

A Regular Town Board Meeting was held at 7:00 PM, and a Public Hearing on Proposed Local Law 7 (Solar Law) was held at 7:01 PM on September 10, 2024 at the Moreau Municipal Building, 351 Reynolds Road, Moreau, Saratoga County, New York.

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.

PRESENT:	Kyle Noonan	Councilmember
	Patrick Killian	Councilmember
	Mark Stewart	Councilmember
	Jesse A. Fish, Jr.	Supervisor

ALSO PRESENT:	Erin Trombley	Town Clerk
	Glen Bruening	Town Counsel
	Josh Westfall	Building, Planning and Development (BPD) Coordinator
	Chris Abrams	Highway Superintendent
	Jeremy Brogan	Recreation Director

OTHERS PRESENT: Dan Cahalane, Chris Mansman, Jim Butler, (resident) 50 Prospect, Ann Purdue, Vince Sporrer, Olivia Feldman, (resident) 7 Snowberry Lane, Adele Kurtz, Dave Byrne, Andrew Aran, John Arnold, Bruce Lant, Carl Hourihan, Nicole Haddadnia, Dave Vern, Alan Oppenheim, Alex Portal (Post-Star)

PUBLIC HEARING

Resolution 309-2024 A motion was made by Councilmember Stewart, seconded by Councilmember Killian, to open the Public Hearing for proposed Local Law No. 7 of 2024 (Solar), amendment to Chapter 149 of the Town Code.

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

Councilmember Noonan	Aye
Councilmember Killian	Aye
Councilmember Stewart	Aye
Supervisor Fish	Aye

The motion carried 4:0

Supervisor Fish opened the floor for Public Comments.

Ann Purdue said she had sent in comments twice in the past and offered to answer any questions the Board may have. She said she favors a solar law, but would like a workshop with the Planning Board to review the law in the context of the Comprehensive Plan. She said a presentation of how the law will work would be helpful as well. She said she found it confusing and felt there were some areas that needed to be worked out.

Councilmember Noonan said the format of a Public Hearing is that the constituents speak and the Board listens but he said he appreciated the feedback she had sent.

Adele Kurtz thanked Councilmember Killian for attending the meeting on his anniversary. And said she hadn't been involved in the solar law before this point. She had questions about the process for residents who want to install solar. She asked if they would go to the Town Board for site plan review or the Planning Board, and whether special use permits are required. She said she found the law confusing.

Councilmember Noonan said he could not answer the question and thanked her for raising the question, since he had similar questions. Councilmember Killian said the draft is somewhat uncertain for developers, and asked Building, Planning and Development (BPD) Coordinator Westfall to address the question.

Mr. Westfall said bringing the project concept to the Town Board is the first step, who can then refer the applicant to the Planning Board for site plan review. The applicant would then go back to the Town Board for final review.

Ms. Kurtz asked what criteria the Town Board would use to determine whether to refer to the Planning Board, and why the Town Board review would be first. Councilmember Stewart said the process would be the same as with a PUD. He said in the first draft, all of the steps were completed by the Town Board. He stated his discomfort with that, so the draft law was revised to include the referral to Planning. He said the last Board meeting was the first chance the Board had an opportunity to talk about it, following which changes were recommended. He continued saying this was the second Public Hearing to review those revisions. Ms. Kurtz said her concern was that the Town Board had the discretion not to refer a project to the Planning Board, a body that has more knowledge on the particulars of how the code is applied in practice. She said to leave the Planning Board out of the process would be a “huge mistake.”

The second point Ms. Kurtz said she found confusing was the references to the law as an overlay district in conjunction with a rezoning application, which she said were very different from each other. She said since it would be a town-wide zoning change, it would be more like “spot zoning” to get permission to use the land for solar. She asked if this wasn’t just a special use permit as opposed to an overlay district. Councilmember Killian said the locations of transmission lines limit the financial viability of projects across the Town. Ms. Kurtz suggested an overlay district in the corridors of the transmission lines, which she said made more sense as an overlay district.

She then turned to page 2 of the draft and said there was no timeframe specified for decommissioning, which she said is 6 months in most Town solar laws. BPD Coordinator Westfall said page 15 of the draft has definitions and the timeline. He said 1 year after abandonment decommission must begin. Ms. Kurtz asked how long the company had to complete the decommissioning and clean the site. She said if it is not specified it would go on forever. She went on to say the process is not being called a special use permit, but a special use permit is required based on language on page 10, D2, so she asked if a special use permit is required or not. Councilmember Stewart said he was recording the concerns she raised, which is the purpose of the Public Hearing. Ms. Kurtz referred to page 7 where she said it states the Town Board may hold a public hearing, but in another spot it states their “shall be” a public hearing. She also said Article 6 of Zoning Law sets the requirements for site plan review oversight by the Planning Board. She said she did not know why the Town would want to circumvent that process.

Olivia Feldman said she wished to provide some clarity on some parts of the law. She said in §5 part D2 says the first step is rezoning. She said she thought it was redundant to have site plan review during the rezoning process because she said site plan review is the next step in the process. She said §7E could be removed because it is irrelevant and was a relic from a previous draft. She continued saying that with regard to the Planning Board’s role, in §7D she recommended the wording to state the Town Board “may” request review from the Planning Board to leave the option available. She said she had sent in comments within the body of a revised copy to the Board.

Dave Vern said the Town has Planned Use Development (PUD) clause in its zoning law, and he said he thought it would be wise to develop the Solar law in a way consistent with the PUD process, particularly with site plan review. He described the current PUD process as first rezoning and then site plan review. He said a special use permit would then not be required. He said the majority of the Board had been elected in part following the Biochar controversy, and that the Planning Board had been heavily involved in the Biochar review process. He said the proposed law’s process makes the Town Board ultimately accountable to the people. He said they can seek Planning Board advice and input, but he said he thought the Town Board should take ultimate responsibility for the decisions.

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A resident who did not identify herself except to say she was a concerned citizen who lived on Mountain Road for 30 years, said she was concerned about “tens-of-thousands of hemp” planted 2,500 feet from her house. She said she can smell the plants from her porch. She said last year she was notified of a subdivision coming to her area, and she said she was enthusiastic about the prospect of new families and children to enroll in our schools. She said she felt like this growing operation snuck in, and said they had surveillance cameras, gates, and pit bulls. She said the operation had large tanks of water that contain chemicals that are being spread all around. She said her stream and pond are fed from that area that she described as wetlands. She said she had spoken to Matt Dreimiller, Town Building Inspector and had introduced to BPD Coordinator Josh Westfall. She said she hoped whatever was happening there would not be allowed to continue. She described the operation as scary, and said there’s a big gate on Spier Falls Road where she saw a number of children on bicycles taking photos. She said a neighbor was told they were going to put up greenhouses and a drying barn.

A representative of US Light Energy said he agreed that the law was confusing. He continued, saying structuring the process so zoning proceeds the site plan would help clarify the process.

Ron Zimmerman said he has been on the Planning Board in the past and agrees that the application process was confusing. Clarity will help future applicants understand the flow of their applications, he said. He continued, saying with a PUD the Zoning Board refers to the Planning Board for review and advice on whether rezoning is appropriate. He said he didn’t know if this process is under a PUDD or a separate process. He also said he wondered if the Zoning Board of Appeals (ZBA) would be involved since special use permits are issued by the ZBA.

BOARD DISCUSSION

Councilmember Stewart said he would like to leave the Public Hearing open and that he would work with BPD Coordinator Westfall and Counsel to address concerns and points of clarification. He said if longtime members of Planning and Zoning Boards did not understand the process then it needed to be refined to clarify the process. Supervisor Fish said it seemed like the process had been changed a few times and perhaps it shouldn’t have come to Public Hearing at this stage. He said it should be put in order so they know how to proceed. Councilmember Killian said he agreed that the Public Hearing should remain open, and though Mr. Westfall had made changes and worked some things out, more work was needed based on questions the Board received.

Councilmember Noonan said he appreciated the questions that had been brought, and that shows the process is working. He said they should discuss the idea of a workshop with the Planning Board and ZBA. He said it had also been suggested that the Town review laws from other Towns that work rather than taking advice from solar companies, though he said he had not spoken with those company representatives and they may just be offering help with the process rather than doing something to benefit their companies. He said he agreed with keeping the Public Hearing and conversation open.

Attorney Bruening said that following the last public meeting, the Board had given BPD Coordinator Westfall instructions on adjustments that should be made, which he had made. He said many of the questions raised at this Public Hearing had been addressed with those changes. Counsel asked if in the process going forward Mr. Westfall would have an opportunity to answer the questions, perhaps in a workshop setting. He said a process had not yet been adopted for that to take place. Counsel and councilmembers did not want to put Mr. Westfall on the spot to address the questions. Councilmember Stewart said the concerns about the Planning Board involvement in the process had been addressed in the previous meeting and were incorporated into the revised draft. He said if it is still unclear, it might be a question of wording rather than questions for Mr. Westfall to respond to.

Counsel said that was an excellent example of how concerns had been addressed; the entire site plan review by the Planning Board had been installed in the current draft following Councilmember Stewart’s suggestion at the

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last meeting. He said there seem to be lingering questions about the basic fundamentals of the law. Councilmember Killian said there was a lot still to digest. Supervisor Fish said a workshop with the Planning Board would be a good idea. Councilmember Stewart said his Planning Board site review recommendation had been based in part on an email forwarded to the Board by Mr. Westfall which he did not understand was feedback from certain members of the Planning Board and not the consensus of the Planning Board as a whole. The decommissioning plan timeline remains undefined, he said, and whether the ZBA should be involved if a special use permit needs to be issued. He continued saying it should be discussed whether some areas of Town would be excluded in the overlay district.

Supervisor Fish asked if areas would be limited because of transmission lines. Councilmember Stewart suggested that the law be written to protect the Town with an eye to the potential for growth and additional transmission lines that may exist in the future. Councilmember Stewart, to Counsel, said he thought a workshop should be scheduled. There was general consensus among the Board. Supervisor Fish closed the topic by stating the Public Hearing would remain open and thanked everyone for their comments.

ACCEPTANCE OF MINUTES

Minutes for the July 23 audit were tabled in the absence of Councilmember Donohue, who was one of the three Town Board members present at the July 23 audit meeting. Councilmember Stewart made the Town Clerk aware of an error in the minutes, which she said will be corrected.

Resolution 310-2024 A motion was made by Councilmember Stewart, seconded by Councilmember Killian, to accept the minutes from the August 13 Town Board meeting.

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

Councilmember Noonan	Aye
Councilmember Killian	Aye
Councilmember Stewart	Aye
Supervisor Fish	Aye

The motion carried 4:0

PUBLIC COMMENT PERIOD

Councilmember Stewart said members of the South Glens Falls Youth Baseball Board members were present to discuss Field 3 at the Betar Recreation Park. He said they wanted to know if the public comment period was the appropriate time to address the Board, or when they got to the item on the agenda. Supervisor Fish said they could address the Board at that time.

Two members of South Glens Falls Youth Baseball stepped forward to talk about Field 3 which had recently been destroyed by a fallen tree. They said with the help of community volunteers they wanted to remove the old fence to save the Town money. Councilmember Stewart said he had met with the Youth Baseball Board about Field 3 and it would be the same process as Rec Clean-Up Day. He said they were looking to move the project forward because they were missing fall baseball on the field at that time due to the damage.

MOREAU INDUSTRIAL PARK APPRAISAL

Supervisor Fish said he and BPD Coordinator Westfall had met with Alan Oppenheim and Dan Galusha of Moreau Industrial Park LLC. He said they were proposing a swap of parcels and having an assessment of the whole park. He said some of the parcels were disorganized in their arrangement in relation to other LLC

property and Town property within the Industrial Park. He said such a rearrangement could potentially lead to future growth. He asked Mr. Oppenheim if he wished to speak on the matter.

Alan Oppenheim said the Town and LLC own numerous subdivided lots, and from the perspective of marketing the Industrial Park to potential businesses, he said both the Town and LLC would do better to have more contiguous land. He suggested that the way to begin acting on this would be to appraise each plot so they could discuss an appropriate exchange to the end of both the LLC and Town having a better position from which to seek development. Supervisor Fish cited a parcel across from Hexion which is owned by the LLC and which houses the Town's sewer station. He said obviously it would be to the Town's advantage to own the property it's sewer station sits on. He referenced another small parcel owned by the Town which is surrounded on all sides by LLC property.

Councilmember Stewart said he had a concern about appraising the land when the zoning on that property has not been settled yet. He asked how an appraiser could assign a value without knowing what the property could be used for. He also said he assumed the property was also assessed, and the Town is at 100% of assessment value, so he said he assumed the assessment was close to the property's appraised value. He said it didn't make sense to him to spend the public's money on an appraisal under the present circumstances.

Mr. Oppenheim said the LLC was willing to share the cost, or would be willing to do a swap based on acreage to avoid losing several months, but said the Councilmember raised a good point with proposed zoning changes in discussion. He said the appraisal should be done based on proposed zoning. Councilmember Killian said it is a good idea but will have to wait until the zoning issues are settled. Councilmember Noonan said he agreed with the other Board members, but also wanted to be sure the Town was not being taken advantage of; that there was a reason certain parcels had been made available and they needed someone more well-versed these kinds of dealings. He said the Town's interests have to come first always, and it may be in the Town's interest to consolidate land, but it was too soon to determine that. Regarding appraisals, he said he believed lots had been appraised as deals were being considered but that the appraisal may not be valid once the particular project is not under consideration. He said they may need to revisit that process.

Supervisor Fish said there is some property in the Industrial Park that hasn't been touched in thirty years. He said what they can do is go to the Assessor for the current value of the parcels. He also said he didn't see drastic changes to the zoning except for heavy industrial use. He offered to get back in touch with Mr. Oppenheim with the information currently available for further discussion. Mr. Oppenheim and Board members agreed.

OLD BUSINESS

172 Redmond Road

Supervisor Fish said an additional \$1,000 was needed to cover the clean-up effort at 172 Redmond Road. He said the expense had been previously submitted but a voucher was overlooked.

Resolution 311-2024 A motion was made by Councilmember Stewart, seconded by Councilmember Killian, to approve the \$1,000 payable to Dave Block for clean-up at 170 Redmond Road before the September audit meeting.

Discussion: Councilmember Noonan asked if this was an additional \$1,000 on top of previously approved cost. Supervisor Fish said it was. Councilmember Noonan asked what the total expense was for the clean-up. Councilmember Stewart and Confidential Secretary Bennett said including this \$1,000, the total would be \$3,900. Ms. Bennett clarified that both expenses had been on the voucher, but the total at the bottom didn't include this \$1,000. Councilmember Noonan then said the Town had sold the property for \$50,013 and all these expenses would be deducted from the sale, so he said he was okay with it. Supervisor Fish said the project had been added to because there had been buried garbage that the Town hadn't know about in advance.

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

Councilmember Noonan	Aye
Councilmember Killian	Aye
Councilmember Stewart	Aye
Supervisor Fish	Aye

The motion carried 4:0

RECREATION DEPARTMENT REQUESTS

New Castle Paving Close-Out Payment

Supervisor Fish said New Castle was requesting a close-out figure and that the information had been placed in Board members' mailboxes. He said work was still needed but the Town would retain over \$300,000, and that this was approved by the project engineers.

Discussion: Councilmember Stewart asked if \$300,000 was a comfortable amount for the Town to hold per the engineers. Supervisor Fish said it was more than enough.

Resolution 312-2024 A motion was made by Councilmember Stewart, seconded by Councilmember Killian, to approve a payment of \$712,923.57 to New Castle Paving LLC from the sewer capital account, and authorizing the payment before the September audit meeting.

Discussion: Councilmember Noonan asked if it was known whether that sum of money was in the specified account. Supervisor Fish said it was.

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

Councilmember Noonan	Aye
Councilmember Killian	Aye
Councilmember Stewart	Aye
Supervisor Fish	Aye

The motion carried 4:0

Water Department Truck Plow

Supervisor Fish said the amount previously authorized for the Water Department plow was off by \$9.05

Resolution 313-2024 A motion was made by Councilmember Noonan, seconded by Councilmember Stewart, to increase payment to Dejana to a sum not to exceed \$6580.

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

Councilmember Noonan	Aye
Councilmember Killian	Aye
Councilmember Stewart	Aye
Supervisor Fish	Aye

The motion carried 4:0

RECREATION DEPARTMENT REQUESTS

Field 3 Fencing

Supervisor Fish explained that following the storm which caused a tree to fall on Field 3 the Recreation Department had removed the damaged backstop and some other fencing. To date he said the insurance company had not given a price to replace the eighteen-foot backstop. Recreation Director Brogan was seeking quotes to replace the whole fence at Field 3 so it would all be done at the same time. Only one quote had been received. Mr. Brogan had reached out to other companies, but did not receive information back, Supervisor Fish added. He asked what the Board wanted to do.

Councilmember Stewart said they had attempted to follow the Town's procurement policy and he didn't want to hold up work on the field. He said the day prior to the meeting he had received an additional quote for the field which included work on dugouts. He said 2/3 of the field would be new by the completion of the repairs through insurance, leaving the two dugouts. He urged the Board to look at the quote with dugouts rather than relying on volunteers or Recreation Dept. staff to rebuild them. The cost, according to Mr. Brogan, was around \$60,000. Councilmember Stewart said he knew it had not been budgeted for but he recommended the money be taken from the general fund. His justification was that interest is being earned on the account and Recreation Department equipment sales have been deposited into the account as well as excess sales tax.

Councilmember Stewart then offered a motion to authorize payment in an amount not to exceed \$65,000 to AFSCO fence to complete repairs and upgrades to Field 3. He wanted to get approval now so the work could be completed in the fall so the field will be ready for play in the spring. He said if they wait until Spring the Little League will be down 1 field, when they already have one fewer field than the girls. The motion was later rescinded.

Councilmember Killian asked when RPFs go out. Councilmember Stewart said they had requested prices in the prior two months. Recreation Director Brogan said he initially waited for insurance quotes before asking for prices. He added that Adirondack Fence went to the park and took measurements but later responded that the job is too large for them. A third company, Anvil, was contacted two or three times, but never responded. He said he thought the quote from AFSCO was a fair price. He added that the girls' fences as second newest, and the Legion fence is the newest. The Little League fences he estimated to be 40 or 50 years old. The plan he proposed included a high left field fence to protect cars. He also said the old, rusty, curled fence was unsafe for the kids who use the field.

Councilmember Killian asked if the new fence would entice the kids to hit more home runs. Councilmember Stewart said the organizations are fundraising and are prepared to put in batting cages and never come to the Board to ask for things. He said in his 2 1/2 years on the Board the fences had been in discussion and he said it was time to act.

Supervisor Fish said he was not in favor of an extra expense of \$39,000 at the last moment, and said he did not get the information in time for the meeting. He said he agreed the field should be redone and that if there was money for it, it can be done. Councilmember Stewart said the Field 3 fence was on the agenda and the information was sent to the Supervisor's office the day prior. Counsel chimed in and said if speed were a concern, then passing the first quote would be more expeditious because expenditures over \$35,000 have to be done through a published notice.

Recreation Director Brogan said the quote was received in three parts, so he asked if they could be approved independently of each other. Councilmember Killian asked how long the project would take, and said it probably would not be complete in two weeks. Mr. Brogan said probably it would not, since supplies need to be obtained. Councilmember Killian then said that it wouldn't hurt to approve the first part of the project at this meeting and to resolve the rest of the project at the next meeting. Counsel said since the first part of the project came in at around \$21,800 it would be below the \$35,000 threshold. Councilmember Stewart asked how they were able to purchase a truck at the previous meeting without publishing a notice. Highway Superintendent Abrams said they

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had three quotes for the truck. Counsel asked if the truck had been obtained under State contract, and Superintendent Abrams said it had not. Counsel said they had not followed the correct procedure in that case.

Supervisor Fish asked if they could pass three separate resolutions that night. Attorney Bruening said he would advise against it. Councilmember Stewart said it sounds like the Board supports the project and he agreed with Councilmember Killian. He said they should move forward with the outfield fence to get the project started now that they are aware of the requirement to publish.

Councilmember Stewart initiated a motion to hire AFSCO Fence to replace the Field 3 outfield fence for \$21,858.

Mr. Brogan asked if the backstop fence should be done first since it has to be done. Councilmember Stewart said the backstop fence should be covered by insurance, and they are waiting to hear from them. Supervisor Fish asked if the backstop was included in the quote Councilmember Stewart was acting on. Confidential Secretary Bennett said the original price the insurance came back with was much lower than the actual quote so the claim was being brought up the chain of authority within the insurance company. Mr. Brogan also said the second quote was for a higher fence, with a total around \$22,000. The motion was rescinded.

Councilmember Stewart said waiting two weeks would not hurt anything and that he was in favor of publishing the whole project, including the dugouts, rather than piecemealing the project together.

Resolution 314-2024 A motion was made by Councilmember Stewart, seconded by Councilmember Killian, to publish the Field 3 fence repair, including dugouts.

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

Councilmember Noonan	Aye
Councilmember Killian	Aye
Councilmember Stewart	Aye
Supervisor Fish	Aye

The motion carried 4:0

Flag Football Shirts

Resolution 315-2024 A motion was made by Councilmember Killian, seconded by Councilmember Noonan, to purchase shirts for the Flag Football program from Northwind Graphics in an amount not to exceed \$1,042.25 from account A7310.4.

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

Councilmember Noonan	Aye
Councilmember Killian	Aye
Councilmember Stewart	Abstain
Supervisor Fish	Aye

The motion carried 3:0

Trunk or Treat

Resolution 315-2024 A motion was made by Councilmember Stewart, seconded by Councilmember Noonan, to waive Peddler's Permit requirements for the Trunk or Treat event October 27 at the Recreation Park.

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

Councilmember Noonan	Aye
Councilmember Killian	Aye
Councilmember Stewart	Aye
Supervisor Fish	Aye

The motion carried 4:0

The Supervisor said that to date, two donations had been received for the event, one from Cerrone Builders, and one from RASP Inc.

WATER DEPARTMENT REQUEST

Resolution 316-2024 A motion was made by Councilmember Noonan, seconded by Councilmember Stewart, to authorize the Water Department to purchase 5' x 8' wood-deck trailer from Tractor Supply Co. for a sum not to exceed \$1000.

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

Councilmember Noonan	Aye
Councilmember Killian	Aye
Councilmember Stewart	Aye
Supervisor Fish	Aye

The motion carried 4:0

NEW HIRES

Resolution 317-2024 A motion was made by Councilmember Noonan, seconded by Councilmember Killian, to hire Diana Corlew-Harrison at the Zoning Board of Appeals Secretary and Katrina Flexon as a substitute Secretary for both the Planning and Zoning Boards, both at a stipend of \$100 per draft set of minutes submitted.

Discussion: Councilmember Stewart asked if this would impact overtime in any way. Supervisor Fish said this is based on stipend which is separate from regular hours.

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

Councilmember Noonan	Aye
Councilmember Killian	Aye
Councilmember Stewart	Aye
Supervisor Fish	Aye

The motion carried 4:0

Resolution 318-2024 A motion was made by Councilmember Stewart, seconded by Councilmember Noonan, to hire Shawn Weller, Sr as a Tanglewood Crossing Guard, and Peggy Rowley as the Crossing Guard at Moreau Elementary School t a rate of \$15.00 an hour.

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

Councilmember Noonan	Aye
Councilmember Killian	Aye

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Councilmember Stewart	Aye
Supervisor Fish	Aye

The motion carried 4:0

Resolution 319-2024 A motion was made by Councilmember Stewart, seconded by Councilmember Killian, to accept the resignation of Addy Rivers from the position of Crossing Guard.

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

Councilmember Noonan	Aye
Councilmember Killian	Aye
Councilmember Stewart	Aye
Supervisor Fish	Aye

The motion carried 4:0

MONTHLY DEPARTMENT REPORTS

Resolution 320-2024 A motion was made by Councilmember Stewart, seconded by Councilmember Noonan, to accept the monthly reports submitted by Building, Planning, and Zoning; Assessor's Office; Recreation; Highway; Transfer Station; and Town Historian.

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

Councilmember Noonan	Aye
Councilmember Killian	Aye
Councilmember Stewart	Aye
Supervisor Fish	Aye

The motion carried 4:0

REQUESTS FOR PROPOSALS (RFPs)

Resolution 321-2024 A motion was made by Councilmember Stewart, seconded by Councilmember Noonan, to authorize the Supervisor to publish RFPs for AFR review and IT Management Services Contract.

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

Councilmember Noonan	Aye
Councilmember Killian	Aye
Councilmember Stewart	Aye
Supervisor Fish	Aye

The motion carried 4:0

Supervisor Fish said the Town had been contacted by companies that put solar on landfills which require a land lease. He said his office had been in touch with CT Male, who would be willing to work out a draft RFP and other specifics. He asked how the Board would like to proceed. Councilmember Stewart suggested tabling this item until after the Solar Law passes. The other Councilmembers vocalized agreement. Supervisor Fish said he was not sure if CT Male had answered the question of whether something could be driven through the liner. Highway Superintendent Abrams said in the past CT Male has said no. Someone in attendance said they believed floating

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piers could also be used rather than connecting to the ground. Supervisor Fish said someone at CT Male needs to advise the Town on this issue before they consider anything further.

AGENDA ITEM 10 (Sandy Blvd Performance Bond) was removed from the agenda.

PUBLIC COMMENT PERIOD

Ann Purdue said the Zoning task Force had met a few times and had another meeting coming up. She said she thought it would be helpful to have their notes or minutes from that body published on the website so people are aware of the progress being made on draft regulations during the moratorium. She thought if the public was aware as things progress it would make for a smoother conversation once their recommendations and finalized and rolled out to the public.

Supervisor Fish asked BPD Coordinator Westfall if he had anything to add to the website for the task force. Mr. Westfall said he didn't have anything to put on the site yet. Councilmember Killian said there are also glitches in the website. The Town Clerk said that if there was material, she could post it.

A representative of a solar power company thanked the Town for the quick turn-around time on the revisions to the Solar law and said their position is not to interfere in the way the Board wants to set up the process, but that they just want a clear process.

COMMITTEE REPORTS

No committee reports were given.

SUPERVISOR'S ITEMS

Supervisor Fish said Mr. Westfall had been busy writing grants, and that the Town could receive as much as \$25,000 from a Northern Borders Grant he had submitted, giving the Town sewer the ability to cross the Northway. He called this opportunity "huge."

The Supervisor also said there was some confusion between the two trails in the Town running along the river. He said there are grants available to change the name of the trail on the bottom of Nolan Road to the Nolan Road Riverside Trail.

Resolution 322-2024 A motion was made by Councilmember Killian, seconded by Councilmember Stewart, to change the name of the trail at Nolan Road to "the Nolan Road Riverside Trail."

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

Councilmember Noonan	Aye
Councilmember Killian	Aye
Councilmember Stewart	Aye
Supervisor Fish	Aye

The motion carried 4:0

Supervisor Fish said the Recreation Department would host Trunk or Treat on Sunday, October 27 from 4-8 p.m. Requests for donations went out thanks to Katrina Flexon, the Building Department Clerk, and two donations had been received, as referenced earlier in the meeting.

On August 28 there was a check presentation ceremony for Logan Kibling's Eagle Scout project, the Supervisor said, adding that US Light donated \$4,000 to the project. Supervisor Fish thanked them for that.

Supervisor Fish said his office had been gathering information from companies that build and support government websites since our current site is no longer supported. He asked the Board if they would be in favor of using some of the proceeds from the sale of the Redmond Road house to develop the new Town website. Councilmember Stewart asked if quotes had been obtained from prospective vendors. Supervisor Fish invited Confidential Secretary Bennett to give the status of the project. She said she and Principal Account Clerk Cruz had been in Zoom meetings with two companies so far with a third in the works. Proposals are being gathered, she said, but she wanted to know if this is the direction the Board would consider going with the Redmond Road house proceeds before getting further into the process. She said the software is no longer supported and referenced the time the Town Clerk had spent on the phone with the current vendor trying to keep the current site operational. Keeping it up to date is currently about the only thing that can be done on the existing site, she said. The vendors she has spoken to offer online security, online payment capabilities, compliance, mobile compatibility, and everything the Town needs to do that we currently cannot, she said.

Supervisor Fish recommended putting everything together with prices to present the Board. Councilmember Stewart said he had no problem earmarking those funds for this purpose. Ms. Bennett said it would not take all of the proceeds from the house. Councilmember Noonan asked if there was an estimated cost. Ms. Bennett said the two they had spoken to so far were not close to the total proceeds from the sale of the house. She said the Town currently pays \$500 a year for its website plus \$25 a year for the domain, so there will be a big jump in cost, she said. Councilmember Killian said the Town has RFPs going out soon. Ms. Bennett said that is required if the cost is over \$30,000, and this would not be above that threshold. Councilmember Stewart asked if the cost would be in the \$5,000-\$10,000 range or more like the \$10,000-\$15,000 range. Ms. Bennett said one was in the \$5,000-\$10,000 range and the other was in the vicinity of \$25,000, but there were two additional companies they were reaching out to for information.

She said these were not formal proposals, but rough figures, and she said one company's maintenance fee was in the range of the other company's development fee. She said she found the companies they have reached out to by looking at the websites of other municipalities. Councilmember Noonan asked who developed Queensbury's website. Ms. Bennett said she thought that was one of the companies she looked at. She said she knew it had not been budgeted for, but all of the companies have said it's a 6-7-month process to develop and convert to a new site, which is why she wanted to know if the Board would consider the Redmond Road house proceeds to get the process started. Councilmember Stewart said the Town was overdue, the mobile capabilities were overdue as well. The Town Clerk added that a capability to add to the new site is the ability to access public records through the website without having to go through a formal FOIL procedure for every single thing, as is done on the Queensbury Town site. She said this would reduce the workload in the office once all the Town records are digitized. She said the new site will need to be ADA compliant as well, which the current site is not.

EXECUTIVE SESSION

Councilmember Killian said it was tax season and the volume of work in the Town Clerk's office is what it is, and he invited the Town Clerk to elaborate. The Town Clerk asked if it was acceptable to add this topic since it was separate from the agenda. Councilmember Killian asked if it should go to executive session. The Town Clerk said the conversation Councilmember Killian was trying to initiate was related somewhat to the budget process, but begins with recommendations she made regarding the Employee Handbook. Counsel said if there are legal issues involved, there is always the option to have an attorney-client session. He and Councilmember Noonan said the Executive Session has to be for a specific purpose, for which this discussion did not qualify. Councilmember Killian said he believed the Town Clerk had spoken to Counsel already, and she indicated that she had. Councilmember Stewart asked if an attorney-client session was needed. The Town Clerk said she thought that may be the most appropriate course of action. Counsel then advised that the regular meeting could be adjourned and then the attorney-client session could begin immediately after.

A Regular Town Board Meeting was held at 7:00 PM, and a Public Hearing on Proposed Local Law 7 (Solar Law) was held at 7:01 PM on September 10, 2024 at the Moreau Municipal Building, 351 Reynolds Road, Moreau, Saratoga County, New York.

ADJOURNMENT

Resolution 323-2024 A motion was made by Councilmember Stewart, seconded by Councilmember Noonan, to adjourn the meeting.

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

Councilmember Noonan	Aye
Councilmember Killian	Aye
Councilmember Stewart	Aye
Supervisor Fish	Aye

The motion carried 4:0

The meeting was adjourned at 8:26 p.m.

Respectfully submitted,

Erin Trombley

Erin Trombley, Town Clerk