

Town Board Meeting held July 11, 2022 at 6:00 P.M. at the Town Hall in Schroon Lake N.Y.

Present:

Town Supervisor: Meg Wood

Councilpersons: Richard Gero, Ethan Thompson, Lynn Donaldson and Leanna Welch

Town Clerk: Patricia Savarie

Highway Superintendent: Dana Shaughnessy

Also Present: Albert May, Mark Granger, Neil Chippendale, Scott Chadbourne, Randy Garrison, Sue Palisano, Roger Friedman, Fran and Skip Mahler, Adam Horatz, Marion Weaver, Laura Donaldson, Brian Ritching, Steve Vinciguerra

Supervisor Wood called the meeting to order at 6:00 P.M. with a pledge to the Flag.

Presentation from the Schroon Lake Park District

Scott Chadbourne and Neil Chippendale from the Schroon Lake Park District Board stated the lake level has been pretty calm this year. A lot of people think the dam controls the level of the lake, there is no automatic control that you can shut the dam, and the lake will go up or down. The dam was built to maintain the low level to keep it from getting real low. Last year we had four river gauges built and have put them at the dam, Glen Dale Bridge and we have one to put in at the boat launch in Schroon Lake. We stay in contact with the Towns, County and State and let them know if there are any issues going on. Last September we had the Warren County Emergency Management Team at the dam to go over the emergency action plan; Warrensburg will get the brunt of the emergency. Last year we talked about a ten year engineering assessment being done which each dam need to complete. We are now waiting on the state engineer and can't seem to get them moving. The dam is considered new even though it is 17 years old. In August we will have a Park District meeting and develop a budget for the year and then we will pass that onto the Town. Supervisor Wood asked what the condition of the dam is and Scott stated it was fine just one small crack but not a significant thing.

Public Participation

Mark Granger stated he would like to personally thank the Town for getting the grant to upgrade to the Court Room for a handicap access and especially Ethan Thompson for his hard work and volunteering his time to make sure it was done properly.

Sue Palisano, from the Schroon Lake Chamber of Commerce, stated she would like to thank the Town for all there help with the 4th of July events, the Highway Garage and Parks Department. It was great working with everyone and their corporation. The day went very smoothly and I appreciate all the help the Town gave us.

Resolution #125 Approve Minutes

Councilwoman Donaldson moved a resolution to approve the minutes of June 15, 2022, seconded by Councilman Gero; carried.

Resolution #126 Approve Vouchers

Councilman Thompson moved a resolution to pay the bills as reviewed, seconded by Councilwoman Welch; carried.

General Fund \$35,830.69 Sewer \$13,751.26 Water \$ 2850.78 Highway \$37,694.01

Resolution #127 Approve JEDA Contract for Asbestos Abatement for \$5570.00

Councilman Thompson moved a resolution to approve the JEDA Contract for asbestos abatement at the old fire house in the amount of \$5570.00, seconded by Councilman Gero; carried.

Resolution # 128 Approve Free Library Box to be Placed in the Park

Councilwoman Welch moved a resolution to approve a free Library Box to be placed in the Park, seconded by Councilman Gero; carried.

Resolution #129 Approve Part Time Court Clerk

Councilwoman Donaldson moved a resolution to approve Maureen Palmatier as a part time Court Clerk for the Town of Schroon at the rate of \$17.57 per hour effective June 22, 2022 and waive the condition of living in the Town of Schroon, seconded by Supervisor Wood; carried.

Resolution #130 Approve Court Clerk

Councilwoman Donaldson moved a resolution to approve Maureen Palmatier as a full time Court Clerk for the Town of Schroon at the rate of \$17.57 per hour effective August 1, 2022 and waive the condition of living in the Town of Schroon, seconded by Councilman Gero; carried.

Resolution # 131 Approve Highway Employees

Councilman Gero moved a resolution to hire three employees at the Town of Schroon Highway Department with a CDL Licenses being required according to DOT regulations, effective July 20, 2022, seconded by Councilwoman Welch; carried.

Darrell Clark HEO \$21.26 and hour

Larry Pierce MEO Trainee \$17.57 and hour

Steven Vinciguerra MEO Trainee \$17.57 and hour

Resolution #132 Approve 2022 Summer Lifeguard

Councilwoman Donaldson moved a resolution to approve hiring 2022 Town of Schroon Lifeguards, effective July 3, 2022, seconded by Councilwoman Welch; carried.

Alethia Long \$15.00 and hour

Maura Nestler \$15.00 and hour

Jeanne Melville \$18.50 and hour

Resolution #133 Hire Jeanne Melville to Oversee Life Guards

Councilwoman Donaldson moved a resolution to appoint Jeanne Melville to oversee the Lifeguards at the rate of \$1000.00 for the 2022 Summer Season, seconded by Councilwoman Welch; carried.

Resolution #134 Approve Raymond Shields as Transfer Station Substitute

Councilman Gero moved a resolution to approve Raymond Shields as Transfer Station Substitute at the rate of \$15.97 and hour effective July 5, 2022, seconded by Councilman Thompson; carried.

Resolution #135 Advertise for Rangers Needed at the Schroon Lake Golf Course

Councilman Thompson moved a resolution to advertise for Schroon Lake Golf Course Rangers and offer them a free membership and cart fees for the season, duties will also include filling water jugs on course and cleaning the bathrooms, seconded by Councilwoman Donaldson; carried.

Evaluate Department Needs for Employment

Supervisor Wood stated just a reminder that we need to start thinking about meeting with our Department Heads to see what there needs are for the 2023 Budget. We need to get back to working on our wage statement and job descriptions. Councilman Gero stated we need to be thinking about hiring a person in the Parks to help Pat Shaughnessy. There is just too much for one person to handle and in the past we had two people doing the Parks. Councilwoman Welch also stated that they need to be thinking about hiring two people when the time comes when Chris Stone retires, one for accounting and the other for the Clerk to the Supervisors.

Rezoning Proposal

Supervisor Wood stated we talked about the Rezoning Proposal on June 27, 2022. The Planning Board proposed that the Town Board change the current zoning regulations from Aldermeadow Road north to NYS Route 74 on the east side. It is now residential which is R20 to change to a Resort Business which is B2.

Resort Business District B-2A uses:

404.05 Uses Permitted:

- 1) All principal and accessory uses permitted in residential district R-10 provided area, yard, height and coverage provisions of resident district R-10 are adhered to for dwellings.
- 2) Guest cottages and/or cabins.
- 3) Inns, motels, motor hotels, lodges, tourist homes similar places offering accommodations to transient guests, tourists and vacationers, including accessory uses such as dining and refreshment areas, swimming pools, beach areas, docks, boats, and limited court and game areas for use of guests or patrons of the establishment.
- 4) Restaurants.
- 5) Marina, excluding boat storage and sales.

We had our Public Hearing on June 15, 2022 and we had about 8 people attend. Some of the comments that were asked is, should we wait for the review of the entire Zoning Law for the Town along with our Comprehensive Plan, which may take a couple of years. The Town Board would like to meet with the Planning Board and Zoning Board along with Building and Codes Officer to go over there ideas. Supervisor Wood stated she will call them to see when everyone can meet.

Highway Garage Roof Replacement

Supervisor Wood stated we have one quote from R & H Roof Shampooing and Repair for labor for \$9000.00 and the Town will pay for materials. Supervisor Wood stated we need two more quotes from the Highway Superintendent, Dana Shaughnessy.

Highway Garage Insulation

Supervisor Wood stated we have a quote from Heat Keepers for the Highway Garage insulation. Attic insulation will be \$26,600.00 and sidewall Insulation will be \$37,200.00. We will need three quotes and we will work on that with Highway Superintendent, Dana Shaughnessy.

Camera Coverage in the Park

Suupervisor Wood stated we have had a few incidents in the Park, nothing lately but in May and June we did at the bath house. NY Fire and Signal came up to see what we would need and gave us a quote of \$5400.00 for four cameras. We will need an internet connection and see if we have it in the locations we would like to put the cameras.

Resolution #136 Approve Alcohol and Beverage Permit for the Adirondack Marathon

Councilwoman Welch moved a resolution to approve the application for the Alcohol and Beverage Permit for the Adirondack Marathon Distance Festival for Sunday September 18, 2022 from 12:00 – 4:30 P.M. the alcohol vendor will be Paradox Brewery, seconded by Councilman Gero; carried.

In order to promote the safety, health and general welfare by creating certain conditions and restrictions, the following rules and regulations shall be in full force for the serving and/or sampling of craft beer, wine and hard cider (hereinafter referred to as “alcohol”) on Town of Schroon owned property.

1. The open consumption of alcohol shall be only within a designated controlled space.
2. The venue must be constructed and/or arranged in a manner that prevents alcohol from being passed through to patrons outside of the controlled space.
3. Any event where the serving size exceeds 3 ounces will be restricted to one alcohol vendor.
4. All alcohol vendors shall have all appropriate permits, licenses and insurances.
5. All alcohol vendors shall follow the local and state regulations for alcohol sales.
6. All alcohol vendors shall provide the appropriate staff to cut-off obviously drunk patrons, and to ensure that no one under the age of **21** has access to alcohol.
7. Noise from the controlled area where alcohol is served shall not interfere with the neighbor’s enjoyment of their property.

Library Request

Supervisor Wood stated she had a request from the Library to approve the funds necessary to hire and train one substitute Library Aide. Supervisor Wood will ask them to fit it in with there current budget.

American Rescue Plan Act Funds

Supervisor Wood stated that she heard from the American Rescue Plan Act Fund and they have approved the second part of the money for the Town of Schroon in the amount of \$80,051.04 and I will let you know when it comes in.

Essex County Tax Auction in August Tax Foreclosure on the Old Sugar Bowl

Supervisor Wood stated that the County Tax Auction will be August 10, 2022 and the old Sugar Bowl is up for Tax Foreclosure, it was owned by Christopher Palmatier and now the County owns it. When the County takes these buildings over all the liens go away. We are one of three lien holders on this building with our Revolving Loan Fund in the amount of \$42,000.00 which Christopher Palmatier reneged on. This is the only loan in all the years we have been doing the Revolving Loans Funds that we have had a problem with, to this extent. We can ask the County to give it to the Town of Schroon and they can decide that, but I want to see what you would like to do. The current Taxes owed on it are \$39,445.46. If the Town wants the property and wants to keep it for

themselves they can give it to us, however you need to know what you would do with the property and we still lose \$42,000.00. If we get it and sell it we need to pay the taxes that are owed on it. We could use the Revolving Loan Fund to pay the taxes and maybe sell it and recoup the \$42,000.00 plus the \$39,445.46 taxes. We can look at the building and see what condition it is in but I think it is pretty bad; the total assessment is \$133,700.00. I can look into this more and Chris Stone's recommendation is to take the property for the Town of Schroon and recoup our money. Councilman Thompson feels it will be hard to recoup that money he would like to look at it before a decision is made. Councilman Gero stated there is storm water drainage that goes under the foundation of the building.

Councilwoman Welch stated she felt you would not recoup your money from it. Supervisor Wood stated the options are, take the property for ourselves, take it and try to recoup our money by selling it or let it go to auction and lose \$42,000.00. There is an IRS lien against the property so when the property is sold the County informs the IRS and the IRS has 120 days to take the property. Supervisor Wood will contact Dan Manning the County Attorney and discuss the options. Councilman Gero stated he wants nothing to do with this. Councilman Thompson stated to call the County to see if we can get in it and check it out and get the Building and Codes Officer Jon Senecal's, opinion on it.

Board Comments

Councilman Gero stated he would like to commend all our new Lifeguards on a great job they are doing and thank Jeanne Melville for being there and helping us out. We have an issue at the beach with people drinking alcohol and these young lifeguards should not have to deal with this. I would like the County to make us additional signs stating "No Alcohol on the Beach" and list the beach policies on our website and through the Chamber.

Councilwoman Donaldson wanted to know when we are doing employee reviews.

Supervisor Wood stated we need to start working on that now.

Councilman Thompson stated that the water needs to be put on at the Severance Cemetery. Can Scott Stowell put it on for us? Councilwoman Donaldson stated she thought Mike Tyrrell usually does it. Councilman Thompson stated that the Water Department should learn to do it since it is now Town owned.

Executive Session

Councilwoman Donaldson made a motion to go into Executive Session to discuss and employee issue at 8:21 P.M., seconded by Supervisor Wood; carried.

Councilwoman Donaldson made a motion to come out of Executive Session at 9:07 P.M., seconded by Supervisor Wood; carried.

Supervisor Wood made a motion to adjourn at 9:08 P.M., seconded by Councilman Gero; carried.

I, Patricia J. Savarie, do hereby certify the foregoing to be a true and correct transcript from the minutes now on file in my office and of the whole such original minutes.

Dated: July 13, 2022

Town Clerk