

A Town Board Workshop was held Tuesday, January 17, 2012, at 6:00pm at Town Hall, 18 Russell Avenue, Ravena, New York

PRESENT: Stephen D. Flach, Supervisor
Dawn Rogers, Councilwoman
Thomas A. Boehm, Councilman
Thomas E. Dolan, Councilman
Peter E. Masti, Councilman

ALSO PRESENT: Diane L. Millious, Town Clerk
David Wukitsch, Attorney for the Town
Larry Conrad, Code Enforcement Officer

Supervisor Flach opened the Meeting and led the Pledge of Allegiance.

AGENDA

- Highway Department Staffing
- Business Owner Workshop
- Proposed Re-Zoning of Route 144
- Sewer District

DISCUSSIONS

Highway Department Staffing

Supervisor Flach stated that he was in receipt of a request from Highway Superintendent Deering to hire a reserved driver and continued by reading the following:

Dear Supervisor and Town Board,

I am requesting approval to add Herbert Williams III to be set up as a reserve driver, this has been done in the past to cover any driver who is unable to report during a storm for example medical, etc.

An absentee driver causes an additional burden on the remainder of the crew to cover the route. Also during heavy storms an extra driver would be beneficial in keeping up with the storm. Attached please find a copy of his application, and current CDL License. As Mr. Williams is a former employee he is familiar with the operations of the Highway Department.

Discussion ensued regarding the position as far as him being a former employee, the need for him, whether or not they have to post for the position and the rate of pay for a driver.

Collectively it was decided that it is a good idea to have a backup and in moving forward they will have a resolution for the next Town Board Meeting to hire him as a part-time driver.

Business Owner Workshop

Supervisor Flach stated that there is not much of an update because no businesses had sent anything in writing for suggested changes to Local Laws 1&2-2011 as requested. Collectively it was decided to keep it open for further discussion.

Proposed Re-Zoning

Supervisor Flach stated that Code Enforcement Officer wanted to speak to the Town Board about several different topics, with rezoning being one of the issues.

Code Enforcement Officer Conrad supplied each Board Member with a copy of the proposed Zoning Map as it was left in 2007 with Laberge and continued by explaining the proposed changes. He added that rather than having Laberge head it up he would suggest that the Town Board ask the Town Planning Board to head the process up as well as a committee if necessary and for them to put together a proposed Local Law to move a segment of the zoning, mapping and uses to bring them up to 2012.

Discussion ensued between Code Enforcement Officer and Attorney for the Town Wukitsch as far as the number of districts and the rezoning.

Discussion ensued between Code Enforcement Officer, the Town Board and Attorney for the Town Wukitsch regarding the Planning Board heading up the process for a Proposed Local Law for re-zoning and re-mapping and the timeline for doing such.

Collectively the Town Board agreed that the Planning Board should head up the process and Councilman Boehm offered a motion.

MOTION

On motion of Councilman Boehm, seconded by Councilman Masti, authorizing the Supervisor to delegate authority for the Planning Board to review the zoning map and usage and to get back to the Town Board with their recommendations.

VOTE – AYES 5 – NAYS 0 – SO MOVED

Code Enforcement Officer Conrad continued by discussing additional items within the Local Laws that have been problematic over the years and he would suggest that the Town Board review and repeal the following:

- Chapter 14 Environmental Conservation Board – has not been appointed in years.
- Chapter 78 Law against burning – DEC has taken over and rewritten the law.
- Chapter 88 Environment Quality Review Board – the Planning Board now does this, as well as the Zoning Board, the law is not necessary.
- Chapter 96 Fresh Water Flat Lands
- Chapter 105 Junk Storage
- Chapter 125 Resolution to Adopt a Policy, which was never accepted.
- Chapter 131 Septic Systems – the Town has not had authority over them in years, Albany County Planning Board has jurisdiction.

He continued by discussing re-written laws that have been thrown on the shelf which include.

- Chapter 102 Garbage and receptacles
- Chapter 109 Landfills
- Chapter 138 Solid Waste

Code Enforcement Officer Conrad stated that all three chapters need to be merged into one Local Law and added that Chapter 134, which deals with sewers has been a problem.

Chapter 134 – Sewers – the Village fails to enforce their meter law.

Code Enforcement Officer Conrad stated that there is also a problem with the Village sewer rate and there not being a rate set for the month of January because of some issues that have not been resolved such as a credit owed to the Village with respect to the Leachate Plant and town-only sewer portion as well as \$1,800.00 in credit due to the Village because it was not spent in last year's budget. He added that on top of that are rates needing to be set for 2012 based on the BANS and Bonds that have been issued and

the contract for 2012 where the rates were to be established by meters, which are not yet functional.

Collectively the Town Board thanked Code Enforcement Officer Conrad.

Supervisor Flach asked if there were any additional topics for discussion.

Attorney for the Town Wukitsch stated that he has a final negotiated version of the lease for the Bower's property, which set out everything that has been agreed upon between him acting as a Town representative with guidance from the Town Board, and the Attorney for Ms. Bowers. He continued by saying that if they are in agreement after reviewing it, they can pass a resolution authorizing the Supervisor to sign it at the next Board Meeting on behalf of the Town.

Discussion ensued regarding the term and the Town storing material on her property and the well also being there.

Collectively the Board agreed to a resolution for the next Town Board Meeting.

ADJOURNMENT

Supervisor Flach asked for a motion to adjourn to Executive Session to discuss the employment history of a Town employee as well as the Conner's property issue and added that they would not adjourn from Executive Session and would not be reconvening.

MOTION

On motion of Councilman Dolan, seconded by Councilman Boehm, the Town Board Workshop was adjourned to Executive Session.
VOTE – AYES 5 – NAYS 0 – SO MOVED

Time 6:45

EXECUTIVE SESSION

Executive Session convened immediately following the Workshop.

Discussion ensued amongst the Town Board and Attorney for the Town Wukitsch relative to the employment history of a Town employee and the Conner's property issue. No formal action was taken.

MOTION

On motion of Councilwoman Rogers, seconded by Councilman Boehm, Executive Session was adjourned.
VOTE – AYES 5 – NAYS 0 – SO MOVED

Time – 7:31pm

Respectfully Submitted,

APPROVED –

Diane L. Millious, Town Clerk