

ULSTER TOWN BOARD WORKSHOP

MARCH 14, 2005 AT 7:00 PM

CALLED TO ORDER BY SUPERVISOR WADNOLA, CHAIRMAN at 8:19 PM

SALUTE TO THE FLAG

ROLL CALL BY CLERK

TOWN COUNCILMAN CRAIG ARTIST

TOWN COUNCILMAN ROBERT VAN KLEECK

TOWN COUNCILMAN JOEL B. BRINK

TOWN COUNCIL MEMBER BARBARA WISE

SUPERVISOR FREDERICK J. WADNOLA

County Legislators Michael Berardi and James Maloney were recognized by the Town Board from the floor.

CORRESPONDENCE

NY DOT – A letter was read stating that the DOT was solicited to install a commuter parking area on Route 32 by the Kingston Rhinecliff Bridge entrance.

County of Ulster – A letter was read stating that the County is offering a free training program on how to deal with employees with disabilities under ADA. Copies will be distributed to the Town Board members.

Supervisor Wadnola reported that the Towns of Hurley, Marbletown, Rochester, Rosendale and Warwarsing have formed a property tax reform task force that has been endorsed by the Supervisor's Association that made a memorializing resolution that is being sent out statewide talking about the rise in property taxes. Copies will be distributed to the Town Board Members. He further stated that the 5th annual Finance meeting is to be held in Saratoga and he is asking permission to attend.

Town Board Reports

Councilman Artist reported that the Finance Committee will be meeting this Saturday to review the bills at 8 AM.

Councilman Brink motioned to accept the resignation Lawrence M. Hand, a water/waste water worker from the Sewer Department, effective March 9, 2005

2nd Councilman Artist

All Ayes

Councilman Brink reported that a water/waste water maintenance worker position will be posted on the bulletin board to allow 10 days for the town employees to apply for the position.

Council Member Wise announced that the town is seeking seasonal help in the Town Parks.

Councilman Artist reported, from the Information Committee, that they are reviewing a new computer network for the Highway so that they can handle the New York State Storm Water Drainage mandate.

Motion To authorize the Town Clerk to Surplus Equipment

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Town Clerk Cosenza explained that every year the surplus equipment from all the departments are inventoried and set for public auction to free up space.

Site Plan - Grace Community Church - Seremma Court/Neighborhood Road

Mr. Schuster explained that the church has submitted an application to build a new house of worship and support facilities on a vacant piece of land. The land is in a flood plain. There will also be a parking lot built.

Council Member Wise inquired if there was a pond on the property.

Mr. Shuster stated that there was a retention pond but it was on an adjacent property.

Site Plan – Camper’s Barn - Expanded Building

Mr. Shuster reported that Camper’s Barn wants to expand their building another 8,000 square feet to provide additional services and have more storage area. There will be no impact on the surrounding area. The town planning board recommended approval with certain conditions.

Site Plan – Kenco - Route 28 - Expanded Building

Mr. Shuster reported that Kenco Holding Co. wants to expand their retail store. They need to get a 7 foot variance from the Town Zoning Board of Appeals and also need to move their septic system with approval from the County Department of Health. He feels that the plan is sound and will fit into the area.

Zoning Amendment - Standards for Undersized Lots

Supervisor Wadnola stated that the reason for the ordinance is to set a standard for lot sizes in the town to help improve the area. The town has a lot of old subdivisions and this will address problems with people building houses on them.

Mr. Shuster explained that the current law allows a person to build a single family home on a lot of any size. This law will put forth the follow requirements for building a single family home: 5,000 square feet in an area served by both central water supply and sewage disposal systems, 15,000 square feet in an area served by either a central water supply or central sewage disposal system or 25,000 square feet in an area not served by either a central water supply or central sewage disposal system. A variance can be applied for if the condition is not met.

The Town Board set a public hearing for April 4, 2005 at 7 PM.

Credit Change Order #1

Supervisor Wadnola motioned to accept the following:

Leo Boice & Sons, Inc. Revise Contract Amount

Credit Change Order #1 - Sanitary Sewer Rehabilitation \$6,603.75.

2nd by Councilman Brink

A Roll Call Vote was taken – All Ayes

Councilman Brink motioned to adjourn the meeting at 9:25 PM

2nd by Council Member Wise - All Ayes

Respectfully submitted by Jason Cosenza, RMC Ulster Town Clerk