

TOWN OF ULSTER TOWN BOARD MEETING (14)  
July 18, 2019

**~ Public Hearing Scheduled:**

**7:10 pm – Public Hearing for Local Law \_\_\_\_\_ of 2019: A Local Law to Establish an Industrial and Commercial Incentive Board**

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**CALLED TO ORDER BY SUPERVISOR QUIGLEY, CHAIRMAN at 7:02 PM**

**SALUTE TO THE FLAG**

**MOMENT OF SILENCE for Town Assessor, James Maloney**

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

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

**ALSO IN ATTENDANCE:**

1. Kyle Berardi, Police Chief
2. Kathy Moniz, Building Inspector
3. Jason Kovacs, Town Attorney
4. Seven town residents

**ADDITIONS OR CHANGES TO THE AGENDA— Three**

1. Modification to the Hampton Inn Sewer Bill
2. Referral from Town Planning Board to the Ulster County Planning Board for their review (the Local Law re: Utility Company Structure)
3. Motion to approve construction of a fence at the Police Department driveway

**PUBLIC DISCUSSION ON AGENDA ITEMS – None**

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**APPROVAL OF MINUTES – June 6<sup>th</sup> and June 20<sup>th</sup>**

MOTION: Councilman Secreto  
SECOND: Councilman Brink

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

*CARRIED*

**COMMUNICATIONS –**

1. Letter read from Helene & Robert Browning, Eddyville residents, regarding the status of Buc's Junkyard.

Supervisor: Building department has been monitoring the site. Supervisor will follow up with the writer.

2. Letter read from Jessica Caserto, Director, Transmission & Distribution Planning, Central Hudson  
Central Hudson planning to develop a Training Academy and Transmission & Distribution Primary Control Center adjacent to existing facility located on Ulster Ave in Lake Katrine. Central Hudson announces informational open house at the Kingston office, 2001 Ulster Ave, Lake Katrine, on Wednesday, July 24<sup>th</sup> from 3pm – 7pm.

Supervisor: Letter to be advertised on the Town Website.

**ABSTRACT OF CLAIMS**

*Presented by Councilman Secreto*

July, 2019

Prepaid Bills:	\$ 336,264.49
Abstract Bills:	\$ 428,569.50
Escrow Bills:	\$ 6,710.00
Reserve:	\$ 983.39
<b>TOTAL:</b>	<b>\$ 772,527.38</b>

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MOTION: Councilman Morrow  
SECOND: Councilman Brink

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

*CARRIED*

**BUDGET MODIFICATIONS**

*Presented by Councilman Secreto*

**General  
Fund:**

Modify Appropriation A7140.401 (Rec.Equip.Reserve) to be funded through A5110 (Approp.Reserve-Softball League) electric at Orlando St. Ballfield	666.57
Modify Appropriation A7140.401 (Rec.Equip.Reserve) to be funded through A5110 (Approp.Reserve-Softball League) electric at Orlando St. Ballfield	406.09
Modify Revenue A2770 (Misc.Revenues) and Appropriation A3121.101 (O.T. Wages) check from Calling Grace Productions LLC -HBO Movie Detail for I Know This Much Is True	8,462.36
Modify Revenue A2615 (NYS STOP DWI -Drug Evaluation) and Appropriation A3121.101 (Overtime A3120.101 (OT Wages) check from NYS STOP-DWI FOUNDATION for drug evaluation services provided by Officer Miller	129.33
Modify Appropriation A7140.401 (Rec.Equip.Reserve) to be funded through A5110 (Approp.Reserve-Softball League) for lag bolts & post set at Orlando St. Ballfield from Herzog Supply	63.36
Modify Appropriation A7140.401 (Rec.Equip.Reserve) to be funded through A5110 (Approp.Reserve-Softball League) repair lights at Orlando St. Ballfield -Maggiore Electric Electric	513.94

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Modify Revenue A2650 (Sale of Scrap) and Appropriation A3120.430 (Clothing/ Cleaning) check from Baroni Scrap Metal LLC for empty brass shell casings at Shooting Range - Police Dept.	3,405.55
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**Highway  
Fund:**

Modify Revenue D1289 (Oth. Dept. Income) and Appropriation D5110.420 (Gas & Oil) May Gas Reimb.-Oper.Funds	8,405.79
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Modify Revenue D1289 (Oth. Dept. Income) and Appropriation D5110.420 (Gas & Oil) Oil) May Gas Reimb. (Ruby Fire District)	127.01
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Modify Revenue D1289 (Oth. Dept. Income) and Appropriation D5110.420 (Gas & Oil) Oil) May Gas Reimb. (E.Kng.Vol.Fire Co.)	427.61
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Modify Revenue D1289 (Oth. Dept. Income) and Appropriation D5110.420 (Gas & Oil) Oil) May Gas Reimb. (Town of Kng.Hwy.Fund)	765.80
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**Highway  
Fund:**

Modify Revenue D1289 (Oth. Dept. Income) and Appropriation D5110.420 (Gas & Oil) Oil) May Gas Reimb. (Ul.Fire Dist.#1)	139.31
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Modify Revenue D1289 (Oth. Dept. Income) and Appropriation D5110.420 (Gas & Oil) Oil) May Gas Reimb. (Ul.Fire Dist.#5)	81.62
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Modify Revenue D1289 (Oth. Dept. Income) and Appropriation D5110.420 (Gas & Oil) Oil) June Gas Reimb. (E.Kng.Vol.Fire Co.)	\$394.04
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**Bright  
Acres  
Water:**

Modify SW4.8320.400 (Engin.Servs.) to be funded through SW4.5990 (Approp. Fund Bal.) for engineering expenses	1,550.00
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**UI.Water:**

Modify Revenue SW1.2665 (Sale of Equipment) and Appropriation SW1.8320.409 (Repairs & Supplies)	
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**Hwy. Salt Shed Replace. Cap.Proj.** Modify Revenue HH4.5031 (Interfund Transfer) and Appropriations HH4.5197.200 (Construction) and HH4.5197.400 (Engineering) town funding expenses - Salt Shed

**BUDGET TRANSFERS**

<b>General Fund:</b>	<b>Transfer From</b>	<b>Transfer To</b>	
	A.1220.404 Payroll Services	A.1220.410 Computer Technology	1,000.00
	A.5132.454 Maintenance	A.5132.409 Repairs & Supplies	1,000.00
<b>Ulster Sewer:</b>	<b>Transfer From</b>	<b>Transfer To</b>	
	SS2.1910.400 Unalloc.Insur.	SS2.8130.438 Engineer	1,053.00
	SS2.1930.400 Judgements/Claims	SS2.8130.438 Engineer	1,849.00

MOTION: Councilman Brink  
 SECOND: Councilman Morrow

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

*CARRIED*

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**7:10 pm – Public Hearing for Local Law \_\_\_\_\_ of 2019: A Local Law to Establish an Industrial and Commercial Incentive Board**

**MOTION to open the Public Hearing (7:09 pm)**

MOTION: Councilman Morrow  
SECOND: Councilman Brink

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

*CARRIED*

*~No Comment~*

**MOTION to close the Public Hearing (7:10 pm)**

MOTION: Councilman Morrow  
SECOND: Councilman Secreto

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

*CARRIED*

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**New Business**

**Presentation and Acceptance of the Town Clerk's Monthly Report for the month of June 2019**

MOTION: Councilman Brink  
SECOND: Councilman Secreto

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

*CARRIED*

**Presentation and Acceptance of the Supervisor's Monthly Report for the month of June 2019**

MOTION: Councilman Morrow  
SECOND: Councilman Brink

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

*CARRIED*

**Motion to authorize the Supervisor to sign the letter of support for ARC- Mid-Hudson 2019 Consolidated Funding Application**

MOTION: Councilman Morrow  
SECOND: Councilman Secreto

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

*CARRIED*

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**Motion to authorize the hiring of three seasonal employees for the Recreation Department**

1. Madisyn Beisswenger
2. Steven Kolbeck
3. Donte Groppuso

All \$11.10/hour; seasonal; no benefits; requested by Jeff Hayner

MOTION: Councilman Morrow

SECOND: Councilman Secreto

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

*CARRIED*

**Motion to authorize the hiring of two part-time dispatchers for the Police Department**

1. Daniel Castellanos
2. Adrianna Alecca

\$15.91/hour; union; Part time; requested by Chief Berardi

MOTION: Councilman Morrow

SECOND: Councilman Secreto

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

*CARRIED*



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**Motion to authorize the Town Clerk to attend the NY Digital Government Summit 2019, September 12th and 13th in Albany N.Y.**

MOTION: Councilman Secreto

SECOND: Councilman Brink

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

*CARRIED*

**Motion to authorize Supervisor to sign letter of Consent for NYPA to be Lead Agency on SEQR Review for NYPS Communications Backbone Execution Plan for Western to Central/Southern New York**

MOTION: Councilman Brink

SECOND: Councilman Secreto

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

*CARRIED*

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**Resolution setting a Public Hearing for the Issuance of \$762,000 in Bonds for the Reconstruction of the Halcyon Park Water Storage Tank, Halcyon Park Water District Thursday, August 1, 2019 at 7:10PM**

In the Matter of The Increase and Improvement of the Facilities of the Halcyon Park Water District, in the Town of Ulster, Ulster County, New York	ORDER CALLING PUBLIC HEARING
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WHEREAS, the Town Board of the Town of Ulster, Ulster County, New York, has caused to be prepared a map, plan and report, including an estimate of cost, pursuant to Section 202-b of the Town Law, relating to the increase and improvement of the facilities of the Halcyon Park Water District, in the Town of Ulster, Ulster County, New York (the "Water District"), consisting of the replacement of the existing water storage tank, at a maximum estimated cost of \$762,000; and

WHEREAS, it is now desired to call a public hearing on the question of the increase and improvement of the facilities of said Halcyon Park Water District, in the matter described above, and to hear all persons interested in the subject thereof, concerning the same, in accordance with the provisions of Section 202-b of the Town Law; NOW, THEREFORE, IT IS HEREBY

ORDERED, by the Town Board of the Town of Ulster, Ulster County, New York, as follows:

Section 1. A public hearing will be held in the Town Hall, in Ulster, New York, in said Town, on August 1, 2019, at 7:10 P.M., Prevailing Time, on the question of the increase and improvement of the facilities of the Halcyon Park Water District, in the Town of Ulster, Ulster County, New York, in the manner described in the preambles hereof, and to hear all persons interested in the subject thereof, concerning the same, and to take such action thereon as is required or authorized by law.

Section 2. The Town Clerk is hereby authorized and directed to cause a copy of the Notice of Public Hearing hereinafter provided to be published once in the official newspaper, and also to cause a copy thereof to be posted on the sign board of the Town, such publication and posting to be made not less than ten, nor more than twenty, days before the date designated for the hearing.

Section 3. The notice of public hearing shall be in substantially the form attached hereto as Exhibit A and hereby made a part hereof.

Section 4. This Order shall take effect immediately.

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MOTION: Councilman Brink  
SECOND: Councilman Secreto

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

*CARRIED*

July 18, 2019

**Old business:**

**Resolution granting Site Plan Approval for Douglas Kleeschulte, c/o Durling Realty, LLC dba Scrub-a-Dub Car Wash, 640 Washington Ave. (NYS Route 28), SBL: 48.14-1-18.100**

**RESOLUTION**  
**TOWN OF ULSTER TOWN BOARD**  
**Site Plan Approval**  
**Douglas Kleeschulte c/o Durling Realty, LLC dba Scrub-a-Dub Car Wash**  
**640 Washington Avenue (NYS Route 28)**  
S-B-L: 48.14-1-18.100

**WHEREAS**, the applicant – Douglas Kleeschulte c/o Brinnier & Larios, PC – is seeking Site Plan approval to develop a car wash on the subject site, consisting of a 3,300 square-foot car wash with access from an existing access driveway abutting the Quick Chek establishment and configuration that would allow vehicles going through the car wash to re-enter the Quick Chek store or to exit via the existing access driveway onto NYS Route 28; and

**WHEREAS**, pursuant to Chapter 145 of the Town Code, the Proposed Action is subject to Site Plan review and approval by the Town of Ulster Town Board since the Proposed Action involves more than 2,500 sf of new building area; and

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

- *Site Plan Consent Form* signed by representative with Durling Realty, LLC dated 2/25/2019;
- *Application for Site Plan Review* signed by Douglass Kleeschulte, dated 2/25/2019;
- *Short EAF Part 1* prepared by Douglass Kleeschulte, dated 2/25/2019;
- *Existing Conditions Sheet* prepared by Brinnier & Larios, P.C., dated February 2019; revised May 1, 2019;
- *Site Layout Plan* prepared by Brinnier & Larios, P.C., dated February 2019; revised June 5, 2019;
- *Grading Plan* prepared by Brinnier & Larios, P.C., dated February 2019; revised June 5, 2019;
- *Utility Plan* prepared by Brinnier & Larios, P.C., dated February 2019; revised June 5, 2019;
- *Landscaping Plan* prepared by Brinnier & Larios, P.C., dated May 1, 2019;
- *Lighting Plan* prepared by Brinnier & Larios, P.C., dated May 1, 2019;
- *Details* prepared by Brinnier & Larios, P.C., dated February 2019, revised May 1, 2019;
- *Pavement Markings/Signage Plan* by Brinnier & Larios, P.C., dated June 5, 2019; and
- *Town of Ulster ZBA Decision* granting Area Variance for Front Yard Setback, dated April 10, 2019.

**WHEREAS**, the Town of Ulster Town Board upon review of the entire record (including SEQR Short EAF Part 1 & 2) found the Proposed Action is a *SEQRA Type II Action pursuant to (NYCRR 617.5 (C) (16)) of the SEQRA Regulations; and*

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

**WHEREAS**, the Town Board referred this matter to the Ulster County Planning Board, which issued required modifications in a letter dated July 3, 2019; and

**WHEREAS**, the applicant has agreed to comply with the Ulster County Planning Board's required modifications, which the Planning Board decided would be made a condition of Site Plan approval.

**WHEREAS**, the Town of Ulster Planning Board has referred this matter to the Town Board with a recommendation to grant Conditional Site Plan approval.

**NOW THEREFORE BE IT RESOLVED**, the Town of Ulster Town Board hereby grants Site Plan approval to Douglas Kleeschulte dba Scrub-a-Dub Car Wash on the above referenced site subject to the conditions, limitations and restrictions set forth below.

1. Compliance with applicable zoning and building laws, rules and regulations;
2. Compliance with all representations made by the applicant;
3. Compliance with site plan, design plans and all details as cited herein;
4. **Compliance with the Ulster County Planning Board's required modifications;**
5. 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
6. All fees, including consultant fees, shall be paid.

MOTION: Councilman Secreto  
SECOND: Councilman Morrow

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

**CARRIED**

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**Resolution authorizing the referral to the Ulster County Planning Board for Ulster Hospitality, LLC with the consent of 1561 Ulster Properties, LLC, 1615 Ulster Ave. (US Route 9W), SBL: 39.82-2-7.119**

**RESOLUTION**  
**TOWN OF ULSTER TOWN BOARD**  
**Referral to the Ulster County Planning Board**  
**Ulster Hospitality, LLC with the Consent of 1561 Ulster Properties, LLC**  
**1615 Ulster Avenue (U.S. Route 9W)**  
S-B-L: 39.82-2-7.119

**WHEREAS**, the applicant – *Ulster Hospitality, LLC (Chet Patel) c/o Chazen Companies with the Consent of 1561 Ulster Properties, LLC (owner by Jeff Kane)* – is seeking *Site Plan and Special Permit* approval for the development of a 100-room hotel on the pad site that was reserved for a 100-room hotel on the *Overall Master Development Plan (OMDP)* that was approved by the Town Board; and

**WHEREAS**, pursuant to Chapter 145 of the Town Code, the Proposed Action is subject to Site Plan and Special Permit review and approval by the Town of Ulster Town Board since the Proposed Action involves more than 2,500 sf of new building area; and

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

- *Cover Letter* prepared by the Chazen Companies dated June 25, 2019;
- *Consent Form* signed by Jeff Kane, 1561 Ulster Properties, LLC dated February 27, 2019;
- *Site Plan Application* by Jeff Kane, 1561 Ulster Properties, LLC dated February 27, 2019;
- *Short EAF Part 1* prepared by The Chazen Companies (Agent) dated February 27, 2019;
- *Cover Letter* prepared by Larry Boudreau, RLA GA NY, Project Manager - Chazen dated 2/27/19;  
and
- *Title Sheet* set prepared by Chazen Engineering & Surveying, P.C, dated June 26, 2019;
- *Notes and Legend* prepared by Chazen Engineering & Surveying, P.C, dated June 26, 2019;
- *Existing Conditions Plan* prepared by Chazen Engineering & Surveying, P.C, dated June 26, 2019;
- *Overall Site Plan* prepared by Chazen Engineering & Surveying, P.C, dated June 26, 2019;
- *Site Plan* prepared by Chazen Engineering & Surveying, P.C, dated June 26, 2019;
- *Grading Plan* prepared by Chazen Engineering & Surveying, P.C, dated June 26, 2019;
- *Utility Plan* prepared by Chazen Engineering & Surveying, P.C, dated June 26, 2019;
- *Landscaping Plan* prepared by Chazen Engineering & Surveying, P.C, dated June 26, 2019;
- *Site Details* prepared by Chazen Engineering & Surveying, P.C, dated June 26, 2019;
- *Stormwater Details* prepared by Chazen Engineering & Surveying, P.C, dated June 26, 2019;
- *Grading & Erosion Details* prepared by Chazen Engineering & Surveying, P.C, dated June 26, 2019;
- *Water & Sewer Details* prepared by Chazen Engineering & Surveying, P.C, dated June 26, 2019;

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- *Landscaping Details* prepared by Chazen Engineering & Surveying, P.C, dated June 26, 2019;

**WHEREAS**, the Town of Ulster Town Board issued a SEQR Negative Declaration for the approved Overall Master Development Plan (OMDP) for the MHMG-Kingston development on March 1, 2012; *and*

**WHEREAS**, with the revised submission, the Planning Board found the application was sufficiently complete for referral to the Ulster County Planning Board and referred this matter to the Town Board so that it could refer this matter to the Ulster County Planning Board (UCPB) for GML 239 1 and m review along with referral to the Town Designated Engineer, Water and Sewer Departments, and Ulster Hose No. 5.

**NOW THEREFORE BE IT RESOLVED**, the Town of Ulster Town Board, based upon the above and its own review of the application materials, refers this matter to the Ulster County Planning Board, TDE and above listed Town Departments.

MOTION: Councilman Morrow

SECOND: Councilman Secreto

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

**CARRIED**

July 18, 2019

**Resolution Authorizing the Supervisor to sign the Empire State Trail Work Agreement with the New York State Office of Parks, Recreation, and Historic Preservation**

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

**Resolution Authorizing the Supervisor to sign the Empire State Trail Work Agreement with the New York State Office of Parks, Recreation, and Historic Preservation**

WHEREAS, pursuant to Section 3.09 of the Parks, Recreation, and Historic Preservation Law and Section 22 of the Highway Law, the State and the Town of Ulster wish to enter into an agreement for the construction, ownership, and maintenance of the Empire State Trail (“Trail”) work on the property of the Town of Ulster; and

WHEREAS, the Town of Ulster and the State acknowledge the benefits of the Trail in facilitating walking and bicycling by residents and tourists along the Trail route, including utilizing local roads that have lower traffic speeds and volumes, where possible; and

WHEREAS, the State and the Town of Ulster wish to identify the respective responsibilities of each with regard to the ownership, repair and maintenance of the Trail work; now, therefore, be it

RESOLVED, that the Town Board hereby authorizes the Town Supervisor to sign the Empire State Trail Work Agreement, a copy of which is attached to this resolution and incorporated herein; and be it further

RESOLVED, that a certified copy of this resolution be forwarded to the New York State Office of Parks, Recreation, and Historic Preservation.

MOTION: Councilman Secreto

SECOND: Councilman Brink

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

*CARRIED*



July 18, 2019

**Resolution Granting Special Permit for Mobile Home for Cindy VanSteenburg, 9 Doris Lane, Town of Ulster, SBL: 39.7-3-32**

**RESOLUTION OF THE TOWN BOARD**  
**TOWN OF ULSTER**  
**Resolution Granting Special Permit for Mobile Home**  
**9 Doris Lane**  
**SBL: 39.7-3-32**  
**Owner of Record: Cindy VanSteenburg**

**WHEREAS**, the Town of Ulster Town Board, the Town of Ulster Building Inspector, and the Town Attorney, have reviewed an application by Cindy VanSteenburg seeking Special Permit approval to allow a mobile home on a residential parcel located at 9 Doris Lane within the Town of Ulster; and

**WHEREAS**, the subject site is situated within the R-30 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 June 20, 2019 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 Cindy VanSteenburg 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.
2. All fees, including consultant fees, shall be paid.
3. Compliance with all applicable zoning and building laws, rules, and regulations.

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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 Brink  
SECOND: Councilman Secreto

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

*CARRIED*

**Three Additions**

**Modification to Sewer Bill at the Hampton Inn**

*Supervisor:* \$12,400.71 revised to \$6,151.62; bill was four times its regular amount; overbilled

MOTION: Councilman Brink  
SECOND: Councilman Secreto

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

*CARRIED*

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**Referral of the Zoning Law from the Town of Ulster Planning Board to the Ulster County Planning Board for their review – the Local Law re: Utility Company Structure**

MOTION: Councilman Secreto

SECOND: Councilman Brink

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

*CARRIED*

**Motion to approve construction of a fence at the Police Department driveway**

*Supervisor:* White vinyl privacy fence; proposal from Adams – 113’ fence and gate, \$6695. Bids in accordance with Town’s Procurement Policy.

MOTION: Councilman Morrow

SECOND: Councilman Secreto

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

*CARRIED*

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**PUBLIC COMMENT** –

1. Regis Obijiski, 170 Ledge Road  
Reads letter regarding Waste Management pickup times (4am, 5am) and Town noise ordinance. Recommends the Town issue an abatement order to WM in his residential area and the Town police patrol during these hours on Tuesdays.
2. Dan Furman, 273 Riseley St.  
Seconds what Regis stated. Wakes him every Tuesday for the past 10 years.

~ End Public Comment ~

**MOTION to enter Executive Session to Discuss a Personnel Matter (7:29 PM)**

MOTION: Councilman Brink  
SECOND: Councilman Morrow

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

*CARRIED*

**MOTION to close Executive Session (7:47 PM)**

MOTION: Councilman Secreto  
SECOND: Councilman Brink

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

*CARRIED*

**TOWN OF ULSTER TOWN BOARD MEETING (14)**

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July 18, 2019

*Supervisor:* **The Halcyon Park Water Storage Tank Bond Resolution needs a Roll Call Vote –**

**Town Clerk Calls:**

Town Councilman Brink	-Yes
Town Councilman Kitchen	-Excused
Deputy Supervisor Morrow	-Yes
Town Councilman Secreto	-Yes
Supervisor Quigley	-Yes

*CARRIED*

**MOTION to adjourn (7:48 pm):**

MOTION: Councilman Morrow  
SECOND: Councilman Secreto

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

*CARRIED*

Respectfully Submitted by Suzanne Reavy  
Ulster Town Clerk