

**TOWN BOARD WORKSHOP MEETING
March 7, 2016**

A regularly scheduled Town Board Workshop Meeting was held on Monday, March 7, 2016 in the Town Hall 284 Broadway Ulster Park, New York at 7:30 PM with the following persons in attendance:

**Supervisor Diane McCord
Councilperson Gloria Van Vliet
Councilperson Wayne Freer
Councilperson Kyle Barnett - absent
Councilperson Leslie Kalmus**

Administrative Recorder: Holly A. Netter, Town Clerk

Supervisor Diane McCord called the meeting to order at 7:30PM.

PUBLIC COMMENT –

Melony Marino submitted an article to Supervisor McCord regarding walk able communities; making a community a place where people want to come and walk through the town in a business district. Councilperson Wayne Freer said that is one of the concerns he had about the idea of the proposed farmers market at the Headless Horseman location. Councilperson Freer said he would like to see the market happen in the walk able area. He also mentioned there is a farm stand right next store and wondered if it would be part of the market.

INTERVIEW FOR SPECIAL PROSECUTOR – EXECUTIVE SESSION

A MOTION WAS MADE TO ENTER INTO EXECUTIVE SESSION AT 7:30 PM FOR THE PURPOSE OF INTERVIEWING A CANDIDATE FOR THE POSITION OF SPECIAL PROSECUTOR BY COUNCILPERSON GLORIA VAN VLIET. THE MOTION WAS SECONDED BY COUNCILPERSON LES KALMUS. ALL MEMBERS WERE IN FAVOR. MOTION CARRIED.

A MOTION TO COME OUT OF EXECUTIVE SESSION WAS MADE BY SUPERVISOR DIANE MCCORD AND SECONDED BY COUNCILPERSON LES KALMUS AT 7:40 PM. ALL MEMBERS WERE IN FAVOR. MOTION CARRIED.

NO DECISSION MADE.

Councilperson Freer will provide a summary of the interviewed candidates for further discussion at the next workshop meeting.

LEONARD LIBERTA- TRANSFER STATION – EXECUTIVE SESSION

A MOTION WAS MADE TO ENTER INTO EXECUTIVE SESSION AT 7:40PM FOR THE PURPOSE OF AN EMPLOYMENT MATTER AT THE TRANSFER STATION BY COUNCILPERSON GLORIA VAN VLIET. LEONARD LIBERTA WAS INVITED INTO THE EXECUTIVE SESSION. THE MOTION WAS SECONDED BY COUNCILPERSON LES KALMUS. ALL MEMBERS WERE IN FAVOR. MOTION CARRIED.

A MOTION WAS MADE AT 8:15 PM BY SUPERVISOR DIANE MCCORD TO COME OUT OF EXECUTIVE SESSION AND WAS SECONDED BY COUNCILPERSON LES KALMUS. ALL MEMBERS WERE IN FAVOR MOTION CARRIED.

NO DECISIONS WERE MADE.

TBS CONTRACT OPTIONS

The Town Hall is in need of a software program to regulate the heating and cooling in the building. This program was initially offered when the building was constructed, however, it was cost prohibitive at that time and was not purchased. Over the years the regulation of the temperature continues to be a problem and is now affecting the Sherriff's station. Bob Norman from Technical Building Services Inc. (TBS) attended the meeting to discuss three contract options to rectify the situation. Bob made a presentation of the proposals to the Board and handouts were provided for the Board to review. The Board will need to discuss this topic again at the next workshop to determine how they will proceed. Dan Vedder from Buildings and Grounds was also present to discuss the various issues that have been occurring and what has been done in an attempt to rectify the matter. TBS is on the NYS contract list so no bid will be required.

Currently the controller controls all the brains from all of the heat pumps on the Towns' own network and no one is able to access it from the outside without coming to the Town Hall. The controller that is available with the software will have a web abled controller and will allow the company to view the problem from the outside without having a technician come onsite. Bob thought this was the most critical.

If we purchase software Dan can call TBS. A fee would be assessed but they could look at it remotely and try to trouble shoot over the phone instead of sending a tech that is 2 hours away and is unsure what the problem is. Internet and a static IP will be needed. The advantage of having a maintenance contract with TBS, as well as the Software, is there will be one company to take care of the automation and mechanical issues. If a maintenance contract is signed, the current contract with TEKON can be eliminated.

RECREATION BUILDING LOCATION

The connection for the electric will come from the generator. There will be a 200 amp panel in the building. The cost to build it behind Town Hall is comparable to placing the building in the front. Dan estimated the building to be \$60,000. Dan and Holly will work on compiling the cost and emailing the Board the figures. The new building can come from the Capital fund which was discussed during the Budget meeting this past fall. The current location will also be sold and the revenue from the purchase will decrease the expense by approximately \$30,000 to \$35,000. A Permissive Referendum will need to be done for the sale of the property.

UNION NEGOTIATIONS

Supervisor Diane McCord said Councilperson Kyle Barnett thinks he has an idea how to avoid arbitration and he was going to talk to the Union Representative, Mike Kutski, about it.

DOG COMPLAINT – PROPOSED SETTLEMENT

Supervisor McCord said the Dog matter has been settled. A resolution will need to be passed.

Pavillion – Cas Landi Park

Supervisor McCord was recently at the Highway Department and said there is a lot of metal on site that was for a metal pavilion which was supposed to be erected on the old light house foundation. The pavilion could not be constructed as planned due to insurance liability. Art Cross had designed the building. Supervisor McCord said she has had several complaints and concerns about there being no shelter from the sun at Cas Landi Park in St. Remy. She believes the only pieces missing are the roof and floor. Councilperson Wayne Freer said he was concerned it would create a hangout after dark. The Highway Department will be asked to inventory the pieces to see if it's all there. The building was originally 60 foot in diameter. The subject will be reviewed again at a future meeting.

ECONOMIC DEVELOPMENT COMMITTEE SUGGESTIONS

Supervisor McCord asked if anyone had any suggestions of Towns people who may be interested in serving on an Economic Development Committee. The whole idea is to bring business into the Town and think outside the box. Councilperson Van Vliet asked a barrage of questions; if a mission statement had to be put together, what is the purpose of the committee, do you have a mission statement, Board guidelines, how many people on the board, how often are they going to meet, what are the goals of the committee, are we funding it for mailings? Will the Economic Development Committee interview people before they go to the Planning Board and make it more cumbersome? Supervisor McCord said we are just looking to get some business people together and think of ways to bring people and other businesses in to the Town.

COMPREHENSIVE PLAN

Supervisor McCord said she was still waiting for Councilperson Kyle Barnett to provide her with names and addresses of consulting firms. Supervisor McCord had a list that was given to her by the City of Kingston and Dennis Doyle. Councilperson Freer asked if there was a trade magazine that these firms may subscribe to that we may want to advertise the RFP in or contact an Engineering Association to distribute the RFP to their members. The Board Members would like to see the job go to a local firm. Supervisor McCord said Greenway has grants that are available to help with the cost. Supervisor McCord has a copy of the RFP for New Paltz which can be used to develop ours. Councilperson Les Kalmus offered to help Supervisor McCord with the RFP for the comprehensive plan. Supervisor McCord will give Les a copy of the New Paltz RFP for review.

TAX EXEMPT POLICY (PUBLIC HEARING AT SUNY ULSTER 3-28 7 PM)

The Ulster County Industrial Development Agency (UCIDA) is soliciting public comment on the Agency Uniform Tax Exemption Policy. A public hearing will be held March 28, 2016 at 7 pm at SUNY Ulster. This has nothing to do with the Sales Tax agreement with the County. This is a review which takes place every year.

Extending Sales Tax Agreement

There is a memorializing resolution extending the 2011 Sales Tax Agreement between the County of Ulster and City of Kingston for an additional Five Year Term. This will be brought up for a vote at the March Town Board Meeting.

HIGHWAY SWEEPER

Mike Cafaldo, Highway Superintendent, needs to purchase a new Sweeper. Mike was not present to discuss the options but he had shared them with Supervisor McCord earlier that day. A new Sweeper will cost \$220,580.00, the payments for a 4 year plan would be \$57,245, 5years \$46,000 6 years \$39,000. Bookkeeper Debbie Kane told Gloria the 6 year plan looks like the best option for us. Councilperson Freer asked what the interest rate would be, what is the life expectancy of the sweeper and is there a lease option to buy? Supervisor McCord said the past sweeper lasted 25 years. Councilperson Kyle Barnett will be talking to Mike tomorrow and will hopefully get those questions answered. It is a NYS law that we have to sweep. The Board will also look into the best way to finance.

EDDYVILLE BRIDGE TRAFFIC LIGHTS

The Eddyville Bridge will be under construction from March 16 until November. There will be only 1 lane of traffic during the construction phase.

CONTRACT RESOLUTION FOR TOWN BOARD SHARED SERVICES

Supervisor McCord said the State is making us sign a contract for shared services. We have always shared but they are requiring a signature. Town Clerk, Holly Netter, pulled the shared service contract that was on file and found the same contract had been signed in 1998 which was suppose to be renewed after 5 years.

NYSDERDA LETTER DATED 4/15/15 NYS DEC REQUIREMENTS

Supervisor McCord received a letter from Peter Keane which said we have 60 days to find a replacement contractor and show significant progress on 27 items that were itemized in a letter dated April 15, 2015 which was address to the late Supervisor Coutant. Councilperson Van Vliet said she recalled John having a meeting with the DEC and others to address those issues. Kyle Barnett was not present but she had spoken to him earlier that day and he too believes the items listed have been resolved. Supervisor McCord will follow up with DEC and Central Hudson regarding the matter.

A MOTION TO ADJOURN WAS MADE BY SUPERVISOR MCCORD AT 9:45PM AND SECONDED BY COUNCILPERSON WAYNE FREER. ALL MEMBERS PRESENT WERE IN FAVOR, MOTION CARRIED.

Respectively submitted,

Holly A. Netter
Town Clerk