TOWN OF PLATTEKILL

REGULAR TOWN BOARD MEETING

August 21, 2024

Time – 7:00pm

SALUTE TO THE FLAG:

ROLL CALL:

The following Town Board Members were present:

Supervisor Depew

#### Councilman Fazio

Councilman Hoppenstedt

Councilman Castillo

ABSENT- Councilman O’Flaherty

PUBLIC HEARING: None

MINUTES:

* Supervisor DePew made a motion to NOT read the minutes from the August 7, 2024 Town Board Meeting

Seconded by Councilman Castillo.

On the vote: All Ayes

Supervisor DePew made a motion to accept the minutes from the August 7, 2024 Town Board Meeting.

Seconded by Councilman Castillo.

On the Vote: All Ayes

ADDITIONS:

* Letter from Plattekill Library August 15th, 2024.

Plattekill Public Library held their board meeting on July 10th 2024 and voted to set the annual budget and trustees vote date. At their August 14th 2024, regular board meeting, the library the board voted to accept the budget and finance committee recommendations for 3% tax levy increase for the 2025 library tax levy.

Budget Date is set for Tuesday September 17th 2024 from 12pm-9pm. Voting will be held in the library community room.

The total amount for the 2024 Plattekill Library budget vote proposition is $504,762.62.

* Letter from Jen Metzger, dated August 9th 2024.

The 2021 sales tax sharing agreement between Ulster County and the City of Kingston allows for Ulster County to share an additional 1% gross sales tax revenues with municipalities. If total sales tax collected exceeds $128,561,331.00 for the following year and we hit that threshold for 2023.

The County of Ulster legislator and the City of Kingston approved my request to provide this additional sales tax revenue to the towns and villages.

The Town of Plattekill will be receiving a check for $71,634.24 from Ulster County Department of Finance.

The check was received and deposited.

REPORTS:

* Supervisor DePew read the monthly department reports for July 2024 and noted they are all available at the Town Clerk’s Office upon request.

The following reports for the month of July were available.

Plattekill Police Monthly Report

Dog Control Monthly Report

Buildings & Grounds Monthly Report

Building Department Monthly Report

Assessor Report Monthly Report

Recreation Department Monthly Report- was not available

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. Mark Reynolds- The $71,000, is that the town boards choice on what they spend it on?

Supervisor Depew- To be honest with you, that goes into the general fund. It’s not designated specifically; it is designated as general funds; we deposit that and it can be utilized for the day-to-day operations.

1. Tom Tansosch- At Last month’s meeting, you mentioned making this building for the Highway Department and having the Town Hall and the Police Department at the property across from the park.

Supervisor DePew- Last meeting we had an RFP which means we put out a request for proposal and are in the process of collecting bids. So, what that is, is a study done on this building and basically the condition of it and the possibility of what it would cost to repair it, fix it, add on to it, make it more conducive to 2024 and also take a look at the highway department building in the same regards.

If it’s not cost effective to repair it, we should look at the possibility to replace it. The Town board has been talking quite a bit and doing a lot of ground work and foot work to prepare to get to this point. This is the first step in a very long journey. The anticipation is if the buildings come back and they don’t qualify or fit the criteria to be renovated or updated and its more cost effective to build, the anticipation is to look at possibly taking the government center, the town hall like it was originally intended years back when we purchased the property along 32 opposite Patura Rd. We would then move the Town Hall to that property and the current Town Hall would be leveled, and the Town Garage- if that becomes to the point where they feel it needs to be replaced, the dream would be to take that building and turn it so it would go east or west along that road and move it and make it conducive for today’s work. It is a long process but we are in a position where we felt that it was a needed process. The Town Hall and the Highway Department were in 1973 and I can tell you there is a lot of issues with the buildings, and when I say a lot of issues there is a lot of structural issues; the foundations are washing away over the years and erosion. This roof was recoated in 2013 with a foam membrane that requires upkeep and that’s really a temporary fix. So that’s what we’re looking for as far as the evaluations of the buildings. We also went out in April/May to do surveying on both properties so we can establish the buildings and locations of the property, that is what we are in the process of doing right now

Tom Tansosch- What would the existing police department building be?

Supervisor DePew- That building will be looked at two ways; it’ll be looked at remaining there but it’ll also be looked at very seriously integrating that into a separate government building. The room that we are sitting in right now acts as our court room, and our court room is used on Monday and Friday. This building houses two bathrooms upfront. One is an employee bathroom and one is a public bathroom. I would say we have approximately 150 people on both days coming in, that’s an increased load on probably anywhere to 50-75 people that come in to do anything from buying hunting licenses, to answering a ticket, building department items, checking on their taxes and a number of other things. So, the building is active and we are really outgrowing it and quite honestly its outdated.

1. Annette Laskowsky- Regarding the potential new town hall; the last time they were discussing it many years ago everybody thought it was right next to Patura Rd but the actual plan was way on the other side of the property up Route 32 further. Would that be your project location?

Supervisor Depew- So if you look at that property that’s down there, that 9.8 acres I believe. We did subdivide the Veterans Park out of that parcel. If you look at that field, there’s probably another 3½ acres that is wooded at the end of the field. The anticipated area where the new building would be, and again, it’s only conceptional at this time until we start putting things together but the main entrance would be off of Route 32 probably in the center of that field and the facility would sit in the back. It was very important to get everything surveyed first and establish where the infrastructure is as far as the electric, water, sanitation needs and what not. We will come up with conceptual drawings and hopefully get far enough that if we do decide that that’s the direction we go, it’s a lot easier to approach folks to get grants and actually see what we are looking at; there’s a lot of planning that goes into it. First off, the employees that work in this facility will probably be the first ones that are going to look at it to describe what their needs are; they’re the ones that work in the buildings every day and they’re the ones that occupy the buildings. Once that’s established further, then my vision is to have the community come in and say- ok you know we need this, but how about this? I’d like to see some type of recreational center. Whether it be rooms this size for functioning groups through this community supports or outside residents. There is definitely a lot of things to look at.

1. Chuck Valenza- Do you have any conceptual drawling’s or is it just something you’re just thinking about?

Supervisor DePew- This is what we’re hoping to achieve during this process. To explain the process first we had a vision and we had an idea. In order to get that idea onto paper we established the survey of the property so we can establish what we have and what will fit on those properties. The RFP is going out to the engineering firm so they can come in and do a feasibility study on the buildings and as part of that feasibility study we will find out what fit our needs on a piece of paper and be able to say this is what were looking for. At the end of this process there will be a design.

Chuck Valenza- Do you have any conception of what it might cost, and where the money would come from?

Supervisor Depew- I do not. At this time its too premature for me to even speculate. My anticipation and hopes are to go out for grants. This is an elected position so I’m not going to be sitting here for the next 40 years but I hope that we can set the roots of the project and hope to see it from beginning to end. At the end of this process, we should have plans- we should have things in writing. Something so simple that you might not think about is water for fire mitigation. You’re talking about a building that could be 10 thousand square feet (and I’m just throwing a number out) and in order to support fire suppression in a 10 thousand square foot building you may have to have water availability on site for those sprinklers plus some kind of a pump with a backup. So that’s all in the design and the engineers will figure that out. That’s the stuff we need to know so we can come up with a final cost estimate to see where we are going.

Chuck Valenza- So then water and septic would be on site?

Supervisor Depew- It would have to be, we do not have water and sewer in town. That’s kind of the tough thing for Plattekill that we don’t have that. But its also a unique thing its proven that larger projects can sustain themselves on their property and Hannaford is a good example of that.

Chuck Valenza- I’m not against that, just curious.

1. Debra Bickford- I live on Camp Sunset Road; I did go to the Mission Energy meeting that they had at the Clintondale Firehouse in July. I saw in the last agenda, there was a topic of battery storage moratorium and I’m just curious if your able to comment about what may have transpired on that topic at the last meeting?

Supervisor Depew- The last meeting we established with the folks that came in with questions, pertaining to what’s going on, what can we do, why is it coming and how does it come? So, at that time I assured everybody that we were quite a bit ahead of the whole project. We formed a local committee with Councilman Fazio, our building inspector Ed Diller and Rich Dymytry from the planning board. They really hit the ground running. They gathered a lot of information and I reached out to the Towns attorney quite a while back and basically at that time we didn’t want to rush to a moratorium for a lot of reasons. For a moratorium they’re 6 months at a time, you can get extensions on to them for specific reasons, but we would not do it right away and we would do our research. To do it prematurely we would be in the 4th and 5th month right now and it wouldn’t have been smart to do.

Debra B- Question on the moratorium, you mentioned 6 months in duration what constitutes that? Is that written into law?

Supervisor Depew- The moratorium itself, yes. How they describe the moratorium, it is for 6 months and you do have an opportunity for an extension. The extensions are usually 3 months, but you can’t keep doing the extensions without legitimate reasons, and bottom line is if someone comes in to do a project and it fits the codes and its compliant then it comes. They have other opportunities to get variances depending on what the project is. It’s not something to me that will be quick and I don’t want it to be quick. I think that it rises above and goes into public safety as well as an environmental safety area. So, it takes a lot to look at that, and it takes a lot to understand it and be educated on your going to make the right decision. We felt as a board we had to step up and start doing things early and we did.

1. Maryann- Could you remind everyone about Plattekill Day?

Supervisor Depew- Plattekill Day will be on the 21st of September at our Town Park. There will be tons of vendors, a car show, touch-a-truck, hay rides and bunch of other stuff. The event will run 10am to 5pm.

1. Chuck Valenza- With respect to the lithium storage facility, what type of environmental impact study would be done and who would do it?

Supervisor Depew- That is all part of the process, it would be a huge environmental study. It is a very environmental sensitive area, it’s the headwaters to the black creek which leads to the Hudson River.

Chuck- How much wet lands are on the property? DEC wetlands.

Supervisor Depew- I couldn’t tell you exactly, but if you go on Ulster County parcel viewer, you’d be able to find it there. I believe the newest map on there is 2021 so it’s pretty updated and has a lot of information.

1. Laura Dougherty- Citizen of the Year Applications, what is the deadline?

Supervisor DePew- The application is on the board in the hallway and the deadline is September 6.

* Supervisor Depew made a motion close public input, at 7:27pm.

Seconded by Councilman Castillo

On the vote: All Ayes

OLD BUSINESS:

* Battery Storage Moratorium

The Board has done research and we met Monday morning with the Town attorney and we are going to move forward with a Moratorium.

The justification is that we are in the second phase of our Comprehensive Plan and we want to make sure we are in line with what the community wants and likes, what fits and what is allowed. This is specifically to do research if it is feasible, is it safe? There is still a lot of homework to do.

Supervisor DePew made a motion to go forward and start the Moratorium for the Battery storage facility. The anticipation would be to have a public hearing in October.

Seconded by Councilman Fazio

On the Vote: All ayes

* GaGa Ball Pit/Pickleball Court

The old Gaga pit has been removed and the lumbar has ben recycled. The playground has been donated to the Plattekill Library. The playground area is closed. The concrete will be poured Friday for the Gaga pit and the Pickleball court. Fencing has been delivered to the site. Once the playground equipment has been removed, the mulch underneath has to be removed and cleaned out/prepared for new playground. Source Well hired a third party to do the mulch removal and prepare the grounds.

Anticipated date for Playground Installation is the week of September 9 with a finish time around the beginning of October.

RESOLUTION #58:

Supervisor DePew made a motion to allow Pettinelli Recreation Inc. out of Source well Contract to remove the mulch and prepare the grounds for the playground installation, not to exceed $10,000 funded by the ARPA Funds.

Seconded by Councilman Hoppenstedt

On the Vote: All Ayes

* Social Media Policy/Sign Law & Littering Law

Assigned to Councilman Hoppenstedt and Councilman O’Flaherty

They will look into and report back to the board

NEW BUSINESS

* Updating Employee Handbook

Councilman Hoppenstedt and Councilman O’Flaherty will take the lead. It needs updating. They will research and report back to the rest of the board.

TRANSFERS:

* RESOLUTION #57- Highway Transfer

The Highway Superintendent requested a transfer in the amount of $5,000. This transfer would be necessary to cover the cost of 1000 South Street box Culvert Replacement.

The Highway Superintendent requests to amend the 2024 Highway Fund Budget with a decrease in the expense account DA.5110.400 General Repairs in the amount of $5,000 and an increase in the expense like DA.5120.400 Bridges in the amount of $5,000.

Supervisor DePew made a motion to adopt Resolution #57 of 2024.

Seconded by Councilman Castillo

On the Vote: All Ayes

Councilman Castillo brought up the required Training and mandatory Workplace Violence for the Zoning Board and Planning Board.

Supervisor DePew- Those boards are getting letters to remind them to take their training if they haven’t already.

VOUCHERS:

* Supervisor Depew reviewed the Voucher Detail report Dated August 21, 2024, which includes:

The A-General Fund amount of $38,832.33

The DA-Highway Fund amount of $247,655.24

The H2- Recreation Playground Equipment ARPA in the amount of $54,304.20

The SA- Clintondale Lighting in the amount of …………………. $860.40

The SB- Modena Lighting in the amount of ………………………$1,576.71

For a grand total in the amount of **$343,228.88**

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

Supervisor DePew wants to say Thank you to the Town Hall Staff, Highway Department and the Police Department. Everyone has been working really hard and it appreciated. It makes us proud to be residents of the Town.

ADJOURNMENT:

Supervisor Depew made a motion to adjourn the meeting at 7:50 pm.

Seconded by Councilman Castillo On the Vote: All Ayes