

MINUTES OF WORKSHOP MEETING HELD ON TUESDAY, AUGUST 11, 2026, AT 6:00 P.M. AT THE TOWN HALL LOCATED ON RTE. 23A IN TANNERSVILLE, NEW YORK.

PRESENT:

Sean Mahoney	Supervisor
David Kukle	Councilman
Raymond Legg	Councilman
Dolph Semenza	Councilman

OTHERS PRESENT:

Lara Hamrah-Poladian	Secretary to the Supervisor
Marc Czermerys	Planning Board Chairman
Robert Haines	Sargeant, Hunter Town Police
Allison Curran	Administrative Assistant
Greta Hansen	Architect, Wolfgang & Hite

ABSENT:

Ernest Reale	Councilman
Corina Pascucci	Town Clerk

Pledge of Allegiance - 6:00 p.m.

Abstract

The following vouchers were audited and approved for payment by the Town Board.

General Fund (TW) Voucher #357 through #389 in the amount of \$27,383.08

General Fund (TOS) Voucher #1052 through #1058 in the amount of \$5,836.65

General Fund (G) Voucher #3058 through #3066 in the amount of \$18,219.29

Highway Fund (TW) Voucher #175 through #197 in the amount of \$77,799.80

Highway Fund (TOS) Voucher #1046 through #1053 in the amount of \$8,150.61

Landfill Closure Fund Voucher #61 through #70 in the amount of \$14,658.93

Town Hall

Supervisor Mahoney reviewed the documents sent from Greta Hansen. August 26, 2026, is the scheduled date for Comprehensive Plan Meeting. Open public introduction to the project. Each of the chief elected officials will be afforded a window to speak. Looking for a devoted public meeting date regarding the town hall project.

Planning Board Chairman Czermerys wants it to be clear at the Comprehensive Plan Meeting that that will not be the forum for public discussion that will take place on a future date. Poster boards can be prepared to present the information scheduled to be discussed.

Greta Hansen discussed the progression of meeting discussions regarding the new town hall complex. Described newly prepared plan based on agreed upon requirements. Emergency shelter and Courts will be integrated. Site work will be needed.

Councilman Kukle had questions regarding the new, current layout. Specifically, regarding doors, emergency housing, parking. Police parking would be on the lower level. Spillover parking available for events.

It was confirmed that Greta Hansen's plans were received by the Board Members on June 23, 2026.

Councilman Legg had questions regarding different facets of the building. It was agreed upon by everyone that the building looks very reminiscent of other buildings in the Town.

Discussion was made about the environmental impact of the current plans by all Board members, as well as placement of the firehouse. Newly prepared plans were well received by all. Councilman Legg discussed that the public will need to be able to compare the cost of a new town hall complex compared to upkeeping the current town hall complex.

Supervisor Mahoney discussed contacting Greta Hansen in the near future. He requested the plans on paper.

Town of Hunter Stone Carving Seminar

MOTION made by Councilman Reale for Supervisor Mahoney to sign the contract which agrees to pay \$1,000.00 to Kevin VanHentenryck to defray expenses for his instruction of the Stone Carving Seminar. Seconded by Councilman Legg.

Ayes – 4 - Noes – 0 – Absent – 1 - Councilman Reale

NYMIR Municipal Insurance

Lara Hamrah-Poladian stated that the insurance cost may go down slightly as some town vehicles are being removed from the policy. Last year's insurance premium was \$74,890.00, which covered commercial, auto, business, excess liability and cyber coverage. Renewal premium went up 3.3% to \$77,352.71. Lara stated that this premium is not inclusive of Hunter Highlands' wastewater treatment plant.

MOTION to renew insurance coverage with Marshall & Sterling made by Supervisor Mahoney. Seconded by Councilman Kukle with the understanding that this renewal amount is not to exceed the quoted amount of \$77,352.71, as Lara Hamrah Poladian stated that two vehicles have/are being removed from the policy and should actually reduce the annual policy fee.

Ayes – 4 - Noes – 0 – Absent – 1 - Councilman Reale

Scrap Processing / Junkyard

Applicant was given a temporary renewal. Code Enforcement Officer Rose Santiago stated that the reinspection has been completed. This was done July 24, 2026. Everything that was conditional has been taken care of/repaired/completed. Rose Santiago recommends that Rory France/Haines Falls Auto be given his renewal as she is confident that he will maintain the businesses.

MOTION made by Supervisor Mahoney to give Haines Falls Auto the renewal for the two businesses. Seconded by Councilman Kukle with the actual date of renewal to be backdated to June 30, 2026, so that the licenses are not thrown out of sequence. In the future, inspections will be completed 90 days before the expiration to allow for any remediation that needs to occur.

Ayes – 4 -

Noes – 0 –

Absent – 1 -

Councilman Reale

Police

Sargeant Haines discussed applying for a grant for a Livescan System. Looking at \$20,000 initial cost for hardware, set up. There will be legacy costs for maintenance and licensing for years to come. He wants the Board to be aware of this before the application for this is made. The grant was not willing to cover legacy costs. Purchasing hardware for Livescan is the bulk of the cost to the tune of \$3,000 - \$4,000 down the road, per year. Other major project is license plate readers. Axon has a product that is a combination car camera and license plate reader. Contract includes install, hardware, storage for five years and is just under \$50,000.00 for three vehicles. Willing to invoice it. It would be completely covered by the grant. Year 6, if there is not another grant available, it would become a budget expense. Application has to be submitted by September 2, 2026. Sargeant Haines will have comprehensive prepared information available by the next Board Meeting. Sargeant Haines has talked with several companies regarding this purchase/contract. Waiting on a quote for a radar trailer. Capped at \$125,000.00, those two program implementations would take up \$70,000.00. The police station also needs a new printer as current printer is 13-14 years old. Looking at a \$9,500.00 commercial grade office printer. New radios are needed. Supervisor Mahoney stated that budget can be made for radios. Three radios cost approximately \$3,500.00.

Lexigold – Law enforcement training program, records management program. Policy manual has been in redevelopment for a long time. This work could be outsourced. Material is being sent for presentation to the Town Board. \$4,500.00 per year for this service with legacy costs. Annual fee will be lower than the initial \$4,500 fee. The Board agrees to review the information when it arrives. Discussion – get together – concern given volume of calls that multiple municipalities are responding at the same time. Enforcement of nuisance alarm law needs to be reestablished. Responding to calls, very late at night, very unnecessarily. A solution is needed. Fire chief is administrator and judicial aspect of the law. Fire chief has to issue it, it needs to be clarified what is in the law. The nuisance alarms are ones that need maintenance, which is the building owner's responsibility.

Greene County

Sent a draft law which was sent to the Town Board regarding Veteran's Alternative Exemption Property Tax Law §458(a). Law would allow for a sliding scale property tax exemption for disabled veterans. If the veteran is disabled and unable to make money, would get 100% exemption. Percentage of exemption would be on a sliding scale depending on percentage of disability. Supervisor Mahoney suggests that the Board examine the law and see if any home rule (Town of Hunter) modifications should be made to it. Following would be a public hearing regarding implementation of the law. Jason Kovacs, Esq., has created a Town of Hunter law which mirrors the Greene County law. Will revisit in two weeks after the Board reviews it.

Rabbi Neal Harris

Rabbi Neal Harris passed away. He was a resident in the Town of Hunter for many years. Rabbi Harris was buried in Jewett. Supervisor Mahoney expressed that he had the great privilege to know Rabbi Harris. He was a longtime EMT. He was also a great resource for those who wanted to know of the cultures of the Orthodox community.

MOTION made by Supervisor Mahoney to go into Executive Session to discuss a potential hire. Seconded by Councilman Legg.

Ayes – 4 - Noes – 0 - Absent – 1 - Councilman Reale

MOTION made by Supervisor Mahoney to come out of Executive Session at 8:31 p.m. Seconded by Councilman Semenza.

Ayes - 4 - Noes - 0 - Absent – 1 - Councilman Reale

MOTION made by Supervisor Mahoney to hire Amber Decker as a part-time driver for the ambulance, part-time rate, no benefits. Seconded by Councilman Legg.

Ayes – 4 - Noes – 0 - Absent – 1 - Councilman Reale

MOTION made by Supervisor Mahoney to close the meeting. Seconded by Councilman Legg.

Ayes - 4 - Noes - 0 - Absent – 1 - Councilman Reale

Renee Ment, Recording Secretary

Corina Pascucci, Town Clerk, RMC
Town of Hunter