

**TOWN BOARD MEETING
APRIL 27, 2022
7:00 PM**

Supervisor Valentine opened the meeting at 7:00pm followed by a salute to the flag. Members present:
Supervisor Valentine, Councilman Ardisana, Councilman Courtenay, Councilman Holdridge, Councilwoman Smith

Also present: Scott Bonacic, Town Attorney, Fusco Engineering, Town Engineer

Supervisor Valentine announced that web-ex streaming would not be available for this meeting. He apologized for any inconvenience.

PUBLIC COMMENTS

Tracy Shuh, 94 Pickerel Road, announced that the Moodna Intermunicipal Council meeting has been postponed until April 28, 2022 due to a change in the Open Meetings Law requirement to allow in-person participation. She asked why the Planning Board Minutes are not being made available as required within two weeks. She thought the secretary has gone from part-time to full-time. She commented the next Planning Board meeting has been cancelled until June and asked why they were was not being held two times per month. Ms. Shuh addressed the proposed Short-Term Rental Local Law and the comments she submitted today. She noted there weren't that many municipalities in Orange County that have laws in their code, but Town of Monroe's law addressed long-term concerns. She said the law should define mixed-use properties. She noted the availability of a training webinar under the local government program.

Larry Dysinger, 46 Odyssey Drive, thanked the Board for looking at the changes he suggested to the noise ordinance. Although only 14 months old, he said if the law has deficiencies, there is merit for change. He reiterated his comments concerning the loudness of 85 decibels, different levels for industrial, commercial and residential and whether in the day or night. He added that jake breaks should not be allowed and signs posted. With regard to the outdoor lighting ordinance, he said the definition of light trespass is unclear and a committee to study this should be formed. He commented that a light, light fixture or bulb should also not be able to be seen passed the property line. A light angled at 45 degrees will broadcast beyond the property and should have shielding. He respects the Building Inspector, but took issue with her opinion concerning light trespass during Planning Board meetings.

Legislator Glen Ehlers thanked Councilman Courtenay for hosting the press conference to announce the Town's upcoming film festival. He advised that the 3.5% surcharge for credit card use is illegal and referred the public to the NYS Division of Consumer Protection for more information. He addressed the matter at 869 Laroe Road. He stated the County does not have access to a court system to handle these matters. Orange County Engineer Mike Carrol recommended the Building Inspector proceed against the homeowner. Supervisor Valentine said the Town is moving forward in that direction.

Connie and Lew Jacobus, 869 Laroe Road, said the issue has been going on over a year. They have been patient, but they want to know the recourse. They have sent letters, spoken with Mr. Carrol and Alexa Burchianti but it has not been resolved. They explained the County raised the road and Mr. Moran raised his property by over three feet resulting in the swale not taking water causing flooding on their lawn and backyard. He then encroached 18 feet onto their property with contaminated fill, 2-1/2 feet high. Supervisor Valentine said the Building Inspector will enforce the Town Code via an Order to Remedy and then proceed to court if unresolved. They asked for updates from the Building Inspector.

Michael and Diane Hughes, 865 Laroe Road have lived at this address for 45 years. They reported the stream that runs under their driveway, now gets full of construction debris with every rain, blocking the culvert and prevents them from being able to drive out and causing them to have repaired their driveway twice due to it sinking 9-12 inches. Mr. Moran has installed a 4 block high retaining wall and has dumped many truckloads of soil which has changed the topography. Although there is a

stop work order, he has been blatant about continuing to dump. They asked if anything will be done. Supervisor Valentine said he will bring this back to the Building Inspector.

Lydia Cuadros, Creamery Pond, asked via FB why the Town Board didn't vote on the matter of the Sugar Loaf Square. Supervisor Valentine explained the matter did not require a vote be taken.

PRESENTATIONS

Louis Abramson, CHJI founder, addressed the Town Board concerning his support group for those battling prostate cancer. As the second most common form of cancer in men, he said it is a dire state of affairs and needs more awareness. He thanked the Town Board and community for their support of the event that brought doctors along with a car show last year at the SLPAC. He asked to use the senior center as a community focal point to enhance dignity and support. He would like to provide presentations on health topics by health providers. There would be no fee for attendance which would include refreshments. He announced an upcoming community event on May 14th, 9am-2pm at Otisville Park and the upcoming Cruise for a Cause to be held at the SLPAC on July 24, 2022.

Veteran Chris Meyer, representing the Savage Wonder Festival, explained the event is an opportunity for acclaimed Veteran artists to perform in different media, including music, film, poetry, spoken work, and dance. He said there is no better location than the Sugar Loaf Performing Arts Center to provide this unique opportunity for the huge veteran's artistic community to perform on three stages. The modest first year expects over 3,000 people to coincide with the Sugar Loaf Spring Festival, which will include road closure in the area to through traffic. Parking issue work-arounds are being planned to take pressure off of the hamlet, with shuttles from the Oceane Vineyards property. Carpooling is being encouraged. Sponsors include I-Heart Radio and WPDH, with all proceeds going to veteran non-profits. He thanked the Town for facilitating the fiber optics to handle the event, and as a value added, the organization with donate a projector and cocktail tables to the theater. He thanked community member Steve Smith and Chief Doellinger for all their help. Councilman Courtenay thanked Chris for his service and thought it was a great way to give back to the veterans. Councilwoman Smith said she hopes for their success and return to the SLPAC in the future.

ACCEPTANCE OF MEETING MINUTES

ON A MOTION OFFERED BY Councilwoman Smith and second by Councilman Courtenay to accept the Minutes of the Town Board Meeting of April 13, 2022 as presented by Town Clerk Zappala.

VOTE: AYES (5): Valentine, Ardisana, Courtenay, Holdridge, Smith

ADOPTED

PEDDLER'S PERMIT APPLICATION

Supervisor Valentine discussed the application from Hudson Valley Environmental to distribute water test kits free of charge on door steps. There would be no direct contact.

ON A MOTION OFFERED BY Councilman Holdridge and second by Councilman Courtenay to approve the one-month peddler's permit for Hudson Valley Environmental.

VOTE: AYES (4): Valentine, Ardisana, Courtenay, Holdridge, NAY (1): Smith

ADOPTED

TRANSIENT MERCHANT – ONE DAY PERMIT FEE

ON A MOTION OFFERED BY Councilwoman Smith and second by Councilman Courtenay to adopt a One-day Transient Merchant Permit Fee in the amount of \$25.00.

VOTE: AYES (5): Valentine, Ardisana, Courtenay, Holdridge, Smith

ADOPTED

**INTRODUCTORY LOCAL LAW NO. 1 OF 2022, A LOCAL LAW ADDING CHAPTER 77A ENTITLED
“SHORT-TERM RENTALS” TO THE TOWN CODE OF THE TOWN OF CHESTER**

The matter was tabled as Supervisor Valentine said the Town Board is going to have discussions on any deficiencies identified in the proposed local law before adopting a final version.

RESIGNATIONS

Supervisor Valentine read the resignation letters received by Chief Doellinger.

ON A MOTION OFFERED BY Councilwoman Smith and second by Councilman Courtenay to accept the resignation of Sgt. Slowick, effective April 21, 2022.

VOTE: AYES (5): Valentine, Ardisana, Courtenay, Holdridge, Smith

ADOPTED

ON A MOTION OFFERED BY Councilwoman Smith and second by Councilman Holdridge to accept the resignation of Officer Stenta, effective March 24, 2022.

VOTE: AYES (5): Valentine, Ardisana, Courtenay, Holdridge, Smith

ADOPTED

PBA CONTRACT AMENDMENT – K9

Supervisor Valentine stated the contract was in line with standard procedure.

ON A MOTION OFFERED BY Councilwoman Smith and second by Councilman Courtenay to approve the PBA Contract Amendment – K9.

VOTE: AYES (5): Valentine, Ardisana, Courtenay, Holdridge, Smith

ADOPTED

SUGAR LOAF PERFORMING ARTS CENTER PATIO PAVER QUOTES

Supervisor Valentine provided the Board with three quotes received to repair the patio pavers at the Sugar Loaf Performing Arts Center pavilion.

Landworx	\$23,875.00
Kimiecik	27,500.00
Rivera’s	59,172.75

ON A MOTION OFFERED BY Councilwoman Smith and second by Councilman Courtenay to approve the patio paver repair work at the Sugar Loaf Performing Arts Center from Landworx in the amount of \$23,875.00

VOTE: AYES (5): Valentine, Ardisana, Courtenay, Holdridge, Smith

ADOPTED

ORANGE COUNTY DOH COMMUNITY HEALTH ASSESSMENT LISTENING SESSION

Supervisor Valentine read the request from the OCDOH to utilize the Town Hall for one of their 23 regional listening session to gain feedback to create a Community Health Assessment. This plan is conducted every three years, in accordance with the NYS Health Prevention Agenda. It has been scheduled for May 18, 2022 from 6-8pm. More information will be made

available on the Town's website and at the Town Clerk's office.

REPORTS

Supervisor Valentine read the following reports into the Minutes.

Engineer's Development Report

1. Greens at Chester: SWPPP systems working well. Waiting for plans to distribute for transportation corporation. Investigating ground water with Highway Superintendent.
2. Cappelli Sports (Primo Sports): SWPPP working well. We requested no parking signs installed by developer as per plans.
3. Prepared estimate for generator for Senior Building.
4. Working on estimate for Walton Lake Water District Board.
5. Finalizing bid for ADA PAC CDBG grant. Bid date June 9, 2022.

Highway Department

The Highway Department has been working on the following:

Tree trimming
Road side cleanup
Catch basin and culvert pipe repair/replacements
Truck repair/police vehicle maintenance
Some plows and sanders have been removed. We feel that there probably will not be any further plowable snow events.

The annual tire dumpster has been requested to be delivered on April 29th. That service will be available to the Town residents from May 2nd through May 13th at the Highway Department during the business hours of 7:00am - 3:00pm. Monday through Friday.

The Local 284 agreement has not yet been submitted because we are waiting for price quotes. With the instability of the cost of gas and oil, a true number hasn't been received. This document will be forthcoming as more becomes available to us.

Water Administrator's Report

Water Administrator Becker received a quote from Frey Drilling to remove the casing on the Sugar Loaf well using a special rig at a cost of as much as \$5,000 for a mobilization fee. He will try to obtain other quotes. He said there is a three-month delay to get back online, but OCDOH has given approval to use the other water source. He is waiting on lighting quotes for the plants and alarm system upgrades. He added the Walton Lake Estates District project may have to wait on a source of additional funding before proceeding further.

EXECUTIVE SESSION

ON A MOTION OFFERED BY Councilwoman Smith and second by Councilman Ardisana to enter into an Executive Session at 8:16pm on the matter of the Sherman Litigation and Highway Department contract.

VOTE: AYES (5): Valentine, Ardisana, Courtenay, Holdridge, Smith

ADOPTED

ON A MOTION OFFERED BY Councilwoman Smith and second by Councilman Ardisana to adjourn the Executive Session at 8:45pm.

VOTE: AYES (5): Valentine, Ardisana, Courtenay, Holdridge, Smith

ADOPTED

TOWN BOARD COMMENTS

Councilman Ardisana said as a navy veteran himself, it is very important to support the event on May 29th. He reported that there are 23 suicides amongst veterans every day.

Councilman Courtenay said a website will be available by May 1st containing information on the film festival three-day event that he said is a great thing for our theater and the Hudson Valley and will continue to grow over time. Using a different approach with the online piece will enable people to submit and watch. The projector and seating will be a great addition for the community. Councilman Courtenay along with Supervisor Valentine gave Senator Martucci a tour of the town. County Legislator Ehlers along with Village Mayor and Trustees accompanied. Supervisor Valentine added it was most interesting touring the 17M bridge with him.

Councilwoman Smith said there are still some available spots for vendors to sell their wares at the planned Farmer's Market. She has gained more knowledge on the ward system, so she will be pursuing it further. She reported the pickle ball court needs more tweaking, so it is not ready to be voted on. Councilwoman Smith said the Casino Nite was well attended and everyone had a great time. Villa Roma trips are scheduled for next Monday and Tuesday.

Councilman Holdridge reported on recent town events. The Kiwanis Clean Up was well attended and he thanked all who came out to help. He thanked Walter for being his partner in the valet parking service for Casino Nite. He said he attended the Chester Emergency Services meeting. Information concerning the financials of Mobile Life have been released and he heard horror stories from Dutchess County due to lost services. He suggested the Town consider a back-up plan. The County is to look into EMS. Councilman Holdridge brought up his discussions with DOT concerning the speed limit on Route 94. He asked the Town Board to ruminate on a decision to adopt a resolution to have them conduct a traffic study. He suggested the Board submit candidates for model citizens for the purpose of proclamations to be given. He asked the position of Town Planner be considered for the future. Councilman Holdridge asked the Board to consider the option of creating a reserve for funding for playgrounds. He asked the status of the Sugar Loaf sign. Supervisor Valentine said there was a glitch with the sign.

ADJOURNMENT

ON A MOTION OFFERED BY Councilwoman Smith and second by Councilman Holdridge to adjourn the meeting at 8:55pm, there being no further business brought before the Board.

VOTE: AYES (5): Valentine, Ardisana, Courtenay, Holdridge, Smith

ADOPTED

Respectfully submitted,

Linda A. Zappala
Town Clerk
2022-4-27