

Minutes of a Regular Meeting of the Town Board of the Town of Thompson, Town Hall, 4052 State Route 42, Monticello, New York held Remotely via Zoom Meeting on **June 16, 2020.**

ROLL CALL:

Present: Supervisor William J. Rieber, Jr., Presiding
Councilman Scott S. Mace
Councilman John A. Pavese
Councilwoman Melinda S. Meddaugh
Councilman Ryan T. Schock

Also Present: Marilee J. Calhoun, Town Clerk
Michael B. Mednick, Attorney for the Town
Melissa DeMarmels, Town Comptroller
Patrice Chester, Deputy Administrator
Michael G. Messenger, Water & Sewer Superintendent
Glenn Somers, Parks & Recreation Superintendent
Kelly M. Murrin, Deputy Town Clerk
Karen Schaefer, Supervisor's Confidential Secretary

REGULAR MEETING – CALL TO ORDER

Supervisor Rieber opened the meeting at 7:00 PM with the Pledge to the Flag. Supervisor Rieber announced that due to the outbreak of Coronavirus (COVID-19) the meeting will be held via Videoconferencing and streamed live on the Zoom app and Facebook Live, which is accessible to the public and is also being recorded for full transcription purposes should it be required.

PUBLIC HEARING: HARRIS SEWER DISTRICT BONDING – INCREASE AND IMPROVEMENTS OF THE FACILITIES AT ESTIMATED MAXIMUM COST OF \$10,000,000.00

Supervisor Rieber opened the Public Hearing at 7:03 PM. Town Clerk, Marilee J. Calhoun read the legal public notice and stated that she had an original affidavit of publication. Notice of said hearing was duly published in the Sullivan County Democrat on June 02, 2020 with same being posted at the Town Hall on June 02, 2020 and on the Town website on 05/29/2020.

NOTICE OF PUBLIC HEARING

PLEASE TAKE NOTICE that the Town Board of the Town of Thompson, Sullivan County, New York, will meet by video-conference, in said Town, on June 16, 2020, at 7:00 o'clock P.M., Prevaling Time, and for public health and safety reasons, the public may participate via video-conference at [<https://us02web.zoom.us/j/83205442397>], all in accordance with Executive

Order 202.1, for the purpose of conducting a public hearing relating to the proposed increase and improvement of the facilities of the Harris Sewer District (the "District") in said Town, consisting of the demolition and replacement of the three existing pump stations, the construction of a new pump station and the installation of approximately 21,500 linear feet of sewer force main, including incidental expenses in connection therewith, in said District, at an estimated maximum cost of \$10,000,000, at which time and place said Town Board will hear all persons interested in the subject thereof.

Such cost shall be annually apportioned, levied and collected in said District in the manner provided by law in an amount sufficient to pay the principal and interest on said bonds as the same become due.

The plan and report, including estimate of cost, relating to this project, prepared by McGoey, Hauser and Edsall Consulting Engineers D.P.C. and dated May 6, 2020, is on the file in the Office of the Town Clerk where it is available for public inspection during normal business hours.

Dated: Monticello, New York
May 19, 2020

BY ORDER OF THE TOWN BOARD
OF THE TOWN OF THOMPSON,
SULLIVAN COUNTY, NEW YORK

Marilee J. Calhoun, Town Clerk

Supervisor Rieber explained the purpose for the public hearing and bonding for the proposed project.

Supervisor Rieber asked if the Board had any comments. No comments were made.

Supervisor Rieber asked if anyone from the public would like to be heard on this matter. The following public comments were provided.

Ms. Lois Weinstein, resident of Greentree Vacation Homes expressed her concerns regarding the increased cost per homeowner per user in the district. She said that the sewer bills this year for the Greentree Vacation Homes property owners went up. She asked what the estimated cost for the Greentree Vacation Homes property owners would be as a result of this project. She also asked if there was any way to bill the individual users based on usage or does it have to be the entire community. The flow amounts are different for year-round resident vs. seasonal residents.

Supervisor Rieber said that according to the Map, Plan & Report the estimated cost for the future would be \$2,105.00 per year per home. Supervisor Rieber estimates that the charges would be 2 years out with the project being proposed in 2-Separate Phases. At this time there is only one way of measuring the usage for the entire community. It could be theoretically possible to measure and bill based on flow by metering all homes and have all individual homeowners in the development pay their share.

Ms. Arlene Rubin and Mr. Michael Shecter, residents of Greentree Vacation Homes also expressed concerns regarding increase cost of sewer service vs. water service. No communication from the Homeowners Association (HOA).

Supervisor Rieber advised that the Town has been in contact with the Homeowners Association (HOA) of Greentree Vacation Homes to discuss the inflow & infiltration (I&I) issues coming from the Greentree properties/development going into the Harris Sewer District sewer lines. The Town has inspected and identified some of the issues that need to be addressed, which have been provided to the HOA to resolve those discovered issues. A letter was sent to the Board of Directors of the (HOA). Resolving the current issues could result in a savings on future bills.

Superintendent Michael Messenger provided a status update regarding the current (I&I) issues and a report was provided. Further discussion was held and his contact information was provided to the Greentree property owners that were present.

Ms. Janine Materna, resident of Greentree Vacation Homes said that this is the first time that she is hearing of sewer issues; she asked if there is documentation identifying the problems and the estimated costs to fix the issues.

Superintendent Messenger provided a more detailed update regarding the specific issues and problems that there are involving Greentree Vacation Homes. There are several leaks, which are resulting in ground water filtrating into the sewer system.

Ms. Janine Materna also asked if there is any potential of government funding available or could the costs be subsidized by the government.

Superintendent Messenger said that typically for private developments no, but he suggested that the Board of Directors of their (HOA) look into those possibilities.

Ms. Jennifer Materna, resident of Greentree Vacation Homes asked if they can make the sewer system public vs. private. She also asked if there is a way to reduce cost vs. increase cost.

Supervisor Rieber said that the homes are too close together for private individual septic systems and that there would not be enough room to construct them.

Superintendent Messenger commented on how to reduce cost. The estimated cost of \$2,105.00 was determined based on the current flows including the present issues, but if those leaks/issues are resolved, then the flows would be reduced. He said that when flow reduces the price per gallon reduces, which would reduce the overall cost. He further explained the purpose for this hearing and what the bonded project funds would be used for.

Supervisor Rieber advised that he has contacted the Board of Directors for the (HOA) to explain the situation in detail. The Town has been willing to try and help in regards to resolving the issues.

Ms. Lois Weinstein asked what the procedure is for the decision and approval on the proposed project.

Supervisor Rieber explained the procedure for Public Interest Order and Bonding Approval in order to move forward with the proposed project. He said that this action is subject to a 30-Day Permissive Referendum. He also explained the reason for the necessary improvements, which are subject to NYS DEC Consent Orders. He advised that after the public hearing the Bonding Resolution would be a Town Board decision and vote to either approve or deny on behalf of the Harris Sewer District.

Superintendent Messenger also advised that the Town has submitted grant funding applications and are trying to secure USDA low cost funding, which could reduce the estimated cost of the project, but total bonding approval is still required whether the entire cost will be needed or not. Hopefully the total cost that the Town will have to secure will be significantly less than estimated.

Supervisor Rieber also commented on the potential grant funding sources and if they are secured. At that time the Town might look to their Board of Directors of the (HOA) obtain supporting letters for the grant funding since they do not like to see high individual costs per home.

Ms. Jennifer Materna asked the Town to provide suggestions to bring back to the Board of Directors of the (HOA) on how to reduce the cost moving forward.

Supervisor Rieber suggested that the Board of Directors of the (HOA) should be encouraged to fix the leaks and current filtration issues to reduce the flows. Ms. Materna was also advised to contact Superintendent Messenger to discuss further suggestions and to obtain any requested information.

After an opportunity for all persons to be heard Supervisor Rieber entertained a motion that the public hearing be closed.

A motion to close the Public Hearing at 7:31 PM was made by Councilman Mace and seconded by Councilman Schock. All voted in favor of closing the public hearing.

The regular meeting was reconvened at 7:32 PM.

APPROVAL OF MINUTES:

On a motion made by Councilman Pavese and seconded by Councilman Schock the minutes of the June 2nd, 2020 Regular Town Board Meeting were approved as presented.

Vote: Ayes 5 Rieber, Pavese, Schock, Meddaugh and Mace
 Nays 0

PUBLIC COMMENT:

There was no public comment given.

CORRESPONDENCE:

Supervisor Rieber reported on correspondence that was sent or received as follows:

- **Kiamesha Artesian Spring Water Company:** Annual Water quality Report for 2019, Dated: May 2020
- **Expanded Voting Options for June 2020 Primary Election:** Absentee Ballot Voting, Early In-Person Voting & Election Day In-Person Voting information provided
- **Brian Farrelly, Senior Claims Adjuster, Argo Group on behalf of Argonaut Insurance Company:** Letter dated 06/04/20 to Town of Thompson Re: Highway Garage Structure Fire – Status of Closeout of Claim, Date of Loss: 09/17/2019
- **Timothy P. Burns, P.E., Director of Engineering & Program Management, NYS EFC:** Letter dated 06/03/2020 to Supervisor Rieber Re: Emerald Green Sewer Collection System Improvements CWSRF Project No. C3-5378-04-00 Summary and Recommendations from Site Visit

AGENDA ITEMS:

1A) HARRIS SEWER DISTRICT BONDING – INCREASE AND IMPROVEMENTS OF THE FACILITIES AT ESTIMATED MAXIMUM COST OF \$10,000,000.00

Action to approve a Negative Declaration Resolution, Public Interest Order and Bond Resolution was taken as follows:

NEGATIVE DECLARATION

The Following Resolution Was Duly Adopted: Res. No. 214 of the Year 2020.

At a regular meeting of the Town Board of
the Town of Thompson held at the Town Hall,
4052 Route 42, Monticello, New York, on
June 16, 2020

**RESOLUTION FOR NEGATIVE DECLARATION UNDER SEQR
FOR HARRIS SEWER FORCE MAIN AND PUMP STATION REPLACEMENT
PROJECT WITH CWSRF FINANCING**

WHEREAS, the Town Board of the Town of Thompson declared itself lead agency pursuant to Resolution dated April 07, 2020 in connection with the review of the proposed Harris Sewer Force Main and Pump Station Replacement Project with CWSRF financing; and

WHEREAS, a Full Environmental Assessment Form has been filed in connection with the proposed Project; and

WHEREAS, a public hearing was conducted in connection with the Project financing on June 16, 2020, wherein said public hearing was closed.

NOW, THEREFORE, BE IT RESOLVED, that the Town Board of the Town of Thompson determines that there are no negative environmental impacts that would be caused as a result of the proceeding with the Harris Sewer Force Main and Pump Station Replacement Project with CWSRF financing; and

FURTHER BE IT RESOLVED, it is determined that the Town Board of the Town of Thompson makes a negative declaration with regard to any environmental impacts caused as a result of the proposed aforementioned Project.

Moved by: Councilman Scott S. Mace
Seconded by: Councilwoman Melinda S. Meddaugh
Adopted the 16th day of June, 2020.

The members of the Town Board voted as follows:

Supervisor WILLIAM J. RIEBER, JR.	Yes [X]	No []
Councilman SCOTT S. MACE	Yes [X]	No []
Councilman JOHN A. PAVESE	Yes [X]	No []
Councilwoman MELINDA S. MEDDAUGH	Yes [X]	No []
Councilman RYAN T. SCHOCK	Yes [X]	No []

PUBLIC INTEREST ORDER

The Following Resolution Was Duly Adopted: Res. No. 215 of the Year 2020.

At a regular meeting of the Town Board of the Town of
Thompson, Sullivan County, New York, held at the Town

Hall, in Monticello, New York, on June 16, 2020, at 7:00 o'clock P.M., Prevailing Time.

PRESENT:

William J. Rieber, Jr.
Supervisor
Melinda S. Meddaugh
Councilwoman
Scott S. Mace
Councilman
John A. Pavese
Councilman
Ryan T. Schock
Councilman

-----X

In the Matter of the Increase and Improvement
of the Facilities of the Harris Sewer
District in the Town of Thompson, Sullivan
County, New York.

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Resolution No. 215

PUBLIC INTEREST ORDER

WHEREAS, the Town Board of the Town of Thompson, Sullivan County, New York, has had under consideration the increase and improvement of the facilities of the Harris Sewer District, in said Town, consisting of the demolition and replacement of the three existing pump stations, the construction of a new pump station and the installation of approximately 21,500 linear feet of sewer force main, including incidental expenses in connection therewith; and

WHEREAS, the Town Board of said Town has duly caused McGoey, Hauser and Edsall Consulting Engineers D.P.C. to prepare a plan and report, including an estimate of cost, dated May 6, 2020, relating to said increase and improvement of facilities in said District; and

WHEREAS, the estimated maximum cost to said District of such increase and improvement of facilities is determined to be \$10,000,000; and

WHEREAS, such cost shall be annually apportioned and assessed upon the several lots and parcels of land within said District in the manner provided by law in an amount sufficient to pay the principal and interest on said bonds as the same become due; and

WHEREAS, at a meeting of said Town Board duly called and held on May 19, 2020, an order was duly adopted by it and entered in the minutes specifying the said Town Board would meet to consider the increase and improvement of the Harris Sewer District in said Town at an estimated maximum cost of \$10,000,000 and to hear all persons interested in the subject thereof concerning the same at the Town Hall, in Monticello, New York, in said Town, on June 16, 2020, at 7:00 P.M., Prevailing Time; and

WHEREAS, said order duly certified by the Town Clerk was duly published and posted at least ten, but not more than twenty, days prior to the date of the public hearing, as required by law; and

WHEREAS, a public hearing was duly held at the time and place set forth in said notice, at which all persons desiring to be heard were duly heard; and NOW, THEREFORE, BE IT

ORDERED, by the Town Board of the Town of Thompson, Sullivan County, New York, as follows:

Section 1. Upon the evidence given at the aforesaid public hearing, it is hereby found and determined that it is in the public interest to increase and improve the facilities of the Harris Sewer District, in said Town, consisting of the demolition and replacement of the three existing pump stations, the construction of a new pump station and the installation of approximately 21,500 linear feet of sewer force main, including incidental expenses in connection therewith, at an estimated maximum cost of \$10,000,000.

Section 2. This order shall take effect immediately.

Moved by: Councilman Scott S. Mace

Seconded by: Councilman John A. Pavese

The question of the adoption of the foregoing order was duly put to a vote on roll call, which resulted as follows:

Supervisor William J. Rieber, Jr.	VOTING	AYE
Councilwoman Melinda S. Meddaugh	VOTING	AYE
Councilman Scott S. Mace	VOTING	AYE
Councilman John A. Pavese	VOTING	AYE
Councilman Ryan T. Schock	VOTING	AYE

The order was thereupon declared duly adopted.

* * *

BOND RESOLUTION

The Following Resolution Was Duly Adopted: Res. No. 216 of the Year 2020.

At a regular meeting of the Town Board of the Town of Thompson, Sullivan County, New York, held at the Town Hall, in Monticello, New York, New York, in said Town, on June 16, 2020, at 7:00 o'clock P.M., Prevailing Time.

The meeting was called to order by Supervisor William J. Rieber, Jr., and upon roll being called, the following were

PRESENT:

William J. Rieber, Jr.
Supervisor
Melinda S. Meddaugh
Councilwoman
Scott S. Mace
Councilman
John A. Pavese
Councilman
Ryan T. Schock
Councilman

ABSENT:

The following resolution was offered by Councilman Scott S. Mace who moved its adoption, seconded by Councilman Ryan T. Schock, to-wit:

BOND RESOLUTION DATED JUNE 16, 2020.

A RESOLUTION AUTHORIZING THE ISSUANCE OF \$10,000,000 BONDS OF THE TOWN OF THOMPSON, SULLIVAN COUNTY, NEW YORK, TO PAY COSTS OF THE INCREASE AND IMPROVEMENT OF THE FACILITIES OF THE HARRIS SEWER DISTRICT, IN SAID TOWN, CONSISTING OF THE DEMOLITION AND REPLACEMENT OF THE THREE EXISTING PUMP STATIONS, THE CONSTRUCTION OF A NEW PUMP STATION AND THE INSTALLATION OF APPROXIMATELY 21,500 LINEAR FEET OF SEWER FORCE MAIN, INCLUDING INCIDENTAL EXPENSES IN CONNECTION THEREWITH, IN SAID DISTRICT.

WHEREAS, pursuant to the provisions heretofore duly had and taken in accordance with the provisions of Section 202-b of the Town Law, and more particularly an order dated June 16, 2020, said Town Board has determined it to be in the public interest to increase and improve the facilities of the Harris Sewer District (the "District") in the Town of Thompson, Sullivan County, New York, at an estimated maximum cost of \$10,000,000; and

WHEREAS, it is now desired to provide funding for such capital project; NOW, THEREFORE, BE IT

RESOLVED, by the Town Board of the Town of Thompson, Sullivan County, New York, as follows:

Section 1. For the class of objects or purposes of paying costs of the increase and improvement of the facilities of the Harris Sewer District, in said Town, consisting of the demolition and replacement of the three existing pump stations, the construction of a new pump station and the installation of approximately 21,500 linear feet of sewer force main, including incidental expenses in connection therewith, there are hereby authorized to be issued \$10,000,000 bonds of said Town pursuant to the provisions of the Local Finance Law.

Section 2. It is hereby determined that the estimated maximum cost of the aforesaid class of objects or purposes is \$10,000,000 and that the plan for the financing thereof is by the

issuance of the \$10,000,000 bonds of said Town authorized to be issued pursuant to this bond resolution.

Section 3. It is hereby determined that the period of probable usefulness of the aforesaid class of objects or purposes is forty years, pursuant to subdivision four of paragraph a of Section 11.00 of the Local Finance Law. It is hereby further determined that the maximum maturity of the bonds herein authorized will exceed five years.

Section 4. Subject to the provisions of the Local Finance Law, the power to authorize the issuance of and to sell bond anticipation notes in anticipation of the issuance and sale of the bonds herein authorized, including renewals of such notes, is hereby delegated to the Supervisor, the chief fiscal officer. Such notes shall be of such terms, form and contents, and shall be sold in such manner, as may be prescribed by said Supervisor, consistent with the provisions of the Local Finance Law.

Section 5. The faith and credit of said Town of Thompson, Sullivan County, New York, are hereby irrevocably pledged to the payment of the principal of and interest on such obligations as the same respectively become due and payable. To the extent not provided for from other sources, an annual appropriation shall be made in each year sufficient to pay the principal of and interest on such obligations becoming due and payable in such year. Such cost shall be annually apportioned and assessed upon the several lots and parcels of land within the Harris Sewer District in the manner provided by law in an amount sufficient to pay the principal and interest on said bonds as the same become due.

Section 6. Such bonds shall be in fully registered form and shall be signed in the name of the Town of Thompson, Sullivan County, New York, by the manual or facsimile signature of the Supervisor and a facsimile of its corporate seal shall be imprinted or impressed thereon and may be attested by the manual or facsimile signature of the Town Clerk.

Section 7. The powers and duties of advertising such bonds for sale, conducting the sale and awarding the bonds, are hereby delegated to the Supervisor, who shall advertise such

bonds for sale, conduct the sale, and award the bonds in such manner as he shall deem best for the interests of the Town; provided, however, that in the exercise of these delegated powers, he shall comply fully with the provisions of the Local Finance Law and any order or rule of the State Comptroller applicable to the sale of municipal bonds. The receipt of the Supervisor shall be a full acquittance to the purchaser of such bonds, who shall not be obliged to see to the application of the purchase money.

Section 8. All other matters, except as provided herein relating to such bonds, including determining whether to issue such bonds having substantially level or declining annual debt service and all matters related thereto, prescribing whether manual or facsimile signatures shall appear on said bonds, prescribing the method for the recording of ownership of said bonds, appointing the fiscal agent or agents for said bonds, providing for the printing and delivery of said bonds (and if said bonds are to be executed in the name of the Town by the facsimile signature of its Supervisor, providing for the manual countersignature of a fiscal agent or of a designated official of the Town), the date, denominations, maturities and interest payment dates, place or places of payment, and also including the consolidation with other issues, shall be determined by the Supervisor. It is hereby determined that it is to the financial advantage of the Town not to impose and collect from registered owners of such bonds any charges for mailing, shipping and insuring bonds transferred or exchanged by the fiscal agent, and, accordingly, pursuant to paragraph c of Section 70.00 of the Local Finance Law, no such charges shall be so collected by the fiscal agent. Such bonds shall contain substantially the recital of validity clause provided for in Section 52.00 of the Local Finance Law and shall otherwise be in such form and contain such recitals in addition to those required by Section 52.00 of the Local Finance Law, as the Supervisor shall determine.

Section 9. The validity of such bonds and bond anticipation notes may be contested only if:

- (1) Such obligations are authorized for an object or purpose for which said Town is not authorized to expend money, or

(2) The provisions of law which should be complied with at the date of publication of this resolution are not substantially complied with, and an action, suit or proceeding contesting such validity is commenced within twenty days after the date of such publication, or

(3) Such obligations are authorized in violation of the provisions of the Constitution.

Section 10. This resolution shall constitute a statement of official intent for purposes of Treasury Regulations Section 1.150 - 2. Other than as specified in this resolution, no monies are, or are reasonably expected to be, reserved, allocated on a long-term basis, or otherwise set aside with respect to the permanent funding of the object or purpose described herein.

Section 11. This resolution, which takes effect immediately, shall be published in summary in the Sullivan County Democrat, a newspaper having general circulation in said Town, together with a notice of the Town Clerk in substantially the form provided in Section 81.00 of the Local Finance Law.

The question of the adoption of the foregoing resolution was duly put to a vote on roll call, which resulted as follows:

Supervisor William J. Rieber, Jr.	VOTING	AYE
Councilwoman Melinda S. Meddaugh	VOTING	AYE
Councilman Scott S. Mace	VOTING	AYE
Councilman John A. Pavese	VOTING	AYE
Councilman Ryan T. Schock	VOTING	AYE

The resolution was thereupon declared duly adopted.

* * *

1B) EMERALD GREEN SEWER REHABILITATION PROJECT (CONTRACT 1G) – APPROVE CHANGE ORDER NO. 2 FOR AROLD CONSTRUCTION COMPANY FOR A CREDIT AMOUNT OF \$24,990.50.

The Following Resolution Was Duly Adopted: Res. No. 217 of the Year 2020.

Resolved, that Change Order No. 2 for Emerald Green Sewage Collection System Rehabilitation Project with Arold Construction Co., Inc. (General Construction Contract 1G) for reduction of (\$24,990.50) credit, (total contract price of \$534,409.50) to allow 1) (over/under) adjustment in contractual quantities of items, which were overrun and not utilized, balancing the current contract. 2) Extension of contract time of (109) calendar days completion by 06/01/2020 hereby be approved and that the Town Supervisor be authorized to execute said change order as presented.

Motion by: Councilman Pavese Seconded by: Councilman Mace

Vote: Ayes 5 Rieber, Pavese, Schock, Meddaugh, and Mace

Nays 0

2) NYS EFC: APPROVE & AUTHORIZE EXECUTION OF SUPPLEMENTAL CERTIFICATE IN THE AMOUNT OF \$729,117.41 FOR EMERALD GREEN COLLECTION SYSTEM IMPROVEMENTS PUMP STATION NO. 9 PROJECT, (PROJECT NO.: C3-5378-04-00)

Supervisor Rieber explained the Supplemental Certificate from the NYS EFC for the Emerald Green Sewer Collection System Improvements Pump Station No. 9 Project. The Supplemental Certificate is so that the Town can get \$729,117.41, which is disbursement #2. This is required by the NYS EFC to allow the Town to obtain the disbursement of funds.

The Following Resolution Was Duly Adopted: Res. No. 218 of the Year 2020.

Resolved, that the Town Board of the Town of Thompson hereby approves the Supplemental Certificate in the amount of \$729,117.41 with the New York State Environmental Facilities Corp for the Emerald Green Sewer Collection System Improvements Pump Station No. 9 Project (Project ID No.: C3-5378-04-00) to draw down the funds to reimburse expenses already paid out for the project and Further Be It Resolved, that the Town Supervisor hereby be authorized to execute the Supplemental Certificate as presented.

Motion by: Councilman Mace Seconded by: Councilman Pavese

Vote: Ayes 5 Rieber, Pavese, Meddaugh, Schock and Mace

Nays 0

3) DISCUSS POSSIBLE SCHEDULING OF SPECIAL TOWN BOARD MEETING TO DISCUSS HR MATTERS

The Town Board discussed possible dates to schedule a Special Town Board Meeting to discuss Personnel HR Matters pertaining to the Town Employee Manual/Handbook. The Board decided to wait until July to schedule. There was no action taken, the matter will be rescheduled for action at the next Town Board Meeting.

presented and the Town Supervisor hereby be authorized to execute any necessary documentation in connection with acceptance of said proposal.

Motion by: Councilman Mace Seconded by: Councilman Schock

Vote: Ayes 5 Rieber, Pavese, Schock, Meddaugh, and Mace

Nays 0

6) REVIEW & AUTHORIZE EXECUTION OF DEVELOPER'S AGREEMENT WITH LEISURE ACRES SUMMER HOMES, LLC FOR SEWER DISTRICT EXTENSION

The Following Resolution Was Duly Adopted: Res. No. 221 of the Year 2020.

Resolved, that the Town Board hereby approves the Developer's Agreement between the Town of Thompson on behalf of the Cold Spring Road Sewer District and Leisure Acres Summer Homes, LLC, a New York limited liability company

Be It Resolved, that said agreement, the Developer agrees to pay all costs and expenses in connection to the required conditions as set forth in the Memorandum of Understanding between the Village of Monticello and the Town of Thompson, allowing the extension to the boundaries of the Cold Spring Road Sewer District to serve the Proposed Leisure Acres Summer Homes Development Project consisting of three parcels of property identified as SBL#'s 29.-2-23, 29.-2-13& 29.-2-22.

Further Be It Resolved, that the Town Supervisor hereby be authorized to execute said agreement as presented. A fully executed copy will be filed in the Town Clerk's Office and available for review upon request.

Motion by: Councilman Pavese Seconded by: Councilman Schock

Vote: Ayes 5 Rieber, Pavese, Meddaugh, Schock and Mace

Nays 0

7) COLD SPRING ROAD SEWER DISTRICT EXTENSION NO. 07 – RESOLUTION MAKING CERTAIN DETERMINATIONS & GRANT PRELIMINARY APPROVAL FOR LEISURE ACRES SUMMER HOMES, LLC

Attorney Mednick presented the Negative Declaration Resolution, Resolution Making Certain Determinations and Resolution for Preliminary Approval for the Proposed Cold Spring Road Sewer District Extension No. 07 for the Leisure Acres Summer Homes, LLC. The Preliminary Approval Resolution is subject to Permissive Referendum.

Action to approve all three Resolutions was taken as follows:

NEGATIVE DECLARATION RESOLUTION UNDER SEQR

The Following Resolution Was Duly Adopted: Res. No. 222 of the Year 2020.

Resolved, that a Negative Declaration in connection with the Proposed Extension No. 07 – Cold Spring Road Sewer District (SBL#'s 29.-2-23, 29.-2-13 & 29.-2-22) pursuant to SEQRA is hereby declared according to the attached document and completed Short Environmental Assessment Form.

Moved by: Councilman Mace Seconded by: Councilman Schock

Vote: Ayes 5 Rieber, Meddaugh, Pavese, Schock and Mace

Nays 0

*****X

In the Matter of Extension No. 07 of the COLD SPRING ROAD SEWER DISTRICT of the Town of Thompson, Sullivan County, New York.

NEGATIVE DECLARATION UNDER SEQR

*****X

1. The Town Board of the Town of Thompson, by resolution duly adopted at a regular meeting thereof, held on the 15th day of November, 2016, did determine that Extension No. 07 of the Cold Spring Road Sewer District in the Town of Thompson, will not have a significant effect on the environment.

2. Lead agency for such project is the Town Board of the Town of Thompson, whose address is 4052 Route 42, Monticello, New York 12701, the designation of which was accomplished by resolution duly adopted at a regular meeting of the Town Board held on the 15th day of November, 2016.

3. The person to contact for further information is Supervisor William J. Rieber, Jr., whose address is 4052 Route 42, Monticello, New York 12701, telephone number 845-794-2500.

4. The proposed extension of the Cold Spring Road Sewer District enables Leisure Acres Summer Homes LLC to become part of the said district and to use the facilities of the Cold Spring Road Sewer Treatment Plant for the disposal of its sewage, the cost thereof being borne solely by the said property owner.

5. The basis for the negative declaration is as follows: that the administration and operation and maintenance of the sewer facilities and the use thereof by Leisure Acres Summer Homes LLC will not violate any of the criteria for determining environmental significance as set forth in Part 617 of the Regulations.

Dated: Monticello, New York

June 16, 2020

TOWN OF THOMPSON
Town Hall
4052 Route 42
Monticello, New York 12701

**RESOLUTION MAKING CERTAIN DETERMINATIONS IN RELATION TO
PROPOSED EXTENSION**

The Following Resolution Was Duly Adopted: Res. No. 223 of the Year 2020.

At a regular meeting of the Town Board of the Town of Thompson, Sullivan County, New York, held at the Town Hall in Monticello, New York, in the said Town, on the 16th day of June, 2020, at 7:30 o'clock P.M., Prevailing Time.

The meeting was called to order by Supervisor Rieber, and upon roll being called, the following were

PRESENT: William J. Rieber, Jr., Supervisor
Scott S. Mace, Councilman
John A. Pavese, Councilman
Melinda S. Meddaugh, Councilwoman
Ryan T. Schock, Councilman

ABSENT: None

The following resolution was duly moved and seconded, to wit:

RESOLUTION DATED JUNE 16, 2020.

A RESOLUTION MAKING CERTAIN DETERMINATIONS IN RELATION TO PROPOSED EXTENSION NO. 07 OF THE COLD SPRING ROAD SEWER DISTRICT, IN THE TOWN OF THOMPSON, SULLIVAN COUNTY, NEW YORK.

WHEREAS, the Town Board of the Town of Thompson, Sullivan County, New York, has heretofore duly caused a general map, plan and report to be prepared and filed in the office of the Town Clerk of said Town in relation to the proposed Extension No. 07 of the Cold Spring Road Sewer District in said Town; and

WHEREAS, an order was duly adopted by said Town Board on October 4, 2016, reciting a description of the boundaries of said proposed district, the improvements proposed, the maximum amount proposed to be expended for said improvements, the proposed method of financing to be employed, the fact that said map, plan and report were on file in the Town Clerk's Office for public inspection and specifying the 15th day of November, 2016, at 7:30 o'clock P.M., Prevailing Time, at the Town Hall, 4052 Route 42, Monticello, New York, in said Town as the time when and the place where said Town Board would meet for the purpose of holding a public hearing to hear all persons interested in the subject thereof concerning the same; and

WHEREAS, such order was duly published and posted in the manner and within the time prescribed by Section 209-d of the Town Law, and proof of said publication and posting has been duly presented to said Town Board; and

WHEREAS, said public hearing was duly held at the time and place set forth in said order, as aforesaid, at which all persons desiring to be heard were duly heard; and

WHEREAS, said Town Board has duly considered said map, plan and report and the evidence given at said public hearing; NOW, THEREFORE, BE IT

RESOLVED, by the Town Board of the Town of Thompson, Sullivan County, New York, as follows:

Section 1. Upon the evidence given at the aforesaid public hearing, it is hereby found and determined as follows:

- a) The notice of the aforesaid public hearing was published and posted as required by law and is otherwise sufficient;
- b) All the property and property owners within said proposed district are benefitted

thereby;

- c) All the property and property owners benefitted are included within the limits of said proposed district;
- d) The average annual cost to a single family homeowner will be approximately \$265.90.
- e) The establishment of said proposed district is in the public interest.
- f) That the requirements of the State Environmental Quality Review Act have been complied with.

Section 2. This resolution shall take effect immediately.

Moved by: Councilman Scott S. Mace

Seconded by: Councilwoman Melinda S. Meddaugh

The question of the adoption of the foregoing resolution was duly put to a vote on roll call, which resulted as follows:

William J. Rieber, Jr., Supervisor	VOTING	Aye
Scott S. Mace, Councilman	VOTING	Aye
John A. Pavese, Councilman	VOTING	Aye
Melinda S. Meddaugh, Councilwoman	VOTING	Aye
Ryan T. Schock, Councilman	VOTING	Aye

The resolution was thereupon declared duly adopted.

* * * * *

RESOLUTION APPROVING EXTENSION NO. 7 SUBJECT TO PERMISSIVE REFERENDUM

The Following Resolution Was Duly Adopted: Res. No. 224 of the Year 2020.

At a regular meeting of the Town Board of the Town of Thompson, Sullivan County, New York, held at the Town Hall in Monticello, New York, in the said Town on the 16th day of June, 2020, at 7:30 o'clock P.M., Prevailing Time.

The meeting was called to order by Supervisor Rieber, and upon roll being called, the following were

PRESENT: William J. Rieber, Jr., Supervisor
Scott S. Mace, Councilman
John A. Pavese, Councilman
Melinda S. Meddaugh, Councilwoman
Ryan T. Schock, Councilman

ABSENT: None

The following resolution was moved and seconded, to wit,

RESOLUTION DATED JUNE 16, 2020

A RESOLUTION APPROVING EXTENSION NO. 07 OF THE COLD SPRING ROAD SEWER DISTRICT IN THE TOWN OF THOMPSON, SULLIVAN COUNTY, NEW YORK, AND FURTHER APPROVING THE CONSTRUCTION OF THE IMPROVEMENTS PROPOSED THEREFOR.

WHEREAS, the Town Board of the Town of Thompson, Sullivan County, New York, has heretofore duly caused a general map, plan and report to be prepared and filed with the Town Board of said Town in relation to Extension No. 07 of the Cold Spring Road Sewer District in said Town; and

WHEREAS, an order was duly adopted by said Town Board on October 4, 2016, reciting a description of the boundaries of the said proposed district, the improvements proposed, the maximum amount proposed to be expended for said improvements, the proposed method of financing to be employed, the fact that said map, plan and report were on file in the Town Clerk's Office for public inspection, and specifying November 15, 2016 at 7:30 o'clock P.M., Prevaling Time, at the Town Hall, 4052 Route 42, Monticello, New York, in said Town, as the time when and the place where said Town Board would meet for the purpose of holding a public hearing to hear all persons interested in the subject thereof concerning the same; and

WHEREAS, such order was duly published and posted in the manner and within the time prescribed by Section 209-d of the Town Law and proof of said publication and posting has been duly presented to said Town Board; and

WHEREAS, said public hearing was duly held at the time and place set forth in said order as aforesaid, at which all persons desiring to be heard were duly heard; and

WHEREAS, following said public hearing and based upon the evidence given thereat, said Town Board duly adopted a resolution determining in the affirmative all of the questions set forth in subdivision 1 of Section 209-e of the Town Law; and

WHEREAS, it is now desired to adopt a further resolution pursuant to subdivision 2(b) of Section 209-e of the Town Law approving the establishment of said district and the construction of the improvements proposed therefor; NOW, THEREFORE, BE IT

RESOLVED, by the Town Board of the Town of Thompson, Sullivan County, New York, as follows:

Section 1. Extension No. 07 of the Cold Spring Road Sewer District in the Town of Thompson, Sullivan County, New York, to be bounded and described as hereinafter set forth, is

hereby approved and authorized. The improvement proposed for said Sewer District as extended, consisting of providing a means by which Leisure Acres Summer Homes LLC may obtain sewer service by becoming part of the said Cold Spring Road Sewer District, is likewise approved and authorized. The entire amount to be expended for such improvement, including, but not limited to costs of construction, engineering, administrative and legal fees, shall be borne solely and entirely by Leisure Acres Summer Homes LLC. The average annual cost to a single family homeowner will be approximately \$265.90. Annual charges shall be on a user consumption basis or such other method as the Town Board of the Town of Thompson shall determine by resolution.

Section 2. Said District shall be bounded and described as more particularly set forth in Schedule A annexed hereto and made a part hereof.

Section 3. After the adoption of this resolution, the Town Clerk is hereby directed to file certified copies of this resolution, in accordance with and where required by law.

Section 4. This resolution is adopted subject to a permissive referendum.

Moved by: Councilman Scott S. Mace

Seconded by: Councilman Ryan T. Schock

The question of the adoption of the foregoing resolution was duly put to a vote on roll call, which resulted as follows:

William J. Rieber, Jr., Supervisor	VOTING	Aye
Scott S. Mace, Councilman	VOTING	Aye
John A. Pavese, Councilman	VOTING	Aye
Melinda S. Meddaugh, Councilwoman	VOTING	Aye
Ryan T. Schock, Councilman	VOTING	Aye

The resolution was thereupon declared duly adopted.

9) BILLS OVER \$2,500.00 – WATER & SEWER DEPARTMENT

The Following Resolution Was Duly Adopted: Res. No. 227 of the Year 2020.

Resolved, that the following bills over \$2,500.00 for the Water & Sewer Department be approved for payment as follows:

Lime Energy Services Company

\$8,083.11 Total Cost

Invoice #471327-IN – Energy Efficiency Upgrades performed at the Sullivan County Federation for the Homeless Property at 9 Monticello Street, Monticello, NY 12701 (NYS CDBG Program Income Allocation to the Federation for the Homeless as per the Town Board Resolution dated February 5th, 2019.)

Moved by: Councilman Schock

Seconded by: Councilman Mace

Vote: Ayes 5 Rieber, Pavese, Schock, Meddaugh, and Mace

Nays 0

9B) BUILDING DEPARTMENT PURCHASE REQUEST FOR NEW MULTIFUNCTION PHOTO COPIER – TOTAL COST OF \$8,594.00

The Building Department has submitted a purchase request for a new multifunction Kyocera TA-4053 CI Copier System to replace their current printer/photocopier/scanner that is 17 years old, with a re-build kit already installed once and their color printer that is 14 years old and no longer working. He obtained (3) price quotes for the same machine as follows: 1) ABD Office Solutions for \$15,324.00, 2) E Supply Box for \$10,925.55 and 3) Kristt Kelly Office Systems for \$8,594.00. Director Carnell is recommending the upgrade considering the amount of use that their current machines including the Town Clerk’s machine is being used by their Department. The machine could be leased for 36-months at a cost of \$242.35 per month or the Town has the option to purchase the machine for \$8,594.00. There is \$7,500.00 budgeted for the purchase of just the photocopier, but would replace both the photocopier and the broken printer as one unit. A discussion was held and it was decided to purchase the machine, which includes a 12-month warranty, delivery and installation. Action to authorize the purchase was taken as follows:

The Following Resolution Was Duly Adopted: Res. No. 228 of the Year 2020.

Resolved, that the Town Board of the Town of Thompson hereby approves the purchase of a new Kyocera TA-5053 CI Copier System for the Building Department at a total cost of \$8,594.00 that the Town Supervisor hereby be authorized to execute the presented Price Quote and Purchase Agreement.

Moved by: Councilman Schock

Seconded by: Councilman Mace

Vote: Ayes 5 Rieber, Pavese, Schock, Meddaugh and Mace

Nays 0

10) BUDGET TRANSFERS & AMENDMENTS

To: Town of Thompson - Supervisor and Council

From: Melissa DeMarmels - Comptroller

Re: Budget Transfers & Amendments - FYE 12/31/20

Date: Board Meeting 6/16/2020

Memo: The following Budget Transfers & Amendments are proposed for the following purposes:

- 1) Amend A Fund budget to cover receptionist salary

- 2) Amend A Fund budget to cover additional computer equipment for offsite public access of board meetings

- 3) Amend A Fund budget to reduce expenses and revenues for summer camp that was cancelled

- 4) Reverse Cold Spring Sewer budget amendment approved at 5/19/2020 meeting - Village of Monticello adjusted the bill to correct # of users

- 5) Transfer funds from Emerald Green Operations to Capital Fund to cover payments for the Emerald Green Pump Station #9 Collection System project until funds are received from EFC. Once funds are received the cash will be transferred back to operations from the .capital fund

The Following Resolution Was Duly Adopted: Res. No. 229 of the Year 2020.

Resolved, that the following budgetary transfers hereby be approved as presented.

Budget Transfers/Amendments

FYE 12/31/20 Town Board Meeting Date: 6/16/2020

Account Number	Account Description	-	Revenue Increase	Revenue Decrease	Appropriation Increase	Appropriation Decrease

A000.1220.100	Supervisor - Salaries				6,750.00	
	Receptionist salary 12 weeks \$15/hr					
A000.1680.200	Computer Equipment				10,000.00	
A000.7310.401	Youth - Contractual					140,000.00
A000.7310.402	Youth- Contractual (Insurance)					1,200.00
A000.2771.000	Youth - Camp Registration Fees			45,000.00		
SSC0.8130.400	Cold Spring - O&M Contractual					8,000.00
	Reverse prior budget amendment -					
	bill adjusted					
H000.0200.000	Combined Capital Account		635,000.00			
SSG0.0203.300	Emerald Green NYCLASS Account			635,000.00		

Totals 635,000.00 680,000.00 16,750.00 149,200.00

Net Effect To Budget (87,450.00)

Moved by: Councilwoman Meddaugh Seconded by: Councilman Schock
Vote: Ayes 5 Rieber, Pavese, Schock, Meddaugh and Mace
 Nays 0

11) ORDER BILLS PAID

The Following Resolution Was Duly Adopted: Res. No. 230 of the Year 2020.

Resolved, that all regular bills for the course of the month, which have been properly audited be approved for payment. A complete list of the regular bills as identified can be found appended to these minutes as per attached.¹

Moved by: Councilwoman Meddaugh Seconded by: Councilman Mace
Vote: Ayes 5 Rieber, Schock, Meddaugh, Pavese, and Mace
 Nays 0

12) UPDATE: CORONAVIRUS (COVID-19) PANDEMIC

Supervisor Rieber provided an update regarding the Coronavirus (COVID-19) Pandemic. The Town Hall is now re-opened and fully operating. He advised that the Town Justice Court is planning to start opening back up. The first court dates will be held on June 24th and June 29th. Supervisor Rieber explained the courtroom layout and plans on how to handle. The Justice Court will require an additional Court Officer to help oversee courtroom activities while court is in session. Mr. Kwon Duvalle a Retired Monticello Police Officer was recommended. Action to approve the appointment of the additional Court Officer was taken as follows:

The Following Resolution Was Duly Adopted: Res. No. 231 of the Year 2020.

Resolved that Kwon Delvalle hereby be appointed as an additional part-time Court Officer in the Town of Thompson Justice Court as required by the Town Justices at an hourly rate of **\$19.51 per** hour and said appointment shall be at the pleasure of the Town Board.

Moved by: Councilman Mace Seconded by: Councilman Schock
Vote: Ayes 5 Rieber, Meddaugh, Pavese, Schock and Mace
 Nays 0

He also provided an update regarding the Town Hall re-opening.

OLD BUSINESS:

TOWN ENTRANCE SIGNS REPLACEMENT PROJECT – AUTHORIZE FINAL PAYMENT OF \$16,738.00, WHICH INCLUDES \$12,738.00 FOR TOWNS SHARE OF THE PROJECT

The Town was awarded a \$4,000.00 Grant for the 2020 Municipal Grant Program from Sullivan Renaissance towards the second phase of the Town Entrance Signs Replacement Project for the (10) Town Welcome Signs. The total project cost is \$16,738.00 with the Town's share of the cost in the amount of \$12,738.00, which is part

¹ ATTACHMENT: ORDER BILLS PAID

Councilman Pavese expressed his concerns regarding Town Budget constraints moving into the 2nd half of the year due to the COVID-19 closures and impacts to revenues. He encouraged all Departments not to make any unnecessary spending. A discussion was held between the Town Board and the Town Comptroller.

SUPERVISOR'S REPORT:

Supervisor William J. Rieber, Jr.

- There was no report provided.

COUNCILMEN & DEPARTMENT HEAD REPORTS:

- There were no reports provided.

PUBLIC COMMENT:

There was no public comment given.

ANNOUNCEMENTS, REMINDERS & FOR YOUR INFORMATION

- Cancellation of Annual Spring Cleanup Program and Annual Spring Shred Day Event at this time.
- July 2nd at 2PM: Bid Opening for Filter Sand for the Water & Sewer Department to be used in the Dillon Farms Sewer District Filter Sand Beds Project.
- July 7th at 7PM: Regular Town Board Meeting.

ADJOURNMENT

On a motion made by Councilman Pavese and seconded by Councilman Schock the meeting was adjourned at 8:26 PM. All voted in favor of adjournment.

The Zoom Livestream Videoconferencing connection and Facebook Live were disconnected.

Respectfully Submitted By:



Marilee J. Calhoun, Town Clerk