

The March 6, 2013 regular Town Board meeting was called to order at 7:00 pm by Supervisor Wormuth in the A. James Bold Meeting Room at the New Town Hall with the following members present:

Melinda A. Wormuth, Supervisor
Walter F. Polak, Councilman
Paul L. Hotaling, Councilman
Craig A. Hayner, Councilman
John P. Wasielewski, Councilman
Lyn A. Murphy, Town Attorney
Matthew J. Chauvin, Deputy Attorney
Lynda A. Bryan, Town Clerk

The Supervisor opened the meeting at 7:00 pm and led everyone in the Pledge of Alligiance.

PUBLIC HEARING: MAP, PLAN, AND REPORT FOR THE FINAL APPROVAL FOR THE WATER DISTRICT EXTENSION AGREEMENTS

Supervisor Wormuth asked if anyone wanted the public notice read and upon hearing no one, opened the Public Hearing at 7:02 pm

Kevin Hickey, I am here representing Clough Harbour & Associates to present the 2012 System wide Consolidated Water District Extension Map, Plan & Report. This report is a compilation of the sub-divisions formally approved through Town Board resolutions as part of the town's sub-division process. The last Consolidated Water District Extension was completed in 2010. The process of extending the consolidated water district is completed every two years. The sub-divisions already approved by the town as part of the 2012 consolidation, the following areas have been added to the district as shown in the map. This includes Arlington Heights Phase II, Howland Park, Glen Meadows, Fairway Meadows, Swatling Falls, Bethel Family Trust, and Windsor Woods.

The total combined average daily demand, full build out for these areas is approximately 112,000 gallons per day. The maximum daily demand has been estimated at 200,000 gallons per day. Based on the existing water treatment facility, which currently can treat up to 5 million gallons per day, that had an average daily demand of 2 million gallons a day in 2012. The maximum daily demand in 2012 was 4.11 million gallons per day. So based on the existing demands, the proposed demands of these subdivisions, the existing facilities have the capacity to provide water to the areas.

It shall also be noted that while the town remains on the City of Troy water, they also have the capacities to supply water to these areas.

While the consolidated water district has been formally extended, each property within the proposed subdivisions will be responsible for paying for connection to the existing system; therefore the town will not bear any capital expenditures for installation of water infrastructure to these areas.

In addition, each property that connects to the town system will be required to pay an annual debt service charge of \$199 a year, and also pay \$3.55 per thousand gallons of water used for each quarter.

Please note that this report was completed in 2012. There are currently other proposed subdivisions that have requested extensions to the consolidate district. These proposed subdivisions have not received formal approval from the town at the time that this report was completed. When they do receive approval, they will be in the next consolidated water district extension in approximately two years.

Thanks for your attention and if you have any questions, I would be happy to answer them.

Supervisor Wormuth: Does anyone on the Board or from the public have any questions or wishing to comment at this point? Hearing none, I will close the Public Hearing at 7:06 pm. Thank you.

RESOLUTION NO. 70

Offered by Councilman Polak, seconded by Councilman Hotaling: Approved by the vote of the Board: Ayes: Wormuth, Polak, Hotaling, Wasielewski & Hayner

Whereas the Town Board and the Town Planning Board review and approve various applications for new developments that are not within the limits of the existing Town Water Districts; and

Whereas as part of that approval process, the Town Board considers requests to extend the existing Water Districts to include the areas encompassed by these new developments; and

Whereas each request must include a Map, Plan and Report prepared pursuant to Town Law as well as a formal Water District Extension Agreement; and

Whereas the each development application is subject to formal Public Hearings pursuant to Town Law; and

Whereas each Water District Extension is approved by Resolution of the Town Board wherein the Town Supervisor is authorized to sign the Water District Extension Agreement upon payment of required fees by the applicant; and

Whereas the Town's official Water District Map has not been updated to include these individual Water District Extensions since 2010; and

Whereas the Town Board has authorized the Town Engineer, CHA to prepare a Map, Plan and Report to summarize all of these individual District Extensions; and

Whereas the Town Board finds the Map, Plan and Report to accurately include all properties benefiting from the District Extension;

Now Therefore be it Resolved:

That the Town Board schedules a Public Hearing for Wednesday March 6th, 2013 at 7:02 pm to review the Map, Plan and Report and consider approval of the Town's official Water District Map as modified to include the Water District Extensions that have occurred since 2010.

Supervisor Wormuth: Next we have a presentation from Regency Park PDD, which was previously presented at a Board meeting. The Board had requested that the applicant come back to allow them time to review the project and ask any questions. I will ask the applicant to do a short overview on where the project is and the highlights of the project and the Board is certainly able to ask any questions they would like to ask.

PRESENTATION: REGENCY PARK PDD

Bruce Tanski, Meyer Road: This project is located north on Route 9 by Stewarts, just north of Farm to Market Road. It is an existing 75 acre mining site that was owned by the Parazinski's.

We had done some extensive soil testing to see what the parameters of the fill are. The fill is not useable, in other words, no more fill can be sold from the site. It is

good for back filling around the foundation, but it is not stable fill. We cannot mine any more material out of there. I brought Tom Savino here tonight in case the Board had any questions because Tom, although not directly involved, but he has known about the sale of this place for over 10 – 12 years. Because of the topography and because of the high tension lines, they have not been able to sell it. I know that the town does not like changing certain zoning areas, but I feel the site is located in a transitional zone; it is within the town reclamation of the mining site. The parcel is located in a light industrial commercial zone. Surrounding parcels to the east are zoned AR which is Agricultural/Residential and the concept of mix use of a mix use project, blends commercial businesses and residential uses along Route 9, which blends the multifamily residential. I think that this offers a nice transitional zoning.

The single family homes that are right here, have a unique concept and I have showed the Board pictures of what they look like. These will range from \$90,000 to \$150,000. These will be pre-manufactured homes. They will be on a 4 foot foundation. I am looking to charge \$650.00 for rent. With this rent, I will pay the taxes on the unit. On the property, I will pay for the water usage, I will mow the lawns, plow the driveways and put a two-car garage on.

I also have a concept that I have been working with my Attorney, he says that he can't find any reason that I can't do it, but he can't find any reason that I can. What I am trying to do is; when Lindsay was here, her question was "How do we keep these affordable?" So, I came up with the idea that if you pay \$150,000 for this unit, you stay there for 5 years, and it is for 55 years old and older, you are allowed to make a 10% profit. The next person comes in and buys this and knows it ahead of time, they buy it. They keep it for 5 to 10 years; they can sell it for a 10% profit, then it is capped. So in other words, that \$150,000 unit at the end can only be sold for \$180,000. So as the price of homes escalates, this levels off and will always be affordable. Some people may say, well you are taking a person's right away to make money. I have interviewed dozens of people and 95% of them said, at 55 years old, we have already made our money; we just want a nice place to live that is affordable. So, this is the concept that I am working on. It seems to be working out.

The next thing is the concept of mix use. While this is new to the town, it offers a new housing concept to its residents, bring commercial businesses right to their homes, reducing the need to commute, it also supports a community atmosphere making it safer for residents and patrons. My goal is to put continuous sidewalks all the way down to both commercial buildings and the same thing with the multi-unit apartments.

Transportation, the sites are located on Route 9 and offers quick access to points north and south. It is about a 6 minute commute to Northway Exit 10. The project will not disburse traffic on any town owned or maintained roads. The water will be paid for by me and with my experience with my apartments that I have now, with these types of units at Halfmoon Heritage, I probably have 12 kids out of 230 units.

There is a total of 62 apartments over the top of these 2 buildings. There is a community room that the residents will be able to use along with an office. There are 71 senior homes and there is a total of 13- 11plexes.

I have also discussed with some of the Board members, mainly our Supervisor, about some community benefits. I will leave that up to the Town Board, but I have offered to bring a water line up to Tabor Road for the residents up there. If this ever does go any place and if I am lucky enough to get preliminary approval, I will put that water line in at that time. I have also offered some help to the Highway Department on a vehicle or whatever they may need to keep their department going as far as a dump truck or a truck and a plow or any situation that the Town may need.

Basically, that is it in a nutshell. I think that it is an end of town that could use an uplift. There is also a turning lane on Route 9, I do not think that traffic will be an issue. Water will not be an issue. We have talked to the sewer district. We can put a gravity line down Route 9, they are OK with that. The reason why I am making the presentation tonight and last time is because my engineer speaks too fast. I wanted to get all of my points across and from here on in, Scott Lansing will take over. Are there any questions for me or Tom Savino?

Supervisor Wormuth: At this time we will take questions from the Board.

Councilman Hotaling: Bruce, when you talked about the houses, they are going to be modular homes?

Bruce Tanski: Manufactured homes not

Councilman Hotaling: They are not going to be Mobile Homes?

Bruce Tanski: No, absolutely not. They will be put on a semi-foundation, they will all be 3 bedrooms, they will all be ranches, they will all have front porches, they will have a 6 12 pitch, there will be a set of stairs in each home so that all of the storage will be upstairs, not underneath the house.

Councilman Hotaling: OK, thank you.

Councilman Hayner: Bruce, you had mentioned pathways that you were going to put in. The pathways and the roadways, they would be maintained by your group?

Bruce Tanski: Everything will be maintained by myself and my staff.

Councilman Hayner: The roads and the pathways?

Bruce Tanski: Right, these are continuous sidewalks that will run down to the commercial buildings. I also have a Coffee Shop, I have some interest from a Bakery, and I have some interest from a small pub. I think that this will be a great spot for this.

Councilman Wasielewski: Before, I was a little bit confused because you had mentioned rents. I thought that the single family units were going to be purchased.

Bruce Tanski: They are going to be purchased, but they are going to be on my property. So they will have to pay me rent after they buy them. Ok, so they will pay me \$600.00 to \$650.00 per month and I will maintain their lawns, which will be 9000 square feet, I will plow their driveways, and shovel their sidewalks

Councilman Wasielewski: So it is an association fee of sorts?

Bruce Tanski: No association fee, this is strictly on a rental basis. And we will also pay for their water because we will have one meter, so I am not going to start a separate water company to do that.

Supervisor Wormuth: Bruce, if this is real property, say that I am going to purchase or Mrs. Smith is going to purchase, and then forever owe you a lot fee that is associated to it, is it property that could be moved?

Bruce Tanski: The home could be moved, correct. The property stays in my name. In other words, if 10 years down the road you decide that you don't want it, you could have it disassembled, you could have a crane come and you could move it.

Supervisor Wormuth: but there is no physical property that is owned with it, just the home itself.

Bruce Tanski: Correct, correct

Supervisor Wormuth: Does that clarify what you are asking John?

Councilman Wasielewski: Yes, it is a whole different light than what I imagined. I just want to mention 2 more things because non-owner occupied units are a big thing with me Bruce, I know that we spoke about this before.

Bruce Tanski: Before you go any farther, you have to understand, these are seniors, by law you can discriminate against seniors, and what I mean by that is no children will

Supervisor Wormuth: No you can't discriminate against anyone, thank you very much, not in the Town of Halfmoon.

Bruce Tanski: What I mean, and in a nice way, in other words, they have to follow a strict set of rules. I have looked at some of these places in Florida and down south, and you can't have commercial vehicles, you can't have trucks, you can't have statues of the Infant Jesus in the bath tub in your front lawn, it is a very strict set of rules and I think, and sorry if I offended anybody, if you look at the townhouses that I did over by the golf course, I don't even allow people to park on the road, they get a sticker, it takes 45 minutes to get it off their windshield, they do not do it again.

Councilman Wasielewski: I am more concerned with the other half of the project. The apartment buildings and the rental units above the commercial buildings, what kind of rents did you have in mind

Bruce Tanski: They are all going to be over \$1200 a unit.

Councilman Wasielewski: That includes the apartments over the commercial buildings too?

Bruce Tanski: Absolutely. I have right now 4 people that would look to buy one of these homes right now. They all want to sell their bigger homes, they want to go down south for a while, come back here in the summer time and have a place to live.

Councilman Wasielewski: Once again, it is the apartment buildings that I am kind of

Bruce Tanski: But, what you have to understand is that without those apartment buildings, right now, I have a 99.3% non-vacancy rate, in other words, I can't build my apartments. I have \$100,000 year job people moving in, I have State Police, BCI, FBI, and the demand is there. The Bank is not going to loan me the money, they know what is going on. If someone is paying \$1,200 a month for an apartment, you are getting and I might say this the wrong way, but you are getting a nice class of people. I guess that is the best way to describe it. Without these apartments, I can't do a lot of stuff, because this generates the money that I need to put that water line on Tabor Road.

Councilman Wasielewski: Well that is kind of another half of this that is very theoretical. Could you make this whole project the single family senior units?

Bruce Tanski: Could I, probably not. I do not know if there would be that much of a demand.

Supervisor Wormuth: One of the things that I will refer to is our Master Plan, which we are talking about reviewing and going through. It talks about a mix use, a commercial use, and talks about developing a town center. Granted, it wasn't located on this property, but it does talk about having both residential and commercial areas in the same area, so people don't have to travel. As we move forward with reviewing our town Master Plan, I don't think that this is something that's completely outside the realm of what was envisioned even 10 years ago when we talked about having residential and commercial mixed uses in a certain area. While I understand the sensitivity to continuing to allow rental units that people are concerned about, in this situation, I think it is something that as we go through the Master Plan we will see as a recommendation. I just wanted to point that out.

Councilman Hotaling: What would be the build out be, structure schedule, how would you do each phase of it. How would you stage it? Half of the apartments, half of the houses first....

Bruce Tanski: Probably would do the same as we are doing now at Falcon Trace Luxury and Falcon Trace senior. I would probably bring British America on to do the 2 buildings, they do an excellent job. I would do the apartments like I am doing now. I would start everything all at once. The infrastructure has to go in; the sewer line has to go in down at Route 9. Obviously, I would want to start this building first to generate income and I have people that would like to buy a couple of these units now, so they are not going to wait 2 years, they would want something to happen pretty quick.

Councilman Wasielewski: That was my question, how is this going to be phased as far as the construction of the different portions of this.

Bruce Tanski: We start the infrastructure for the whole place and start like we did at Falcon Trace, we had all buildings going on at the same time and it took 2 years. We should be done with everything by June

Councilman Wasielewski: Thank you.

Councilman Polak: I just have a couple of comments. A couple of things that I like about this project is that all of the traffic is generated outside of Halfmoon just about. So, like you said, it does go to Exits 9 & 10, and where we do have major tie ups and traffic problems, this is not going to interfere or affect them in any way. I just want to make sure, and I am sure that the Planning Board will do that, I am sure that some of these areas that the Fire Department's and Emergency Services can maneuver and get their trucks in and also get them out fairly easy. And Bruce, working with our engineers, the Water Department, and our Highway Department, we are changing some of the Highway specs, some of the turnarounds and the cul-de-sac's and also some of the water valves and things of that nature, that we are going to change. I just want to make sure that you are willing to comply with these changes.

Bruce Tanski: I think that some of the water has already changed. I would like the Planning Board to try a different concept. Instead of having a 60 foot right of way with a 28 foot carriage wing and 2 foot wedge wings on both sides, I would like to cut the size of these roads down so they do have more of a suburban feel. I have measured some of the roads down in Florida and the Fire Trucks are the same down there as they are here, and they do not have any problems of getting around. So, instead of having a 32 foot rough ride road with carriage wings, if I can cut it down to 28 feet, the vehicles can still get by, you have created more of a suburban feel.

Supervisor Wormuth: But, certainly we would get input from our Emergency Services before the town ever agreed to a new concept like that.

Bruce Tanski: I'm just saying if the Planning Board would agree to something like that, that is what I would like to do.

Councilman Polak: I like the idea of setting those commercial spaces back with the parking in front because when you go up to Malta and you drive through that area up there; it looks like you are driving in their front windows. It's right on the edge of the road, where

Bruce Tanski: We are set back 100 feet so the fact that this building is

Councilman Polak: It is set back like where Stewart's is and those places

Bruce Tanski: and also too, (Bruce showed a picture of the Commercial building and pointed out the finishing features of the buildings to point out how nice the buildings will be) it is a nice look. To quote Lindsay when she was here, she says "We are excited about this. It is something that we have been looking for 10 years in the town."

I just got invited tonight, which I couldn't go because of this meeting, I have been talking about this to Phil Barrett about doing the same thing over by the Mall and Fire Road and wants to do mix use over there also. I think that it is going to catch on big time.

Councilman Polak: I think that those single families, that's a nice touch. As you know, 8 years ago, I did some research and actually visited some places in Pennsylvania that had this same concept, and actually went in and talked to people. I was sort of waiting for it to come to our community. That is going to be a nice touch for the seniors. They are a nice looking place.

Bruce Tanski: And again, I am working with my Attorney to try and have some language to keep this affordable down the road. Everybody knows what they are going into, it's not like someone is going to drop a bomb because you know the rules beforehand.

Councilman Polak: And I do realize that the topography there as I drive by and wonder how it is all going to fit, but I am sure it will. I would like to move it to our Planning Board so that they may look at it and send it for their review and get their comments on it. The things that were brought up here tonight as part of those minutes get sent to the Planning Board.

RESOLUTION NO. 71

Offered by Councilman Polak, seconded by Councilman Wasielewski: Approved by the vote of the Board: Ayes: Wormuth, Polak, Hotaling, Wasielewski & Hayner

RESOLVED, that the Town Board approves sending the Regency Park PDD to the Planning Board to review with comments.

REPORTS OF BOARD MEMBERS AND TOWN ATTORNEY

Councilman Hayner: I just want to make an announcement as I have at meetings that the next Halfmoon Trails Advisory Committee will meet on Monday March 18. That is coming up real soon right here in Town Hall at 7:00 pm. anyone from the public who is interested in joining in, the group welcomes it. It is a great group of people and a great opportunity to get involved with the community.

Also, we are still talking comments for the draft Ethics legislation and I do anticipate getting all of those comments formed together and get ready for a Town Board vote by the next meeting in March.

Supervisor Wormuth: Thank you, we look forward to bring the Ethic's legislation to fruition.

Councilman Polak: I just have a couple of items tonight. One is our Spring Cleanup dates have been announced, they are: April 9th, 12th, & 13th and also the 16th, 19th & 20th and that is at our Transfer Station.

Another Item that I received today is the Halfmoon Paper Shredding Day that will be May 4th from 9:00 am to 11:00am at the Highway Garage area at no charge but we do ask the residents to you bring a canned good per bag. They will be collected and give to local food pantries.

Supervisor Wormuth: There are copies of both of the dates of the Spring Cleanup and for the Shredding Day up here on the dais if anybody wishes to take them, they do have the rules, the dates, the times so that people don't have to memorize those things.

Clerk Bryan: The Senior Center business meeting was held today and they announced that they will be having their Spring Bazaar this Saturday from 9:00 – 2:00 at the Center. This one of the two fundraisers that they have during the year, with many handmade crocheted & knitted baby items, crafts and the best Bake Sale around. So please come and support the seniors this Saturday.

On an historical note: on March 7th, 1788 the New York State Legislature created the 4 towns of Ballston, Halfmoon, Saratoga, & Stillwater. So, tomorrow Halfmoon will be celebrating its 225 Anniversary of being a town!

Also, on April 1st, 1788 was the first town meeting to elect officers. We are very proud to have the original minutes of that meeting in the town's vault. So there are going to be some exciting things going on throughout the year in conjunction with the Celebrations Committee for our 225th Celebration

Supervisor Wormuth: And in case nobody caught on to it. Halfmoon existed before Clifton Park!

Councilman Hayner: I just want to thank Lynda. I know that she has done a lot of great work in the Town Clerk's Office for digging up and going through all those files and also the Historical Society has done a tremendous job too, so I want to thank you.

Supervisor Wormuth: You will also see presentations both on a County level and on a Town level celebrating the 225th Anniversary of the town throughout the year as we move forward.

I have two things this evening. One is just to announce, as you look on our agenda, we have hired a Director of Planning. So, it is my privilege to announce that we will be accepting applications for Zoning Review Committee that we have talked about with the public for several months now. Anyone interested in serving on that committee, please submit a letter of interest to the Supervisor's office. Now that we have a full Planning staff back in force, we are moving forward with that committee that Mr. Polak is going to oversee.

The other item is, that I asked the Board to pass a resolution this evening recognizing a Proclamation for Mary Golden, who is one of the original founders of our Senior Center. She is going to celebrate her 90th Birthday this month. The proclamation will be presented to her at her Birthday party and if the family is available, they will come forward at the town to receive that proclamation. I will look for a resolution from the Board this evening to pass that.

RESOLUTION NO. 72

Offered by Councilman Hayner, seconded by Councilman Hotaling: Approved by the vote of the Board: Ayes: Wormuth, Polak, Hotaling, Wasielewski & Hayner

RESOLVED, that the Town Board recognizes Mary Golden for all her contributions to the Town of Halfmoon on her 90th Birthday.

Councilman Polak: I have to say one thing; I had the privilege to work with Mary when we designed and built the Senior Center. She is the hardest woman that I have ever worked for.

Supervisor Wormuth: Wow! I will have to step it up! Thank you.

Councilman Polak: She wanted it her way!

Supervisor Wormuth: At 90, she can have it her way.

PUBLIC PRIVILEGE (for discussion of agenda topics)

Bill Dudek, 1 Mate's Way, Rivercrest: I would like to reinforce what I said at the previous meeting about the resolution against the SAFE Act. Just to bring up a couple of other things to your attention. I am sure that you are aware of some of it already. In addition to everything that you may have already heard, this violates the 1st, 2nd, 3rd, 4th, 5th, 8th and 9th amendments of the US Constitution. It's that bad. It is just a terrible piece of legislation.

The perfect example is how they treat someone who possesses a firearm that they consider to be illegal in the future. This will be a list of Class E Felonies: luring a child, criminally negligent homicide, rape in the 3rd degree, criminal sexual acts in the 3rd degree, forcible touching, persistent sexual abuse, unlawful imprisonment in the 1st & 2nd degree. It's a long list. Riot, 1st & 2nd degree, criminal anarchy, criminal disorderly conduct, placing a false bomb or a hazardous substance, having 8 rounds in your magazine is a Class D felony. It is considered a worse crime than any of that. It just defies all logic.

I am not sure if I am going to influence your vote, but just maybe reinforce it a little bit.

Just to touch briefly on Ethics?

Supervisor Wormuth: We certainly spoke about it, so you are more than welcome to comment while you are here.

Bill Dudek: I work for the Federal Government, and we have more of that material to deal with than you can shake a stick at. We do have a \$20.00 limit. In other words, we cannot even go out to lunch with anybody. Not like we have influence of a significant amount of money is going to be spent on anything, but we are held pretty much in check. The big money is reserved for those way higher up in Washington who believe it is ethical to do things that Martha Stewart got put in jail for and they do it on a daily basis.

In regard to some of the comments that were brought up last time, the idea is that perception is reality. So, whatever somebody's perception of the situation is for them is their reality of it. So things can be perfectly on the up and up, but I mean, we had a little misdirection because we were being compared to Clifton Park and they had \$20 and we had \$75. It is little things like that, really throw the public eye a kilter and it is completely unintentional. It has been gone through like Councilman Hayner has done and has done a best practice, this review has the best that he can come up with, he has done a fantastic job. But that stupid little thing like \$75 versus \$20 is catching somebody. It is that perception versus reality. So their perception is what they think, is reality for you even though it is not, if that makes any sense. I hope it does. It is just something to keep in mind if you are doing any reviews to it because of what is going on at the State and National levels and the distrust that's there. It's filtering down hard on you who are basically our friends that we know locally, you are being held under the same kind of suspicions as anybody you might see on TV escorted off from their employment from the government. I just wanted to add that in there for the Ethics review. Thanks

Supervisor Wormuth: My only comment to that is that I would hope that those people who live locally realize that just because you read it on the internet or in a newspaper doesn't mean it is necessarily true. I certainly think that our Ethics Committee will do a good job taking all of the comments that they have heard both this evening and previously into conjunction with what will be passed here as a very solid Ethics Law and I again would like to commend Councilman Hayner for all of his hard work and to his committee.

Joe Christopher, 96 Werner Road: I just had a few comments, I was just wondering, I mean, we are doing this new Zoning stuff, the Zoning Committee, and this Regency, I am not sure, but, it sounds like R3 is what is required here in terms of zoning. If modular, mobile, I am not sure, what that is, I mean it can be moved, it can be transported, the property is owned by a landlord with people paying a lot rent more or less. In terms of this conforming to the Master Plan for a Town Center or whatever, I would note that Clifton Park is looking at Fire Road and the area around the Mall, like prime property. I do not think in the Master Plan, the Town Center is going to be on like a former mining site that's a few miles outside of town. I am not sure how that works. I am sure that Clifton Park isn't going to put like a

community of modular homes around the Mall. I think that Fire Road and that area in there is prime commercial property, where a Town Center is appropriate. That is all I have to say. Thank you.

DEPARTMENT REPORTS – month of February

1. Senior Express Dispatch

Total # Riders – 230 Total # Meals - 363

2. Town Justice Wormuth

Total # Cases – 278 Total Fees Submitted to the Supervisor - \$30,250

3. Building

Total # Permits – 85 Total Fees Submitted to the Supervisor - \$12,615

4. Fire Code

Total # Permits – 18 Total Fees Submitted to the Supervisor - \$846

5. Town Justice Tollisen

Total # Cases – 293 Total Fees Submitted to the Supervisor - \$29,235.15

CORRESPONDENCE

1. Received from the Town Planning Board Resolutions approving the following: Sign Application for Clifton Park Podiatry located at 1673 Route 9 and for a Change of Tenant for Freyer Law LLC located at 1593 Route 9

Received & Filed

NEW BUSINESS

RESOLUTION NO. 73

Offered by Councilman Wasielewski, seconded by Councilman Polak: Approved by the vote of the Board: Ayes: Wormuth, Polak, Hotaling, Wasielewski & Hayner

RESOLVED, that the Town Board approves and orders paid Vouchers numbered 445 through 558 as detailed.

===== FUND TOTALS =====

10 GENERAL FUND	\$91,017.68
20 HIGHWAY FUND	\$48,162.29
25 SPECIAL REVENUE	\$20,217.61
30 CONSOLIDATED WATER	\$48,150.66
35 MISC. CAPITAL FUNDS	\$4,430.00
65 LIGHTING DIST.	\$414.73

ABSTRACT TOTAL: \$212,392.97

RESOLUTION NO. 74

Offered by Councilman Hotaling, seconded by Councilman Wasielewski: Approved by the vote of the Board: Ayes: Wormuth, Polak, Hotaling, Wasielewski & Hayner

RESOLVED, that the Town Board approves the minutes of Town Board meeting of, February 20, 2013 as presented.

RESOLUTION NO. 75

Offered by Councilman Hotaling, seconded by Councilman Polak: Approved by the vote of the Board: Ayes: Wormuth, Polak, Hotaling, Wasielewski & Hayner

RESOLVED, that the Town Board is authorized to set a Public Hearing on March 20, 2013 at 7 PM to consider an expenditure of \$150,000 from the Highway Fund Capital Reserve for the Woodin Road Culvert Replacement Project subject to permissive referendum.

RESOLUTION NO. 76

Offered by Councilman Polak, seconded by Councilman Hayner: Approved by the vote of the Board: Ayes: Wormuth, Polak, Hotaling, Wasielewski & Hayner

RESOLVED, that the Town Board appoint Richard Harris on a provisional basis, as Director of Planning, Grade 9 Step 6, \$58,569, Department Manager at no additional compensation, effective immediately, pending all pre-employment testing.

Supervisor Wormuth asked Rick to please stand up, thank you very much, we are happy to have you on board. We did an extensive search for this position. Mr. Polak and I had a chance to get to know you well and I am sure that the rest of the Board will soon, but we are very confident in the fact that you will lead our Planning Department in a positive direction and we welcome you to the Town of Halfmoon.

RESOLUTION NO. 77

Offered by Councilman Hotaling, seconded by Councilman Polak: Approved by the vote of the Board: Ayes: Wormuth, Polak, Hotaling, Wasielewski & Hayner

RESOLVED, that the Town Board acknowledges the Town Clerk's Certificate of Non-filing and authorize the sale of the Town owned properties located at Bayberry Drive, Kasper Drive, 2 parcels near Oakbrook Commons, and 23 Sitterly Road, as the Town has no further use or need of said parcels .

Councilman Wasielewski: Is there an estimated worth to these parcels?

Attorney Murphy: We sent out an email after the last meeting and I know that I have the information. Frank, do you remember the exact figures for the sale of the properties

Attorney Chauvin: \$7,500 for 2 of them and one of them is slightly less and the least is \$6,500, I do not have it in front of me

Attorney Murphy: I am sorry; I had it at the last meeting

Councilman Wasielewski: Thank you

Attorney Chauvin: It really is a fair market value for a land locked parcel and is only going to have a utility

Councilman Wasielewski: No further use to the town

Attorney Murphy: We did get a fair market appraisal and the purchase price is consistent with that appraisal.

Supervisor Wormuth: and they are unbuildable

Councilman Wasielewski: Thank you

RESOLUTION NO. 78

Offered by Councilman Hotaling, seconded by Councilman Hayner: Approved by the vote of the Board: Ayes: Wormuth, Polak, Hotaling, Wasielewski & Hayner

RESOLVED, that the Town Board support the repeal of the New York State Gun Control Bill.

Supervisor Wormuth: There are actually copies of the resolution up here on the dais if anyone wishes to take a copy and if anyone wishes, I can have the Clerk read the resolution into the record at this point.

Councilman Wasielewski: Can we read it into the record?

Madam Clerk read the following resolution:

OPPOSING THE NEW YORK SECURE AMMUNITION AND FIREARMS ENFORCEMENT (SAFE) ACT OF 2013

WHEREAS, the Town Board of the Town of Halfmoon endorses and upholds the Second Amendment to the Constitution of the United States; and

WHEREAS, the New York Secure Ammunition and Firearms Enforcement (SAFE) Act of 2013 (A.2388/S.2230) was rushed to passage in the State Legislature through a flawed process that excluded input from concerned citizens; and

WHEREAS, provisions in the SAFE Act are already requiring, and will continue to require, greater expenses for Town residents, in effect creating a new unfunded mandate; and

WHEREAS, implementation of the SAFE Act will also require investment of state resources that could otherwise be used to promote other criminal justice initiatives that keep our residents safe; and

WHEREAS, the SAFE Act would criminalize law-abiding citizens, including police officers, who are the responsible owners of certain firearms and magazines that were included in the law; now, therefore, be it

RESOLVED, that the Town Board Members of the Town of Halfmoon oppose the New York Secure Ammunition and Firearms Enforcement (SAFE) Act of 2013 and the flawed process by which it was enacted, including Governor Cuomo's Message of Necessity which limited debate and input from concerned citizens; and be it further

RESOLVED, that the Town Board of the Town of Halfmoon requests that the SAFE Act be repealed and replaced with more sensible legislation that does not infringe upon Second Amendment rights, does not create unfunded mandates on local governments, addresses issues including mental illness and deterring violent crime, and includes full input from the public; and be it further

RESOLVED, that the Town Clerk of the Town of Halfmoon forward a certified copy of this Resolution to Governor Andrew M. Cuomo, Temporary Presidents of the Senate Jeffrey D.

Klein and Dean G. Skelos, Speaker Sheldon Silver, and the Town's representatives in the New York State Senate and Assembly.

Councilman Wasielewski: Although, I'm generally am not supportive of resolutions that come before this Board that do not directly _____town policy. As regular attendees of our meetings are aware, we currently have many serious issues in front of us that will affect the quality of life for Halfmoon residents for decades to come. This resolution no differs in many ways. Since that last Town Board Meeting, I have heard very strong passionate arguments from many town residents on this matter. Regardless on your stance on gun control, I believe that any person that believes in Liberty and due process should have a huge problem with the way this act was passed using the message of necessity and the implication's that has. I do not believe the SAFE Act does anything to make the residents and businesses of Halfmoon any safer and I will support this resolution.

Supervisor Wormuth: I am proud to say that I was able to move this at the County level and the County has also sent the same message, a with a mirrored resolution down to the State. We hope that our State representatives hear us as, while we realize that it has no impact directly on a local law, we certainly realize that it affects us all locally. So I hope that they hear us loud and clear.

RESOLUTION NO. 79

Offered by Councilman Polak, seconded by Councilman Hotaling: Approved by the vote of the Board: Ayes: Wormuth, Polak, Hotaling, Wasielewski & Hayner

RESOLVED , that the Town Board is authorized enter into an Order and Stipulation of Settlement with Sitcon LLC , SBL #278.-1-22.19, 28 Corporate Drive; SBL #278.-2-39, 1532 Route 9; SBL #278.-1-51.2, 7 Corporate Drive; SBL #278.-1-52, 9 Corporate Drive; SBL #278.-1-51.1, 5 Corporate Drive; SBL #278.-1-22.15, 11 & 13 Corporate Drive; SBL #278.-1-48, 21 Corporate Drive; SBL #278.-1-22.172, 12 Corporate Drive; SBL #278.-1-49, 16 Corporate Drive; SBL #278.-2-88, 6 Corporate Drive; SBL #278.10-2-17, 1706 Route 9 for tax years 2009, 2010, 2011 & 2012, per Schedule A, subject to the corresponding authorization of the Shenendehowa School District Board, per our agreement to jointly defend the cases, and authorize Hacker & Murphy, LLP to execute all things necessary and appropriate to complete the settlement and obtain court approval.

Schedule "A"
2009

Property Address	SBL No.	2009 AV	2009 FMV	Settlement FMV	Difference in FMV	Reduction in AV	2009 Corrected Assessed Value
<i>Equalization Rate</i>	59%						
28 Corporate Drive	278.-1-22.19	\$ 1,551,700	\$ 2,630,000	\$ 2,400,000	\$ 230,000	\$ 135,700	\$ 1,416,000
1532 Route 9	278.-2-39	\$ 850,000	\$ 1,440,678	\$ 997,200	\$ 443,478	\$ 261,652	\$ 588,348
7 Corporate Drive	278.-1-51.2	\$ 971,800	\$ 1,647,119	\$ 1,000,000	\$ 647,119	\$ 381,800	\$ 590,000
9 Corporate Drive	278.-1-52	\$ 606,100	\$ 1,027,288	\$ 850,000	\$ 177,288	\$ 104,600	\$ 501,500
5 Corporate Drive	278.-1-51.1	\$ 1,484,200	\$ 2,515,593	\$ 2,018,300	\$ 497,293	\$ 293,403	\$ 1,190,797
11 & 13 Corporate Drive	278.-1-22.15	\$ 1,289,300	\$ 2,185,254	\$ 2,025,000	\$ 160,254	\$ 94,550	\$ 1,194,750
21 Corporate Drive	278.-1-48	\$ 4,000,000	\$ 6,779,661	\$ 4,750,000	\$ 2,029,661	\$ 1,197,500	\$ 2,802,500
12 Corporate Drive	278.-1-22.172	\$ 639,100	\$ 1,083,220	\$ 660,000	\$ 423,220	\$ 249,700	\$ 389,400
16 Corporate Drive	278.-1-49	\$ 962,500	\$ 1,631,356	\$ 1,331,864	\$ 299,492	\$ 176,700	\$ 785,800
6 Corporate Drive	278.-2-88	\$ 2,347,800	\$ 3,979,322	\$ 3,400,000	\$ 579,322	\$ 341,800	\$ 2,006,000
1706 Route 9	278.10-2-17	\$ 42,000	\$ 71,186	\$ 71,186	\$ -	\$ -	\$ 42,000

2010

Property Address	SBL No.	2010 AV	2010 FMV	Settlement FMV	Difference in FMV	Reduction in AV	2010 Corrected Assessed Value
<i>Equalization Rate</i>	<i>60%</i>						
28 Corporate Drive	278.-1-22.19	\$1,551,700	\$2,586,167	\$2,400,000	\$ 186,167	\$ 111,700	\$ 1,440,000
1532 Route 9	278.-2-39	\$ 850,000	\$1,416,667	\$ 997,200	\$ 419,467	\$ 251,680	\$ 598,320
7 Corporate Drive	278.-1-51.2	\$ 971,800	\$1,619,667	\$1,000,000	\$ 619,667	\$ 371,800	\$ 600,000
9 Corporate Drive	278.-1-52	\$ 606,100	\$1,010,167	\$ 850,000	\$ 160,167	\$ 96,100	\$ 510,000
5 Corporate Drive	278.-1-51.1	\$1,484,200	\$2,473,667	\$2,018,300	\$ 455,367	\$ 273,220	\$ 1,210,980
11 & 13 Corporate Drive	278.-1-22.15	\$1,289,300	\$2,148,833	\$2,025,000	\$ 123,833	\$ 74,300	\$ 1,215,000
21 Corporate Drive	278.-1-48	\$4,000,000	\$6,666,667	\$4,750,000	\$ 1,916,667	\$ 1,150,000	\$ 2,850,000
12 Corporate Drive	278.-1-22.172	\$ 639,100	\$1,065,167	\$ 660,000	\$ 405,167	\$ 243,100	\$ 396,000
16 Corporate Drive	278.-1-49	\$ 962,500	\$1,604,167	\$1,331,864	\$ 272,303	\$ 163,382	\$ 799,118
6 Corporate Drive	278.-2-88	\$2,347,800	\$3,913,000	\$3,400,000	\$ 513,000	\$ 307,800	\$ 2,040,000
1706 Route 9	278.10-2-17	\$ 42,000	\$ 70,000	\$ 70,000	\$ -	\$ -	\$ 42,000

2011

Property Address	SBL No.	2011 AV	2011 FMV	Settlement FMV	Difference in FMV	Reduction in AV	2011 Corrected Assessed Value
<i>Equalization Rate</i>	62%						
28 Corporate Drive	278.-1-22.19	\$ 1,551,700	\$ 2,502,742	\$ 2,400,000	\$ 102,742	\$ 63,700	\$ 1,488,000
1532 Route 9	278.-2-39	\$ 850,000	\$ 1,370,968	\$ 997,200	\$ 373,768	\$ 231,736	\$ 618,264
7 Corporate Drive	278.-1-51.2	\$ 971,800	\$ 1,567,419	\$ 1,000,000	\$ 567,419	\$ 351,800	\$ 620,000
9 Corporate Drive	278.-1-52	\$ 606,100	\$ 977,581	\$ 850,000	\$ 127,581	\$ 79,100	\$ 527,000
5 Corporate Drive	278.-1-51.1	\$ 1,484,200	\$ 2,393,871	\$ 2,018,300	\$ 375,571	\$ 232,854	\$ 1,251,346
11 & 13 Corporate Drive	278.-1-22.15	\$ 1,289,300	\$ 2,079,516	\$ 2,025,000	\$ 54,516	\$ 33,800	\$ 1,255,500
21 Corporate Drive	278.-1-48	\$ 4,000,000	\$ 6,451,613	\$ 4,750,000	\$ 1,701,613	\$ 1,055,000	\$ 2,945,000
12 Corporate Drive	278.-1-22.172	\$ 639,100	\$ 1,030,806	\$ 660,000	\$ 370,806	\$ 229,900	\$ 409,200
16 Corporate Drive	278.-1-49	\$ 962,500	\$ 1,552,419	\$ 1,331,864	\$ 220,555	\$ 136,744	\$ 825,756
6 Corporate Drive	278.-2-88	\$ 2,347,800	\$ 3,786,774	\$ 3,400,000	\$ 386,774	\$ 239,800	\$ 2,108,000
1706 Route 9	278.10-2-17	\$ 42,000	\$ 67,742	\$ 67,742	\$ -	\$ -	\$ 42,000

2012

Property Address	SBL No.	2012 AV	2012 FMV	Settlement FMV	Difference in FMV	Reduction in AV	2012 Corrected Assessed Value
<i>Equalization Rate</i>		62%					
28 Corporate Drive	278.-1-22.19	\$1,551,700	\$2,502,742	\$ 2,400,000	\$ 102,742	\$ 63,700	\$ 1,488,000
1532 Route 9	278.-2-39	\$ 850,000	\$1,370,968	\$ 997,200	\$ 373,768	\$ 231,736	\$ 618,264
7 Corporate Drive	278.-1-51.2	\$ 971,800	\$1,567,419	\$ 1,000,000	\$ 567,419	\$ 351,800	\$ 620,000
9 Corporate Drive	278.-1-52	\$ 606,100	\$ 977,581	\$ 850,000	\$ 127,581	\$ 79,100	\$ 527,000
5 Corporate Drive	278.-1-51.1	\$1,484,200	\$2,393,871	\$ 2,018,300	\$ 375,571	\$ 232,854	\$ 1,251,346
11 & 13 Corporate Drive	278.-1-22.15	\$1,289,300	\$2,079,516	\$ 2,025,000	\$ 54,516	\$ 33,800	\$ 1,255,500
21 Corporate Drive	278.-1-48	\$4,000,000	\$6,451,613	\$ 4,750,000	\$ 1,701,613	\$ 1,055,000	\$ 2,945,000
12 Corporate Drive	278.-1-22.172	\$ 639,100	\$1,030,806	\$ 660,000	\$ 370,806	\$ 229,900	\$ 409,200
16 Corporate Drive	278.-1-49	\$ 962,500	\$1,552,419	\$ 1,331,864	\$ 220,555	\$ 136,744	\$ 825,756
6 Corporate Drive	278.-2-88	\$2,347,800	\$3,786,774	\$ 3,400,000	\$ 386,774	\$ 239,800	\$ 2,108,000
1706 Route 9	278.10-2-17	\$ 42,000	\$ 67,742	\$ 67,742	\$ -	\$ -	\$ 42,000

RESOLUTION

WHEREAS, the Town of Halfmoon, New York and its Assessor have been served with judicial notices and petitions challenging the final 2009, 2010, 2011 and 2012 assessments on 11 parcels of real property owned and operated by Sitcon, LLC and/or related corporations; and

WHEREAS, a tentative settlement has been reached between Sitcon, LLC, its attorneys of record, and the Town of Halfmoon and its Assessor which is considered by the Town's outside counsel, Hacker Murphy, LLP, and valuation consultants Bauer Appraisal Group to be fair, just and reasonable under the circumstances and beneficial to the Town of Halfmoon, saving the Town the costs of acquiring a court-ready appraisal and facing trial of the litigations for each of the four years; and

WHEREAS, the Town of Halfmoon's outside counsel, Hacker Murphy, LLP, have cooperated closely with retained counsel of the Shenendehowa Central School District, Cooper, Erving & Savage, LLP, in evaluating the merits of these cases and negotiating the tentative settlement reached between the attorneys;

NOW, BE IT THEREFORE RESOLVED that Hacker Murphy, LLP, David R. Murphy and Cathy L. Drobny, of counsel, are hereby authorized to complete a voluntary settlement of the various proceedings initiated for the four years 2009 through 2012 inclusive, providing Sitcon, LLC, and its related companies with certain agreed assessment reductions for all years in suit and specified in Schedule A annexed to this Resolution.

AND BE IT FURTHER RESOLVED that Hacker Murphy are authorized to do all things necessary and appropriate to complete the settlement recommended by them, and to do all things necessary to bring the settlement to completion and obtain Court approval of the same subject, however, to the condition that the Shenendehowa Central School District Board of Education must also review and formally approve the terms and conditions of the settlement.

Dated: March 6 _____, 2013

VOTING YES

VOTING NO

Supervisor Wormuth
Councilman Polak
Councilman Hotaling
Councilman Hayner
Councilman Wasielewski

Attorney Chauvin: Madam Supervisor, just so we have a little bit more of an understanding, there is a whole lot of SBL numbers thrown around here. This is an agreement that I have reviewed, that our outside tax council has reviewed, and has recommended to us based upon the vacancy rates etc. that come with the properties that are referenced here. The tax challenges to the assessments for 2009, 10, 11 & 12 were deemed to be excessive as the exposure here is largely to the school district and not the town. We are going along with the resolution of the matter in order to close that out at the best interest of the town to avoid having to pay further refunds, and/or penalties should the matter go to trial and also avoiding the expense of further trial ready appraisals etc. So, ultimately I believe that this is saving us a significant amount of money out of pocket.

RESOLUTION NO. 80

Offered by Councilman Hayner, seconded by Councilman Wasielewski: Approved by the vote of the Board: Ayes: Wormuth, Polak, Hotaling, Wasielewski & Hayner

RESOLVED, that the Town Board appoints the following employees as seasonal laborers for 2013 at their hourly rate of pay: Jacob Brooks- \$8.25; John Wojtowicz- \$8.31; Dustyn Barnum, Jacob Cardinale, Matthew Coughlin, Mark Davin, Cody Miller, Ted Simmons- \$8.48 and Frank Brammer, Jr. \$8.89, effective immediately.

RESOLUTION NO. 81

Offered by Councilman Hotaling, seconded by Councilman Hayner: Approved by the vote of the Board: Ayes: Wormuth, Polak, Hotaling, Wasielewski & Hayner

RESOLVED, that the Town Board authorizes the Supervisor to sign agreement for James Corsaro, Archivist, for the active records project in the Town Clerk's Office in the not to exceed amount of \$600.00, per the review and approval of the Town Attorney.

RESOLUTION NO. 82

Offered by Councilman Polak, seconded by Councilman Hayner: Approved by the vote of the Board: Ayes: Wormuth, Polak, Hotaling, Wasielewski & Hayner

RESOLVED, that the Town Board authorize the Supervisor to accept the proposal from SEFCU Insurance Agency for the Town's Insurance in the amount of \$104,724.37 for the renewal period of March 1, 2013 through March 1, 2014, per the review and approval of the Town's Attorney.

RESOLUTION NO. 83

Offered by Councilman Hayner, seconded by Councilman Wasielewski: Approved by the vote of the Board: Ayes: Wormuth, Polak, Hotaling, Wasielewski & Hayner

RESOLVED, to accept the proposal from Francis & Company for appraisal and consulting services in connection with Regency Realty Associates, LLC, Bucks Realty Associates, LLC, Capital Realty Associates, LLC and 311 East 11th Street Realty Associates, LLC (Twin Lakes and Southview Apartments) against the Board of Assessment Review and Assessor of the Town of Halfmoon and the Town of Halfmoon in an amount not to exceed \$9,900 to be split evenly with the Shenendehowa School District for the tax years of 2009, 2010, 2011 and 2012.

RESOLUTION NO. 84

Offered by Councilman Polak, seconded by Councilman Hayner: Approved by the vote of the Board: Ayes: Wormuth, Polak, Hotaling, Wasielewski & Hayner

RESOLVED, that the Town Board authorizes the Supervisor to make the attached Transfer between Appropriations and Creation of Appropriations

A resolution is needed to create the following budget amendment of appropriations and revenues in the Special Revenue Fund for engineering fees for on-site quality inspections. These funds are developer's monies held in escrow by the Town in a regular checking account and used for the payment of costs for that particular project. This resolution is necessary to comply with proper accounting procedures as set forth by NYS Department of Audit and Control.

Debit:	Estimated Revenues25-510	
	\$580.00	
	Subsidiary: 25-4-2189 Home and Community Services	\$580.00
Credit:	Appropriations 25-960	
	\$580.00	
	Subsidiary: 25-5-1440.40 Engineering Contractors Inspection	\$580.00

Information Only: The above was derived from the following breakdown of charges to be paid on the March Abstract for engineering and related fees:

NAME	AMOUNT
Glen Meadows PDD	\$290.00
Klersy Major Resd Subd	\$290.00
TOTAL	\$580.00

The following creation of appropriations is needed in the Highway Fund based on money received for Sale of Equipment. This creation is to be used towards the purchase of a new replacement loader.

DEBIT: Estimated Revenues 20-510 \$18,000.00
 Subsidiary: Sale of Equipment
 20-4-2665.00 - \$18,000.00

CREDIT: Appropriations 20-960 \$18,000.00
 Subsidiary: Machinery – Equipment
 20-5-5130.20 - \$18,000.00

A resolution is needed to appropriate the contributions made to the Memorial Bench Project for the purposes of purchasing and installing the Memorial Benches in the Halfmoon Family Park for 2012 budget year:

DEBIT: Estimated Revenues 10-510 \$1,500.00
 Subsidiary: Community Gift Contributions
 10-4-2705 - \$1,500.00

CREDIT: Appropriations 10-960 \$1,500.00
 Subsidiary: Parks – Contractual
 10-5-7110.40 - \$1,500.00

PUBLIC PRIVILEGE (for discussion of non-agenda items)

Deanna Stephenson, 7 Cindy Lane: I want to go back to the Zoning Committee. I just want to comment that, I know you are going to be taking interest to the Supervisor’s Office. The only thing that I will ask and I recommend maybe, hopefully, because I am the one who initiated it, that you make it more like a job description. What I thought and it would be a great idea, perhaps maybe if you could think about. You want subject matters experts on this committee. I had talked about an architect, an engineer, a community member from maybe a school board, and an active community member. Maybe if you can spell that out what you are looking for and perhaps think about separating this from already existing Town Board and Planning Board, so there is complete transparency and openness. So that is what I want to comment on.

Supervisor Wormuth: Thanks. All of the meeting’s will be open and will be transparent, and we certainly have architects, attorneys and engineers, already on board and we certainly do not want not exclude anyone from the public based on their education to be involved in the process. We will certainly consider all of that as we move forward.

Larry Koniowka, 15 New Castle Road: Last Monday we had a Public Hearing and it was a packed house. I want to thank anyone that was involved in sending the public notices out to more people throughout Northwood development. It was only going to be sent to a few people and from my understanding, over 300+ people got notices. So

thank you for anyone that was involved in that. And with that being said, maybe it might be, because it was a packed house, considered to have that for more public hearings, to go out to a broader range of people rather than just adjoining lots that are affected. A lot of times, more people are affected then we really realize.

Also with that, as I am attending more and more Town Planning Board meetings and Town Board meetings, at the Planning Board meetings, I have noticed that when a public hearing is being announced for the next agenda two weeks later, there is not enough time for the minutes to get on the internet for the public to review. Maybe they might want to consider doing it a month later, after they approve the minutes, so the public has time to read the minutes before they come to the meeting with their ideas in place. Two weeks, usually they approve the minutes and then they get on the internet and no one has a chance to review anything.

That might be something for and I do not know how you vote on things, but it is a thought that I had and think that it is pretty logical.

Supervisor Wormuth: Those are both good suggestions and we can ask not only the Zoning Review Committee to look at those, but also the Board can look at those as policy changes. They can be made before they go before the Zoning Review Committee. So will take them under advisement.

Larry Koniowka, Very good, that is pretty much all I had and thank you again.

Supervisor Wormuth: Thank you

There being no further business to discuss or resolve, on a motion by Councilman Wasielewski and seconded by Councilman Polak, the meeting was adjourned at 7:59 pm.

Respectfully Submitted,

Lynda A. Bryan, Town Clerk