

**MINUTES
TOWN OF WARRENSBURG
REGULAR TOWN BOARD MEETING
FEBRUARY 12, 2025 AT 7:00 PM
AT ALBERT EMERSON TOWN HALL**

THIS MEETING WAS HELD VIA YOUTUBE INTERNET BROADCAST AND OPEN TO THE PUBLIC. THE YOUTUBE LINK CAN BE FOUND ON THE WARRENSBURG TOWN WEBSITE. (warrensburgny.us)

PRESENT: Supervisor Kevin Geraghty
Councilperson Bryan Rounds
Councilperson Jerold Quintal II

OTHERS PRESENT: Pamela Lloyd, Town Clerk; Jacquelyn White, Town Attorney; Tracy Benoit, Water/Sewer/Parks & Recs Manager, Jim Hull, Code Enforcement; Joyce Reed, Water Sewer Clerk/Supervisors Secretary; KJ, Highway Dept. and **Public Attendees, Sign in sheet available for review at the Town Clerks office.**

Meeting was called to order by Supervisor, Kevin Geraghty at 7:00 p.m. and the Salute to the Flag.

**APPROVE MINUTES OF ORGANIZATIONAL AND REGULAR TOWN BOARD MEETING
HELD ON JANUARY 8, 2025**

RESOLUTION #35-2025

INTRODUCED BY: Councilperson Joq Quintal II
WHO MOVED ITS ADOPTION

SECONDED BY: Councilperson Bryan Rounds

RESOLVED, to approve the Minutes of the Organizational and Regular Town Board Meeting held on January 8, 2025.

RESOLUTION DULY ADOPTED FEBRUARY 12, 2025 BY THE FOLLOWING VOTES:

AYES: 3 NAYS: 0 ABSENT: 2

AYES: Supervisor Geraghty, Councilperson Rounds, Quintal II

REPORTS OF TOWN OFFICIALS:

The Town Officials reports were received and read by the following: Town Clerk – Pamela Lloyd; Supervisor, – Kevin Geraghty; Assessor – Bryan Rounds; Dog Control – No Report; Justice – Joq Quintal II; Landfill – No Report/Supervisor Geraghty spoke; Planning Department - Bryan Rounds; Code Enforcement Officer – Jim Hull; Highway Superintendent – No Report/Bryan Rounds Spoke; Youth - Supervisor Geraghty Spoke. **These reports will also be available to view on the Town of Warrensburg Website. (warrensburgny.us)**

REPORTS OF COMMITTEES:

The Committee Reports were received and will be placed on the Town of Warrensburg Website (warrensburgny.us) and will no longer be read at the Town Board Meetings Per Supervisor Geraghty.

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COMMUNICATIONS:

Received a nice letter from Leigh and Paul Cain, 3 Echo Lane. It stated with sincere gratitude to the crew that responded to the water emergency on Jenni Jill Drive on October 17, 2024. With that said, should we name the Water Team as “Employees of the Quarter” with our thanks for their excellent work?

DISCUSSION: Supervisor Geraghty stated: The town receive a letter from Leigh & Paul Cain at 3 Echo Lane addressed to the Warrensburg Water District expressing their gratitude to the crew at the Water and Sewer Department for their quick response to the water emergency on Jenni Jill Dr. (Kevin read the entire letter and it can be heard on the YouTube link located on the Town Website). With all that being said about the Water & Sewer Department, Kevin would like to nominate them for the Employee Recognition Program that was started this year as the employees of the quarter and the department will be placed on a plaque. Councilpersons Bryan Rounds and Joq Quintal II both agreed with Kevin’s nomination.

Community Solar discussion: Think Energy

DISCUSSION: Supervisor Geraghty stated: A brochure was placed in the board members folders and if anyone is interested please let him know within a week if anyone wants to sign up, it will be a savings on your electric bill by using solar.

OLD BUSINESS:

Received the invoice from National Grid to start the street light project to covert streetlights over to LED fixtures. Invoice is included in tonight’s Warrant.

DISCUSSION: Supervisor Geraghty stated: The invoice for this came in about \$7,000 cheaper than we thought to convert the streetlights over to LED and should see about a 30% savings in the long run. This will take some time and we will be on a list to get the lights changed. Kevin also stated how the National grid supply cost on the electric bill has tripled since November, so he filed a complaint form with the Public Service Commission along with Senator Stec and Assemblymen Simpson.

NEW BUSINESS:

APPROVE THE NYSLRS STANDARD WORK DAY AND REPORTING RESOLUTION

RESOLUTION #36-2025

INTRODUCED BY: Councilperson Joq Quintal II
WHO MOVED ITS ADOPTION

SECONDED BY: Councilperson Bryan Rounds

WHEREAS, the Town Board of Warrensburg request to approve the NYSLRS Standard Work Day and Reporting Resolution for Elected and Appointed Officials.

NOW, THEREFORE, BE IT

RESOLVED, that the Town Board of Warrensburg hereby approved the Standard Work Day and Reporting Resolution (Forms RS2417-A & B) and will be mailed to NYSLRS after the 30 day posting of said forms that will be available to the public.

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RESOLUTION DULY ADOPTED FEBRUARY 12, 2025 BY THE FOLLOWING VOTES:

AYES: 3 NAYS: 0 ABSENT: 2

AYES: Supervisor Geraghty, Councilperson Rounds, Quintal II

ABSENT: Councilperson Alexander, Sutphin

APPROVE HWY LOADER TRADE IN FOR NEW 938 CAT LOADER

RESOLUTION #37-2025

INTRODUCED BY: Councilperson Bryan Rounds

WHO MOVED ITS ADOPTION

SECONDED BY: Councilperson Joq Quintal II

WHEREAS, the Town of Warrensburg received a request from the Highway Dept. to approve a trade in of the 2021 938M Caterpillar Loader Serial #P5K02110 for a new 2025 938 Caterpillar Loader Serial #PY300257 with a Trade in cost to the Town of \$67,845.00.

NOW, THEREFORE, BE IT

RESOLVED, that the Town Board of Warrensburg hereby approved the request from the Highway Dept. for Trade in of the 2021 938M Caterpillar Loader for a new 2025 938 Caterpillar Loader.

RESOLUTION DULY ADOPTED FEBRUARY 12, 2025 BY THE FOLLOWING VOTES:

AYES: 3 NAYS: 0 ABSENT: 2

AYES: Supervisor Geraghty, Councilperson Rounds, Quintal II

ABSENT: Councilperson Alexander, Sutphin

With the purchase of one Western Star Tandem Plow truck we needed to send a letter to NYSDEC to qualify for exemption from ACT and Omnibus regulation. Letter was received and approved.

**RESOLUTION AUTHORIZING SETTLEMENT
WITH ASH REAL ESTATE HOLDINGS LLC**

RESOLUTION #38-2025

INTRODUCED BY: Councilperson Bryan Rounds

WHO MOVED ITS ADOPTION

SECONDED BY: Councilperson Joq Quintal II

WHEREAS, on November 29, 2020 the property located at 100 River Street in the Town of Warrensburg, commonly known as the Grist Mill and owned by Ash Real Estate Holdings, LLC was engulfed by fire which damaged the entire building; and

WHEREAS, the Town authorized and ratified the commencement of litigation against Ash Real Estate Holdings, LLC for State and local code violations; and

WHEREAS, litigation was commenced on April 6, 2022; and

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WHEREAS, by Settlement Agreement dated July 24, 2023 Defendant was to have the building constructed and dried in by September 30, 2024; and

WHEREAS, Defendant failed to meet this deadline; and

WHEREAS, instead of spending Town resources on a contempt motion the Town has agreed to a further settlement with Defendant that allows for discontinuance of the action.

NOW, THEREFORE, BE IT RESOLVED AS FOLLOWS:

1. The Town Board hereby agrees to settle the matter by the Defendant paying to the Town \$10,000 and Defendant siding the structure on the Property no later than March 31, 2025. In exchange, the Town will sign and file a Stipulation of Discontinuance. However, an Order will also be signed by the Court and parties' attorneys that if the siding is not complete by March 31, 2025, then a self-effectuating penalty will start accruing against Defendant on April 1, 2025 in the amount of \$250 a day until such siding is complete.

2. The Town Supervisor, Town Clerk and Town Counsel are authorized and directed to take such additional actions and execute such documents including a Stipulation of Discontinuance and a Stipulated Order in a form similar to that attached hereto, as is necessary to effectuate the intent of this Resolution.

RESOLUTION DULY ADOPTED FEBRUARY 12, 2025 BY THE FOLLOWING VOTES:

AYES: 3 **NAYS:** 0 **ABSENT:** 2

AYES: Supervisor Geraghty, Councilperson Rounds, Quintal II

ABSENT: Councilperson Alexander, Sutphin

APPROVE TO ADVERTISE IN THE LOCAL PAPER FOR PERSONS INTERESTED IN SERVING ON THE PLANNING, ZONING, AND BOARD OF ASSESSMENT REVIEW

RESOLUTION #39-2025

INTRODUCED BY: Councilperson Bryan Rounds

WHO MOVED ITS ADOPTION

SECONDED BY: Councilperson Joq Quintal II

WHEREAS, the Town of Warrensburg request to Advertise in the local paper for persons interested in serving on the Planning Board, Zoning Board of Appeals, and Board of Assessment Review. All inquiries and requests will be directed to the Supervisors office at 3797 Main Street Warrensburg.

NOW, THEREFORE, BE IT

RESOLVED, that the Town Board of Warrensburg hereby approved the request to Advertise for persons interested in serving on Planning, Zoning, and Board of Assessment Review.

RESOLUTION DULY ADOPTED FEBRUARY 12, 2025 BY THE FOLLOWING VOTES:

AYES: 3 **NAYS:** 0 **ABSENT:** 2

AYES: Supervisor Geraghty, Councilperson Rounds, Quintal II

ABSENT: Councilperson Alexander, Sutphin

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APPROVE TO ADVERTIZE FOR BIDS OF (2) WATER DISTRICT PROPERTY’S FOR SALE ON ALDEN AVE AND HARRINGTON HILL RD

RESOLUTION #40-2025

INTRODUCED BY: Councilperson Bryan Rounds

WHO MOVED ITS ADOPTION

SECONDED BY: Councilperson Joq Quintal II

WHEREAS, the Town of Warrensburg received the appraisals of the Water District Property offered for sale on Alden Ave. (Parcel Id: 223.16-1-3) and Harrington Hill Rd. (Parcel Id: 224.-1-17).

WHEREAS, the Town Board of Warrensburg request to advertise in the local paper for bids on the two (2) Water District Property’s for sale on Alden Ave and Harrington Hill Rd. A separate bid offer for each of the two (2) parcels need to be in writing and received by the Town Clerks office by 4:00 pm on or before March 12, 2025. The sealed bids will be opened and read aloud at 7:00 pm on March 12, 2025 at the Town Board Meeting.

NOW, THEREFORE, BE IT

RESOLVED, that the Town Board of Warrensburg hereby approved the request to advertise for bids of two (2) separate Water District Property for sale on Alden Ave and Harrington Hill Rd.

RESOLUTION DULY ADOPTED FEBRUARY 12, 2025 BY THE FOLLOWING VOTES:

AYES: 3 NAYS: 0 ABSENT: 2

AYES: Supervisor Geraghty, Councilperson Rounds, Quintal II

ABSENT: Councilperson Alexander, Sutphin

APPROVE THE JUSTICE COURT RECORDS AND DOCKETS FROM 2024

RESOLUTION #41-2025

INTRODUCED BY: Councilperson Joq Quintal II

WHO MOVED ITS ADOPTION

SECONDED BY: Councilperson Bryan Rounds

WHEREAS, the Town of Warrensburg received a letter Pursuant to Uniform Justice Court Act 2019-a to examine and approve Justice Court Records and Dockets for 2024, in regards to Judge Mindy J. Fisk and Judge Kathleen Ferullo.

NOW, THEREFORE, BE IT

RESOLVED, that the Town Board of Warrensburg hereby approved and acknowledge that the required examination was conducted for the Justice Court Records and Dockets for 2024, in regards to Judge Mindy J. Fisk and Judge Kathleen Ferullo.

RESOLUTION DULY ADOPTED FEBRUARY 12, 2025 BY THE FOLLOWING VOTES:

AYES: 3 NAYS: 0 ABSENT: 2

AYES: Supervisor Geraghty, Councilperson Rounds, Quintal II

ABSENT: Councilperson Alexander, Sutphin

APPROVE TOWN BOOKKEEPER EXPENDITURES CASH RECEIPT / DISBURSEMENT RECORDS FOR 2024

RESOLUTION #42-2025

INTRODUCED BY: Councilperson Bryan Rounds
WHO MOVED ITS ADOPTION

SECONDED BY: Councilperson Joq Quintal II

WHEREAS, the Town Board of Warrensburg received the 2024 Town Bookkeeper Expenditures Cash Receipt/Disbursement records book for review.

NOW, THEREFORE, BE IT

RESOLVED, that the Town Board of Warrensburg hereby approved, and acknowledge the 2024 Expenditures Cash Receipt/Disbursement records book.

RESOLUTION DULY ADOPTED FEBRUARY 12, 2025 BY THE FOLLOWING VOTES:

AYES: 3 **NAYS:** 0 **ABSENT:** 2

AYES: Supervisor Geraghty, Councilperson Rounds, Quintal II

ABSENT: Councilperson Alexander, Sutphin

RESOLUTION ADOPTING A NEGATIVE DECLARATION FOR THE TOWN OF WARRENSBURG GOLD AVENUE STORMWATER PROJECT

RESOLUTION #43-2025

INTRODUCED BY: Councilperson Bryan Rounds
WHO MOVED ITS ADOPTION

SECONDED BY: Councilperson Joq Quintal

WHEREAS, the Town of Warrensburg Gold Avenue Stormwater Project has been classified as an unlisted action due to the project scope. The Stormwater project involves the construction of a new stormwater collection conveyance system consisting of approximately 400 LF of 30 Inch SICPP piping to re-route around existing structures and piping that are plugged with debris and obstructed by residential homes located along Gold Avenue Warrensburg, NY 12885.

WHEREAS, the Town of Warrensburg Town Board determines that it will act as Lead Agency for the above referenced project and shall proceed with uncoordinated review due to the project status of an unlisted action.

WHEREAS, the SEQR process requires a Lead Agency to be designated to facilitate the SEQR review process. and to make a “determination of significance” when provided with sufficient information. The Town Board has reviewed the short Environmental Assessment Form (“EAF”) and supporting documentation prepared for this action;

NOW AND THEREFORE IT BE RESOLVED that the Town of Warrensburg Town Board, determines that the project is an unlisted action pursuant to SEQRA regulations and that the Town Board shall act as Lead Agency for the required environmental review; and it is further

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RESOLVED, that the Town of Warrensburg Town Board, has determined that the proposed Unlisted Action will not have a significant adverse effect on the environment, and hereby issues a negative declaration for the proposed Project and authorizes the Supervisor of the Town to execute all parts of the short EAF.

THIS RESOLUTION WAS DULY PUT TO A ROLL CALL VOTE ON FEBRUARY 12, 2025, WHICH RESULTED AS FOLLOWS:

AYES: 3 NAYS: 0 ABSENT: 2

AYES: Supervisor Geraghty, Councilpersons Rounds, Quintal II

ABSENT: Councilpersons Alexander, Sutphin

APPROVE CHANGE ORDER #1 FOR THE GOLD AVENUE STORMWATER PROJECT

RESOLUTION #44-2025

INTRODUCED BY: Councilperson Joq Quintal II

WHO MOVED ITS ADOPTION

SECONDED BY: Councilperson Bryan Rounds

WHEREAS, the Town of Warrensburg received a request to approve change order #1 in the amount of \$7,500.00 from Cedarwood Engineering for the Gold Avenue Stormwater Project #TW2024-G due to the new alignment of the Stormwater conveyance and the removal of two (2) additional trees conflicting with the new alignment.

NOW, THEREFORE, BE IT

RESOLVED, that the Town Board of Warrensburg hereby approved change order #1 in the amount of \$7,500.00 for the Gold Avenue Stormwater Project

RESOLUTION DULY ADOPTED FEBRUARY 12, 2025 BY THE FOLLOWING VOTES:

AYES: 3 NAYS: 0 ABSENT: 2

AYES: Supervisor Geraghty, Councilperson Rounds, Quintal II

ABSENT: Councilperson Alexander, Sutphin

APPROVE NYS PRO-HOUSING COMMUNITIES PROGRAM

RESOLUTION #45-2025

INTRODUCED BY: Councilperson Joq Quintal II

WHO MOVED ITS ADOPTION

SECONDED BY: Councilperson Bryan Rounds

WHEREAS, the Town of Warrensburg believes that the lack of housing for New York residents of all ages and income levels negatively impacts the future of New York economic growth and community well-being;

WHEREAS, the housing crisis has negative effects at regional and local levels, we believe that every community must do their part to contribute to housing growth and benefit from the positive impacts a healthy housing market brings to communities;

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WHEREAS, we believe that supporting housing production of all kinds in our community will bring multiple benefits, including increasing housing access and choices for current and future residents, providing integrated accessible housing options that meet the needs of people with sensory and mobility disabilities, bringing economic opportunities and vitality to our communities, and allowing workers at all levels to improve their quality of life through living closer to their employment opportunities;

WHEREAS, we believe that evidence showing that infill development that reduces sprawl and supports walkable communities has significant environmental and public health benefits; and

WHEREAS, we believe that affirmatively furthering fair housing and reducing segregation is not only required by law, but is essential for keeping our community strong and vibrant;

NOW, THEREFORE, IT IS HEREBY RESOLVED, that the Town of Warrensburg, in order to take positive steps to alleviate the housing crisis, adopts the Pro- Housing Communities pledge, which will have us endeavor to take the following important steps:

1. Streamlining permitting for multifamily housing, affordable housing, accessible housing, accessory dwelling units, and supportive housing.
2. Adopting policies that affirmatively further fair housing.
3. Incorporating regional housing needs into planning decisions.
4. Increasing development capacity for residential uses.
5. Enacting policies that encourage a broad range of housing development, including multifamily housing, affordable housing, accessible housing, accessory dwelling units and supportive housing.

RESOLUTION DULY ADOPTED FEBRUARY 12, 2025 BY THE FOLLOWING VOTES:

AYES: 3 NAYS: 0 ABSENT: 2

AYES: Supervisor Geraghty, Councilperson Rounds, Quintal II

ABSENT: Councilperson Alexander, Sutphin

REQUEST TO PAY WARRANTS ON ABSTRACT #2-2025

RESOLUTION #46-2025

ON MOTION OF: Councilperson Bryan Rounds

SECONDED BY: Councilperson Joq Quintal II

RESOLUTION DULY ADOPTED FEBRUARY 12, 2025 BY THE FOLLOWING VOTES:

AYES: Supervisor Geraghty, Councilperson Rounds, Quintal II

RESOLVED, to pay the warrants outlined on **Abstract #2-2025** in the following amounts:

WARRANT #2	Total Claims:	\$395,457.31
	General Fund	\$125,983.33
	Cemetery Fund	\$29.43
	Highway Fund	\$49,699.37
	Lighting District	\$13,086.35
	Sewer Fund	\$32,598.43
	Water Fund	\$22756.40
	Sludge Project	\$552.50 – Capital Project
	Highway Garage Demo	\$99,676.50 – Capital Project
	Pole Barn Highway	\$3,447.50 – Capital Project
	Gold Ave Stormwater	\$5,497.50 – Capital Project

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Richards Ave. Crosswalk	\$380.00 – Capital Project
Well House	\$8,625.00 – Capital Project
CDBG – Grant Fund	\$33,125.00

THE COMPLETE DISCUSSIONS AND COMMENTS CAN BE VIEWED ON THE YOUTUBE LINK LOCATED ON THE TOWN WEBSITE & FACEBOOK PAGE.

COMMENTS:

Thank you to all the taxpayers who have paid their 2025 Land Taxes and Water and Sewer Fees.

We now have skating at the Recreation Field. Thank you to the crew for keeping up with good ice.

Another successful year with the ski program at Gore Mountain. Thank you to Denise Foster who runs the program. There were 18 participates this year. Town funding is \$1,013.00.

Sarah Gebbie-Measeck, President of Richards Library Board of Trustees – Stated: They sent a letter to the Board of Education, Town Warrensburg, and Town of Thurman letting them know that they are not exceeding the 2% tax cap this year and the vote for their budget will be on the Board of Education’s budget vote in May. Sarah also reports that the library director had completed the 2024 annual report and starting to get the pre-covid numbers back and seeing more children using the library programs and more people attending. Currently working on their strategic 5-year plan, along with sending out a survey to the community. Supervisor Geraghty stated that he was able to make the open house last year and was very impressed with the library.

Claire Bates - Stated: She wanted to thank everybody that supported the summer concerts this past year and it broke all attendance records with an average of 70 people at every concert.

Jim Hull – Stated: When you are talking about the housing issues, just a suggestion to the taxpayers that we need a place to build these houses and unfortunately we live in the APA and the places to build them have shrunk. It might be a good time for every town in the county to get together and get a hold of our State representative on expanding our hamlet out a mile from where they are now to give us room to build.

MEETING ADJOURNS -

On motion of Supervisor Kevin Geraghty, the meeting was adjourned at 7:54comm pm

Respectfully Submitted,

Pamela M. Lloyd, Town Clerk