

**TOWN OF ULSTER TOWN BOARD MEETING (9)**

APRIL 19, 2018

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

**ROLL CALL by Town Clerk, Suzanne Reavy:**

TOWN COUNCILMAN JOEL B. BRINK  
TOWN COUNCILMAN ERIC KITCHEN  
TOWN COUNCILMAN JOHN MORROW  
TOWN COUNCILMAN ROCCO SECRETO  
SUPERVISOR JAMES E. QUIGLEY 3<sup>rd</sup>

**ALSO IN ATTENDANCE:**

1. Highway Superintendent, Frank Petramale
2. Town Assessor, James Maloney
3. Police Chief, Kyle Berardi
4. Building Inspector, Kathy Moniz
5. 40+ audience members

**ADDITIONS OR CHANGES TO THE AGENDA—**

**PUBLIC DISCUSSION ON AGENDA ITEMS –**

1. Regis Obijiski, Ledge Rd  
Reads handout re: Lincoln Park Grid (attached)
2. Robert Barton, Riseley St.  
Re: Lincoln Park Grid  
Wants a list of where to obtain documents listed in the final scope. Has asked before that videotaping and air quality testing be done to determine disturbance area. Page 8 of the scope What are the benefits and who would be receiving benefits.
3. Dan Furman, 273 Riseley St.  
Re: Lincoln Park Grid and final scope  
Concerned with noise/a reasonable request. Ulstercitizens asked for noise test overnight 10pm-7am. We know someone read the comments regarding this.

*Supervisor:* Applicant can do more tests if received in writing.

*DF:* (To supervisor) Did you write this (final scope)?

*Supervisor:* No, two consultants did. I have to ask them your questions.

*DF:* States “evening”, not “overnight”. Will submit questions.

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4. Laura Hartmann, 45 Birch St  
Re: Lincoln Park Grid  
Sent email to Supervisor regarding alternatives. A 12,000MW facility proposed in NJ; if that happens our needs change. Wanted to offer this as an alternative suggestion.
  
5. Reno Budziak, 142 VanKeuren Hwy  
Re: Cypress Creek  
Can support this – beneficial. Does not have detrimental aspects to community. Asks CC to offer a lower rate than 10% reduction offered. We can negotiate. Ask applicant for environmental study of the site: mining operation; habitat changes as a result; threatened species safety. Depiction of site not realistic re: flora. Asks representatives tonight to be forthright in their representation.

**APPROVAL OF MINUTES – March 1<sup>st</sup> and 15<sup>th</sup>**

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*

**COMMUNICATIONS – None**

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**ABSTRACT OF CLAIMS**

*Presented by Councilman Brink (Previously reviewed by Councilmen Brink & Secreto)*

April, 2018

Prepaid Bills:	\$ 272,451.04
Abstract Bills:	\$ 521,665.76
Escrow Bills:	\$ 7,773.40
Reserve:	\$ 120.00

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**TOTAL:** \$ 802,010.20

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*

**BUDGET MODIFICATIONS**

**General  
Fund:**

Modify Appropriation A7140.401 (Rec.Equip.Reserve) to be funded through A5110 (Approp.Reserve-Bddy Bsktbl) Feb.20 & 27th & Mar.6th refereeing services Paul Remick	120.00
Modify Revenue A2770 (Misc.Rev.) and Appropriation A3120.109 (Police Services Full Time) police assistance at town hall for SF Picture,Inc.-movie production	857.43
Modify Revenue A2680 (Insur.Recoveries) and Appropriation A3120.421 (Veh. Maint.) check from U.S.Specialty Insur.Co. for loss to 2015 Police Ford Interceptor on 3/25/2018	2,660.82

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<b>Highway Fund:</b>	Modify Revenue D1289 (Oth. Dept. Income) and Appropriation D5142.420 (Gas & Oil) Jan.&Feb. Gas Reimb.-Oper.Funds	6,247.69
	Modify Revenue D1289 (Oth. Dept. Income) and Appropriation D5142.420 (Gas & Oil) Gas) Feb. Gas Reimb. (Ruby Fire Dist.)	105.13
	Modify Revenue D1289 (Oth. Dept. Income) and Appropriation D5142.420 (Gas & Oil) Feb. Gas Reimb. (Ulster Fire Dist.#1)	37.59
	Modify Revenue D1289 (Oth. Dept. Income) and Appropriation D5142.420 (Gas & Oil) Feb. Gas Reimb. (E.Kng.Vol.Fire Co.)	618.60
	Modify Revenue D1289 (Oth. Dept. Income) and Appropriation D5142.420 (Gas & Oil) Jan. Gas Reimb. (Town of Kng. Hwy. Fund)	984.59
	Modify Revenue D1289 (Oth. Dept. Income) and Appropriation D5142.420 (Gas & Oil) Feb. Gas Reimb. (Town of Kng. Hwy. Fund)	1,088.27
	Modify Revenue D1289 (Oth. Dept. Income) and Appropriation D5142.420 (Gas & Oil) Feb. Gas Reimb. (Ulster Fire Dist.#5)	143.40
	<b>Ulster Water:</b>	
Modify Revenue SW1.2665 (Sale of Equipment) and Appropriation SW1.8320.250 (Meters & Hydrants) purchase of frost plate from Wm. & Alice Bryant	50.00	
Modify Revenue SW1.2665 (Sale of Equipment) and Appropriation SW1.8320.250 (Meters & Hydrants) parts purchase for Kyle Persico	59.00	
<b>Set Up - Cap.Proj. Spring Lake Sewer Cap.Proj.-</b>	<b>Revenues:</b>	
	HH2-4990 Fed.Aid - Sewer Capital Project	750,000.00
	HH2-5031 Interfund Transfer - Town Funding	53,500.00

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<b>Small Cities</b> <b>#1159PR5-17</b> <b>\$803,500.00</b>	<b>Appropriations:</b> HH2-8110.200 Construction 690,600.00 HH2-8110.400 Engineering 82,900.00 HH2-8110.401 Administrative Services 30,000.00
<b>Highway Fund:</b>	Modify Revenue D1270 (Shared Service Charges) and Appropriation D5130.422 (Equip.Maint.) reimb. For LeeBoy 8515 paver repairs from  Modify Revenue D1270 (Shared Service Charges) and Appropriation D5130.422 (Equip.Maint.) reimb. For LeeBoy 8515 paver repairs from

**TRANSFERS:**

<b>General Fund:</b>	<b>Transfer From</b> A1990.480 Contingency A9040.800 Workers' Comp.	<b>Transfer To</b> A8160.421 Veh.Maint. 600.00 A1990.480 Contingency 19,074.48
<b>Highway Fund:</b>	<b>Transfer From</b> D9040.800 Workers' Comp. D9040.804 Workers' Comp. D.9710.600 Serial Bond/Prin.	<b>Transfer To</b> D5142.446 Salt 3,240.03 D5142.446 Salt 2,251.54 D5142.446 Salt 18,630.02
<b>Water Districts:</b>	<b>Transfer From</b>	<b>Transfer To</b>
<b>Halcyon Park</b>	SW2.9060.800 Hosp.&Dntl.	SW2.9030.800 Soc.Sec. 150.00
<b>Spring Lake</b>	SW3.9060.800 Hosp.&Dntl.	SW3.9030.800 Soc.Sec. 150.00
<b>Bright Acres</b>	SW4.9060.800 Hosp.&Dntl.	SW4.9030.800 Soc.Sec. 150.00
<b>Glenerie</b>	SW5.9060.800 Hosp.&Dntl.	SW5.9030.800 Soc.Sec. 150.00
<b>Cherry Hill</b>	SW6.9060.800 Hosp.&Dntl.	SW6.9030.800 Soc.Sec. 150.00
<b>East Kingston</b>	SW7.9060.800 Hosp.&Dntl.	SW7.9030.800 Soc.Sec. 146.00
<b>Sewer Districts:</b>	<b>Transfer From</b>	<b>Transfer To</b>
<b>Whittier Sewer</b>	SS1.9060.800 Hosp.&Dntl.	SS1.9030.800 Soc.Sec. 146.00
<b>Wash.Ave.Sewer</b>	SS3.9060.800 Hosp.&Dntl.	SS3.9030.800 Soc.Sec. 144.00

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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*

**Presentation of Retirement Award for Sgt. Peter Palen**  
*Presented by Councilman Morrow & Chief Berardi*

**COMMITTEE REPORTS:**

1. Buildings and Grounds (Councilman Kitchen): Nothing to report
2. Recreation (Councilman Kitchen): Easter egg hunt successful; summer camp registration at the Town Clerk's office .
3. Highway (Councilman Morrow): Completed street sweeping; enhancing Tuytenbridge Rd by taking the sharp curve out.
4. Water (Councilman Kitchen): 17 water breaks since 1/1 (16 breaks in six weeks); 126 service calls; flushing of hydrants in Bright Acres and Glenerie; staff members attended Dig Safe seminar for safety.
5. Wastewater (Councilman Secreto): Upgrades to the pump station; Getting ready for disinfection system; Superintendent & employees going to local stores to ensure grease pits are working correctly; Katrine Lane – working on design; Awarded a grant for the Spring Lake area; Whittier – new power pole lines and descaled and repainted; eliminated inflow problems with collection systems; thanks water and highway; sewer dept helps out during water breaks.
6. Personnel (Councilman Morrow): Constantly hiring; summer help new hires for water, highway, and recreation departments.

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7. Planning/Building/Assessing (Councilman Brink): Building: Shop Rite went under renovations and will be done in approx. three weeks; Lia Honda coming along well and completion in July/August; Fire inspections underway; recently hired a new Code Enforcement Officer.

*Councilman Secreto:* Is a bread vendor and reminds all that the road behind Shop Rite (between ShopRite and Town transfer station) is now a one-way street to protect the vendors. Cars cannot go through there to get from Home Depot to Miron Lane.

8. Constituent Services Committee (Councilman Secreto): Nothing to report.

**New business:**

**Presentation and Acceptance of the Town Clerk's Monthly Report for the month of March 2018**

MOTION: Councilman Brink  
SECOND: Councilman Morrow

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

**CARRIED**

**Presentation and Acceptance of the Supervisor's Monthly Report for the month of March 2018**

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**

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**Presentation of Intermunicipal Agreement between TOU and Ulster 5<sup>th</sup> District for EMS Services in relations to TOUPD Emergency Services Unit**

To be discussed at next meeting

**Presentation of Resolution authorizing the Supervisor to sign the Intermunicipal Agreement between TOU and Ulster 5<sup>th</sup> District for EMS Services in relation to TOUPD Emergency Services Unit**

To be voted on at a future meeting

**Motion to authorize the Supervisor to sign a Consulting Agreement with Computel Consultants of Earlville, NY. for the audit of the Town's Street Light Accounts with Central Hudson for the period from the completion of the last audit to date**

*Supervisor:* Completion was 6.5 years ago; town rec'd refund of \$4,000. Consultants claim 1/3 of fees. Prudent for the Town to consider audit prior to the Town's purchase of street light inventory in the Town from the utility and conversion to LED.

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 authorize the extension of the Uniform Contract with Uniforms USA as stated in the original contract**

MOTION: Councilman Secreto

SECOND: Councilman Morrow



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

*CARRIED*

**Motion to authorize the hiring of one seasonal employee for the Water Department**  
*Presented by Councilman Morrow, Personnel*

Michael VonAhnen: Seasonal; non-union; start date 4/30/18; \$11/hour

MOTION: Councilman Brink  
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 authorize the hiring of one seasonal employee for the Recreation Department**  
*Presented by Councilman Morrow, Personnel*

Randy Sauers: Attendant at Post Park; seasonal; start date 5/1/18; \$11.75/hour

MOTION: Councilman Brink  
SECOND: Councilman Secreto

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

*CARRIED*

APRIL 19, 2018

**Resolution declaring the Town of Ulster Town Board as Lead Agency with Respect to an Action Proposed by the Town of Ulster, Spring Lake Sewer District Phase 1 for the construction of a Sanitary Sewer System in the Spring Lake area of the Town of Ulster**

**RESOLUTION OF THE TOWN BOARD**

**Town of Ulster**

**Ulster County, New York**

**Whereas**, the Town of Ulster intends to undertake a capital improvement involving the extension of sanitary sewer service to the Spring Lake Mobile Home Park and properties that currently lack a sewer connection on Golf Terrace, Catskill Avenue and Lucas Avenue; and

**Whereas**, the project requires that an Environmental Review be conducted pursuant to Article 8 of the Environmental Conservation Law, Part 617 of NYCRR (SEQRA); and

**Whereas**, the project is an unlisted action pursuant to SEQRA, and

**Whereas**, the Town Board desires that the project undergo a coordinated review; and

**Whereas**, the actions required by the Town Board includes project financing and contracting.

**Therefore, be it resolved** that the Town Board declares its desire to be Lead Agency and authorizes the Town Clerk to distribute a Lead Agency Coordination Form and Environmental Assessment Form to the other involved agencies.

MOTION: Councilman Brink

SECOND: Councilman Kitchen

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

*CARRIED*

APRIL 19, 2018

**Resolution to authorize the opening of a new bank account BOGC for the CDPHP Health Debit Card Requirement**

**RESOLUTION AUTHORIZING THE TOWN OF ULSTER SUPERVISOR TO OPEN A NEW CHECKING ACCOUNT AT THE BANK OF GREENE COUNTY**

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 the Bank of Greene County

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 the Bank of Greene County an official depository for town funds.
2. That the Town Board of the Town of Ulster authorizes the Supervisor to open the following checking account at the Bank of Greene County according to the terms and conditions of the authorizations granted in this resolution:
  - A. Choice One Care – ACH checking account
3. That the Bank of Greene County 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 3<sup>rd</sup>, Town Clerk Suzanne Reavy, Town Bookkeeper Ann Mitchell, regardless of by whom the facsimile signatures may have been affixed thereon, if the signature resembles the facsimile specimens furnished to the Bank of Greene County. 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 the Bank of Greene County 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*

APRIL 19, 2018

**Resolution Updating Summer Camp Payment Policy and 2018 Fee Schedule**

*Supervisor:*

1. No change in fees
2. Payment policy: Going forward, if you owe prior years' fees, you will be required to pay those in full before registering the next year.

**RESOLUTION OF THE TOWN BOARD**  
**TOWN OF ULSTER**

**Resolution Updating Summer Camp Payment Policy and 2018 Fee**  
**Schedule**

WHEREAS, the Town of Ulster Recreation Department runs an annual Summer Camp at Robert Post Park for the youth of the Town of Ulster; and

WHEREAS, parents will sign up their children for Summer Camp during after-hours registration sessions held at Town Hall; and

WHEREAS, parents will occasionally sign up their children for Summer Camp while physically at Post Park during the first or second week of camp; and

WHEREAS, it is important that the Town of Ulster Town Board establish a policy for the collection of funds for Summer Camp tuition and the distribution of receipts for paid tuition;

NOW, THEREFORE, BE IT RESOLVED, that the Town hereby readopts the following policy for the collection of funds for Summer Camp tuition and the distribution of receipts for paid tuition:

1. Recreation Department Head Jeffrey Hayner, and his Camp Director and Assistant Directors – but not counselors – may accept Registration Forms containing information on the tuition to be charged and may collect checks and money orders from parents and guardians for Summer Camp Tuition;
2. Upon receipt of a check or money order, an official Town receipt must be given to the payor;
3. By the close of the next ensuing business day, the checks or money orders and all Registration Forms and copies of receipts with an adding machine tape totaling the batch must be turned over to the Town Clerk for reconciliation and recording.
4. Registrants still owing prior years fees, must pay current years fees in full, prior to the start of Summer Camp
5. The attached 2108 Summer Camp Information and Fee Schedule are hereby ratified

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**Town of Ulster 2018 Summer Camp Information**  
**Sign Up will be at the Town of Ulster Town Clerk's Office:**  
**Monday-Friday, 8:00am - 4:00pm**

**CPR, First Aid and AED Trained Staff on Site for your Children's Safety!!**  
**Children Ages 5-13 years of age**

**June 25 - August 17, 2018 (8 weeks)**  
**9:00 AM - 3:00 PM**

**2018 CAMP FEES**

	<b>One Child</b>	<b>Each additional Camper</b>
<b>Resident</b>	<b>\$275.00</b>	<b>\$75.00</b>
<b>Non-Resident</b>	<b>\$275.00</b>	<b>\$75.00</b>

**DUE AT SIGN UP, NO REFUNDS**

**CHECKS, CASH, MONEY ORDERS OR CREDIT CARD(3% service fee applies)**

- Parents are responsible for providing lunch and drinks (NO SODA, NO GLASS containers!). Note: Drinks cannot be refrigerated. Please send enough for the day, a 1/2 gallon thermos is best
- Clothing should be appropriate for camp activities and weather. No clothing with offensive wording.
- Campers must wear sneakers(NO SANDALS)
- Label all of your child's belongings
- **All medication** must be properly labeled and given *directly to the Camp Director*
- Rain days **may** cause camp to be cancelled. Check online at <http://townofulster.org> OR listen to either WGHQ or WKNY or on FACEBOOK at "Town of Ulster Recreation Department"
- Profanity, name calling, fighting or any other improper conduct by a camper will not be tolerated. A camper displaying inappropriate behavior **will be** expelled from the program.
- **PLEASE be prompt** in picking up your camper(s)!! Camp ends at 3:00pm.
- Only designated persons may pick up camper from camp (see permission slip)
- Parents/Guardians are responsible for signing in late arrivals & signing out early dismissals. Please send note with camper(s) if planning an early departure.

**Required Forms and Paperwork for Sign Up -- ALL FORMS ARE DUE UPON REGISTRATION:**

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1. Town of Ulster Summer Camp Permission Slip
2. Town of Ulster Recreation Medical Form
3. Camper's Current Immunization Record
4. Copy of Drivers License AND Any additional ID's needed for camper pickup

**HOW TO REGISTER & FORMS OF PAYMENT:**

1. Payment due at registration -- IN FULL
2. Payment at Town Clerk's Office -- Cash, Check, Credit Card (please note: credit & debit card transactions add an additional 3% processing fee)
3. Payment at Camp -- CHECK ONLY

MOTION: Councilman Secreto

SECOND: Councilman Brink

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

*CARRIED*

**Old business:**

**Presentation by Cypress Creek on Community Presentation on 3- 2MW Community Solar Farms on Route 32S**

Brian Stumpf, Zoning & Outreach Manager, Cypress Creek Renewables

Re: Last night's community meeting at the Town hall – 30-40 people present; had displays in the room; two different areas: environmental and engineers; great conversation; answered a lot of questions. Majority of comments were positive. Would like to talk about pollinator at another community meeting: landscaping, seed mix; wildflowers.

With him tonight is Annie McQuellan.

Submits locations for balloon test. Max height of solar panels is 12' around project area and test visibility from the road.

*Supervisor:* Have you identified locations of receptors as to where you will take pictures from?

*Stumpf:* Will leave it up to the residents taking their own pictures. Open to locations.

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*Supervisor:* Requirements & measurements to be met during leaf-off season. Now under the gun. Today a notice was posted on Town Website; 300+ letters mailed to impacted neighboring residents; balloon test 4/24 at 3:30 pm; weather date is the following day.

*Stumpf:* We appreciate that. Wants to be open, transparent, thorough.

Tom Puchner, Phillips Lytle – Environmental Review

3/14/18 had a meeting with Town & Cypress Creek representatives regarding SEQR process. There we proposed scoping process to identify environmental impacts. Cypress can prepare a scope identifying and summarizing potential environmental impacts and studies. Can present to town at a public meeting; update scope after and with public comments. Public hearing to consider final scope to determine all aspects are addressed. Further studies can be discussed or Pos Dec can be done as well. Anticipates submission by 5/7/18.

*Supervisor:* Revised site plan with attachments. Scope of actions have changed. In order for us to move forward we need updated application and supporting documents. Encourages them to get the application for review.

*Pleckner:* We need to get in touch with Alan (Sorensen).

### **Discussion and presentation of Special Permit for Pietro & Mario Altomare, Ruby Estates, SBL: 39.1-5-13.2**

Stephen Hagopian, Engineer

Presentation with board/outline. Existing park sitting on 8.6 acres and 15 mobile homes; plan is to add six additional units. Proposal includes wastewater collection system; each unit has its own septic tank. Total limit is 8000 gallons/day. Existing system allows 4500 gallons/day (300 gallons/day x 15 units). Additional six units to add additional 1800 gallons/day = 6300/day. Still would be under 8000..

David Allen (Building Dept) and Chief Dachenhausen (Ruby FD) have looked at site and are satisfied with the design. Highway Supt Petramale found plan acceptable.

*Councilman Secreto:* Regarding traffic, how much additional?

*SH:* Additional 1-2 per unit.

*Supervisor:* Are there any required modifications to the system?

*SH:* Existing water system contains three wells. Satisfactory as existing. Right now under review by UC Health Dept.

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*Supervisor:* Using existing disposal capacity?

*SH:* Yes. Avoided construction in wetland areas

***DISCUSSION RE: DEED between Gary Feddes, resident; Hagopian; and Town Board***

Feddes states that there are deed restrictions there.

*Supervisor:* Complete referral back to Planning Board. Legitimate reason to believe that there are deed restrictions. To give instruction to Planning Board to look at regarding traffic and deed restrictions. Will make sure neighbors are made aware of this Planning Board meeting.

**MOTION to refer back to Planning Board**

MOTION: Councilman Brink

SECOND: Councilman Secreto

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

***CARRIED***

*Supervisor: To Altomare & Hagopian:* Get the deed to the Planning Board. No issues with wetlands or water/sewer. Issue is with traffic and deed. *To Feddes:* Would like list of other objections.

Garth Godfrey, South Rd

What land is going to be disrupted. Other documentation said less than one acre. Presentation shows more than 1 acre.

*Supervisor:* Discuss this with Planning Board.



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**Motion to set a Public Hearing for CCA Law for Thursday, May 3, 2018 at 7:10pm**

MOTION: Councilman Brink  
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 authorize the Supervisor to sign the 2018 OCR Small Cities Competition Agreement between the TOU and Mark Blauer for development of a Grant Application**

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 set a Public Hearing for 2018 CFA Application for Office of Community Renewal – Community Development Block Grant Program Funds, Thursday, May 17, 2018 at 7:15 pm**

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*

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**Motion to award bid for Full Depth Recycling & Stabilization Services**

*Awarded to Peckham Road Corporation*

MOTION: Councilman Brink  
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 award bid for Cold Planing Road Services**

*Awarded to Peckham Road Corporation*

MOTION: Councilman Brink  
SECOND: Councilman Morrow

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

*CARRIED*

**Presentation of Local Law\_\_\_ of 2018: Modification of Section 190-14 of the Town of Ulster  
Zoning Code: Storage Containers**

Presentation only. No action required.

APRIL 19, 2018

**Resolution declaring the Town of Ulster Town Board as Lead Agency With Respect to an Action Proposed by Uncle B's Car Wash & Quick Lube, Site Plan Approval, SBL # 48.7-1-12.110, 400 - 416 Old Neighborhood Road, Kingston, NY**

**RESOLUTION**

**TOWN OF ULSTER TOWN BOARD**

**Initiation of SEQR Unlisted Action-Coordinated Review**

**Uncle B's Car Wash & Quick Lube**

S-B-L: 48.7-1-12.110

**WHEREAS**, Bart Penessa dba Uncle B's Car Wash Inc. with the consent of JBCR, LLC (Property Owner) – is seeking Site Plan approval for the construction of a mixed use commercial development consisting of a 7,992 square-foot (sf) car wash & lube with twelve (12) vacuum stations, room to stack 25 vehicles for the car wash and fourteen (14) cars for the quick lube; a 4,000 sf “bank/restaurant” building; and a 22,500 sf 3-story office building with access from Old Neighborhood Road and total on-site parking for 74 motor vehicles; and

**WHEREAS**, the proposed uses are allowed within the RC-Regional Commercial Zoning District subject to Site Plan approval; and

**WHEREAS**, the Town of Ulster Town Board has the authority to approve the Proposed Action since more than 2,500 SF of new gross floor area is proposed with this Site Plan application, upon a favorable recommendation from the Town of Ulster Planning Board; and

**WHEREAS**, the materials submitted in support of the Proposed Action includes:

- *Cover Letter* prepared by Richard K. Tompkins, Architect, AIA dated February 26, 2018;
- *Consent Form* signed by a member of JBCR, LLC H. Jonathan Baurer, dated 2/21/18;
- *Application for Site Plan Review* prepared by JBCR, LLC dated February 21, 2018;
- *Short EAF Part 1* prepared by the applicant Bart Panessa dated March 3, 2018; and
- *Proposed Site Plan* prepared by Richard K. Tompkins, Architect, AIA dated February 26, 2018.

**WHEREAS**, the Town of Ulster Planning Board, upon review of the application materials determined the Proposed Action was an *Unlisted Action* pursuant to 6NYCRR Part 617 of State Environmental Quality Review (SEQR) Law; and

**WHEREAS**, Involved Agencies include: Town of Ulster Town Board (Site Plan Approval) NYSDEC (General Permit for Construction Activities and SWPPP), Town of Ulster Highway Department (access from Old Neighborhood Road), NYSDOT (traffic circulation, drainage, sidewalks), and; and

**WHEREAS**, Interested Agencies include the Town of Ulster Planning Board (Advisory Recommendation to the Town Board), Ulster County Planning Board and U.S. Fish & Wildlife Service and New York State DEC for consultation regarding Threatened and Endangered Species (Northern Long-eared Bat); and

**TOWN OF ULSTER TOWN BOARD MEETING (9)**

APRIL 19, 2018

**WHEREAS**, the Town's Consulting Planner recommended to the Planning Board that the Proposed Action be referred to the Town Board for the sole purpose of initiating a SEQR *Unlisted Action-Coordinated Review* with the Town Board so named as Lead Agency; and

**WHEREAS**, the Town of Ulster Planning Board, at its March 13, 2018 meeting, referred this matter to the Town Board for the sole purpose of initiating a SEQR *Unlisted Action-Coordinated Review* with the Town Board so named as Lead Agency.

**NOW THEREFORE BE IT RESOLVED**, the Town of Ulster Town Board, based upon the above and its own review of the application materials, hereby Declares its intent to be Lead Agency for an Unlisted Action-Coordinated Review and directs the Deputy Town Clerk to circulate a Notice of Intent to all Involved Agencies.

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 accept Final Scope for the Lincoln Park Grid Support Center**

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*

**TOWN OF ULSTER TOWN BOARD MEETING (9)**

APRIL 19, 2018

*Supervisor:* Proposes two modifications to the Scope. 1<sup>st</sup> on Page 29 under paragraph “O. Noise, 1. Existing Conditions”. The word “end” removed, comma inserted, “and” put after “evenings” and the word “overnight” be inserted.

**MOTION to accept first modification:**

MOTION: Councilman Brink  
SECOND: Councilman Morrow

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

*CARRIED*

*Supervisor:* Second amendment: Page 29, continuation of section ”N. Air Resources, paragraph two, Potential Air Quality Impacts, (c) Regulatory Review, end of last paragraph” Insert: “The discussion shall examine the estimated number of days the gas fired/diesel fired plant engines are anticipated to be in operation each year. The DEIS should also include an analysis of any potential odor impacts on surrounding receptors.”

**MOTION to accept second modification**

MOTION: Councilman Brink  
SECOND: Councilman Morrow

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

*CARRIED*

**TOWN OF ULSTER TOWN BOARD MEETING (9)**

APRIL 19, 2018

**MOTION to accept Final Scope as modified**

MOTION: Councilman Brink  
SECOND: Councilman Secreto

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

*CARRIED*

**Discussion on East Kingston Fire Cleanup**

Supervisor; Town Board authorized filing an Order to Show Cause in Ulster County Supreme Court, asking Judge permission to enter site to conduct haz mat cleanup and add expense to tax bill for subject property. Motion submitted over a week ago; property owner did not submit opposition. Town attorney drew up document to authorize town to enter property for cleanup; we are awaiting Judge Mott's signature; hoping to receive in a week; Town will then engage professional contractor for cleanup of the site.

**PUBLIC COMMENT**

1. Angela Buzzanco, Sawkill Ruby Road:

What about logging permit?

*Supervisor:* Does not have Lead Agency consent yet. Will be up on 4/23/18; will be on the 5/3 agenda.

2. Dan Furman, Riseley St.

Thanks Town Board for amendments to the Final Scope.

Also, commends the Town departments doing an excellent job.

3. Laura Hartmann., Birch St

Thanks Supervisor for work on Cypress Creek. Keep communication open.

Question about DEC's comment regarding environmental justice, stating that Ulster Gardens not include in that (refers back to Regis's comments). Her understanding is that it is not in DEC guidelines that lists certain places that should be considered. How do we get Ulster Gardens /Seven Greens/Birches on there?

## TOWN OF ULSTER TOWN BOARD MEETING (9)

APRIL 19, 2018

*Supervisor:* Read what environmental justice standards pertain to. May not be applicable to this project. There is a clause in the letter that states, "if applicable". Statutes state that environmental justice pertains to projects greater than 25 MW. Environmental Justice areas are established based on census tracts and incomes reported from census process.

*LH:* Will do more research. Also reminds everyone about Earth Day (4/22) Celebration at Chambers School.

#### 4. Dave DuBord, Managing Partner at Angela's Pizza

Regarding 4/7/18 coin drop on Route 9W. Fundraiser was for a man in need of help for medical bills. States that Councilman John Morrow shut the operation down.

*Supervisor:* Upon hearing of this coin drop and the backup of traffic, he called NYSDOT asking what permits are required. It is illegal to hinder traffic. We have to use discretion and enforce laws. Traffic backed up from Potter Hill Rd to Adams. We do not desire to shut these down even though they are illegal unless they are a hindrance to traffic. Major problem on a weekend.

*DD:* Ulster Hose does the same thing on Ulster Ave. Problem people had was that there were motorcycles present.

*Councilman Morrow:* Terribly misinformed. Never called the Sheriff's Dept; called the Town of Ulster Police informing them that there was a traffic problem and to fix the traffic congestion problem. Town does not have the authority to supersede a state law. Cannot solicit on any road that is open for state traffic

*Councilman Kitchen:* We have to come to conclusion. We have to get together to accommodate this; Dave does good things. Possibly have this on a different road. Does not have a problem with this.

*DD:* Had a Deputy Sheriff there most of the day to participate.

#### 5. Lois Smith, Deer Run

Dealing with zombie property over a year now; hats off to UPD for their attention to this issue.

~~ End of Public Comment ~~

**TOWN OF ULSTER TOWN BOARD MEETING (9)**

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APRIL 19, 2018

**MOTION to enter Executive Session (8:34 pm)**

MOTION: Councilman Secreto

SECOND: Councilman Brink

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

*CARRIED*

**RETURN from Executive Session:** No Action taken; Nothing to report.

**MOTION to adjourn (8:44 pm):**

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*

Respectfully Submitted by Suzanne Reavy  
Ulster Town Clerk