

The month-end audit meeting was postponed until further notice.

The meeting was held in person. The Supervisor called the meeting to order at 7:00 p.m. with an attendance roll call and the Pledge of Allegiance.

<b>PRESENT:</b>	Pat Killian	Councilmember
	John Donohue	Councilmember
	Jesse A. Fish, Jr.	Supervisor

<b>ALSO PRESENT:</b>	Erin Trombley	Town Clerk
	Chris Abrams	Highway Superintendent
	Josh Westfall	Building, Planning and Development Coordinator
	Elizabeth Bennett	Confidential Secretary
	Kristian Mechanick	Water Superintendent

**OTHERS PRESENT:** Dan Cahalane (US Light Energy), Ari Goldberg (counsel, US Light Energy), Harry Gutheil (resident; Trustee, So. Glens Falls Village), Martin Schmidt (CT Male representing US Light Energy), Chris Koenig (CT Male), Samantha Berg (resident; Clerk-Treasurer, So. Glens Falls Village), Bruce Lant (resident; South Glens Falls Fire Company), Richie Wiltshire, Tom Masso, Ann Purdue (resident; Town Planning Board), Benjamin Vaillancourt, Tim Schwab, Mike Shaver (resident, Town Planning Board), Greg Hewlett (The Pines), Charlene Hewlett, Jeremy Bunblasky (Seaboard Solar), David Rogge (Lamplighter Acres), Vince Sporrer, Maureen Dennis (Schermerhorn Real Estate Holdings [SRH]), Erin Donegan (SRH), Brandon Hayes (resident; Vice President, South Glens Falls Fire Company), Alex Portal (Post-Star)

## **PUBLIC HEARING – Sewer Rates**

The Supervisor asked the Town Clerk to read a statement opening the sewer rates hearing. She read:

“Be it resolved that a public hearing on sewer rates is opened at 7:02 PM on February 25, 2025.”

Supervisor Fish opened the floor for public comments.

Greg Hewlett said he had reviewed the documents published with the agenda and said the number of EDUs had increased and asked if the cost per EDU would therefore be reduced? He said that the original number of EDUs had been 635, and the proposed figure was now 726 EDUs. Supervisor Fish said the cost per EDU would not go down. Mr. Hewlett said if there were 81 more EDUs there would be a surplus over the original figures of \$59,000 per year. Supervisor Fish said that with 726 EDUs at the current rate, making payments on \$3.5 million loan + roughly \$10,295,000 for the Route 9 line, that brings the Town to about \$435,000, leaving approximately \$30,000 for Operations & Maintenance (O&M), which he indicated may not be enough to cover the cost.

Supervisor Fish said the rate would stay the same instead of being increased and try prorating the 2025 Sewer payments, and then in October of 2026 the revenue will be reviewed to see if adjustments should be made. He said that by then, any new additions to the line should offset any additional revenue needed, but if not, they may raise the rate. He also said that process will be transparent.

Mr. Hewlett asked if the arrangement was equitable, and provided a handout to members of the Board that he said showed the calculated cost per thousand based on water usage on selected properties for which he had data. He said some were paying \$24/thousand gallons, some pay \$6/thousand, and some pay \$53/thousand. Then he said he did similar calculations based on property valuations. This way he said some were \$13-15/\$1000 in valuation, and some were \$1 or \$3/\$1000 in valuation. He asked how it was formulated to be equitable.

Supervisor Fish said they used a formula, which had been provided to Mr. Hewlett previously, and worked with Town engineers basing the rate on a 1-family house as a single unit. Commercial properties, he said, are different and their rates are calculated based on water use. Mr. Hewlett mentioned Fitzgerald's, saying they will pay nearly \$53/1000 gallons and \$11/\$1000 valuation compared with Hudson Headwaters Health Network paying \$6/1000 gallons and \$1/\$1000 valuation. Supervisor Fish said a restaurant is calculated at 2.6 EDUs plus 1 EDU for every 7 seats. Fitzgeralds has 163 seats, he said.

Mr. Hewlett said it seemed unbalanced because extension 5 is largely commercial outside of the mobile home parks there. He asked why the health center's numbers were so low and questioned the figures for Hoffman's Car Wash. Supervisor Fish said they are different kinds of businesses and therefore calculated differently based upon the formula they used with the engineers. Mr. Hewlett asked if reviewing the numbers the way he had presented them concerned the Supervisor, to which Supervisor Fish said no.

Councilmember Killian said the figures are preliminary rate calculations and that what was being established is a basis for the future. Mr. Hewlett said he was concerned that future Boards could assign low EDUs to new, incoming projects to try to stimulate growth, which would prevent overall rate reductions for existing users. He urged members of the Board to take time to review the figures he presented for equity. Supervisor Fish said that if anything, they were not being charged enough because the Town could fall short for O&M.

Maureen Dennis said the local law references rates, and that EDU calculations are shared only for sewer District 1, extension 5 in the agenda's supporting documents. She asked if that was on purpose and the Supervisor said it was not. Ms. Dennis said Home of the Good Shepherd (assisted living facility) has 71 beds but only paid for 21 EDUs. Supervisor Fish said he believed the EDUs were lower because they have rooms without kitchens, and that the Landmark Motel has 77 rooms and was assigned 38 EDUs or .5 EDU per room. Ms. Dennis said under that calculation, the Home of the Good Shepherd should have 35 EDUs. Supervisor Fish said that should be revisited by the engineers for that end of Town. She said her employer was being charged for 2 pump stations even though no water flows through them. Supervisor Fish said there is water in each pump station. She said they also are charged for a water meter and sewer but nothing passes through the meter. In essence she said they are charged for an EDU that does not exist.

Harry Gutheil thanked the Board for their efforts and said that nothing would make the situation better but large growth and more grants. He said the project was far too expensive for the number of users on the line and that this Board had inherited the situation. He questioned if sewer charges cannot be based on an ad valorem basis. Attorney Bruening said 90% of the capital fee in the original code was based on ad valorem charges, and that the Town law and general municipal law do not allow for that for a sewer district. He said a benefit basis is required and there are various methods of calculating value. He said the EDU method is the one chosen by the Town Board to replace the previous calculations in the Town code. Mr. Gutheil asked if the Town had paid for spreadsheets full of figures based on something that was not right.

Mr. Gutheil said the referendum that was voted on is not the same project that was delivered, explaining that the original plan was a gravity-fed system, not one requiring grinder pumps, and then the County line was added on top. He asked where the Town connection met with the County's portion of the line. The Town paid for the County sewer connection line where it met the County at Wilton, Supervisor Fish said. Mr. Gutheil asked what the total bill was to this point. Supervisor Fish said the Route 9 line cost about \$10.3 million and the county line was an additional \$3.5 million that was supposed to have been paid for by a grant that was not obtained. Mr. Gutheil said he was trying to calculate the percentage spent on engineering. Supervisor Fish said the engineers received over \$3 million of the total cost.

Mr. Gutheil asked if future projects, like Cerrone and Michaels Group, could be added to extensions 1-4. Supervisor Fish replied, no, they may join extension 5 only. Supervisor Fish said nothing from the northern part of Town could be pumped South. He added that, for a year, extension 5 went North to Glens Falls, exceeding the

Town's daily allowance, at no cost. Mr. Gutheil was concerned that people who are currently paying for sewer may not realize their rates will change with debt service charges coming into effect. He also questioned why a property that is not connected to the system would pay O&M charges, and whether it is legal to do so. Supervisor Fish said O&M is a factor built into the EDU and is not billed as a separate charge. Mr. Gutheil asked if the language "just proportionate benefit" in the law was met with this plan. He said the Board was put in a tough spot because the project was too expensive, if the charges are too high people won't build in Moreau so there is no growth which is essential with the bond backloaded until the debt service is satisfied.

Mike Shaver asked if people in the sewer district would be the only payers on the sewer. He said the previous Board had consolidated water and made people pay who didn't owe on the debt. Supervisor Fish said you cannot consolidate sewer unless there is a benefit to all the extensions. He said District 1 extensions 1-4 cannot be pumped South, so there is no benefit to people in those extensions to consolidate with extension 5.

Councilmember Killian said this is a challenging situation and even he has questions, so he understands the frustration. He said that the Board is working on the numbers to form a basis from which to build, and that the plan is to make amendments over time when possible.

David Rogge asked if the sewer rates can be grieved. Supervisor Fish said in October 2026 they will have sufficient information to review, and that EDUs can be grieved after that review. Mr. Rogge asked if the Town would place a financial burden on businesses for a year-and-a-half without the ability to grieve. Supervisor Fish asked if Mr. Rogge considers it a burden, to which Mr. Rogge responded that it was. He referenced his Route 9 Mini-Storage which was assigned 15 EDUs, but has no water or sewer services. Supervisor Fish said Mr. Rogge is right to grieve that situation. Mr. Rogge asked why the engineers were not present to answer questions. Supervisor Fish said the Board would get them there.

Supervisor Fish said the hearing would remain open until the next Board meeting.

### **PUBLIC HEARING – Proposed Local Law No. 4 of 2025**

The Supervisor asked the Town Clerk to read a prepared resolution. She read:

"Be it resolved that a public hearing for proposed Local Law 4 of 2025, scheduled for 7:02 PM on February 25, 2025, which will amend sections of the Moreau Town Code Section 115, Sewer Regulations, is hereby open."

**Resolution 70-2025** A motion was made by Councilmember Donohue, seconded by Councilmember Stewart, to accept the resolution as read.

Asked if all were in favor, the responses were as follows:

Councilmember Noonan	Absent
Councilmember Killian	Aye
Councilmember Stewart	Absent
Councilmember Donohue	Aye
Supervisor Fish	Aye

The motion carried 3:0.

The floor was opened for comments.

Maureen Dennis suggested the definition of "EDUs" (Equivalent Dwelling Units) should be included in the law. She asked if the first meeting of October would be specified in the law for the budget of the following year. Attorney Bruening said it would be added to the next version, and that it was already added to the version the

Board had. Ms. Dennis cited Local Laws 145 and 115 where metered usage is defined as water that flows through the meter, but she said that is not how her employer is being charged. She asked how the budget will be calculated for extensions 1-4, who are not responsible for extension 5. She expressed concern that extension 1-4 users could somehow be responsible for extension 5 debt, though she could not state how it could happen. She said her employer is being charged for 694 meters when they have 98, and they are paying \$368/EDU when the local law says the rate is \$260. She said a resolution on December 12, 2022 states that the rates will mirror rates in extension 5. She said things are being removed from previous legislation and not being replaced. She quoted some language referring to the cost of building the sewer but it does not specify which extension, therefore, she said, it could apply to the entire district.

Attorney Bruening said the language does limit those charges to extension 5, pointing to Section 115-70 which describes the three types of charges, and Capital and O&M charges are specific to each extension within that language. He said the law is a draft and changes can be made. Ms. Dennis said she may be looking at a document than the one that has had changes made, that she can't see those, but said she did review the document provided for the public to comment on. Attorney Bruening said this is why public hearings are held, so that proposed changes can be considered. To the comments made by Mistery Hewlett, Rogge, and Gutheil, in addition to the concerns expressed by Ms. Dennis, Counsel stated that the Town is not allowed to charge capital fees to those not in the district.

Greg Hewlett asked if this issue fell in Town Law 202, to which Counsel responded yes and no. He said that since the Board has adopted the EDU method, sewer charges are based more on general municipal law in addition to Local Laws 202, 198, and others applicable to the sewer district. There are two different methods for assessing sewer charges; in tax or based upon property assessment vs. sewer rents or sewer charges. He said it is a hybrid of statues. Mr. Hewlett asked if the term "just benefit" is defined in the law. Counsel said no, but that guidance by Comptroller does help interpret it. Mr. Hewlett asked in lieu of an actual definition, how can it be defined? Counsel said the Town Board decides.

The public hearing was left open until the next meeting.

## **FUTURE MEETINGS**

Supervisor Fish reminded everyone that the South High Marathon Dance would be taking place the following weekend, and said a proclamation had been prepared for the Board to sign. He asked the Town Clerk to read the proclamation. She read:

"WHEREAS, the South Glens Falls High School is hosting the 481h annual South High Marathon Dance on February 28th and March 1st of 2025, to raise funds to benefit thirteen (13) local individuals and eighteen(18) organizations; and

WHEREAS, the first South High Marathon Dance, in 1978, took place with about 50 dancers participating in couples; and has grown to approximately 650 dancers this year; and

WHEREAS, the students will dance for an amazing 28 hours over a two-day period, wearing hats, fanny packs, sunglasses, feather boas, costumes, inflatable pool toys, dancer shirts and, for some, their coveted senior shirts; and

WHEREAS, the Marathon Dance has become a massive celebration, leading up to this year's SHMD weekend with the ever-enthusiastic and highly anticipated school "Spirit Week," which includes Neon Day, Tie-Dye Day, Cause Day, Western Day and Red and Blue Day; and

WHEREAS, the student organizing committee works tirelessly to select recipients, make videos, promote the dance, and decorate the school; all while being full time students, many of whom are also involved in athletics, extracurricular activities or hold part time jobs; and

WHEREAS, the Marathon Dance has evolved from a weekend activity to a regionally and nationally recognized event, raising money, year-round, through numerous community and school activities, such as the hugely successful Middle School Basket Raffle, various Elementary School fundraisers, a summer golf tournament, the always creative fundraisers of individual dancers and countless local events sponsored by, and taking place at, our selfless local businesses; and

WHEREAS, the first marathon dance raised \$1,500 for the Moreau Emergency Squad, the 2024 Marathon Dance raised over \$746,887.25 for 34 individuals and organizations, while the marathon dancers and larger SHMD community have raised a grand total of over \$11.3 million for 675 beneficiaries, in 47 years; and

WHEREAS, this year's recipients include: the families of Edward & Karen Ball, Cheyenne Bishop, Lenna Braunius, Carrie Duell, Doug Hall, Gideon Holton, Christopher Johnson, Charlene Lamb, Mike Leonard, Emmie Phelps, Mason Queary, Jamie Smith, Jasiah West, and the Alzheimer's Association of NENY, Food For Thought, Glens Falls Hospital Foundation, Goodness Strong , Foundation, Joy US Foundation, Kelly's Angels, Inc., Moreau Community Center, Open Door Mission, Operation Adopt A Soldier, Operation At Ease Inc., Rebuilding Together Saratoga County, Sleep In Heavenly Peace (Mechanicville Chapter), Southern Adirondack Independent Living, Steps for Stroke, Veterans & Community Housing Coalition, Veterans Miracle Center, WAIT' House, Wilton Wildlife Preserve&Park; and

WHEREAS, the South High Marathon Dance is a time-honored tradition, which now has second and third generation dancers and volunteers, is able to bring together an entire community each year and which leaves a forever mark on the hearts of those touched by it; and

WHEREAS, the Moreau Town Board extends their heartfelt thanks to all those involved and especially to the students and volunteers who devote their time and effort to making the Marathon Dance a success; and

NOW, THEREFORE, BE IT RESOLVED, that the Moreau Town Board hereby proclaims February 28th and March 1st, 2025 "South High Marathon Dance Weekend" as a tribute to the support and generosity of our community."

**Resolution 71-2025** A motion was made by Councilmember Donohue, seconded by Councilmember Killian, to accept the proclamation as read.

Asked if all were in favor, the responses were as follows:

Councilmember Noonan	Absent
Councilmember Killian	Aye
Councilmember Stewart	Absent
Councilmember Donohue	Aye
Supervisor Fish	Aye

The motion carried 3:0.

#### **PUBLIC COMMENT PERIOD**

No comments were made.



## **OLD BUSINESS**

Supervisor Fish asked Town Clerk Trombley to read a prepared resolution. She read:

“Be it resolved that the Town Clerks Office will accept applications for the part-time Transfer Station Working Manager position until the close of business Monday, March 3, 2025.”

**Resolution 72-2025** A motion was made by Councilmember Killian, seconded by Councilmember Donohue, to accept the resolution as read.

Asked if all were in favor, the responses were as follows:

Councilmember Noonan	Absent
Councilmember Killian	Aye
Councilmember Stewart	Absent
Councilmember Donohue	Aye
Supervisor Fish	Aye

The motion carried 3:0.

## **PRESENTATION – US LIGHT ENERGY**

Supervisor Fish said the Town has received its first full application for a solar project, and representatives of US Light Energy were present to share information and plans for a proposed Town solar project. Martin Schmidt of CT Male, who presented on behalf of US Light Energy, said the company is based in New York State and that they have installed dozens of projects in the state. He said the site of the project would be the former Tee Bird South golf course property, which had been three parcels. He said the property had been reconfigured, and the project was now planned to be entirely located on the West side of the transmission line. According to the representative, the project meets or exceeds setback requirements set forth in the Town’s solar law. He said the property will be accessed from Reynolds Road via a shared access road with the utility company. This aspect was under review with the NYS Department of Transportation at the time, he said. The site of the array on the lot would be toward the back of the property, they said, and there will be low visibility from all sides due in part to wooded areas, and that a planned 20-foot willow screen on the Reservoir Road side. The representative said the parcel is zoned R3 which is code compliant for the overlay solar district in Moreau’s solar law.

Councilmember Donohue said he supports solar and asked the company to go above and beyond to screen any visibility. The representative said there would be two rows of the willow hedge that grow to 20 feet in height in 3 years. Councilmember Killian asked what benefits the Town would receive from approving such a project. The response was discounts on energy, an improved power grid, tax revenue, and energy resilience. The company representative estimated 5-10% cost savings on utilities and any extra energy goes into the grid, reducing overall cost by increasing the power supply. The Councilmember asked how soon residents would know to sign up. The representative said after construction sign-up is allowed and that residents of the Town where the array is located have priority. They said there is a notification process as well, and offered that the contract team could provide more information later.

Councilmember Donohue proposed tabling action on the proposal until other Board members could review it. The Representative acknowledged a large volume of documentation had been provided and said a storm water plan was available as well which was also a large volume of material to review.

## **BUILDING, PLANNING & DEVELOPMENT**

Supervisor Fish invited Building, Planning and Development Coordinator Westfall to address the Board. Mr.

Westfall said that one of the projects he had inherited when he joined the Town staff was a review and update of permit fees. The information he said he had dated back to 2019, and in reviewing them, he found Moreau's rates below those of most Towns in the vicinity. He calculated an average of fees across the County. He said the increase to the Recreation fee was the biggest. The County average was \$1429 with \$1200 in neighboring towns. The proposed increase is the first since 2008 and realigns Moreau's fee with that of the other Towns.

(SEE SCHEDULE, PAGE 67)

Councilmember Killian said when visiting Mr. Westfall, he found it difficult to see things on the small screen in the office and proposed he get a new, modern monitor setup.

The Supervisor Asked the Town Clerk to read a prepared resolution. She read:

"WHEREAS, Chapters 52, 70, 74, 87, 96, 101, 105, 113, 117, 120, 124, 127 and 149 of the Moreau Town Code contain provisions requiring that certain fees be paid in connection with applications submitted to the Town Building Department, Planning Board and Zoning Board of Appeals, including applications for building permits, variances, special use permits, subdivisions and site plan approval, among others; and

WHEREAS, Section 74-16 of the Town Code requires the Town Board to adopt a fee schedule for certain fees to be paid to the Town, and authorizes the Town Board to amend such fees from time to time; and

WHEREAS, the Building Department has conducted a review of the current fee schedule, which has been posted on the Town's website, and recommends an update to the fee schedule, which is attached to this Resolution.

NOW, THEREFORE, IT IS HEREBY RESOLVED AS FOLLOWS:

1. The Town Board hereby establishes the fees set forth in the revised fee schedule attached to this Resolution; and
2. The Town Board hereby authorizes and directs the Town Clerk and the Building, Planning and Development Coordinator to publish such revised fee schedule in their respective offices and on the Town website; and
3. This Resolution shall take effect immediately"

**Resolution 73-2025** A motion was made by Councilmember Donohue, seconded by Councilmember Killian, to accept the resolution as read.

Asked if all were in favor, the responses were as follows:

Councilmember Noonan	Absent
Councilmember Killian	Aye
Councilmember Stewart	Absent
Councilmember Donohue	Aye
Supervisor Fish	Aye

The motion carried 3:0.

## **RECREATION DEPARTMENT**

The Supervisor asked the Town Clerk to read a prepared resolution. She read:

“Be it resolved that the Town Board authorizes an expenditure, not to exceed \$2,850, payable to RB Productions DBA myrec.com, to be paid from account A7140.4 for the purpose of a recreation scheduling website for the 2025 year.”

**Resolution 74-2025** A motion was made by Councilmember Donohue, seconded by Councilmember Killian, to accept the resolution as read.

Asked if all were in favor, the responses were as follows:

Councilmember Noonan	Absent
Councilmember Killian	Aye
Councilmember Stewart	Absent
Councilmember Donohue	Aye
Supervisor Fish	Aye

The motion carried 3:0.

The Supervisor asked the Town Clerk to read a second prepared resolution. She read:

“Whereas, on November 26, 2024, the Town Board authorized the purchase of a 100’ x 200’ ice rink from Damian Products, LLC at a price not to exceed \$11,544.50, and

Whereas, the Town Board wishes to make a partial payment toward the ice rink before it is completed; therefore

Be it resolved, that the Town Board authorizes a downpayment amount of \$8,081.15 to be prepaid to Damian Products, LLC, by the Supervisor’s Office, in advance of the March warrant, and a balance of \$3,463.35 to be paid to the vendor upon receipt of the ice rink through the regular warrant process.”

**Resolution 75-2025** A motion was made by Councilmember Donohue, seconded by Councilmember Killian, to accept the resolution as read.

Asked if all were in favor, the responses were as follows:

Councilmember Noonan	Absent
Councilmember Killian	Aye
Councilmember Stewart	Absent
Councilmember Donohue	Aye
Supervisor Fish	Aye

The motion carried 3:0.

## **WATER & SEWER DEPARTMENT**

The Supervisor asked the Town Clerk to read a prepared resolution. She read:

“Be it resolved that the Town Board authorizes a final payment not to exceed \$23,262.31 to Bellamy Construction from the Sewer Capital Project account to close out the County Forcemain Sewer Project, and authorizes the Supervisor to sign any necessary documents to close out the project.”

**Resolution 76-2025** A motion was made by Councilmember Donohue, seconded by Councilmember Killian, to accept the resolution as read.



Asked if all were in favor, the responses were as follows:

Councilmember Noonan	Absent
Councilmember Killian	Aye
Councilmember Stewart	Absent
Councilmember Donohue	Aye
Supervisor Fish	Aye

The motion carried 3:0.

The Supervisor asked the Town Clerk to read a second prepared resolution. She read:

“Be it resolved that the Town Board authorizes the purchase of a Tapping Kit for the Water & Sewer Department from USA Bluebook, in an amount not to exceed \$3,395 which was allocated in the 2025 budget, and will be paid from account CW8310.2.”

**Resolution 77-2025** A motion was made by Councilmember Killian, seconded by Councilmember Donohue, to accept the resolution as read.

Asked if all were in favor, the responses were as follows:

Councilmember Noonan	Absent
Councilmember Killian	Aye
Councilmember Stewart	Absent
Councilmember Donohue	Aye
Supervisor Fish	Aye

The motion carried 3:0.

The Supervisor asked the Town Clerk to read another prepared resolution. She read:

“Be it resolved that the Town Board authorizes the purchase of a Central Machinery 7HP Plate Compactor with Wheel Kit for the Water & Sewer Department, from Harbor Freight, in an amount not to exceed \$699, which was allocated in the 2025 budget, and will be paid from account CW8310.2.”

**Resolution 78-2025** A motion was made by Councilmember Donohue, seconded by Councilmember Killian, to accept the resolution as read.

Asked if all were in favor, the responses were as follows:

Councilmember Noonan	Absent
Councilmember Killian	Aye
Councilmember Stewart	Absent
Councilmember Donohue	Aye
Supervisor Fish	Aye

The motion carried 3:0.

The Supervisor asked the Town Clerk to read another prepared resolution. She read:

“Be it resolved that the Town Board authorizes the purchase of a Husqvarna Model #k770 Demolition Saw for the Water & Sewer Department from Northern Tool & Equipment, in an amount not to exceed

\$1,199.00, which was allocated in the 2025 budget, and will be paid from account CW8310.2.”

**Resolution 79-2025** A motion was made by Councilmember Donohue, seconded by Councilmember Killian, to accept the resolution as read.

Asked if all were in favor, the responses were as follows:

Councilmember Noonan	Absent
Councilmember Killian	Aye
Councilmember Stewart	Absent
Councilmember Donohue	Aye
Supervisor Fish	Aye

The motion carried 3:0.

### **TOWN CLERK’S OFFICE**

The Supervisor asked the Town Clerk to read a prepared resolution. She read:

“Be it resolved that the Town Board authorizes the Supervisor to sign the lease agreement with Pitney Bowes for the postage meter, at \$73.82 per month, to be billed quarterly at \$221.46, and also execute any other documents necessary to complete the lease process.”

**Resolution 80-2025** A motion was made by Councilmember Killian, seconded by Councilmember Donohue, to accept the resolution as read.

Asked if all were in favor, the responses were as follows:

Councilmember Noonan	Absent
Councilmember Killian	Aye
Councilmember Stewart	Absent
Councilmember Donohue	Aye
Supervisor Fish	Aye

The motion carried 3:0.

### **MEDICARE REIMBURSEMENT**

The Supervisor asked the Town Clerk to read a prepared resolution. She read:

“So be it resolved that the Town Board authorizes quarterly Medicare Reimbursement payments for Timothy Alden, effective January 1, 2025”

**Resolution 81-2025** A motion was made by Councilmember Donohue, seconded by Councilmember Killian, to accept the resolution as read.

Asked if all were in favor, the responses were as follows:

Councilmember Noonan	Absent
Councilmember Killian	Aye
Councilmember Stewart	Absent
Councilmember Donohue	Aye

Supervisor Fish

Aye

The motion carried 3:0.

## **FIRE PROTECTION**

Supervisor Fish said he had received an email from the Fire Company attorney, and that the information had been given to the Board and posted with meeting information for public review. He said they need to discuss what the Town is willing to do. Supervisor Fish said the issue had been posted on social media implying that the Town Board is not being transparent about the process. The Supervisor said a proposal had come from the attorney which was discussed with Councilmember Stewart as the Fire Company liaison, but had not been discussed with the Board or the Town's attorney, and no activity or discussion had taken place since a meeting 3-4 months before. Supervisor Fish invited the present Councilmembers to comment. Councilmember Donohue said Councilmember Stewart had mentioned it to him, and the next he heard was about the social media post. He said more discussion was needed before they can move forward. Councilmember Killian said it was also mentioned to him by Councilmember Stewart in passing. The Supervisor asked Harry Gutheil, who is a Village Trustee, if he wished to speak on it, to which Mr. Gutheil declined. He did add that in the past Boards met together but now attorneys tend to work behind the scenes. Supervisor Fish invited anyone from the Fire Company to comment.

Brandon Hayes introduced himself as the Vice-President of the South Glens Falls Fire Company. He said he had contacted Councilmember Stewart on January 5, and that the Councilmember had said he would talk to the Town attorney. He also said he believed the Board was going to discuss things following a meeting held in August. Supervisor Fish said the Town Board and Fire Company had met and talked about the Town taking over the Fire Company and concerns about equipment, etc., but that the conversation didn't go anywhere, and he hadn't heard from anyone since then. He said the document from their attorney moved authority of jurisdiction to the Town from the Village of South Glens Falls, and this was discussed at the Town meeting. Councilmember Donohue said there was obviously some miscommunication, and that one or several meetings are needed to address this. Mr. Hayes said the timing of the change needs to happen soon because the change needs to go before the NY State legislature. Councilmember Killian asked what the end date was, to which Mr. Hayes responded that the deadline was sometime March. Supervisor Fish said he would email the Fire Company, Mayor, and respective attorneys to get a meeting planned to get this taken care of. He apologized for the confusion.

Attorney Bruening asked if the Board would like a summary of the proposal that had been sent, and said it raises legal questions. He confirmed the timing is important for the state legislature, but that the Board also needed to be comfortable with the arrangement. He said the Village had already agreed and that no conversation had been had with the Fire Co. or their attorneys. Mike Shaver asked if a public hearing was needed. Counsel stated that the Village gives up the authority or responsibility for fire service in South Glens Falls, and because Town law does not allow for that, special State legislation making an exception would be required for the transfer to take place. The Town is not allowed to extend a fire protection district into the Village. If the legislature would make an exception at the Town or Village's request, then the process of extending the district into the Village would begin, including the public hearing process and Town Board resolution to extend the district. Mr. Shaver said his concern was that the Village pay its share of the cost. Attorney Bruening said the sticking point is having access to collect funds from Village residents via assessment or to make another revenue process to pay for it. Currently Town fire service is paid for with sales tax, Mr. Shaver said, and that opens up the potential for a fire tax, which he said may not be the right thing to do.

Harry Gutheil made a distinction between a district and a fire protection district, saying they are not the same. He asked about details like where the trucks and equipment that are housed in the Village will go. He said it is questionable if a full fire protection district which includes the Village could be paid for with sales tax, or if it had

to come from the General Fund. To the question of where the process is to let Fire Protection go from the Village, Mr. Gutheil said there was a paragraph in their Fire Company contract stating they would work toward the goal of a Fire Protection District, and that was all.

To clarify where things stood, Confidential Secretary Bennett said that the document in question had been received the weekend prior, and that the Village met the prior week but had not yet passed a resolution. She said the Town was mentioned in the document, but the Village Board had not yet moved on the document.

## **PUBLIC COMMENT PERIOD**

Dave Rogge questioned the mobile home renewal fee when there is no fee for apartments or campgrounds, and he asked what he would get for an additional \$9,275 a year (\$25 increase in permit fee x 371 homes in Lamplighter Acres). He said there was no inspection being done, and that he pays for permits to install and demo old homes separately. He said if there were problems or fines, he could understand it, but he asked again what the purpose of the fee was. Supervisor Fish asked Mr. Westfall if there wasn't an annual inspection. Mr. Westfall said there was and that it took a couple of hours to complete.

Mr. Rogge asked about campground inspections, and mentioned a mobile home park on Bluebird Road that is being improved, but that had been allowed to get into poor condition even with annual inspections. He alleged that there would be no service in exchange for the fee. BPD Coordinator Westfall said additional review with the Town attorney was underway for Solar and PUD projects so they could revisit this fee as well.

Mike Shaver asked how many Northumberland & Wilton school taxes are being collected by the Town of Moreau. He said he had not realized until recently, when he began driving buses for South Glens Falls Central School District, how many students attended the school from those other municipalities. He said having the Town collect the school taxes from all three Towns was a burden on the Town of Moreau. Councilmember Donohue asked if the school doesn't give the Town something for this. The Town Clerk responded that the Town receives the penalties, which is a variable sum depending on whether taxpayers pay their taxes on time. He said he was aware the other Town residents in the school district paid different rates, but again he said he didn't realize how many kids attended from the other Towns. He estimated 7 or 8 busses full, and said there has been a lot of growth over the years, but that there had been three people in the Town Clerk's office since the 1970s. He said he believed those other Towns should collect the school taxes from their residents who are in the school district. Harry Gutheil said Wilton has three school districts and Northumberland has two.

## **COMMITTEE REPORTS**

Councilmember Donohue said there would be a proposal at the next meeting related to new playground equipment for the Recreation park.

## **SUPERVISOR'S ITEMS**

Supervisor Fish said that on 2/26 the Town was sending three members of the staff for training in Laserfiche, an electronic document program the Town uses.

He also said that February 12-14 Water Superintendent Kristian Mechanick and Jeff Parish, Water Laborer (?) attended Seward pump training.

## **EXECUTIVE SESSION**

The Supervisor asked the Town Clerk to read a prepared resolution. She read:

“Be it resolved that the Town Board will enter into Executive Session to discuss employment history or matters leading to the appointment, employment, promotion, demotion, discipline, suspension, dismissal or removal of a particular person.”

**Resolution 82-2025** A motion was made by Councilmember Donohue, seconded by Councilmember Killian, to accept the resolution as read.

Asked if all were in favor, the responses were as follows:

Councilmember Noonan	Absent
Councilmember Killian	Aye
Councilmember Stewart	Absent
Councilmember Donohue	Aye
Supervisor Fish	Aye

The motion carried 3:0.

## **NEW HIRES**

The Supervisor asked the Town Clerk to read a prepared resolution. She read:

**Resolution 83-2025** A motion was made by Councilmember Donohue, seconded by Councilmember Killian, to accept the resolution as read:

“Be it resolved that the Town Board authorize the hire of Jaques Terrio as a full-time, year-round Highway Department Laborer, at a rate set by the CSEA Contract, pending successful completion of a background check and pre-employment physical.”

Asked if all were in favor, the responses were as follows:

Councilmember Noonan	Absent
Councilmember Killian	Aye
Councilmember Stewart	Absent
Councilmember Donohue	Aye
Supervisor Fish	Aye

The motion carried 3:0.

The Supervisor asked the Town Clerk to read a second prepared resolution. She read:

“Be it resolved that the Town Board authorizes the hire of Sean Melvin as a full-time, year-round Recreation Department Laborer at a rate of \$22 per hours, pending successful completion of a background check and pre-employment physical.”

**Resolution 84-2025** A motion was made by Councilmember Donohue, seconded by Councilmember Killian, to accept the resolution as read.

Asked if all were in favor, the responses were as follows:

Councilmember Noonan	Absent
Councilmember Killian	Aye
Councilmember Stewart	Absent
Councilmember Donohue	Aye



Supervisor Fish                      Aye

The motion carried 3:0.

The Supervisor asked the Town Clerk to read another prepared resolution. She read:

“Be it resolved that the Town Board authorizes the hire of Ellen Buttles as a part-time Recreation Department Clerk at a rate of \$20 per hour, pending successful completion of a background check and pre-employment physical.”

**Resolution 85-2025** A motion was made by Councilmember Donohue, seconded by Councilmember Killian, to accept the resolution as read.

Asked if all were in favor, the responses were as follows:

Councilmember Noonan	Absent
Councilmember Killian	Aye
Councilmember Stewart	Absent
Councilmember Donohue	Aye
Supervisor Fish	Aye

The motion carried 3:0.

#### **ADJOURNMENT**

**Resolution 86-2025** A motion was made by Councilmember Donohue, seconded by Councilmember Killian, to adjourn the meeting.

Asked if all were in favor, the responses were as follows:

Councilmember Noonan	Absent
Councilmember Killian	Aye
Councilmember Stewart	Absent
Councilmember Donohue	Aye
Supervisor Fish	Aye

The motion carried 3:0. The meeting was adjourned at 8:55 p.m.

Respectfully submitted,  
*Erin Trombley*  
Erin Trombley  
Town Clerk

**Town of Moreau Building Department Fee Schedule- 2025**

Code	Type	Fee	Minimum Fee
<b>General</b>			
52-7(A)	Burn Permit	\$ 20.00	
70-3	Fence	\$ 25.00	
87-4(D)	Junkyard	\$ 100.00	
127-3(A)	Swimming Pool	\$ 50.00	
105-7	Peddling/ Soliciting	\$ 250.00	
<b>Mobile Home and Park Permit</b>			
96-5(D)	Park Permit (Unit)	\$ 25.00	
96-5(D)	Park Permit Renewal (Unit)	\$ 25.00	
<b>Sand, Gravel &amp; Mining</b>			
113-5(A)	Mining Permit	\$ 500.00	
113-5(A)	Renewal Mining Permit	\$ 250.00	
<b>Signs</b>			
117-7	Sign Permit	\$ 100.00	
<b>Subdivision of Lands</b>			
124-6(B)(5)	Sketch Plan (Per Lot)	\$ 25.00	
124-9(J)	Preliminary Review (Per Lot)	\$ 50.00	
124-12(F)	Final Review (Per Lot)	\$ 100.00	
124-18(B)	Recreation Fee (Per Dwelling)	\$ 1,200.00	
<b>Zoning and Planning Fees</b>			
124-6	Boundary Line Adjustment	\$ 150.00	
124-6	Two-Lot Subdivision	\$ 150.00	
149-72(A)	Area Variance	\$ 75.00	
149-72(A)	Use Variance	\$ 150.00	
149-72(A)	Interpretation	\$ 75.00	
149-35(D)	Site Plan Review	\$ 50.00	
149-72(A)	Special Use Permit	\$ 150.00	
<b>Building Permits</b>			
149-72(A)	One-Family Dwelling*	\$ 0.23	\$ 150.00
149-72(A)	One-Family Dwelling -Addition*	\$ 0.23	\$ 50.00
149-72(A)	Two-Family Dwelling*	\$ 0.28	\$ 250.00
149-72(A)	Two-Family Dwelling- Addition*	\$ 0.28	\$ 100.00
149-72(A)	Multi-Family Dwelling*	\$ 0.32	\$ 300.00
149-72(A)	Residential Accessory*	\$ 0.20	\$ 50.00
149-72(A)	Commercial/ Industrial*	\$ 0.32	\$ 400.00
149-72(A)	Commecrial/ Industrial Additions*	\$ 0.32	\$ 200.00
149-72(A)	Mobile Home Install	\$ 150.00	
149-72(A)	All Others	\$ 50.00	
101-4	Outdoor Hydronic Heater	\$ 100.00	
120-7	Land Development Activity	\$ 150.00	
* Indicates Cost Per Square Foot			
<b>FinalVersion -Rev1a. 2/275/2025 Appv'd by Resolution 2/25/2025</b>			