

# REGULAR TOWN BOARD MEETING DECEMBER 8, 2021

1

A regular meeting of the Town of Cochection was held on December 8, 2021 at the Cochection Town Hall. 7:30 PM.

PRESENT: Supervisor- Gary Maas  
Councilperson - Deputy Supervisor, Edwin Grund  
Councilperson- Paul Salzberg  
Councilperson- SPO, Michael Walter  
Councilperson- Sean Nearing

OTHERS PRESENT:

Maryann Oumrim - Town Clerk	Karen Mannino –Attorney	Kevin Esselman- Highway
Larry Richardson – UDC / BYWAY	Jim Crowley- CEO	Liam Mayo – River Reporter
John Nober	Michael Attianese-Vol. Ambulance	Peter Grosser- Cochection Vol. Ambulance
Mitra Behroozi	Chris	Billy Boucher- Ground keeper

**Regular Town Board Meeting was called to order** by - Supervisor, Gary Maas opened meeting at 7:30pm with the pledge to the flag.

## RESOLIUTION #59

### TRANSFER MONEY TO SEWER ACCOUNT

**WHEREAS** The Town of Cochection Sewer Department is required to pay TAM for necessary smoke testing. **AND**,  
**WHEREAS** it is necessary to transfer funds from the American Rescue account to the Sewer contractual in the amount of \$4,520.00.

**THEREFORE, BE IT RESOLVED** Supervisor Gary Maas is granted approval to make said transfer.

Moved by Nearing Seconded by Grund

Councilman Walter: Abstained

## RESOLIUTION #60

### TRANSFER OF FUNDS

**WHEREAS** it is necessary for the Town of Cochection to make payment for Highway purchase of Loader in the amount of \$134,500. Funds need to be moved to the appropriate accounts for payment to be made. **AND**,

**WHEREAS** A penalty will be received if funds are moved at this time from the Machinery Capital Reserve, **AND**,  
**THEREFORE**, it is necessary to move funds from Town Capital reserve fund into Highway contractual fund, contingent on receiving CHIPS program funds.

**BE IT RESOLVED**, Authorization for Gary Maas Supervisor to move Capital reserve funds in the amount of \$134.500. to Highway to ensure payment is made.

Moved by : Councilperson: Walter Seconded by Councilperson Nearing

### Approval of Minutes:

**MOTION:** Motion made by Councilperson Salzberg, seconded by Councilperson Grund, that the minutes of November 10, 2021, as submitted by the Town Clerk are approved. All board members voted in favor.

## RESOLUTION # 61 APPROVE BILLS ON ABSTRACT #12

On motion of Councilperson Walter seconded by Councilperson Nearing, to approve the bills on Abstract #12 in the following amounts:

General Accounts: Claim #'s 655-666 are to be paid.

Claim #'s 632,633-635, 640-642, 644-649, 651,653 and 654 are in prepaids.

Total General Funds: **\$71,090.40**

Debit Card Account: Claim #667

Total Debit Card: **\$ 49.68**

Sewer Accounts: Claim #'s 668-673 are to be paid.

Claim #'s 638,639and 652 are in prepaids.

Total Sewer Accounts: **\$7,704.28**

Lighting District Accounts: Claim's #636 and 637 are in prepaids

Total Lighting District Funds: **\$444.69**

Highway Accounts: Claim #'s 674-698 and split 666 to be paid.

Claim #'s 632,643, and 650 are in prepaid

Total Highway Accounts **\$164,432.45**

PREPAIDS were paid 11/11,11/17,11/29

Audit 12/06/21 by Councilmen Nearing & Walter

### CORRESPONDENCE:

Letter from County of Sullivan Public Works: Received Western Sullivan Transfer Station signed agreement for 2021-2023

Letter from: MVP: Recertification for NYS small Group Renewals Confirmation received that paperwork has been signed and faxed.

Letter from: Cooper Arias: Agreement Between Town of Cochection and Cooper Arias to audit town accounts.

Letter from Auctions International: Auction closed on 11/09/2021 for sale of town highway equipment.

**PUBLIC COMMENT: NONE**

**COMMITTEE REPORTS:**

**UDC- Larry Richardson**

The Council held its regular meeting on Thursday December 2. I was running late and planned on attending via zoom but the power went out. Nevertheless, here are some things that were considered or discussed in committees:

The meeting opened with Virtual Presentation: "Northern Snakehead Invasive Fish Threat" by Daryl Pierce, Fisheries Biologist at the PA Fish & Boat Commission

**Topics discussed in part:**

**Committee Reports:**

- **WURM Committee report: Presentation: "Conservation Initiatives and Funding Gaps: How the American Rescue Plan Act (ARPA) May Help":** Boyar introduced presenters Kaylan Hubbard and Steven Schwartz on behalf of the Delaware Highlands Conservancy (DHC). Schwartz explained that earlier this year Congress passed the American Rescue Plan Act. They thought it is a good opportunity for local governments to explore using the funds to meet some conservation initiatives. Schwartz said that DHC is a private, non-profit land trust founded in 1994. It's accredited by the National Land Trust Alliance and has protected over 18,000 acres so far.
- **PROJECT REVIEW Committee: Cochection Cottages:** Lead Agency Request and Substantial Conformance. The committee voted to approve the Cochection Planning board as lead agency. With Kerry Engelhardt the new Resource Specialist, the committee reviewed the substantial conformance analysis performed by Shepstone Consulting dealing with the proposed Cochection cottages. The finding of the committee is that the project does meet the substantial conformance standards and a vote was taken to refer the committee recommendation to the full council for consideration. Following approval by the full council the recommendation will be forwarded to National Park Service.
- **OPERATIONS Committee:** FY 2021 Financial Review Presentation by Richard Eckersley, CPA. Next year will require a full audit.
- **NEW BUSINESS:**
  - A virtual presentation of UDC Fiscal Plan for Sustainability by Michael Crane AICP
  - Approved a draft Letter to NPS RE: Definition of Substantial Conformance
  - Approved a Substantial Conformance Recommendation to NPS for Cochection Cottages
- **OLD BUSINESS:** Replacement of Fuel Tanks: The 2 275-gallon fuel tanks needed to be replaced. The council has now had them replaced by 1 500-gallon double wall skid tank. At the recommendation of the building inspector, we also had cement blocks installed around the perimeter to prevent any accidental damage from vehicles

**UPPER DELAWARE SCENIC BYWAY- Larry Richardson**

The Committee held a zoom meeting on November 22.

**Items discussed in part:**

- Re-printing the UDSB placemats that had been provided to non-profits in the past.
- **Treasurer's report:** as Treasurer I provided the usual monthly report as well as a budget to actual and summary of the grants program activity year to date. We have a couple of vista clearing projects that have been approved but not yet completed.
- **DOT Region 8 Response:** Hawk's Nest Signage and Vehicle Impacts Procedures: An 11/15 letter from NYS DOT Western Orange County Resident Engineer Richard Gaupman was provided in response to UDSB correspondence regarding the Hawk's Nest. The DOT utilizes a program called accident damage recovery to try and get reimbursement for damage done to state property along the various highways from vehicle accidents. The program will create a bill to fix the damaged state property and this bill is sent to the insurance company of the owner of the vehicle that caused the damage. The bill will contain the cost of the labor, equipment and materials needed to make the repair.
- **UDSB Grants Brochure, Posters, and Delegate Presentations to Municipal Boards:** A suggestion was made to request time before the member municipal boards to make a presentation about UDSB between now and January. Apparently, some representatives do not make regular reports to their respective town boards. We are also pursuing creation of a poster that could be displayed promoting available grants to non-profits and municipalities.
- **Sullivan County/UDSB Smart Solar Trash Receptacles Program**
- **Anti-Litter Signage Update:** signs are completed and will be installed soon in member towns. The signs will be installed below the UDSB signs.
- **UDSB Visitor Center at The Callicoon Depot Project Update**
- **UDSB's letter** of appreciation to Town of Deerpark Historian Norma Schadt for her 25 years of service that will conclude at the end of 2021. She was treasurer for a while and has been very supportive of the UDSB by donating profits from her popular Hawk's Nest book to the UDSB.

**Next Meeting Date:** Monday January 24, 2022

**Supervisor Maas- Asked if Larry Richardson if he was interested in continuing his duties as UDC/ Byway Liaison, and was also recognized as the longest standing member since 1989**

**REGULAR TOWN BOARD MEETING DECEMBER 8, 2021**

**YOUTH COMMISSION:** Councilperson Grund

Eileen Hennessy, long standing Youth Commission Member since 2008 has decided to resign from her position on the Youth Board. It is bittersweet as Eileen has given her heart and soul to many of our town’s children, through her joyful ways and interaction in many youth activities. Thank you, Eileen, for your many years.

For more information contact **Sue Rodriguez** (845) 866-0853, or email: [s\\_rod79@frontiernet.net](mailto:s_rod79@frontiernet.net)

**LAKE HUNTINGTON, LAKE ASSOCIATION:** Nothing to report currently

**DEPARTMENT HEADS:**

**SUPERVISOR:** Gary Maas

Monthly Financial Report Bank Information:

Deposited \$	386.00	Judicial fees
Deposited \$	393.00	Judicial fees
Deposited \$	2,566.45	Town Clerk fees
Deposited \$	739.84	Debit Card

Activity: Made transfers and deposits as needed and have given budget actuals to board

CONTRACTUAL		\$ 4,000.00
Abstract #1	\$ 0.00	\$ 4,000.00
Abstract #2	\$ 825.94	\$ 3,174.06
Abstract #3	\$ 58.64	\$ 3,115.42
Abstract #4	\$ 50.00	\$ 3,065.42
Abstract #5	\$ 315.31	\$ 2,750.11
Abstract #6	\$ 132.00	\$ 2,618.11
Abstract #7	\$ 104.00	\$ 2,669.42
Abstract #8	\$ 230.94	\$ 2,438.48
Abstract #9	\$ 367.94	\$ 2,070.54
Abstract #10	\$ 132.00	\$ 1,938.54
Abstract #11	\$ 159.84	\$ 1,788.70
Abstract #12	\$ 99.68	\$ 1,679.02

Worked 104 Hours

**HIGHWAY SUPERINTENDENT:** Kevin Esselman (Not Present)

- Put up Road Closed Signs
- Issued driveway permit
- Had few repairs
- Cutting brush, patching, and ditching
- Finished up sander, plows and inspections
- Plowed and sanded as needed
- Rented boom mower

Worked 160 Hours.

Contractual balance is 3,724.25

**TOWN CLERK:** Maryann Oumrim

I took care of the regular duties of the Town Clerk including:

- Prepared Abstract #12 for audit.
- Prepared Minutes for November 10th regular meeting. Including Public hearing
- Emails have been responded to and appropriately shared with Board Members.
- 3 trips to the bank to make deposits.
- Deposited Town CEO fees.
- Dog -2- New Licenses and 4 Renewals.
- Marriage License -0
- Parking Tags-3
- Monthly reports sent to Agriculture & Markets and DOH for marriage and death.
- DECALS- Hunting & Fishing Licensing -3
- Updated books for records retention
- I worked a total of **90 hours** in October.
- **Contractual balance: \$962.61**

Addressed the Board regarding time off in February: from February 14-18<sup>th</sup> Town Clerk will be out of town.

**CODE ENFORCEMENT OFFICER:** James Crowley

- Worked 80 hrs.
- mileage 311
- Permits issued 9
- Cert. of Occupancy issued 1 and C of C-6
- Municipal search letters 11
- Logging 1
- Notice of Stop Work 1
- Plan Review Inspections 54
- Revenues \$3232.78
- Expenses \$224.16
- Contractual Balance: \$3,456.94

Briefly discussed several properties which have buildings which are not suitable for occupancy and need to be addressed.

**SEWER OFFICER:** Michael Walter

Smoke Testing Report from 11/16 & 11/17/2021

Detected 24 total leaks 3 of which are Major leaks. Complete report is in Town Clerk’s Office

Several letters will be sent out to homeowners which may be involved in any sewer leaks, and to remedy the issues.

- Average flow of 33478 gallons per day for month of November
- Obtained 94% C.B.O.D. and 96. % T.S.S. removal for November
- Expenditures \$7704.28
- Contractual Balance: - \$3911.59
- Worked 93 hours.

**RESOLUTION #62**

**KOBERLEIN TO MAKE CORRECTION TO MANHOLES # 3-8**

**WHEREAS** it is necessary to clear blockages from the sewer lines between manholes #3-8 And,

**WHEREAS** Koberlein will perform such services as jetting and vac Gritt and other debris from sewer lines I the amount of \$2,200 for half day, \$750 to cap manholes and \$150/hour for 2 flaggers.

**NOW THEREFORE BE IT RESOLVED** the Town of Cocheton Town Board grants Sewer plant Michael Walter to proceed with payment to Koberlein for such services.

Moved by Grund

Seconded by Salzberg

- |       |                                                                                                                  |       |                                                                                                                          |
|-------|------------------------------------------------------------------------------------------------------------------|-------|--------------------------------------------------------------------------------------------------------------------------|
| Ayes: | <ul style="list-style-type: none"> <li>✓ Maas</li> <li>✓ Grund</li> <li>✓ Nearing</li> <li>✓ Salzberg</li> </ul> | Nays: | <ul style="list-style-type: none"> <li>Maas</li> <li>Grund</li> <li>Nearing</li> <li>Salzberg</li> <li>Walter</li> </ul> |
|       | Abstained Walter                                                                                                 |       |                                                                                                                          |

**TAX COLLECTOR:** Eileen Hennessy – Supplies purchased for upcoming tax collection.

12/1/21 1.5-hour class taken for new Tax program

Will be attending zoom classes and computer classes

12/6/21 Tax meeting at Government center Sullivan County Treasurer Nancy Buck went over balancing check books at the end of every month.

TAX Legal will be put into the River Reporter and Democrat on 12/30, 12/31

Contractual Balance: \$1338.82

**TOWN ATTORNEY:** Karen Mannino

State filing on Local Law- for opting out of cannabis. 30-day time frame for Permissive Referendum has been met and filing can occur as on Monday 12/13/21

Discussion with Peter Grosser regarding Ambulance and how to make the Ambulance a district.

**ASSESSOR:** Lorry King - not present Submitted report:

***Old Business:***

1. Field work continues.
2. Finished the Lake Huntington Assoc. request
3. Completed request from Lake Huntington Fire Dep.

***New Business:***

1. Preparing the file for County and Town tax bills.

**REGULAR TOWN BOARD MEETING DECEMBER 8, 2021**

<b>November 1355.4</b>	<b>\$1,558.87</b>
<b>Quill</b>	<b>\$56.03</b>
	<b>\$56.03</b>
<b>Total</b>	<b>\$1,502.84</b>

**Assessor Hrs.:**  
**21.25**  
**Clerk: 15.00**

**PLANNING BOARD CHAIR** Earl Bertsch  
**DOG CONTROL OFFICER:** Tamara DePaolo - not present, No report  
**HISTORIAN:** K. C. Garn - not present - No report

**TOWN BOARD REPORTS:**

**Councilperson Nearing** -Nothing currently  
**Councilperson Salzberg** – Last Regular Board Meeting- Supervisor Maas extended Gratitude to Dr.Salzberg for his six years of service on the Board.  
**Councilperson Grund** - Nothing currently  
**Councilperson Walter** – Nothing currently.

**OLD BUSINESS:**

1. Roof for Town hall
2. Addition for Highway Barn
3. NYS Cannabis Legislation
4. Comprehensive & Zoning Law Update first meeting will be held on 12/14/21

**NEW BUSINESS:**

1. Website Update and Security
2. Sewer Smoke Testing Results
3. Nearing road property

**PUBLIC COMMENT:**

Mitra B. Interested in seeing the Nearing Road property to be made into a walking or dog park for community to use.  
Larry Richardson question about a stumpage check.

Discussion among board members about upcoming meeting dates:  
12/14- Shepstone Comprehensive Plan  
12/29- Year End meeting  
1/3/22- Reorganization Meeting

**MOTION** of Councilman Nearing, seconded by Councilman Walter the following motion was to Recessed meeting to 12/14/21, Time 8:47 p.m. All board members voted in favor.

Respectfully Submitted,

Maryann Oumrim  
Town Clerk