

**TOWN OF NEVERSINK TOWN BOARD
REGULAR MEETING
JULY 13, 2022**

CALL TO ORDER

The regular meeting of the Town Board of the Town of Neversink was called to order at 7:30 P.M. by Supervisor Chris Mathews with the pledge of allegiance.

ROLL CALL

Board Members

Supervisor Chris Mathews	PRESENT
Councilperson Keith Zanetti	PRESENT
Councilperson Nicole Gorr	PRESENT
Councilperson Scott Grey	PRESENT
Councilperson Richard Coombe Jr.	PRESENT

Other Officials

Highway Superintendent Preston Kelly	ABSENT
Code Enforcement Officer Keith Stryker	PRESENT

GUESTS

Cher Woehl	Walt Zeitschel
Alex Dudek	Adele Barnard
Carmine Filippone	Jack Harb
Matt Festa	Brian Toohey
Andrew McCabe	

- **Jack Harb** and the Board discussed the problem with the **tennis/pickleball courts** color coat and re-lining. The job was not done as per the specs. Two options for the repairs were discussed. It was decided that the color coat and re-lining needed to be re-done on the tennis/pickleball side. The original contractor has agreed to re-do the tennis/pickleball court as per the specs.
- **Carmine Filippone** was here tonight to speak to the Board about a piece of property he owns in the Town of Neversink that is located in the hamlet zone. The building currently has two apartments upstairs and a commercial space downstairs. He would like to make the downstairs an apartment also for a total of three apartments. The current zoning schedule for the property only allows for two apartments. Three apartments are prohibited. The Board is going to look into it and render their decision at or by the August Board meeting.
- **Alex Dudek** reviewed with the Board an event, **VET to VET**, that is being held on October 22nd. It will run from 10:30 to 5:00. It will also include a parade through Town from the school.
- **Adele Barnard** gave an update to the Board on her fundraising efforts for the **playground at the Rt. 42 Community Park**.
- **Cher Woehl**, Parks and Recreation Director, asked about getting the **post office pieces** removed from the **shed** so she can use it for her upcoming yoga classes if it rains. No decision was made of where to move it too. Cher inquired about the status of making the pavilion bathroom year-round useable. If they won't be ready this year she will include port-a-johns in her budget for next year. The volleyball courts should be completed very soon for use.

MINUTES OF PREVIOUS MEETING(S)

Minutes of the Board Work Session held on June 8, 2022, Regular Meeting held on June 8, 2022 and Special Meeting held on July 12, 2022 were ACCEPTED AS SUBMITTED on motion by Councilperson Richard Coombe Jr., seconded by Councilperson Scott Grey, put to a vote and UNANIMOUSLY CARRIED.

VOTE: AYES 5 NAYS 0.

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SUPERVISOR'S RECEIPTS AND DISBURSEMENTS REPORT

The Supervisor's Report for the month of June 2022 was ACCEPTED AS RECEIVED and filed on motion by Councilperson Richard Coombe Jr., seconded by Councilperson Scott Grey, put to a vote and UNANIMOUSLY CARRIED.

VOTE: AYES 5 NAYS 0.

TOWN CLERK DECALS AND MONTHLY FEE REPORT

ACCEPTED AS SUBMITTED for the month of June 2022 to be filed on motion by Councilperson Richard Coombe Jr., seconded by Councilperson Keith Zanetti, put to a vote and UNANIMOUSLY CARRIED.

VOTE: AYES 5 NAYS 0.

TOWN CLERK MONTHLY PETTY CASH REPORT

Month of June 2022/July 2022

ORDERED RESTORED TO \$200.00 by the amount of \$9.25 for postage on motion by Councilperson Richard Coombe Jr., seconded by Councilperson Keith Zanetti, put to a vote and UNANIMOUSLY CARRIED.

VOTE: AYES 5 NAYS 0.

CODE ENFORCEMENT OFFICER

Monthly Receipts Report and Mileage Log and Inspection Report for the month of June 2022 has been filed with the Town Clerk.

- 157 Miles
- \$1,415.85 Receipts
- 16 Building Permits, total 69 for year
- 0 Building Permit Renewal, total 0 for year
- 17 Certificate of Occupancy/Certificate of Compliance, total 59 for year
- 0 Complaint, total 1 for year
- 0 Violations, total 1 for year
- 6 Municipal Searches, total 56 for year
- 0 Fire Inspections, total 7 for year
- 0 Junk Yard Permit, total 1 for year
- 1 Mobile Home Park Permit Renewal, total 2 for year
- 0 Operating Permit, total 0 for year
- 0 Special Use Permit, total 0 for year
- 0 Fireworks Permit, total 1 for year
- 0 CEO Training Hours, total 19 for year
- 0 FOIL Request, total 2 for year
- 0 Fire Calls, total 1 for year

PLANNING BOARD

Meeting Minutes *approved* for 06-01-2022, Meeting Agenda for 07-06-2022, Meeting Minutes *draft* for 06-01-2022 were filed with the Town Clerk.

ZONING BOARD

Public Notice of Cancellation of 06-21-2022 ZBA meeting was filed with the Town Clerk.

FILINGS AND CORRESPONDENCE FILED WITH TOWN CLERK

- Sullivan County Abstract of Settlement for 2022 Tax Collection
- NYS DEC Permit for Shumway Road Gravel Bank for Earl D. Sheeley & Sons Inc.
- Thank you from Sullivan County Kiwanis Club for service during the pandemic
- Notice of filing of 2022 Final Assessment Roll
- FOILS:
 - Kerilands FOIL from Toohar & Barone, LLP

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- Request for active leases/licenses for cell towers, rooftop antennas or other wireless installations on property owned by the Town of Neversink along with 24 months of associated payment histories – fulfilled
- SmartProcure for PO/Vendor information
- Letter/e-mail received in reference to Kerilands:
 - CES
 - Sullivan County Partnership for Economic Development
 - The Center for Discovery
 - Rick Pantaleoni
 - Henry King
 - Foster Supply Hospitality
 - Delaware River Solar
 - SUNY Sullivan
 - Sullivan Catskills Visitors Association
 - Karen Fisher

Items were ORDERED LOGGED and FILED on motion by Councilperson Richard Coombe Jr., seconded by Councilperson Keith Zanetti, put to a vote and UNANIMOUSLY CARRIED.
VOTE: AYES 5 NAYS 0.

SUPERVISOR

1. The following resolution were presented for the Board's consideration:

**TOWN OF NEVERSINK
RESOLUTION NO. 17 OF 2022
BUDGET AMENDMENT**

WHEREAS, Town of Neversink Highway Superintendent has been notified that Consolidated Highway Improvement Program (CHIPS) funding from NYSDOT for 2022 has been approved for \$ 316,985.22, and PAVE NY apportionment for \$ 83,968.39, and the Extreme Winter Recovery apportionment for 71,743.22, making the total funding amount \$472,696.83 for 2022, and

WHEREAS, the 2022 budget has appropriated \$250,000.00, so an additional \$222,696.83 needs to be appropriated,

NOW, therefore be it resolved that the Town Board authorizes the Supervisor to increase Estimated Revenue, State Aid CHIPS DA3501 and Appropriation, Improvements of Roads, CHIPS DA5112.2 for \$222,696.83, and that the following budget amendment be made;

DA510 Estimated Revenue - \$222,696.83
DA3501 State Aid CHIPS – 222,696.83
DA960 Appropriation – 222,696.83
DA5112.2 Improvements, CHIPS- 222,696.83

Moved by: Councilperson Keith Zanetti

Seconded by: Councilperson Scott Grey

And Adopted on Motion: July 13, 2022

2. Supervisor Mathews has signed and returned the Agreement for the Payment of Town of Neversink Costs and Expenses in Connection with the Proposed Kerilands Development ("Agreement"), which Steven C. Heetland has signed on behalf of Kerilands. Check No. 302 dated April 11, 2022 payable to the Town of Neversink in the amount of \$25,000.00, pursuant to the **Escrow Agreement**, by and **between the Town of Neversink and Keriland Inc.** has been received. The following motion was made to make it official at a Town Board Meeting and that the check can be deposited:

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A motion was made by Councilperson Richard Coombe Jr., seconded by Councilperson Keith Zanetti that the Town accepts the Escrow Agreement with Kerilands for the proposed project, put to a vote and UNANIMOUSLY CARRIED.

VOTE: AYES 5 NAYS 0.

3. Councilperson Scott Grey asked where we were with getting the **football equipment** out of the basement. Councilperson Keith Zanetti has reached out to those involved in the program and they are going to be going through the equipment and moving it to an alternate location.
4. The Board also discussed the repairs that need to be done to the **small garage** adjacent to the Town Hall Property. It definitely needs new siding and the roof needs to be painted or replaced.
5. Councilperson Richard Coombe Jr. distributed copies of the Town's Master Plan to the members of the Board. He suggested the first step is that everyone reads it and decides if the **Kerilands Project** is consistent with the Master Plan or is it not. If not, then why not and if it is not, do we want to change it and what do we want to change it to. Talk of changing the Master Plan in the past has been to update the factual information, not to change the substance of the plan. Mr. Coombe also suggests reading the Town Code's Major Subdivision Laws in Section 41-15 on Lot design requirements that might affect the development of the proposed 297 lots.

PAYMENTS OF CLAIMS AND VOUCHERS

• Vendor Payments	\$ 4,853.93
• Abstract #7	<u>263,804.85</u>
• Total	\$268,658.78

Vouchers, Claims were reviewed by the Board and authorized to be paid on motion by Councilperson Scott Grey, seconded by Councilperson Nicole Gorr, put to a vote and UNANIMOUSLY CARRIED.

VOTE: AYES 5 NAYS 0.

ADJOURN OR RECESS

On motion by Councilperson Richard Coombe Jr., seconded by Councilperson Scott Grey, the meeting was adjourned at 8:40 pm, put to a vote and UNANIMOUSLY CARRIED.

Respectfully submitted,

Lisa Garigliano, Town Clerk