

MEETING OF THE TOWN BOARD
TOWN OF GLENVILLE
AUGUST 19, 2020
AT THE GLENVILLE MUNICIPAL CENTER
18 GLENRIDGE ROAD, GLENVILLE, NEW YORK

Supervisor Koetzle called the meeting to order at 7:00 PM;

Supervisor Koetzle asked the Town Clerk, Linda C. Neals, to call the roll.

Present: Supervisor Christopher A. Koetzle, Councilmen, James M. Martin, Michael Aragosa and Michael R. Godlewski Councilwoman Gina M. Wierzbowski

Absent: None

Also present were Courtney Heinel, Legal Counsel; Vicki Hillis, Director of Human Services; Melissa Cherubino, Director of Community Development

Town Council Reports:

Councilman Godlewski – .I want to offer some applause to you, Mr. Supervisor, and to Ms. Hillis for putting together the Glenville Parks Challenge. It is a great idea. The information is on the Town’s website. It is a list of activities in various parks within the Town of Glenville. There is a prize for individuals who complete it. With COVID 19 it gives you something to do and with a check list it gives you something to focus on.

I just want to mention that my wife and I have been through Collins Park a number of times recently. Every time we go through we see a large number of people mostly adhering to social distancing guidelines. We should continue to look for ways to make sure this is an asset that continues to flourish.

I would like to offer my condolences to a friend of mine that passed away over the weekend. An attorney that I worked with a lot with over the years named Jim Martin. He worked for thirty (30) years as a public defender in the Family Court system.”

Councilwoman Wierzbowski – “I want to extend my thanks Chief Janik and Officer Ferretti for allowing me to do a ride along in one of our traffic cars last week. “

Councilman Martin – “We had our continuing monthly virtual meeting of the Zoning Revision Committee. We have a number of things as the fruit of that labor on our agenda tonight. We are continuing to work on a couple of other items relating to the subdivision regulations and those changes will be forthcoming. Thanks to Melissa who has just been tremendous with her motivation to keep these changes going and keep these things forthcoming. It ultimately serves the residents that much better.

I heard some good news that is worth sharing. This stopped being, the CDC definition of a pandemic, stopped eight (8) weeks ago. In case someone says we are in the midst of a pandemic, well we are not, that’s over. The outbreak has actually fallen to the point where we are back below the average national rate of death every day.

I will say this every time until I am out of office, thanks to the police department for all they do for this community in keeping us safe and secure. They deserve our whole hearted support and they certainly have this Councilman’s support!”

Councilman Aragosa – “The census is still going on. People are starting to come to your door. If they do that please let them help you fill out the census.

Drive through food pantry next Thursday, August 27th it’s available to anyone happening at Paige School in Schenectady starting at 8:30 am.

We are working with the foundation and the Scotia Masons to bring a pantry

to the Village of Scotia sometime in September.

East Glenville Church continues to hold their food drives on Saturdays.”

Privilege of the floor:

Susan Booth-Binczik, 391 Green Corners Rd – She commented on that she was glad to see the proposed local laws were posted on the town's website. She feels that they should be posted regularly instead of someone who is interested having to call the municipal center and request copies. She feels that is a waste of time and taxpayer money.

Tom Gifford, Mayor, Village of Scotia – He also spoke highly of Jim Martin as did Councilman Godlewski and gave his condolences.

No one else wished to exercise the privilege of the floor; Supervisor Koetzle closed the privilege of the floor.

Supervisor Koetzle honored the volunteers that participated in the Senior Assistance Program. Each volunteer received a proclamation.

“I want to thank Vicki for putting this together tonight. One of the things that was most touching for me through this difficult time that our town went through is people that came together and did things for other people and gave so much either in time, money or resources but it defined the community that Glenville is. The old saying “when you go through adversity you are introduced to yourself”, I think this community was and I think this community was re-introduced to itself as we went through this adversity. I’ve never been prouder to be a part of this community and I’ve never been prouder to be the Supervisor of this community! Although this is the first step in thanking many people for a lot that they have done over the past six (6) months or so, there is more to come on that. I am humbled and really appreciate all that the people have done on behalf of our residents.” Supervisor Koetzle read the proclamation and presented to each volunteer that was present. Vicki Hillis received a standing ovation for coordinating the program!

Supervisor Koetzle – “Item No. 7 on the agenda is a public hearing to hear all persons interested in the proposed local law to amend Article VIII, “Supplemental Regulations” Section 270-46, “Personal Wireless Service Facilities” to Chapter 270, Zoning of the Code of the Town of Glenville. This one is in relation to concerns with the new 5G technology. The Town has been in negotiations with Verizon on the new 5G roll out. We have to update some of our codes to ensure safety and ascetically fitting standards to our poles.”

Supervisor Koetzle opened the public hearing at 7:30 PM

No one wished to speak; Supervisor Koetzle closed the public hearing at 7:31 PM

Supervisor Koetzle – Item No. 8 on the agenda is a public hearing to hear all persons interested in the proposed local law to amend Section 270-3 “Definitions” to Chapter 270, Zoning, of the Code of the town of Glenville. The Code Committee reviewed permitted uses through the Zoning Code and found that some of the terms were not defined. This is adding definition, it’s a housekeeping matter.”

Supervisor Koetzle opened the public hearing at 7:32 PM.

No one wished to speak; Supervisor Koetzle closed the public hearing at 7:33 PM

Supervisor Koetzle – “Item No. 9 on the agenda is a public hearing to hear all persons interested in the proposed local law to amend Section 270-10 through 13, of Article V “Districts and Boundaries” to Chapter 270, Zoning of the Code of the Town of Glenville. This one also came through the Code Committee as they are looking through

the codes and saw that Freemans Bridge Road Zoning District to went through the Town Board for approval it became apparent that other sections of the code were impacted, Districts and Boundaries is one of those sections that did not refer to the Freemans Bridge Road District. This is a small housekeeping edit to make sure that the Freemans Bridge Road District is referred to in our Code. “

Supervisor Koetzle opened the public hearing at 7:34 PM

No one wished to speak; Supervisor Koetzle closed the public hearing at 7:35 PM

Supervisor Koetzle – “Item No. 11 on the agenda is a public hearing to hear all persons interested in the proposed local law to amend Article IX, “Sign Control,” Sections 270-66 – 72 to Chapter 270, of the Code of the Town of Glenville. This again came from the Code Committee and they found that to get us in compliance with our Comprehensive Plan, that was passed a couple of years ago. In review there were some sign rules that were spread throughout the Code and to encourage development the committee decided to consolidate sign rules for clarity and consistency and aesthetic accuracy. So, in doing so it became clear that the Freemans Bridge Road Corridor was missing signs in the sign section of their code. This would add the sign code into the Freemans Bridge Road section.

Supervisor Koetzle opened the public hearing at 7:36 PM

No one wished to speak; Supervisor Koetzle closed the public hearing at 7:37 PM

Supervisor Koetzle – “Item No. 10 on the agenda is a public hearing to hear all persons interested in the proposed local law to amend Article XVIII, “Commercial Development Design Guidelines Section 20-133 Through 138.1 of the Code of the Town of Glenville. This again came from the Code Committee and they noticed that when the Town Board approved the new guidelines earlier this year the submission at that time did not include removal of the old guidelines so this is another housekeeping matter. This would remove the old section of the guidelines which would preempt the new guidelines that we adopted.

Supervisor Koetzle opened the public hearing at 7:38 PM

No one wished to speak; Supervisor Koetzle closed the public hearing at 7:39 PM

Supervisor Koetzle – “Item No. 12 on the agenda is a public hearing to hear all persons interested in the proposed zoning map amendment to designate parcels 507 Saratoga Road, 511 Saratoga Road and 517 Saratoga Road as a Community Business Zoning District in accordance with section 270-152, Zoning, of the Code of the Town of Glenville.”

Supervisor Koetzle opened the public hearing at 7:41 PM

Supervisor Koetzle – “This is the matter regarding changing three (3) parcels on Saratoga Road, commonly known as the Bayou, Marcella’s and a single-family home in between to “Community Business District”.”

No one wished to speak; Supervisor Koetzle closed the public hearing at 7:42 PM

Supervisor’s Comments:

Supervisor Koetzle shared the following information:

I want to thank Vicki as well for putting together the Park Challenge. It was a wonderful idea. It is ten (10) activities over nine (9) parks, which include town parks, the

village park and county parks. We have had a good response to it, folks are excited about it.

We just honored folks for the Senior Assistance Program but the Senior Meal Program is continuing and that is a great program that is helping seniors who aren't getting the food they normally would be getting because of what is going on with the pandemic. I want to thank all of the donors, all of the restaurants, the staff and Vicki for coordinating that as well. If people want to continue to donate to that we can continue taking donations. We are currently serving 17-18 seniors with gift cards from local restaurants.

I think you all have seen and know what is going on with Scotia Cinema. When I saw they were selling pop corn I went down there and bought some. I started talking to Rich Adams, owner. I just read it on his face. When you go six (6) months without revenue and you still have fixed costs you still have to deal with it is not a good situation. I told him we have to do something to help you out. We came up with this Movie Night. We thought Freedom Park would be perfect for it. I called Cathy Gatta and she got excited about it. She got us the County's equipment secured and I want to thank her for that. She felt that Freedom Park wasn't the right place for it because they can't control access there. We can't have more than fifty (50) people attend. We are going to have four (4) nights and try to get fifty (50) people each night. It will be held at the Empire State Aero Science Museum (ESAM) on Route 50. They have a gate so we control the access. So, this event will now benefit both ESAM and Scotia Cinema. So, on September 3 – 6 come see the children's movie "Onward" and support these two businesses. Refreshments will be sold as well.

Chief Janik met with the Woodhaven Neighborhood Association on the webinar. We had a great conversation about some concerns they are having in their community. A few of the Woodhaven neighbors talked about how professional our police officers were when they responded to very difficult calls. I just want to thank the police department for all of their professional work that they do.

I attended the Mohawk Honda ribbon cutting of their brand new eleven (11) million-dollar project, the detailing center. It brings ten (10) new jobs into our community. It looks great and I wish them all the best.

I want to just summarize our budget situation. I want our residents, because transparency is very important to us. This is the only town who is transparent enough to do budget hearings. I have been doing this since the first year I was supervisor because transparency is important and we achieve transparency. One of the ways we do that is we have budget hearings. For those who are interested I ask you to right down these dates: 9/16/2020 budget forum will be held here in this room (Town Municipal Center, 18 Glenridge Rd), 9/22/2020 budget forum will be held at the Senior Center, Worden Road. This is going to be a tough year and we are going to need engagement by our residents on this.

Drops in our Revenue

- Sales Tax dropped in the first six months by 8%
- In the second quarter alone tax revenue has dropped by 20%

If this continues we will be down by \$200,000 of lost revenue in our budget.

- Expiration of the sales tax agreement between the County and the City. Right now we have a small share of the sales tax that comes from the county but we do not know what that share will be going into 2021 because it is going to be a new agreement and we are in a pandemic and historically revenue drops and we are very concerned that we are going to lose our sales tax share. That's 1.8 million dollars out of an 18-million-dollar budget.
- We also had a drop in mortgage tax revenues. We will probably have a reduced revenue line of about \$130,000 this year and hope that it recovers next year.
- Court revenue has dropped since they have been closed, has dropped about \$50,000.

- State Aid to municipalities will probably be reduced somewhere between 20% and 50% by the State of New York. That will be between \$176,000 and \$180,000 in lost aid.
- Highway CHIPS money which we use to pave is another \$300,000.

With our revenue drops and our expense increases we are about 1 million dollars swing to the bat. That is a lot for an 18-million-dollar budget to absorb.

- We have increased health costs this year which will increase about \$100,000
- We have increased labor costs each year. The mandatory wage increases that are contractual we have an increase of \$200,000 of new spending.

It's not all bad news. The Town of Glenville is in a very strong position and we have to weather this. For eleven (11) years we've made the decisions that were important and needed to be made that put us in a position where we are one of the few municipalities that is not borrowing to meet its payroll, that is not reducing its staff, that is not laying people off and I am proud of that. Now as we go through this I don't know if we can continue that or not. That's not something that we are ready to talk about yet. But because we were able to do things like reduce our debt over the past eleven (11) years by 11 million dollars that has helped us in our budget. Because we protected the fund balance by the tune of a million dollars a year for the past ten (10) years, that has helped us tremendously. This has allowed us to do some of the capital projects that we otherwise wouldn't do or the capital projects that we have lost grant money for or at least the grant money has been frozen.

We have taken proactive steps to weather corona and have been able to provide services and this is where I want to thank our staff again. We are one of a very few towns that never missed a beat in providing services to our residents and that's because of our dedicated staff. There are still towns that aren't opened. In fact, the majority of them still aren't open and we still handle residents and I want to thank the clerk's office, I know non-residents have been coming to you, and that's not right. Municipalities are essential business and they should have never closed to begin with. By now you certainly should have figured out protocols to open up. I thank our staff for being dedicated and for making sure that our residents were always taken care of through the entire pandemic.

As I mentioned we will have some community forums. We will be able to talk here in this room, limited to the capacity that we can have and on the webinar. We will talk more about the budget and some decisions we will have to make as we go through it. The over arching theme will be uncertainty. We just do not know what our revenue streams are going to be and even all the extent of what our costs are going to be due to the pandemic.

Supervisor Koetzle moved ahead with the agenda.

Discussion...

Councilman Martin – "We are updating some of the language that relates to boundary line adjustments and things of that nature. Again, it's really just clean-up. I just want to take this opportunity to say as we get into all of these resolutions and we have had the prior public hearings is that the impetus behind a lot of these changes it actually was a group of things. Number one it was the Comprehensive Plan, number two it was community input from the residents that have been received over the years and then number three, and this is an important one as much as the other two, it's been the input from the staff. Jim Pangburn, building inspector, Arnie Briscoe, code enforcer, Melissa Cherubino and Mike Burns, Planning and they work in the Code every day, they work in the enforcement of the Code every day and it's based on their input. A lot of these things are being changed to make their jobs more effective and serve the community better. I want to thank them for their participation in these meetings. They are always after their work day, in the evening, extra time away from their families and their personal responsibilities and they are making that effort. This has long been needed and due to the dedication of their efforts this is finally coming about. I just want to thank them for their

efforts.”

RESOLUTION NO. 146-2020

Moved by: Councilman Martin

Seconded by: Councilwoman Wierzbowski

WHEREAS, a Member of the Town Board of the Town of Glenville is introducing a Local Law to amend Article I, “Re-subdivision”, Section 242-14, with accompanying amendments to the Code of the Town of Glenville (a copy of which is attached hereto); and

WHEREAS, this proposed Code amendment is the product of much study and discussion by the Town of Glenville Code Revision Commission; and

WHEREAS, the Local Law clarifies the existing regulations, and constitutes a Type II Action under the State Environmental Quality Review Act (SEQRA) which does not require further review; and

WHEREAS, a duly scheduled public hearing must be held in order to amend the existing code by Local Law;

NOW, THEREFORE, BE IT RESOLVED, that the Town Board of the Town of Glenville will meet at the Glenville Municipal Center, 18 Glenridge Road, Glenville, New York on Wednesday, September 2, 2020 at 7:00 P.M., or as soon thereafter as possible, at which time it will hear all persons interested in the proposed amendments of Article I, Section 242-14, “Re-subdivision” of the Code of the Town of Glenville; and

BE IT FURTHER RESOLVED that the Town Clerk be, and she hereby is directed to prepare the proper notice of said hearing in accordance with law and to publish same at least ten days prior to the date of the public hearing and to provide same to the Village of Scotia and the City of Schenectady; and

Ayes: Councilmen Martin, Aragosa, Godlewski, Councilwoman Wierzbowski and Supervisor Koetzle

Noes: None

Absent: None

Abstentions: None

Motion Carried

Discussion...

Melissa Cherubino, Director of Community Development – “This is just to shorten the time frame duration between when the violation is issued and when we can remove the garbage and it’s giving permission to the highway crew to do that. It was five (5) days and now it is three (3) days.”

RESOLUTION NO. 147-2020

Moved by: Councilman Martin

Seconded by: Councilwoman Wierzbowski

WHEREAS, a Member of the Town Board of the Town of Glenville is introducing a Local Law to amend Article I, “Garbage and Refuse”, Sections 232-1 through 7, with accompanying amendments to the Code of the Town of Glenville (a copy of which is attached hereto); and

WHEREAS, this proposed Code amendment is the product of much study and discussion by the Town of Glenville Code Revision Commission; and

WHEREAS, the Local Law clarifies the existing regulations, and constitutes a Type II Action under the State Environmental Quality Review Act (SEQRA) which does not require further review; and

WHEREAS, a duly scheduled public hearing must be held in order to amend the existing code by Local Law;

NOW, THEREFORE, BE IT RESOLVED, that the Town Board of the Town of Glenville will meet at the Glenville Municipal Center, 18 Glenridge Road, Glenville, New York on Wednesday, September 2, 2020 at 7:00 P.M., or as soon thereafter as possible, at which time it will hear all persons interested in the proposed amendments of Article I, Sections 232-1 through 7, "Garbage and Refuse" of the Code of the Town of Glenville; and

BE IT FURTHER RESOLVED that the Town Clerk be, and she hereby is directed to prepare the proper notice of said hearing in accordance with law and to publish same at least ten days prior to the date of the public hearing and to provide same to the Village of Scotia and the City of Schenectady.

Ayes: Councilmen Martin, Aragosa, Godlewski, Councilwoman Wierzbowski and Supervisor Koetzle

Noes: None

Absent: None

Abstentions: None

Motion Carried

RESOLUTION NO. 148-2020

Moved by: Councilman Aragosa

Seconded by: Councilwoman Wierzbowski

WHEREAS, Mr. Douglas Gower and Mrs. Kathy Gower, the owners of certain real property, have offered to effectively donate to the Town of Glenville, for dedication to the Town of Glenville for town park purposes, three acres (more or less) of vacant land at Gower Road (the "Property"), identified as SBL #13.-2-26.1, that is contiguous to Sanders Preserve; and

WHEREAS, the Town's Park Planning Commission recommends acceptance of said Property; and

WHEREAS, the acquisition of said Property constitutes a Type II Action for SEOR purposes, negating a need for further review; and

WHEREAS, the Town Board believes that the acceptance of the Property will enhance Sanders Preserve and will provide greater passive recreational activities and additional green space for Town residents with minimal investment by the Town; and

WHEREAS, the Town Board understands that by accepting the Property as dedicated park land the property cannot be sold or put to non-park use without approval of the New York State Legislature and the Governor; and

WHEREAS, the Town Board believes that the donors have good title to the Property and the Property is not encumbered by any liens, taxes or other claims of record, but believes that Town should obtain title insurance and conduct any and all recommended inspections of the Property to protect the Town against any future claims or liabilities that may arise; and

WHEREAS, the only consideration to be paid to the donors by the Town would be (i) payment of the nominal sum of One Dollar (\$1.00), (ii) reimbursement to the donors of the property taxes previously paid by the donors from the date of

conveyance through December 31, 2020, in an aggregate amount not to exceed Five Hundred and no/100 (\$500.00) Dollars and (iii) payment of nominal closing costs and filing fees that would otherwise be payable by the donors.

NOW, THEREFORE, BE IT RESOLVED, that the Town Board of the Town of Glenville hereby approves acceptance of the donation of the Property and directs the Attorney for the Town to obtain title insurance at Town expense, draft, review and/or approve such documents as may be necessary to execute transfer of the Property; authorizes the Attorney for the Town to order and obtain title insurance on said parcel in the name of the Town and authorizes the Town Supervisor to execute such documents as may be necessary to acquire the Property subject to satisfactory inspections of the Property and receipt of a satisfactory title insurance policy, and

BE IT FURTHER RESOLVED, that the Town Board of the Town of Glenville on behalf of the residents of the Town and the Park Planning Commission, hereby offers its heartfelt thanks to Mr. Douglas Gower and Mrs. Kathy Gower for their generosity and thoughtfulness in this donation to the Town of Glenville's Sanders Preserve.

Ayes: Councilmen Martin, Aragosa, Godlewski, Councilwoman Wierzbowski and Supervisor Koetzle

Noes: None

Absent: None

Abstentions: None

Motion Carried

RESOLUTION NO. 149-2020

Moved by: Councilman Martin

Seconded by: Councilwoman Wierzbowski

WHEREAS, the Town of Glenville is proposing a Local Law (a copy of which is attached) that amends Article VIII, "Supplemental Regulations" section 270-46 "Personal Wireless Service Facilities," of the Code of the Town of Glenville; and

WHEREAS, the intent of this section is to address NYS streamlined permitting of 5G small service towers; and

WHEREAS, the Town of Glenville Planning and Zoning Commission (PZC) has reviewed the amendment to the town's Zoning Law and has recommended that the Town Board approve such amendment; and

WHEREAS, Economic Development and Planning provided the County of Schenectady Department of Economic Development and Planning with a referral pursuant to General Municipal Law §239-m, from which the County has deferred to the Town; and

WHEREAS, the Glenville Town Board has determined that this zoning code amendment constitutes a "Type II Action" in accordance with 6 NYCRR Part 617.4(b)(2) of the State Environmental Quality Review Act in that it involves a clarification of an existing section of the zoning code; and

WHEREAS, New York State Town Law and the Code of the Town of Glenville, require that the Town Board hold a public hearing before a zoning code amendment or a local law may be adopted; and

WHEREAS, the Town Board of the Town of Glenville held a public hearing with respect to the zoning code amendment and adoption of said Local Law on Wednesday, August 19, 2020 at 7:00 PM, at which time and place were heard all

persons interested in the amendment of Article VIII, “Supplemental Regulations” section 270-46 “Personal Wireless Service Facilities,” of the Code of the Town of Glenville,

NOW, THEREFORE, BE IT RESOLVED, that the Town Board of the Town of Glenville does hereby establish a local law to amend the Code of the Town of Glenville, Local Law No. 9 of 2020, amending Article VIII, “Supplemental Regulations” section 270-46 “Personal Wireless Service Facilities”; and

BE IT FURTHER RESOLVED, that Local Law No. 9 of 2020 shall take effect twenty (20) days after filing with the Secretary of State of the State of New York.

Ayes: Councilmen Martin, Aragosa, Godlewski, Councilwoman Wierzbowski and Supervisor Koetzle
Noes: None
Absents: None
Abstentions: None

Motion Carried

RESOLUTION NO. 150-2020

Moved by: Councilman Martin
Seconded by: Councilwoman Wierzbowski

WHEREAS, the Town of Glenville is proposing a Local Law (a copy of which is attached) that amends Article II, “Terminology,” section 270-3 “Definitions,” of the Code of the Town of Glenville; and

WHEREAS, the intent of this section is to define the permitted uses throughout the zoning code for the Town of Glenville; and

WHEREAS, the Town of Glenville Planning and Zoning Commission (PZC) has reviewed the amendment to the town’s Zoning Law and has recommended that the Town Board approve such amendment; and

WHEREAS, Economic Development and Planning provided the County of Schenectady Department of Economic Development and Planning with a referral pursuant to General Municipal Law §239-m, from which the County has deferred to the Town; and

WHEREAS, the Glenville Town Board has determined that this zoning code amendment constitutes a “Type II Action” in accordance with 6 NYCRR Part 617.4(b)(2) of the State Environmental Quality Review Act in that it involves a clarification of an existing section of the zoning code; and

WHEREAS, New York State Town Law and the Code of the Town of Glenville, require that the Town Board hold a public hearing before a zoning code amendment or a local law may be adopted; and

WHEREAS, the Town Board of the Town of Glenville held a public hearing with respect to the zoning code amendment and adoption of said Local Law on Wednesday, August 19, 2020 at 7:00 PM, at which time and place were heard all persons interested in the amendment of Article II, “Terminology,” section 270-3 “Definitions,” of the Code of the Town of Glenville,

NOW, THEREFORE, BE IT RESOLVED, that the Town Board of the Town of Glenville does hereby establish a local law to amend the Code of the Town of Glenville, Local Law No. 10 of 2020, amending Article II of Chapter 270 – “Terminology”; and

BE IT FURTHER RESOLVED, that Local Law #10 of 2020 shall take effect twenty (20) days after filing with the Secretary of State of the State of New York.

Ayes: Councilmen Martin, Aragosa, Godlewski, Councilwoman Wierzbowski and Supervisor Koetzle
Noes: None
Absents: None
Abstentions: None

Motion Carried

RESOLUTION NO. 151

Moved by: Councilman Martin
Seconded by: Councilwoman Wierzbowski

WHEREAS, the Town of Glenville is proposing a Local Law (a copy of which is attached) that amends Article IV, sections 270-10, 11 and 12 of “Districts and Boundaries,” of the Code of the Town of Glenville; and

WHEREAS, the intent of this section is to shape development consistent with the Comprehensive Plan by adding reference to the new Freemans Bridge Road Corridor Zoning District (FBR); and

WHEREAS, the Freemans Bridge Zoning District amendment was developed by the Town’s Code Review Committee which had been charged with proposing amendments to the town Code to effectuate the goals and objectives of the Town’s recently adopted comprehensive Plan, FBR Master Plan and FBR Complete Streets Plan; and

WHEREAS, developing and approving the Comprehensive Plan, FBR Master Plan and FBR Complete Streets Plan was a long, thorough process, involving many meetings with town residents and other interested parties and subject to a thorough SEQR process; and

WHEREAS, the Town of Glenville Planning and Zoning Commission (PZC) has reviewed the amendment to the town’s Zoning Law and has recommended that the Town Board approve such amendment; and

WHEREAS, Economic Development and Planning provided the County of Schenectady Department of Economic Development and Planning with a referral pursuant to General Municipal Law §239-m, from which the County has deferred to the Town, and

WHEREAS, the Glenville Town Board has determined that this zoning code amendment constitutes a “Type II Action” in accordance with 6 NYCRR Part 617.4(b)(2) of the State Environmental Quality Review Act in that it involves a clarification of an existing permitted use within the zoning code; and

WHEREAS, New York State Town Law and the Code of the Town of Glenville, require that the Town Board hold a public hearing before a zoning code amendment or a local law may be adopted; and

WHEREAS, the Town Board of the Town of Glenville held a public hearing with respect to the zoning code amendment and adoption of said Local Law on Wednesday, August 19, 2020 at 7:00 PM, at which time and place were heard all persons interested in the amendment of Article IX, sections 270-10, 11, 12 of “Districts and Boundaries,” of the Code of the Town of Glenville,

NOW, THEREFORE, BE IT RESOLVED that the Town board of the Town of Glenville does hereby establish a local law to amend the Code of the Town of Glenville,

Local Law No. 11 of 2020 amending Article IV of Chapter 270 – “Districts and Boundaries”; and

BE IT FURTHER RESOLVED, that Local Law NO. 11 of 2020 shall take effect twenty (20) days after filing with the Secretary of the State of New York.

Ayes: Councilmen Martin, Aragosa, Godlewski, Councilwoman Wierzbowski and Supervisor Koetzle

Noes: None

Absent: None

Abstentions: None

Motion Carried

RESOLUTION NO. 152-2020

Moved by: Councilman Martin

Seconded by: Councilwoman Wierzbowski

WHEREAS, the Town of Glenville is proposing a Local Law (a copy of which is attached) that amends Article XVIII, “Commercial Development Design Guidelines,” sections 270-33 through 38.1 of the Code of the Town of Glenville; and

WHEREAS, the intent of this section is to recommend design elements within commercial districts in the Town of Glenville and remove duplicative language in sections 270-33 through 38.1 of the Code of the Town of Glenville; and

WHEREAS, the Town of Glenville Planning and Zoning Commission (PZC) has reviewed the amendment to the town’s Zoning Law and has recommended that the Town Board approve such amendment; and

WHEREAS, Economic Development and Planning provided the County of Schenectady Department of Economic Development and Planning with a referral pursuant to General Municipal Law §239-m, from which the County has deferred to the Town; and

WHEREAS, the Glenville Town Board has determined that this zoning code amendment constitutes a “Type II Action” in accordance with 6 NYCRR Part 617.4(b)(2) of the State Environmental Quality Review Act in that it involves a clarification of an existing section of the zoning code; and

WHEREAS, New York State Town Law and the Code of the Town of Glenville, require that the Town Board hold a public hearing before a zoning code amendment or a local law may be adopted; and

WHEREAS, the Town Board of the Town of Glenville held a public hearing with respect to the zoning code amendment and adoption of said Local Law on Wednesday, August 19, 2020 at 7:00 PM, at which time and place were heard all persons interested in the amendment of Article XVIII, “Commercial Development Design Guidelines,” sections 270-33 through 38.1 of the Code of the Town of Glenville,

NOW, THEREFORE, BE IT RESOLVED, that the Town Board of the Town of Glenville does hereby establish a local law to amend the Code of the Town of Glenville, Local Law No. 12 of 2020 amending Article XVIII of Chapter 270 – 33 “Commercial Development Design Guidelines”; and

BE IT FURTHER RESOLVED, that Local Law No. 12 of 2020 shall take effect twenty (20) days after filing with the Secretary of State of the State of New

York.

Ayes: Councilmen Martin, Aragosa, Godlewski, Councilwoman Wierzbowski and Supervisor Koetzle

Noes: None

Absents: None

Abstentions: None

Motion Carried

RESOLUTION NO. 153-2020

Moved by: Councilman Martin

Seconded by: Councilwoman Wierzbowski

WHEREAS, the Town of Glenville is proposing a Local Law (a copy of which is attached) that amends Article IX, "Signs," sections 270-66 through 72 of the Code of the Town of Glenville; and

WHEREAS, the intent of this section is to delineate permitted sign parameters and locations in the Town of Glenville; and

WHEREAS, the Town of Glenville Planning and Zoning Commission (PZC) has reviewed the amendment to the town's Zoning Law and has recommended that the Town Board approve such amendment; and

WHEREAS, Economic Development and Planning provided the County of Schenectady Department of Economic Development and Planning with a referral pursuant to General Municipal Law §239-m, from which the County has deferred to the Town; and

WHEREAS, the Glenville Town Board has determined that this zoning code amendment constitutes a "Type II Action" in accordance with 6 NYCRR Part 617.4(b)(2) of the State Environmental Quality Review Act in that it involves a clarification of an existing section of the zoning code; and

WHEREAS, New York State Town Law and the Code of the Town of Glenville, require that the Town Board hold a public hearing before a zoning code amendment or a local law may be adopted; and

WHEREAS, the Town Board of the Town of Glenville held a public hearing with respect to the zoning code amendment and adoption of said Local Law on Wednesday, August 19, 2020 at 7:00 PM, at which time and place were heard all persons interested in the amendment of Article IX, "Signs," sections 270-66 through 72 of the Code of the Town of Glenville,

NOW, THEREFORE, BE IT RESOLVED, that the Town Board of the Town of Glenville does hereby establish a local law to amend the Code of the Town of Glenville, Local Law No. 13 of 2020 amending Article IX, "Signs," sections 270-66 through 72; and

BE IT FURTHER RESOLVED, that Local Law No. 13 of 2020 shall take effect twenty (20) days after filing with the Secretary of State of the State of New York.

Ayes: Councilmen Martin, Aragosa, Godlewski, Councilwoman Wierzbowski and Supervisor Koetzle

Noes: None

Absents: None

Abstentions: None

Motion Carried

Discussion...

Councilman Aragosa – “I think this is a very good resolution in terms of taking those properties and allowing them to operate without any future issues. They have always been restaurants and the middle parcel that is in between the two restaurants, it is important that we included that. It gives those restaurants the opportunity to continue on and provided a service that is very important in that part of the town. I appreciate the fact that we are able to get this done.”

Supervisor Koetzle – “Just to give some historical context to it. What is commonly known as the Bayou parcel. We all know it has been a restaurant for many, many years. It went vacant unfortunately maybe eighteen months – twenty-four months ago. It was what they call a non-conforming use within a zoning district so you are able to be grandfathered. What that means is you have a use that the new zoning code does not allow for so you are grandfathered in and you can forever and always keep your grandfathered status until you go vacant a year or more then you lose your grandfathered status. So, we are stuck with this unique situation that we have a long tradition of a restaurant there, we have a building that conforms to the use of a restaurant and we have folks interested in buying it and continuing to be a restaurant. We would have to make that an allowable use withing that zone in order to allow that to continue. If we did not do that you would not be able to open a restaurant on that parcel. I would have to be what it was prior which was a single-family house. There is just no use for that on Route 50. This allows us to welcome a new business in the town, to revitalize that property and to get it back in useful hands and give the residents another restaurant to go to on that end of town which is needed.”

Councilman Aragosa – “The size of the property, there will be no issues with parking. They are very big parcels and it is a good idea.”

Councilman Godlewski – “I would just second the sediments that have been already offered. I think it is a good thing. Certainly, helpful to a very valuable commercial district within the Town of Glenville. There have been news articles for potential ownership for the old Bayou. I think it is good for both businesses so it has my support.”

RESOLUTION NO. 154-2020

Moved by: Councilman Martin

Seconded by: Councilwoman Wierzbowski

WHEREAS, a member of the Town Board of the Town of Glenville is introducing a zoning map amendment to designate parcels 507 Saratoga /Rd SBL #5.8-5-33.1, 511 Saratoga Rd SBL #15.8-5-32, and 517 Saratoga Rd SBL #15.8-5-31 as a Community Business Zoning District in accordance with section 270-152 of the Zoning Code of the Town of Glenville; and

WHEREAS, this proposed zoning designation provides opportunity for the basic community services, employment, convenience shopping and recreation for persons residing in nearby residential areas and the local community; and

WHEREAS, the proposed zoning map amendment was referred to the Planning & Zoning Commission (PZC) for review and a recommendation; and

WHEREAS, the PZC is also considering whether the zoning map amendment could result in any significant environmental impacts under the State Environmental Quality Review Act (SEQRA); and

WHEREAS, the zoning map amendment is categorized as a Type II Action as it will not rise to a Type I Action undersection 617.4b(2) for a zoning change of 25 or more acres or 617.4b(3) a zoning change meeting any other threshold of the Type

I Actions and therefore will not result in any significant environmental impacts under the State Environmental Quality Review Act (SEQRA); and

WHEREAS, Economic Development and Planning provided the County of Schenectady Department of Economic Development and Planning with a referral pursuant to General Municipal Law §239-m; and

WHEREAS, the Town Board of the Town of Glenville held a public hearing with respect to the zoning map amendment Wednesday, August 19, 2020 at 7:00 PM, at which time and place all persons were all persons interested in the zoning map amendment of the Town of Glenville,

NOW, THEREFORE, BE IT RESOLVED that the Town Board of the Town of Glenville met at the Glenville Municipal Center, 18 Glenridge Road, Glenville, New York on Wednesday, August 19, 2020 at 7:00 PM, that the proposed zoning map amendment for the Town of Glenville be and hereby is adopting.

Ayes: Councilmen Martin, Aragosa, Godlewski, Councilwoman Wierzbowski and Supervisor Koetzle
Noes: None
Absent: None
Abstention: None

Motion Carried

RESOLUTION NO. 155-2020

Moved by: Councilman Godlewski
Seconded by: Councilman Aragosa

BE IT RESOLVED, that the minutes of the Regular Town Board Meeting held on July 15, 2020 are hereby approved and accepted as entered.

Ayes: Councilmen Martin, Aragosa, Godlewski, Councilwoman Wierzbowski and Supervisor Koetzle
Noes: None
Absent: None
Abstentions: None

Motion Carried

RESOLUTION NO. 156-2020

Moved by: Councilman Godlewski
Seconded by: Councilman Aragosa

BE IT RESOLVED that the **Monthly Departmental Reports** for July, 2020 as received from the following:

Assessors Department
Justice Department
Police Department
Receiver of Taxes
Town Clerk's Office

be, and they hereby are accepted, approved for payment and ordered placed on file.

Ayes: Councilmen Martin, Aragosa, Godlewski, Councilwoman Wierzbowski and Supervisor Koetzle
Noes: None
Absent: None
Abstentions: None

Motion Carried

Discussion...

Supervisor Koetzle – “We have already bonded for this project. If you do your quick math on this it comes to about \$628,000 so we are under our bonding limit. If you remember earlier in the year we went out with one (1) bid and that came back at over \$950,000. By advice from a few folks, Vicki, Dana and Councilman Martin we thought to break it up so we could get a cheaper bid and so we did and it worked. Thank you for all your hard work on that.”

RESOLUTION NO. 157-2020

Moved by: Councilwoman Wierzbowski

Seconded by: Councilman Martin

WHEREAS, The Town of Glenville has solicited sealed competitive bids for the work at Maalwyck Park Improvement Project, Phase 2, consisting of three separate contracts, said bids being returnable to the Town Clerk’s Office by 1:00 PM on August 13, 2020 to be publicly opened and read at that time and date; and

WHEREAS, the first contract is for the construction of the Maalwyck Park Pavilion, the second contract is for the Maalwyck Park site electrical services; and the third contract is for the Maalwyck Park construction of site sanitary and water services; and

WHEREAS, Gallo Construction Corp. of 50 Lincoln Ave., Watervliet, New York submitted the low bid of \$392,800.00 for the first contract and has met all bid specifications; and

WHEREAS, Brownell Electric Corp. of 126 East Rd., Fort Edward, New York submitted the low bid of \$105,000.00 for the second contract and has met all bid specifications; and

WHEREAS, B.E.B. Drilling LLC., of 7235 Mutton Hill Rd., Auburn, New York submitted the low bid of \$128,654.64 for the third contract and has met all bid specifications; and

WHEREAS, it is recommended that the Town Board accept the bids of Gallo Construction Corp. on the first, Brownell Electric Corp. on the second and B.E.B. Drilling LLC. on the third at \$392,800.00, \$105,000.00 and \$128,654.64 respectively;

NOW THEREFORE, BE IT RESOLVED that the Town Board of the Town of Glenville hereby accepts the bids of Gallo Construction Corp. as the lowest qualified bid on the first contract, Brownell Electric Corp. as the lowest qualified bid on the second contract and B.E.B. Drilling LLC. as the lowest qualified bid on the third contract, and authorizes the Town Supervisor to enter into an agreement with Gallo Construction Corp. for the construction of the Maalwyck Park Pavilion in the sum of \$392,800.00 for the first contract, and authorizes the Town Supervisor to enter into an agreement with Brownell Electric Corp. for the construction of the site electrical services in the sum of \$105,000.00 for the second contract, and authorizes the Town Supervisor to enter into an agreement with B.E.B. Drilling LLC. for the construction of the site sanitary and water services in the sum of \$128,654.64 for the third contract; and

BE IT FURTHER RESOLVED, that said expenditure shall be made from the Town of Glenville Parks and Recreation Fund.

Ayes: Councilmen Martin, Aragosa, Godlewski, Councilwoman Wierzbowski and Supervisor Koetzle

Noes: None

Absent: None

Abstention: None

Motion Carried

New Business...

Councilwoman Wierzbowski – “The next great challenge for us during this time of uncertainty is going to be schools reopening. My own daughter is going to be a senior at Scotia-Glenville. I just wanted to take a couple of minutes and first of all commend all of the administrators, teachers, aides, bus drivers and school board members who have given their hearts to come up with plans that basically no body is going to be happy with. It would be impossible to come up with a plan that every person would like. As we move into this time I just remind myself and other parents and teachers that we all need to be working together and remember what we are going to try to do is going to be to try and give the kids the best education they can get and try to keep everybody safe. The school districts and the school boards have had to take into consideration several different governmental recommendations, they have had to analysis data, they have had to figure out how to get kids bused, they have had to figure out how to maximize the space. While this school year will look extremely different from the point of view of what we used to be doing I just hope that we can all come together and say even if we are not happy with what’s happening for our kids sake let’s try to set a good example, be positive about it if we can and support our teachers, administrators and our school board members who are trying their best to satisfy requirements.”

Councilman Aragosa – “One of the things that is very different for our students this year is take your art classes. There will be no more sharing of glue bottles, no more sharing of anything. If you have resources please consider giving supplies if you can.”

Supervisor Koetzle asked for a motion to adjourn; Moved by Councilman Martin, Seconded by Councilwoman Wierzbowski, everyone being in favor the meeting was adjourned at 8:08 PM.

ATTEST:

Linda C. Neals
Town Clerk