

MINUTES OF REGULAR MEETING OF THE TOWN BOARD OF THE TOWN OF HUNTER HELD ON TUESDAY, FEBRUARY 17, 2015 AT 7:00 PM AT THE TOWN HALL LOCATED ON RTE. 23A IN TANNERSVILLE, NEW YORK.

Present:	Daryl Legg(arriv. 6:33)	Supervisor
	Anthony Coiro	Councilman
	David Kukle	Councilman
	Dolph Semenza	Councilman
	Corina Pascucci	Town Clerk
Others Present:	Lara Hamrah-Poladian	Secretary to Supervisor
	Larry Gardner	Town Attorney
	James Boyle	Code Enf. Officer
	John Farrell	Supt. of Highways
	Plus all names on attached listing.	
Absent:	Raymond Legg	Councilman

6:15PM - Public Hearing: Local Law Respecting the Outdoor Restraint of Companion Animals

6:30PM – Public Hearing: Transportation Corporation for Onteora Club

Councilman Semenza opens the Public Hearing regarding Local Law Respecting the Outdoor Restraint of Companion Animals at 6:20 PM.

M.E. Cariseo feels that the law should include more restrictions, regarding a door, or flap on the outside enclosure and the law should speak to insulation.

Councilman Semenza makes a MOTION to close the Public Hearing at 6:30 PM. Seconded by Councilman Coiro.

Ayes-3- Noes-0- Absent-2-(Legg, Legg)

Councilman Semenza opens the Public Hearing regarding Transportation Corporation for Onteora Club at 6:31 PM.

No questions from the public.

Supervisor Legg makes a MOTION to close the Public Hearing at 6:42 PM. Seconded by Councilman Semenza.

Ayes-4- Noes-0- Absent-1-(Councilman Legg)

Supervisor Legg opens the Regular Meeting at 7:00 PM with the Pledge of Allegiance to the Flag.

AUDIT- The following vouchers were audited and approved for payment by the Town Board:

General Fund (TW) Voucher #62 through #1010 in the amount of \$100,049.42

General Fund (TOW) Voucher #1006 through #1010 in the amount of \$5,064.89

General Fund (SF1) Voucher #2001 through #2002 in the amount of \$59,317.00

General Fund (SF2) Voucher #2003 through #2004 in the amount of \$46,142.00

General Fund (SF3) Voucher #2005 in the amount of \$61,497.00

General Fund (SF4) Voucher #2006 in the amount of \$75,000.00

Highway Fund (DA) Voucher #13 through #30 in the amount of \$18,756.46

Landfill Closure Fund Voucher #7 through #13 in the amount of \$4,074.09

PRIVILEGE OF THE FLOOR

R. Silver asks to make comments regarding the 2/5/15 special meeting of the town board regarding water quality. He states that at this meeting D. Warne of NYCDEP said that they sampled eleven sites along the Schoharie. R. Silver submits copies of an email of the Schoharie sampling results and he points out that the property known as Machne Tashbar is not a sampling site and adds that the closest sampling site to this property is in Lexington. R. Silver believes that the DEP being on site of the Machne Tashbar property eight times last year was for spill responses.

MINUTES

Supervisor Legg makes a MOTION to approve minutes: Regular meeting 1/20/15, and Special meeting of 2/5/15. Seconded by Councilman Kukle.

Ayes-4-

Noes-0-

Absent-1-(Councilman Legg)

POLICE- Monthly report acknowledged.

Town of Hunter Police Department

Monthly Report

January 2015

Calls for service:	109
Arrests made:	5
Criminal charges levied:	8
Criminal complaints:	6
Non-criminal complaints:	81
Assists to other agencies:	9
Uniform traffic tickets:	23
Parking tickets:	0
Accidents investigated:	10
Report requests:	4 totaling \$40

AMBULANCE – Monthly Report read by E. Bain.

Councilman Semenza makes a MOTION to hire Stanley Dushane as an Emergency Medical Technician effective 2/6/15. Seconded by Supervisor Legg.

Ayes-3-

Noes-0-

Abstains-1-(Coiro)

Absent-1-(Councilman Legg)

Councilman Coiro states that he would like to see Mr. Dushane's application before he votes.

ASSESSOR – Monthly report acknowledged.

Board acknowledged receipt of memo regarding Senior Citizen & Disabled Tax Exemption from GC Real Property Tax.

Supervisor Legg makes a MOTION to schedule a public hearing for Local Law Disabled Tax exemption for 3/17/15 at 6:30 PM. Seconded by Councilman Semenza.

Ayes-4-

Noes-0-

Absent-1-(Councilman Legg)

Supervisor Legg offers RESOLUTION #5 regarding Senior Citizen tax exemption using the County limits. Seconded by Councilman Coiro.

Ayes-4-

Noes-0-

Absent-1-(Councilman Legg)

RESOLUTION #5 OF 2015

Authorizing the maximum limit for the Senior Citizen's Tax Exemption for Town Tax purposes for the year 2015

WHEREAS, the Town Board of the Town of Hunter has unanimously voted to adopt the provisions of Real Property Tax Law Section 467 Paragraph 1 (b) (1) and Section 459-c Paragraph 1 (b) which is known as the "sliding scale" options.

THEREFORE BE IT RESOLVED THAT:

The resultant exemption percentages will be as follows:

Maximum Income Limit	\$24,500.00	For		50%
\$24,500.01	To	\$25,499.99	=	45%
\$25,500.00	To	\$26,499.99	=	40%
\$26,500.00	To	\$27,499.99	=	35%
\$27,500.00	To	\$28,399.99	=	30%
\$28,400.00	To	\$29,299.99	=	25%
\$29,300.00	To	\$30,199.99	=	20%
\$30,200.00	To	\$31,099.99	=	15%
\$31,100.00	To	\$31,999.99	=	10%
\$32,000.00	To	\$32,899.99	=	5%

Resolution Offered by Supervisor Legg
Seconded by Councilman Coiro

Ayes 4
Noes 0
Absent 1(Councilman Legg)

BUILDING/CODE ENFORCEMENT - Monthly report acknowledged.
TOWN OF HUNTER
OFFICE OF CODE ENFORCEMENT

MONTHLY REPORT OF ACTIVITIES JANUARY 2015

2	Building Permits Issued
0	Building Permit Renewals
3	Certificate of Occupancy Searches Performed
3	Certificates of Occupancy Issued
2	Certificate of Compliance Issued
0	Sewer Inspections
1	Notice of Violation
0	Sign Permits Issued or Renewed
0	Demo Permits Issued

1/2 No work, Personal Day

- 1/5 CO Search 164.73-6-4 – Finish and distribute December Monthly report – Steve Cavallero Demo #2014-3 called, going through chimo if he is alive in the spring, he will finish the demo – Move 2014 files to History, start new 2015 files – Return call from machine about landlord tenant problem, in the Village of Hunter – Joan from Greene County Elec. Board returned my call with answer to question about residential solar installation – Email answer to solar ? to #3239 – FAX CO for #3216 to Larry Gardner – Received notification of fire from Haines Falls FD – Call DOH about Twilight Lodge not a B&B – Research IRS mileage for 2015
- 1/6 Heat set at 72, temp is 65 in the morning – Mary Ellen DEP called about Cortina Camp - Ken Ostrander in about building a cabin off Silver Hollow Road – Call from #3282, would like framing inspection – Work on files
- 1/7 Clean off and warm up Durango – Inspect #3282 and #3274 – Larry Gardner called with ?'s about FHA loan form – Gary Goodrich called with Code ? – Email requirements for CO to #3282 for existing structure – Sarah Schneider called will be in tomorrow to go over Villa Maria files
- 1/8 Just below 60 degrees in the office this morning when I arrived (A VIOLATION OF THE NEW YORK STATE PROPERTY MAINTENANCE CODE SECTION 602.4) – Work on town and state end of the year reports – Email end of the year report to Board members – Tried emailing state report, but could not, I mailed it in – Call about an addition in Lanesville – Derek Edmonds in about CO for work in 2008 – Research new state requirements for Truss construction – Called Williams lumber to see if they were aware of the new requirement – Nicholas Vitale in about addition in Lanesville
- 1/9 Talk to Bill Simon about Demo and Greene County Resolution – Research demo and fax findings to Bill Simon's office – Create new form required by DOS for Truss construction, change my requirements sheet, enter on computer for future use – Work on files
- 1/12 Call on machine from Trooper Lansing about yellow house next to Haines Falls Post Office, he was in it – Rory called about Reen house – Create new inspection form for new construction – Scan and forward paper for Sarah – Return call to NY State Police – write NOV and Do Not Occupy for 183.05-1-9 – Went of Reen house, no one there, talk to Rory – Fill out US Census report for 2014 construction of new homes – work on files
- 1/13 Create new NOV file for 2015 - #3264 in with ?'s about stairway – CC Issued #3138 – Search for training on the WEB – Tim Matthews in about building on North Lake Road – Work on Files
- 1/14 Clean out file cabinets – Larry Vanucchi called about set-back requirements – Call Hitchcock Builder about #3131 Coffin – Michelle Yost called to try to get me to go to summit, no pay, no credits, no go! – Rory called about Reen – Inspect #3283, #3218, #3223, #3205
- 1/15 Sarah Schneider in to go over outstanding permits for Villa Maria – Town meeting on Health Care changes – NYSBOC meeting in Ghent
- 1/16 CO Search 217.00-1-26 – CO Search 217.00-1-27 – Call Greene 911 about truss requirements – Mike Webber DOH in to exchange information – Greg Squires DEP in to exchange information – Call Joe Damrath DEP about permit #3110
- 1/20 Joe Damrath DEP returned call about in or out of Watershed – Bob Green #3061 called about inspections – Inspect #3061, Placard Reen house, talk to Rory about Reen house – Shane Kappel in about #3218 - Issue CO #3218 – Greg Thorpe in about permit on Osborne Road, and to ask Code questions – Email DOS to confirm ?'s from Thorpe – Issue CO #3061 – Post #3061 Occupancy – Greg Thorpe in with permit application – TOWN BOARD Meeting 7:00-8:00 Talk to Reggie Bates about junk yard law
- 1/21 Check with Corina and Lara about County Resolution about DEMO – Issue Permit #3288 – Greg Thorpe in with ?'s and to pick up permit – Call Greene 911 about Sunset Park Road (can take up to 1 year) – Call Nihans about Road name – Research sign rules DEC, Ask Ranger for her input – Research Junk Yard rules DEC & Motor Vehicle

- 1/22 Mouse in the house, caught in a trap I set yesterday – Work on files – Email picture to Mark – Email back and forth to Solar City for engineer changes to design for #3235 – Issue CC For #3235 – Respond to FOIL request by email – Go to Williams Lumber about span chart for engineered lumber and go over new Truss requirements
- 1/23 Work on files – Take Mark to measure Tuckaway – Inspect #3288 – Read laws – Sperry Tent called about permit for tent – Ibbey Jeppson called about wedding in June with tent – Andy from Pace appraisal called about lot on County Route 25 – Daniel from A&S called about closing out permit #3268, send conformation of completion, I'm not going to the top of Hunter Mtn to confirm tower
- 1/26 Work on records – Email Tony Coiro requested form – Call County 911 Coordinator, will call me back – CO Issued #3259 – Email Copy of Co to owner
- 1/27 Research General Law, Business Law, DEC, DMV, DOS Junk requirements – Rory called to ask about Land Use meeting (cancelled because of snow) - Work on files
- 1/28 Scan document for Sarah – Solar Generation called for building permit application, emailed it to them with fee schedule – Call DEP about 166.00-2-11 possible future build on County Route 23C – Call John Farrell Greene County 911 about new Truss regulation and to discuss solar panels on the roof – Frank Cabrera in about changes to #3287 – Jim Jaeger in for permit for repair of fire damage – Issue Building Permit #3289
- 1/29 Jimmy Wiltse in about Demo at Villa Maria – Finish up BP #3289 – Email 2014 revenue report to Town Board members with email - Email Board members for permission to attend training – Call Dave Kukle about Senterman letter he received – Builder for #3048 in about CO, spiral stair may not be the only means of egress from a story – Call KEA for the number for the builder of #3048 – Jacho builder back in – Call DEP about final for #3048
- 1/30 Prepare January voucher for expenses – Continue to work on files

PLANNING – Monthly report acknowledged.

**Town of Hunter Planning Board
Monthly Report
FEBRUARY 2015**

Meeting: Tuesday February 3, 2015 ~7:00PM

There were approximately 4 people in attendance.

S. Killourhy - Chairman
M. Czermerys – Deputy Chairman
S. Friedman
S. Schneider
J. Michaud–Uhrik
C. Knopp
J. Dixon
D. Galin – alt.
A. Dale – alt

Also in attendance was Councilman A. Coiro at 8:15PM.

PUBLIC HEARING: Platte Clove Church Communities Site Plan Review, Platte Clove Chairman S. Killourhy opens the public hearing. No one present to speak. S. Killourhy closes the public hearing.

PRIVILEGE OF THE FLOOR – M.E. Cariseo asks what the procedure would be if a business is operating without a site plan or with an out dated site plan. The Board discusses and advises ME Cariseo that the proper procedure would be to enter a complaint/concern with the Code Enf. Officer.

OLD BUSINESS:**1)Platte Clove Church**

Communities Site Plan Review, Platte Clove – M. Mathis and M. Lowenthal presenting - review of plans submitted on October 2014. S. Killourhy explains to the Board the applicants requested a hardship variance to continue their proposed plan to move the dwelling 110' from Josh Road and to increase the size of the approved building by 1736 Sq. ft. The Planning Board issued a SEQRA negative declaration at the January meeting. The dwelling has approximately 6 living units with two kitchens. Although not required the first floor is ADA compliant.

MOTION: by C. Knopp to approve the site plan as presented moving the building approx. 170' east away from Josh Road and approval to construct a dwelling 7,236 sq. ft. Seconded by J. Dixon. Unanimously carried.

2) Cortina Mtn Estates Major Site Plan Review - Haines Falls- Applicants are not present. The Board acknowledges receipt of Site Plan Maps and Wastewater Treatment plant and Water works Site maps. Board discussion on what will be we will be reviewing at the upcoming meetings under the Site Plan review Law: Road maintenance, home owners association, turnarounds, roadside parking, fire hydrants, signage, architectural drawings of proposed townhomes and buildings, rendering of what mountainside will look like once built including the water tower, use of heavy equipment on Cortina Mtn Rd and condition of the road to be kept in good repair pre /post construction (specs of roads), status of wastewater treatment plant and what it will look like, lighting throughout development. The Board will receive copies of past minutes and a copy of the negative declaration.

~ The next Planning Board meeting Tuesday March 3rd, 2015 at 7PM~

LAND USE REGULATION REVIEW COMMITTEE

Board acknowledges receipt of Draft Site Plan Review Law.

Councilman Kukle makes a MOTION to hold a Public Hearing on the Draft Site Plan Review Law on 3/17/15 at 6:45 PM. Seconded by Councilman Coiro.

Ayes-4-

Noes-0-

Absent-1-(Councilman Legg)

GREENE COUNTY

Board acknowledged receipt of agenda for Planning Board meeting 2/18/15 @6:30 PM

HIGHWAY

Board acknowledged receipt of mandatory training to receive matching funds from NY for Superstorm Sandy Webinar dates 3/2,3 & 4/15 required to attend one session

J. Farrell informs the board of furnace problems in the garage and a part is needed at an approximate cost of \$450.

Supervisor Legg asks him to speak with Councilman Legg regarding this issue.

Councilman Semenza asks J. Farrell if he looked into a key card system for the gas pumps.

J. Farrell states that when he looked into it, it was expensive. He will have updated figures for the Town Board at the March meeting.

LANDFILL

Board acknowledged receipt of report from NEWS on 1/20/15 visit and reported effluent quality excellent

L. Hamrah-Poladian states that NEWS had informed the Town that the entrance road was well sanded.

JUSTICE COURT

Board acknowledged receipt of Monthly report for January

LOCAL LAW

Supervisor Legg makes a MOTION to adopt LOCAL LAW #1 of 2015 Respecting the Outdoor Restraint of Companion Animals. Seconded by Councilman Coiro. He adds that the law can be amended in the future as the ACO sees fit.

Ayes-4-

Noes-0-

Absent-1-(Councilman Legg)

TRANSPORTATION CORPORATION

Councilman Semenza makes a MOTION to approve a Transportation Corporation for Onteora Club. Seconded by Councilman Kukle.

Ayes-4-

Noes-0-

Absent-1-(Councilman Legg)

Discussion Machne Tashbar

Attorney Gardner reads the attached Resolution which denies consent of the Town Board of the Town of Hunter to the formation of a sewage-works corporation for the Machne Tashbar.

Kevin Young informs the board that this has a significant impact on his client and states that his client will agree to conditions; service area could be limited to the two parcels and the gallons per day can be limited per day. He adds that the board can limit it to the existing development and then there would be no chance it would foster high density development. He states that this is the only facility built to New York City specifications but it receives no money from the City of New York. He adds that they are asking for a little help with funding so they can continue to protect the water. He adds that if denied, the applicant can't go after the City, if approved they can go after the City.

John Lyons states that the benefit is all about the money for Machne Tashbar and his argument is that it doesn't address the planning issues.

Kevin Young states that the applicant will agree that if the system is ever abandoned, they will abandon the property.

Supervisor Legg asks for a Roll Call Vote to make adopt RESOLUTION #6 of 2015 Denying Consent To The Formation Of The Machne Tashbar Sewage Works Corporation Pursuant To Article 10 Of The Transportation Corporations Law.

Supervisor Legg

Aye

Councilman Semenza

Aye

Councilman Coiro

Aye

Councilman Kukle

Aye

Councilman Legg

Absent

Resolution passes.

GREENE COUNTY EMS/CONTRACT

Councilman Semenza makes a MOTION for supervisor to sign Contract . Seconded by Councilman Kukle.

Ayes-4-

Noes-0-

Absent-1-(Councilman Legg)

CATSKILL WATERSHED CORP.

Board acknowledges receipt of Ballot for the Board of Directors Election due by 3/23/15

Board authorizes Supervisor Legg to sign the Ballot.

Board acknowledges receipt of Resolution #2618-2619, 2625-2626

FEMA

Board acknowledges receipt of Flood Insurance Study FIRM Panels

Board acknowledges receipt of notice of FEMA Floodplain 4 day course offering in March – State preparedness training center will cover costs

TOWN HALL

Reminder of Special meeting on mass gathering 2/25/15 @ 5:00 pm

GRANTS

Board acknowledges receipt of notice of Grant implementation workshops offered by Office of Community Renewal

Board acknowledges receipt of 51 support letters sent for Western Catskill Repair grant - Deadline 2/26/14

IT UPDATE –

Councilman Coiro states that the website will be launching within the next 72 hours after many months of work and gathering content for the site.

CENTRAL HUDSON

Councilman Kukle asks if the town is continuing with the removal of lights.

Supervisor Legg states yes.

Councilman Semenza adds that Councilman Legg has received a quote from Central Hudson for replacing the parking lot lights at the Town Hall with LED lights; this will be discussed further at the next monthly meeting.

CORRESPONDENCE: Board acknowledged the following:

Received from CWT December & January minutes and agenda for January & February

Received invite from Climate Smart Communities to participate in conference calls in Feb. & March set up appointment

Received from Columbia Greene Human copy of article published about costs and redemptions for SPCA

TRANSFERS/BUDGET MODIFICATIONS

Councilman Semenza makes a MOTION to authorize any transfers and modification as needed, with prior approval by Supervisor. Seconded by Councilman Kukle.

Ayes-4- Noes-0- Absent-1-(Councilman Legg)

CATSKILL PARK AWARENESS DAY

Request for a letter of support to be sent to Senators and Assemblyman. Attorney Gardner will get a cc list to the Town Clerk.

Councilman Kukle makes a MOTION to send a letter of support regarding Catskill Park Awareness Day outlining five asks:

Environmental Protection Fund, Catskill Forest Ranger, Land Acquisition Priorities, Catskill Association of Tourism and Catskill Recreation Plan. (see attached)

Seconded by Councilman Coiro.

Ayes-4- Noes-0- Absent-1-(Councilman Legg)

AMBULANCE

Councilman Coiro states that he has read the application for Stanley Dushane and now wishes to vote in the affirmative for his hiring.

EXECUTIVE SESSION

Supervisor Legg makes a MOTION to go into Executive Session at 8:06 PM to discuss employment history. Seconded by Councilman Coiro.

Ayes-4- Noes-0- Absent-1-(Councilman Legg)

Lara and Corina excused.

Supervisor Legg makes a MOTION to come out of Executive Session at 8:47 PM. Seconded by Councilman Kukle.

Ayes-4- Noes-0- Absent-1-(Councilman Legg)

Councilman Kukle states that no action was taken.

Councilman Coiro makes a MOTION to adjourn at 8:47 PM. Seconded by Councilman Kukle.

Ayes-4-

Noes-0-

Absent-1-(Councilman Legg)

Corina Pascucci
Town Clerk, RMC