

**REGULAR MEETING – ATHENS TOWN BOARD**

October 20, 2025

The regular meeting of the Athens Town Board was called to order on October 20, 2025, by Supervisor Michael Pirrone at 6:01pm and was followed by the Pledge of Allegiance to the Flag. The meeting was held at the Athens Municipal Building, 2 First St., Athens, NY

**The following Town Board members were in attendance:** Town Supervisor Michael Pirrone, Town Board members Karen Haas and Tony Paluch. Absent board members Tami Bone and Becky Pine.

**The following Town Officers and Appointees were in attendance:** Town Clerk Phyllis Dinkelacker, Deputy Supervisor Gail Lasher, Town Attorney George McHugh, and Code Enforcement Officer Albert Gasparini.

**The following people were in attendance**(signed in): Michael Campbell, Jason Borgen, Christian Ames, Diane Eastwick, and Kathy Venture.

**PRIOR MEETING MINUTES:** The Minutes from the October 6, 2025 meeting were distributed to the Town Board.

A motion to accept the Oct 20, 2025 meeting minutes, was made by Pirrone and seconded by Haas.

Motion Carried: Ayes – 3(Haas, Paluch and Pirrone), No's – 0, Absent – 2(Bone and Pine)

**VOUCHERS**

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

<b><u>General 2025 Abstract #19</u></b>	Vouchers	411 - 428	\$ 36,735.58
<b><u>Highway 2025 Abstract #19</u></b>	Vouchers	149 – 157	\$100,156.30

**DEPARTMENT REPORTS**

**HIGHWAY SUPERINTENDENT** – John J Farrell see attached.

**ASSESSOR** – Ms. Dawn DeRose. see attached.

**CODE ENFORCEMENT** – Albert Gasparini. see attached.

CEO Gasparini reported that the inspection (Fire and safety) to Peckham is still on. CEO Gasparini mentioned that the code should be updated to include manual shut off for residential solar.

Discussion on complaints and if they should be in writing before the CEO investigates them.

A motion was made by Paluch and seconded by Pirrone that all complaints made to the CEO must be writing before the CEO investigates them.

Motion Carried: Ayes – 3(Haas, Paluch and Pirrone), No's – 0, Absent – 2(Bone and Pine)

**TOWN SUPERVISOR** – Supervisor’s report, see attached.

**Supervisor Report: Legal Items**

July 18, 2025, Teleport Communications Group, Inc. v. The Assessor of the Town of Athens, et al. Supreme Court of the State of New York, County of Greene-Index No.: EF2025-660. Notice of Petition Under Article 7 of The Real Property Tax Law of New York State for Review of Tax Assessments. 2025 Assessment Roll Taxes for the Year 2025/2026. Tax Map IDs: 622.89-0000-744.790-1881, 622.089-0000-744.790-1882, 622.0890000-744.790-1883.

This is being followed by the Assessor’s office.

**Supervisor Report: General Items**

- Peckham, Schoharie Turnpike odor issues. Odor complaints were made on the following days 10/11, 10/3, 9/29, and 9/22.
- Greene County Ambulance Review Study, no further action
- Final Building Condition Assessment Report for the Rivertown Senior Center building was received and distributed to the Town Board.
- Mountaintop Supervisors & Mayors Meeting, August 25, Town of Hunter.
- NYSDOT, Region One, Culvert Project, Route 385, Corlaer Kill, 2026 year
- NYSDOT, Region One, Village of Athens, Pavement Corrective Maintenance, Route 385, RM385-130-1051 to RM 385-1301-1065, 2026 Year.

**NEW BUSINESS:**

Discussion & Review of proposed Local Law for Battery Energy Storage Systems. Local Law #1-2024 established the Battery Energy Storage System(B.E.S.) Local Law.

Discussion of proposed Local Law for Noise.

Tabled at this time. The Board will follow up on this law. They were advised that once it is established the law would have to go to the county and would need a public hearing.

Town Action: Resolution 2025-34 was introduced: To Authorize the Supervisor to make a Fund transfer of \$7,000. from General Fund “B” A/C 1990.4 to General Fund “B” A/C 1620.4 to settle the contract from MJ Engineering for their service of preparing the engineering inspection report for the Rivertown Senior Center Building.

Motion was made by Haas seconded by Paluch pass resolution 2025-34.

Motion Carried: Ayes – 3(Haas, Paluch and Pirrone), No’s – 0, Absent – 2(Bone and Pine)

Discussion: West Athens Lime Street Fire Company No. 1, Inc.

Town Action: Resolution 2025-35 was introduced: To Acknowledge the Request from the West Athens Lime Street Fire Company No. 1, Inc. to Amend its Certificate of Incorporation and Consent to their Willful Change to a Charitable Organization under the Laws of a 501(c) (3) of the Internal Revenue Code.

Motion was made by Paluch and seconded by Haas to pass resolution 2025-35.

Motion Carried: Ayes – 3(Haas, Paluch and Pirrone), No’s – 0, Absent – 2(Bone and Pine)

Discussion: Town Attorney Retirement

Town Action: To Accept the Retirement of Town Attorney George McHugh after over Five (5) Years of Dedicated Service to the Town of Athens, effective on December 30, 2025.

Motion was made by Pirrone and seconded by Haas to accept Mr. McHugh's resignation. Motion Carried (regretfully) Ayes – 3 (Haas, Paluch and Pirrone), No's – 0, Absent – 2 (Bone and Pine)

Discussion: Municipal lift project appropriations:

Town action: authorize the Supervisor to appropriate an estimated \$25,000.00 for additional expenses. To make a fund transfer to \$25,000.00 from general Fund A, A/C 1990.4 to general fund A A/C 1110.4 justice services lift project. The funds will be set aside as an accrual at year end 2025. Resolution 2025-36

Motion was made by Haas and seconded by Paluch to approve resolution 2025-36.

Motion Carried: Ayes – 3 (Haas, Paluch and Pirrone), No's – 0, Absent – 2 (Bone and Pine)

**Old Business:** Athens fall cleanup will Saturday October 25, 2025 at the Town Garage on Old Kings Rd. 8:30 – 12:30 one

**Town Council Concerns:** None

**Public Concerns:**

Resident Michael Campbell asked if the last get together with Peckham which was held on September 3, 2025 put in the paper.

Mr. Pirrone No, it wasn't a public hearing, and all the Towns are public meetings. The clerk did notify the paper in the community news section of the meeting with Peckham, and it was posted on the bulletin board, along with it being on the agenda for several meetings.

Resident Chris Ames noted his concerns of the railroad crossings at both Leeds Athens rd. and Schoharie Tpk being closed at the same time for several days. Was anyone notified? It was a dangerous time if an emergency had happened.

Mr. Pirrone advised that the Emergency center was notified and the notices to the emergency services were notified the day of the closures.

**Community Information:** All Dates Subjected to Change.

- Oct 22: Budget workshop 6:00pm Municipal Building
- Oct 23: Town Planning Board Meeting. Municipal Building.
- Oct 27: Mountaintop Supervisors & Mayors, Town of Prattsville.
- Oct 28: D. R. Evarts Trustee & Budget Vote. Library, Athens.
- Oct 29: Budget workshop 6:00pm Municipal Building
- Oct 30: Columbia Greene Planning & Zoning Training. CGCC, Greenport.
- Nov 1: Honor a Veteran. Historic Catskill Point
- Nov 4: Election Day.
- Nov 6: Town Board meeting. Municipal building
- Nov 6: Public Hearing for 2026 Budget reviewing the preliminary 2026 budget. Municipal building
- Nov 11: Veterans Day. Town Offices Closed
- Nov 20: Greene County Legislature Two Certified Copies of Town Budget.
- Nov 24: Mountaintop Supervisors & Mayors, Town of Ashland
- Nov 27: Thanksgiving Day. Town Offices Closed.
- Jan 8 to Jan 20: Supervisor will be out of Town.

There being no further business to come before the Town Board.

**A motion was made** by Haas and second by Paluch to adjourn the meeting at 6:56pm.

Motion Carried: Ayes – 3(Haas, Paluch and Pirrone), No's – 0, Absent – 2(Bone and Pine)

Respectfully submitted.

Phyllis Dinkelacker  
Town Clerk

11/4/2025 12:17 PM

**Town of Athens, NY & Town Council Meeting**

**Athens Municipal Building, 2 1<sup>st</sup> Street**

**Michael N. Pirrone, Supervisor, Presiding.**

**Agenda, Monday October 20, 2025 @ 6:00pm**

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

**(PLEASE SILENCE YOUR CELL PHONES WHILE THE MEETING IS IN PROGRESS)**

- **CALL THE MEETING TO ORDER. PLEDGE of ALLEGIENCE.**
  
- **PRIOR MEETING MINUTES: To Approve the Minutes of the Meeting of October 6, 2025. Attached.**  
Motion By \_\_\_\_\_ 2<sup>nd</sup> By \_\_\_\_\_ AIF  
EXCEPTIONS NOTED:
  
- **VOUCHERS: To Approve the Vouchers audited by the Town Board for payment.**  
Motion By \_\_\_\_\_ 2<sup>nd</sup> By \_\_\_\_\_ AIF  
EXCEPTIONS NOTED:

**Departmental Narratives**

- **Highway Superintendent: Report Attached.**
- **Assessor: Report Attached.**
- **Code Enforcement Officer: Report Attached.**
- **Supervisor's Report, Financial: Report Attached.**

**Supervisor Report on Legal Items:**

1. **July 18, 2025, Teleport Communications Group, Inc. v. The Assessor of the Town of Athens, et al. Supreme Court of the State of New York, County of Greene-Index No.: EF2025-660. Notice of Petition Under Article 7 of The Real Property Tax Law of New York State for Review of Tax Assessments. Town Roll for the Year 2025/2026. Tax Map IDs: 622.89-0000-744.790-1881, 622.089-0000-744.790-1882, 622.0890000-744.790-1883.**







- Oct 22: Budget Workshop. Municipal Building.
- Oct 23: Town Planning Board Meeting. Municipal Building.
- Oct 25: Athens Clean Up Day. Highway Dept. Facility, Old Kings Road.
- Oct 26: Athens Volunteer FD Pumpkin Parade. Athens
- Oct 27: Mountaintop Supervisors & Mayors, Town of Prattsville.
- Oct 28: D. R. Evarts Trustee & Budget Vote. Library, Athens.
- Oct 29: Budget Workshop. Municipal Building.
- Oct 30: Columbia Greene Planning & Zoning Training. CGCC, Greenport.
- Nov 1: Honor a Veteran. Historic Catskill Point
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- Jan 8 to Jan 20: Supervisor will be out of Town.

**Town Action: Move to Adjourn,**

**Motion By**

**2<sup>nd</sup> By**

**AIF**

Town of Athens HWY.

Report for 10/20/2025

- completed doing shoulder back up on Leeds Athens Rd.
- The new tandem dump truck was delivered
- we're ready for cleanup day for this fall
- The new F-600 was delivered and now up to Toads LLC for snowplow
- Picked up tanks for snowplows for winter
- Picked up tank and pump system to finish up our ACF grant from central equipment of cny.
- cut up falling tree on Cross Rd

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**TOWN of ATHENS**  
2 First Street  
Athens, NY 12015

**OFFICE of the SUPERVISOR**  
Michael N. Pirrone

## **Supervisor's Report**

### **Month of September 2025**

Pursuant to Section 119 of the Town Law, I hereby render the following detailed statement of all funds received & disbursed by Supervisor Michael N. Pirrone, the Chief Executive/Financial Officer for the Town of Athens.

**FUNDS:**

- A General Townwide.**
- B General Outside Village**
- C Highway Townwide**
- D Highway Outside Village**

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**Michael N. Pirrone, Supervisor**  
**October 20, 2025**

Monday, October 20, 2025

**Town of Athens  
Operational Narrative  
September 2025**

- 1. Financial activity through September 30, 2025, has been posted to the General Ledger.**
- 2. Workshops are Planned for October 22 and October 29, 2025. At Town/Village Municipal Building, 6:00 pm.**
- 3. Building Permits (Combine) Revenues are over Budget by \$6,000.**
- 4. New Athens Generating Plant Power Payments of \$71,912. are on time & current.**
- 5. Town received 1<sup>st</sup> Payment of Mortgage Taxes \$ 45,852.**
- 6. Time Reports are monitored, reviewed, and submitted for processing.**
- 7. Accounts Payable activity is coded, processed & paid as of September 2025.**
- 8. All Operating & Reserve Bank statements are being reconciled on a routine schedule.**
- 9. The monthly Retirement Report is timely prepared & filed.**
- 10. Adapting previous schedules, forms & information to aid in preparation.**