

Board of Trustees Meeting Minutes

Village of Monticello

Wednesday, November 4th, 2020

6:00 p.m.

Call Meeting to Order

The meeting was called to order at 6:00pm by Mayor George Nikolados.

Pledge to the Flag

Roll Call

Mayor Nikolados-Present
Trustee Sabatino-Present

Trustee Rue-Present
Trustee Banks-Present

Trustee Massey-Present

Also Present:

Michael Davidoff, Special Counsel
Janine Gandy-McKinney, Village Clerk
Gary Lasher, Village Treasurer
Chuck Brodowsky, Water Department Supervisor
BJ Gettel, Building Department
Rich Manley, Building Department

Executive Order Compliance:

Mayor Nikolados acknowledged that we are compliant with all Covid-19 Health Pandemic regulations and Executive orders issued by the Governor of NYS in respect to conducting this Village Board Meeting via Video Conferencing with the Zoom App.

Motion to accept the agenda with the two add-ons:

A motion was made by Trustee Rue with a second by Trustee Banks to accept the agenda with the following add-ons:

1. Resolution authorizing the appraisal of the following properties:
SBL#109.A-2-5.21
SBL#109.A-2-5.17
SBL#111.-6-12
SBL#111.-7-18
SBL#130.-1-8
SBL#130.-1-10
2. Resolution authorizing one meeting of the Village Board for December 2020, January 2021 & February 2021

Upon the call of the roll, all were in favor.

Approval of minutes from the October 21st, 2020 Meeting

A motion was made by Trustee Rue with a second by Trustee Sabatino to Table the minutes. Upon the call of the roll, all were in favor.

Mayor/Manager Report

Mayor Nikolados gave special Thanks to Fred Ramsey, the former Mechanic Foreman for building the Village a new “Picker” truck and saving the Village a lot of money that was not in the budget and also congratulated him on his retirement.

Manager Appointments:

Mayor Nikolados appointed Acting Justice Leo Glass for one (1) year, Barbara Bahn was appointed to the Planning Board and Michael Greco was appointed to the Monticello Housing Authority to fill the vacancies, both terms are for five (5) years.

Discussion

Hotel/Motel Properties

There was a discussion of the Board regarding the conditions of the Hotel/Motel properties and if the Village can legally inspections on these premise. Many of these places are currently being used as emergency housing for Social Service placement and the conditions that these people are living in are deplorable. There are all types of infestations and it is even worse now with COVID-19.

BJ Gettel from the Building Department stated that many of the property owner’s will not even let them on the premise to do inspections, because they know that they are in violation. Unfortunately, there really isn’t much that can be done because these premise are under the Counties prevue and I don’t believe that they have enough manpower to keep things in order and properly inspect these places.

Trustee Banks suggested that even when the Village Building Department goes into these place, they should be accompanied by a Police officer as a matter of safety. It’s a shame because these people are in need of housing and being basically put in the worse place possible, right next to the rehab and in the center of Broadway where everything goes on, so their situation is not changing and some of these people have children and now they are being exposed to all of this and is very sad.

Trustee Rue commented that the County needs to be held responsible for this and the Village needs to make sure that is taking place. She stated that she understands the unsafe and unclean conditions and feels bad for these families, especially those with children, but this is on the County and not the Village and the proper people need to be held accountable. No one should have to live like that and it’s a disgrace.

Police Car Purchase

A motion was made by Trustee Rue with a second by Trustee Sabatino to purchase a 2020 Dodge Durango on a lease to own agreement in the amount of \$45,818.68 from Robert Green. Upon the call of the roll, all were in favor.

Park/Land Fees

Mayor Nikolados stated that the Town of Thompson charges a percentage of all projects that are before their Planning & Zoning Board a fee for the maintenance and up keep of the parks and lands owned by the Town and I think it's something the Village should consider doing also, especially with all of these big projects before the Planning Board. The Village can set up a percentage, just like the Town and make it part of the application fee and this money will solely be for that purpose.

Bid for SBL#110.-1-9 (vacant lot on Hillside Avenue) in the amount of \$100.00 by Iron Hill Property, LLC

Mr. Davidoff stated that there was a misunderstanding on this item and that's the reason why it was on for discussion, but it technically shouldn't be. This property was left from the previous year's foreclosure auction and the owner of the property next to it wants to purchase it, so they put in a bid that the Village can either accept or reject.

A motion was made by Trustee Sabatino with a second by Trustee Rue to accept the bid. Upon the call of the roll, all were in favor.

Building Department Report

BJ Gettel was present and stated that there continues to be increases in the building department from prior years. In comparison to this year, there is a \$6,751.74 increase in fees collected, the amount of Fire Safety Inspections has doubled and things are looking good, there are a lot of permits out and despite the current pandemic, people are out, getting projects completed. She also stated that they have been working on a letter with the Highway Superintendent, Jay Sherb, to inform people about the rules and regulations of the Village in regards to the garbage and sanitation. People are receiving violations for too many cans or too much garbage and do not understand why, so I am finding out that they legitimately have no knowledge of what is and is not allowed in the Village. Although, they depute the violation, they do comply once they are given the information. The other issue is, we are having pile-ups of garbage at one location, so "someone" is being paid for everyone else to bring their garbage to one location and have it picked up by the Village, especially if there are dumpster, so now we are working to make sure that everyone is being properly billed and charged for the amount of garbage being picked up. It's a continuous uphill battle, but we are fitting it.

Resolution authorizing the payment of bills in the amount of \$375,164.35

A motion was made by Trustee Rue with a second by Trustee Sabatino. Upon the call of the roll, all were in favor.

Resolution authorizing payment to Lexipol LLC (Sole Source Provider) in the amount of \$9,399.00 for the annual PD's policy manual subscription, updates and training bulletins, from budget app#A.3120.445 (Police Training). Current balance is \$10,000.00

A motion was made by Trustee Rue with a second by Trustee Sabatino. Upon the call of the roll, all were in favor.

Resolution authorizing payment to the Sullivan County Treasurer's Office in the amount of \$26,112.84 from app# A.1235 (Charges for Tax Advertising & Expenses) to being paid out of the 2019/2020 Budget in the amount of \$3,362.84 leaving a balance of \$6,137.16 and the remaining

\$22,750.00 out of the current budget leaving a balance of \$0.00

A motion was made by Trustee Rue with a second by Trustee Sabatino. Upon the call of the roll, all were in favor.

Resolution authorizing payment to Excelsior Blower Systems, Inc. in the amount of \$2,592.00 for Filter Elements for the Sewer Department from app#G.8130.233 (Treatment/Disposal-Equipment Purchase)

A motion was made by Trustee Sabatino with a second by Trustee Rue. Upon the call of the roll, all were in favor.

Resolution authorizing payment to General Code in the amount of \$1,195.00 for the e-Codes Annual Maintenance from app#A.1410.403 (Clerk Contractual Expenses). Current account balance is \$1,600.10

A motion was made by Trustee Banks with a second by Trustee Rue. Upon the call of the roll, all were in favor.

Resolution authorizing the Mayor to sign the Extension of License Agreement with Majestic 1 Realty LLC

A motion was made by Trustee Rue with a second by Trustee Sabatino. Upon the call of the roll, all were in favor.

Resolution authorizing the Mayor to sign the Legal Services Agreement with Hawkins, Delafield, & Wood, LLP for the USDA Water Project

A motion was made by Trustee Rue with a second by Trustee Banks. Upon the call of the roll, all were in favor.

Resolution setting a Public Hearing for proposed Local Law # 1 of 2020 to Amend Local Law 5 & 6 of 1999 of Chapter 185, entitled, "Noise" for Wednesday, December 1st, 2020 at 6:00pm

A motion was made by Trustee Sabatino with a second by Trustee Rue. Upon the call of the roll, all were in favor.

Resolution authorizing the advertisement for a Part-Time Cleaner for the Village at a rate of \$15.00/hour

A motion was made by Trustee Rue with a second by Trustee Banks. Upon the call of the roll, all were in favor.

Resolution authorizing the purchase of a Garbage Truck for the Sanitation Department from Arthur Glick (lowest bidder) in the amount of \$176,725.00

A motion was made by Trustee Rue with a second by Trustee Sabatino. Upon the call of the roll, all were in favor.

Resolution authorizing the appraisal of the following properties:

SBL#109.A-2-5.21

SBL#109.A-2-5.17

SBL#111.-6-12

SBL#111.-7-18

SBL#130.-1-8

SBL#130.-1-10

A motion was made by Trustee Sabatino with a second by Trustee Rue. Upon the call of the roll, all were in favor.

Resolution authorizing one meeting of the Village Board for December 16th, 2020, January 13th, 2021 & February 10th, 2021

A motion was made by Trustee Sabatino with a second by Trustee Rue. Upon the call of the roll, all were in favor.

Executive Session (if necessary)

A motion was made by Trustee Banks with a second by Trustee Sabatino to go into Executive Session at 7:23 pm for Property Negotiations. Upon the call of the roll, all present were in favor.

A motion was made by Trustee Rue with a second by Trustee Sabatino to come out of Executive Session at 7:48pm. Upon the call of the roll, all present were in favor.

Adjournment

A motion was made by Trustee Rue with a second by Trustee Banks to close the meeting at 7:50pm. Upon the call of the roll, all present were in favor.

Submitted by:



Janine Gandy-McKinney, Village Clerk