

**MINUTES OF REGULAR MEETING OF THE TOWN BOARD OF THE TOWN OF HUNTER HELD ON TUESDAY, OCTOBER 16, 2018 AT 7:00 PM AT THE TOWN HALL LOCATED ON RTE. 23A IN TANNERSVILLE, NEW YORK**

<b>Present:</b>	<b>David Kukle</b>	<b>Councilman</b>
	<b>Raymond Legg</b>	<b>Councilman</b>
	<b>Sean Mahoney</b>	<b>Councilman</b>
	<b>Dolph Semenza</b>	<b>Councilman</b>
	<b>Corina Pascucci</b>	<b>Town Clerk</b>
<b>Others Present:</b>	<b>Lara Hamrah-Poladian</b>	<b>Secretary to Supervisor</b>
	<b>John Farrell</b>	<b>Supt. of Highways</b>
	<b>Sgt. Robert Haines</b>	<b>Hunter PD</b>
	<b>Erika Bain(arriv. 7:27)</b>	<b>Hunter Area Ambulance</b>
	<b>Plus, all names on attached listing.</b>	
<b>Absent:</b>	<b>Daryl Legg</b>	<b>Supervisor</b>
	<b>Larry Gardner</b>	<b>Town Attorney</b>

Councilman Semenza calls the meeting to order at 7:00 PM with the Pledge of Allegiance to the Flag

**AUDIT** – The following vouchers were audited and approved for payment by the Town Board:

General Fund (TW) Voucher #310 through #350 in the amount of \$12,727.12  
 General Fund (TOS) Voucher #1046 through #1047 in the amount of \$156.17  
 Highway Fund (TW) Voucher #131 through #147 in the amount of \$9,720.38  
 Highway Fund (TOS) Voucher #1045 through #1051 in the amount of \$11,643.44  
 Landfill Closure Fund Voucher #88 through #95 in the amount of \$3,146.78

**MINUTES**

Councilman Mahoney makes a MOTION to approve minutes of Regular mtg. 9/18/18; Special mtg 10/4/18 & 10/10/18; Budget & Public Hearing (fire prot. dist contracts) 9/26/18. Seconded by Councilman Legg.

Ayes-4-

Noes-0-

Absent-1- (Supervisor Legg)

**POLICE**-Monthly report acknowledged.

Town of Hunter Police Department

Monthly Report

September 2018

Calls for service: 121

Arrests made: 2

Criminal charges levied: 2

Criminal complaints:	8
Non-criminal complaints:	73
Assists to other agencies:	5
Uniform traffic tickets:	42
Parking tickets:	191
Accidents investigated:	4
Report requests:	0

ASSESSOR-Monthly report acknowledged.

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### ASSESSOR MEMO

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**TO:** THE SUPERVISOR & TOWN BOARD

**FROM:** THE ASSESSOR'S OFFICE

**SUBJECT:** MONTHLY REPORT

**DATE:** OCTOBER 16, 2018

Assessment

- There were 33 Parcel Transfers this month. 10 were Arm's length Sales listed below.

- 0 Parcel Combinations.      0 Parcel Splits      0 Lot line Adjustments

- 0 Grid Change.      0 Parcels Revisions

- Updated parcel photos are being taken at this time.

- Information on the new School Tax STAR Credit is available at my office.

- Data Collection for the 2019 Assessment Roll is being done at this time.

1. V Hunter	164.06-2-9.2		18. T Hunter	164.73-11-5	ALS
2. V Hunter	164.14-6-8	ALS	19. T Hunter	164.72-3-4	
3. V Hunter	164.14-3-15	ALS	20. T Hunter	180.00-3-21	

4. V Hunter	164.10-5-6		21. T Hunter	182.08-1-38	
5. V Tannersville	182.05-1-41		22. T Hunter	150.03-2-5	ALS
6. V Tannersville	182.05-1-47		23. T Hunter	182.00-4-12	
7. V Tannersville	182.05-4-27		24. T Hunter	182.00-4-28	
8. V Tannersville	182.05-1-28		25. T Hunter	181.00-4-1	
9. V Tannersville	181.08-2-5	ALS	26. T Hunter	210.00-2-8	ALS
10. V Tannersville	182.05-2-31	ALS	27. T Hunter	209.00-3-16.11	
11. V Tannersville	181.08-1-28	ALS	28. T Hunter	180.00-2-10	
12. V Tannersville	182.05-3-34		29. T Hunter	164.00-3-25.112	
13. T Hunter	209.00-4-3.2	ALS	30. T Hunter	166.17-4-8	
14. T Hunter	206.00-3.12.2	ALS	31. T Hunter	167.00-4-23	
15. T Hunter	167.00-7-21		32. T Hunter	167.17-2-7	
16. T Hunter	182.00-6-8		33. T Hunter	180.00-2-20.2	
17. T Hunter	167.00-7-11				

**AMBULANCE**-Monthly report acknowledged -no electronic copy provided.

Councilman Semenza makes a MOTION to set rate (\$300.00) for special detail. Seconded by Councilman Legg.

Ayes-4-

Noes-0-

Absent-1- (Supervisor Legg)

### **911**

M. Nihan asks if the Sunset Park Road 911 issues have been resolved, is it accurate.

Councilman Legg states that he will check with J. Boyle tomorrow.

**CODE ENFORCEMENT**-Monthly report acknowledged. (See Code Enf. Officer for further detail)

TOWN OF HUNTER

OFFICE OF CODE ENFORCEMENT

MONTHLY REPORT OF ACTIVITIES SEPTEMBER 2018

7 Building Permits Issued

0 Building Permit Renewals

4	Certificate of Occupancy Searches Performed
3	Certificates of Occupancy Issued
3	Certificate of Compliance Issued
0	Sewer Inspections
0	Notice of Violation / Stop Work
0	Sign Permits Issued or Renewed
0	Demo Permits Issued
2	Complaints Received
0	Timber Harvesting Permits
0	Small Scale Mining Permits
0	Fire / Property Maintenance Inspections

**PLANNING**- Monthly report acknowledged.

## Town of Hunter Planning Board

### Monthly MEETING Report

**OCTOBER 2018**

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***Tuesday, October 2<sup>nd</sup>, 2018. Regular meeting at 7:00PM - 28 people in attendance\****

S. Killourhy - Chairperson  
M. Czermerys –Deputy Chairman  
S. Friedman  
J. Michaud  
C. Knopp  
A. Dale  
R. Haines  
D. Senterman (alt)  
B. Welch (alt)

*-- Not official minutes; report prepared for Town Board—\* Attendance includes 2 Town Board Members*

**MEETING CHANGE:** The November 2018 meeting has been rescheduled to Tuesday Nov. 13<sup>th</sup>, 2018 at 7:00PM

**And the January 2019 meeting has been rescheduled to Tues. Jan. 8<sup>th</sup>, 2019.**

**NEW BUSINESS:**

**1) T-Mobile Tower Extension / Twilight Park Cell Tower Site Plan Review:** Haines Falls – Joshua Silver Esq. & Allison Hebel presenting. SEQR – TYPE I action

-Ackn rcv'd application, photo sims, & Full EAF

T-Mobile as applicant proposes to add an additional 20 feet to the approved Tower North Development Cell Tower located on the northwest side of Squirrel Rd in Twilight Park. The 20 ft increase will bring the height of the monopole to 145 ft with an overall height 149 ft including the 4 ft lightning rod. S. Killourhy states this is the highest that the cell tower can be in accordance with the lease agreement with Twilight cottagers. The Cottagers requested that Tower North not present the 145 ft height until all 4 carrier spaces were contracted. After the AT&T approval 3 carriers showed interest in signing contracts. S. Killourhy states this is a SEQR Type I action and the Board unanimously votes to seek Lead Agency status and conduct a coordinated review with NYS DEC and SHPO. S. Killourhy states this is the highest that The Board votes to hold the Public Hearing at the Nov. 13<sup>th</sup>, 2018 meeting.

### **OLD BUSINESS:**

**2) Catskill Hotel (former Villa Maria) Site Plan Review:** Haines Falls –K.& C. Thompson presenting

SEQR – Unlisted Action – Negative declaration at Feb.6, 2018 meeting.

-Ackn rcv'd updated site plan maps & architectural plan of Bldgs. B., B: annex, H & P

The Board reviews the changes to the previous site plan and grants conditional approval for building B (10rooms),

Building B-Annex (water & supply), building P Beer Garden (former 3 Guys Pizza), Building H Pavilion & new Pool, Building C – 12 hotel units. The conditional approval requires all plans be submitted to J. Boyle for review, code approval and building permit. Applicant understands that ALL agency approvals must be granted prior to building including septic & water supply.

The Board unanimously agrees that a sign stating, “coming soon” and the web address would be great for the winter season to let people know that it is a work in progress. The sign will be located near the former convention building along 23A, where an existing white post sign had previously been located. **The temporary sign will need Town Board or sign committee approval for a variance.**

**3) Haines Falls Auto Site Plan Review:** Haines Falls – R. France & M. Schmitt presenting

SEQR – Type I action – Coordinated review continued.

- Ackn rcv'd Site Plan map sheet; Truck entrance, exit, & turning diagrams

The Board reviews the updated Site Plan map from Kaaterskill and discusses the final amendments to the D. Rider maps that can be incorporated on the Kaaterskill map and vise versa. It is anticipated that a determination of significance will be made at the Nov. 13<sup>th</sup> meeting.

Councilman Kukle makes a MOTION to grant a variance to allow the Catskill Hotel to install a temporary sign as per the Planning report. Seconded by Councilman Legg.

Ayes-4-

Noes-0-

Absent-1- (Supervisor Legg)

### **HAINES FALLS AUTO**

Scrap and Junk licenses

Councilman Semenza makes a MOTION to extend the scrap and junkyard licenses for Haines Falls Auto through November 20, 2018. Seconded by Councilman Mahoney.

Ayes-4-

Noes-0-

Absent-1- (Supervisor Legg)

### **CELL TOWER**

TOWER NORTH request to set Public Hearing (20' extension to cell tower)

Councilman Kukle asks if they will be doing another balloon test.

Applicant states no as the first balloon test was done at 145 feet so they already have the visual for the additional 20 feet.

Councilman Semenza makes a MOTION to grant the variance to Tower North for a 20-foot extension to the cell tower. Seconded by Councilman Mahoney.

Ayes-4-

Noes-0-

Absent-1- (Supervisor Legg)

Councilman Semenza makes a MOTION to hold a Public Hearing on 11/20/18 at 6:45 PM for the variance request from Tower North for a 20-foot extension to the cell tower. Seconded by Councilman Kukle.

Ayes-4-

Noes-0-

Absent-1- (Supervisor Legg)

### **COMPREHENSIVE PLAN**

Acknowledged receipt of memo re: Public Hearing 9/25 from N.Stolzenburg

Acknowledged comments received from Lyons; Planck

### **SOLAR**

Special meeting was held 10/16 @6pm

**JUSTICE COURT**- Monthly report acknowledged (no electronic copy provided)

**2019 BUDGET**-next workshop 10/24 @6pm

### **PRIVILEGE OF THE FLOOR**

Christine Arleo asks when the board anticipates answers to the questions they sent to George Rodenhausen.

Councilman Semenza states that this is not in the Planning monthly report.

James Nihan states that he was told that the questions have not been sent to G. Rodenhausen, as per the Planning Board and the Town Supervisor.

Councilman Kukle states that the meeting with G. Rodenhausen had been cancelled and the Town Board would like to meet with him in person regarding the questions rather than via email. He adds that the board is trying to make this meeting happen and it will probably not be a public meeting as will be with counsel.

### **NYC DEP LAND ACQUISITION PROJECT**

Acknowledged receipt of Local Consultation for parcel #8847 on route 214.

### **H.D. LANE VOLUNTEER FIRE COMPANY**

Councilman Semenza makes a MOTION application for membership from Ben Smith. Seconded by Councilman Mahoney.

Ayes-4-

Noes-0-

Absent-1- (Supervisor Legg)

### **MOUNTAINTOP SUPERVISORS AND MAYORS ASSOC**

Acknowledged receipt of minutes of 8/27/18 meeting

### **GREENE COUNTY**

Acknowledged receipt of resolution 261-18 Amount due county Treasurer for towns, #243-18 Authorizing Contract GCEMS, 260-18 Authorizing Chargeback of Assess. Roll related services

**COUNCIL OF THE ARTS** – Thank you for support for Sprouts program received.

Acknowledged receipt of notice of Land Use Training 10/29 at CGCC 4:30 -8:30pm. SEE also correspondence: film commission

### **CORNELL COOPERATIVE EXTENSION**

Acknowledged receipt of notice: Natural Resources Inventory Review Session on 10/24/18 at 6:30pm in Acra

### **FRANCHISE FEES/CHARTER COMMUNICATIONS**

Acknowledged receipt of \$23,771.41 for 4/1/18 -6/30/18

Councilman Mahoney would like to investigate negotiating this contract again and request generator and extension of cable line into Platte Clove.

Town Board to discuss at next meeting.

### **NYMIR**

Inspection was conducted, and response sent 9/26

### **TOWN HALL - HEALTH INSURANCE**

Councilman Kukle makes a MOTION for continuation of insurance with MVP. Seconded by Councilman Semenza.

Ayes-4-

Noes-0-

Absent-1- (Supervisor Legg)

### **RESIGNATION**

Acknowledged receipt of Officer Matthew Buono's resignation effective 10/10/18.

### **LIQUOR LICENSE**

Acknowledged receipt of notice of Chateau Belleview renewing its license (no action required)

### **BUILDINGS AND GROUNDS**

Councilman Legg speaks about mini-splits, fixing the ac unit that got damaged last winter, looking for a contractor to put police office back together and looking for a contractor to look at the roof over Jim Boyle's desk.

Discussion regarding ambulance generator, which will be going out to bid in the next couple of weeks.

### **CORRESPONDENCE**- Town Board acknowledged;

- Receipt of flyer for Electrical Vehicle Summit by Central Hudson on 10/30/18 from 9-3
- Receipt of letter Re: CWT Mtn. biking on DEP land
- Receipt of discussion list for DOT meeting on Tannersville Trail Network
- Received from NYS Comptrollers' office Fiscal Stress monitoring system info.
- Thank for invite sent to Peace Village
- Received from Film in Greene information on newly formed Film Commission

### **TRANSFERS/BUDGET MODIFICATIONS**- effective 8/28/18

1)Journal Entry to increase A5710 and A1620.4 by \$120,000 for Bond proceeds to purchase property

2)Transfer \$85.00 from A1620.4 to A1620.42 to cover Imperative Solutions voucher

3)Transfer \$69.85 from DA5142.1 to DA5142.4 to cover Zwack voucher

4)General Journal entry to dbt DA200 & Cr DA909 by a dollar amt. to be determine (approx.145K) and dbt DB909 & Cr DB200 to allow for fund balance transfer

### **EXECUTIVE SESSION**

Councilman Semenza makes a MOTION to go into Executive Session at 7:36 PM to discuss litigation. Seconded by Councilman Legg.

Ayes-4-

Noes-0-

Absent-1- (Supervisor Legg)

C. Pascucci excused.

Councilman Mahoney makes a MOTION to come out of Executive Session at 8:23 PM. Seconded by Councilman Semenza.

Ayes-4-

Noes-0-

Absent-1- (Supervisor Legg)

No action taken.

Councilman Semenza makes a MOTION to go back into regular session. Seconded by Councilman Mahoney.

Ayes-4-

Noes-0-

Absent-1- (Supervisor Legg)

Councilman Semenza makes a MOTION to adopt the transfers/ budget modifications as listed above with the correction made to item #3. Seconded by Councilman Kukle.

Ayes-4-

Noes-0-

Absent-1- (Supervisor Legg)

**SPECIAL MEETING**

Councilman Semenza makes a MOTION to hold a Special Meeting at 5:45 PM on 11/20/18 at the Town Hall to discuss the Western Catskills grant. Seconded by Councilman Mahoney.

Ayes-4-

Noes-0-

Absent-1- (Supervisor Legg)

Councilman Semenza makes a MOTION to adjourn at 8:25 PM. Seconded by Councilman Legg.

Ayes-4-

Noes-0

Absent-1- (Supervisor Legg)

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Corina Pascucci, Town Clerk, RMC  
Town of Hunter