

ULSTER TOWN BOARD MEETING
APRIL 24, 2014 AT 7:00 PM

CALLED TO ORDER BY SUPERVISOR QUIGLEY, CHAIRMAN at 7:00 PM

SALUTE TO THE FLAG

ROLL CALL BY CLERK

TOWN COUNCILMAN JOEL B. BRINK
TOWN COUNCILMAN ERIC KITCHEN
TOWN COUNCILMAN JOHN MORROW
TOWN COUNCILMAN ROCCO SECRETO
SUPERVISOR JAMES QUIGLEY 3rd

PUBLIC COMMENT

There was no public comment.

APPROVAL OF MINUTES FROM PREVIOUS MEETINGS

Councilman Brink motioned to accept the minutes of the March 6, 2014 and March 20, 2014 meetings.

2nd by Councilman Morrow

Town Councilman Brink	- Aye
Town Councilman Kitchen	- Aye
Town Councilman Morrow	- Aye
Town Councilman Secreto	- Aye
Supervisor Quigley	- Aye

CARRIED

COMMUNICATIONS

A letter was read from Paul R. Waser requesting the town to improve the continuity of development along the 9W corridor. A letter was forwarded to the Comprehensive Plan Committee and Town Planner.

ABSTRACT OF CLAIMS

Councilman Secreto motioned to approve the April 2014 abstract as submitted

2nd by Councilman Morrow

Town Councilman Brink	- Aye
Town Councilman Kitchen	- Aye
Town Councilman Morrow	- Aye
Town Councilman Secreto	- Aye
Supervisor Quigley	- Aye

CARRIED

BUDGET MODIFICATIONS

General Fund:

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Modify Appropriation A7140.401 (Rec.Equip.Reserve) to be funded through
 A5110 (Approp.Reserve-Biddy Basketball) bowling at Kingston Lanes 1,197.00

Highway Fund:

Modify Revenue D1289(Oth.Dept.Income) and Appropriation D5110.420 (Gas
 & Oil) Feb. Gas Reimb. (Ruby Fire Dist.) 214.32

Modify Revenue D1289(Oth.Dept.Income) and Appropriation D5142.420 (Gas
 & Oil) Jan. Gas Reimb. (E. Kingston Vol. Fire Co.) 313.48

Budget Mod 2013

General Fund:

Transfer From	Transfer To	
A.9040.800 Workers' Comp.	A.1620.100 Custodian Wage	41,184.00
A.9040.800 Workers' Comp.	A.9010.800 State Retirement	8,567.00
A.9070.800 Medicare Reimb.	A.9060.800 Hosp.&Dental Insur.	16,336.00
A.9070.800 Medicare Reimb.	A.9060.802 Hosp.&Dental-Retirees	949.00

Highway Fund:

Transfer From	Transfer To	
D.9070.804 Medicare Reimb.	D.9060.800 Hosp.&Dental Insur.	8,913.00

Ulster Water:

Transfer From	Transfer To	
SW1.9070.800 Medicare Reimb.	SW1.9060.802 Hosp.&Dental-Retirees	1,154.00

MOTION: Councilman Secreto
 SECOND: Councilman Morrow

Town Councilman Brink	- Aye
Town Councilman Kitchen	- Aye
Town Councilman Morrow	- Aye
Town Councilman Secreto	- Aye
Supervisor Quigley	- Aye

CARRIED

Discussion on Eagle Scout Project near the Head Trauma Center

Mr. Mitchell Rogerson proposed building a bus stop shelter near the Head Trauma Center to provide the area residents shelter from the elements while they wait for transportation. This community service is a requirement for his Eagle Scout badge.

Councilman Morrow motioned permission subject to the land being owned by the Town and that the upkeep of the shelter isn't minimal.
 2nd by Councilman Brink

Town Councilman Brink	- Aye
Town Councilman Kitchen	- Aye

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Town Councilman Morrow - Aye
Town Councilman Secreto - Aye
Supervisor Quigley - Aye

CARRIED

Discussion on cleaning HVAC Ductwork at Town Hall with basement and first floor Storm Drainage repairs in the Basement

Mr. Whitaker, from Douglas R. Whitaker & Assoc., explained there was still more mold remediation left from the prior weather events in the town (Storm Irene). ServPro had submitted an estimate to address the damage in the amount of \$16,900. Upon review, the situation, it was recommended that the duct work be cleaned. Cunningham Duct Cleaning submitted an estimate of \$7,450.00. A discussion followed.

Motion to approve the contract with ServPro in the amount of \$16,900 for Storm-water Damage Remediation to the Town Hall's basement

MOTION: Councilman Kitchen
SECOND: Councilman Brink

Town Councilman Brink - Aye
Town Councilman Kitchen - Aye
Town Councilman Morrow - Aye
Town Councilman Secreto - Aye
Supervisor Quigley - Aye

CARRIED

Motion to approve the contract with Cunningham Duct Cleaning for cleaning of the Town Hall's basement and 1st floor duct work in the amount of \$7,450, subject to additional costs for ductwork replacements

MOTION: Councilman Morrow
SECOND: Councilman Secreto

Town Councilman Brink - Aye
Town Councilman Kitchen - Aye
Town Councilman Morrow - Aye
Town Councilman Secreto - Aye
Supervisor Quigley - Aye

CARRIED

Motion to approve the hiring of Douglas R. Whitaker & Assoc., Inc. for the oversight of the duct cleaning and mold remediation

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MOTION: Councilman Kitchen
 SECOND: Councilman Brink

Town Councilman Brink - Aye
 Town Councilman Kitchen - Aye
 Town Councilman Morrow - Aye
 Town Councilman Secreto - Aye
 Supervisor Quigley - Aye

CARRIED

Motion to approve the hiring of nine seasonal employees for the Highway Department

Employee Name:	Tentative Start Date	Rate of Pay	Tentative Finish Date	Title
Joseph Killian	04/21/14	\$10.00	09/01/14	Laborer
Jordan King	04/28/13	\$10.00	09/01/14	Laborer
Michael Meyer	04/28/14	\$10.00	09/01/14	Laborer
Jonathan McGee	04/28/14	\$10.00	09/01/14	Laborer
Timothy Quigley	06/01/14	\$10.00	08/27/13	Laborer
Jason Tremper	04/28/14	\$10.00	09/01/14	Mower operator
Niles Hunter	06/01/14	\$9.00	09/01/14	Laborer
Justin Kelly	07/01/14	\$9.00	09/01/14	Laborer
Nolan Secreto	07/01/14	\$9.00	09/01/14	Laborer

MOTION: Councilman Morrow
 SECOND: Councilman Kitchen

Town Councilman Brink - Aye
 Town Councilman Kitchen - Aye
 Town Councilman Morrow - Aye
 Town Councilman Secreto - Abstained
 Supervisor Quigley - Abstained

CARRIED

Motion to approve the hiring of Suzanne Reavy as a part time Court Clerk at \$18.12 an hour, up to 10 hours a week, until the end of July.

MOTION: Councilman Kitchen
 SECOND: Councilman Secreto

Town Councilman Brink - Aye
 Town Councilman Kitchen - Aye
 Town Councilman Morrow - Aye
 Town Councilman Secreto - Aye

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Supervisor Quigley - Aye

CARRIED

Motion to approve the hiring of Alexander J. Albin as Part-time Police Officer at a rate of pay of \$19.19 an hour, effective April 25, 2014

MOTION: Councilman Kitchen
SECOND: Councilman Secreto

Town Councilman Brink - Aye
Town Councilman Kitchen - Aye
Town Councilman Morrow - Aye
Town Councilman Secreto - Aye
Supervisor Quigley - Aye

CARRIED

Motion to hire Georadan Niles and Andre Castro as seasonal employees for the Sewer Department at a rate of pay of \$10 an hour effective May 12, 2014.

MOTION: Councilman Morrow
SECOND: Councilman Kitchen

Town Councilman Brink - Aye
Town Councilman Kitchen - Aye
Town Councilman Morrow - Aye
Town Councilman Secreto - Aye
Supervisor Quigley - Aye

CARRIED

Motion to authorize the promotion of Mathew Molinaro to Water Treatment Plant Operator Type 2B

MOTION: Councilman Secreto
SECOND: Councilman Morrow

Town Councilman Brink - Aye
Town Councilman Kitchen - Aye
Town Councilman Morrow - Aye
Town Councilman Secreto - Aye
Supervisor Quigley - Aye

CARRIED

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**RESOLUTION AUTHORIZING THE TOWN OF ULSTER SUPERVISOR TO OPEN
NEW CHECKING ACCOUNT AT JP MORGAN CHASE BANK, N.A.**

WHEREAS, the Town of Ulster Town Board determines it is in the best interest of the Town of Ulster to open one (1) new checking accounts at JP Morgan Chase Bank. N.A.,

BE IT RESOLVED by the Town Board of the Town of Ulster, Ulster County, as follows:

1. That the Town Board of the Town of Ulster hereby declares JP Morgan Chase Bank, N.A. an official depository for town funds.
2. That the Town Board of the Town of Ulster authorizes the Supervisor to open the following checking accounts at JP Morgan Chase Bank, N.A. according to the terms and conditions of the authorizations granted in this resolution:
 - A. Town of Ulster Police Block Grant
3. That JP Morgan Chase Bank. N.A. is hereby authorized to pay and charge to any account of the Town of Ulster on their books, all such checks, drafts, or other orders when signed with mechanically affixed facsimile signatures of Town Supervisor James E. Quigley 3rd, Town Clerk Jason Cosenza, or Town Bookkeeper Ann Mitchell, regardless of by whom the facsimile signatures may have been affixed thereon, if the signature resembles the facsimile specimens furnished JP Morgan Chase Bank, N.A. Either of these three may act individually; this is not intended as solely a joint authorization.
4. That the Town Clerk is hereby authorized to file with JP Morgan Chase Bank. N.A. a duly certified copy of this resolution.

MOTION: Councilman Morrow

SECOND: Councilman Brink

Town Councilman Brink	- Aye
Town Councilman Kitchen	- Aye
Town Councilman Morrow	- Aye
Town Councilman Secreto	- Aye
Supervisor Quigley	- Aye

CARRIED

**Motion to endorse the 2014 Riverkeeper Sweep Program and authorize the Highway
Department's Assistance**

MOTION: Councilman Morrow

SECOND: Councilman Brink

Town Councilman Brink	- Aye
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Town Councilman Kitchen - Aye
Town Councilman Morrow - Aye
Town Councilman Secreto - Aye
Supervisor Quigley - Aye

CARRIED

Resolution Authorizing Adoption by the Town Board of the Town of Ulster of Local Law No. 2 of 2014 - U.S. Route 9W Corridor Enhancement Plan

WHEREAS, an introductory Local Law entitled "U.S. Route 9W Corridor Enhancement Plan" was introduced before the Town Board of the Town of Ulster on February 6, 2014, and upon notice duly published and posted, a hearing was held on March 6, 2014, before the Town Board,

WHEREAS, public discussion was heard at such hearing concerning the merits and environmental significant of said introductory local law, and be it

RESOLVED, that the adoption of the introductory local law entitled "U.S. Route 9W Corridor Enhancement Plan" is hereby determined to be a Type II SEQR action, and be it further

RESOLVED, that the Town Board of the Town of Ulster hereby adopts said Local Law No. 2 of 2014 - U.S. Route 9W Corridor Enhancement Plan, a copy of which is attached hereto and made a part of this resolution, and be it further

RESOLVED, that the Town Clerk be and he hereby is directed to enter said Local Law in the minutes of this meeting and in the Local Law Book of the Town of Ulster, and to give due notice of the adoption of said Local Law to the Secretary of State of New York.

Be it enacted by the Town Board of the Town of Ulster as follows:

Section 190-29.4 of the Ulster Zoning Law is hereby added:

199-29.4 U.S. Route 9W Corridor Enhancement Plan

A. Intent. The U.S. Route 9W Corridor, within the Town of Ulster, is one of the largest commercial retail centers within Ulster County, New York. While this commercial retail strip is economically vibrant with a wide array of restaurants, retail centers and service businesses - it is visually unappealing. The unappealing aspects of the U.S. Route 9W corridor are defined by a proliferation of overhead utilities, willy nilly placement of signs and the lack of any uniformity in building or site design. These conditions are, in part, the result of strip retail development that occurred prior to the adoption of a Zoning Law or Sign Regulations for the Town of Ulster. The Town of Ulster Planning Board and Town Board have succeeded in enhancing the aesthetics of

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this strip retail corridor in recent years (on a site-by-site basis) through the Site Plan review process. Through this process, sidewalks and trees have been planted along the corridor, pole signs replaced with monument signs; and the layout, design and appearance of retail centers were enhanced. Even with these modest successes there is a need for a concerted effort to create an enhancement plan for the corridor – one that helps to give the U.S. Route 9W Corridor some form of order and a unique identity, which will help differentiate it from other commercial retail corridors in the region.

The *U.S. Route 9W Corridor Enhancement Plan* is intended to provide guidance for creating an aesthetically pleasing and functional commercial corridor within the Town of Ulster. The Enhancement Plan includes a master plan for sidewalks and street lights, recommendations for street trees and landscaping along with recommendations for sign control. More specifically, the Enhancement Plan is intended to:

1. Stimulate improvements to existing structures and encourage new development within this commercial corridor.
2. Improve the appearance of this regional business district to sustain interest in and the viability of this corridor as a hub of retail, office and other commercial activity.
3. Provide a consistent methodology for review of proposed projects.
4. Create a sidewalk system throughout the corridor that facilitates the safe movement of pedestrians.
5. Foster an exchange of ideas among developers, Town officials and residents in an effort to improve the quality of design in all projects both public and private.

The *U.S. Route 9W Corridor Enhancement Plan* is an outgrowth of recommendations within the Town's Comprehensive Plan. The *U.S. Route 9W Corridor Enhancement Plan* applies to actions requiring Site Plan Review pursuant to Chapter 145 of the Town of Ulster Code within the following zoning districts: LC, HC, RC and OM.

- B. Objectives. The Planning Board, in its decision-making, shall utilize the general design principals contained within the *U.S. Route 9W Corridor Enhancement Plan*, which is attached hereto as Schedule A, for any development subject to Site Plan Review within all Commercial Zoning Districts.
- C. U.S. Route 9W Corridor Enhancement Plan Adopted. To encourage high quality and aesthetically pleasing design of commercial properties within the Town's U.S. Route 9W Corridor, the Town of Ulster Town Board hereby *appends* the document entitled "U.S. Route 9W Corridor Enhancement Plan," dated February 14, 2014 to this Chapter as Schedule A. This document shall provide general guidelines and principles appropriate to the site design of commercial properties as well as the architectural features of commercial buildings, along with visual examples of attractive and effective application of such design principles for use

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in the development of site plan applications, building elevations and as a basis for the Planning Board's review and comments regarding such applications.

D. Conflicting Provisions. If any provisions of these U.S. Route 9W Corridor Enhancement Plan are inconsistent with one another, or if they conflict with provisions found in other adopted codes, ordinances, or regulations of the Town of Ulster, New York, the more restrictive provision will control unless otherwise expressly provided.

MOTION: Councilman Morrow
SECOND: Councilman Brink

Town Councilman Brink	- Aye
Town Councilman Kitchen	- Aye
Town Councilman Morrow	- Aye
Town Councilman Secreto	- Aye
Supervisor Quigley	- Aye

CARRIED

PUBLIC COMMENT

There was no public comment.

Councilman Kitchen moved to enter into executive session at 7:32 PM to discuss a disciplinary action with a town employee
2nd by Councilman Brink

Town Councilman Brink	- Aye
Town Councilman Kitchen	- Aye
Town Councilman Morrow	- Aye
Town Councilman Secreto	- Aye
Supervisor Quigley	- Aye

CARRIED

Councilman Secreto excused himself from the meeting as his wife is a member of local #17.
Town Attorney, Jason Kovacs was present in the executive session.

Executive session was ended at 7:45 PM

Motion to Authorize the Town Supervisor to enter into a Memorandum of Agreement with Local Labors #17.

MOTION: Councilman Kitchen
SECOND: Councilman Brink

Town Councilman Brink	- Aye
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Town Councilman Kitchen	- Aye
Town Councilman Morrow	- Aye
Town Councilman Secreto	- Aye
Supervisor Quigley	- Aye

CARRIED

Councilman Brink moved to adjourn the meeting at 7:46 PM
2nd by Councilman Morrow

Town Councilman Brink	- Aye
Town Councilman Kitchen	- Aye
Town Councilman Morrow	- Aye
Town Councilman Secreto	- Aye
Supervisor Quigley	- Aye

CARRIED

Respectfully Submitted by
Jason Cosenza, RMC FHCO
Ulster Town Clerk