

Town of Greenville

A special meeting of the Town Board of the Town of Greenville was held on Monday, April 23, 2018, at 7:00 pm at Pioneer Hall, to address the final order for the water district, as well as any and all business brought before the Board.

Present: Supervisor Paul Macko
Councilman Richard Bear
Councilman John Bensen
Councilman Greg Davis

Recording Secretary: Clerk-Collector Jackie Park

Department Heads Present: Zoning and Code Enforcement Officer Mark Overbaugh
Grant administrator Nicole Ambrosio

Other: Travis Smigel of Delaware Engineering
Presenter Stephan Godlewski of Creighton Manning
Ms. Jill Falchi of Capital District Regional Planning Commission,
and 13 guests

Absent: Councilman Travis Richards, Attorney Tal Rappleyea

Supervisor Macko opened the meeting with the Pledge of Allegiance. He then read aloud a letter which had been received from a concerned citizen, as well as a petition; letter attached. Contact information has been redacted. Mr. Macko was advised by bond counsel, because of the 30 day permissive referendum and the receipt of a petition, that we cannot adopt the proposed final order this evening. He spoke with Adirondack Labs, who was testing the samples drawn from the wells in that area. Test results should be in by Thursday of this week. All homes will receive their results.

Lengthy discussion ensued. Details on cost, availability and circumstances for waivers for connecting to the system, home values with this infrastructure in place, issues with wells and septic systems in use currently and the cost of replacement and repair, time frames to connect in to the extension were all addressed. Councilman Bensen noted if a home was within the district, the tax levy line would be assessed regardless of connection status. One could opt-out of connecting to the water district ~ but connecting to the sewer line, unless specific criteria were met, is mandatory. A request was made for a document outlining the details or 'rules' for residents pertaining to this extension was requested; Supervisor Macko said one could be provided.

Mr. Travis Smigel of Delaware Engineering discussed the timeline for both projects, if all goes according to plan: The sewer extension would be done first, with a potential starting time this fall. The water extension would follow, potentially allowing for connections to be made the following spring. Councilman Bear stated fall of 2019 would be a reasonable estimated completion time.

Clerk-Collector Park inquired if the Board would like the letter which was previously read aloud to be attached to the minutes of this evening; Supervisor Macko replied, 'Absolutely'.

Mr. Bear moved, seconded by Mr. Bensen, to hold a special meeting to adopt the final order authorizing the proposed water district extension and approving district improvements on Monday, April 30, 2018 at 7:00 pm in Pioneer Town Hall.

Carried 4 ayes

At 7:35 pm, an update on the sidewalk project was provided by Mr. Stephan Godlewski of Creighton Manning. One area of concern after the last meeting was regarding the North side of Main Street. The NYSDOT is very strict as to what is done on private property. Easements or acquisitions must occur if work is planned for a privately owned section. Options were discussed for work near Kelly's Pharmacy. Supervisor Macko noted that we are unable to use grant money if the entire project isn't ADA compliant.

Clearly designed maps were reviewed of that area. Discussion will occur with the property owners. Mr. Godlewski noted that changing the plans in this area as we desire will necessitate a review of the project as a whole; adjustments will be needed elsewhere to offset a potentially higher cost to do work along Main Street.

At 7:56 pm, Ms. Jill Falchi, Clean Energy Communities Outreach Coordinator of the Capital District Regional Planning Commission, addressed the Board regarding the clean energy communities program. The Town would be eligible for non-matching grant funding in the amount of \$35,000 if 4 out of 10 'high impact actions' were met. She thanked Grant Administrator Ambrosio for her assistance, and Code Enforcement Office Overbaugh for attending training which met the first of four of the actions. A second action would be for the Board to adopt a Unified Solar Permit, for residential small solar projects. A third action involves "benchmarking". This involves asset inventory, related to utility usage. The fourth action is to be determined, and could be related to electric vehicle charging stations, clean energy upgrades, LED streetlights... the program is flexible.

Mr. Bear moved, seconded by Mr. Bensen, to Resolve to Adopt the New York State Unified Solar Permit; resolution attached. Subtle changes will be made to the permit itself.

Carried 4 ayes

Mr. Davis moved, seconded by Mr. Bensen, to adopt an energy benchmarking policy for certain municipal buildings in the Town of Greenville; attached.

Carried 4 ayes

At 8:15 pm, Supervisor Macko discussed the planned solar review committee. Ideally it would be a 5 member committee, comprised of two Town Board members ~ Mr. Davis and Mr. Bear, one Planning Board member ~ Mr. Teator, and two community members ~ Ms. Valicenti and Mr. Restaino. Supervisor Macko will serve as a substitute member if needed. Meetings will occur on the 3rd Monday of each month between 6:00 pm – 7:00 pm, in the Town Hall conference room, prior to each regularly scheduled Town Board meeting. He would like to include Attorney Tal Rappleyea as legal counsel. These are open meetings for public observation, but the committee itself is limited to the five members listed above.

Mr. Davis moved, seconded by Mr. Bensen, to establish the committee as described above.

Carried 4 ayes

The first meeting will occur at on May 21st. Ms. Falchi offered to sit in on the meetings to potentially offer solar guidelines from New York Sun; the offer was gratefully acknowledged and accepted.

D&E Contractors has provided an estimate for addressing the central air conditioner in the library. It failed last year at the end of the season. The estimate to replace with an updated unit was \$3,980.00. Councilman Bensen noted it was within our procurement policy to allow expenditures of less than \$5,000 without competitive bidding.

Mr. Bensen moved, seconded by Mr. Bear, to approve this service as provided by D&E Contractors to replace the air conditioning system in the Town Library.

Carried 4 ayes

Supervisor Macko discussed a clean-up period for the Town of Greenville roadways; he would like to designate the first 2 weeks of May as a "Town clean-up event". The Town will supply bags necessary to collect the litter which seems to have accumulated on the sides of the road over the winter, and they will be picked up and disposed of by the Town as well. He thanks all residents involved in the cleaning process in advance. An article will be put in the Greenville Pioneer this week about this event.

Bovard Studios, Inc., was awarded the stained glass bid at Prevost Hall last month; one-third of the cost for project planning, pre-production and engineering fee is necessary as down payment upon acceptance of the proposal. A voucher was signed in order to allow down payment.

The Greenville Sidewalk Replacement and Extension Project requires a SEQR review; Parts 1 – 3 were read in their entirety.

Mr. Bensen moved, seconded by Mr. Bear, to declare Lead Agency on this project.

Carried 4 ayes

Mr. Bensen moved, seconded by Mr. Bear, to allow Supervisor Macko to sign SEQR part 1.

Carried 4 ayes

Mr. Bensen moved, seconded by Mr. Davis, to approve the completed SEQR part 2 as was presented.

Carried 4 ayes

Mr. Bensen moved, seconded by Mr. Bear, to allow Supervisor Macko to sign SEQR part 3, to declare a negative declaration on this project.

Carried 4 ayes

Returning to the topic of water and sewer extensions ~ Ms. Anita Zibura thanked the Town Board and Town Clerk for all of the time invested and the work that's been done.

There being no further business, Mr. Macko moved to adjourn at 8:35 pm.



Jackie Park, Town Clerk-Collector

SUPERVISOR MACKO _____ MR. BEAR

MR. BENSEN _____ MR. DAVIS

April 20, 2018

Paul Macko, Supervisor
Greenville Town Hall
11159 NYS Route 32
Greenville NY 12083

Dear Supervisor Macko and Greenville Town Board Members:

I respectfully request the adoption of the Final Order on the Extension and Improvements to Greenville Water District No. 1 be delayed for 30 days for the follow reasons:

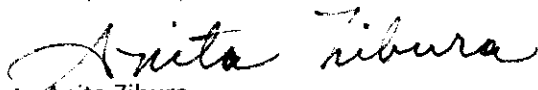
On April 17, 2018, I made an application and respectfully petitioned, pursuant to the provisions of section 209-e of the Town Law, to submit the resolution entitled: 'A RESOLUTION APPROVING THE ESTABLISHMENT OF AN EXTENSION AND IMPROVEMENTS TO GREENVILLE WATER DISTRICT NO.1, PURSUANT TO SECTION 209-d OF TOWN LAW, SUBJECT TO PERMISSIVE REFERENDUM,' duly adopted by the Town Board on March 19, 2018 as a proposition at a referendum to be held in accordance with Town Law. This was date stamped as received on 4/18/18 at 1:20 p.m. by Town Clerk-collector Jackie Park.

The Town of Greenville minutes of March 19, 2018 indicate (page 4) Mr. Davis moved, seconded by Mr. Bensen, to hold a special meeting on Monday, April 23, 2018 at 7:00 p.m. in Pioneer Town Hall to adopt the Final Order on the Extension and Improvements to Greenville Water District No. 1, and to start bond proceedings. This was carried with 5 ayes.

1. The 20 impacted residents of the Route 81 East Extension just recently had their water tested for salt and coliform.
2. The deadline for citizens to protest the Extension was 30 days from March 19, 2018, which was April 18, 2018.
3. My water was drawn for testing on April 17, 2018; I believe I am correct that other residents had their water drawn for testing that same evening.
4. As of the date of this letter, April 20, 2018, I do not know the results of the tests and therefore, cannot make an informed decision if incurring all the additional expense of connecting to town water and a life time of water bills is in my best interest.

The possibility exists that the results of the water test were not known by all residents prior to the expiration of the 30- day deadline to file a petition and they did not have time to research and decide if hooking up to town water was in their best financial interest. I am requesting the adoption of the Final Order be delayed for 30 days so all impacted property owners will have the opportunity to make informed choices.

Respectfully submitted,


Anita Zibura

Greenville NY 12083

TOWN OF GREENVILLE
CLERK-COLLECTOR

APR 20 2018

received Jan
4/20/18 2:40 p

TOWN OF GREENVILLE

P.O. Box 38
Greenville, NY 12083
(518) 966-5055

WHEREAS, New York State has developed a unified solar photovoltaic permitting process designed to streamline municipal permitting which will reduce costs for solar projects and support the growth of clean energy jobs across the state, and

WHEREAS, the Town of Greenville is desirous of participating in the unified permitting process, thereby increasing the Town's eligibility for various incentives and grants through the New York State Energy Research and Development Authority; now, therefore, be it

RESOLVED, that the Town of Greenville adopts the New York State Unified Solar Permit as attached hereto as Exhibit 1, and be it further

RESOLVED, that this resolution shall take effect immediately and a copy of this resolution, with Exhibit 1, shall be provided to the Code Enforcement & Zoning Enforcement Officer.

*Motion made by Councilman Bear
Seconded by Councilman Bensen
Carried 4 ayes; 1 absent*

*Jennie Park
Town Clerk-Collector
April 23, 2018*

RESOLUTION

ADOPTING AN ENERGY BENCHMARKING POLICY FOR CERTAIN MUNICIPAL BUILDINGS IN THE TOWN OF GREENVILLE

WHEREAS, New York State Energy Research and Development Authority (NYSERDA) has announced a new Clean Energy Communities program which would allow the Town access to significant grant funding to further implement clean energy actions reducing both energy costs and greenhouse gas emissions, and

WHEREAS, One of the Clean Energy Communities "High Impact Actions" requires the Town Board to establish a policy which mandates the public reporting of building energy benchmarking, and

WHEREAS, Establishing a building energy benchmarking system will benefit the Town and its residents by making available good actionable information on municipal building energy use to help identify opportunities to cut costs and reduce pollution in the Town of Greenville, and

WHEREAS, Town Board is desirous of adopting a policy that directs that monthly building energy usage for all fuel types including but not limited to electricity, natural gas, fuel oil, chilled water, steam and diesel fuel be collected and formally tracked **for all buildings that are 1,000 square feet or larger that are owned or occupied by the Town**, using the EPA Portfolio Manager platform, and

WHEREAS, Building reports shall be made available to the Town Board in EPA Portfolio Manager regarding summary statistics for each covered property including Energy Use Intensity, annual greenhouse gas emissions, an energy performance score where available, and other descriptive information as required by EPA Portfolio Manager and for that data to be made available to the public via the internet **on an annual basis**, and

WHEREAS, The Town Supervisor may exempt a particular covered municipal building from the benchmarking requirement if the Town Supervisor determines that it has characteristics that make benchmarking impractical, and

WHEREAS, The Town Board or his/her designee shall be the administrator of this local policy and promulgate procedures necessary for the administration of the requirements of this local policy, now, therefore be it

WHEREAS, if it is determined by the Supervisor and the Town Board that the Local Policy is not in its best interest of the Town or there is a change in the operational structure of the Town government that would make this Local Policy obsolete, they will have the ability to no longer proceed with it, now, therefore be it

RESOLVED, That the policy outlined in this resolution be hereby adopted and established for the Town Board, and, be it further

RESOLVED, That the Clerk is directed to forward certified copies of this resolution to the appropriate Town officials.

Motion made by Councilman Davis

Seconded by Councilman Bensen

Carried 4 ayes; 1 absent

Jaime Park
- Town Clerk - Collector
April 23, 2018

TOWN OF GREENVILLE

P.O. Box 38
Greenville, NY 12083
(518) 966-5055

WHEREAS the Town Board authorized and approved the Greenville Sidewalk Replacement and Extension Project (P.I.N. 1760.83), Town of Greenville, Greene County, and

WHEREAS the Town's consulting engineer, Creighton Manning Engineering, has advised the Town Board that the proposed Project is an Unlisted Action in accordance with the rules and regulations of the State Environmental Quality Review Act (SEQRA), and

WHEREAS, the Town of Greenville is duly qualified to act as Lead Agency for compliance with SEQRA which requires environmental review of certain actions undertaken by local governments and in accordance with the coordinated review procedures of SEQRA, the Town of Greenville wishes to be designated as the SEQRA Lead Agency for the proposed Project; now, therefore, be it

RESOLVED that the Town of Greenville hereby indicates its wish to be Lead Agency for SEQRA review of the proposed Greenville Sidewalk Replacement and Extension Project (P.I.N. 1760.83); and be it further

RESOLVED that the Town Board of the Town of Greenville authorizes and directs the Town of Greenville's Town Supervisor to send a copy of the Short Environmental Assessment Form Part I presented at this meeting, along with a certified copy of this resolution stating the Town of Greenville's intention to be declared as Lead Agency, to any and all communities or agencies that it is necessary to give written notice to in accordance with New York State Town Law, including the New York State Department of Environmental Conservation, New York State Department of Transportation, and New York State Office of Parks, Recreation and Historic Preservation.

Motion by Councilman Bensen

Seconded by Councilman Bear

Carried 4 ayes, 1 absent

*Jaime Park
Town Clerk/Collector*

April 23, 2018

Short Environmental Assessment Form

Part 1 - Project Information

Instructions for Completing

Part 1 - Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 - Project and Sponsor Information			
Name of Action or Project: Greenville Sidewalk Replacement and Extension Project (PIN 1760.83)			
Project Location (describe, and attach a location map): NY Route 32 and NY Route 81 in the Town of Greenville			
Brief Description of Proposed Action: The proposed project consists of the installation of sidewalk, and required associated work, including but not exclusive to: new curb, curb ramps, and pedestrian signal work.			
Name of Applicant or Sponsor: Town of Greenville		Telephone: 518-966-5055	
Address: 11159 State Route 32		E-Mail: pmackogrsuper@aol.com	
City/PO: Greenville		State: NY	Zip Code: 12083
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.			NO <input type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other governmental Agency? If Yes, list agency(s) name and permit or approval: FHWA - Funding, USFWS - endangered species determination; NYSHPO - Historical Resources Determination,			YES <input checked="" type="checkbox"/>
3.a. Total acreage of the site of the proposed action? _____ 3.23 acres			
b. Total acreage to be physically disturbed? _____ 0.97 acres			
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? _____ 3.23 acres			
4. Check all land uses that occur on, adjoining and near the proposed action.			
<input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input checked="" type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban)			
<input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other (specify): _____			
<input type="checkbox"/> Parkland			

<p>18. Does the proposed action include construction or other activities that result in the impoundment of water or other liquids (e.g. retention pond, waste lagoon, dam)?</p> <p>If Yes, explain purpose and size: _____</p> <p>_____</p>	<p>NO</p> <p><input checked="" type="checkbox"/></p>	<p>YES</p> <p><input type="checkbox"/></p>
<p>19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility?</p> <p>If Yes, describe: _____</p> <p>_____</p>	<p>NO</p> <p><input checked="" type="checkbox"/></p>	<p>YES</p> <p><input type="checkbox"/></p>
<p>20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste?</p> <p>If Yes, describe: _____</p> <p>_____</p>	<p>NO</p> <p><input checked="" type="checkbox"/></p>	<p>YES</p> <p><input type="checkbox"/></p>
<p>I AFFIRM THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE</p>		
<p>Applicant/sponsor name: Paul Macko</p>	<p>Date: <u>4-23-18</u></p>	
<p>Signature: <u>Paul Macko</u></p>		

Project: Date:

Short Environmental Assessment Form
Part 2 - Impact Assessment

Part 2 is to be completed by the Lead Agency.

Answer all of the following questions in Part 2 using the information contained in Part 1 and other materials submitted by the project sponsor or otherwise available to the reviewer. When answering the questions the reviewer should be guided by the concept "Have my responses been reasonable considering the scale and context of the proposed action?"

	No, or small impact may occur	Moderate to large impact may occur
1. Will the proposed action create a material conflict with an adopted land use plan or zoning regulations?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Will the proposed action result in a change in the use or intensity of use of land?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
3. Will the proposed action impair the character or quality of the existing community?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
4. Will the proposed action have an impact on the environmental characteristics that caused the establishment of a Critical Environmental Area (CEA)?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
5. Will the proposed action result in an adverse change in the existing level of traffic or affect existing infrastructure for mass transit, biking or walkway?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Will the proposed action cause an increase in the use of energy and it fails to incorporate reasonably available energy conservation or renewable energy opportunities?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
7. Will the proposed action impact existing:		
a. public / private water supplies?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. public / private wastewater treatment utilities?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
8. Will the proposed action impair the character or quality of important historic, archaeological, architectural or aesthetic resources?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
9. Will the proposed action result in an adverse change to natural resources (e.g., wetlands, waterbodies, groundwater, air quality, flora and fauna)?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
10. Will the proposed action result in an increase in the potential for erosion, flooding or drainage problems?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
11. Will the proposed action create a hazard to environmental resources or human health?	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Project:

Date:

Short Environmental Assessment Form Part 3 Determination of Significance

For every question in Part 2 that was answered "moderate to large impact may occur", or if there is a need to explain why a particular element of the proposed action may or will not result in a significant adverse environmental impact, please complete Part 3. Part 3 should, in sufficient detail, identify the impact, including any measures or design elements that have been included by the project sponsor to avoid or reduce impacts. Part 3 should also explain how the lead agency determined that the impact may or will not be significant. Each potential impact should be assessed considering its setting, probability of occurring, duration, irreversibility, geographic scope and magnitude. Also consider the potential for short-term, long-term and cumulative impacts.

<input type="checkbox"/> Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action may result in one or more potentially large or significant adverse impacts and an environmental impact statement is required.	
<input checked="" type="checkbox"/> Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action will not result in any significant adverse environmental impacts.	
Town of Greenville	<u>4-23-18</u>
Name of Lead Agency	Date
Paul Macko	Town Supervisor
Print or Type Name of Responsible Officer in Lead Agency	Title of Responsible Officer
<u><i>Paul Macko</i></u>	Signature of Preparer (if different from Responsible Officer)
Signature of Responsible Officer in Lead Agency	