

**REGULAR MEETING – ATHENS TOWN BOARD**

March 18, 2024

The regular meeting of the Athens Town Board was called to order on March 18, 2024, by Supervisor Michael Pirrone at 6:00pm and was followed by the Pledge of Allegiance to the Flag. The meeting was held at the Athens Municipal Building, 2 First St.

**The following people were present at the meeting:** Supervisor Pirrone, Council Members Tami Bone, Mary Brandow, Anthony Paluch and Becky Pine. Town Clerk Phyllis Dinkelacker. Highway Superintendent John J Farrell, Deputy Supervisor Lasher. Town Code Enforcer Albert Gasparini. Town Attorney George McHugh

**The following people were in attendance:** Lawrence Styles, Theresa Cardinale, Fran McCusker, Nancy Poylo, Hailee Dickson, Karen Dudley, Robert Brunner Karen Haas, Mike Ragaini.

**VOUCHERS**

**The following bills were audited by the Board and ordered paid.**

<b><u>General 2024 Abstract # 6</u></b>	Vouchers 109 - 134 & 141	\$28,988.44
<b><u>Highway 2024 Abstract # 6</u></b>	Vouchers 38 - 45	\$12,581.38

The minutes from March 4, 2024 were distributed to the Town board and motion by Bone and seconded by Pine, to accept the minutes with one change the date in the first sentence to March 4, 2024. Motion Carried. Ayes – 5, Nos – 0, Absent/Abstain – 0

**DEPARTMENT REPORTS**

**HIGHWAY SUPERINTENDENT – John Farrell**

- The crew has been working on the back up cameras on the trucks.
- Preparing for Spring projects
- Will present the road agreement when the State releases the money.
- Town wide clean up day will be Saturday 4/7/2024 and will be held at the Village DPW. It will be from 8:30 – 12:30. No tires, household garbage, Hazardous materials.

**CODE ENFORCEMENT – Albert Gasparini**

See attached report.

Per agreement with the owner of 530 Vosenkill Rd. Has to reduce the cars on the property by 50% within 3 months and 100% within 6 months.

**ASSESSOR – Ms. Dawn DeRose (not present)**

See attached report.

**FINANCIAL/BUDGET OFFICER – Mr. Don Pierro (not present)**

See attached report.

Working on 2025 Budget.

**TOWN SUPERVISOR LEGAL ITEMS: – See attached.**

**TOWN SUPERVISOR GENERAL ITEMS: - See attached.**

	PRESENT	ABSENT	YES	NO	ABSTAIN
Michael Pirrone	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Mary Brandow	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Anthony Paluch	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Rebecca Pine	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Tami Bone	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<i>Total</i>	<u>5</u>	<u>0</u>	<u>5</u>	<u>0</u>	<u>0</u>

I, Council member Becky Pine offer the following resolution and move its adoption:

WHEREAS the Town Assessor of the Town of Athens has gone in front of the Supreme court State of New York, County of Greene in the matter of William Wallace, Thomas Krause, Aline Filipe, Patricia Nolan, John Mancino, Huwaida Hassan, ralph Moore, Judith Pedatella, Steven Dilorenzo, Lawrence Palmateer, Guy Depietro, Roger Masse, Marc Barash, Bernard McGoey, Melissa Smallacombe, Brian Beckmann, Robert Hodes, Brian Hendry, Mark Salomon, Joe Quagliata, Albert Yoo, Dan Merkle, David Fyfe, David Howard, Donald Dupont, Greg Lesmeister Matthew Lipman, Alun Williams, Laura Christman, Barbara Sheehan.

Against

The Town of Athens Assessor’s Office.

WHEREAS THE Stipulation & Order of Settlement was made that the 2023 assessment of the subject parcels at issue herein be reduced and corrected as detailed per the Settlement Schedule.

THEREFORE, LET IT BE RESLOVED The Town Board of the Town of Athens authorizes John Dowd, Esq., special counsel for the Town of Athens, to execute the stipulation so agreed upon.

Seconded by Council member Tami Bone, offered for discussion and duly put to a vote, the results of which appear above.

A motion made by Pine and seconded by Brandow to permit and assist with the Capital Bicycle Racing Club (CRBC) annual Trooper David Brinkerhoff memorial race series, to be held on April 20<sup>th</sup> & 27<sup>th</sup>. Motion carried. Ayes – 5, Nos – 0, Absent/Abstains – 0.

**COMMUNITY INFORMATION:**

See attached agenda.

**OLD BUSINESS:**

See attached agenda.

There is no update on the Sensitivity study from Delaware Engineering

Supervisor Pirrone reported they will be having their second meeting with the Teamsters on 3/28/24.

**NEW BUSINESS:** None.

**Town Council Concerns:**

-A request to follow up with Adam from Delaware engineering.

**Public Concern:**

-Karen Dudley asked if one was interested in one of the committees or planning and/or ZBA, does it have to be in writing? Answer: Yes, it does.

-Mike Ragaini asked what was going on with the building. Answer: A work in progress.

Being no other business to come before the Board.

**A Motion was made** by B. Pine and second by T. Bone to adjourn the meeting at 6:30pm and to go into Executive session to discuss personnel issues.

Motion Carried: Ayes – 5, No's – 0, Abstentions/Absents – 0.

**A Motion was made** T. Bone and seconded by M. Brandow to come out of executive session at 7:48pm.

Motion Carried: Ayes – 4, No's – 0, Abstentions/Absents – 1.

Absent A. Paluch.

Respectfully submitted,

Phyllis Dinkelacker  
Athens Town Clerk

3/18/2024 12:52 PM

**Town of Athens, NY & Town Council Meeting  
Municipal Building, 2 First Street**

Michael N. Pirrone, Supervisor

**Tentative Agenda MONDAY, MARCH 18, 2024 @ 6:00pm**

**Please Sign In, No Sign in-Not Included in Minutes.**

- **PLEDGE**
- **VOUCHERS: To Approve the Vouchers audited by the Town Board for payment.**  
Motion By                      2<sup>nd</sup> By                      AIF  
**EXCEPTIONS NOTED:**
- **PRIOR MEETING MINUTES: To Approve the Minutes of March 4, 2024.**  
Motion By                                      2<sup>nd</sup> By                                      AIF  
**EXCEPTIONS NOTED:**

**Departmental Narratives**

- **Highway Superintendent: Report Attached**
- **Assessor: Report Attached**
- **Code Enforcement Officer: Report Attached**
- **Financial Report: Report Attached**

**Supervisor Report: Legal Items**

- **Free Point Solar LLC. (Index 2023-571, Dtd. August 10, 2023) - CPLR Article 78 - versus Town of Athens, NY, Zoning Board of Appeals.**
- **APO Sleepy Hollow Lake, Inc., et al, Plaintiffs (Index No. EF2023-573, Dtd. August 11, 2023) – vs Greene County Industrial Development Agency, et al.**
- **Coxsackie Athens CSD (Index EF2023-596, Dtd. August 17, 2023) - versus Flint Mine Solar LLC.; Greene County Industrial Development Agency; et al. Assigned to the Honorable Richard Mott, J.S.C.**



• **Town Action:**

**Motion By**                      **2<sup>nd</sup> By**                      **AIF**  
**EXCEPTIONS NOTED:**

• **Town Action:**

**Motion By**                      **2<sup>nd</sup> By**                      **AIF**  
**EXCEPTIONS NOTED:**

• **Town Action: Motion to**

**Motion By**                      **2<sup>nd</sup> By**                      **AIF**  
**EXCEPTIONS NOTED:**

• **Town Action: Motion to**

**Motion By**                      **2<sup>nd</sup> By**                      **AIF**  
**EXCEPTIONS NOTED:**

**Community Information:**

- **March 18: Town Board Meeting. Municipal Building.**
- **March 28: Planning Board Mtg. Municipal Building.**
- **April 1: Town Board Meeting. Municipal Building.**
- **April 10: Zoning Board of Appeals. E. J. Arthur School**
- **April 15: Town Board Meeting. Municipal Building.**
- **April 25: Planning Board Mtg. Municipal Building.**

**Old Business Issues:**

1. **Committee to do Code Review. Solicitation has been posted on Website.**
2. **Additional, alternate members. Solicitation has been posted on Website.**
3. **Code Book (Hard Copy). The Town Clerk has retrieved 3 copies.**
4. **Attendance. Letters sent to Committee members.**
5. **Training. Will be coordinating with Delaware Engineering.**
6. **Maps.**
7. **Update to Fees, Fine Schedules. Council Woman Becky Pine addressing.**



**TOWN OF ATHENS**  
**Building Department**  
**Report for February 2024**

**Building Permits: 1 –**

Install a 4 ft. X 4 ft. Window

**Building Inspections: 14**

**Building Permit Inquiries:** Inquiries of parcels of land to build homes, Residential Solar Panels, Garage.

Certificate of Occupancy:

Temporary Certificate of Occupancy:

**Certificate of Compliance:** 1, Erect: 14 Ft. by 24 Ft. Garage

**Certificate of Occupancy Search Request:** 1

**Complaints: 1 - Animals on property of 20 Lime Kiln Rd.** Total of 5.56 acres on two connected parcels. The property is surrounded by fencing. There are 4 cows on the property. The owner has dogs on the property that have outside dog pens and the dogs are able to roam the fenced in property. Sherry Vieta, Dog Control said that the owner takes good care of his animals. Doctor Stephen Hassett, Town health doctor, viewed the property and didn't see any concerns.

Demolition Permits:

Septic Permit:

Sign Permits:

Short Term Rental Certificates:

Fire / 911 Calls: -

Fireworks Permit:

**Violations: On going,**

- (Contractor called our office 2/9/24 inquiring about a building permit for interior work)1540 Leeds Athens Road, Violation of Property Maintenance Code of New York State, Chapter 3 General Requirements, 304.7 Roofs and drainage, 305.3 Interior surfaces. Red Tagged as Dangerous and Unsafe.
- **Vandalized Property at 1030 Leeds Athens Road:**  
Our office received an email on 2/29/2024 from Aishwarya G representing Altisource Field Services in El Paso TX . Aishwarya G stated in the email: Please be informed that we have requested estimates from vendor for deboarding, installing security door and clean up the property. We will keep you posted on the progress. A registered letter stating the violations on the property was sent to Aishwarya G representing Altisource Field Services in El Paso TX. Waiting for the return receipt and a reply from Aishwarya G.

**Court Hearing:** Violations on vacant land of Luigi DiStefano on February 15, 2024. Information on attached sheet.

TOWN OF ATHENS

Assessor's Monthly Report March 2024

Briefly, our office is currently working on the 2024 tentative assessment roll, which will be filed on or before May 1<sup>st</sup>.

There more many more Senior Citizens and Enhanced STAR exemption filed this year, since taxable status (March 1<sup>st</sup>) has come and gone, we are processing the exemptions, deeds, split/merges, special franchise, Railroad ceiling, received building permits, etc. as received.

Our office is going through the files and requesting any information which may be missing for confirmation on the exemptions on record, and the public has been very cooperative suppling the information needed for verification.

Otherwise, conducting business as usual,

Thank you.

Dawn DeRose  
Assessor

Town of Athens  
Statement of Activities Monthly Report Highlights  
February 2024

Results of Operations:

- All financial activity for January 1<sup>st</sup> through February 29, 2024 has been recorded on the General Ledger with no exceptions. The 2024 Budgeted Levies for all four major Funds were collected and deposited timely. Additionally, all Special District Levies were collected and paid out to the respective Fire Districts, the Library and were received and deposited by them except for one Fire House as of 2/29/2024.
- The HOST Agreement for Athens Gen was received, deposited, and recorded timely.
- The Summary of Cash and a Combining Balance Sheet are updated and attached to the rear of the monthly Statement of Activities report.
- All Operating and Reserve Bank statements were reconciled for the month ending February 2024 with no exceptions noted.
- Certain PILOT Payments were received and deposited and only two smaller PILOT payments remain open.
- The February Monthly Retirement Report was prepared, filed timely, and accepted for submission without exception. Additionally, Deferred Comp and Roth contributions were also reported online and paid timely.
- All AP activity was coded, processed, and paid for as of Board Meetings on 2/5/24 and 2/21/24 without exception.
- Payrolls were developed, processed, and distributed as of 2/7/24 and 2/21/24 with no exceptions noted.
- If there are any questions, I will be happy to answer them.

	PRESENT	ABSENT	YES	NO	ABSTAIN
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ATTEST:

\_\_\_\_\_  
Phyllis Dinkelacker  
Athens, Town Clerk

APPROVED:

\_\_\_\_\_  
Michael N. Pirrone  
Athens, Town Supervisor