Bridge Improvements
DB9010.800 State Retirement
DB9030.800 Emp. Ben. Soc. Sec.
DB9040.800 Workers Compensation
DB9050.800 Unemployment Insurance
DB9055.800 Disability Insurance
DB9060.800 Hospital/Medical Insurance
DB9089.800 Clothing Allowance
DB9089.8C Clothing Allowance - SD
DB9089.8D Clothing Allowance - GN
DB9950.9 Interfund Transfer

TOTAL APPROPRIATIONS:

46,504.00	21,402.00	34,000.00	40,000.00	35,000.00	34,000.00	34,000.00	34,000.00
41,835.00	55,603.00	76,400.00	76,400.00	77,400.00	77,400.00	77,400.00	77,400.00
0.00	0.00	1,000.00	0.00		0.00	0.00	0.00
71,925.00	83,115.00	61,000.00	92,770.00	74,925.00	61,000.00	61,000.00	61,000.00
0.00	9,807.00	0.00	10,000.00		0.00	0.00	0.00
6,531.00	3,069.00	2,832.00	2,832.00		3,711.00	3,711.00	3,711.00
3,507.00	1,610.00	3,000.00	2,831.00		2,431.00	2,431.00	2,431.00
0.00	3,852.00	3,512.00	3,512.00		4,052.00	4,052.00	4,052.00
762.00	39.00	1,000.00	35.00		500.00	500.00	500.00
29.00	29.00	65.00	29.00		65.00	65.00	65.00
18,536.00	12,351.00	5,558.00	7,000.00		6,488.00	6,488.00	6,488.00
400.00	0.00	0.00	600.00		1200.00	1200.00	1200.00
600.00	600.00	600.00	600.00		0.00	0.00	0.00
600.00	600.00	600.00	600.00		0.00	0.00	0.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
191,229.00	192,077.00	189,567.00	237,209.00	187,325.00	190,847.00	190,847.00	190,847.00

Difference

72,550 19,162 0 7,256 (112,400) 0 0 0

TAXES RAISED:

PERB Revenue

FUND BALANCE: Fund Balance

Total

Used for Tax Relief

Fund Balance

2012	121,067.00	13,062.00	213,670.00	0.00	226,732.00
2013	121,067.00	13,062.00	247,785.00	0.00	260,847.00
2014	121,067.00	13,062.00	252,076.00	0.00	265,138.00
2015	122,367.00	13,062.00	187,591.00	0.00	200,653.00
2016	122,367.00	13,062.00	260,141.00	0.00	273,203.00
2017	128,067.00	13,062.00	279,303.00	0.00	292,365.00
2018	128,067.00	13,062.00	275,675.00	3,628.00	288,737.00
2019	0.00	13,062.00	145,828.00	129,847.00	158,890.00

**BUDGET REPORT
TOWN OF ALBION
2019**

SPECIAL DISTRICTS

REVENUES:

ACCT. #

SF1001 Albion Fire District
SF2401 Interest
SF2710 Refund Of Prior Yr Exp.
SFUB Unexpended Balance
TOTAL REVENUES:

2016	2017	2018	2018	2019	2019	2019	2019
ACTUAL	ACTUAL	BUDGET	ESTIMATED	REQUESTED	TENTATIVE	PRELIMINARY	ADOPTED
99,159.00	101,000.00	100,000.00	100,000.00		100,000.00	100,000.00	100,000.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	3,124.00	1,700.00		3,124.00	3,124.00	3,124.00
99,159.00	101,000.00	103,124.00	101,700.00	0.00	103,124.00	103,124.00	103,124.00

APPROPRIATIONS:

SF1-3410.40(Albion Fire District

100,000.00	101,400.00	103,124.00	101,700.00		103,124.00	103,124.00	103,124.00
100,000.00	101,400.00	103,124.00	101,700.00	0.00	103,124.00	103,124.00	103,124.00

TOTAL APPROPRIATIONS:

Difference	(841)	(400)	0	0	0	0	0
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TAXES RAISED:

2013	102,774.00
2014	107,100.00
2015	113,189.00
2016	99,159.00
2017	101,000.00
2018	100,000.00
2019	100,000.00

FUND BALANCE:

7,759.00
7,869.00
14,571.00
13,730.00
13,330.00
11,630.00
8,506.00

FUND BALANCE USED FOR TAX RELIEF:

0.00
0.00
0.00
0.00
0.00
1,700.00
3,124.00

**BUDGET REPORT
TOWN OF ALBION
2019**

ALBION SEWER DISTRICT #1

REVENUES:

ACCT. #

SS1001 Property Taxes
SS2120 User Fees
SS2128 Interest and Penalties
SS2401 Interest and Earnings
SSUB: Unexpended Balance

TOTAL REVENUES:

2016	2017	2018	2018	2019	2019	2019	2019
ACTUAL	ACTUAL	BUDGET	ESTIMATED	REQUESTED	TENTATIVE	PRELIMINARY	ADOPTED
50,765.00	50,765.00	50,765.00	50,765.00		50,765.00	50,765.00	50,765.00
8,667.00	39,833.00	8,500.00	53,000.00		41,694.00	41,694.00	41,694.00
2.00	0.00	0.00	0.00		0.00	0.00	0.00
3.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	5,313.00	0.00		0.00	0.00	0.00
59,437.00	90,598.00	64,578.00	103,765.00	0.00	92,459.00	92,459.00	92,459.00

APPROPRIATIONS:

SS1315.400 Comptroller Contractual
SS8110.100.02 Admin. Personal Services
SS8110.103.02 Admin. Personal Services - Clerk
SS8110.200.02 Admin. Personal Equipment
SS8110.400.02 Admin. Contractual
SS8120.100.02 Sewage Coll. System Services
SS8120.200.02 Sewage Coll. System Equipment
SS8120.400.02 Sewage Coll. System Contractual
SS8130.400.02 Sewage Treatment & Disp Contr.
SS9010.800.02 State Retirement
SS9030.800.02 Social Security
SS9710.600.02 Serial Bond Principal
SS9710.700.02 Serial Bond Interest

TOTAL APPROPRIATIONS:

0.00	0.00	900.00	900.00		900.00	900.00	900.00
3,178.00	3,242.00	3,307.00	3,307.00	3,407.00	3,373.00	3,373.00	3,373.00
312.00	318.00	324.00	324.00	340.00	330.00	330.00	330.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	500.00	150.00	500.00	500.00	500.00	500.00
45.00	0.00	500.00	100.00	500.00	500.00	500.00	500.00
0.00	0.00	5,200.00	5,000.00	1,000.00	1,000.00	1,000.00	1,000.00
29.00	298.00	1,000.00	300.00		1,000.00	1,000.00	1,000.00
13,126.00	46,743.00	17,000.00	54,000.00		50,000.00	50,000.00	50,000.00
599.00	566.00	566.00	566.00		573.00	573.00	573.00
271.00	272.00	281.00	285.00		283.00	283.00	283.00
20,000.00	20,000.00	20,000.00	20,000.00		20,000.00	20,000.00	20,000.00
16,025.00	15,125.00	15,000.00	14,225.00		14,000.00	14,000.00	14,000.00
53,585.00	86,564.00	64,578.00	99,157.00	5,747.00	92,459.00	92,459.00	92,459.00

Difference

5,852 4,034 0 4,608 -5,747 0 0 0

TAXES RAISED:

2013 50,765.00
2014 50,765.00
2015 50,765.00
2016 50,765.00
2017 50,765.00
2018 50,765.00
2019 50,765.00

FUND BALANCE:

74,275.00
68,213.00
68,811.00
74,663.00
78,697.00
83,305.00
83,305.00

FUND BALANCE USED FOR TAX RELIEF:

0.00
0.00
0.00
0.00
0.00
0.00
0.00

**BUDGET REPORT
TOWN OF ALBION
2019**

ALBION SEWER DISTRICT #2

REVENUES:

ACCT. #	
SS1001	Property Taxes
SS2120	User Fees
SS2122	Sewer Charges
SS2374	Services Other Gov't
SS2401	Interest and Earnings
SS2665	Sale of Equipment
SS2680	Insurance Refund
SS5031	Interfund Transfer
SSUB	Unexpended Balance
TOTAL REVENUES:	

2016 ACTUAL	2017 ACTUAL	2018 BUDGET	2018 ESTIMATED	2019 REQUESTED	2019 TENTATIVE	2019 PRELIMINARY	2019 ADOPTED
0.00	0.00	0.00	0.00		0.00	0.00	0.00
146.00	156.00	100.00	155.00		100.00	100.00	100.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	4,053.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	0.00	24.00		0.00	0.00	0.00
146.00	4,209.00	100.00	179.00	0.00	100.00	100.00	100.00

APPROPRIATIONS:

SS8110.100.02 Admin. Personal Services	
SS8110.103.02 Admin. Personal Services - Clerk	
SS8110.200.02 Adm. Personal Equipment	
SS8110.400.02 Administration Contractual	
SS8120.100.02 Sewage Coll. System Services	
SS8120.200.02 Sewage Coll. System Equipment	
SS8120.400.02 Sewage Coll. System Contractual	
SS8130.400.02 Sewage Treatment & Disp Contr.	
SS9010.800.02 State Retirement	
SS9030.800.02 Social Security	
SS9710.600.02 Serial Bond Principal	
SS9710.700.02 Serial Bond Interest	
TOTAL APPROPRIATIONS:	

0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	975.00	100.00	179.00		100.00	100.00	100.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	0.00	0.00	0.00		0.00	0.00	0.00
0.00	975.00	100.00	179.00	0.00	100.00	100.00	100.00

Difference:	146	3,234	0	0	0	0	0	0
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TAXES RAISED:

2013	0.00
2014	0.00
2015	0.00
2016	0.00
2017	0.00
2018	0.00
2018	0.00

FUND BALANCE:

164.00
278.00
454.00
600.00
3,834.00
3,810.00
3,810.00

FUND BALANCE USED FOR TAX RELIEF:

0.00
0.00
0.00
0.00
0.00
24.00
0.00

**BUDGET REPORT
TOWN OF ALBION
2019**

ALBION WATER DISTRICT #1

REVENUES:

	2016 ACTUAL	2017 ACTUAL	2018 BUDGET	2018 ESTIMATED	2019 REQUESTED	2019 TENTATIVE	2019 PRELIMINARY	2019 ADOPTED
ACCT. #								
SW1001.000.00 Property Taxes	18,000.00	17,742.00	17,742.00	17,742.00		17,742.00	17,742.00	17,742.00
SW2140.000.00 Metered Sales	34,166.00	44,091.00	27,328.00	50,000.00		28,671.00	28,671.00	28,671.00
SW2144.000.00 Water Connection	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW2148.000.00 Interest & Penalties	200.00	0.00	50.00	300.00		50.00	50.00	50.00
SW2401.000.00 Interest and Earnings	6.00	0.00	0.00	0.00		0.00	0.00	0.00
SW2770.000.00 Meter Rent & Assessment	543.00	504.00	300.00	505.00		300.00	300.00	300.00
SW2701.000.00 Refund of Prior Yr Exp	410.00	0.00	0.00	0.00		0.00	0.00	0.00
SW5999.000.00 Unexpended Balance	0.00	0.00	2,056.00	0.00		3,000.00	3,000.00	3,000.00
TOTAL REVENUES:	53,325.00	62,337.00	47,476.00	68,547.00	0.00	49,763.00	49,763.00	49,763.00

APPROPRIATIONS:

SW1315.4 Comptroller Contractual	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW1320.4 Independent Auditing	500.00	0.00	0.00	0.00		0.00	0.00	0.00
SW1950.400.00 Tax & Assessment on Property	321.00	317.00	350.00	317.00		350.00	350.00	350.00
SW1990.400.00 Contingency	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW8310.100.00 Administration Personal Services	460.00	469.00	478.00	478.00	502.00	488.00	488.00	488.00
SW8310.200.00 Administration Personal Equipme	0.00	0.00	408.00	0.00		408.00	408.00	408.00
SW8310.400.00 Administration Contractual	244.00	155.00	800.00	300.00	800.00	800.00	800.00	800.00
SW8320.400.00 Source of Supply Contractual	11,259.00	13,309.00	22,000.00	22,000.00		22,000.00	22,000.00	22,000.00
SW8330.400.00 Purification	0.00	0.00	150.00	0.00	150.00	150.00	150.00	150.00
SW8340.100.00 Transmission & Distr. Services	685.00	92.00	1,000.00	300.00	1,000.00	1,000.00	1,000.00	1,000.00
SW8340.103.00 Transmission & Distr. Supt.	1,011.00	1,031.00	1,053.00	1,053.00	1,085.00	1,075.00	1,075.00	1,075.00
SW8340.200.00 Transmission & Distr. Equipment	0.00	1,136.00	1,648.00	1,648.00	1,000.00	1,000.00	1,000.00	1,000.00
SW8340.200.00 Transmission & Distr. Equipment	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW8340.201.00 Transmission - Water Tower Main	0.00	0.00	3,160.00	3,160.00		3,160.00	3,160.00	3,160.00
SW8340.400.00 Transmission & Distr. Contr.	612.00	1,095.00	900.00	1,400.00	1,000.00	4,000.00	4,000.00	4,000.00
SW9010.800.00 State Retirement	252.00	239.00	239.00	239.00		242.00	242.00	242.00
SW9030.800.00 Social Security	160.00	122.00	200.00	142.00		200.00	200.00	200.00
SW9730.600.00 Bond Principle	12,750.00	12,750.00	12,750.00	12,750.00		12,750.00	12,750.00	12,750.00
SW9730.700.00 Bond Interest	1,591.00	1,823.00	1,500.00	1,000.00		1,300.00	1,300.00	1,300.00
SW9950.900.00 Interfund Transfer	0.00	840.00	840.00	840.00		840.00	840.00	840.00
TOTAL APPROPRIATIONS:	29,845.00	33,378.00	47,476.00	45,627.00	5,537.00	49,763.00	49,763.00	49,763.00

Difference	23,480	28,959	0	22,920	-5,537	0	0	0
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	TAXES RAISED:	FUND BALANCE:	WATER TOWER RESERVE:	Meter replacement	Fund Balance Used for Tax Relief	Total Fund Balance
2014	18,000.00	124,842.00	14,826.00		0.00	139,668.00
2015	18,000.00	126,332.00	18,986.00		0.00	145,318.00
2016	18,000.00	146,651.00	22,146.00		0.00	168,797.00
2017	17,742.00	172,450.00	25,306.00		0.00	197,756.00
2018	17,742.00	192,056.00	28,466.00	154.00	0.00	220,522.00
2019	17,742.00	185,896.00	31,626.00	154.00	3,000.00	217,522.00

ALBION WATER DISTRICT #2
REVENUES:

ACCT. #

	2016 ACTUAL	2017 ACTUAL	2018 BUDGET	2018 ESTIMATED	2019 REQUESTED	2019 TENTATIVE	2019 PRELIMINARY	2019 ADOPTED
SW2140.000.00 Metered Sales	41,390.00	43,198.00	30,973.00	30,973.00		30,973.00	30,973.00	30,973.00
SW2144.000.00 Water Connection	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW2148.000.00 Interest & Penalties	38.00	75.00	0.00	100.00		0.00	0.00	0.00
SW2401.000.00 Interest and Earnings	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW2770.000.00 Meter Rent & Assessment	219.00	210.00	150.00	220.00		150.00	150.00	150.00
SW2701.000.00 Refund of Prior Yr Exp	4.00	0.00	0.00	0.00		0.00	0.00	0.00
SW5999.000.00 Unexpended Balance	0.00	0.00	5,884.00	0.00		1,686.00	1,686.00	1,686.00
TOTAL REVENUES:	41,651.00	43,483.00	37,007.00	31,293.00	0.00	32,809.00	32,809.00	32,809.00

APPROPRIATIONS:

SW1315.4 Comptroller Contractual	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW1320.4 Independent Auditing	635.00	0.00	0.00	0.00		0.00	0.00	0.00
SW1950.400.00 Tax & Assessment of Property	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW8310.100.00 Administration Personal Services	206.00	210.00	215.00	215.00	225.00	220.00	220.00	220.00
SW8310.200.00 Administration Personal Equipment	0.00	0.00	176.00	0.00		176.00	176.00	176.00
SW8310.400.00 Administration Contractual	95.00	67.00	100.00	75.00	100.00	100.00	100.00	100.00
SW8320.400.00 Source of Supply Contractual	32,134.00	28,575.00	28,000.00	28,500.00		29,000.00	29,000.00	29,000.00
SW8330.400.00 Purification	0.00	0.00	150.00	0.00	150.00	150.00	150.00	150.00
SW8340.100.00 Transmission & Distr. Services	535.00	92.00	500.00	200.00	500.00	500.00	500.00	500.00
SW8340.103.00 Transmission & Distr. Supt.	208.00	212.00	216.00	216.00	223.00	220.00	220.00	220.00
SW8340.200.00 Transmission & Distr. Equipment	0.00	444.00	708.00	693.00	500.00	500.00	500.00	500.00
SW8340.200.00 Transmission & Distr. Equipment	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW8340.200.00 Transmission & Distr. Equipment	0.00	0.00	5,000.00	2,241.00		0.00	0.00	0.00
SW8340.400.00 Transmission & Distr. Contr.	1,163.00	284.00	800.00	300.00	800.00	800.00	800.00	800.00
SW9010.800.00 State Retirement	72.00	67.00	67.00	67.00		68.00	68.00	68.00
SW9030.800.00 Social Security	71.00	40.00	100.00	49.00		100.00	100.00	100.00
SW9950.900.00 Interfund Transfer	0.00	975.00	975.00	975.00		975.00	975.00	975.00
TOTAL APPROPRIATIONS:	35,119.00	30,966.00	37,007.00	33,531.00	2,498.00	32,809.00	32,809.00	32,809.00

Difference

6,532 12,517 0 -2,238 -2,498 0 0 0

TAXES RAISED:
FUND BALANCE:
Meter replacement
FUND BALANCE USED FOR TAX RELIEF:

2014	0.00	84,491.00		0.00
2015	0.00	87,950.00		0.00
2016	0.00	94,482.00		0.00
2017	0.00	106,999.00		0.00
2018	0.00	109,222.00	15.00	0.00
2019	0.00	107,536.00	15.00	1,686.00

ALBION WATER DISTRICT #3
REVENUES:

ACCT. #	2016 ACTUAL	2017 ACTUAL	2018 BUDGET	2018 ESTIMATED	2019 REQUESTED	2019 TENTATIVE	2019 PRELIMINARY	2019 ADOPTED
SW1001.000.00 Property Taxes	74,000.00	70,000.00	70,000.00	70,000.00		70,000.00	70,000.00	70,000.00
SW2140.000.00 Metered Sales	61,256.00	58,217.00	59,091.00	58,000.00		58,000.00	58,000.00	58,000.00
SW2140.1 Relieved Water Bills	90.00	0.00	0.00	0.00		0.00	0.00	0.00
SW2144.000.00 Water Connection	520.00	520.00	0.00	260.00		0.00	0.00	0.00
SW2148.000.00 Interest & Penalties	1,129.00	1,249.00	500.00	1,250.00		500.00	500.00	500.00
SW2680.000.00 Insurance Recovery	2,970.00	650.00	0.00	3,447.00		0.00	0.00	0.00
SW2770.000.00 Meter Rent & Assessment	2,222.00	2,298.00	1,550.00	2,600.00		1,550.00	1,550.00	1,550.00
SW2701.000.00 Refund of Prior Yr Exp	377.00	0.00	0.00	0.00		0.00	0.00	0.00
SW5999.000.00 Unexpended Balance	0.00	0.00	13,054.00	0.00		7,689.00	7,689.00	7,689.00
TOTAL REVENUES:	142,564.00	132,934.00	144,195.00	135,557.00	0.00	137,739.00	137,739.00	137,739.00

APPROPRIATIONS:

SW1315.4 Comptroller Contractual	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW1320.4 Independent Auditing	1500.00	0.00	0.00	0.00		0.00	0.00	0.00
SW1950.400.00 Tax & Assessment on Property	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW8310.100.00 Administration Personal Services	2,266.00	2,311.00	2,357.00	2,357.00	2,475.00	2,403.00	2,403.00	2,403.00
SW8310.200.00 Administration Personal Equipme	0.00	0.00	1,652.00	0.00		1,652.00	1,652.00	1,652.00
SW8310.400.00 Administration Contractual	947.00	584.00	1,000.00	750.00	900.00	900.00	900.00	900.00
SW8320.400.00 Source of Supply Contractual	55,755.00	39,720.00	55,800.00	55,000.00		55,800.00	55,800.00	55,800.00
SW8330.400.00 Purification	0.00	0.00	200.00	0.00	200.00	200.00	200.00	200.00
SW8340.100.00 Transmission & Distr. Services	4,569.00	918.00	2,500.00	1,500.00	2,500.00	2,500.00	2,500.00	2,500.00
SW8340.103.00 Transmission & Distr. Supt.	3,257.00	3,322.00	3,388.00	3,388.00	3,490.00	3,456.00	3,456.00	3,456.00
SW8340.200.00 Transmission & Distr. Equipment	0.00	4,567.00	4,902.00	4,377.00	1,000.00	1,000.00	1,000.00	1,000.00
SW8340.200.00 Transmission & Distr. Equipment	0.00	0.00	6,500.00	0.00		6,500.00	6,500.00	6,500.00
SW8340.200.00 Transmission - Water Tower Main	0.00	0.00	2,000.00	2,000.00		2,000.00	2,000.00	2,000.00
SW8340.400.00 Transmission & Distr. Contr.	2,841.00	2,544.00	2,500.00	2,300.00	2,500.00	2,500.00	2,500.00	2,500.00
SW9010.800.00 State Retirement	951.00	898.00	898.00	898.00		908.00	908.00	908.00
SW9030.800.00 Social Security	772.00	501.00	630.00	555.00		630.00	630.00	630.00
SW9710.600.00 Serial Bonds Principal	45,000.00	45,000.00	45,000.00	45,000.00		45,000.00	45,000.00	45,000.00
SW9710.700.00 Serial Bonds Interest	18,112.00	15,525.00	12,928.00	12,938.00		10,350.00	10,350.00	10,350.00
SW9950.900.00 Interfund Transfer	0.00	1,940.00	1,940.00	1,940.00		1,940.00	1,940.00	1,940.00
TOTAL APPROPRIATIONS:	135,970.00	117,830.00	144,195.00	133,003.00	13,065.00	137,739.00	137,739.00	137,739.00

Difference	6,594	15,104	0	2,554	-13,065	0	0	0
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TAXES RAISED:
FUND BALANCE:
WATER TOWER RESERVE:
Fund Balance
 Meter replacement Used for Tax Relief

Total
 Fund Balance

2014	74,000.00	158,544.00	31,854.00	0.00	190,398.00
2015	74,000.00	164,861.00	34,354.00	0.00	199,215.00
2016	74,000.00	169,455.00	36,354.00	0.00	205,809.00
2017	70,000.00	182,559.00	38,354.00	0.00	220,913.00
2018	70,000.00	182,588.00	40,354.00	525.00	222,942.00
2019	70,000.00	172,899.00	42,354.00	525.00	215,253.00

ALBION WATER DISTRICT #4
REVENUES:

ACCT. #

	2016 ACTUAL	2017 ACTUAL	2018 BUDGET	2018 ESTIMATED	2019 REQUESTED	2019 TENTATIVE	2019 PRELIMINARY	2019 ADOPTED
SW1001.000.00 Property Taxes	28,569.00	28,569.00	28,569.00	28,569.00		28,569.00	28,569.00	28,569.00
SW2140.000.00 Metered Sales	31,781.00	28,155.00	29,000.00	27,400.00		28,000.00	28,000.00	28,000.00
SW2140.1 Relieved Water Bills	909.00	0.00	0.00	0.00		0.00	0.00	0.00
SW2144.000.00 Water Connection	1,020.00	2,943.00	0.00	4,305.00		0.00	0.00	0.00
SW2148.000.00 Interest & Penalties	1,172.00	896.00	700.00	740.00		700.00	700.00	700.00
SW2680.000.00 Insurance Recoveries	0.00	0.00	0.00	4,228.00		0.00	0.00	0.00
SW2770.000.00 Meter Rent & Assessment	1,426.00	1,464.00	1,000.00	1,450.00		1,000.00	1,000.00	1,000.00
SW2701.000.00 Refund of Prior Yr Exp	27.00	0.00	0.00	0.00		0.00	0.00	0.00
SW5999.000.00 Unexpended Balance	0.00	0.00	7,798.00	7,558.00		8,098.00	8,098.00	8,098.00
TOTAL REVENUES:	64,904.00	62,027.00	67,067.00	74,250.00	0.00	66,367.00	66,367.00	66,367.00

APPROPRIATIONS:

SW1315.4 Comptroller Contractual	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW1320.4 Independent Auditing	465.00	0.00	0.00	0.00		0.00	0.00	0.00
SW1950.400.00 Tax & Assessment on Property	174.00	174.00	175.00	176.00		176.00	176.00	176.00
SW8310.100.00 Administration Personal Services	1,339.00	1,366.00	1,393.00	1,393.00	1,462.00	1,420.00	1,420.00	1,420.00
SW8310.200.00 Administration Personal Equipme	0.00	0.00	1,124.00	0.00		1,124.00	1,124.00	1,124.00
SW8310.400.00 Administration Contractual	629.00	393.00	650.00	530.00	650.00	650.00	650.00	650.00
SW8320.400.00 Source of Supply Contractual	27,362.00	22,312.00	27,000.00	30,000.00		28,000.00	28,000.00	28,000.00
SW8330.400.00 Purification	0.00	0.00	200.00	0.00	200.00	200.00	200.00	200.00
SW8340.100.00 Transmission & Distr. Svc.	1,105.00	932.00	1,500.00	1,000.00	1,500.00	1,500.00	1,500.00	1,500.00
SW8340.103.00 Transmission & Distr. Supt.	3,257.00	3,322.00	3,388.00	3,388.00	3,490.00	3,456.00	3,456.00	3,456.00
SW8340.200.00 Transmission & Distr. Equip	0.00	3,036.00	3,297.00	3,027.00	1,000.00	1,000.00	1,000.00	1,000.00
SW8340.200.00 Transmission & Distr. Equip	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW8340.200.00 Transmission - Water Tower Main	0.00	0.00	2,000.00	2,000.00		2,000.00	2,000.00	2,000.00
SW8340.400.00 Transmission & Distr. Contr.	1,180.00	4,337.00	1,500.00	8,000.00	1,500.00	2,000.00	2,000.00	2,000.00
SW9010.800.00 State Retirement	791.00	748.00	748.00	748.00		757.00	757.00	757.00
SW9030.800.00 Social Security	436.00	430.00	550.00	445.00		550.00	550.00	550.00
SW9710.600.00 Serial Bond Principle-70,000	1,400.00	1,500.00	1,600.00	1,600.00		1,600.00	1,600.00	1,600.00
SW9710.600.00 Serial Bond Principle-330,500	6,700.00	7,000.00	7,300.00	7,300.00		7,700.00	7,700.00	7,700.00
SW9710.700.00 Serial Bond Interest	2,498.00	2,432.00	2,362.00	2,363.00		2,291.00	2,291.00	2,291.00
SW9710.700.00 Serial Bond Interest	11,770.00	11,462.00	11,140.00	11,140.00		10,803.00	10,803.00	10,803.00
SW9950.900.00 Interfund Transfer	0.00	1,140.00	1,140.00	1,140.00		1,140.00	1,140.00	1,140.00
TOTAL APPROPRIATIONS:	59,106.00	60,584.00	67,067.00	74,250.00	9,802.00	66,367.00	66,367.00	66,367.00

Difference	5,798	1,443	0	0	-9,802	0	0	0
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TAXES RAISED:
FUND BALANCE:
WATER TOWER RESERVE:
Meter replacement Used for Tax Relief
Total Fund Balance

2014	28,569.00	74,704.00	21,756.00	0.00	96,460.00
2015	28,569.00	81,859.00	24,256.00	0.00	106,115.00
2016	28,569.00	85,656.00	26,256.00	0.00	111,912.00
2017	28,569.00	85,099.00	28,256.00	0.00	113,355.00
2018	28,569.00	75,271.00	30,256.00	270.00	105,527.00
2019	28,569.00	65,173.00	32,256.00	270.00	97,429.00

ALBION WATER DISTRICT #5
REVENUES:

ACCT. #

	2016 ACTUAL	2017 ACTUAL	2018 BUDGET	2018 ESTIMATED	2019 REQUESTED	2019 TENTATIVE	2019 PRELIMINARY	2019 ADOPTED
SW1001.000.00 Property Taxes	60,386.00	60,386.00	60,386.00	60,386.00		60,386.00	60,386.00	60,386.00
SW2140.000.00 Metered Sales	49,503.00	46,465.00	48,000.00	48,200.00		48,000.00	48,000.00	48,000.00
SW2140.1 Relieved Water Bills	73.00	0.00	0.00	0.00		0.00	0.00	0.00
SW2140.001.00 Out of District Users	437.00	0.00	300.00	300.00		300.00	300.00	300.00
SW2144.000.00 Water Connection	520.00	0.00	0.00	0.00		0.00	0.00	0.00
SW2148.000.00 Interest & Penalties	1,070.00	1,183.00	900.00	1,200.00		900.00	900.00	900.00
SW2680.000.00 Insurance Recoveries	3,346.00	210.00	0.00	424.00		0.00	0.00	0.00
SW2770.000.00 Meter Rent & Assessment	1,871.00	1,872.00	1,300.00	1,900.00		1,300.00	1,300.00	1,300.00
SW2701.000.00 Refund of Prior Yr Exp	65.00	0.00	0.00	0.00		0.00	0.00	0.00
SW5999.000.00 Unexpended Balance	0.00	0.00	15,597.00	13,460.00		13,787.00	13,787.00	13,787.00
TOTAL REVENUES:	117,271.00	110,116.00	126,483.00	125,870.00	0.00	124,673.00	124,673.00	124,673.00

APPROPRIATIONS:

SW1315.4 Comptroller Contractual	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW1320.4 Independent Auditing	1,600.00	0.00	0.00	0.00		0.00	0.00	0.00
SW1950.400.00 Tax & Assessment on Property	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW8310.100.00 Administration Personal Services	1,700.00	1,734.00	1,769.00	1,769.00	1,857.00	1,803.00	1,803.00	1,803.00
SW8310.200.00 Administration Personal Equipme	0.00	0.00	1,331.00	0.00		1,331.00	1,331.00	1,331.00
SW8310.400.00 Administration Contractual	815.00	500.00	900.00	700.00	900.00	900.00	900.00	900.00
SW8320.400.00 Source of Supply Contractual	44,543.00	31,924.00	44,000.00	44,500.00		44,000.00	44,000.00	44,000.00
SW8330.400.00 Purification	0.00	0.00	200.00	0.00	200.00	200.00	200.00	200.00
SW8340.100.00 Transmission & Distr. Svc.	825.00	640.00	1,200.00	650.00	1,200.00	1,200.00	1,200.00	1,200.00
SW8340.103.00 Transmission & Distr. Supt.	4,468.00	4,557.00	4,648.00	4,648.00	4,788.00	4,740.00	4,740.00	4,740.00
SW8340.200.00 Transmission & Distr. Equip	0.00	3,900.00	3,912.00	2,639.00	1,000.00	1,000.00	1,000.00	1,000.00
SW8340.200.00 Transmission - Water Tower Main	0.00	0.00	3,000.00	3,000.00		3,000.00	3,000.00	3,000.00
SW8340.400.00 Transmission & Distr. Contr.	1,667.00	3,826.00	2,000.00	4,500.00	2,000.00	3,000.00	3,000.00	3,000.00
SW9010.800.00 State Retirement	1,062.00	1,003.00	1,003.00	1,003.00		1,014.00	1,014.00	1,014.00
SW9030.800.00 Social Security	535.00	530.00	600.00	541.00		600.00	600.00	600.00
SW9710.600.00 Bond Principle	21,100.00	22,000.00	23,000.00	23,000.00		24,000.00	24,000.00	24,000.00
SW9710.700.00 Bond Interest	39,519.00	38,570.00	37,580.00	37,580.00		36,545.00	36,545.00	36,545.00
SW9950.900.00 Interfund Transfer	0.00	1,340.00	1,340.00	1,340.00		1,340.00	1,340.00	1,340.00
TOTAL APPROPRIATIONS:	117,834.00	110,524.00	126,483.00	125,870.00	11,945.00	124,673.00	124,673.00	124,673.00

Difference	-563	-408	0	0	-11,945	0	0	0
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Fund Balance

Total

TAXES RAISED:
FUND BALANCE:
WATER TOWER RESERVE:

Meter replacement Used for Tax Relief

Fund Balance

2014	60,386.00	112,276.00	24,330.00		0.00	136,606.00
2015	60,386.00	110,678.00	27,490.00		0.00	138,168.00
2016	60,386.00	107,115.00	30,490.00		0.00	137,605.00
2017	60,386.00	103,707.00	33,490.00		0.00	137,197.00
2018	60,386.00	85,974.00	36,490.00	1,273.00	13,460.00	122,464.00
2019	60,386.00	69,187.00	39,490.00	1,273.00	13,787.00	108,677.00

ALBION WATER DISTRICT #6
REVENUES:

ACCT. #

	2016 ACTUAL	2017 ACTUAL	2018 BUDGET	2018 ESTIMATED	2019 REQUESTED	2019 TENTATIVE	2019 PRELIMINARY	2019 ADOPTED
SW1001.000.00 Property Taxes	22,800.00	22,800.00	22,800.00	22,800.00		22,800.00	22,800.00	22,800.00
SW2140.000.00 Metered Sales	11,383.00	10,660.00	10,500.00	11,000.00		10,500.00	10,500.00	14,117.00
SW2144.000.00 Water Connection	1,320.00	0.00	0.00	0.00		0.00	0.00	0.00
SW2148.000.00 Interest & Penalties	232.00	282.00	100.00	290.00		100.00	100.00	100.00
SW2700.000.00 Motor Rent & Assessment	419.00	429.00	200.00	420.00		200.00	200.00	200.00
SW2701.000.00 Refund of Prior Yr Exp	8.00	0.00	0.00	0.00		0.00	0.00	0.00
SW5999.000.00 Unexpended Balance	0.00	0.00	2,210.00	100.00		3,617.00	3,617.00	0.00
TOTAL REVENUES:	36,162.00	34,171.00	35,810.00	34,610.00	0.00	37,217.00	37,217.00	37,217.00

APPROPRIATIONS:

SW1315.4 Comptroller Contractual	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW1320.4 Independent Auditing	200.00	0.00	0.00	0.00		0.00	0.00	0.00
SW1990.400.00 Contingency	0.00	0.00	730.00	730.00		730.00	730.00	730.00
SW8310.100.00 Administration Personal Services	412.00	420.00	428.00	428.00	449.00	437.00	437.00	437.00
SW8310.200.00 Administration Personal Equipme	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW8310.400.00 Administration Contractual	238.00	174.00	300.00	210.00	300.00	300.00	300.00	300.00
SW8320.400.00 Source of Supply Contractual	10,186.00	7,249.00	10,200.00	10,400.00		10,500.00	10,500.00	10,500.00
SW8330.400.00 Purification	0.00	0.00	200.00	0.00	200.00	200.00	200.00	200.00
SW8340.100.00 Transmission & Distr. Svc.	671.00	92.00	1,000.00	100.00	1,000.00	1,000.00	1,000.00	1,000.00
SW8340.103.00 Transmission & Distr. Supt.	1,968.00	2,007.00	2,047.00	2,047.00	2,109.00	2,088.00	2,088.00	2,088.00
SW8340.200.00 Transmission & Distr. Equip	0.00	888.00	0.00	0.00	300.00	300.00	300.00	300.00
SW8340.400.00 Transmission & Distr. Contr.	2,452.00	304.00	650.00	500.00	650.00	650.00	650.00	650.00
SW9010.800.00 State Retirement	409.00	387.00	387.00	387.00		391.00	391.00	391.00
SW9030.800.00 Social Security	233.00	193.00	260.00	200.00		260.00	260.00	260.00
SW9710.600.00 Serial Bond Principal (302,000)	4,000.00	4,000.00	4,000.00	4,000.00		5,000.00	5,000.00	5,000.00
SW9710.600.00 Serial Bond Principal (55,500)	1,000.00	1,000.00	1,000.00	1,000.00		1,000.00	1,000.00	1,000.00
SW9710.700.00 Serial Bond Interest (302,000)	12,330.00	12,150.00	11,970.00	11,970.00		11,768.00	11,768.00	11,768.00
SW9710.700.00 Serial Bond Interest (55,500)	2,138.00	2,092.00	2,048.00	2,048.00		2,003.00	2,003.00	2,003.00
SW9950.900.00 Interfund Transfer	0.00	590.00	590.00	590.00		590.00	590.00	590.00
TOTAL APPROPRIATIONS:	36,237.00	31,546.00	35,810.00	34,610.00	5,008.00	37,217.00	37,217.00	37,217.00

Difference

-75

2,625

0

0

-5,008

0

0

0

Fund Balance

Used for Tax Relief

Owed to GF

	TAXES RAISED:	FUND BALANCE:		
2014	21,950.00	(27,925.00)	0.00	
2015	22,370.00	(27,654.00)	0.00	45,629.00
2016	22,800.00	(27,729.00)	0.00	45,629.00
2017	22,800.00	(25,104.00)	0.00	45,629.00
2018	22,800.00	(25,204.00)	100.00	44,899.00
2019	22,800.00	(25,204.00)	0.00	44,169.00

ALBION WATER DISTRICT #7
REVENUES:

ACCT. #

	2016 ACTUAL	2017 ACTUAL	2018 BUDGET	2018 ESTIMATED	2019 REQUESTED	2019 TENTATIVE	2019 PRELIMINARY	2019 ADOPTED
SW1001.000.00 Property Taxes	9,360.00	9,360.00	9,360.00	9,360.00		9,360.00	9,360.00	9,360.00
SW2140.000.00 Metered Sales	1,825.00	1,851.00	1,872.00	1,930.00		1,900.00	1,900.00	1,900.00
SW2140.001.00 Out of District User	1,872.00	1,872.00	1,500.00	1,872.00		1,800.00	1,800.00	1,800.00
SW2144.000.00 Water Connection	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW2148.000.00 Interest & Penalties	72.00	27.00	25.00	70.00		25.00	25.00	25.00
SW2770.000.00 Meter Rent & Assessment	111.00	120.00	100.00	115.00		100.00	100.00	100.00
SW2701.000.00 Refund of Prior Yr Exp	8.00	0.00	0.00	0.00		0.00	0.00	0.00
SW5999.000.00 Unexpended Balance	0.00	0.00	0.00	0.00		0.00	0.00	0.00
TOTAL REVENUES:	13,248.00	13,230.00	12,857.00	13,347.00	0.00	13,185.00	13,185.00	13,185.00

APPROPRIATIONS:

SW1315.4 Comptroller Contractual	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW1320.4 Independent Auditing	50.00	0.00	0.00	0.00		0.00	0.00	0.00
SW1990.400.00 Contingency - Due to GF	0.00	0.00	732.00	732.00		732.00	732.00	732.00
SW8310.100.00 Administration Personal Services	412.00	420.00	428.00	428.00	449.00	437.00	437.00	437.00
SW8310.200.00 Administration Personal Equipme	0.00	0.00	144.00	0.00		144.00	144.00	144.00
SW8310.400.00 Administration Contractual	53.00	40.00	150.00	50.00	150.00	100.00	100.00	100.00
SW8320.400.00 Source of Supply Contractual	1,686.00	1,522.00	1,700.00	2,200.00		1,830.00	1,830.00	1,830.00
SW8330.400.00 Purification	0.00	0.00	150.00	0.00	150.00	150.00	150.00	150.00
SW8340.100.00 Transmission & Distr. Svc.	289.00	92.00	750.00	150.00	750.00	750.00	750.00	750.00
SW8340.103.00 Transmission & Distr. Supt.	820.00	836.00	853.00	853.00	879.00	870.00	870.00	870.00
SW8340.200.00 Transmission & Distr. Equip	0.00	222.00	0.00	0.00	300.00	300.00	300.00	300.00
SW8340.400.00 Transmission & Distr. Contr.	282.00	82.00	300.00	250.00	300.00	300.00	300.00	300.00
SW9010.800.00 State Retirement	212.00	200.00	200.00	200.00		202.00	202.00	202.00
SW9030.800.00 Social Security	116.00	103.00	130.00	110.00		130.00	130.00	130.00
SW9710.600.00 Serial Bond Principal	2,000.00	2,000.00	2,000.00	2,000.00		2,000.00	2,000.00	2,000.00
SW9710.700.00 Serial Bond Interest	5,040.00	4,960.00	4,880.00	4,880.00		4,800.00	4,800.00	4,800.00
SW9950.900.00 Interfund Transfer	0.00	440.00	440.00	440.00		440.00	440.00	440.00
TOTAL APPROPRIATIONS:	10,960.00	10,917.00	12,857.00	12,293.00	2,978.00	13,185.00	13,185.00	13,185.00

Difference	2,288	2,313	0	1,054	-2,978	0	0	0
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TAXES RAISED:

2014	9,360.00
2015	9,360.00
2016	9,360.00
2017	9,360.00
2018	9,360.00
2019	9,360.00

FUND BALANCE:

(18,840.00)
(18,774.00)
(16,485.00)
(14,172.00)
(13,118.00)
(13,118.00)

FUND BALANCE USED FOR TAX RELIEF:

0.00
0.00
0.00
0.00
0.00
0.00

Owed to GF

27,823.00
27,023.00
26,291.00
25,559.00
24,827.00

ALBION WATER DISTRICT #8 (#5 Ext #1)
REVENUES:

ACCT. #

	2016 ACTUAL	2017 ACTUAL	2018 BUDGET	2018 ESTIMATED	2019 REQUESTED	2019 TENTATIVE	2019 PRELIMINARY	2019 ADOPTED
SW1001.000.00 Property Taxes	14,733.00	15,221.00	15,221.00	15,221.00		15,221.00	15,221.00	15,221.00
SW2140.000.00 Metered Sales	4,954.00	4,678.00	4,900.00	4,600.00		4,600.00	4,600.00	7,044.00
SW2140.1 Relieved Water Bills	77.00	0.00	0.00	0.00		0.00	0.00	0.00
SW2140.001.00 Out of District User	1,342.00	2,342.00	2,250.00	2,342.00		2,250.00	2,250.00	2,250.00
SW2144.000.00 Water Connection	0.00	0.00	0.00	30.00		0.00	0.00	0.00
SW2148.000.00 Interest & Penalties	172.00	214.00	200.00	150.00		150.00	150.00	150.00
SW2700.000.00 Meter Rent & Assessment	291.00	276.00	200.00	275.00		200.00	200.00	200.00
SW2701.000.00 Refund of Prior Yr Exp	8.00	0.00	0.00	0.00		0.00	0.00	0.00
SW5999.000.00 Unexpended Balance	0.00	0.00	1,321.00	1,446.00		2,444.00	2,444.00	0.00
TOTAL REVENUES:	21,577.00	22,731.00	24,092.00	24,064.00	0.00	24,865.00	24,865.00	24,865.00

APPROPRIATIONS:

SW1315.4 Comptroller Contractual	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW1320.4 Independent Auditing	100.00	0.00	0.00	0.00		0.00	0.00	0.00
SW1990.400.00 Contingency - Due to GF	0.00	0.00	474.00	474.00		474.00	474.00	474.00
SW8310.100.00 Administration Personal Services	412.00	420.00	428.00	428.00	449.00	437.00	437.00	437.00
SW8310.200.00 Administration Personal Equipme	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW8310.400.00 Administration Contractual	132.00	86.00	150.00	100.00	150.00	150.00	150.00	150.00
SW8320.400.00 Source of Supply Contractual	4,689.00	3,798.00	4,500.00	5,200.00		5,000.00	5,000.00	5,000.00
SW8330.400.00 Purification	0.00	0.00	100.00	0.00	100.00	100.00	100.00	100.00
SW8340.100.00 Transmission & Distr. Svc.	408.00	46.00	500.00	50.00	500.00	500.00	500.00	500.00
SW8340.103.00 Transmission & Distr. Supt.	1,635.00	1,684.00	1,701.00	1,701.00	1,753.00	1,735.00	1,735.00	1,735.00
SW8340.200.00 Transmission & Distr. Equip	0.00	592.00	0.00	0.00	300.00	300.00	300.00	300.00
SW8340.400.00 Transmission & Distr. Contr.	460.00	296.00	500.00	400.00	300.00	300.00	300.00	300.00
SW9010.800.00 State Retirement	352.00	333.00	333.00	333.00		336.00	336.00	336.00
SW9030.800.00 Social Security	188.00	178.00	195.00	167.00		195.00	195.00	195.00
SW9710.600.00 Serial Bond Principal	6,300.00	6,500.00	6,600.00	6,600.00		6,900.00	6,900.00	6,900.00
SW9710.700.00 Serial Bond Interest	8,382.00	8,216.00	8,046.00	8,046.00		7,873.00	7,873.00	7,873.00
SW9950.900.00 Interfund Transfer	0.00	565.00	565.00	565.00		565.00	565.00	565.00
TOTAL APPROPRIATIONS:	23,058.00	22,714.00	24,092.00	24,064.00	3,552.00	24,865.00	24,865.00	24,865.00

Difference

-1,481 17 0 0 -3,552 0 0 0

TAXES RAISED:
FUND BALANCE:
FUND BALANCE USED FOR TAX RELIEF:
Owed to GF

2014	15,000.00	(23,674.00)	0.00	
2015	15,300.00	(22,835.00)	0.00	51,264.00
2016	14,733.00	(24,317.00)	0.00	50,790.00
2017	15,221.00	(24,300.00)	0.00	50,316.00
2018	15,221.00	(25,746.00)	1,446.00	49,842.00
2019	15,221.00	(25,746.00)	0.00	49,368.00

ALBION WATER DISTRICT #9
REVENUES:

		2016	2017	2018	2018	2019	2019	2019	2019
		ACTUAL	ACTUAL	BUDGET	ESTIMATED	REQUESTED	TENTATIVE	PRELIMINARY	ADOPTED
ACCT. #									
SW1001	Property Taxes	10,238.00	10,663.00	10,663.00	10,663.00		10,663.00	10,663.00	10,663.00
SW2140	Metered Sales	2,442.00	3,132.00	2,366.00	3,000.00		2,300.00	2,300.00	2,300.00
SW2140.2	Out of District User	2,745.00	1,061.00	600.00	1,122.00		1,000.00	1,000.00	1,000.00
SW2144	Water Connection	0.00	520.00	0.00	0.00		0.00	0.00	0.00
SW2148	Interest & Penalties	64.00	45.00	60.00	65.00		60.00	60.00	60.00
SW2700	Meter Rent & Assessment	147.00	162.00	50.00	165.00		50.00	50.00	50.00
SW2701	Refund of Prior Yr Expense	3.00	0.00	0.00	0.00		0.00	0.00	0.00
SWUB	Unexpended Balance	0.00	0.00	588.00	0.00		1,260.00	1,260.00	1,260.00
TOTAL REVENUES:		15,639.00	15,583.00	14,327.00	15,015.00	0.00	15,333.00	15,333.00	15,333.00

APPROPRIATIONS:

SW1315.4	Comptroller Contractual	0.00	0.00	0.00	0.00		0.00	0.00	0.00
SW1320.4	Independent Auditing	50.00	0.00	0.00	0.00		0.00	0.00	0.00
SW8310.100.00	Administration Personal Services	160.00	163.00	167.00	167.00	175.00	171.00	171.00	171.00
SW8310.200.00	Administration Personal Equipme	0.00	0.00	165.00	0.00		165.00	165.00	165.00
SW8310.400.00	Administration Contractual	76.00	53.00	100.00	55.00	100.00	100.00	100.00	100.00
SW8320.400.00	Source of Supply Contractual	2,229.00	2,012.00	2,200.00	3,400.00		3,400.00	3,400.00	3,400.00
SW8330.400.00	Purification	0.00	0.00	150.00	0.00	150.00	150.00	150.00	150.00
SW8340.100.00	Transmission & Distr. Svc.	173.00	92.00	200.00	100.00	200.00	200.00	200.00	200.00
SW8340.103.00	Transmission & Distr. Supt.	1,106.00	1,128.00	1,151.00	1,151.00	1,186.00	1,174.00	1,174.00	1,174.00
SW8340.200.00	Transmission & Distr. Equip	0.00	320.00	423.00	253.00	300.00	300.00	300.00	300.00
SW8340.400.00	Transmission & Distr. Contr.	645.00	108.00	500.00	225.00	500.00	500.00	500.00	500.00
SW9010.800.00	State Retirement	218.00	206.00	206.00	206.00		208.00	208.00	208.00
SW9030.800.00	Social Security	122.00	106.00	150.00	110.00		150.00	150.00	150.00
SW9710.600.00	Serial Bond Principal	3,000.00	4,000.00	4,000.00	4,000.00		4,000.00	4,000.00	4,000.00
SW9710.700.00	Serial Bond Interest	4,700.00	4,625.00	4,475.00	4,475.00		4,375.00	4,375.00	4,375.00
SW9950.900.00	Interfund Transfer	0.00	440.00	440.00	440.00		440.00	440.00	440.00
TOTAL APPROPRIATIONS:		12,479.00	13,253.00	14,327.00	14,582.00	2,611.00	15,333.00	15,333.00	15,333.00

Difference	3,160	2,330	0	433	-2,611	0	0	0
------------	-------	-------	---	-----	--------	---	---	---

**BALANCE
USED FOR TAX**
RELIEF:

	TAXES RAISED:	FUND BALANCE:	Meter replacement	
2014	10,443.00	21,114.00		0.00
2015	10,663.00	22,707.00		0.00
2016	10,238.00	25,866.00		0.00
2017	10,663.00	28,196.00		0.00
2018	10,663.00	28,459.00	170.00	0.00
2019	10,663.00	27,199.00	170.00	1,260.00

#124

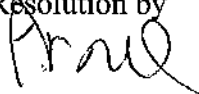
RESOLUTION AUTHORIZING SUBMISSION OF
PURCHASE OFFER FOR ACQUISITION OF
REAL PROPERTY

- WHEREAS the Town of Albion is desirous of acquiring real property for purposes of expansion and/or relocation of various town functions, and
- WHEREAS in furtherance of same, the Albion Town Board has determined it be necessary to pursue real property currently listed for sale within the Town of Albion, and
- WHEREAS the Albion Town Board has determined that property located at 438 West Avenue may be suitable for the purposes described hereinabove, and
- WHEREAS the Albion Town Board did previously submit a Purchase and Sale Contract to the owners of 438 West Avenue resulting in various counteroffers and replies to counteroffers, all of which have expired.

NOW THEREFORE BE IT RESOLVED:

- Section 1 The Albion Town Board does hereby authorize Albion Town Supervisor F. Richard Remley to enter into a Purchase and Sale Contract for the purchase of real property located and commonly known 438 West Avenue, Village of Albion, County of Orleans and State of New York.
- Section 2 The form and substance of the Purchase Offer is to be as attached hereto.
- Section 3 The form and substance of the Purchase Offer as attached hereto contains various contingencies and conditions including property inspection, environmental review and lead paint considerations.
- Section 4 This Resolution is subject to a permissive referendum pursuant to Town Law §220.
- Section 5 This Resolution shall take effect immediately.

MOTION for adoption of this Resolution by
Seconded by





VOTED BY ROLL CALL AND RECORD:

Board Member Allen

Board Member Benton

Board Member Passarell

Board Member Olles

Supervisor Remley

AJS
AJS
AJS
Absent
AJS

Submitted - October 22, 2018

APPROVED



PURCHASE AND SALE CONTRACT FOR RESIDENTIAL PROPERTY

WARNING: THIS CONTRACT FORM CANNOT BE USED IF THIS TRANSACTION IS COVERED BY THE HOME EQUITY THEFT PREVENTION ACT (Section 265-a of New York Real Property Law).

Plain English Form published by and for the exclusive use of the Greater Rochester Association of REALTORS®, Inc., the Monroe County Bar Association, and those County Bar Associations that have approved its use.

COMMISSIONS OR FEES FOR THE REAL ESTATE SERVICES TO BE PROVIDED ARE NEGOTIABLE BETWEEN REALTOR® AND CLIENT.

When Signed, This Document Becomes A Binding Contract. Buyer and Seller Should Consult Their Own Attorney. Buyer acknowledges that information contained in the Multiple Listing Service is not guaranteed and should be independently verified before signing this Contract.

TO: ESTATE OF JOYCE C. DOLLINGER ("Seller") FROM: TOWN OF ALBION ("Buyer")

OFFER TO PURCHASE

Buyer offers to purchase the property described below from Seller on the following terms:

1. Property Description; Seller's Power and Authority.

Property known as 438 West Avenue
in the County of Orleans ☐ Town ☐ City ☒ Village of Albion, State of New York,
Zip 14411 also known as Tax No. _____ including all buildings and
any other improvements and all rights which the Seller has in or with the property. Approximate Lot Size: See Addendum "A" attached hereto

~~Description of buildings on property~~
Seller represents to Buyer that: (i) Seller owns the property and has the power and authority to sell it, (ii) Seller is not in bankruptcy, and (iii) Seller has sufficient funds (including the proceeds from this sale) to close this transaction and pay Seller's closing expenses.

2. Other Items Included in Purchase. Any of the following items and all related equipment and accessories for such items now in or on the property are included in this purchase and sale, which Seller represents are owned by Seller: All awnings, carbon monoxide detectors, central vacuum system, curtain and traverse rods, electric garage door opener and remote control devices, exhaust fans, fences, fireplace screens and enclosures, flowers, garbage disposal, heating systems (except as provided in Paragraph 19), hoods, humidifier, intercom equipment, lighting fixtures, mail box, plumbing systems, septic and private water systems, satellite dishes, screens, security systems and security codes, sheds, shrubs, smoke detectors, storm doors, storm windows, sump pumps, swimming pool, TV antennae, trees, underground pet containment fencing with transmitter and collar(s), wall-to-wall carpeting and runners, water softeners, window boxes, window blinds and shades, and the following, if built-in: air conditioning (except window units), basketball apparatus, cabinets, dishwashers, microwave ovens, mirrors, outdoor playsets, ovens, shelving, stoves, and trash compactors. Buyer agrees to accept these items in their present condition. Other items to be included in the purchase and sale are:

NONE

Items excluded are: NONE

Seller represents that Seller has good title to all of the above items to be transferred to Buyer and will deliver a Bill of Sale for the above items at closing.

☐ Seller shall cause any heating, plumbing, air conditioning, electrical systems and included appliances to be in working order at the time of closing, except for _____. The prior sentence shall not be construed as a warranty or guarantee after closing.

3. Seller's Property Condition Disclosure Statement (check one).

- ☒ (a) Seller has provided Buyer with the attached Seller's Property Condition Disclosure Statement, or will do so upon acceptance.
☐ (b) Seller has *not* provided Buyer with Seller's Property Condition Disclosure Statement, and Seller shall credit Buyer \$500.00 at closing in lieu of such Statement.
☐ (c) Is not applicable.

4. Price & Payment. The purchase price is TWO HUNDRED FIFTEEN THOUSAND DOLLARS Dollars
\$ 215,000.00. Buyer shall receive credit at closing for any deposit made hereunder. The balance of the purchase price shall be paid as follows: (Check and complete applicable provisions.)

☐ (a) Seller agrees to pay at closing: ☐ % of the purchase price or ☐ \$ _____ toward lender approved costs and prepaid items.

☒ (b) Official bank draft or certified check at closing.

☐ (c) Mortgage Assumption pursuant to the terms and conditions of the Mortgage Assumption Addendum.

☐ (d) Seller Financing pursuant to the terms and conditions of the Seller Financing Addendum.

DISCLAIMER: In participating in the transaction, an attorney renders no opinion whatsoever as to the value of the property. Unless an attorney has actual knowledge to the contrary, it should not be inferred from an attorney's participation in the transaction that the attorney knows, or is aware of, the facts behind the history of the price negotiations between the parties.

Seller's Initials _____

Buyer's Initials _____

5. Contingencies. Buyer makes this offer subject to the following contingencies. If any of these contingencies are not satisfied by written notice to the other party by the dates specified (collectively, the "Contingency Deadline Dates"), then either Buyer or Seller may cancel this contract ("Contract") by written notice to the other, provided that the applicable contingency has not otherwise been satisfied by a party after the applicable Contingency Deadline Date by written notice to the other party and prior to any date on which this Contract is cancelled. (Check and complete applicable provisions.)

☐ (a) **Mortgage Contingency.** This offer is subject to Buyer obtaining and accepting a written _____ mortgage loan commitment in an amount not to exceed ☐ _____ % of the purchase price or ☐ \$ _____ at an interest rate not to exceed _____ %, for a term of _____ years (the "Commitment"). Buyer shall immediately apply for this loan and shall have until _____, 20____ to obtain and accept a Commitment. The conditions of any such Commitment shall not be deemed contingencies of this Contract but shall be the sole responsibility of Buyer; however, a commitment that is conditioned on an appraisal of the property shall not be deemed a "Commitment" hereunder. If the Commitment requires repairs, replacements, or improvements, Seller shall furnish the requisite materials and have the work done before closing, at Seller's expense. However, if the cost of doing so exceeds \$ _____, Seller shall not be obligated to furnish such materials and have such work done, and Buyer will be allowed either to receive a credit at closing for the above amount and incur any necessary expenses to comply with the Commitment requirements, or to cancel this Contract by written notice to Seller, and any deposit shall be returned to Buyer. Acceptance of a Commitment by Buyer shall be deemed a waiver and satisfaction of this contingency.

☐ (b) **Cash Transaction Contingency.** This offer is subject to Buyer providing Seller with written proof that Buyer has immediately available U.S. funds in the amount of the purchase price by _____, 20____.

☐ (c) **Sale and Transfer of Title Contingency.** This offer is subject to the sale and transfer of title of Buyer's existing property pursuant to the terms and conditions of the Sale and Transfer of Title Contingency Addendum.

☒ (d) **Attorney Approval Contingency.** This Contract is subject to the written approval of attorneys for Buyer and Seller within 30 calendar days, *excluding Sundays and public holidays*, from date of acceptance (the "Approval Period"). If either attorney (i) does not provide written approval within the Approval Period or (ii) makes written objection to or conditionally approves (collectively, the "Objections") the Contract within the Approval Period and the Objection is not cured by written approval by both attorneys and all of the parties within the Approval Period, then (A) either Buyer or Seller may cancel this Contract by written notice to the other and any deposit shall be returned to the Buyer or (B) the approving attorney may notify the other party (with a copy to any attorney listed below) in writing that no approval has been received and that the noticed party has five (5) calendar days, *inclusive of Sundays and public holidays*, from receipt of the notice ("Grace Period") to provide written attorney approval or disapproval of the Contract. The approving attorney shall provide to the noticed party (with a copy to any attorney listed below) a copy of the approving attorney's approval letter, whether conditional or not, along with the written notice of the Grace Period. If written attorney approval or disapproval is not provided to the approving attorney within the Grace Period, then this Attorney Approval contingency shall be deemed waived by the noticed party and any conditions in the approving attorney's approval letter shall be deemed accepted by the noticed party.

☐ (e) **Waiver of Attorney Approval Contingency.** This offer is not subject to the Buyer's attorney approval.

☒ (f) **Property Inspection Contingency.** This offer is subject to inspection(s) of the property pursuant to the terms and conditions of the Property Inspection Addendum.

☒ (g) **Other Contingency(s).** See Contract Addendum attached hereto.

6. Pre-Closing Inspection. Buyer shall have the right to inspect the property within forty-eight (48) hours before the time of closing, and Seller agrees that all utilities shall be on at that time. Seller shall continue to maintain the property in the condition existing as of acceptance including, but not limited to, utility service continuation, lawn and landscaping care, and snow plowing, subject to reasonable use, wear, tear and natural deterioration between the date hereof and the closing.

7. Closing Date and Place. Closing shall take place at the _____ TBD _____ County Clerk's Office or the offices of Buyer's lender on or before _____ TBD _____, 20____ TBD _____. At any time after such specified date, any party who has completed its obligations under this Contract which are to be completed prior to closing may notify the other party that time is of the essence to close (the "Time of Essence Notice") which Time of Essence Notice shall set forth a specific time for closing on a day that is at least seven (7) calendar days after delivery of the Time of Essence Notice to such other party pursuant to Paragraph 24 below. See Contract Addendum attached hereto.

8. Possession of Property.

☒ (a) Buyer shall have possession of the property upon closing, in broom-clean condition, with all keys to the property delivered to Buyer at closing.

☐ (b) Seller shall have the right to retain possession for _____ calendar days after closing at the cost of \$ _____ per day inclusive of real property taxes, plus utilities, continuation of lawn, landscaping, pool, and snow maintenance, and refuse collection, and a security deposit of Seller of \$ _____. At closing, a key to the property shall be delivered to Buyer. At delivery of possession to Buyer, the property shall be in broom-clean condition and the remaining keys to the property shall be delivered to Buyer.

☐ (c) Buyer shall have right of early possession for _____ calendar days prior to closing at the cost of \$ _____ per day inclusive of real property taxes, plus utilities, continuation of lawn, landscaping, pool, and snow maintenance, and refuse collection, and a security deposit of Buyer of \$ _____. At possession, the property shall be in broom-clean condition and a key to the property shall be delivered to Buyer; the remaining keys shall be delivered to Buyer at closing.

In the event of retained possession or early possession, the parties shall enter into a written possession agreement, the form of which shall be the Monroe County Bar Association's recommended form.

9. Representations Pertaining to the Home Equity Theft Prevention Act ("HETPA") (check at least one).

☐ (a) **Buyer.** Buyer represents to Seller as of the date of acceptance that Buyer is acquiring the property to use the property as Buyer's primary residence and that Buyer will occupy the property as Buyer's primary residence.

OR

☒ (b) **Seller.** To Seller's actual knowledge, Seller represents to Buyer as of the date of acceptance that there is no active lis pendens filed against the property to foreclose a mortgage pursuant to Article 13 of the New York Real Property Actions and Proceedings Law, the property is not on an active property tax lien sale list, and Seller is not two (2) months or more behind in Seller's mortgage payments with respect to the property.

10. Title and Related Documents. Seller shall deliver at Seller's expense:

A. At least fifteen (15) calendar days prior to the closing date, to Buyer or Buyer's attorney, (i) a draft of the proposed deed, (ii) abstract of title, fully guaranteed tax and U.S. Court searches, all dated or re-dated after the date of acceptance, with a local tax certificate for Village or City taxes, if any (all of which shall be continued to and including the day of closing at Seller's expense), and (iii) an instrument survey map dated after the date of acceptance, certified and prepared to meet the standards of the Monroe County Bar Association and Buyer's mortgage lender; and

B. At the closing, to Buyer, a properly signed and notarized, (i) Warranty Deed with lien covenant (or Executor's, Administrator's or Trustee's Deed, if Seller holds title as such), (ii) carbon monoxide detector and smoke alarm affidavits, (iii) documents required by law, (iv) documents required by Buyer's lender, provided there is no cost or liability to Seller, and (v) assignment of leases and transfer of security deposits, if any.

11. Marketability of Title. Seller shall convey good and marketable title to the property in fee simple, free and clear of all liens and encumbrances. The parties acknowledge and agree that good and marketable title to the property, free and clear of all liens and encumbrances, means, without limit, that all gas, mineral, oil and timber rights will transfer with the property to Buyer except as otherwise provided in Paragraph 18 below. However, Buyer agrees to accept title to the property subject to: (a) restrictive covenants of record common to the tract or subdivision of which the property is a part, provided these covenants have not been violated or the time for objection to any violation has expired, (b) public utility easements within fifteen (15) feet of lot lines which do not interfere with any existing improvements on the property or with any improvements that Buyer may construct in compliance with all present restrictive covenants of record and zoning and building codes, and (c) except for waterfront properties, fences deviating from the actual property line one foot or less, provided the fence placement does not impair access to the property from a right of way or cause the property to be in violation of any restrictive covenant, easement or agreement of record or of any building, zoning or subdivision code. Seller and Buyer agree that potential objections revealed by the instrument survey map furnished pursuant to Paragraph 10.A. above shall be resolved pursuant to the "Suggested Title Standards for Treating Discrepancies Revealed by Surveys" of the Monroe County Bar Association.

12. Objections to Title. If Buyer raises a valid written objection to Seller's title which indicates that title to the property is unmarketable, then Seller may cancel this Contract upon written notice to Buyer, and the deposit shall be returned to Buyer. However, if Seller: (a) is able to cure the objection on or before the closing or (b) is able to insure the title objection and Buyer is willing to accept insurable title, then this Contract shall continue, subject to the Seller curing the title objection and/or providing insurable title at Seller's expense. If Seller fails to cure the title objection on or before the closing, or if Buyer is unwilling to accept insurable title, Buyer may cancel this Contract upon written notice to Seller and the deposit shall be returned to Buyer.

13. Transfer Tax, Recording Costs, Mortgage Tax and Closing Adjustments. Seller will pay the real property transfer tax and special additional mortgage recording tax, if applicable. Buyer will pay for recording the deed and mortgage, mortgage tax and mortgage assumption charges, if any. Excluding delinquent items, interest and penalties, the following will be prorated and adjusted between Seller and Buyer as of the closing date: taxes, other assessments and municipal charges computed on a fiscal year basis; rent; common charges or assessments; fuel oil; propane; water, pure water and sewer charges. FHA mortgage insurance shall be adjusted in accordance with the FHA formulae.

If the purchase price is \$1,000,000.00 or more, then the additional transfer tax identified in Section 1402-a of the Tax Law shall be paid by the ☐ Seller ☐ Buyer (check one).

14. Certificate of Occupancy. If applicable laws require, Seller shall apply for a Certificate of Occupancy for the property no less than ten (10) calendar days after acceptance and furnish it before closing. However, if the cost of obtaining the Certificate of Occupancy exceeds \$ TBD, Seller shall not be obligated to provide the Certificate of Occupancy, and Buyer will be allowed either to receive a credit at closing for the above amount, or to cancel this Contract by written notice to Seller, and any deposit shall be returned to Buyer.

15. Zoning/Building Code Compliance.

A. Zoning Code Compliance. Seller represents to Buyer that the property is zoned for use as a COMMERCIAL and that the property is in compliance with applicable zoning codes and ordinances.

B. Building Code Compliance. (check only (i) or (ii) below):

☐ (i) Seller shall not provide any certificates of compliance or any other evidence that the improvements which are a part of the property comply with building codes and ordinances.

☒ (ii) Seller shall provide a certificate of compliance or other comparable proof of compliance with building codes and ordinances from the applicable municipality for the following improvements checked, but for no others (check all that apply): ☐ basement living area, ☐ building addition, ☐ converted 3rd floor living area, ☐ deck, ☐ fence, ☐ gazebo, ☐ hot tub, ☐ playset, ☐ pond/fountain, ☐ pool, ☐ shed/outbuilding, ☐ wood stove/freestanding fireplace, ☒ other: (list) use as a commercial property and/or commercial building.

However, if the cost of obtaining the certificates or other comparable proof of compliance for the improvements checked above exceeds \$ TBD in the aggregate, Seller shall not be obligated to provide such certificates or other proof of compliance and the Buyer will be allowed either to receive a credit at closing in the above amount or to cancel this Contract by written notice to Seller, and any deposit shall be returned to Buyer.

16. Risk of Loss. Risk of loss or damage to the property by fire or other casualty until transfer of title shall be assumed by the Seller. If damage to the property by fire or such other casualty occurs prior to transfer, Buyer may cancel this Contract without any further liability to Seller and Buyer's deposit is to be returned. If Buyer does not cancel but elects to close, then Seller shall transfer to Buyer any insurance proceeds, or Seller's claim to insurance proceeds payable for such damage.

17. Condition of Property. Buyer agrees to purchase the property and any items included in the purchase **AS IS** except as provided in paragraph 2, subject to reasonable use, wear, tear, and natural deterioration between now and closing. However, this paragraph shall not relieve Seller from furnishing a Certificate of Occupancy as called for in Paragraph 14 and/or certificate(s) of compliance as called for in Paragraph 15, if applicable.

18. Gas, Mineral, Oil and Timber Rights. Seller represents that all gas, mineral, oil and timber rights will transfer with the property except N/A

19. Services. Seller represents the property is serviced by: ☒ Electric, ☐ Fuel Oil, ☒ Gas (Natural), ☐ Propane, ☒ Public Sewers, ☒ Public Water, ☐ Septic System, ☐ Well, ☐ Other _____
If propane is checked, Seller represents that the propane tank ☐ is not ☐ is owned by Seller and that there ☐ is not ☐ is an existing written contract to provide propane between the propane company and Seller.

20. Deposit to Listing Broker; Default. Buyer ☐ has deposited ☐ will deposit within two (2) calendar days of acceptance \$ N/A in the form of a N/A with N/A (Escrow Agent) which deposit will be held at N/A (Bank) and which deposit is to become part of the purchase price or returned if not accepted or if this Contract thereafter fails to close for any reason not the fault of the Buyer. If Buyer fails to complete Buyer's part of this Contract, Seller is allowed to retain the deposit to be applied to Seller's damages and may pursue other available rights and remedies Seller has against the Buyer, including but not limited to a lawsuit for any real estate brokerage commission paid by the Seller. If Seller fails to complete Seller's part of this Contract, Buyer's deposit will be returned to Buyer, and Buyer may pursue other available rights and remedies Buyer has against Seller.

21. Real Estate Broker.

☒ (a) The parties agree that SNELL REALTY brought about this purchase and sale.
☐ (b) It is understood and agreed by Buyer and Seller that no broker brought about this purchase and sale.

22. Life of Offer. This offer shall expire on November 2, 2018, at 5:00 P.m.

23. Responsibility of Persons Under This Contract; Non-Assignability. If more than one person signs this Contract as Buyer, each person and any party who takes over that person's legal position will be responsible for keeping the promises made by Buyer in this Contract. If more than one person signs this Contract as Seller, each person or any party who takes over that person's legal position, will be fully responsible for keeping the promises made by Seller. However, this Contract is personal to the parties and may not be assigned by either without the other's consent.

24. Notices. Notices under this Contract shall be made by a party to the other party and shall be in writing and deemed delivered to the other party upon receipt. An attorney for a party may also give any notices under this Contract to the other party with a copy to such other party's attorney designated on this Contract, if any. Seller and Buyer agree that notices under this Contract may be delivered to any address, e-mail, and/or fax number designated by Seller or Buyer, as applicable, on the Administrative Information page of this Contract or to any other address, e-mail, and/or fax number designated by a party by notice delivered to the other party pursuant to this Paragraph 24.

Delivery of notices under this Contract shall be made by personal delivery, overnight courier, first class mail, e-mail, or by fax, provided that the original of any e-mailed or faxed notice shall also be mailed by first class prepaid mail within one calendar day, excluding Saturdays, Sundays and public holidays, following the date of the e-mail or fax transmission, as applicable.

If delivery is made by personal delivery, the notice(s) delivered shall be deemed received on the date delivered. If delivery is made by overnight courier or first class mail, the notice(s) delivered shall be deemed received one calendar day, excluding Saturdays, Sundays and public holidays, following the date upon which the notice(s) are deposited with the overnight courier service with delivery charges prepaid or charged to sender's account or with the postal service with required postage affixed. If delivery is made by fax, the notice(s) transmitted shall be deemed received on the date the sender receives confirmation from the recipient's equipment that the entire transmission has been received, provided the required mailing is completed. If delivery is made by e-mail, the notice(s) transmitted shall be deemed received on the date the sender's e-mail is located in the sent e-mail folder of sender, provided the required mailing is completed.

25. Entire Contract; Miscellaneous. This Contract when signed by both Buyer and Seller will be the record of the complete agreement between the Buyer and Seller concerning the purchase and sale of the property. This Contract may be signed in counterparts. No oral agreements or promises will be binding. Seller's representations in this Contract shall not survive after closing. If any provision of this Contract is rendered invalid or unenforceable, it shall not affect the validity or enforceability of the remaining provisions. This Contract shall be construed, enforced and interpreted under the laws of the State of New York, without regard to principles of conflicts of laws.

26. Addenda. The following Addenda are incorporated into and attached to and made a part of this Contract:

- | | | |
|---|---|--|
| <input type="checkbox"/> Agricultural Districts/Farming Activity Disclosure | <input type="checkbox"/> Mediation | <input type="checkbox"/> Sale & Transfer of Title Contingency |
| <input type="checkbox"/> All Parties Agreement (FHA/VA) | <input type="checkbox"/> Mortgage Assumption | <input type="checkbox"/> Seller Financing |
| <input type="checkbox"/> Electric Availability | <input type="checkbox"/> Personal Property Agreement | <input type="checkbox"/> Uncapped Natural Gas Well Disclosure |
| <input type="checkbox"/> Home Warranty | <input checked="" type="checkbox"/> Property Inspection | <input type="checkbox"/> Utility Surcharges |
| <input checked="" type="checkbox"/> Lead Compliance | <input type="checkbox"/> Rented Property | <input type="checkbox"/> Wayne County Disclosure Notice for all Residential Property |
| | | <input type="checkbox"/> Well and Septic System |

☒ Other: See Contract Addendum attached hereto.

DATED: _____ BUYER _____

F. RICHARD REMELY, SUPERVISOR
TOWN OF ALBION

DATED: _____ BUYER _____

☐ ACCEPTANCE OF OFFER BY SELLER ☐ COUNTER OFFER BY SELLER

Seller accepts the offer and agrees to sell on the terms and conditions set forth.

☐ Waiver of Seller's attorney approval. This offer is not subject to Seller's attorney approval.

DATED: _____ SELLER _____

DOROTHY J. DANIELS, EXECUTRIX
ESTATE OF JOYCE C. DOLLINGER

DATED: _____ SELLER _____

ADMINISTRATIVE INFORMATION

Property Address: 438 West Avenue, Village of Albion, County of Orleans MLS#

Seller: Estate of Joyce C. Dollinger
c/o Dorothy Daniels, Executrix

Address: 23 Meadowbrook Drive
Albion, New York Zip: 14411

Fax No.: _____

E-Mail: _____

Phone: (H) _____ (W) _____

Attorney: Lacy Katzen LLP

Address: 130 East Main Street, 2nd Floor

Rochester, New York Zip: 14604

E-Mail: _____

Phone: 585-454-5650 Fax: 585-269-3077

Listing Broker: Snell Realty

NY License No.: _____

Address: 107 North Main Street

Albion, New York Zip: 14411

Phone: 585-589-5700 Fax: _____

Listing Agent: David Snell

NY License No.: _____

Phone: 585-589-5700 Fax: _____

Cell: _____

E-Mail: snellrealtors.com

Public ID#: _____

Buyer: Town of Albion

Address: 3665 Clarendon Road
Albion, New York Zip: 14411

Fax No.: 585-589-0669

E-Mail: townclerk@townofalbion.com

Phone: (H) 585-589-7048 (W) _____

Attorney: James D. Bell, Esq.

Address: P.O. Box 10, One Park Avenue, Suite 200

Brockport, New York Zip: _____

E-Mail: jdbellesq@rochester.rr.com

Phone: 585-637-4275 Fax: 585-637-7858

Selling Broker: Snell Realty

NY License No.: _____

Address: 107 North Main Street

Albion, New York Zip: 14411

Phone: 585-589-5700 Fax: _____

Selling Agent: David Snell

NY License No.: _____

Phone: 585-589-5700 Fax: _____

Cell: _____

E-Mail: snellrealtors.com

Public ID#: _____

ADDENDUM TO PURCHASE OFFER

This Offer is conditioned and contingent upon the following.

1. The completion and approval of a Phase I Environmental Impact investigation/study on the subject property that is acceptable to the Buyer, same to be paid for and pursued by the Buyer in a timely fashion upon the formalization of this Contract.
2. The attorney approval contingency contained in paragraph 5(d) shall be thirty (30) calendar days from the date that this Contract is formalized.
3. The Seller is not to have an easement for maintaining the Dollinger Motel sign in its existing location and said sign is to be removed from the subject property by the Seller prior to closing.
4. All items of personal property currently located in the southerly portion of the parking lot area to the subject property shall be removed by the Seller prior to closing.
5. This offer is subject to review and approval of any leaseholds and related leases or other written documents associated with same and the Seller is to provide either copies of same or other information, such as a Seller's Affidavit, in writing, as to the status of same.
6. This offer is subject to all considerations and/or procedures applicable to the Buyer including, but not limited to, any public hearings, further resolutions and/or referendum considerations as set forth in the New York State Town Law, the New York State Local Finance Law and/or any related or applicable Laws of the State of New York.
7. The real estate commission is to be paid by the Seller and the Buyer shall not contribute to same.
8. The closing date shall not take place until all contingencies and conditions contained herein have been removed.
9. This Purchase and Sale Contract supersedes, replaces and voids any prior written Purchase and Sale Contract, Counteroffers and/or reply offers between the parties.



ADDENDUM FORM
To Purchase and Sale Contract ~ Property Inspection

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the Monroe County Bar Association, and those County Bar Associations
that have approved its use.

SELLER ESTATE OF JOYCE C. DOLLINGER BUYER TOWN OF ALBION
PROPERTY 438 West Avenue, Village of Albion, County of Orleans

PROPERTY INSPECTION

This Contract shall be contingent upon (check all that apply):

☒ licensed engineer, licensed home inspector, registered architect, contractor, or other Buyer representative;
☒ radon; ☒ chimney; ☒ pest infestation; ☒ other building/structural inspection(s) to be
made within 30 calendar days of the acceptance of the Contract ("First Time Period"), at Buyer's expense. Seller
agrees to have all utilities in service at the time of the inspection(s). If Buyer is not satisfied with the inspection
report(s), within 30 calendar days after completion of all of the inspection(s) ("Second Time Period"), Buyer shall
deliver to the Seller a written notice listing the specific deficiencies and corrections needed, together with a copy of
any relevant written inspection report(s). Upon receipt of such notice, the Seller and Buyer shall have 30 calendar
days ("Third Time Period") to enter into a written agreement addressing the Buyer's objections. Any work to be
performed shall be completed 48 hours prior to the closing date.

If (i) the inspection(s) are not made within the First Time Period, (ii) Buyer has not delivered to Seller written notice of
specific deficiencies and corrections and relevant written inspection report(s) within the Second Time Period, or (iii)
the parties have not reached a written agreement addressing Buyer's objections within the Third Time Period, then
either party may cancel this Contract by written notice to the other, provided that the applicable contingency has not
otherwise been satisfied after the applicable time period and prior to any date on which the Contract is cancelled.

SELLER DOROTHY J. DANIELS, EXECUTRIX BUYER F. RICHARD REMLEY, SUPERVISOR
SELLER ESTATE OF JOYCE C. DOLLINGER BUYER TOWN OF ALBION
DATE _____ DATE _____



LEAD COMPLIANCE ADDENDUM To Purchase and Sale Contract

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SELLER ESTATE OF JOYCE C. DOLLINGER BUYER TOWN OF ALBION

PROPERTY 438 West Avenue, Village of Albion, County of Orleans

Disclosure of Information on Lead-Based Paint and/or Lead-Based Paint Hazards

Lead Warning Statement

Every buyer of any interest in residential real property on which a residential dwelling was built prior to 1978 is notified that such property may present exposure to lead from lead-based paint that may place young children at risk of developing lead poisoning. Lead poisoning in young children may produce permanent neurological damage, including learning disabilities, reduced intelligence quotient, behavioral problems, and impaired memory. Lead poisoning also poses a particular risk to pregnant women. The seller of any interest in residential real property is required to provide the buyer with any information on lead-based paint hazards from risk assessments or inspections in the seller's possession and notify the buyer of any known lead-based paint hazards. A risk assessment or inspection for possible lead-based paint hazards is recommended prior to purchase.

Seller's Disclosure

(a) **Presence of lead-based paint and/or lead-based paint hazards** (check (i) or (ii) below):

☐ (i) Known lead-based paint and/or lead-based paint hazards are present in the housing (explain).

☐ (ii) Seller has no actual knowledge of lead-based paint and/or lead-based paint hazards in the housing.

(b) **Records and reports available to Seller** (check (i) or (ii) below):

☐ (i) Seller has provided Buyer with all available records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing (list documents below):

☐ (ii) Seller has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing.

Seller's Initials

Buyer's Initials

Buyer's Acknowledgment (initial (c), (d), and (e) below)

(c) _____ Buyer has received copies of all information listed on the prior page.

(d) _____ Buyer has received the EPA pamphlet *Protect Your Family From Lead in Your Home*.

(e) _____ Buyer (check (i) or (ii) below):

- ☐ (i) makes the Contract contingent upon a professional risk assessment and/or inspection of the Property for the presence of lead-based paint and/or lead-based paint hazards at Buyer's expense within ten (10) days after acceptance. If Buyer is not satisfied with the risk assessment and/or inspection report, within _____ days after completion of the risk assessment and/or inspection, Buyer shall deliver to Seller a written notice listing the specific deficiencies and corrections needed, together with a copy of any relevant written assessment and/or inspection reports. Upon receipt of such notice, Seller and Buyer shall have _____ days to enter into a written agreement addressing Buyer's objections. If any written agreement is entered which requires the Seller to correct the condition(s), Seller shall furnish Buyer with certification from a risk assessor or inspector demonstrating that the condition(s) have been remedied before the closing date. If this contingency is not satisfied within any of the time periods stated above, either Buyer or Seller may cancel the Contract by written notice to the other and any deposit shall be returned to Buyer, provided that this contingency has not otherwise been satisfied after the applicable time period and prior to any date on which the Contract is cancelled.

- ☐ (ii) waives the opportunity to conduct a risk assessment or inspection of the Property for the presence of lead-based paint and/or lead-based paint hazards.

Agent's Acknowledgment (initial)

(f) _____ Agent has informed Seller of Seller's obligations under 42 U.S.C. 4852(d) and is aware of his/her responsibility to ensure compliance.

Certification of Accuracy

The following parties have reviewed the information above and certify, to the best of their knowledge, that the information they have provided is true and accurate.

SELLER _____
DOROTHY J. DANIELS, EXECUTRIX
SELLER ESTATE OF JOYCE C. DOLLINGER

BUYER _____
F. RICHARD REMLEY, SUPERVISOR
BUYER TOWN OF ALBION

DATE _____

DATE _____

AGENT _____

AGENT _____

DATE _____

DATE _____

Seller's Initials

Buyer's Initials



Division of Licensing Services

New York State
Department of State
Division of Licensing Services
P.O. Box 22001
Albany, NY 12201-2001
Customer Service: (518) 474-4429
www.dos.ny.gov

New York State Disclosure Form for Buyer and Seller

THIS IS NOT A CONTRACT

New York State law requires real estate licensees who are acting as agents of buyers or sellers of property to advise the potential buyers or sellers with whom they work of the nature of their agency relationship and the rights and obligations it creates. This disclosure will help you to make informed choices about your relationship with the real estate broker and its sales agents.

Throughout the transaction you may receive more than one disclosure form. The law may require each agent assisting in the transaction to present you with this disclosure form. A real estate agent is a person qualified to advise about real estate.

If you need legal, tax or other advice, consult with a professional in that field.

Disclosure Regarding Real Estate Agency Relationships

Seller's Agent

A seller's agent is an agent who is engaged by a seller to represent the seller's interests. The seller's agent does this by securing a buyer for the seller's home at a price and on terms acceptable to the seller. A seller's agent has, without limitation, the following fiduciary duties to the seller: reasonable care, undivided loyalty, confidentiality, full disclosure, obedience and duty to account. A seller's agent does not represent the interests of the buyer. The obligations of a seller's agent are also subject to any specific provisions set forth in an agreement between the agent and the seller. In dealings with the buyer, a seller's agent should (a) exercise reasonable skill and care in performance of the agent's duties; (b) deal honestly, fairly and in good faith; and (c) disclose all facts known to the agent materially affecting the value or desirability of property, except as otherwise provided by law.

Buyer's Agent

A buyer's agent is an agent who is engaged by a buyer to represent the buyer's interest. The buyer's agent does this by negotiating the purchase of a home at a price and on terms acceptable to the buyer. A buyer's agent has, without limitation, the following fiduciary duties to the buyer: reasonable care, undivided loyalty, confidentiality, full disclosure, obedience and duty to account. A buyer's agent does not represent the interest of the seller. The obligations of a buyer's agent are also subject to any specific provisions set forth in an agreement between the agent and the buyer. In dealings with the seller, a buyer's agent should (a) exercise reasonable skill and care in performance of the

agent's duties; (b) deal honestly, fairly and in good faith; and (c) disclose all facts known to the agent materially affecting the buyer's ability and/or willingness to perform a contract to acquire seller's property that are not consistent with the agent's fiduciary duties to the buyer.

Broker's Agents

A broker's agent is an agent that cooperates or is engaged by a listing agent or a buyer's agent (but does not work for the same firm as the listing agent or buyer's agent) to assist the listing agent or buyer's agent in locating a property to sell or buy, respectively, for the listing agent's seller or the buyer agent's buyer. The broker's agent does not have a direct relationship with the buyer or seller and the buyer or seller cannot provide instructions or direction directly to the broker's agent. The buyer and the seller therefore do not have vicarious liability for the acts of the broker's agent. The listing agent or buyer's agent do provide direction and instruction to the broker's agent and therefore the listing agent or buyer's agent will have liability for the acts of the broker's agent.

Dual Agent

A real estate broker may represent both the buyer and the seller if both the buyer and seller give their informed consent in writing. In such a dual agency situation, the agent will not be able to provide the full range of fiduciary duties to the buyer and seller. The obligations of an agent are also subject to any specific provisions set forth in an agreement between the agent, and the buyer and seller. An agent acting as a dual agent must explain carefully to both the buyer and seller that the agent is acting for the other party as well. The agent should also explain the possible effects of dual representation, including that by consenting to the dual agency relationship the buyer and seller are giving up their right to undivided loyalty. A buyer or seller should carefully consider the possible consequences of a dual agency relationship before agreeing to such representation. A seller or buyer may provide advance informed consent to dual agency by indicating the same on this form.

Dual Agent with Designated Sales Agents

If the buyer and seller provide their informed consent in writing, the principals and the real estate broker who represents both parties as a dual agent may designate a sales agent to represent the buyer and another sales agent to represent the seller. A sales agent works under the supervision of the real estate broker. With the informed consent of the buyer and the seller in writing, the designated sales agent for the buyer will function as the buyer's agent representing the interests of and advocating on behalf of the buyer and the designated sales agent for the seller will

New York State Disclosure Form for Buyer and Seller

function as the seller's agent representing the interests of and advocating on behalf of the seller in the negotiations between the buyer and seller. A designated sales agent cannot provide the full range of fiduciary duties to the landlord or tenant. A designated sales agent cannot provide full range of fiduciary duties to the buyer or seller. The designated sales agent must explain that like the dual agent

under whose supervision they function, they cannot provide undivided loyalty. A buyer or seller should carefully consider the possible consequences of a dual agency relationship with designated sales agents before agreeing to such representation. A seller or buyer provide advance informed consent to dual agency with designated sales agents by indicating the same on this form.

This form was provided to me by DAVID SNELL of PETER SNELL REALTORS
(Print Name of Licensee) (Print Name of Company, Firm or Brokerage)

a licensed real estate broker acting in the interest of the:

☐ Seller as a (check relationship below)

☐ Seller's Agent

☐ Broker's Agent

☐ Buyer as a (check relationship below)

☐ Buyer's Agent

☐ Broker's Agent

☒ Dual Agent

☐ Dual Agent with Designated Sales Agent

For advance informed consent to either dual agency or dual agency with designated sales agents complete section below:

☐ Advance Informed Consent Dual Agency

☐ Advance Informed Consent to Dual Agency with Designated Sales Agents

If dual agent with designated sales agents is indicated above: _____ is appointed to represent the buyer, and _____ is appointed to represent the seller in this transaction.

(I) (We) _____ acknowledge receipt of a copy of this disclosure form:

Signature of ☒ Buyer(s) and/or ☐ Seller(s):

F. RICHARD REMLEY, SUPERVISOR
TOWN OF ALBION

Date: _____

Date: _____