

**MINUTES
TOWN OF WARRENSBURG
REGULAR TOWN BOARD MEETING
NOVEMBER 13, 2024 - 7:00 P.M.
at Albert Emerson Town Hall**

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

PRESENT:	Supervisor	Kevin Geraghty
	Councilperson	John Alexander
	Councilperson	Bryan Rounds
	Councilperson	Robert Sutphin
	Councilperson	Jerold Quintal II

OTHERS PRESENT: Pamela Lloyd, Town Clerk; Judi Hull, Deputy Clerk, Robert Hafner, Town Attorney; Jim Hull, Code Enforcement; Joyce Reed, Water Sewer Clerk/Supervisors Secretary; 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 TOWN BOARD MEETINGS HELD ON OCTOBER 9, 2024

RESOLUTION #108-2024

INTRODUCED BY: Councilperson Robert Sutphin
WHO MOVED ITS ADOPTION

SECONDED BY: Councilperson Joq Quintal II

RESOLVED, to approve the Minutes of the Town Board Meeting held on October 9, 2024.

RESOLUTION DULY ADOPTED NOVEMBER 13, 2024 BY THE FOLLOWING VOTES:

AYES: 5 NAYS: 0 ABSENT: 0

AYES: Supervisor Geraghty, Councilperson Alexander, Rounds, Sutphin, Quintal II

REPORTS OF TOWN OFFICIALS:

The Town Officials reports were received and read by the following: Town Clerk – Pamela Lloyd; Supervisor, Landfill, Dog Control – Kevin Geraghty; Assessor - John Alexander; Justice – Robert Sutphin; Planning Department - Bryan Rounds; Code Enforcement Officer – Jim Hull; Highway Superintendent – No Report received. **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.

REGULAR TOWN BOARD MEETING – NOVEMBER 13, 2024

COMMUNICATIONS: NONE

OLD BUSINESS:

APPROVE TO MOVE AHEAD WITH POSSIBLE PURCHASE OF WATER DISTRICT PROPERTY ON ALDEN AVE

RESOLUTION #109-2024

INTRODUCED BY: Councilperson John Alexander
WHO MOVED ITS ADOPTION

SECONDED BY: Councilperson Bryan Rounds

WHEREAS, the Warrensburg Town Board received a request to purchase some of the Water District Property on Alden Avenue. As the board decides to move ahead with selling the Water District Property, the next step would be to hire an appraiser. Supervisor Geraghty has a list of appraiser from our Town Assessor with a recommendation to contact Empire State appraisal consultants.

NOW, THEREFORE, BE IT

RESOLVED, that the Town Board of Warrensburg hereby approved the decision to move ahead with the sale of some Water District Property on Alden Avenue which is subject to an appraisal.

RESOLUTION DULY ADOPTED NOVEMBER 13, 2024 BY THE FOLLOWING VOTES:

AYES: 5 **NAYS:** 0 **ABSENT:** 0

AYES: Supervisor Geraghty, Councilperson Alexander, Rounds, Sutphin, Quintal II

DISSCUSSION: Supervisor Geraghty stated; He has worked with the town assessor and he suggested to contact Empire State Appraisal Consultants. The Town will be moving ahead with the project and hopefully by next month's meeting they will have answer from the appraisal.

NEW BUSINESS:

REQUEST TO RE-APPOINT THERESA COUGHLIN TO THE ZONING BOARD OF APPEALS

RESOLUTION #110-2024

INTRODUCED BY: Councilperson John Alexander
WHO MOVED ITS ADOPTION

SECONDED BY: Councilperson Bryan Rounds

WHEREAS, the Town Board of Warrensburg request to Re-Appoint Theresa Coughlin to the Warrensburg Zoning Board of Appeals (ZBA) for a Five Year Term Starting January 1, 2025 to December 31, 2029.

NOW, THEREFORE, BE IT

RESOLVED, that the Town Board of Warrensburg hereby approved to Re-Appoint Theresa Coughlin to the Warrensburg Zoning Board of Appeals (ZBA) for a Five Year Term to end December 31, 2029.

REGULAR TOWN BOARD MEETING – NOVEMBER 13, 2024

RESOLUTION DULY ADOPTED NOVEMBER 13, 2024 BY THE FOLLOWING VOTES:

AYES: 5 NAYS: 0 ABSENT: 0

AYES: Supervisor Geraghty, Councilperson Alexander, Rounds, Sutphin, Quintal II

REQUEST TO RE-APPOINT SUZANNE TYLER TO THE PLANNING BOARD

RESOLUTION #111-2024

**INTRODUCED BY: Councilperson John Alexander
WHO MOVED ITS ADOPTION**

SECONDED BY: Councilperson Bryan Rounds

WHEREAS, the Town Board of Warrensburg request to Re-Appoint Suzanne Tyler to the Warrensburg Planning Board for a Five Year Term Starting January 1, 2025 to December 31, 2029.

NOW, THEREFORE, BE IT

RESOLVED, that the Town Board of Warrensburg hereby approved to Re-Appoint Suzanne Tyler the Warrensburg Planning Board for a Five Year Term to end December 31, 2029.

RESOLUTION DULY ADOPTED NOVEMBER 13, 2024 BY THE FOLLOWING VOTES:

AYES: 5 NAYS: 0 ABSENT: 0

AYES: Supervisor Geraghty, Councilperson Alexander, Rounds, Sutphin, Quintal II

REQUEST TO PURCHASE HEATING OIL FROM MAIN BROTHERS OIL CO. INC.

RESOLUTION #112-2024

**INTRODUCED BY: Councilperson Robert Sutphin
WHO MOVED ITS ADOPTION**

SECONDED BY: Councilperson Joq Quintal II

WHEREAS, the Warrensburg Town Board request to purchase Heating Oil from Main Brothers Oil Co Inc. using the Town of Argyle Heating Oil Bid dated October 23, 2024, for the period of January 1st, 2025 thru December 31st, 2025 at the fixed cost of \$.2558 for No. 2 Heating Oil.

NOW, THEREFORE, BE IT

RESOLVED, that the Town Board of Warrensburg hereby approved the request to purchase Heating Oil from Main Brothers Oil Co. Inc. using the Town of Argyle Heating Oil Bid received October 23, 2024.

DULY ADOPTED NOVEMBER 13, 2024 BY THE FOLLOWING VOTES:

AYES: 5 NAYS: 0 ABSENT: 0

AYES: Supervisor Geraghty, Councilpersons Alexander, Rounds, Sutphin, Quintal II

REGULAR TOWN BOARD MEETING – NOVEMBER 13, 2024

REQUEST FOR OCCUPANCY TAX FUNDS FROM WARRENSBURG CHAMBER OF COMMERCE FOR 2024 WLGS EXPENSES

RESOLUTION #113-2024

INTRODUCED BY: Councilperson John Alexander
WHO MOVED ITS ADOPTION

SECONDED BY: Councilperson Bryan Rounds

WHEREAS, the Warrensburg Town Board received a request from the Warrensburg Chamber of Commerce for Occupancy Tax Funds in the amount of \$1,318.07 to use towards advertising expenses for the 2024 World’s Largest Garage Sale.

NOW, THEREFORE, BE IT

RESOLVED, that the Warrensburg Town Board hereby approved the request for Occupancy Tax Funds from Warrensburg Chamber of Commerce in the amount of \$1,318.07 for advertising of the World’s Largest Garage Sale.

RESOLUTION DULY ADOPTED NOVEMBER 13, 2024 BY THE FOLLOWING VOTES:

AYES: 5 NAYS: 0 ABSENT: 0

AYES: Supervisor Geraghty, Councilpersons Alexander, Rounds, Sutphin, Quintal II

APPROVE TAX RELEVY ONTO 2025 TAXES FOR PROPERTY MAINTENANCE COST

RESOLUTION #114-2024

INTRODUCED BY: Councilperson John Alexander
WHO MOVED ITS ADOPTION

SECONDED BY: Councilperson Bryan Rounds

WHEREAS, the Warrensburg Town Board request to approve Tax Relevy onto 2025 Town/County Property Taxes to cover the cost of property maintenance/cleanup in the amount of \$1,230.00 which is authorized under the Code of the Town of Warrensburg.

NOW, THEREFORE, BE IT

RESOLVED, that the Town Board of Warrensburg hereby approved the following Property tax bills to be amended to add omitted taxes and forward to Warren County to Relevy onto 2025 Town/County Property Taxes.

**TOWN OF WARRENSBURG
OMITTED TAX TO RELEVY ON 2025 TOWN/COUNTY PROPERTY TAXES**

<u>TAXMAP #</u>	<u>OWNER/ADDRESS</u>	<u>AMOUNT RELEVY</u>	<u>REASON</u>
211.17-3-56	JOSEPH DELCZEG 20 RIDGE AVENUE	\$ 270.00	CLEANUP & MATERIAL

REGULAR TOWN BOARD MEETING – NOVEMBER 13, 2024

210.20-4-9	RICHARD FOX 149 RIVER STREET	\$ 40.00	CLEANUP & MATERIAL
211.9-4-7	COUNTY OF WARREN 3885 MAIN STREET	\$ 200.00	CLEANUP & DUMP FEES
210.20-4-13	JANET HOLCOMB 133 RIVER STREET	\$ 80.00	PROPERTY CLEANUP
210.2-1-1.2	ABLE ENERGY NY, INC 10 INDUSTRIAL PARK RD	\$ 480.00	PROPERTY CLEANUP
211.17-5-26	JONNETTE ERMIGER 34 SMITH STREET	<u>\$ 160.00</u>	PROPERTY CLEANUP

TOTAL \$ 1,230.00

RESOLUTION DULY ADOPTED NOVEMBER 13, 2024 BY THE FOLLOWING VOTES:

AYES: 5 NAYS: 0 ABSENT: 0

AYES: Supervisor Geraghty, Councilperson Alexander, Rounds, Sutphin, Quintal II

APPROVE SEWER DISTRICT RELEVY ONTO 2025 WARREN COUNTY TAX BILLS

RESOLUTION #115-2024

**INTRODUCED BY: Councilperson Robert Sutphin
WHO MOVED ITS ADOPTION**

SECONDED BY: Councilperson Joq Quintal II

WHEREAS, the Warrensburg Town Board request to approve the Relevy of outstanding 2024 receivables in the Town of Warrensburg Sewer District on the 2025 Warren County tax bills in the amount of \$99,678.60.

NOW, THEREFORE, BE IT

RESOLVED, that the Town Board of Warrensburg hereby approved the Warrensburg Sewer District Relevy onto 2025 Warren County tax bills.

RESOLUTION DULY ADOPTED NOVEMBER 13, 2024 BY THE FOLLOWING VOTES:

AYES: 5 NAYS: 0 ABSENT: 0

AYES: Supervisor Geraghty, Councilperson Alexander, Rounds, Sutphin, Quintal II

APPROVE WATER DISTRICT RELEVY ONTO 2025 WARREN COUNTY TAX BILLS

RESOLUTION #116-2024

**INTRODUCED BY: Councilperson Robert Sutphin
WHO MOVED ITS ADOPTION**

REGULAR TOWN BOARD MEETING – NOVEMBER 13, 2024

SECONDED BY: Councilperson John Alexander

WHEREAS, the Warrensburg Town Board request to approve the Relevy of outstanding 2024 receivables in the Town of Warrensburg Water District on the 2025 Warren County tax bills in the amount of \$96,746.68.

NOW, THEREFORE, BE IT

RESOLVED, that the Town Board of Warrensburg hereby approved the Warrensburg Water District Relevy onto 2025 Warren County tax bills.

RESOLUTION DULY ADOPTED NOVEMBER 13, 2024 BY THE FOLLOWING VOTES:

AYES: 5 **NAYS:** 0 **ABSENT:** 0

AYES: Supervisor Geraghty, Councilperson Alexander, Rounds, Sutphin, Quintal II

Update on Gold Street Storm Water Project: Legal Ad will be published on November 12, 2024 for a bid opening to take place on December 4, 2024 at 2:00 p.m. at the Town Hall, 3797 Main Street, Warrensburg, New York. Our expectation is to complete the work this year.

Update on Old Highway Building Demolition: Jackson Demolition Services has two septic tanks to remove and one tank filled with we believe waste oil to remove. There will be some added costs to pump out and remove the waste oil tank. DEC was notified about the tank and they did a site visit. After they complete their work, we plan on cleaning up the perimeter of the property and removing an old box trailer from the site.

DISSCUSSION: Supervisor Geraghty added; Jackson Demolition will finish the work and cleanup at an additional cost of around \$78,000. After the cleanup is done the Town will go ahead with the lot line adjustment for the EMS building so they can get started on their addition and then the Town can put the Old Highway lot up for sale and the goal is to put some senior housing there.

Information included for the Town Board members to decide if they want to apply to be a Pro-Housing Community.

DISSCUSSION: Supervisor Geraghty, stated; He asked the board members to read the information from the New York State Community Renewal and let him know at the December meeting if they would like to move ahead with the steps to become a Pro-Housing Community.

Paul Gilchrist President of the Historical Society asked that we place two signs on the Curtis Park property. One site is for the shoe peg factory which was located where the gazebo sits and second sign is for the sash and blind factory which was located where the parking lot is.

REQUEST TO ESTABLISH A CAPITAL PROJECT FUND H17 FOR OLD HIGHWAY GARAGE DEMOLITION

RESOLUTION #117-2024

INTRODUCED BY: Councilperson John Alexander
WHO MOVED ITS ADOPTION

SECONDED BY: Councilperson Joq Quintal II

REGULAR TOWN BOARD MEETING – NOVEMBER 13, 2024

WHEREAS, the Town of Warrensburg request to establish a Capital Project Fund H17 for the old Highway Garage Demolition on 11 King Street.

NOW, THEREFORE, BE IT

RESOLVED, that the Town Board of Warrensburg hereby approved a Capital Project Fund H17 for the demolition of the old Highway Garage on 11 King Street.

RESOLUTION DULY ADOPTED NOVEMBER 13, 2024 BY THE FOLLOWING VOTES:

AYES: 5 NAYS: 0 ABSENT: 0

AYES: Supervisor Geraghty, Councilperson Alexander, Rounds, Sutphin, Quintal II

REQUEST TO ESTABLISH A CAPITAL PROJECT FUND H18 FOR POLE BARN BLDG AT HIGHWAY GARAGE

RESOLUTION #118-2024

INTRODUCED BY: Councilperson Robert Sutphin

WHO MOVED ITS ADOPTION

SECONDED BY: Councilperson Bryan Rounds

WHEREAS, the Town of Warrensburg request to establish a Capital Project Fund H18 for a Pole Barn building at the Highway Garage.

WHEREAS, the Town of Warrensburg expects to receive funds in the amount of \$150,000 from Assemblyman Matt Simpson in the future to erect a building.

NOW, THEREFORE, BE IT

RESOLVED, that the Town Board of Warrensburg hereby approved a Capital Project Fund H18 for a Pole Barn Building at the current Highway Garage.

RESOLUTION DULY ADOPTED NOVEMBER 13, 2024 BY THE FOLLOWING VOTES:

AYES: 5 NAYS: 0 ABSENT: 0

AYES: Supervisor Geraghty, Councilperson Alexander, Rounds, Sutphin, Quintal II

APPROVE BUDGET MODIFICATIONS – (7)

RESOLUTION #119-2024

INTRODUCED BY: Councilperson Robert Sutphin

WHO MOVED ITS ADOPTION

SECONDED BY: Councilperson Bryan Rounds

WHEREAS, the Town of Warrensburg request to approve the Budget Modifications as follows:

**Town of Warrensburg
Budget Modification
November 13, 2024**

REGULAR TOWN BOARD MEETING – NOVEMBER 13, 2024

GENERAL FUND

A1113	Occupancy Tax	\$ 23,362.09	
A6412.400	Occupancy Tax		\$ 23,362.09
	To adjust for increase in revenues		
A391	Due From Other Funds	\$ 9,252.36	
A8020.400	Planning - Contractual		\$ 1,101.94
A1620.400	Buildings - Contractual		\$ 674.73
A5132.400	Garage - Contractual		\$ 7,475.69
	To reclass Highway Garage LaBella Demo Exps to new H17 Fund		
A391	Due From Other Funds	\$ 9,477.50	
A8160.400	Refuse Collect & Disp - Contractual		\$ 9,477.50
	To reclass Cedarwood Engineering Pole Barn Exps to new H18 Fund		
A1990.400	Special Items - Contingent	\$ 976.05	
A1950.400	Taxes & Assessments		\$ 976.05
	Taxes owed to the County Treasurer		
A1990.400	Special Items - Contingent	\$ 1,039.43	
A3510.400	Dog Control - Contractual		\$ 1,039.43
	To cover boarding costs		

H17 - HIGHWAY GARAGE DEMO
FUND

H17-8130.400	Engineering Services - Contractual	\$ 9,252.36	
H17-630	Due To Other Funds		\$ 9,252.36
	To reclass LaBella Highway Garage Demo Exps to new H17 Fund		

H18 - POLE BARN FUND

H18-8130.400	Engineering Services - Contractual	\$ 9,477.50	
H18-630	Due To Other Funds		\$ 9,477.50
	To reclass Cedarwood Engineering Pole Barn Exps to new H18 Fund		

NOW THEREFORE, BE IT

RESOLVED, that the Town Board of Warrensburg hereby approves the Budget Modifications.

RESOLUTION DULY ADOPTED NOVEMBER 13, 2024 BY THE FOLLOWING VOTES:

AYES: 5 NAYS: 0 ABSENT: 0

AYES: Supervisor Geraghty, Councilperson Alexander, Rounds, Sutphin, Quintal II

REGULAR TOWN BOARD MEETING – NOVEMBER 13, 2024

APPROVE SEWER FUND BUDGET MODIFICATIONS – (1)

RESOLUTION #120-2024

INTRODUCED BY: Councilperson John Alexander

WHO MOVED ITS ADOPTION

SECONDED BY: Councilperson Bryan Rounds

WHEREAS, the Town of Warrensburg request to approve the Budget Modifications as follows:

**Town of Warrensburg
Sewer Fund Budget Modification
November 13, 2024**

SEWER FUND

SS8130.200	Sewage Treatment & Disposal - Equipment	\$ 1,500.00	
SS8130.400	Sewage Treatment & Disposal - Contractual		\$ 1,500.00
	To cover treatment & disposal expenses		

NOW THEREFORE, BE IT

RESOLVED, that the Town Board of Warrensburg hereby approves the Budget Modifications.

RESOLUTION DULY ADOPTED NOVEMBER 13, 2024 BY THE FOLLOWING VOTES:

AYES: 5 NAYS: 0 ABSENT: 0

AYES: Supervisor Geraghty, Councilperson Alexander, Rounds, Sutphin, Quintal II

APPROVE WATER FUND BUDGET MODIFICATIONS – (2)

RESOLUTION #121-2024

INTRODUCED BY: Councilperson Robert Sutphin

WHO MOVED ITS ADOPTION

SECONDED BY: Councilperson Joq Quintal II

WHEREAS, the Town of Warrensburg request to approve the Budget Modifications as follows:

**Town of Warrensburg
Water Fund Budget Modification
November 13, 2024**

WATER FUND

SW8310.400	Administration - Contractual	\$ 114.77	
SW8320.100	Source of Supply P&P - Personal Services	\$ 8,498.00	
SW8320.200	Source of Supply P&P - Equipment	\$ 12,000.00	
SW8320.401	Source of Supply P&P - Contractual	\$ 14,000.00	
SW8330.100	Purification - Personal Services	\$ 432.60	

REGULAR TOWN BOARD MEETING – NOVEMBER 13, 2024

SW8330.110	Purification - Over Time	\$ 274.60	
SW8330.200	Purification - Equipment	\$ 4,500.00	
SW8340.200	Transmission & Distribution - Equipment	\$ 10,000.00	
SW8340.400	Transmission & Distribution - Contractual	\$ 1,000.00	
SW9010.800	Employee Benefits - Retirement	\$ 1,350.00	
SW9060.800	Employee Benefits - Hosp/Medic Ins	\$ 6,830.03	
SW8320.400	Source of Supply - Contractual		\$ 59,000.00
	To pay for Water Line Repairs - Osborne Bridge		
SW8330.200	Purification - Equipment	\$ 6,000.00	
SW8330.400	Purification - Contractual		\$ 6,000.00
	To cover purification expenses		

NOW THEREFORE, BE IT

RESOLVED, that the Town Board of Warrensburg hereby approves the Budget Modifications.

RESOLUTION DULY ADOPTED NOVEMBER 13, 2024 BY THE FOLLOWING VOTES:

AYES: 5 NAYS: 0 ABSENT: 0

AYES: Supervisor Geraghty, Councilperson Alexander, Rounds, Sutphin, Quintal II

REQUEST TO PAY WARRANTS ON ABSTRACT #11-2024

RESOLUTION #122-2024

ON MOTION OF: Councilperson John Alexander

SECONDED BY: Councilperson Bryan Rounds

RESOLUTION DULY ADOPTED NOVEMBER 13, 2024 BY THE FOLLOWING VOTES:

AYES: Supervisor Geraghty, Councilperson Alexander, Rounds, Sutphin, Quintal II

RESOLVED, to pay the warrants outlined on Abstract #10-2024 in the following amounts:

WARRANTS:	Total Claims:	\$330,210.61
	General Fund	\$58,786.84
	Cemetery Fund	\$689.24
	Highway Fund	\$113,145.74
	Lighting District	\$8,770.86
	Sewer Fund	\$5,828.21
	Water Fund	\$71,924.72
	CBDG Grant	\$71,065.00

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

REGULAR TOWN BOARD MEETING – NOVEMBER 13, 2024

COMMENTS:

Councilperson Robert Sutphin stated – Our Town employees are one of the most important assets we have, they are hardworking conscientious and work tirelessly to keep our town running and safe for our residents and he would like to propose an Employee of the quarter program to recognize the efforts each member has an outline with ideas and suggestions. He is hoping we are all on board with this and would value the town boards input with any ideas to get started. **Supervisor Geraghty stated** that he thinks it's a good practice and he knows the County does it and they recognize folk's quarterly and it does give incentive to people to go the little extra mile.

Sarah Gebbie-Measeck from Richard Library stated – She is letting the Town know what is going on at the Library. Right now they are doing a community survey and would like people to complete the survey and return to the Library, weather you are Library user or not they would like everyone in the community to get a chance to give us their feedback.

Supervisor Geraghty stated – The town taxes are going to go down by \$2.06 per thousand, that includes town taxes and county. We were able with the re-evaluation to cut all the tax rates and then a week ago he got the county budget and the county rate is going to go down .55 cents per thousand, so add that with the town rates and special districts you are going to see about \$2.07 decrease in the town tax rate. That doesn't mean everybody will see that in their taxes it depends on their assessed value on your property but we are heading in the right direction and let's hope to keep it down.

2ND Supervisor Geraghty wanted to remind everyone that the Thanksgiving dinner at the Firehouse is on 24th from noon to 2pm. Also the Town has added some new Christmas lighting features to the Bruce Park with a forest theme and ice skater's rink with some characters skating on it. Each year the town is trying to improve the Christmas lighting especially the bridges being lite up has been a big attraction and we may see another area or bridge in town to decorate in the future.

MEETING ADJOURN

On motion of Councilperson John Alexander, the meeting was adjourned at 7:44 pm

Respectfully Submitted,

Pamela M. Lloyd, Town Clerk