

CALLED TO ORDER BY SUPERVISOR QUIGLEY at 7 PM

SALUTE TO THE FLAG

ROLL CALL BY CLERK

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

AGENDA ADDITIONS

PUBLIC COMMENT

None

COMMUNICATIONS

A letter from Michael Reade of the Wallkill Valley Rail Trail Association was read thanking the Town of Ulster for the parking area that the Town is creating. He met with Highway Superintendent Frank Petramale and appreciated not only the professionalism, thoughtfulness and care of the planning and construction; but also that the Town had the forethought to create ADA compliant access.

He would like to meet soon with Supervisor Quigley to suggest signage for the new parking area.

Mr. Quigley commented that this job could not have been accomplished without the help of the Town Board and the Town Highway Department crew.

OLD BUSINESS

Set a Public Hearing for Local Law No ____ of 2015 – A Local Law Providing for the Adoption of a New Chapter 22 of the Town Code [Code of Ethics of the Town of Ulster] for August 20, 2015 @ 7:10PM

MOTION: Councilman Brink
SECOND: Councilman Secreto

Town Councilman Brink	- Aye
<i>Town Councilman Kitchen</i>	- Absent
<i>Town Councilman Morrow</i>	- Absent
Town Councilman Secreto	- Aye
Supervisor Quigley	- Aye

CARRIED

ULSTER TOWN BOARD MEETING

August 6, 2015 AT 7:00 PM

Presentation of Revised PILOT Agreements for Phase I and II of Ulster Gardens reflecting splitting one PILOT Agreement covering the entire project into two phases.

In 2012 when the project was approved; the Town Board approved a PILOT Agreement covering both phases. Since there are two different grants being provided by the State and that requires two different owning entities, we are being asked to split the PILOT Agreement in two, covering both phases. We will bring this back for discussion and hopefully passage at the next Town Board Meeting

Motion to authorize the Town of Ulster Police Dept. to purchase from Beyer Ford under the Monroe County Contract #707-13, one new 2014 Police Interceptor AWD at a price not to exceed \$27,302.75.

MOTION: Councilman Brink

SECOND: Councilman Secreto

Town Councilman Brink	- Aye
<i>Town Councilman Kitchen</i>	- <i>Absent</i>
<i>Town Councilman Morrow</i>	- <i>Absent</i>
Town Councilman Secreto	- Aye
Supervisor Quigley	- Aye

CARRIED

Discussion on Unified Ulster County Hazard Mitigation Plan-Outreach to the Public and Other Stakeholders.

Update from Mr. James Maloney - At the last meeting we spoke regarding Ulster County's last update of the Hazard Mitigation Program. Mr. Maloney believed was the last update was in 2007-2008. It is in the process of being updated again, and it will be stamped for another 5 years.

The final step in the process is Public Outreach. If the Public has any wishes or considerations, they should contact the Supervisors Office by Wednesday of next week. Mr. Maloney always speaks at Fire Chiefs, Highway Departments, and to anyone else he can on these matters. He requested Mr. Kimble of the Daily Freeman include something in his article addressing this request. This is the final step required in the update process.

Summation by Supervisor Quigley- The recommendation has been made to create a new section on our Town website for Hazard Mitigation, link that page to the County Hazard Mitigation Program, put a form on there for public input, we are asking Mr. Kimble to write something in the Daily Freeman, in case there is additional public input. Mr. Quigley also asked Mr. Maloney to speak to neighboring towns which Mr. Maloney indicated had been done.

This will complete our requirements for Public outreach.

Presentation of PILOT Agreement for Seven Greens Senior Citizen Complex.

In June the Town Board approved an additional 25 units of new Senior Housing at the Seven Greens Complex, along with a Site Plan Approval that will include the renovation of the existing units. Seven Greens is an Article 2 Corporation under the Private Housing Finance Law, they would like to update to an Article 11 Corporation and they are asking for a new PILOT Agreement.

The new Agreement being considered is modeled on the Ulster Gardens PILOT Agreement and will be considered at the next Town Board Meeting.

Presentation of Local Law No. ____ 2015, a Local law providing for the Creation of an office of Town Comptroller.

Supervisor Quigley stated that the Town has become much more complicated over the past 10 years, and he believes it is time we upgrade the financial accounting skills of the employee base, outside of the Supervisor's Office.

This law is being presented for future consideration, and this law would require the Town to make a Referendum on the November Ballot asking the citizens of the Town to approve it.

Presentation and Acceptance of the Monthly Supervisor Report for the Month of July 2015.

MOTION: Councilman Secreto

SECOND: Councilman Brink

Town Councilman Brink	- Aye
<i>Town Councilman Kitchen</i>	- Absent
<i>Town Councilman Morrow</i>	- Absent
Town Councilman Secreto	- Aye
Supervisor Quigley	- Aye

CARRIED

Presentation of Standard Workday Resolution for Assessor James F. Maloney.

This is a Standard Operating Procedure and applies not only to Elected Officials, but as recently learned, also to Appointed Officials. This will be done at the next meeting.

ULSTER TOWN BOARD MEETING

August 6, 2015 AT 7:00 PM

Motion to authorize Supervisor to send a letter to the Ulster County Traffic Council in reference to issues raised by Councilman Morrow for Leggs Mill Road/Old Neighborhood Road intersection.

MOTION: Councilman Brink

SECOND: Councilman Secreto

Town Councilman Brink	- Aye
<i>Town Councilman Kitchen</i>	- Absent
<i>Town Councilman Morrow</i>	- Absent
Town Councilman Secreto	- Aye
Supervisor Quigley	- Aye

CARRIED

Authorize the promotion of one Sewer Department employee, Kyle Norman to Waste Water operator Trainee, at a starting salary of \$14.29 an hour beginning 8/6/2015.

MOTION: Councilman Secreto

SECOND: Supervisor Quigley

Town Councilman Brink	- Aye
<i>Town Councilman Kitchen</i>	- Absent
<i>Town Councilman Morrow</i>	- Absent
Town Councilman Secreto	- Aye
Supervisor Quigley	- Aye

CARRIED

Motion to Authorize the Highway Superintendent to purchase from Beam Mack Sales Service, Inc. One Heavy Truck Class 8, Mack Granite GU7, GU8 under Onondaga County Contract #7823 at a price not to exceed \$130,121.47

This purchase will be funded through the General Fund, Appropriation of Fund Balance; that was created from the receipt of the fire loss in 2009.

MOTION: Councilman Secreto

SECOND: Councilman Brink

Town Councilman Brink	- Aye
<i>Town Councilman Kitchen</i>	- Absent
<i>Town Councilman Morrow</i>	- Absent
Town Councilman Secreto	- Aye
Supervisor Quigley	- Aye

CARRIED

PUBLIC HEARING

**7:15 PM – Special Permit Application for Mobile Home for Dachenhausen Lane, Ruby, NY
SBL 39.7-2-10, Dean Dachenhausen.**

**Motion to Open the Public Hearing by Councilman Secreto at 7:14 PM;
2nd by Councilman Brink.**

Town Councilman Brink	- Aye
<i>Town Councilman Kitchen</i>	- <i>Absent</i>
Town Councilman Secreto	- Aye
<i>Town Councilman Morrow</i>	- <i>Absent</i>
Supervisor Quigley	- Aye

CARRIED

Town Attorney explained the Special Permit process

**Motion to Close the Public hearing by Councilman Brink at 7:15 PM;
2nd by Councilman Secreto.**

Town Councilman Brink	- Aye
<i>Town Councilman Kitchen</i>	- <i>Absent</i>
Town Councilman Secreto	- Aye
<i>Town Councilman Morrow</i>	- <i>Absent</i>
Supervisor Quigley	- Aye

CARRIED

**Motion to authorize the issuance of a Special Permit for the construction of a Mobile Home
on Dachenhausen Lane, Ruby, NY SBL 39.7-2-10 for Dean Dachenhausen.**

MOTION: Councilman Brink
SECOND: Councilman Secreto

Town Councilman Brink	- Aye
<i>Town Councilman Kitchen</i>	- <i>Absent</i>
<i>Town Councilman Morrow</i>	- <i>Absent</i>
Town Councilman Secreto	- Aye
Supervisor Quigley	- Aye

CARRIED

ULSTER TOWN BOARD MEETING

August 6, 2015 AT 7:00 PM

PUBLIC COMMENT

Mr. Berardi - a Town of Ulster resident stated that he is not sure if he supports the creation of the Comptroller position. He asked if this is something that could be handled at the organizational meeting each year rather than to create a position.

Mr. Kovacs explained we are a Town of the 2nd Class, in order to create this position we must use the powers granted by the Municipal Home Law. A future Town Board could repeal this law.

In addition, this creation of Comptroller takes powers away from the Town Board Members, this is the reason we must have the Mandatory Referendum.

Tom Jameson (with Barbara Sachs) – Town of Ulster resident complained about roosters and the noise. He would like to see a Chicken Law similar to Rosendale, and he would like to get it on the next agenda and see it shepherded through.

Supervisor Quigley stated that we would have the law for August 20th, which is the next Town Board Meeting, to start the Legislative process.

In closing, Supervisor Quigley stated that we have successfully sold off \$4.7 million in Bonds to pay-off and refinance its' existing indebtedness incurred for the construction of the Glenerie, East Kingston, and Cherry Hill Water Districts and the Washington Ave. Sewer District. Based upon the schedule of interest rates that were determined during the Bond sale, the Town will be accruing savings of \$788,123.00 between now and the end of the life of the bonds when they are paid off. According to the schedule, next year's budgetary savings is \$33,792.00.

Councilman Secreto moved to adjourn the meeting at 7:21 PM
2nd by Councilman Brink

Town Councilman Brink	- Aye
<i>Town Councilman Kitchen</i>	- <i>Absent</i>
<i>Town Councilman Morrow</i>	- <i>Absent</i>
Town Councilman Secreto	- Aye
Supervisor Quigley	- Aye

CARRIED

Respectfully Submitted by
Linda McDonough
Ulster Town Clerk