

**TOWN BOARD MEETING**  
**April 8, 2015**  
**7:00 PM**

Supervisor Jamieson opened the meeting 7:00 PM followed by a salute to the flag. Members present: Supervisor Jamieson, Councilman Murray, Councilwoman Ranni, Councilwoman Smith, Councilman Valentine.

Also present: Attorney Scott Bonacic, Engineer Al Fusco

AUDIT OF CLAIMS

A MOTION WAS MADE BY Councilwoman Ranni and seconded by Councilman Valentine and passed 5-0 to approve payment of the bills in the following accounts:

|                        |                 |
|------------------------|-----------------|
| GENERAL FUND           | \$ 62,070.76    |
| GENERAL – PART TOWN    | 17,999.93       |
| HIGHWAY – TOWN WIDE    | 33,416.03       |
| HIGHWAY – OUTSIDE      | 6,183.83        |
| FIELDCREST WATER       | 831.67          |
| LAKE HILL FARMS WATER  | 2,486.72        |
| SUGAR LOAF HILLS WATER | 1,030.45        |
| SURREY MEADOWS WATER   | 1,038.46        |
| GARBAGE DISTRICT       | 47,167.90       |
| TRUST & AGENCY         | 1,483.50        |
| WALTON LAKE WATER      | <u>5,507.65</u> |
|                        | \$ 179,216.90   |

A MOTION WAS MADE BY Councilman Murray and seconded by Councilwoman Smith to approve the minutes of March 11, 2015 and March 19, 2015. Motion carried 5-0.

MS4 – SPDES ORDER ON CONSENT

The following Resolution was introduced by Councilman Murray and seconded by Councilman Valentine and carried 5-0.

THE TOWN OF CHESTER is hereby submitting an Order on consent to the NYS Department of Environmental Conservation and is hereby authorizing the Supervisor to sign and submit this form.

They further certify that they have read and understood the Violation Notice dated March 30, 2015, and have met all of its applicable requirements and that the information contained in this form is accurate and true to the best of their knowledge.

The NYS Department of environmental Conservation has agreed to reduce the violation fine from \$3,000 to \$1,000.00 The Town Board of the Town of Chester hereby agrees to submit the required check in the amount of \$1,000.00 to the NYSDEC along with their signed Order on Consent.

## COMPREHENSIVE PLAN REVIEW

Supervisor Jamieson said he received an email from Alan Sorensen asking for any additions and correction to finalize the Comprehensive Plan. The Public Hearing has been set for April 22, 2015 at 7pm at Town Hall. Supervisor Jamieson discussed prohibiting construction of individual wastewater treatment plants. He is concerned about the property off of Route 94 on Tetz Lane as there were SPDES permits that were discontinued. He wants to make sure that is off limits with regard to the County sewer plant construction.

## MS4 – ASHFORD ESTATES

A MOTION WAS MADE BY Councilwoman Smith and seconded by Councilman Murray to approve the MS4 for the Ashford Estates project and allow Supervisor Jamieson to sign same, subject to attorney review. Motion carried 5-0.

## NYS DIVISION OF HOMELAND SECURITY SINGLE AUDIT REPORT

A MOTION WAS MADE BY Councilman Murray and seconded by Councilwoman Smith to file the Single Audit Certification Form as not subject to audit requirements since all funding sources were below the \$500,000 threshold, and allow the Supervisor to sign same. Motion carried 5-0.

## ANNOUNCEMENTS AND CORRESPONDENCE

Supervisor Jamieson announced the presentation to the Chester 2015 Mock Trial Team at the April 22, 2015 meeting.

Supervisor Jamieson announced the 2015 Chester Parks & Rec Summer Camp registration dates for Chester residents only on Saturday, April 11, 2015 from 10am-noon at the Senior Center and on Thursday, April 16, 2015 from 6pm-8pm at the Parks & Rec office. Registration is open to all on Saturday, April 18, 2015 from 10am-noon and the Senior Center and on Thursday, April 23, 2015 from 6pm-8pm at the Parks & Rec office.

Supervisor Jamieson announced the Arbor Day Event and Tree Planting, funded through a Forestry Council grant, to be held at Knapp's View on April 24, 2015 at 10:00am, and the planting at the entrance to Sugar Loaf at Kings Highway and the Bypass at 10:30am. He read the announcement received from the Sugar Loaf Community Foundation of their event.

Supervisor Jamieson read the letter received from Lydia Cuadros of the Sugar Loaf Community Foundation in appreciation for the additional lights to be installed within the Sugar Loaf Business District area and the assistance of Councilwoman Smith in seeing this get done.

Supervisor Jamieson announced the Steris expansion project in the Industrial Park as it may receive a major tax break from the IDA. Instead of a pilot program it may be negotiated to receive a 50% tax abatement with a yearly increase over 10 years. Steris has decided to stay in the Village instead of moving to Ohio. This expansion is expected to create new jobs. The abatement is only on the new structure.

## SOLAR ON FORCE

Neil Weiss addressed the Board concerning the program available to both municipal and residential applications. He said he was asked by Steve Neuhaus to explain where solar is with regard to incentive money through NYSERDA. He said that of the three portions of energy costs, the supply part is not in our control, except for when solar is used. His analysis of our energy bills suggest that our usage is high enough to save with a solar system. The benefits of using On Force is there would be no cost to the Town, and the rate is set for 20 years. He estimates that energy prices will increase by 30% each year. He said a solar grid will increase capacity of electricity in our region. They are working with the County on a grid at the landfill in New Hampton. They will hold job fairs as they will hire salespeople and installers. They are working with StartUp New York and local Congress people to hire veterans. There is \$20,000,000 from the State to be spent in the

Hudson Valley. Councilwoman Smith was identified as the point person to locate Town owned property for a potential grid.

### TOWN BOARD COMMENTS

Councilwoman Smith asked the status of the Rose property on Meadow Ave. Attorney Bonacic replied that an attorney for Mr. Rose had not been retained. He stated that Joe Mlcoch and Al Fusco inspected the property and submitted a report as to their professional opinion with regard to an unfit building under Chapter 38.6 of the Town's code.

A MOTION WAS MADE BY Councilwoman Smith and seconded by Councilwoman Ranni to permit the attorney to draft a notice to be delivered on the property owners under Town Code Chapter 38.6 as an unfit building. Motion carried 5-0.

A MOTION WAS MADE BY Councilman Murray and seconded by Councilwoman Smith to set a public hearing on the matter of the Rose property at 165 Meadow Avenue under Town Code Chapter 38.6 as an unfit building on May 13, 2015 at 7p.m. at Town Hall. Motion carried 5-0.

Supervisor Jamieson said he expects receipt of education requirements having been met by all members from Dimitrios Lambros, ZBA Chair and Don Serotta, Planning Board Chair for 2014, as well as acknowledges receipt of certificates of continuing education for 2014, from Judge Janet Haislip and Judge Sharon Worthy-Spiegl.

Councilwoman Smith reported the Moodna Sewer Commission had purchase a new pick-up truck which has been titled to the Town of Chester. They will be putting the 2004 F350 on sale through an online auction site.

Councilwoman Smith announced that Park and Recreation will be installing new playground equipment.

Councilwoman Smith commented that Richard Logothetis will be providing both stage and speaker systems for the Town Fireworks' day event.

Councilwoman Smith reported that the "take-a-book, read-a-book" program needs to go through the Chester Historical Society for approval.

### PUBLIC COMMENTS

Shary Denes asked if there was any progress on the Scott's Meadow property. Supervisor Jamieson said it was in a holding pattern since the property taxes have not been paid. If they remain unpaid, it could go to a tax sale. He said he had been in touch with the property owner of record who said she was unaware of the situation and would take steps to clean it up. He stated that the stream has become a pond and had taken pictures and sent them to the owner. It is a priority of the Town.

Edie Johnson asked about the Comprehensive Plan being available on the website. Supervisor Jamieson said there is a link to it but it was not the most recent update.

Don Duke asked the status of the Architectural Review Committee. Supervisor Jamieson said he had not received any push back and thinks it's a good idea to have. He said that after the public hearing is concluded on the Comprehensive Plan update it could be included in the final plan.

Mary Langston addressed the Board with concerns about the appointment of a library trustee member. She asked that the minutes of December 10, 2014 be corrected to include the vote of the Board on this motion.

Nick Zungoli said he was happy to see the progress on the house next door to him but expressed that parking continues to be an issue. Supervisor Jamieson said that the Town has taken the concept from Warwick with regard to parking count. Mr. Zungoli added that the handicap parking spot was moved to the front requiring black top at the front of the building as handicap parking is not allowed on Kings Highway. He suggested that

the Board pursue getting Kings Highway dedicated back to the Town, which could then allow handicap parking on the street. He added that the County right-of-way prohibits sidewalks and affects driveway design and that all work may require a bond. Mr. Logothetis added that the State allows handicap parking on their roads.

### CHESTER CLEAN UP

Tom Flynn announced the Chester Town-wide Clean Up on May 16, 2015 from 8am to 11am with refreshments from 11am–12 noon. He stated that Wendy's would be a corporate sponsor of the event this year. He commended the Highway Department and Police Department as event participants in the past. He said it is a great community event as it incorporates all members including the boy and girl scouts, the Bellvale Community and other members of the Town. He will be speaking with the Chester Academy and Village Board. This year we will have a dumpster just for tires and rims. Supervisor Jamieson suggested people wear long sleeves and sweat pants. He thanked Wendy's for their support and Tom Flynn for spear-heading this great event.

### CDBG GRANT

A MOTION WAS MADE BY Councilman Murray and seconded by Councilman Valentine to set a public hearing on the Community Development Block Grant application for May 13, 2015 at 7 p.m. at the town Hall meeting room and to place the following notice in the Times Herald Record. Motion carried 5-0.

TOWN OF CHESTER  
1786 KINGS HIGHWAY, CHESTER, NY 10918

The Town Board of Chester invites public comments and suggestions regarding projects to be considered for funding under the Orange County Community Development Program. A public hearing will be held on May 13, 2015 at 7pm at the Chester Town Hall, 1786 Kings Highway, Chester, NY. Under this Program a variety of physical improvements as listed below are eligible for funding:

1. Acquisition and Disposition of Real Property
2. Public Works, Public Facilities or site Improvements
3. Code Enforcement (Housing and Health Codes)
4. Clearance, Demolition and Rehabilitation for Public Use or Economic Development
5. Housing Rehabilitation Loan and Grants
6. Special Projects for Elderly and Handicapped
7. Provision of Public Services (Shelters, Clinics, Senior Nutrition, etc.)
8. Payment of Non-Federal Shares of Other Grant Programs
9. Relocation Payments and Assistance

The Town will be considering projects to be submitted to the Orange County Community Development Program. The deadline for which is May 29, 2015.

BY ORDER OF THE TOWN BOARD  
TOWN OF CHESTER  
ALEX JAMIESON  
SUPERVISOR

La ciudad de Chester Invita comentario del publico y sugerencias en cuanto a proyectos que seran pagados por los fondos del Orange County Community Development Program. Una audiencia Publica sera reunida el 13<sup>th</sup> ala 7 PM en de Mayo, 2015. Bejo esta programa hay una variedad de mejoramientos fisicos cuales se alistan abajo y que elegibles para conseguir fondos:

1. Adquisicion y disposician de bienes raices
2. Proyectos publicos, y mejoramientos de sitio o de facilidades publicas
3. Codigo de compulsion (codigos de alojamiento y sanidad)
4. Hacer espacio libre, la demolocion y la rehabilitacion para uso del public o desarrollo economico
5. Prestamos y donaciones para la rehabilitacion de alojamientos
6. Proyectos especiales para los de edad avanzaday los que tienen una desventaja
7. Provision de sercicios publicos (hospedajes, clinicas, nutricion para los edad avanzada , efeetera.)
8. Pago de acciones no-federales de otros programas de donacion
9. Pagos para ayundar en loclizarse y pagos y asistencia parga relocalizarse

La ciudad de Chester considerara proyectos la fecha tope sometidos al Programa de Orange County Development sera el Mayo 29, 2015.

Pro Orden de la Ciudad El Chester  
Bordo ciudad de Chester  
Alex Jamieson, Supervisor

#### EXECUTIVE SESSION

A MOTION WAS MADE BY Councilwoman Smith and seconded by Councilman Murray to enter into an Executive Session at 7:55 p.m. concerning a personnel matter. Motion carried 5-0.

A MOTION WAS MADE BY Councilman Valentine and seconded by Councilwoman Ranni to end the Executive Session at 8:25 p.m. Motion carried 5-0.

#### AMBULANCE BUILDING RENOVATION

Engineer Fusco submitted a new set of plans on the the ambulance building renovation for the police department. The Engineer will meet with Chief Doellinger to review the new plan.

There being no further business brought before the Board, A MOTION WAS MADE BY Councilman Murray and seconded by councilwoman Ranni to adjourn the meeting at 8:35 p.m. Motion carried 5-0.

Respectfully submitted,

Linda A. Zappala  
Town Clerk  
2015-04-08