

TOWN BOARD  
APRIL 26, 2006

A regular meeting of the Town Board of the Town of Bethlehem as held on the above date at the Town Hall, 445 Delaware Avenue, Delmar, NY. The meeting was called to order by the Supervisor at 5:30 p.m.

PRESENT: Theresa Egan, Supervisor  
Daniel Plummer, Councilman  
Tim Gordon, Councilman  
Samuel Messina, Councilman  
Kyle Kotary, Councilman  
Kathleen A. Newkirk, Town Clerk  
James T. Potter, Esq., Town Attorney (arrived at 6:40 p.m.)

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Supervisor Egan called the meeting to order and invited everyone to join in the pledge of allegiance. Following the pledge, she asked if there was any public comment on any item on the agenda. There were none.

The motion was made by Mr. Kotary and seconded by Mr. Gordon to close the public comment period. The motion was passed by the following vote:

Ayes: Ms. Egan, Mr. Plummer, Mr. Gordon, Mr. Messina, Mr. Kotary.

Noes: None.

Absent: None.

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The first item was a request from Oliver, Holmes, Commissioner of Public Works, for approval to go to bid for Copper Sulfate. Could advertise May 3, 2006 and open bids on May 16, 2006.

The following resolution was offered by Mr. Plummer and seconded by Mr. Kotary:

WHEREAS, the Town desires to advertise for bids for the purchase of Copper Sulfate, pursuant to law,

NOW, THEREFORE, BE IT RESOLVED, that the Town Clerk advertise for such bids in THE SPOTLIGHT issue on the 3rd day of May, 2006 and that bids be received up to 2:30 p.m. on the 16th day of May, 2006 at which time the bids will be publicly opened and read.

The resolution was adopted by the following vote:

Ayes: Ms. Egan, Mr. Plummer, Mr. Gordon, Mr. Messina, Mr. Kotary.

Noes: None.

Absent: None.

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Presentation by Ravena-Coeymans-Selkirk Central School District on school budget. Mrs. Vicki Wright gave an overview of the proposed budget for 2006-07. She noted the budget will be 39.3 million dollars which represents a 5.2 budget-to-budget increase. She said there are 2 propositions this year. One is for a security and student safety proposition in the amount of \$345,000 and the second is a bus proposition in concurrence with the 5 year cycle of bus replacements. She said it is an 8.2 percent increase on the tax levy.

Mrs. Wright indicated if they had to go to a contingency budget, they would have to cut an additional \$378,000 and equal 1.85 percent on the tax levy. She said this would result in the elimination of after school activities and clubs. She said they will have to eliminate the 5 p.m. bus runs that they were hoping to keep in place. She said they will also have to reduce their musical concerts by a significant

number and will not be able to purchase any new equipment unless it is health or safety related.

Supervisor Egan thanked Mrs. Wright.

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Supervisor Egan next acknowledged receipt of the retirements of Detective Sergeant John R. Cox effective March 23, 2006 and Detective Supervisor Michael McMillen effective April 28, 2006 from the Town of Bethlehem Police Department.

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The Supervisor next acknowledged with sadness receipt of the retirement of Board of Appeals Member Robert J. Wiggand. Mr. Wiggand had been a member since 1984 and will be missed, according to the Supervisor. Board of Appeals Chairman, Michael Hodom, thanked the Board and Mr. Wiggand for the time he spent with the Board for 23 years. He noted he has served well and everyone wished him the best. Mr. Wiggand thanked the Board and noted he enjoyed working with the Board. He said he is going to miss it but will enjoy the time with his family.

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Supervisor Egan next acknowledged receipt of funds from Judge Frank Milano. These were unexpended surplus campaign funds being turned over to the Bethlehem Justice Court in the amount of \$1,937.54. She thanked Judge Milano.

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The Supervisor next acknowledged receipt of a donation to DARE of \$10 from Nancy Farr. She thanked Ms. Farr.

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The following item was a request from Gregg Sagendorph, Highway Superintendent, for approval of encroachment on storm drainage easement to permit construction of addition at 42 Union Avenue, Slingerlands.

The motion was made by Mr. Plummer and seconded by Mr. Messina to allow the encroachment of approximately three (3) feet at 42 Union Avenue, Slingerlands as requested by Highway Superintendent, Gregg Sagendorph, to permit construction of addition. The motion was passed by the following vote:

Ayes: Ms. Egan, Mr. Plummer, Mr. Gordon, Mr. Messina, Mr. Kotary

Noes: None.

Absent: None.

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The next item was a request from Nan Lanahan, Administrator, Parks and Recreation Department, for approval of appointment of seasonal personnel.

The motion was made by Mr. Plummer and seconded by Mr. Kotary to approve the appointment of seasonal personnel as listed on the Memorandum dated April 26, 2006 from Administrator, Nan Lanahan, Parks and Recreation Department at the titles and salaries listed and on file in the Town Clerk's office. The motion was passed by the following vote:

Ayes: Ms. Egan, Mr. Plummer, Mr. Gordon, Mr. Messina, Mr. Kotary

Noes: None.

Absent: None.

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The next item was to consider adoption of Final Scope for the draft Environmental Impact Statement to be prepared on the proposed Vista Technology Campus.

The following resolution was presented for adoption:

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**RESOLUTION NO. 20**

TOWN BOARD  
TOWN OF BETHLEHEM  
SEQR RESOLUTION  
ADOPTING DEIS SCOPE

APPLICATION TO ESTABLISH A MIXED ECONOMIC DEVELOPMENT PROJECT  
**VISTA TECHNOLOGY CAMPUS**

WHEREAS, the Town Board of the Town of Bethlehem has received an application, Environmental Assessment Form and related materials from Vista Development Group, LLC to establish a mixed economic development project on a 458 acre parcel of land located west of the intersection of New Scotland Road (NYS Rt. 85) and Cherry Avenue Extension (NYS Rt. 140); and,

WHEREAS, the preliminary concept plan indicates the project would consist of a 1.4 million sq. ft. mixed office/commercial technology park on the property that would include approximately: (a) 1.3 million sq. ft. of tech/office space, (b) 78,000 sq. ft. of restaurant/retail space, and (c) a 22,000 sq. ft. conference center; and,

WHEREAS, the Town Board by Resolution adopted December 28, 2005: (1) determined that the proposed action is subject to the State Environmental Quality Review Act (SEQR), (2) made a preliminary classification of the project as a Type I action, (3) identified other Involved Agencies including potential federal agency involvement, (4) required the preparation and submission of a full Environmental Assessment Form (EAF), and (5) indicated its desire to be Lead Agency for SEQR review of said action; and,

WHEREAS, the Town Board by letters dated January 10, 2006 undertook coordinated review of the project by mailing notice, and copies of the EAF and project application, to other involved agencies indicating that it intended to act as Lead Agency for SEQR review of the project unless objection was received from another Involved Agency within 30 days; and,

WHEREAS, the Town Board by Resolution adopted on February 22, 2006: (1) declared itself Lead Agency for SEQR review of the Vista Technology Campus, (2) classified the application as a Type 1 action and (3) issued a Positive Declaration requiring that a draft Environmental Impact Statement (DEIS) be prepared on the application; and,

WHEREAS, the Town Board pursuant to 6 NYCRR 617.8: (1) received and accepted a draft Scope on February 22, 2006; (2) filed appropriate notice and conducted a DEIS scoping session on March 22, 2006; (3) allowed for a public comment period on the draft Scope, which ran through March 27, 2006; (4) considered the comments received on the draft Scope; and (5) developed a final Scope for the DEIS in consultation with its consultant engineer, the applicant and Town staff; and,

WHEREAS, the Town Board has independently reviewed and considered the content of the final Scope,

NOW, THEREFORE, BE IT RESOLVED,

that pursuant to the SEQR Regulations the Town Board hereby adopts the final Scope dated April 26, 2006 and titled "EAF Part III / Final Scoping Document for the Vista Development Group, LLC, Vista Technology Campus, Draft Environmental Impact Statement" as the final Scope for preparation of the DEIS for the Vista Technology Campus; and,

BE IT FURTHER RESOLVED

that the Town Board hereby authorizes and directs the Department of Economic Development and Planning to file copies of the final Scope with all involved agencies, interested agencies and other parties as identified in said Scope.

On a motion by Mr. Plummer, seconded by Mr. Kotary and a vote of 5 for, 0 against, 0 abstention and 0 absent, this RESOLUTION was adopted on April 26, 2006.

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Request was made for due consideration of the historic site located on the premises. An archeological organization has been retained and is studying the site. Mention was made that preservation of the LaGrange house is being done and will be part of the central feature of the project. Documentation is being made regarding the McCuchin house, which is in poor condition, and collecting all the information available regarding the house.

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The motion was made by Mr. Gordon and seconded by Mr. Plummer to authorize Mr. Leveille, Director of Economic Development and Planning, to file copies of the final scope with all involved agencies, interested agencies and other identified agencies in the scope. The motion was passed by the following vote:

Ayes: Ms. Egan, Mr. Plummer, Mr. Gordon, Mr. Messina, Mr. Kotary.

Noes: None.

Absent: None.

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The next item was the presentation by IMAC of draft Police Department report. Councilman Sam Messina thanked the Supervisor for allowing him to make a few comments about this report. He said he is a member of IMAC and at other times other members will give reports as well.

Mr. Messina said there will be refining work on this as it goes along. He said with all department heads who have been involved, they have done a lot of work for this process and have taken it seriously. He said there is a good organization, and good program with the Police Department and is the first accredited Police Department in the State of New York.

Mr. Messina noted possible improvements include succession opportunities and developing staff within the department to take higher level roles and responsibilities. He said there may be some savings in one place or another when finances are reviewed. He mentioned the School Resource Officer program and technology. Mr. Messina reviewed the remainder of the report for the Board's information.

Questions were raised by the Board Members including information about the Center for Technology in Government; who has used the services of CTG; information collection and staffing levels; measurements for success; and setting of goals. The Board Members thanked everyone for their hard work.

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The next item was a request from Chief of Police, Louis Corsi, for authority to engage Center for Technology in Government to assist the Department in identifying service outcome objectives and related indicator data and develop a set of recommendations regarding their use in department and town decision making and planning. After a lengthy discussion, the Board chose to table this proposal until the next meeting.

Mr. Anthony Arduini made a statement with questions regarding the Center for Technology proposal. He also mentioned there was a request for personnel submitted to the Supervisor, noting the information included positions in the Detective office and some other positions. Supervisor Egan referred to the next item regarding personnel. Mr. Arduini asked that the IMAC committee reconsider going forward with the Center for Technology and consider other items, noting there is something available through the Chiefs of Police.

The motion was made by Mr. Plummer and seconded by Mr. Kotary to table the engagement of the Center for Technology until the meeting of May 10, 2006 when additional information will be provided. The motion was passed by the following vote:

Ayes: Ms. Egan, Mr. Plummer, Mr. Gordon, Mr. Messina, Mr. Kotary

Noes: None.

Absent: None.

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The following item was a request from Louis Corsi, Chief of Police, for additional personnel and promotion.

The motion was made by Mr. Plummer and seconded by Mr. Kotary to approve the hiring of a patrol officer as requested by Chief of Police, Louis Corsi. The motion was passed by the following vote:

Ayes: Ms. Egan, Mr. Plummer, Mr. Gordon, Mr. Messina, Mr. Kotary.  
Noes: None.  
Absent: None.

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The motion was made by Mr. Messina and seconded by Mr. Gordon to approve the promotion of Officer Charles Radliff to the position of Detective effective April 30, 2006 at an annual salary of \$61,162 as requested by Chief Louis Corsi.. The motion was passed by the following vote:

Ayes: Ms. Egan, Mr. Plummer, Mr. Gordon, Mr. Messina, Mr. Kotary.  
Noes: None.  
Absent: None.

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The next item was a presentation by IMAC of the draft Highway Department report and the following item was the presentation by IMAC regarding opportunities for operational efficiencies to streamline processes and increase automation in the Highway Department and Department of Public Works. Supervisor Egan noted they wanted to combine these 2 items since the operational efficiencies were borne out of the highway report.

A report was done by Supervisor Egan regarding the review of the Highway Department by the IMAC committee and the possible Highway Department, DPW service consolidation strategic plan concept. She said it was for discussion purposes and there is no foregone conclusion and noted the same presentation will be made to the staff of DPW and highway.

The presentation was done with Supervisor Egan giving the introduction, and George Leveille doing the situation analysis and strategic planning element. Comptroller Judith Kehoe addressed the funds and the structured deficit.

Supervisor Egan said she would address the consolidation plan and milestones. She said the highway report will then be done. She noted going through the budget last year there was a real concern in regard to expenses that continue to increase. She said the Town Board commissioned the IMAC to identify short and long term opportunities for more efficient and effective delivery of services.

Director of Economic Development and Planning, George Leveille noted there were workshops held to discuss possible things to be done. He said there are regulations that will be mandated and the Town must do these items. He said there are demands on services and resources which must be addressed.

Mr. Leveille next addressed the consolidation issues. He also exhibited goals for the future and objectives. He also mentioned challenges that will need to be faced and the changes that will be necessary.

Supervisor Egan reviewed choices relating to the possible consolidation. She also showed the alternative formats and legal possibilities. The Supervisor envisions a draft plan to outline the alternatives and all of the goals and objectives associated with each plan. Following, she noted there will a discussion with the public due to the focus of managing tax impacts on the taxpayers and create capacity in the system for future mandates.

Supervisor Egan thanked everyone who has been working on this project.

Mr. Leveille and Highway Superintendent, Gregg Sagendorph, next reviewed the Highway Department IMAC report. They quickly highlighted a few items. Highway Superintendent Sagendorph read a statement and felt he would not

miss anything. He commended the Town Board and the Supervisor for taking the bold initiative to look at the internal operations of the Town. He thanked the IMAC committee as well.

Mr. Sagendorph noted the difficult fiscal situation that has evolved, noting this was brought to the Town Board a few years ago. He noted he tightened the highway budget issues and stated other remedies need to be put in place.

Questions and comments were received from the Town Board. A discussion of the elected issue ensued. Mention was made for the continued encouragement of economic development and not supporting any planned deficits. Provision of services was also discussed with regard to having the resources to provide the services.

Supervisor Egan emphasized the presentation tonight is not the plan, it is a concept. She said they envision the plan evolving over the next couple months taking into consideration all the alternatives. She noted again the purposed over this time has been to come up with some concepts to move forward. She said there is no preconceived notion and alternatives have been set out. She said it is to move forward and vent through this over the next several months.

Information was given by the Supervisor and Highway Superintendent regarding the proposal of consolidation. Mention was made that more information needs to be brought together including numbers relative to the departments in order to make the best decisions.

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Supervisor Egan asked if there was any public comment. Remarks were made regarding the fund balance; proposal of another plan for the consolidation proposal; payment in lieu of parklands and use of that money for other than parks; Town not buy any additional land; best department in Town Hall is the Tax Department; mention of water situation in Town regarding water breaks; round about maintenance when there is discussion of deficits; mention to keep an open mind; comments regarding the Highway Superintendent; some items are difficult to measure; bike trail information request and status including paving; compliment to the Highway Department request to keep the process open and be mindful of the sentiments mentioned about elected officials; and building of assets and maintaining them including sidewalks.

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The motion was made by Mr. Plummer and seconded by Mr. Kotary to adjourn the regular Town Board meeting at 8:32 p.m. The motion was carried by the following vote:

Ayes: Ms. Egan, Mr. Plummer, Mr. Gordon, Mr. Messina, Mr. Kotary.

Noes: None.

Absent: None.

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Town Clerk