

REGULAR MEETING – ATHENS TOWN BOARD

February 2, 2026

The regular meeting of the Athens Town Board was called to order on February 2, 2026, 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., Athens, NY

The following Town Board members were in attendance: Supervisor Michael Pirrone, Town Board members Tami Bone, Karen Haas, Brittany Palmateer and Becky Pine

The following Town Officers and Appointees were in attendance: Town Clerk Phyllis Dinkelacker, Deputy Supervisor Gail Lasher, and George McHugh Attorney for the Town.

The following people were in attendance: Edward Lenzo, Nancy Poylo, Iciani Figueroa, Michael Campbell, James O’Connell, Laura Churchill, Jen Mosher.

Quest Speakers:

Per request from Greene County Public health to make a presentation at this meeting. Ms. Iciani Figueroa and Ms. Laura Churchill presented information about Community Health Worker Program Assistant for Greene County Public Health & Family Planning. They briefly introduce Greene County Public Health, to listen & learn more about Athens community's health & service needs. Interested in understanding what residents in Athens are experiencing, what concerns we are hearing as local leaders, where there may be gaps in access or services. Help guide Public Health in aligning outreach & resources in a way that is responsive, appropriate, & community driven.

Board member Bone suggested having more information on nutrition and vaccinations for the older population.

VOUCHERS

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

General 2026 Abstract # 3	Vouchers	30 – 50	\$57,349.26
Highway 2026 Abstract # 3	Vouchers	13 – 18	\$13,804.84

MINUTES: The minutes from 1/5 & 1/21 were tabled.

Clerk’s Report: The Clerk’s report for the month of January 2026 was presented to the Board. A motion was made by Pine and seconded by Palmateer to accept the Clerk’s report.

Motion carried: Aye’s – 5 (Bone, Haas, Palmateer, Pine, and Pirrone), No’s – 0.

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. 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.

Supervisor Report: General Items

*Peckham, Schoharie Turnpike odor issues.

Incidents # A: Odor complaints on Jan. 28, 2026, Jan. 21, 2026, Dec. 18, 2025, Dec. 16, 2025, Nov. 21, 2025, Nov. 19, 2025, Nov 6, 2025, Nov. 3, 2025, Oct. 24, 2025, Oct. 21, 2025, Oct 11, 2025, Oct. 3, 2025, Sept. 29, 2025, Sept 22, 2025.

Incidents # B: Odor complaints on Jan. 28, 2026, Jan. 27, 2026.

Board member Palmateer asked if What sensors were being used? Do we know what date is collected? Do they have to be monitored or is the information stored on them?

*Village/Town InterMunicipal Agreement: Town/Village Partnership is moving forward with InterMunicipal Agreement. All Parties have received the Appraisal & the Title Search. The group is moving forward.

*Municipal Building Outside Accessibility Lift Project Update: Meeting on January 12 with Principal Vendor Technical Staff & Village Engineer Preisner regarding Doors, Roof Enclosure, Lighting, etc. Details attached.

*Highway Law-Seasonal Parking Local Law Regulations: Awaiting additional information & clarification of some issues.

*ARX Cell Tower Construction Project: Requested Escrow has been funded by Project Principals, Stop Wok Order has been lifted. Engineering Team & Attorney for the Town will update.

*Town Council requested discussion by Attorney for the Town with Planning Board & Zoning Board Chairpersons successful, procedures improvements will be enacted.

*Athens Rivertown Senior Center Building, looking forward to finalizing.

*Mountaintop Supervisors & Mayors Meeting, March 2026.

*NYSDOT, Region One, Town of Athens, 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.

*NYSDOT, Region One, Town of Athens, Culvert Project, Route 9W, Murderers Creek, 2027-2028 Year.

New Business:

Town Action: Town of Athens Acceptance of Resignation of Planning Board Member Frances McCusker, effective January 22, 2026. And thank her for her years of service to the Town of Athens and Planning Board.

Motion was made by Haas and second by Pine

Motion Carried: Aye's – 5 (Bone, Haas, Palmateer, Pine, and Pirrone), No's – 0.

Town Action :Appointment of Courtney Sherman as Town of Athens Planning Board Regular Member, for the Unexpired Term (Frances McCusker) of Jan 23, 2026, to Dec 31, 2027.

Motion was made by Palmateer and second by Bone.

Motion Carried: Aye's – 5 (Bone, Haas, Palmateer, Pine, and Pirrone), No's – 0.

Town Action: Town of Athens Acceptance of Resignation of Board of Assessment Review Member Jeffrey E. Strockbine effective January 5, 2026.

Motion was made by Bone and second by Pine

Motion Carried: Aye's – 5 (Bone, Haas, Palmateer, Pine, and Pirrone), No's – 0.

Town Action: To Acknowledge Greene County Resolution #12-26 Authorizing Municipalities to Participate in County Highway Purchases. Formal Resolution # 12-26 Attached.

Motion was made by Palmateer and second by Bone

Motion Carried: Aye's – 5 (Bone, Haas, Palmateer, Pine, and Pirrone), No's – 0.

Discussion: Review of Intelligent Technology Solutions, Inc. Services Agreement for the Year 2026.

This has been tabled until the Clerk can get more information.

Discussion: To Discuss Revised Proposal from MJ Engineering for Services Related to Battery Storage Facilities & Data Storage Facilities, as described. Also to review questions received by Town Council Member R. Pine.

Town Action: to Authorized the Supervisor to Sign the Reviewed Proposal from MJ Engineering for Services as Described.

Motion was made by Pine and second by Palmateer.

Motion Carried: Aye's – 5 (Bone, Haas, Palmateer, Pine, and Pirrone), No's – 0.

Other Business Items:

Town Attorney

Discussion on preparing a new RFP an Attorney for the Town.

Dog Control Officer

Code Enforcement Officer

Code Clerk.

The Board will be meeting on Feb 9th to discuss staffing for the CEO & clerk.

Year End Unexpended Balance

Lights on the Hudson.

Board member Pine said she would work on it.

Attorney McHugh will be meeting with Superintendent Farrell to discuss the Towns new Parking Local Law.

Public Concerns:

Resident Michael Campbell had a few concerns/questions:

Have you heard if Peckham has looked into containment around their property? Has the Town asked for their MSDS sheets? Can there be guard rails put up on Buttermilk Falls Rd.? This will be passed on to Superintendent Farrell.

Community Information: All Dates Subjected to Change.

Feb 2: Town Board Meeting. Municipal Building.
Feb 14 to Feb 18: Supervisor will be Out of Town, Training & Annual Meeting, NYAOT.
Feb 11: Zoning Board of Appeal Meeting. Municipal Building.
Feb 16: Presidents Day. Town Offices Closed.
Feb 18: Town Board Meeting. Municipal Building.
Feb 26: Town Planning Board Meeting. Municipal Building.
Mar 2: Town Board Meeting. Municipal Building.
Mar 11: Zoning Board of Appeal Meeting. Municipal Building.
Mar 16: Town Board Meeting. Municipal Building.
Mar 26: Town Planning Board Meeting. Municipal Building.
Apr 6: Town Board Meeting. Municipal Building.
Trooper Brinkerhoff Race, April 9 & 23
Apr 8: Zoning Board of Appeal Meeting. Municipal Building.
Apr 20: Town Board Meeting. Municipal Building.
Apr 23: Town Planning Board Meeting. Municipal Building.
Trooper Brinkerhoff Race, April 9 & 23
May 1 to May 6: Supervisor will be out of Town.
May 4: Town Board Meeting. Municipal Building.

There is no other business to come before the Board.

A Motion was made by Palmateer and second by Bone to adjourn the meeting at 6:50pm.

Motion carried, Aye's – 5 (Bone, Haas, Palmateer, Pine, and Pirrone), No's – 0.

Respectfully submitted.

Phyllis Dinkelacker
Athens Town Clerk

Town of Athens, NY & Town Council Meeting
Athens Municipal Building, 2 First Street
Michael N. Pirrone, Supervisor, Presiding.
Agenda, Monday, February 2, 2026
Please Sign In, No Sign in-Not Included in Minutes.

PLEASE NOTE: No person shall be entitled to the privilege of the floor during any session of this Town Council unless a request therefore has been submitted prior to the commencement of the meeting to the Town Supervisor, until the Public Open Session.

- CALL to ORDER, OPENING with the PLEDGE of ALLEGIENCE.

Ms. Figueroa, Community Health Worker Program Assistant for Greene County Public Health & Family Planning. To briefly introduce Greene County Public Health, to listen & learn more about Athens community's health & service needs. Interested in understanding what residents in Athens are experiencing, what concerns we are hearing as local leaders, where there may be gaps in access or services. Help guide Public Health in aligning outreach & resources in a way that is responsive, appropriate, & community driven.

- VOUCHERS: To Approve the Vouchers audited by the Town Board for payment.

Motion By _____ 2nd By _____ AIF

EXCEPTIONS NOTED:

- PRIOR MEETING MINUTES: To Approve the Minutes of the Meetings of January 5, 2026, January 21, 2026. Tabled

Motion By _____ 2nd By _____ AIF

EXCEPTIONS NOTED:

- TOWN CLERK'S REPORT: To Accept Town Clerk Report for the month of January.

Report Attached.

Motion By _____ 2nd By _____ AIF

EXCEPTIONS NOTED:

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.

Supervisor Report on Current Business Items:

- A. Peckham, Schoharie Turnpike odor issues.

Incidents # A: Odor complaints on Jan. 28, 2026, Jan. 21, 2026, Dec. 18, 2025, Dec. 16, 2025, Nov. 21, 2025, Nov. 19, 2025, Nov 6, 2025, Nov. 3, 2025, Oct. 24, 2025, Oct. 21, 2025, Oct 11, 2025, Oct. 3, 2025, Sept. 29, 2025, Sept 22, 2025.

Incidents # B: Odor complaints on Jan. 28, 2026, Jan. 27, 2026.

- B. Village/Town InterMunicipal Agreement: Town/Village Partnership is moving forward with InterMunicipal Agreement. All Parties have received the Appraisal & the Title Search. The group is moving forward.
- C. Municipal Building Outside Accessibility Lift Project Update: Meeting on January 12 with Principal Vendor Technical Staff & Village Engineer Preisner regarding Doors, Roof Enclosure, Lighting, etc. Details attached.
- D. Highway Law-Seasonal Parking Local Law Regulations: Awaiting additional information & clarification of some issues.
- E. ARX Cell Tower Construction Project: Requested Escrow has been funded by Project Principals, Stop Wok Order has been lifted. Engineering Team & Attorney for the Town will update.
- F. Town Council requested discussion by Attorney for the Town with Planning Board & Zoning Board Chairpersons successful, procedures improvements will be enacted.
- G. Athens Rivertown Senior Center Building, looking forward to finalizing.
- H. Mountaintop Supervisors & Mayors Meeting, March 2026.
- I. NYSDOT, Region One, Town of Athens, Culvert Project, Route 385, Corlaer Kill, 2026 Year.
- J. NYSDOT, Region One, Village of Athens, Pavement Corrective Maintenance, Route 385, RM385-130-1051 to RM 385-1301-1065, 2026 Year.
- K. NYSDOT, Region One, Town of Athens, Culvert Project, Route 9W, Murderers Creek, 2027-2028 Year.

New Business:

Discussion:

- Town Action: Town of Athens Acceptance of Resignation of Planning Board Member Frances McCusker, effective January 22, 2026.
Motion By 2nd By AIF
EXCEPTION NOTED:
- Town Action: Appointment of Courtney Sherman as Town of Athens Planning Board Member, Regular Member for the Unexpired Term (Frances McCusker) of January 23, 2026, to December 31, 2027.
Motion By 2nd By AIF
EXCEPTIONS NOTED:
- Town Action: Town of Athens Acceptance of Resignation of Board of Assessment Review Member Jeffrey E. Strockbine effective January 5, 2026.
Motion By 2nd By AIF
EXCEPTION NOTED:
- Town Action: To Acknowledge Greene County Resolution #12-26 Authorizing Municipalities to Participate in County Highway Purchases.
Formal Resolution # 12-26 Attached.
Motion By 2nd By AIF
EXCEPTION NOTED:

Discussion: Review of Intelligent Technology Solutions, Inc. Services Agreement for the Year 2026.

- Town Action: To Authorize the Supervisor to Sign the Reviewed 2026 Intelligent Technology

Solutions, Inc. Agreement for Services.
2nd By AIF

Motion By

EXCEPTION NOTED:

Discussion: To Discuss Revised Proposal from MJ Engineering for Services Related to Battery Storage Facilities & Data Storage Facilities, as described. Also to review questions received by Town Council Member R. Pine.

- Town Action: to Authorized the Supervisor to Sign the Reviewed Proposal from MJ Engineering for Services as Described.

Motion By 2nd By AIF

EXCEPTION NOTED:

Other Business Items:

Town Attorney
Dog Control Officer
Code Enforcement Officer
Code Clerk.
Year End Unexpended Balance
Lights on the Hudson.

- Town Action:

Motion By 2nd By AIF

EXCEPTION NOTED:

- Town Action:

Motion By 2nd By AIF

EXCEPTION NOTED:

Old Business Issues:

Town Council Concerns:

Public Concerns:

- Town Action: Move to Executive Session

To discuss

Motion By 2nd By AIF

EXCEPTION NOTED:

- Town Action: To Adjourn from Executive Session.

Motion By 2nd By AIF

EXCEPTION NOTED:

- Town Action: To Reconvene Regular Session.

Motion By 2nd By AIF

EXCEPTION NOTED:

Community Information: All Dates Subjected to Change.

