

**TOWN OF WINDHAM  
TOWN BOARD MEETING  
371 State Route 296, Hensonville, NY  
Website: www.townofwindhamny.com**

**MARCH 24, 2022**

**Present:** Supervisor: Thomas F. Hoyt  
Councilmen: Wayne Van Valin, Ian Peters, Stephen Walker & Kurt Goettsche  
Town Clerk: Bonnie Poehmel

**Also Present:** Town Attorney Tal Rappleyea, Police Chief Tor Tryland & Mike Ryan Mountain Eagle

**Absent:** Ambulance Administrator Davia Montie, Highway Superintendent Gary Thorington & Delaware Engineering John Brust

The Supervisor called the meeting to order at 7:00 p.m. and opened with the Pledge of Allegiance.

THE MINUTES OF THE MARCH 10, 2022 TOWN BOARD MEETING were approved as typed on a motion by Councilman Walker, 2<sup>nd</sup> by Councilman Peters, with all in favor.

1.DELAWARE ENGINEERING: John Brust was not present.

2.CONTRACTS FOR AMBULANCE BUILDING: Delaware Engineering Alex Herrmann, PE sent the following “Bid Review and Award Recommendation” to the Town Board for their review. “Based on the bid review meeting with the Town Supervisor and Delaware Engineering, we understand that the Town wants to proceed with the acceptance of the base bid work. The Notice to Proceed for this contract is contingent upon potential cost savings discussions which must be agreed upon by the Windham Town Board, Contractor and Engineer.” Lowest bidder for **General Construction-Plank Construction Services, LLC**, \$2,494,750.00. A motion to approve the bid recommendation and allow the Supervisor to sign the contract was made by Councilman Peters, 2<sup>nd</sup> by Councilman Walker, with all in favor. Lowest bidder for **HVAC Construction-T. McElligott, Inc.**, \$566,000.00. A motion to approve the bid recommendation and allow the Supervisor to sign the contract was made by Councilman Peters, 2<sup>nd</sup> by Councilman Van Valin, with all in favor. Lowest bidder for **Electrical Construction-CDE Electric, Inc.**, \$281,240.00. A motion to approve the bid recommendation and allow the Supervisor to sign the contract was made by Councilman Peters, 2<sup>nd</sup> by Councilman Goettsche, with all in favor. Lowest bidder for **Plumbing Construction-Hamilton Plumbing, Inc.**, \$179,948.00. A motion to approve the bid recommendation and allow the Supervisor to sign the contract was made by Councilman Walker, 2<sup>nd</sup> by Councilman Peters, with all in favor.

3.WAJ JUNIOR CLASS Seeking Permission to use Centre Property for Jr. Prom Coronation on Saturday, May 21, 2022 @ 5:00 pm-6:00 pm. Amanda Dwyer WAJ Class of 2023 Advisor, would like to request permission for use the Centre Property on May 19 & 20, 2022 @ 3:15 pm - 4:15 pm each day for prom coronation rehearsal. A motion to approve was made by Councilman Walker, 2<sup>nd</sup> by Councilman Goettsche, with all in favor.

4.TOWN OF WINDHAM HISTORICAL SOCIETY is Seeking Permission to use Town Hall Meeting Room #10 every Second Monday of each month @ 1:00 pm-3:00 pm. Member Janet Gooss has spoken to Supervisor Hoyt asking for permission. A motion to approve was made by Supervisor Hoyt, 2<sup>nd</sup> by Councilman Peters, with all in favor.

5.INVITATION TO BID FLOWERS installing/supplying annual flowers and water/maintenance of flowers. A motion to approve the legal notice to be placed in the town’s newspaper, was made by Councilman Van Valin, 2<sup>nd</sup> by Councilman Goettsche, with all in favor.

6.COURT JUSTICE REPORT February-Justice McCarthy \$418.00, was noted by the Board.

7.GENERAL FUND RESOLUTION #8 OF 2022: the following resolution was proposed to transfer funds to balance the General Fund accounts. A motion to approve was made by Councilman Peters, 2<sup>nd</sup> by Councilman Goettsche, with all in favor.

8.AMBULANCE REPORT: Ambulance Administrator Davia Montie was not present. No report was submitted to the Board. Ambulance Liaison Councilman Peters has nothing to report on. As per the Ambulance Administrator Davia Montie, Councilman Peters stated that since the beginning of the new year to date; the ambulance department has received 150 calls. The crews stay very busy and staffing is going well. Supervisor Hoyt has also spoken to Tom McCullough Regional Sales Manager for Specialty Vehicles; we the town would like to know who we will be piggy-backing off with to buy that rig. We will need the specifications for bidding. They are still 16-20 months out on chaises, as they have not caught up yet. Supervisor Hoyt also spoke with the Town Supervisor of Hunter Sean Mahoney, the Town of Hunter Ambulance department had hit a brick wall this winter with staffing & covid. Town of Windham covered them for a week. Since then, Supervisor Mahoney has hired three full time employees to work within his town ambulance department. Also in the ambulance system, Supervisor Hoyt has been “told Greene County EMS is in the process of being unionized with their fly cars.” Councilman Peters “voted “No” to recognizing the union on behalf of the town.”

9.ASSESSOR’S REPORT: the following report was submitted to the Board for their review from Town Assessor Richard Tollner: “Tentative Roll work has been generated. Reviews of over thousand properties have been carried out. We added another 500 photos to our Town of Windham Photo database. Exemptions have been submitted, generated over a dozen new Senior Citizen and Veteran Exemptions added to serve those who require it most, in in addition to the nearly 150 exemptions the Town of Windham maintains for taxpayers. Realtor and Seller sales and activity remains above normal. Sales prices on Windham area properties and vacant lots remain high as in recent memory. The inventory of housing and lots remains abnormally low...The office has been providing back up assistance in providing information to our Property Tax collector’s office, as well as Bette Rhoades in water, sewer and sidewalk billing. This enables both offices to expedite missing and returned mail tax bills in being reshipped to the new correct address. Often dozens of Windham taxpayers move without informing us of their new residential addresses. Our growing database of contact information saves labor hours, late fees for taxpayers and speeds the tax payment process. Work underway to preserve and store current site drawings and building plans. We will use the plastic containers already purchased by the Town. Each box will be labelled with date of box completion. Tax Map number of each file will be visible on front and top. Final roll work is under way. Work load is weeks ahead. Multiple visits/calls to area realtors’ offices completed. Looking forward to a quiet summer, whilst prepping for fall data collection.” The Assessor has made the Supervisor aware of a situation that is going on at Crystal Pond, with a fire in one of the chimneys this past year. There is a lot of finger pointing going back and forth with the HOA. Supposable the chimneys are to be inspected yearly? it has not been done? have they been built correctly? Everyone is pointing fingers. The buildings have been built in different phases, different builders, different building code laws. There is a lot of conversations going on.

10.HIGHWAY REPORT: Highway Superintendent Gary Thorington was not present. Supervisor Hoyt reported there was a small issue yesterday. Carver’s subcontractor vendor did not properly take care of what they were doing and now we have a soil contamination situation. Maxum from Route 145 handles contaminations. The new hired highway employee has started this week.

11.POLICE REPORT: Police Chief Tor Tryland was present. Vehicles have been in for regular service. Those out on patrol have been checking on any out streetlights, they found one out on South Street. This will be called into NYSEG. Also, the radar has been out checking times, dates and traffic speeds. A report has been put together for the Board’s review.

12.CODE ENFORCEMENT OFFICER’S REPORT: Dominick Caropreso has submitted to the Board for their review his report for January, February and March 2022. Supervisor Hoyt stated that Dominick had recently been in town court with a property owner on Old Road. This has been an on-going issue for a few years now. The property owner has until May 1<sup>st</sup>, 2022 to fill in the hole and get the property cleaned up. If not, every day after that there will be a \$200.00 fine

till the property is taken care of properly. Dominick has also been busy stopping at numerous places throughout town that are in violation of the sign law. No tickets will be issued at this time. The sign owners will be instructed to see the Town Clerk for the proper sign permit application and then they are to meet with the planning board for approval to stay in compliant with every sign in town.

**13.COMMITTEE REPORT:** **Councilman Van Valin** would like to know if a bench marker should be checked on the Centre Property Steeple once a year? Lately we have had a lot of high wind storms. Spring is slowly approaching and property projects will begin again. The back door of the town hall building will need to be replaced. **Supervisor Hoyt** stated the town clock at the entrance of the Centre Property, the east side of the clock needs a motor part and the time is incorrect right now. The west side of the clock, the time is working correctly. Councilman Van Valin asked if the town hall could be power-washed this year? Supervisor Hoyt, permission is granted go ahead and call Matt Grossman M&C Power Washing. Matt Grossman did a great job on the Centre Property last year. **Councilman Walker** CWT meeting was this past week. "One of the main areas of discussion was the stream access permits. Also, there is a major issue with private haulers dumping septic waste at the sewer treatment plants. Letters will be going out to the private haulers as CWT is going to look into a better solution. There will be further discussion on the SAP. **Supervisor Hoyt**, has spoken to our Town Attorney Tal Rappleyea and Attorney Kevin Young on the SAP Program. As Supervisor Hoyt has received an email today from the Center of the Catskills over a piece of property in Maplecrest. Supervisor Hoyt has responded back with an email to the Center of the Catskills and as sent this email to County Legislatures, Planning Dept, County Planning Dept, other Town Supervisors with Supervisor Hoyt's concerns. Supervisor Hoyt has also asked CWC to weigh in on this email conversation. **Councilman Goettsche** has updated the Facebook page with "the Burn Ban taking effect in the State of New York starting March 16 through May 14, 2022. The ban means "No Open Burning" anywhere in the state". **Councilman Peters** is still working on the ambulance district. Attorney Kevin Young is working with our Town Attorney Tal Rappleyea and Councilman Peters. **Supervisor Hoyt** stated the new Court Clerk has started this week. At this time, she is limited to what she can do until she has been approved with the NYS Unified Courts System. The Planning Board has been extremely busy. They have asked for an escrow account to be sent up for an upcoming project in Maplecrest. Attorney Tal Rappleyea will be setting up that escrow account. **Town Attorney Tal Rappleyea** has nothing to report on at this time.

GENERAL FUND WARRANT #6-G contained vouchers #258-306, totaling \$41,893.96 was audited and approved for payment on a motion by Councilman Goettsche, 2<sup>nd</sup> by Councilman Van Valin, with all in favor.

HIGHWAY FUND WARRANT #6 contained vouchers #65-77, totaling \$4,203.77 was audited and approved for payment on a motion by Councilman Goettsche, 2<sup>nd</sup> by Councilman Van Valin, with all in favor.

SEWER DISTRICT FUND WARRANT #6 contained vouchers #71-93, totaling \$89,313.86 was audited and approved on a motion by Councilman Van Valin, 2<sup>nd</sup> by Councilman, with all in favor.

GENERAL FUND PAYROLL WARRANT #6-P for **General** contained 6 claims, totaling \$5,509.97 was audited and approved for payment on a motion by Councilman Van Valin, 2<sup>nd</sup> by Councilman Goettsche, with all in favor. **Ambulance** payroll contained 17 claims, totaling \$19,032.54 was audited and approved for payment on a motion by Councilman Van Valin, 2<sup>nd</sup> by Councilman Goettsche, with all in favor. **Police** payroll contained 8 claims, totaling \$9,128.33 was audited and approved for payment on a motion by Councilman Van Valin, 2<sup>nd</sup> by Councilman Goettsche, with all in favor.

HIGHWAY PAYROLL WARRANT #6-P contained 6 claims, totaling \$13,356.29 was audited and approved for payment on a motion by Councilman Goettsche, 2<sup>nd</sup> by Councilman Van Valin, with all in favor.

**TOWN BOARD MEETING (CON'T)**

**MARCH 24, 2022**

SEWER DISTRICT FUND PAYROLL WARRANT #6-P contained 2 claims, totaling \$992.10 was audited and approved for payment on a motion by Councilman Van Valin, 2<sup>nd</sup> by Councilman Goettsche, with all in favor.

The meeting adjourned at 7:35 p.m. on a motion by Councilman Peters, 2<sup>nd</sup> by Councilman Walker, with all in favor.

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TOWN CLERK

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