TOWN OF PLATTEKILL

REGULAR TOWN BOARD MEETING

April 3, 2024

Time – 7:00pm

SALUTE TO THE FLAG:

ROLL CALL:

The following Town Board Members were present:

Supervisor Depew

#### Councilman Castillo Jr.

#### Councilman Fazio

Councilman Hoppenstedt

Councilman O’Flaherty

MINUTES:

* Supervisor Depew made a motion to NOT read the minutes from the March 20, 2024 regular meeting.

Seconded by Councilman Castillo.

On the vote: All Ayes

Supervisor Depew made a motion to ACCEPT the minutes from the March 20, 2024 regular meeting.

Seconded by Councilman Hoppenstedt

On the vote: All Ayes

ADDITIONS:

* Wednesday, April 10th 6:30PM. Kickoff Meeting for Phase II of the Comprehensive Plan/Master Plan. There will be no Public Input at the meeting. There will be a presentation, a guidance of where we are going to go from this point on. There was a committee that was appointed, it was the same Committee that was present for Phase I.
* The Town Board had a request from the Wallkill Homeschool Group to be allowed to use the Pavilion to host a Yard sale Fundraiser. They are hoping to raise money for their prom.

Supervisor Depew made a motion to allow the Homeschool Group to be allowed to use the Pavilion free of charge.

Seconded by Councilman Castillo.

OLD BUSINESS:

* Award Mowing Bid: Highway Supervisor recommended Ruger Property Maintenance for the 2024 Mowing Bids at $445.00 per cut.

No other bids were submitted on time.

Councilman Castillo made a motion to accept the Highway Supervisors recommendation for the 2024 Mowing Bid.

Seconded by Councilman Hoppenstedt.

PUBLIC INPUT:

* Supervisor Depew made a motion to open Public Input at 7:06 pm.

Seconded by Councilman Fazio

On the vote: All Ayes

1. Annette Laskowsky- There should have been a Peddler permit on this agenda?

Supervisor Depew- Yes, but he has not gotten all of his paperwork in yet. There are a few things we are missing.

Annette Laskowsky- I believe it is the same person from last year with his food truck. The food truck last year was on my side of the property near the fence along my driveway. His generator was running constantly, you couldn’t stand outside and hear yourself talk. They also had music blasting. The music was taken care of but the noise from the generator ran the whole season.

Supervisor Depew- I will address that with the food truck as well as let the building department know.

Annette Laskowsky- Is there anything new from PERB or the Highway Employees’/Building and Grounds Union at this time?

Supervisor Depew- I believe you just put in a FOIL Request this past week. The attorney is working on that so figure out what you are allowed to have.

Annette Laskowsky- I am looking for the letter from them. I haven’t been here for a month, there is no new progression on this?

Supervisor Depew- No, not that I know of.

1. Mike Lembo- Last meeting, I asked you about the cost of the property you are looking at Camp Sunset. Do you have a price on that yet? You said you were negotiating.

Supervisor Depew- We are not in a negotiating stage; we are still trying to determine if it is beneficial to go forward. We have spoke to the owner twice and we hope to go hike the property again and look at all possibilities. If it is beneficial, I want to try to find financing or funding to go forward with that without spending the taxpayer’s money.

Mike Lembo- I heard he is asking a few million dollars for that property?

Supervisor Depew- Those numbers were never talked about.

Mike Lembo- Do you have a round about number they are asking?

Supervisor Depew- I do not.

Mike Lembo- How can you actually discuss it if you don’t know where to start with numbers?

Supervisor Depew- We are discussing to see if it even worth it. I think there is value in doing it and I think there is value in not doing it. I am going to explore every possibility and make sure it is worthwhile. I don’t want to waste the board or the owners time on this. Right now, it is in the feasibility stage. There is a cost to maintain and oversee.

Mike Lembo- You will also be taking it off the tax roll and we would lose that income.

Supervisor Depew- Yes that is correct. The numbers that you would receive from these taxes, does that benefit outweigh the loss? I don’t know. We are at the very beginning stage of this whole process. If this doesn’t look feasible, I am not going to drag this along. We will come back with an answer as quick as we can.

1. Laura Dougherty- In relation to the property, why would we consider buying more property when we have so much property not being utilized now at the Town Park now.

Supervisor Depew- From my understanding, most of that property at the park is being utilized.

Laura- It is about 70 acres unused.

Supervisor Depew- We can’t use all the property all the time. There is a lot of benefits to this property. The camp sunset property was the number 2 site that the county cited as the County landfill location. It is an environmentally sensitive area for the Town and surrounding areas. It is the headwaters for the Black Creek. It flows South and eventually heads back North. There are waters up there that eventually end up in the Plutarch swamp, towards New Paltz. It is an estuary to the Hudson River. You also have the Quassaick Creek, about ½ mile even less, which is a main water Source for the Town of Newburgh Chadwick Lake. Which is a primary water source for them. The Camp Sunset property offered to us, with the intention for forever wild, a raw state, taking it off the list for future negotiations for the landfill is a plus. We should be looking at it. I don’t know what the taxes are on that property, it is a little over 112 acres. The loss may be minimal compared to the gain we could get for acquiring it.

Laura- If it seems like a valuable property, why would it not be acquired by the County or State since it is the source of water for so many other towns. Why would Plattekill take on that responsibility? The Town doesn’t have money like that to throw around.

Supervisor Depew- I am in conversations right now with the Wallkill Valley Land trust and a few other organizations that are involved with the Environmental interest to look and maintain properties like this. I have been in contact with the DEC for grants, which is still taxpayers’ money. The best grant I found so far was 75/25 is on the taxpayer. I am going to keep looking and hope to do all grants. I believe in the best interest of the town, to lose this land for development or to turn it into a County wide landfill wouldn’t be good.

1. Mike Lembo- I thought the landfill was a done deal? The Wallkill Valley Land trust, I thought they were more interested in properties with the rail trail running through them more than vacant land. Wouldn’t it be more beneficial for Orange County with their headwaters this way we can still get the tax dollars.

Supervisor Depew- You fought this battle 30 years ago; did you think it was off the table then? Is it off the table, presently it is. Is it totally off the table, personally I don’t trust that we won’t have this battle again. As far as Newburgh, I was down at the Town of Newburgh last week seeing if they were interested in it. It is an Ulster County Property, not Orange County. If I can work something out with the State or a Land trust to move forward with this property, I would much rather do that then let this go in the hands of the property and using it in the future. This piece of property would stay raw, for hiking, skiing. There is a lake up there. Its beautiful up there but if it doesn’t work, then we will move on. There is a lot of investigation to do. Next week, I have another meeting with the Wallkill Valley Land trust. We currently have 52-55 acres, Balsam Ridge, off Lewis Lane, it is owned and maintained by the NY State DEC.

1. Bobby Jackson- The Wallkill Valley Land Trust, are they the ones doing all of the logging at the end of New Unionville Road?

Supervisor Depew- No, that is someone completely different.

Bobby Jackson- The property in negotiation’s, is that the paint ball property?

Supervisor Depew- Yes. It is on both sides of Camp Sunset. I believe the larger portion is on the North side.

1. Mike Lembo- Isn’t that a different owner now?

Supervisor Depew- No, same gentleman.

1. MaryAnn Depew- The Memorial Day Parade is on May 25th. Step off time is at 11am. Line up is at 10:00am. The Veteran Committee meetings are the third Thursday of every month at the Town Hall if anyone would like to join.
2. Will Farrell- Scenic Hudson is another group. They partner with the towns.

Supervisor Depew- I am also meeting with them in the future. Hopefully next meeting, I will have more news.

Supervisor Depew made a motion close public input at 7:25pm.

Seconded by Councilman Castillio Jr.

On the vote: All Ayes

REPORTS:

NONE

NEW BUSINESS:

* Library Presentation

Will Farrell- We are trying from beginning to get the word out and have good communication. This is all in the beginning phases of what we would like to do. The library is a special district library, we are a separate entity. We have our own tax district, our own budget and our own board. (This allows us to things on our own through the town.) The library bought the library. The Town had owned it for a number of years and we raised money, grants and bought the library.

We want to do this project; we’ve been researching it for over 2 years as well as a public presentation getting input on where the library needs work. A lot of the input came down to us needing more space. Our survey went out two years ago. We have a lot of growth happening as well as the need for accessibility. We have over 3,000 library cards open. It is a 2-room school house which we decided to keep and refurbish it. Add a 1 story addition out the back. It will be very easy access; we have a large senior population. It will have a full basement. Everything needs to be upgraded in the original building, septic, heating, etc. Complete renovation. A big use is the community room which will be able to accommodate more people. Anyone can come in and use it. Book use is up despite all the computer usage. Attendance is up and we feel it will continue to grow with the new building. We will need funding. We will eventually have a public referendum for a bond. We have a grant writer helping to offset the cost. The new addition will be over 4,000 square feet. Right now, we are around 2,000 in the old building. We have 2 acres in the back. We aren’t able to go out the front of the building with the right of ways. We hired a one-man architect who came up the with design. We needed a visual so people can see a concept of what we would like to do. We have an interior designer. We have a massive kid’s attendance. The community room would be downstairs in the new addition. We have a lot of room for free space and parking with the size of our property. We have had one meeting with the Planning Board and there are no issues with going out the back which turned out to be the best option. We received 2 architectural bids. We are hoping to have real cost numbers by the end of the year. We went to other libraries to see what they had, square footage ideas.

Supervisor Depew- Do you anticipate a two phase, a new structure and renovation?

Will Farrell- We talked about that too, we can’t shut down. We are hoping to build a new structure, move everything over and then renovate. We are hoping to do this in one project but over time. Building new is quicker than remodeling. There is a new basement under the new addition. Lots of libraries had “quiet rooms” that are rented out. They are booked all the time. They are small rooms, glass front but its quiet. We are going to implement those. Another big thing, is what kind of energy to use? 100% green energy, combination, which green energy? Green energy is great but its expensive. There are a lot of grants for them. It all comes down to cost.

Supervisor Depew- This picture looks like ground level but you mentioned a full basement. Will this have to be raised up to allow fire escapes, access.

Will Farrell- Coming off the back of the library, it is a 6 foot drop off. Speaking with the building department, we would need egress out of that basement. We can’t haul in 20,000 yards to bring it up 6 feet. We may have to adjust the patio. There are windows on the North side of the building.

Supervisor Depew- Have you done water samples? I remember it being very wet.

Will Farrell- When we dig in the field, it is pure gravel.

Supervisor Depew- That whole field was raised up about 3 feet at one time. The reason the basketball court was placed here was because it failed over there and they raised that property quite a bit. They had to re-grade it for the softball field in the back. I believe there are still remnants of the backstop. If you look at the North side of the property on the back of the backstop, on the neighbor’s property, there is always stagnant water there. That was how low the property was at one time.

Will Farrell- We want to do something for the town. We are going to continue to grow. The staff is excellent, we have a lot of seniors and we are always running outside to bring them their books. There will be an elevator from the bottom floor to the top.

Councilman Castillo- Are you planning on putting the equipment in the attic? There is space that can be utilized there.

Will Farrell- No in the basement. We think the attic will be used for the green energy. There is positive and negatives to everything, including solar. Do we put a new roof on and then cover them with solar panels. We have 2 acres behind us.

Councilman O’Flaherty- There is also GEO.

Will Farrell- That is the most expensive.

Councilman O’Flaherty- Yes but it has the most rebates.

Councilman Castillo- You could also get zoning approval for the elevator and go a little higher. You can put equipment up there.

Supervisor Depew- When do you anticipate starting?

Will Farrell- Hopefully sometime next year. We are hoping by the end of the year, we will be able to get a bond out. The big issue, is that we cannot close. We are hoping 12 months total build and we just can’t close that long. The building department had mentioned it might be possible to have the Town Fee’s waived on our permits.

Supervisor Depew- Write us a letter on letterhead requesting exactly what you are looking for.

Mike Lembo- Are you going to have a walkout basement there?

Will Farrell- We don’t know yet. Originally no but then yes, out the backside. The grade was different.

Mike Lembo- I was wondering what side you were going to do the egress on? The West end or the North end.

Will Farrell- It is a 6-foot drop by the time you get to the end. We can fill 6 feet, so we might have to go somewhere else. Instead of the porch, the patio might go out the back. The picture is a little deceiving.

* Fireworks Contract

We sent our request for bids for this year’s celebration. The July 4th Celebration will be on July 13th with a rain date of July 14th. We received 1 bid back and it was from July forever Inc. This is the same company that we utilized last year for the fireworks. The fireworks display last year was awesome but it was a low presentation with a lot more residue on the ground after the fireworks. If we go with this company, we have to anticipate that we have a little more cleaning up to do.

The quote was $11,000.

Councilman Hoppenstedt makes a motion to allow Supervisor Depew to sign the contract for the July Forever Fireworks show on July 13th.

Seconded by Councilman Castillo.

On the vote: All Ayes

* Resolution #39 Park Grant

This was a grant we received from Ulster County to do the work on the park, a matching grant to replace the Playground and make ADA compliant. We have everything in order, we just need the resolution to sign. If signed, it will be sent in tomorrow morning back to division of Finance in Ulster County. I will also notify the vendor. We did not want to interfere with summer camp or the July 4th celebration so our anticipation to start is the Monday after summer camp. We will start removing the current playground and making it ready for the vendor to come in and start the process. Start to finish should be roughly 6-8 weeks.

Councilman Fazio made a motion to adopt Resolution #39 to accept the contract and have the Supervisor sign the Intermunicipal Agreement contract with the County of Ulster for the new playground.

Seconded by Councilman Castillo

On the Vote: All ayes

* Training Request

Supervisors Clerk, Tiffany Galligan is requesting to attend the 2024 Town Finance School on May 14 and 15 in Albany. She will not be utilizing the hotel.

Supervisor Depew made a motion to allow Tiffany to attend the Finance School on May 14th and 15th.

Seconded by Councilman Fazio

On the Vote: All Ayes

* Building Department Radio Request

Last month we approved to lease a radio based on all the bad spots in town with bad cell service, for safety purposes.

April 2, 2024- The Building department is requesting a second radio to have better, safer communication with their clerk. In order to offset the radio cost, the building department have decided to waive their cell phone stipends.

The amount for the additional radio is $37.00 per month. Their cell phone stipend is $40.00 each. We already did approve one radio.

Supervisor Depew made a motion to allow the rental of a second radio for the Building Dept.

Seconded by Councilman Castillo

On the Vote: All ayes

Councilman Hoppenstedt made a motion to allow the Supervisor to sign the contract for a second radio added.

Seconded by Councilman Fazio

On the Vote: All Ayes

TRANSFERS:

NONE

VOUCHERS:

* Supervisor Depew reviewed the Voucher Detail report Dated April 3, 2024, which includes:

The A-General Fund amount of $48,683.06

The DA-Highway Fund amount of $9,793.92

The H- Capital Project in the amount of…………………………. $14,877.85

For a Grand Total amount of $73,354.83

Supervisor Depew made a motion to accept the vouchers, recognizing that the Audit Committee has reviewed the claims and found them acceptable for payment.

Seconded by Councilman Hoppenstedt

On the vote: All Ayes

ADJOURNMENT:

Supervisor Depew made a motion to adjourn the meeting at 8:05 pm.

Seconded by Councilman Hoppenstedt

On the vote: All Ayes