

MINUTES OF WORKSHOP MEETING OF THE TOWN BOARD OF THE TOWN OF HUNTER HELD ON TUESDAY, JUNE 13, 2023, AT THE MOUNTAIN TOP LIBRARY LOCATED ON RTE. 23A IN TANNERSVILLE, NEW YORK.

Present: Sean Mahoney Supervisor  
David Kukle Councilman  
Raymond Legg Councilman  
Ernest Reale Councilman  
Dolph Semenza Councilman  
  
Corina Pascucci Town Clerk

Others Present: Marc Czermerys Planning Board Chairman  
Sarah Pellizzari Code Enforcement Officer  
Robert Blain Superintendent of Highways  
Plus, all names on attached listing.

**AUDIT** – The following vouchers were audited and approved for payment:  
General Fund (TW) Voucher #196 through #245 in the amount of \$29,595.29  
General Fund (TOS) Voucher #1030 through #1039 in the amount of \$1,319.79  
Highway Fund (TW) Voucher #81 through #91 in the amount of \$14,553.20  
Highway Fund (TOS) Voucher #1035 through #1049 in the amount of \$156,528.44  
Landfill Closure Fund Voucher #38 through #45 in the amount of \$6,483.06

**SHORT-TERM RENTALS**

Discussion about the board working on fee schedule and a third public hearing will not be required as no substantive changes have been made.

S. Pellizzari states there are over 400 short-term rentals in the Town of Hunter and currently 46 of those will require site plan review.

Councilman Reale feels this is not a negative, this lets the renters know the place they are staying in has been inspected and is safe.

Supervisor Mahoney asks the board members to have their comments in writing sent to the Town Attorney as soon as possible to be discussed at the 6/27 meeting. He also asks the board to think about the fee schedule to potentially adopt in two weeks.

**AMBULANCE**

Councilman Semenza makes a Motion to authorize Administrator to utilize Savvik Buying Group to purchase new ambulance. Seconded by Councilman Kukle.

Ayes -5- Noes -0-

**DOT** work permit (orange barrels)

Councilman Kukle makes a MOTION to authorize signature. Seconded by Councilman Legg.

Ayes -5- Noes -0-

**COMPREHENSIVE PLAN COMMITTEE** discuss applicants.

Councilman Legg makes a MOTION to table this topic until the next meeting. Seconded by Councilman Kukle.

Ayes -5-

Noes -0-

**GRANTS** – Margaret from River Street Planning.

Supervisor Mahoney states Margaret would like to schedule a meeting with staff and two members of the Town Board (Supervisor Mahoney, Councilman Legg). To be scheduled.

**CODE ENFORCEMENT OFFICER**

S. Pellizzari states a public hearing must be held for condemnation of property at 578 North Lake Road.

Councilman Kukle makes a MOTION to hold a Public Hearing on condemnation for SBL 167.00-5-4 at 6:45 PM on June 27, 2023. Seconded by Councilman Reale.

Ayes -5-

Noes -0-

**TOWN OF HUNTER  
NOTICE OF PUBLIC HEARING  
UNSAFE BUILDING  
JUNE 27, 2023 at 6:45 P.M.**

**IN THE MATTER OF PROCEEDINGS  
TO REMOVE UNSAFE BUILDINGS AND/OR  
COLLAPSED STRUCTURES ON PREMISES  
REPUTEDLY OWNED BY JOHN MEYER AND ANNE MEYER**

PLEASE TAKE NOTICE, that the Code Enforcement Office Building Inspector for the Town of Hunter, Greene County, has filed a written report with the Town Board for the Town of Marcy regarding premises located at 578 North Lake Road, Town of Hunter, County of Greene, New York, Greene County Tax Map No. 167.00-5-4 (hereinafter referred to as the "subject premises"), deeming the same to be unsafe to the public, in that there exists multiple violations of the New York State property maintenance code as more particularly set forth in said report. The Town Board for the Town of Hunter, after considering said report, and pursuant to the provisions of said Local Law No. 4 of the Town of Hunter for the Year 1981, by resolution duly adopted on the 13<sup>th</sup> day of June, 2023, has determined that said structure located on the subject premises is unsafe and dangerous and ordered that they be demolished, all of which must be commenced within thirty (30) days of the service upon John Meyer and Anne Meyer of this notice, and be completed within sixty (60) days thereafter, unless for good cause shown such time shall be extended; and

PLEASE TAKE FURTHER NOTICE, that the Town Board of the Town of Hunter will conduct a public hearing on the 27<sup>th</sup> day of June, 2023 at 6:45 p.m. at the Hunter Town Hall, 5742 State Route 23A, Tannersville, NY 12485, in relation to such dangerous or unsafe structure; and

PLEASE TAKE FURTHER NOTICE, that in the event of any neglect or refusal to comply with the Order of the Town Board of the Town of Hunter as detailed in this Notice, the Town Board of the Town of Hunter is authorized to provide for the demolition and removal of said structures and to assess all expenses thereof against the land on which they are located and to institute a special proceeding to collect the costs of demolition, including legal expenses; and

PLEASE TAKE FURTHER NOTICE, that the building is accessible for people with disabilities; and

PLEASE TAKE FURTHER NOTICE, that the Regular Town Board meeting scheduled for 7:00 P.M. will follow Public Hearing(s) held.

BY ORDER OF THE TOWN BOARD OF THE TOWN OF HUNTER

**EMERGENCY ACCESS**

S. Pellizzari informs the board this public hearing is still open, she will meet with Attorney Kovacs about it.

**VOLUNTEER EXEMPTION**

Supervisor Mahoney states he will bring this item back for discussion.

**EXECUTIVE SESSION**

Supervisor Mahoney makes a MOTION to go into Executive Session at 8:18 PM to discuss the hiring of an individual. Seconded by Councilman Kukle.

Ayes -5-                      Noes -0-

C. Pascucci not present.

Supervisor Mahoney makes a MOTION to come out of Executive Session at 8:46 PM. Seconded by Councilman Legg.

Ayes -5-                      Noes -0-

**NEW HIRES**

Supervisor Mahoney makes a MOTION to hire Jonathan Falke as a Laborer at \$19.00 per hour with a six-month probationary period. Seconded by Councilman Legg.

Ayes -5-                      Noes -0-

Supervisor Mahoney makes a MOTION to hire Catherine Wrynn as a Part-Time Laborer at \$18.00 per hour with a six-month probationary period. Seconded by Councilman Kukle.

Ayes -5-                      Noes -0-

**\*\*Town Clerk note\*\*** I believe Catherine will be working full-time hours, but those hours will be seasonal.

Supervisor Mahoney makes a MOTION to adjourn at 8:47 PM. Seconded by Councilman Legg.

Ayes -5-                      Noes -0-

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Corina Pascucci, Town Clerk, RMC

Town of Hunter