

TOWN OF ULSTER TOWN BOARD MEETING (16)
AUGUST 18, 2022

**MEETING HELD IN PERSON and VIRTUALLY THROUGH ZOOM
BROADCAST VIA FACEBOOK LIVE**

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

ROLL CALL by Town Clerk, Suzanne Reavy:

TOWN COUNCILMAN CLAYTON VAN KLEECK

TOWN COUNCILMAN ROCCO SECRETO

TOWN COUNCILMAN ERIC KITCHEN - *Excused*

TOWN COUNCILWOMAN ANNA HAYNER - *Attending Virtually*

SUPERVISOR JAMES E. QUIGLEY 3rd

ALSO IN ATTENDANCE:

1. Warren Tutt, Building Inspector
2. Kyle Berardi, Police Chief
3. Jason Kovacs, Town Attorney
4. Vincent Maggiore, Wastewater Superintendent
5. Bill Kemble, Daily Freeman
6. Two virtual attendees
7. Seven attendees

ADDITIONS OR CHANGES TO AGENDA – None

PUBLIC DISCUSSION ON AGENDA ITEMS –

1. Letter read by Town Clerk, submitted by Caylin Sanders, Glenerie Blvd resident (Sanders attending virtually; however, audio malfunction)
Dear Town Board, I would like to propose that an official Climate Action Committee be created by the board so that a volunteer liaison could serve on the Ulster County Environmental Management Council instead of requiring Supervisor Quigley to do so or any other board member. It is very important to involve citizens in environmental issues and the formality adopted by most municipalities is a CAC. We should be setting the pace as a town of the 1st order.

Thank you, Caylin Sanders, Town of Ulster Resident

TOWN OF ULSTER TOWN BOARD MEETING (16)
AUGUST 18, 2022

APPROVAL OF MINUTES – July 5th and 21st (2022-M-207)

MOTION: Councilwoman Secreto
SECOND: Councilman Van Kleeck

Town Councilman Van Kleeck	-Yes
Town Councilman Secreto	-Yes
Town Councilman Kitchen	-Excused
Town Councilwoman Hayner	-Yes
Supervisor Quigley	-Yes

CARRIED

COMMUNICATIONS – None

ABSTRACT OF CLAIMS

Presented by Councilman Van Kleeck

August, 2022 (2022-M-208)

Prepaid Bills:	\$	591,263.11
Abstract Bills:	\$	262,173.64
Escrow Bills:	\$	625.00
Reserve:	\$	155.26
TOTAL:	\$	854,218.01

MOTION: Councilman Secreto
SECOND: Supervisor Quigley

Town Councilman Van Kleeck	-Yes
Town Councilman Secreto	-Yes
Town Councilman Kitchen	-Excused
Town Councilwoman Hayner	-Yes
Supervisor Quigley	-Yes

CARRIED

TOWN OF ULSTER TOWN BOARD MEETING (16)
AUGUST 18, 2022

BUDGET TRANSFERS AND MODIFICATIONS

Presented by Councilman Van Kleeck

Motion to Accept Modifications \$39,200 (2022-M-209)

MOTION: Councilman Secreto

SECOND: Supervisor Quigley

Town Councilman Van Kleeck	-Yes
Town Councilman Secreto	-Yes
Town Councilman Kitchen	-Excused
Town Councilwoman Hayner	-Yes
Supervisor Quigley	-Yes

CARRIED

Motion to Accept Transfers \$435,000 (2022-M-210)

MOTION: Councilman Secreto

SECOND: Supervisor Quigley

Town Councilman Van Kleeck	-Yes
Town Councilman Secreto	-Yes
Town Councilman Kitchen	-Excused
Town Councilwoman Hayner	-Yes
Supervisor Quigley	-Yes

CARRIED

TOWN OF ULSTER TOWN BOARD MEETING (16)
AUGUST 18, 2022

New Business:

Presentation and Acceptance of the Town Clerk's Monthly Report for the month of July 2022 (2022-M-211)

MOTION: Councilman Van Kleeck
SECOND: Councilman Secreto

Town Councilman Van Kleeck	-Yes
Town Councilman Secreto	-Yes
Town Councilman Kitchen	-Excused
Town Councilwoman Hayner	-Yes
Supervisor Quigley	-Yes

CARRIED

Presentation and Acceptance of the Monthly Supervisor's Report for the Month of July 2022 (2022-M-212)

To be posted on the Town Website

MOTION: Councilman Secreto
SECOND: Councilman Van Kleeck

Town Councilman Van Kleeck	-Yes
Town Councilman Secreto	-Yes
Town Councilman Kitchen	-Excused
Town Councilwoman Hayner	-Yes
Supervisor Quigley	-Yes

CARRIED

Motion to authorize the hiring of Taylor Crespino as a Permanent Full time Court Clerk (2022-M-213)

Councilman Secreto:

Requested by Justice Kesick; Union; Grade 5/Step 3; \$16.89/hour; start date 8/19/22

TOWN OF ULSTER TOWN BOARD MEETING (16)
AUGUST 18, 2022

MOTION: Supervisor Quigley
SECOND: Councilman Van Kleeck

Town Councilman Van Kleeck	-Yes
Town Councilman Secreto	-Yes
Town Councilman Kitchen	-Excused
Town Councilwoman Hayner	-Yes
Supervisor Quigley	-Yes

CARRIED

Motion to hire Cory A. Schmidt as a Part Time Police Officer (2022-M-214)
Councilman Secreto:

Requested by Chief Berardi; union PBA; Step 1; \$25.53/hour; start date 8/19/22

MOTION: Councilman Van Kleeck
SECOND: Councilman Secreto

Town Councilman Van Kleeck	-Yes
Town Councilman Secreto	-Yes
Town Councilman Kitchen	-Excused
Town Councilwoman Hayner	-Yes
Supervisor Quigley	-Yes

CARRIED

Motion to accept resignation of Dominick O. Policastro as a Part Time Police Officer (2022-M-215)

MOTION: Supervisor Quigley
SECOND: Councilman Van Kleeck

Town Councilman Van Kleeck	-Yes
Town Councilman Secreto	-Yes
Town Councilman Kitchen	-Excused
Town Councilwoman Hayner	-Yes
Supervisor Quigley	-Yes

CARRIED

TOWN OF ULSTER TOWN BOARD MEETING (16)
AUGUST 18, 2022

Motion to authorize the Deputy Assessor to attend the NYSAA Fall Conference in Lake George, NY, September 18th-21st (2022-M-216)

MOTION: Councilman Secreto
SECOND: Councilman Van Kleeck

Town Councilman Van Kleeck	-Yes
Town Councilman Secreto	-Yes
Town Councilman Kitchen	-Excused
Town Councilwoman Hayner	-Yes
Supervisor Quigley	-Yes

CARRIED

Resolution Approving a Memorandum of Agreement (“MOA”) in Connection with the Collective Bargaining Agreement with the Laborers’ International Union Local No. 17 (2022-R-217)

Resolution Approving a Memorandum of Agreement (“MOA”) in Connection with the Collective Bargaining Agreement with the Laborers’ International Union Local No. 17 (“Local 17”)

WHEREAS, the Town of Ulster is a party to a Collective Bargaining Agreement with the Laborers’ International Union Local No. 17; (“Local 17”) and

WHEREAS, the existing Collective Bargaining Agreement expired on December 31, 2021; and

WHEREAS, a Memorandum of Agreement for the period beginning January 1 2022 and expiring December 31, 2025 has been negotiated and is attached hereto; and

NOW, THEREFORE, BE IT RESOLVED, that Memorandum of Agreement (MOA) between the Town of Ulster and the Laborers' Union Local No 17 dated August 18,2022 and covering the period of January 1,2022 thru December 31 2025 is hereby approved; and

BE IT FURTHER RESOLVED, that the Town Supervisor is authorized to execute a successor Collective Bargaining Agreement which is consistent with the terms and conditions set forth in the Memorandum of Agreement (MOA).

TOWN OF ULSTER TOWN BOARD MEETING (16)
AUGUST 18, 2022

MOTION: Councilman Van Kleeck
SECOND: Councilwoman Hayner

ROLL CALL VOTE:

Town Councilman Van Kleeck	-Yes
Town Councilman Secreto	-Abstain
Town Councilman Kitchen	-Excused
Town Councilwoman Hayner	-Yes
Supervisor Quigley	-Yes

CARRIED

Resolution Approving a Memorandum of Agreement (“MOA”) in Connection with the Collective Bargaining Agreement with the TOU Policemen’s Benevolent Association, Inc. (2022-R-218)

Supervisor: Change in assignments. The detective sergeant is changing positions and concern over diminution in benefits. Town Board agrees not to reduce benefits with this new position.

Resolution Approving a Memorandum of Agreement (“MOA”) in Connection with the Collective Bargaining Agreement with Town of Ulster Policemen’s Benevolent Association, Inc.

WHEREAS, the Town of Ulster is a party to a Collective Bargaining Agreement with the Town of Ulster Policemen’s Benevolent Association, Inc.; (“PBA”) and

WHEREAS, a Memorandum of Agreement dated August 18, 2022, reassigning Detective Sergeant Robert Sykes to the position of Administrative Sergeant with no diminution of any contractual terms or benefits, which is attached hereto; and

NOW, THEREFORE, BE IT RESOLVED, that Memorandum of Agreement (MOA) between the Town of Ulster and the Town of Ulster Policemen’s Benevolent Association, Inc., Dated August 18,2022 and covering the period of August 18, 2022, thru December 31, 2022, is hereby approved; and

TOWN OF ULSTER TOWN BOARD MEETING (16)
AUGUST 18, 2022

MOTION: Councilman Secreto
SECOND: Councilman Van Kleeck

ROLL CALL VOTE:

Town Councilman Van Kleeck	-Yes
Town Councilman Secreto	-Yes
Town Councilman Kitchen	-Excused
Town Councilwoman Hayner	-Yes
Supervisor Quigley	-Yes

CARRIED

Resolution authorizing the Public Bidding of Contract TU-221, Stormwater Channel Improvements for the Town of Ulster, Katrine Lane Stormwater Project For September 14, 2022, at 1PM (2022-R-219)

TOWN BOARD RESOLUTION
Town of Ulster, Ulster County, New York

Whereas, the Town Board has approved a capital project to correct stormwater and drainage problems In the Katrine Lane area of the Town; and

Whereas, the Town Board has retained Brinnier and Larios, P.C. of Kingston, N.Y. to prepare bid documents for said project; and

Whereas, the project plans and bid documents are completed.

Therefore Be It Resolved that the Town Board of the Town of Ulster authorizes the project, “Contract No. TU- 221, Stormwater Channel Improvements for the Town of Ulster” be publicly bid in accordance with the Town Law and a bid date be established as September 14, 2022.

MOTION: Councilwoman Van Kleeck
SECOND: Councilman Secreto

Town Councilman Van Kleeck	-Yes
Town Councilman Secreto	-Yes
Town Councilman Kitchen	-Excused
Town Councilwoman Hayner	-Yes
Supervisor Quigley	-Yes

CARRIED

TOWN OF ULSTER TOWN BOARD MEETING (16)
AUGUST 18, 2022

Resolution authorizing the Public Bidding of Contract for the Replacement of the Ultra-Violet Disinfection System for the Town of Ulster Wastewater Treatment Facility, Dogwood St. Extension, Kingston, N.Y. at a date and time to be selected by the Ulster Wastewater Superintendent (2022-R-220)

Maggiore: UV system installed in 1999 and reached the end of its service life. Important to get it out to bid in the off-season months so that we can start receiving materials and complete the job.

~Discussion~

Estimate is \$300K. This section of the wastewater treatment plant is the second largest in electricity consumption. We have five units running at full power. New units can throttle power up and down in correlation with flow and UV transmittance. This system will cut units from five to four. Two units will be able to handle the flow.

TOWN BOARD RESOLUTION
Town of Ulster, Ulster County, New York

Whereas, the Ulster Sewer District maintains a Wastewater Treatment Facility on Dogwood Lane Extension; and

Whereas, the Ultra-Violet Disinfection System serving the Treatment Facility requires replacement due to age of the equipment; and

Whereas, the replacement of the equipment is vital to the protection of the Esopus Creek receiving waters and compliance with the SPDES permit.

Therefore Be It Resolved that the Town Board of the Town of Ulster authorizes the project the Wastewater Superintendent and Supervisor to solicit bids for the replacement of the Ultra-Violet Disinfection System at the Wastewater Treatment Facility.

By Order of the Town Board, Town of Ulster, this 18th day of August, 2022.

MOTION: Councilman Van Kleeck

SECOND: Councilman Secreto

Town Councilman Van Kleeck	-Yes
Town Councilman Secreto	-Yes
Town Councilman Kitchen	-Excused
Town Councilwoman Hayner	-Yes
Supervisor Quigley	-Yes

CARRIED

TOWN OF ULSTER TOWN BOARD MEETING (16)
AUGUST 18, 2022

Resolution granting Conditional Site Plan Approval with Negative Declaration under SEQRA For Washington Ave. Storage Facility Site Plan, P-879, 600-620 Washington Ave., Kingston, N.Y., SBL 48.18-1-18 (2022-R-221)

Present:

Caren LoBrutto: Senior Planner, Labella Associates
Representing Diamond Point Development
With renderings of site plan and landscaping plan

Three-story climate controlled storage facility. Undergone significant review with aesthetics to façade. Architecturally consistent with surroundings and in character with greater Kingston. Met all comments for the stormwater plan and truck turning plan. Received signoff from DEC (bats) and SHPO (State Historic Preservation).

Supervisor: Reads conditions of resolution.

Councilman Van Kleeck: Any similar structures with this façade?

LoBrutto: Does not know.

Supervisor: Planning Board recommendation that they drive through uptown Kingston to get idea of architectural structures; changed from modern to muted, stone façade.

RESOLUTION
TOWN OF ULSTER TOWN BOARD
Washington Avenue Storage Facility Site Plan, P-879
600-620 Washington Avenue (& Sandy Road)
SBL 48.18-1-18
ZONE: HC

WHEREAS, the applicant – Diamond Point Development, LLC, seeks site plan approval to demolish an existing diner (Olympic Diner) and separate office building, and to construct a new 3-story, 92,940 square foot climate controlled, storage facility with approximately 650 storage units; and,

WHEREAS, the applicant has submitted a complete Site Plan application to the Town of Ulster Town Board and Planning Board including a submitted State Environmental Quality Review Act (SEQRA) Short Environmental Assessment Form; and,

WHEREAS, the Town Board, in coordination with the Planning Board, previously determined the Town Board was lead agency, typed the application as an Unlisted Action, and

TOWN OF ULSTER TOWN BOARD MEETING (16)
AUGUST 18, 2022

initiated the coordinated review under the New York State Environmental Quality Review Act (SEQRA); and,

WHEREAS, this application was referred under New York State General Municipal Law 239 to the Ulster County Planning Board who returned comments as described in *Referral No. 2022-094* referenced below; and,

WHEREAS, the application materials in support of the Proposed Action include:

Application for Site Plan Review prepared by Jason Sommer, Diamond Point Development, LLC with Lambros Prop Inc. (owner), dated 4/25/22

SEQRA Full Environmental Assessment Form Part 1 prepared by Caren LoBrutto, Chazen Companies, dated 4/26/22

Narrative Full Environmental Assessment Form Washington Avenue Storage Facility, prepared by LaBella Associates, dated 4/26, 2022 revised 6/22/2022, and consisting of ten (10) pages (two blank), eight (8) figures, a completed Full Environmental Assessment Form Part 1, and one attachment being correspondence with NYSDEC providing a resource list of species and habitat.

Letter memo (2 pages) to Geoffrey Ring, Town of Ulster Planning Board Chairman, from Christopher Lapine, PE, LaBella, dated 4/26/22 describing project proposed and documents submitted.

Untitled color rendering (front elevation) of proposed self-storage building. A-201 Exterior Building Elevations, Kingston, NY Storage, prepared by SAA architects, dated 5/18/2022

Map of Survey (Prepared for Preliminary Topography) – based on 10/23/95 “Map of Lands to be Conveyed to Photios Georgakopoulos A/K/A Frank Georgakopoulos and Evan Panagoulas” prepared by Brinnier & Larios, P.C.

Set of eight (8) Sheets for Washington Avenue Storage Facility prepared by LaBella and dated 4/26/22 as follows:

Sheet G001 – Cover Sheet

Sheet G002 – Notes

Sheet C120 – Demolition Plan

Sheet C130 – Site Plan

Sheet C140 – Grading & Drainage and Utility Plan

Sheet C150 – Erosion & Sediment Control Plan

Sheet C180 – Landscaping Plan

Sheet C190 – Photometric

TOWN OF ULSTER TOWN BOARD MEETING (16)
AUGUST 18, 2022

Stormwater Pollution Prevention Plan prepared for Diamond Point Development, submitted by Chris Lapine, PE, LaBella Associates, dated June 2022 and consisting of thirty-four (34) pages.

Floodplain Assessment for 620 Washington Avenue, prepared by LaBella Associates, dated 6/22/2022 and consisting of two (2) page narrative with two (2) figures and forty-two (42) data sheets and graphs.

Ulster County Planning Board Referral Recommendation Memo No. 2022-131, dated 7/6/2022 and consisting of seven (7) comments.

Project Application Review memo from David Church, AICP, dated 5/7/2022.

Memo from Christopher Lapine, PE, LaBella Associates, to Geoffrey Ring, Town of Ulster Planning Board Chairman, dated 6/22/2022 as a cover letter to providing additional documentation and providing five (5) pages of responses to prior project comments.

Memo from Christopher Lapine, PE, LaBella Associates, to Geoffrey Ring, Town of Ulster Planning Board Chairman, dated 6/22/2022 titled Diamond Point Development ... Parking Review, and consisting of five (5) pages (hereafter referred to as Parking Report).

One page cover Memo from Joshua D. Blake, EIT, and Mathew A. Korn, PE, LaBella Associates, to Diamond Point Development LLC, dated June 24, 2022 along with Geotechnical Subsurface Investigation and Report prepared by LaBella Associates, dated 6/24/2022 and consisting of eleven (11) pages, one figure titled Exploration Location Plan, and an Appendix with Exploration Logs.

Two (2) color renderings of proposed building with signage as seen from Washington Avenue – undated. Additional renderings of proposed building as seen from further west along as presented at the August 8, 2022 Town Planning Board meeting.

Memo from Vincent Maggiore, Town of Ulster Sewer Superintendent requesting the following: 1. Submit plans for review. 2. Cap sewer line connection to Town sewer before DEMO. 3. Removal and proper termination of all existing sewer system components. 4. Install and test new approved sewers on the property.

Project Review Memo from Bruce D. Utter, PE, Praetorius and Conrad, P.C. (town engineers) dated 8/7/2022 providing review comments on stormwater, management, water, sewer and town highway for Washington Avenue Storage Facility – Diamond Point Development.

Supplemental email Project Review Memo from Bruce D. Utter, PE, providing four (4) updated comments, dated 8/9/2022.

TOWN OF ULSTER TOWN BOARD MEETING (16)
AUGUST 18, 2022

Memo to James Quigley, Supervisor Town of Ulster, from Suzanne Cahill, Planning Director and Wayne Platte, Planning Board Chairman, City of Kingston, dated June 27, 2022 and making six (6) comments.

WHEREAS, the Town Planning Board considered all of the application materials submitted by the applicant in support of the Proposed Action as cited above, along with the comments of the Ulster County Planning Board, as well as from Town consultants and staff; and, at their August 9, 2022 meeting said Town Planning Board unanimously approved a resolution recommending approval of the application subject to certain conditions that are a part of this resolution; and,

NOW THEREFORE BE IT RESOLVED, the Ulster Town Board makes a Negative Declaration under SEQRA for this Unlisted Action based on coordinated review with the Town Planning Board and others, as shown on the Short Environmental Assessment Form Parts 1, 2 & 3, and noting the following mitigation measures: 1. retaining as undeveloped the lands east of Sandy Road along the Esopus Creek to mitigate potential environmental impacts associated with the creek and its border lands, and 2. Provision of visual simulations as well as adjustments to proposed building façade materials and color, and the addition of vegetative screening near and along the western site boundary to mitigate minor visual impacts; and,

BE IT FURTHER RESOLVED that the Ulster Town Board makes final review of this Application and grants Conditional Site Plan approval for the Proposed Action subject to the conditions, limitations and restrictions set forth below.

1. Compliance, as shown on signed plans, with all comments via memo provided by Vincent Maggiore, Town of Ulster Sewer Superintendent, as cited above.
2. Compliance, as shown on signed plans, with all project review memos provided by Praetorius and Conrad, P.C. (town engineer) including the 8/7/2022 and 8/9/2022 memos cited above from Bruce D. Utter, PE, as well as with any additional comments as may be provided from the Town Engineer and the Town of Ulster superintendents of Highways, Water, and Sewer.
3. Provision of a twenty (20) foot wide sewer easement to the benefit of the Town of Ulster to be located approximately along the northwest and northern borders of the SBL 48.18-1-18 and compliant with any requirements of the Town of Ulster, to be shown on the final site plan.
4. Compliance with any comments from the Ulster County Fire District No. 5 and from the Town of Ulster Highway Superintendent regarding access, vehicle circulation and any other emergency services matters.
5. Compliance with comments from the Ulster County Planning Board via review memo *Referral No. 2022-131*.
6. Granting of a reduction of parking requirements consistent with Town of Ulster Code §190-29.1 based on documentation received from LaBella Associates for the applicant (as noted above) and as shown on Sheet C-130 Site Plan as provided.

TOWN OF ULSTER TOWN BOARD MEETING (16)
AUGUST 18, 2022

7. Dedication of a conservation easement to the Town of Ulster or to another qualified organization consistent with New York Environmental Conservation Law §49-0303 for only those lands located on SBL 48.18-1-18 exclusively southeast of Sandy Road along the Esopus Creek. Such easement to allow Town of Ulster drainage, road and utility improvements and maintenance.
8. Removal of the pre-existing pole sign located east of Sandy Road near the road and Esopus Creek intersection with Washington Avenue.
9. Provision of additional visual simulations showing the proposed project as seen from further west along Washington Avenue, to be reviewed by the Planning Board and approved by the Town Board for additional vegetative screening if recommended by the Planning Board.
10. Compliance with applicable zoning and building laws, rules and regulations;
11. Compliance with all representations made by the applicant;
12. Compliance with documentation, site plan, design plans and all details as cited herein;
13. The Town's consulting planner and Building Inspector are hereby authorized to approve minor Site Plan changes of a ministerial nature, which may arise due to unforeseen circumstances in the project site development; and
14. All fees, including consultant fees, shall be paid.

MOTION: Councilman Van Kleeck

SECOND: Councilman Secreto

ROLL CALL VOTE:

Town Councilman Van Kleeck	-Yes
Town Councilman Secreto	-Yes
Town Councilman Kitchen	-Excused
Town Councilwoman Hayner	-Yes
Supervisor Quigley	-Yes

CARRIED

Old Business:

Resolution Authorizing Attorney for the Town Jason J. Kovacs, Esq., to Commence a Civil Action in New York State Supreme Court of behalf of the Town of ulster against Catello Viviani (2022-R-222)

Supervisor: Substantial work that Viviani is doing to does not suit the building department. Town continues to race to the finish line. We are now in the world of the court system, and it may be fast, it may be slow.

Resolution Authorizing Attorney for the Town, Jason J. Kovacs, Esq., to Commence a Civil Action in New York State Supreme Court on behalf of the Town of Ulster against Catello Viviani

The Town Board of the Town of Ulster, duly convened in regular session, does hereby resolve as follows:

Section 1: The Town Board of the Town of Ulster hereby authorizes Jason J. Kovacs, Esq., Attorney for the Town of Ulster, to commence a civil action in New York State Supreme Court on behalf of the Town of Ulster and to appear as the attorney for the Town of Ulster, as Plaintiff, against Catello Viviani as Defendant. In said civil action, the Town of Ulster as the Plaintiff, shall, among other things, ask the Court: (a) for permission to dismantle and remove the structures at 338 Glenerie Blvd., Town of Ulster, County of Ulster, State of New York [SBL: 39.11-4-11], on the grounds that they are unsafe, a threat to public safety and health, and uninhabitable, and being in violation of the Town of Ulster Town Code and the New York State Property Maintenance Code; (b) to direct that the Defendant comply with the Town Code; and (c) to permanently prohibit all other persons from using the subject premises in violation of the Town Code; (d) to enjoin and restrain the Defendant from creating and maintaining a public nuisance; and (e) to grant the Plaintiff, Town of Ulster, such other and further relief as to the Court may seem just and proper, together with the costs and disbursements of the action, and for an order allowing all costs, expenses, legal fees, and costs to dismantle the premises on the tax bill for said property.

SECTION 2. For its services hereunder, the Attorney for the Town, Jason J. Kovacs, Esq. shall be compensated at the rate of \$175.00 per hour and shall also be reimbursed for any costs and disbursements he incurs on behalf of the Town of Ulster in connection with said action.

SECTION 3. This Resolution shall take effect immediately.

TOWN OF ULSTER TOWN BOARD MEETING (16)
AUGUST 18, 2022

MOTION: Councilman Secreto
SECOND: Councilman Van Kleeck

Town Councilman Van Kleeck	-Yes
Town Councilman Secreto	-Yes
Town Councilman Kitchen	-Excused
Town Councilwoman Hayner	-Yes
Supervisor Quigley	-Yes

CARRIED

Resolution Nominating James E. Quigley 3rd as the Town of Ulster Liaison to the UC Environmental Management Council (2022-R-223)

Supervisor: Responds to Sanders’ comments during public comment. For 15 years the town board has contemplated forming a Conservation Advisory Commission (CAC) and voted it down every time. Would like to move forward with the appointment as presented, with the understanding that he will resign if the town board decides to establish a CAC and appoint someone else at that time.

Resolution Nominating James E. Quigley 3rd as Town of Ulster Liaison to the Ulster County Environmental Management Council

WHEREAS, James E. Quigley 3rd has applied to serve as Town of Ulster liaison to the Ulster County Environmental Management Council (“EMC”); and

WHEREAS, upon due deliberation thereupon, the Town Board of the Town of Ulster hereby

RESOLVES, that Town of Ulster Supervisor James E. Quigley 3rd be and is hereby nominated as the sole liaison for the Town to the EMC, and for so long thereafter until he be reappointed, or his successor qualifies and is approved and appointed; and be it further

RESOLVED, that the Town Clerk shall send a certified copy of this resolution to the office of the Ulster County Executive and the Director of the Ulster County Department of the Environment.

TOWN OF ULSTER TOWN BOARD MEETING (16)
AUGUST 18, 2022

MOTION: Councilman Secreto
SECOND: Councilman Van Kleeck

Town Councilman Van Kleeck	-Yes
Town Councilman Secreto	-Yes
Town Councilman Kitchen	-Excused
Town Councilwoman Hayner	-Yes
Supervisor Quigley	-Yes

CARRIED

Resolution for a Special Use Permit for the placement of a Mobile Home outside of a Mobil Home Park- 294 Glenerie Blvd., Saugerties, NY, SBL#39.11-4-3 (2022-R-224)

Resolution Granting Special Permit for Mobile Home
294 Glenerie Blvd., SBL: 39.11-4-3
Owner of Record: Theodore F. Pfeiffer

WHEREAS, the Town of Ulster Town Board, the Town of Ulster Building Inspector, and the Town Attorney, have reviewed an application by Theodore F. Pfeiffer seeking Special Permit approval to allow a mobile home on a 0.5 acre parcel located at 294 Glenerie Blvd. within the Town of Ulster; and

WHEREAS, the subject site is situated within a Residential District in the Town of Ulster, where mobile homes are allowed subject to Special Permit approval by the Town Board pursuant to § 114-7(A) of the Town of Ulster Town Code; and

WHEREAS, the Town Board held a public hearing on this matter on July 21, 2022 during which no public controversy was raised concerning the proposed action, and

WHEREAS, the Town Board has determined it has complied fully with the procedural requirements of Part 617 of the State Environmental Quality Review (SEQR) Law; and

NOW THEREFORE BE IT RESOLVED, the Town of Ulster Town Board hereby issues a SEQR Negative Declaration and grants Special Permit approval to Theodore F. Pfeiffer subject to the conditions, limitations and restrictions set forth below.

1. Foundation Slab, anchoring, pier blocking, and skirting shall be installed to the satisfaction of the Town of Ulster Building Department.

TOWN OF ULSTER TOWN BOARD MEETING (16)
AUGUST 18, 2022

2. All fees, including consultant fees, shall be paid.
3. Compliance with all applicable zoning and building laws, rules, and regulations.
4. In case of a violation of any of the aforesaid conditions, this permit may be revoked by the Town Board, provided, however, that after activities under this permit shall have been properly commenced, there shall be no such revocation until substantial evidence of such violation shall have been presented to the Town Board at a meeting of said Board called for the purpose of hearing such evidence on notice to the owner.

MOTION: Councilman Secreto
SECOND: Councilman Van Kleeck

Town Councilman Van Kleeck	-Yes
Town Councilman Secreto	-Yes
Town Councilman Kitchen	-Excused
Town Councilwoman Hayner	-Yes
Supervisor Quigley	-Yes

CARRIED

Resolution establishing a 30mph speed limit on Quail Drive from Van Kleeck's Lane to Memorial Drive (2022-R-225)

Supervisor: Matter from last town board meeting. Highway superintendent needs a resolution in order to proceed.

Resolution Reducing Speed Limit on Quail Drive to 30 mph

WHEREAS, the Town of Ulster Highway Superintendent recommends the reduction of the speed limit to 30 mph on Quail Drive from Van Kleecks Lane to Memorial Drive; and

WHEREAS, the Town Board of the Town of Ulster acknowledges this recommendation as a potential health, safety, and welfare issue; and

TOWN OF ULSTER TOWN BOARD MEETING (16)
AUGUST 18, 2022

WHEREAS, the New York State Department of Transportation has heretofore approved the Town of Ulster’s request to reduce the speed limit on Quail Drive from Van Kleecks Lane to Memorial Drive to 30 mph; now, therefore be it

RESOLVED, that the Town Board of the Town of Ulster hereby reduces the speed limit on Quail Drive from Van Kleecks Lane to Memorial Drive to 30 mph; and be it further

RESOLVED, that said reduced speed limit may be enforced by all applicable law enforcement agencies with jurisdiction in the Town of Ulster.

MOTION: Councilman Secreto
SECOND: Councilman Van Kleeck

Town Councilman Van Kleeck	-Yes
Town Councilman Secreto	-Yes
Town Councilman Kitchen	-Excused
Town Councilwoman Hayner	-Yes
Supervisor Quigley	-Yes

CARRIED

Discussion on City of Kingston Drought Emergency

Supervisor: Meeting on 8/15/22 in City of Kingston (COK) with the mayor, towns of Esopus, Woodstock and Ulster; UC Emergency Management; COK water dept.; NYCDEP; and town engineers, Brinnier & Larios. Discussion on any and all available resources to assist COK in meeting their water needs. Towns of Esopus and Woodstock not able to supply COK with a water supply. Town of Ulster committed to up to 200k gallons/day; depending on water plant running 24 hours/day and serving our needs first and foremost. Emergency line discussion – from Ashokan Reservoir to COK treatment plant on Zena Rd. and other alternatives, other than emergency pipeline which would take 90 days to implement. Natural stream would flow from Ashokan to Reservoir IV on Zena Rd., which would only provide supplementation to water flows from Cooper Lake while emergency pipeline was being prepared. We are working on supplementing staff and making sure we have adequate supplies. This should last until the end of the year. 2003 – town began buying water from COK and in a 99 year contract, interruptible in certain circumstances, such as the current situation.

TOWN OF ULSTER TOWN BOARD MEETING (16)
AUGUST 18, 2022

Councilman Van Kleeck: It behooves us that since our plant is running 24 hours a day, that we conserve water.

Supervisor: East Kingston, Spring Lake and Hillside Acres districts are directly dependent on COK water. Alternate supply of water is if town was to tanker water to these districts, which would be considerably expensive. Noted on town website. No restrictions in other districts. We should be sheltering our resources as best as possible.

END OF SCHEDULED MEETING AGENDA

PUBLIC COMMENT

1. Mary Jo Frederich, Glenerie Blvd.

Thanks town board for opportunity to share opinions. Brought photos of 338 Glenerie Blvd., where only cosmetic work taking place. Lumber used in repairs looks used. Need to look at root cause for safety. Concerned that there is smoke; there is a barrel on the property. Fire hazard?

2. Supervisor Quigley to Jason Kovacs

Received a call from town of Woodstock supervisor, open burning during drought. In consideration of current drought emergency and open burning, recommendation from Kovacs is to draft a state of emergency or establish a local law, banning barrel burning and outdoor uncontrolled burns.

Supervisor: Quickest way to is draft a state of emergency. Action that can be taken by the supervisor with support from the town board.

3. Joyann Simmons, Glenerie Blvd

Open burning going on there, 20' from property line. Bringing things in from outside the property. Recently they had to leave the house because the smell of smoke was so bad.

Nothing on the other side of property if he wanted to burn there. She called the police the other day.

Supervisor: Once this burn ban goes into effect and you see burning, call the police or fire department. Hopes to have the ban done by Monday.

TOWN OF ULSTER TOWN BOARD MEETING (16)
AUGUST 18, 2022

4. Regis Obijiski, Ledge Road

Thank you regarding the burn ban. Thank you for the 30 MPH speed limit on Quail Drive. Found the attachments for tonight's meeting very helpful. Wants to keep track of the ARPA funding.

Supervisor directs Obijiski to meeting documents in a prior meeting where ARPA funding is listed.

5. Supervisor: Just received a text from John Kelly. Ulster Hose #5 supports the town's policy on open burning.

6. Caylin Sanders, via Zoom

Supports Glenerie neighbors re: 338 Glenerie Blvd.

Esopus Creek Neighbors has not yet received a formal response from the town board to the letter sent previously. Many concerns that need to be addressed.

MOTION to adjourn (7:54 pm) (2022-M-226)

MOTION: Councilman Van Kleeck

SECOND: Councilman Secreto

Town Councilman Van Kleeck	-Yes
Town Councilman Secreto	-Yes
Town Councilman Kitchen	-Excused
Town Councilwoman Hayner	-Yes
Supervisor Quigley	-Yes

CARRIED

Respectfully Submitted by Suzanne Reavy
Ulster Town Clerk