

## Regular Meeting

The Regular Meeting of the Ephratah Town Board was held 6 PM  
December 9, 2015 at the Ephratah Town Hall.  
Roll Call found the following people present:

Supervisor	Todd Bradt
Councilman	Ivan Duesler
Councilman	George Cosselman
Councilman	Thomas Miles
Councilman	Andrew Chorlton
Clerk	Eleanor Smith
Hwy Superintendent	James Berry
Code Enforcement Officer	David Rackmyre, Jr.--Absent
Attorney	Michael Albanese --Absent

The meeting was opened with Salute to the Flag led by Supervisor Todd Bradt.

Before the meeting started, Todd Bradt Thanked Jim Berry and Eleanor Smith for the job well done over the years of service. Jim and Eleanor Thanked the Board back for all their support and the residents for their support over the years served.

Ivan Duesler made a motion to accept the minutes from November 11, 2015 Regular meeting. 2<sup>nd</sup> by George Cosselman. 5 Ayes. Carried.

Andrew Chorlton made a motion to pay General bills, Abstract 12, Claim # 171 thru 185 for the amount of \$ 8,020.96. 2<sup>nd</sup> by Ivan Duesler. 5 Ayes. Carried.

Thomas Miles made a motion to pay Highway bills, Abstract 12, Claim # 168 thru 189 for the amount of \$ 16,866.86. 2<sup>nd</sup> by Ivan Duesler. 5 Ayes. Carried.

### **Communication:**

- The Transfer Station will be open from 10 a.m. to 3 p.m. on Thursday, December 24<sup>th</sup> and December 31<sup>st</sup>
- Regular hours on Saturday December 26 & January 2
- A report from the inspection of the Brennan Humane Society looks good, (all yes on report)
- Ivan Duesler made a motion to accept the “Thank You” from Eleanor Smith for the retirement party given in her honor. 2<sup>nd</sup> by George Cosselman. 5 Ayes.

**Public Input:** None

### **Reports:**

#### Code:

- 4 New Permits Issued
- 3 Certificates of Compliance
- 1 Certificate of Occupancy

156 Valley Road in Court, surveyed property before court and property cleaned up to code

Several code related calls and inspections

Completed all 24 hours of continuing Education to satisfy the state to remain a Code Officer

Mrs Cattaraus asked about the house next door to her & what’s going to happen to it.

### Planning Board:

- Sub-division information was received from Jim Mraz for study at March meeting.
- No response from the APA & Town Attorney regarding the Zoning Commission
- Citizen Preparedness Workshop was well attended by 45 residents
- The National Guard was very informative and the complete Emergency Backpack was unexpected.
- Community projects for 2016 will probably remain with the Town Clean-up Day, Town Yard Sale & a Fall Workshop. Suggestions are welcome for the workshop.

#### Highway:

- Hired Alan Horning, age 23, contingent on drivers' license & drug test
- Completed work on the other end of Tillboro Road

#### **Resolution 86**

George Cosselman offered Resolution 86 to buy the International Truck from H.L.Gage Sales, Inc. for the amount of \$123,819. 2<sup>nd</sup> by Thomas Miles. 5 Ayes. Carried.

#### **Resolution 87**

Ivan Duesler offered Resolution 87 to purchase the Viking Stainless Steel Sander & Plow equipment from H.L. Gage Sales, Inc. for the amount of \$76,810.85. 2<sup>nd</sup> by Andrew Chorlton. 5 Ayes. Carried.

Because the welder the Highway has belongs to Jim, a new one is needed for the Highway Dept for repairs on the screen plant, crusher and the steam jenny used for thawing out culvert pipes.

#### **Resolution 88**

George Cosselman offered Resolution 88 to purchase a new Lincoln Welder from National Welding for the cost of \$3,400 plus \$400 for cords and ends which brings the total to \$3,800. 2<sup>nd</sup> by Thomas Miles. 5 Ayes. Carried.

#### Youth:

- Shut down for now
- Deciding on a date for the next car show
- Santa will be at the Recreation Building on December 12, 2015; 1 to 4 p.m.

#### Assessor:

- Exemption notices were sent and are coming back. Will begin processing them and entering them on the computer after January 1, 2016
- Data collection will be finished by the end of this week. Data from building permits submitted from now until March 1, 2016 will be collected as they come in. Calculating new values for parcels collected and entering the figures in the computer along with the new inventory will be done after January 1, 2016.
- As we have been driving around doing data collection, I have noticed two things that I think have to be addressed by the Town Board or in the least discussed to see if anything can be done.
- The 2 issues are:
  1. The appearance of properties that I can call for lack of a better name "Junk Yards". We are taking pictures of them and we will compile a list with photos for the January meeting. These properties have so much "junk" around them that they are devaluating adjacent properties.
  2. While collecting data on December 8<sup>th</sup>, in a three hour period we found eight properties that had improvements, had no building permits.
  3. Maybe a notice should go in the Leader Herald and/or Pennysaver informing

property owners about the new policy concerning building permits in the Town of Ephratah. We are finding new construction without permits almost as often as new construction with permits.

Supervisor: Report submitted

Historian: Completed the information regarding the Brandow's death history.

### **New Business**

#### **Resolution 89**

Ivan Duesler offered Resolution 89 to Re-Appoint Dan Richardson to the Planning Board for a 7 year term. January 1, 2016 to December 31, 2022 term. 2<sup>nd</sup> by Andrew Chorlton. 5 Ayes. Carried.

#### **Resolution 90**

Thomas Miles offered Resolution 90 to Re-Appoint Alex Vickery to the Recreation Commission for a 5 year term. January 1, 2016 to December 31, 2020 term. 2<sup>nd</sup> by George Cosselman. 5 Ayes. Carried.

#### **Resolution 91**

Ivan Duesler offered Resolution 91 authorizing Lita Hillier to pay 2015 Year End bills. 2<sup>nd</sup> by Andrew Chorlton. 5 Ayes. Carried.

#### **Resolution 92**

Thomas Miles offered Resolution 92 to set the Organizational Meeting on January 1, 2016 at 9:00 a.m. at the Ephratah Town Hall. 2<sup>nd</sup> by Ivan Duesler. 5 Ayes. Carried.

Todd Bradt wanted to ask about the property on State Hwy 67, where it stands in Supreme Court, but Mike Albanese was unavailable.

Jim Berry mailed out the specs for the new truck to all the Board Members, sending George Cosselman's to the wrong address. George Cosselman did not appreciate this when his address (4901 State Hwy 29, Johnstown, NY 12095) and all the board member's addresses are published in the Town & County book.

George Cosselman made a motion to adjourn. 2<sup>nd</sup> by Thomas Miles. 5 Ayes. Carried.

Time: 6:42 p.m.

Respectfully submitted.

Eleanor Smith  
Town Clerk