

**Town of Charlton
Saratoga County
Town Board Agenda Meeting**

August 25, 2014

The Agenda meeting of the Town Board of the Town of Charlton, Saratoga County, New York was held at the Charlton Town Hall and called to order by Supervisor Grattidge at 7:30 p.m. to set the agenda for the September 8th Town Board Meeting.

Present: Supervisor Grattidge, Councilman Grasso, Councilman Hodgkins, Councilman Verola, Town Clerk Brenda Mills, Attorney Van Vranken.

Excused: Councilman Lippiello

RESOLUTION #143

Abstract of Claims

Motion by Councilman Verola

Seconded by Councilman Hodgkins

BE IT RESOLVED that the Town Board has approved the payment of bills as presented in Abstract No. 116, vouchers number 498 - 526 in the amount of \$24,883.54,

Vote: All Ayes, No Nays. **CARRIED**

RESOLUTION #144

Approval of Minutes

Motion by Councilman Hodgkins

Seconded by Councilman Grasso

BE IT RESOLVED that the Town Board has approved the Town Board Agenda Meeting minutes from July 28, 2014.

Vote: All Ayes, No Nays. **CARRIED**

RESOLUTION #145

Approval of Minutes

Motion by Councilman Verola

Seconded by Councilman Hodgkins

BE IT RESOLVED that the Town Board has approved the Town Board Meeting minutes from August 11, 2014.

Vote: 3 Ayes, Grasso Abstained, No Nays. **CARRIED**

ANNOUNCEMENTS

The Town offices will be closed September 1, 2014 for Labor Day.

DISCUSSION

The Sales Tax for the month was \$110,788, which is up 3% from last year. The Mortgage Tax for July was \$18,288.16.

MONTHLY REPORT OF SUPERVISOR**TO THE TOWN BOARD OF THE TOWN OF CHARLTON:**

Pursuant to Section 125 of the Town Law, I hereby render the following detailed statement of all moneys received and disbursed by me during the month of July, 2014:

DATED: August 13, 2014

SUPERVISOR

	Balance 06/30/2014	Increases	Decreases	Balance 07/31/2014
A GENERAL FUND - TOWNWIDE				
CASH - CHECKING	39,964.63	61,409.49	94,932.86	6,441.26
CASH - SAVING	414,771.74	57,327.06	71,007.06	401,091.74
PETTY CASH	500.00	0.00	0.00	500.00
Park Fees Reserve	76,619.20	9,600.00	0.00	86,219.20
TOTAL	531,855.57	128,336.55	165,939.92	494,252.20
DA HIGHWAY FUND				
CASH - CHECKING	21,756.81	66,558.93	88,315.74	0.00
CASH - SAVINGS	280,649.76	105,977.65	66,558.93	320,068.48
CASH, SPECIAL RESERVE	15,461.65	0.00	0.00	15,461.65
TOTAL	317,868.22	172,536.58	154,874.67	335,530.13
F WATER #1 FUND				
CASH - CHECKING	85,156.18	8,367.80	93,523.98	0.00
CASH - SAVINGS	107,435.74	85,623.06	8,367.80	184,691.00
WATER SERIAL BOND	34,270.17	2.39	0.00	34,272.56
CASH, SPECIAL RESERVES	121,152.36	8.46	0.00	121,160.82
TOTAL	348,014.45	94,001.71	101,891.78	340,124.38
SW WATER #2 FUND				
CASH - CHECKING	0.00	105.74	105.74	0.00
CASH - SAVINGS	25,493.20	0.00	105.74	25,387.46
TOTAL	25,493.20	105.74	211.48	25,387.46
TA TRUST & AGENCY				
CASH - CHECKING	1,666.68	34,835.12	35,433.87	1,067.93
DEER RUN SUBDIVISION	151,316.72	0.00	0.00	151,316.72
TOTAL	152,983.40	34,835.12	35,433.87	152,384.65
H CAPITAL PROJECTS				
	0.00	0.00	0.00	0.00
TOTAL	0.00	0.00	0.00	0.00
TOTAL ALL FUNDS	1,376,214.84	429,815.70	458,351.72	1,347,678.82

Supervisor Grattidge said that the Board received a copy of a letter from a Water Dept. customer, requesting that the Town Board waive the \$85 late meter reading charge that was imposed on his water bill. He said he believes that his card was lost in the mail, and in previous years he has always returned his card on time. Councilman Grasso said that he felt that the fee should be waived. Councilman Verola and the Water Superintendent said that they felt if the fee were waived, it would set a new precedent. Mr. Morgan said that every year there are residents that say that their card was lost in the mail. Supervisor Grattidge said it was because of this reason that a few years ago the Board had to set a policy for waiving the fee. There are only three reasons that a fee can be waived, which are: resident serving in active military overseas, resident hospitalized, and death in the residence. Although the Board said that they sympathized with the resident, his request did not fit the criteria.

RESOLUTION #146

Motion to deny the request from Water customer to waive \$85 late fee due to card lost in the mail

Motion by Councilman Verola

Seconded by Councilman Hodgkins

BE IT RESOLVED that the Town Board has denied the request by a Water Department customer to waive the \$85 late charge for a late meter reading card due to the card being lost in the mail, as such request does not fit the parameters of Town policy.

Roll Call Vote: Councilman Grasso: Nay, Councilman Hodgkins: Aye, Councilman Verola: Aye, Supervisor Grattidge: Aye **CARRIED**

An email has been received from the Town Engineer regarding a radio telemetry system. There would be an antenna on the pump house and one of the water tower which would send signals to turn the pumps on and off. There is currently a leased phone line, but Verizon said that they are not in the leased line business and they do not want to support it. The Water Superintendent is working with Phoenix Group on putting together a proposal, and they are also looking into a cell system. Mr. Morgan is still gathering information.

The Supervisor said that he interviewed Donald Smith for the Part-Time Maintenance position at the Town Hall. Mr. Smith is a retired head custodian from Scotia Glenville schools. The position pays \$14.35 per hour, and is on an as-needed basis with a maximum of 4 hours a week.

RESOLUTION #147

Authorize the Supervisor to hire Donald Smith as Part-time Maintenance worker

Motion by Councilman Verola

Seconded by Councilman Grasso

BE IT RESOLVED that the Town Board has authorized the Supervisor to hire Donald Smith as a Part-time Maintenance worker at the rate of \$14.35 per hour, with a maximum of 4 hours per week.

Vote: All Ayes, No Nays. **CARRIED**

Supervisor Grattidge said that the proposed Zoning changes have been passed on to the ZORC. The Board discussed the steps of getting the Ordinance changes passed. Attorney Van Vranken said that because the ordinance is a town-wide ordinance, the entire ordinance would need to be published in the newspaper, which would be quite costly. He suggested that the Board make the changes as a local law, thus eliminating the need to publish the entire ordinance. The Supervisor asked the Town Clerk to put the changes on the website for the public to review and to distribute it to other Town Committees and Boards to get their feedback. He would like their feedback by September 29th. Supervisor Grattidge reviewed some of the proposed changes from the following list:

Summary of Proposed Zoning Text Changes (8/21/14):

Page 6: "Purpose" modified to reflect more of the goals in the Comprehensive Plan.

Page 7: Intent modified based on last substantial zoning changes in 2000. Simplified wording to facilitate future amendments.

Pages 8-15: Minor changes to some of the Definitions.

Page 18: Changes to Permitted Use Table. Added Banquet Facility (Exceptional Use Permit); Solar Arrays (Permitted) and Telecommunication Facilities (Exceptional Use Permit).

Page 19: Changes to the Bulk zoning requirements in R/A and A Zones:

- Changed minimum width in Residential zone from 150' to 200'.
- Reduced pond setback from 450' to 10'.
- Only nonwetland (upland) areas count toward meeting minimum lot size requirement. The location of NYSDEC and Federal wetlands will therefore need to be determined during Planning Board review, which is customary.
- Changed minimum dairy farm size from 50 acres to 25 acres, livestock farm from 25 acres to 10 acres
- Clarified 5 acres required for keeping of horses

Pages 21-28: Modified septic regulations to eliminate Charlton specific requirements, except for the Town's maximum 45 minute percolation rate. Clarified use of imported fill to meet percolation rate not permitted. Septic designs will now just have to comply with standard NYSDEC and NYSDOH requirements. This is consistent with what's used in most municipalities.

Page 31: Prohibits LED or Neon signs.

Page 34: Clarified in both Residential/Agricultural District and Agricultural District, 5 acres is required for keeping of horses.

Page 40: Clarified enforcement action of Code Enforcement Officer.

Page 42: Allows emergency use of trailer or motor home.

Page 62: Adds requirements for Stables used for the boarding of horses to be subject to an Exceptional Use Permit, and for Bed and Breakfasts to be subject to an Exceptional Use Permit.

Page 64 : Increases the maximum penalty for offenses from \$50 to \$500.

Page 147: Adds whole new Appendix B-13, relating to regulation of Telecommunication Towers throughout Town.

Page 148: Deletes the exemption that co-locations wouldn't require Exceptional use Permit. Co-locations will still require Exceptional Use Permit giving TB, ZBA or PB ability to review the application.

Page 157: Adds whole new Appendix B – 14, relating to regulation of Solar Arrays throughout Town.

Page 161: Requires Site Plan Review by the Planning Board for all ground mounted solar collectors. Also stipulates setbacks from solar arrays in each zoning district, as follows:

i. Residential Districts

- Side Yard Setback: 50 feet
- Rear Yard Setback: 50 feet
- No ground mounted or free standing solar collectors shall be permitted in the Front Yard

ii. Residential/Agricultural Districts

- Side Yard Setback: 50 feet
- Rear Yard Setback: 50 feet
- Front Yard Setback: 200 feet

iii. Agricultural Districts

- Side Yard Setback: 50 feet
- Rear Yard Setback: 50 feet
- Front Yard Setback: 200 feet

Supervisor Grattidge asked the Town Clerk to update the Board with the information that she compiled about replacing computers in the Assessors Office. Clerk Mills stated that the computers in the Assessors office all have Pentium processors and small hard drives. She had received a quote from Enable with 3 options, which are: 1) put new hard drives with Windows 7 in existing pc's for \$160.00, 2) purchase refurbished Dells from Enable for \$450, or purchase new Dells from Enable for \$750.00. The Clerk stated that she contacted Hewlett Packard and Dell directly, and was able to get the lowest price on new Dell computers under state contract, with a price of \$581.00. The Dell has an Intel 4th generation i5 processor, 8 mg of ram, 500 gig hard drive and Windows 7 Professional. The Board decided since the Assessors computers are old to begin with, new computers are the best option. Councilman Grasso asked the Town Clerk to run the specs on the new computers by Enable.

RESOLUTION #148

Authorize the purchase of 3 new Dell computers for the Assessors Office

Motion by Councilman Verola

Seconded by Councilman Grasso

BE IT RESOLVED that the Town Board has authorized the purchase of 3 new Dell Optiplex computers with Windows 7 for the Assessors Office with a price not to exceed \$581.00 each.

Vote: All Ayes, No Nays. **CARRIED**

The meeting adjourned at 8:25 p.m.

Respectfully submitted,

Brenda Mills
Town Clerk