

**Town of Knox
Special Meeting
August 3, 2016**

PRESENT:

Supervisor Lefkaditis
Councilman Barcomb
Councilman Barber
Councilman Kuck
Councilwoman Pokorny
Town Clerk Murphy

ABSENT:

Town Attorney Dorfman
Highway Superintendent Salisbury

The meeting was called to order at 6:03 p.m. with the Pledge of Allegiance.

Youth Council Coordinator Maryellen Gillis presented a three phase Knox Town Park Improvement Plan.

Phase I

Construction of a new playground for K-12 aged kids in the current location of the tennis courts, with inclusive playground equipment, a new concession stand, rebuilt BBQ pit, enclosures for the pavilion, seasonal bathrooms and leach field, and improvements to the baseball field and parking areas.

Phase II

Construction of basketball, tennis, racket ball, and volleyball courts with additional multi-use space (kick-wall), improvements to the walking trail, (resurfacing, benches, trash receptacles) and additional parking.

Phase III

Construction of a new soccer field, rehabilitation of the existing soccer field, small pavilion/picnic/playground area, and additional parking.

Considerations for the project include accommodating physically and otherwise handicapped children, adding shade and seating, and safely disposing of wastewater and septic waste.

An online application for a Consolidated Funding Grant could be made in May 2017 through the Environmental Protection Fund Grant Program for Parks, Preservation and Heritage, for up to \$500,000, with 50% match requirements, which can be met with in kind volunteer work and other contributions (except the cost of grant writing), some of which can be claimed retroactively for three years. Pre-application requirements include completion of various

planning steps and demonstration of financial and community support, along with a Town Board resolution to support and fund the project. Detailed, shovel-ready plans are most likely to receive grant funding.

The Town of Bethlehem has a “community build” scheduled for a \$300,000 playground in 2 weeks; Ms. Gillis will check it out.

Tasks include formalizing a Town Park Improvement Committee (steering committee with sub-committees), establishing an account for fundraising activities, information gathering (recommendations are being sought for managing waste water and septic waste), developing plans, researching costs, networking and fundraising, partnering with civic groups such as Kiwanis Club of the Helderbergs, and getting the message out with website postings, letters to the editor, handouts at school, and the January town newsletter.

Councilman Kuck noted the importance of mature trees in the appeal and beauty of a park. Councilman Barcomb suggested a master plan be created to designate placement of trees and benches throughout the park to accommodate future requests to place such memorials. A diverse variety of species should be considered for tree plantings in the park.

Councilman Barcomb also suggested that the soccer field work be moved to Phase II of the project, as many youth are involved in soccer programs, and not enough local facilities are available.

Councilwoman Pokorny relayed a citizen’s suggestion that adult exercise equipment be installed at intervals along the walking trail to make a “fitness trail.” She also expressed concern about safety, liability, cleaning and maintenance issues, as well as negative health impacts of having a deep fryer for use by youth groups.

Additional project ideas include repairing the wetlands boardwalk, installing a PA system for the pavilion, and developing a bike path and facilities for roller skating and ice skating.

Supervisor Lefkaditis suggested a sample resolution of support and conceptual approval be forwarded to Attorney Dorfman for review and suggestions, and that it be added to the agenda for the regular September meeting. The board members thanked Ms. Gillis for the tremendous amount of work she and the youth council have put into this impressive effort.

Ms. Gillis also proposed an amendment, within their budget, to the financial proposal for the summer youth program, which presently has 64 children enrolled instead of the 22 originally expected. She would like to hire an additional assistant and adjust the work hours to allow extra time for set up and clean up. A budget statement was presented showing \$1,410 available for these uses from the original \$4,000 allocation.

RESOLUTION #147-2016 –AMEND THE SUMMER YOUTH PROGRAM BUDGET TO HIRE AN ADDITIONAL ASSISTANT AND ADJUST THE WORK HOURS TO ALLOW EXTRA TIME FOR SET UP AND CLEAN UP.

On motion of Councilman Barcomb, seconded by Councilwoman Pokorny the following resolution was carried unanimously:

RESOLVED to amend the summer youth program budget to hire an additional assistant and adjust the work hours to allow extra time for set up and clean up.

3a. Tax Abatement on Commercial Solar Arrays: Supervisor Lefkaditis noted that the Town has 60 days to notify solar energy developers if the Town intends to require Payments In Lieu Of Taxes (PILOTs). Borrego Solar has an application pending with the Planning Board for a permit. Supervisor Lefkaditis said the Town could provide notification and then research the options in the next 60 days before a final determination of the amount of the PILOT is made. This would give the board time to explore the options of setting its value. Councilwoman Pokorny said that as the array would not make use of services provided by the school, it would be appropriate to consider not requiring payment of school taxes. Town, highway and fire department services might, however, be used in connection with the array. Councilwoman Pokorny provided calculations that were prepared by Assessor Russ Pokorny.

For an assessed value of \$2,000,000, the total annual taxes would be:

<u>Per \$1,000</u>	<u>Taxes</u>	
\$32.00	\$64,000.00	School
\$ 6.14	\$12,280.00	County
\$ 2.09	\$ 4,180.00	Fire
\$ 1.58	\$ 3,160.00	Highway
\$ 0.44	\$ 880.00	<u>Town</u>
\$42.25	\$84,500.00	Total

The total of fire, highway and town taxes would be \$8,220 per year, in addition to the taxes on the value of the land.

Councilman Barcomb commented that the array would have value, and that it would have some effect on the town. The Town is also sensitive to the importance of facilitating solar energy. Councilman Kuck noted that we should research practices in other municipalities and get more information to make an informed decision. Supervisor Lefkaditis commented that the school, county and fire department are all “taxing authorities” and he questioned what options would be available to them.

RESOLUTION #148-2016 –AUTHORIZE ATTORNEY DORFMAN TO NOTIFY BORREGO SOLAR THAT THE INTENT OF THE TOWN IS TO INSTITUTE A PILOT PROGRAM.

On motion of Supervisor Lefkaditis, seconded by Councilman Barcomb, the following resolution was carried unanimously:

RESOLVED to authorize Attorney Dorfman to notify Borrego Solar that the intent of the Town is to institute a PILOT program.

3b. General Liability Insurance: Requests will be made to Assessor Russ Pokorny to review the assigned values for Town-owned buildings, and to Highway Superintendent Salisbury to review the inventory of equipment. Board members will review and consider this matter at a later meeting.

3c. Town Newsletter, prepared and formatted by Anna Lefkaditis: Councilwoman Pokorny suggested that a line be added to the newsletter to ask residents who would like to receive email communications from the Town to email the Town Clerk; and that the Town Clerk create a database of resident email addresses for future announcements and other correspondence from the Town. Supervisor Lefkaditis agreed and suggested the address: Newsletter@knoxny.org be established by the Town Clerk to create a database of emails.

Councilman Barber suggested that the letter on the front page of the newsletter come from the entire town board, rather than just from the supervisor, this would help to show unity of the Town.

Supervisor Lefkaditis said he took offense to that and stated that as head of the town the newsletter should be from him as Town Supervisor.

Councilman Barcomb agreed the newsletter should come from the board and suggested that the "I's" be changed to "we's" and otherwise, there was no disagreement with the content, so there is unity.

Councilman Kuck suggested the board discussion be ramped down a bit, and suggested a solution in the form of a resolution that the newsletter come from the town board members versus strictly from one person.

RESOLUTION #149-2016 –THAT THE TOWN NEWSLETTER WILL COME FROM THE TOWN BOARD

On motion of Councilman Kuck, seconded by Councilwoman Pokorny, the following resolution was carried with 4 ayes (Council members Barber, Barcomb, Kuck, Pokorny) and 1 nay (Supervisor Lefkaditis):

RESOLVED that the Town newsletter will come from the Town Board.

RESOLUTION #150-2016 –APPROVE EXISTING NEWSLETTER WITH THE SUGGESTED CHANGES ABOVE AND ADDITION OF CDTA'S PHONE NUMBER AND REFERENCE TO EMAIL ADDRESSES FROM INTERESTED RESIDENTS.

On motion of Supervisor Lefkaditis, seconded by Councilman Barcomb, the following resolution was approved unanimously:

RESOLVED to approve the existing newsletter with the suggested changes above and addition of CDTA's phone number and reference to email addresses from interested residents.

Councilwoman Pokorny expressed thanks to Anna Lefkaditis for her work on the newsletter.

3d. Discussion about the upcoming Household Hazardous Waste Collection Day: Supervisor Lefkaditis asked when we would hear how much the grant would be for. Councilwoman Pokorny indicated that it would be after the event, but she is waiting to hear from DEC. She said that six volunteers would be needed to help check people in and to direct traffic.

RESOLUTION #151-2016 –ADVERTISE THE HOUSEHOLD HAZARDOUS WASTE COLLECTION DAY IN THE ALTAMONT ENTERPRISE, NOT TO EXCEED \$80.

On motion of Councilwoman Pokorny, seconded by Supervisor Lefkaditis, the following resolution was carried unanimously:

RESOLVED to advertise the Household Hazardous Waste Collection Day in the Altamont Enterprise, not to exceed \$80.

3e. Training for Conservation Advisory Council (CAC) member Dee Woessner: A request has been made to send a CAC member to a two night DEC sponsored workshop on Habitat and Water Resources: \$55 registration, \$60-80/night lodging, \$30 for gas.

Councilwoman Pokorny made a motion to authorize payment not to exceed \$250, seconded by Councilman Barcomb.

Supervisor Lefkaditis asked why the Town should spend money to train members of a “board” that does not make decisions. He asked what precedent we would be setting, and what would stop us from sending everyone. Councilman Barcomb stated that the CAC advises the decision-making boards on matters relating to conservation and protection of natural resources, and that is very important. Councilman Kuck noted that water is our number one priority resource to protect, and Ms. Woessner is an exceptionally knowledgeable volunteer who is willing to go, and it is very important for the Town to have this knowledge. Supervisor Lefkaditis said we are “falling into a rut” by sending people to training.

Councilman Barber suggested a separate line item be created in the budget for training. Councilwoman Pokorny said the budget has a line item for “research” that could be used. It was noted that it falls in the Planning Board’s allocation.

Supervisor Lefkaditis asked if there were any free classes Ms. Woessner could attend instead on this material. Councilman Barcomb said that the CAC is becoming more active after being reorganized with new members, and we should consider each request for training individually on its merits. Supervisor Lefkaditis suggested asking Attorney Dorfman if Ms. Woessner could attend the training, and later present her knowledge to the Planning Board to satisfy training requirements for the members of the Planning Board. The board agreed to withdraw the motion until further research can be done.

3f. Transfer Station Permit Stickers: Councilwoman Pokorny presented three quotes for 1,500 security stickers with adhesive on the face and sequential numbering, for \$1,237.47, \$695.75 and \$375 plus shipping. The present supply of stickers is low, so a decision is needed soon. Otherwise, temporary permits could be issued until a new supply of stickers is ordered and

delivered. It was determined that a meeting is needed with the transfer station staff to discuss this and other policy matters. It will be added to the August 9 regular meeting agenda.

Councilman Barcomb said he was having difficulty getting quotes for repairing the HVAC problems at the town hall, as vendors don't want to make the trip and troubleshoot for free. It was suggested that he get quotes to troubleshoot the problems.

RESOLUTION #152-2016 –RECOGNIZE RAY SHAFER SR.'s 100 YEARS OF LIFE, SIGNED BY THE TOWN BOARD MEMBERS AND DELIVERED BY COUNCILMAN BARCOMB.

On motion of Councilman Barcomb, seconded by Supervisor Lefkaditis, the following resolution was carried unanimously:

RESOLVED to Recognize Ray Shafer Sr.'s 100 years of life, signed by the Town Board members and delivered by Councilman Barcomb.

Councilwoman Pokorny requested that a presentation by Robyn Reynolds, a Senior Planner from the Capital District Regional Planning Commission, about grants from the Clean Energy Communities program be added to the agenda for the August 9 meeting.

Councilman Barcomb made a motion to adjourn, Councilwoman Pokorny seconded and the motion carried unanimously.

The meeting adjourned at 9:41 pm.

Respectfully Submitted,
August 8, 2016
Tara Murphy