

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

AUGUST 28, 2025

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

Also Present: Highway Superintendent Gary Thorington, Town Attorney Tal Rappleyea on the phone, Delaware Engineering John Brust & Mike Ryan Mountain Eagle

Absent: Ambulance Administrator Davia Montie

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

THE MINUTES OF THE AUGUST 14, 2025, TOWN BOARD MEETING were approved as typed on a motion by Councilman Peters, 2nd by Councilman Walker, with all in favor.

1. WINDHAM COVE Sewer Works Corporation (see TOWN BOARD RESOLUTION #111 of 2025): Town Attorney Tal Rappleyea has reviewed this resolution for the Board's review and approval. "WHEREAS, in July 2023, the Town of Windham Planning Board ("the Planning Board") received an application for major subdivision and site plan approval from 50 CR65 LLC, with an address of 56 Briar Hill Dr., Yonkers, NY, 10710 (the "Applicant") for a proposed project known as "Windham Cove" involving construction of 6 townhouse units, connection to public water and sewer facilities, access roadway, stormwater management facilities, and related site improvements on a 1.6 acre parcel located off of State Route 296 (SBL 96.-1-43 & 96.-1-44) ("the Project"); and WHEREAS, as a condition of the Project, on August 28, 2025, the Applicant filed a Petition with the Town of Windham Town Board seeking approval connect to the Town of Windham sewer facilities and to form the Windham Cove Sewer Works Corporation, pursuant to Article 10 of the Transportation Corporation Law; and... WHEREAS, the Project is situated within the Town's sewer district and the Town Board of the Town of Windham approved the allotment of capacity and the proposed connection to the Town's sanitary sewer system, in accordance with the Town's sewer use law; and..." A motion to adopt this resolution was made by Councilman Peters, 2nd by Councilman Goettsche, with all in favor.

2. WINDHAM CHAMBER OF COMMERCE requesting permission to use the Centre Property for the Autumn Affair Columbus Day weekend October 11 and 12, 2025. A motion to approve was made by Councilman Goettsche, 2nd by Councilman Walker, with all in favor.

3. WINDHAM CHAMBER OF COMMERCE is requesting the town to donate the port-o-potties and large dumpster for the Autumn Affair Columbus Day weekend October 11 and 12, 2025. A

motion to approve was made by Councilman Peters, 2nd by Councilman Goettsche, with all in favor.

4.TOWN BOARD RESOLUTION #112 OF 2025: to authorize the Supervisor to close the Capital Ambulance Building account, account is no longer needed, any remaining balance will be transferred into the Town of Windham General Fund. A motion to adopt this resolution was made by Councilman Peters, 2nd by Councilman Goettsche, with all in favor. TOWN BOARD RESOLUTION #113 OF 2025: to authorize the Supervisor to close the ARPA Aid Account, checking account is no longer needed any remaining balance will be transferred into the Town of Windham General Fund. A motion to adopt this resolution was made by Councilman Walker, 2nd by Councilman Peters, with all in favor. TOWN BOARD RESOLUTION #114 OF 2025: the following resolution was proposed to transfer funds to balance the Sewer District accounts. A motion to adopt this resolution was made by Councilman Goettsche, 2nd by Councilman Van Valin, with all in favor. AMBULANCE DISTRICT FUND RESOLUTION #13 OF 2025: the following resolution was proposed to transfer funds to balance the Ambulance Fund accounts. A motion to adopt this resolution was made by Councilman Goettsche, 2nd by Councilman Peters, with all in favor. GENERAL FUND RESOLUTION #18 OF 2025: the following resolution was proposed to transfer funds to balance the General Fund accounts. A motion to adopt this resolution was made by Councilman Goettsche, 2nd by Councilman Peters, with all in favor.

5.GREENE COUNTY RESOLUTION #266-25: Authorizing Chargeback of Assessment Roll Related Services and Materials (2025 Final Rolls): Windham \$198.65 GREENE COUNTY RESOLUTION #274-25: As Amended-Budget Amendment And Establishment of the Paramedic Candidate Training Award

6.AMBULANCE REPORT: Ambulance Administrator Davia Montie was not present.

7.ASSESSOR's REPORT: the following report was submitted the Board for their review from Richard Tollner: "The land sales/offering are up. The Windham Mountain Club / Stonewall Glen is still garnering attention in the marketplace. Sales offerings are up, prices too. I am all set for this fall, for next term. Thank you for the reappointment. I have submitted my NYS Certification, and proof of Continuing Education requirements being met for 2025 and 2026 too. NYS requires all Assessors to take the Ethics class when appointed or reappointed. Done April 2025. The law firm representing tax grievances against the Town of Windham has withdrawn all of their submissions in Supreme Court in Catskill. We will not have any SCAR cases this year. Our technology/computer setup is doing well. Computer download speeds a bit weird. Usually fast but on occasion a touch slow, and not when school lets out or school holidays. Will watch out for that. Getting more pop ups in August, much more. Will review anti-virus software, and get back to you. Photo inventory now has completed available categories 100's of Construction, Decks, Garages, Drone views. Working on new offerings, stay tuned. Budget time. At this time, I have no new needs for the office or the department, and can review any Town Board needs or goals, at the Town Board budget meeting. Do you have any new technology plans for 2026 that affects the Assessor's office? Please let me know."

8.HIGHWAY REPORT: Highway Superintendent Gary Thorington was present. The following bids were opened. The first one was for **Bid #25-001 Ultra Low Sulfur Diesel**. Two separate bids were received from Main Care Energy and Morgan Fuel & Heating Co Inc dba Bottini Fuel. The second bid was for **Bid #25-002 Regular Unleaded Gasoline**. Two separate bids were received from Main Care Energy and Morgan Fuel & Heating Co Inc dba Bottini Fuel. Highway Superintendent Gary Thorington will review the bids along with the Town Attorney Tal Rappleyea. The award(s) will be discussed at the next town board meeting. A motion was made by Supervisor Hoyt, 2nd by Councilman Peters to table, with all in favor. Highway Superintendent Gary Thorington has made a recommendation to the Board for **the new hiring of Stephen Honeyman as a full-time Laborer** pending completion of his CDL License. A motion to approve was made by Councilman Peters, 2nd by Councilman Goettsche, with all in favor.

9.POLICE REPORT: Police car is still in the shop.

10.COMMITTEE REPORT: **Councilman Walker** attended a Coalition Meeting. LAPS was updated there has been no discussions since June. DEP & DEC are working the paperwork out

together. Nothing is going on right now. **Councilman Van Valin** is waiting for a quote from a Catskill company for the windows replacement in the bookkeeper's office at the town hall. The town hall gutters still need to have the extensions completed. The Board will need to think about doing new drainage at the town hall the next time the driveway is blacktopped again. Supervisor Hoyt stated there is a broken window by the Library ramp. The highway dept. has secured the window until this can be replaced. **Councilman Goettsche** is working on the website so the town will be in compliance with the ".gov". **Councilman Peters** has nothing at this time to report on. **Supervisor Hoyt** stated that the Park will have an inspection on Tuesday. As the beach area/swimming will be closed on September 1, 2025 at the end of the day. Boats will still be available on weekends. The beach area/swimming has a permit that will be expiring on Monday, September 1, 2025. Each year the permit has to be renewed. Two lifeguards will remain working at the park and small maintenance at the town hall.

11.DELAWARE ENGINEERING: John Brust was present. John submitted to the Town Board a letter "Proposed Seeley Road Recreational Park Engineering Assistance". "Delaware Engineering, D.P.C. is pleased to submit a proposal to provide professional engineering services for the generation of requiring permitting and construction plans for the proposed recreational facility along Seeley Road. The subject property consists of approximately 7.2 acres..." A motion to approve the start of this project was made by Councilman Goettsche, 2nd by Councilman Walker, with all in favor.

GENERAL FUND WARRANT #16-G contained vouchers #540-565, totaling \$15,483.68 was audited and approved for payment on a motion by Councilman Goettsche, 2nd by Councilman Van Valin, with all in favor.

HIGHWAY FUND WARRANT #16 contained vouchers #154-166, totaling \$253,618.61 was audited and approved for payment on a motion by Councilman Van Valin, 2nd by Councilman Goettsche, with all in favor.

SEWER DISTRICT FUND WARRANT #16 contained vouchers #227-235, totaling \$1,810.61 was audited and approved on a motion by Councilman Goettsche, 2nd by Councilman Van Valin, with all in favor.

AMBULANCE FUND WARRANT #16 contained vouchers #178-183, totaling \$4,486.79 was audited and approved for payment on a motion by Councilman Van Valin, 2nd by Councilman Goettsche, with all in favor.

GENERAL FUND PAYROLL WARRANT #16-P for **General** contained 18 claims, totaling \$20,672.26 was audited and approved for payment on a motion by Councilman Van Valin, 2nd by Councilman Goettsche, with all in favor. **Ambulance** payroll contained 15 claims, totaling \$21,134.19 was audited and approved for payment on a motion by Councilman Van Valin, 2nd by Councilman Goettsche, with all in favor.

HIGHWAY PAYROLL WARRANT #16-P contained 3 claims, totaling \$5620.00 was audited and approved for payment on a motion by Councilman Goettsche, 2nd by Councilman Van Valin, with all in favor.

SEWER DISTRICT FUND PAYROLL WARRANT #16-P contained 3 claims, totaling \$624.48 was audited and approved for payment on a motion by Councilman Goettsche, 2nd by Councilman Van Valin, with all in favor.

The meeting adjourned at 7:27 p.m. on a motion by Councilman Peters, 2nd by Councilman Goettsche, with all in favor.

SUPERVISOR

COUNCILMAN

COUNCILMAN

COUNCILMAN

COUNCILMAN

TOWN CLERK

OFFICIAL