The Town Board met in Regular Session this evening at the Gardiner Town Hall at 7 PM. Present were Supervisor Majestic and Councilmembers Wiegand, Richman, Carucci, and Hartner. There were approximately 15± audience members.

ANNOUNCEMENTS

The Town Hall will be closed on Monday, May 26th in observance of Memorial Day.

There is a Blood Drive on Friday, June 6th, from 12 pm – 5 pm.

PRIVILEGE OF THE FLOOR

Linda Geary- would like to see a member of the Sewer Task Force be a resident who lives in the sewer district, and one who has a business in the district.

CLIMATE SMART GARDINER CEC GRANTS UPDATE

On the motion of Councilmember Carucci, seconded by Councilmember Wiegand and carried, to accept the recommendation of Climate Smart to go with bid No. 1, Sun Common, for installation of solar panels at the Highway Garage.

On the motion of Councilmember Carucci, seconded by Michael Hartner and carried, to authorize Climate Smart to contact Sterling Engineering to get an estimate to provide Climate Smart with their professional opinion and services towards the replacement of the heating and air conditioning in the new section of the Town Hall.

ADOPT RESOLUTION ACCEPTING THE GREENHOUSE GAS INVENTORY FOR 2024

Resolution No. 69 - Offered by Councilmember Carucci;

WHEREAS, the Town of Gardiner is committed to environmental stewardship and addressing the risks and impacts of climate change on our community; and

WHEREAS, the Town of Gardiner is a registered participant in the New York State Climate Smart Communities (CSC) Program and has pledged to reduce greenhouse gas emissions and adapt to a changing climate; and

WHEREAS, a comprehensive baseline Greenhouse Gas (GHG) Inventory had been previously completed for the Town of Gardiner in 2021, encompassing both government operations and community-wide emissions; and

WHEREAS, the GHG Inventory was prepared with the input and review of the Climate Smart Gardiner Task Force using best practices and protocols recommended by NYSERDA and the Climate Smart Communities program;

NOW, THEREFORE, BE IT RESOLVED, that the Town Board of the Town of Gardiner hereby accepts the Climate Smart Gardiner Greenhouse Gas Inventory update for 2024.

Seconded by Councilmember Richman and carried.

REPORT FROM THE BUILDING INSPECTOR

The Building Inspector informed the Board that there have been no issues with Lazy River. Sterling Engineering has completed the final inspection of the site plan for Lazy River, also with no issues. Lazy River has submitted as-built drawings for the Planning Board's approval, and an electrical permit has been submitted to carry out the electrical work in the cabanas. The Building

Inspector expects a permit to be submitted in the coming weeks to begin work on the ADA-compliant bathrooms. They are also submitting weekly reports as asked by the Board.

ADOPT RESOLUTION FOR HOTEL MOTEL TAX

Resolution No. 70 - Offered by Supervisor Majestic;

WHEREAS, Senate Bill 7820 and Assembly Bill 8273 have been introduced to allow the enactment of a Hotel and Motel tax up to 5%.

NOW, THEREFORE, BE IT RESOLVED that the Town of Gardiner Town Board requests the passage and enactment of Senate Bill 7820 and Assembly Bill 8273 entitled "AN ACT to authorize the Town of Gardiner to impose a Hotel Motel Tax up to 5%, and

BE IT FURTHER RESOLVED that the Clerk of the Town Board of the Town of Gardiner is directed and authorized to file with the Senate and Assembly Home Rule messages or forms as needed to certify this resolution.

Seconded by Councilmember Carucci and carried.

ADOPT RESOLUTION REFERRING PROPOSED MORATORIUM ON BATTERY ELECTRIC STORAGE SYSTEMS TO THE ULSTER COUNTY PLANNING BOARD AND TOWN OF GARDINER PLANNING BOARD

Resolution No. 71 - Offered by Supervisor Majestic;

WHEREAS, the Town of Gardiner's Zoning Law adopted in 2008 does not specifically regulate the installation, siting, screening and use of utility-scale Battery Energy Storage Systems (B.E.S.S.);

WHEREAS, currently, there are no such B.E.S.S. operating in the Town of Gardiner;

WHEREAS, B.E.S.S.'s are an advanced technology that presents risks different from conventional public utility facilities operating in the Town of Gardiner at the time that the current zoning law was adopted;

WHEREAS, NYSERDA has developed guidance, including a model law for regulating B.E.S.S.;

WHEREAS, the Town Board finds there is a need for regulations governing the location and placement of utility-scale B.E.S.S. to address potential adverse impacts on the municipality;

WHEREAS, the Town Board had directed our attorneys at Rupp Pfalzgraf to draft a local law enacting a moratorium on said utility-scale B.E.S.S.;

WHEREAS, a local law has been drafted for the Town to enact a 6-month moratorium on B.E.S.S.;

NOW THEREFORE BE IT RESOLVED, that the proposed local law enacting a moratorium is required to be referred to both the Ulster County and Town of Gardiner Planning Boards. This resolution instructs the Town Clerk to forward the proposed local law enacting a six 6-month moratorium on the processing and approval of applications for utility-scale Battery Energy Storage Systems in the town of Gardiner.

Seconded by Councilmember Wiegand and carried.

DISCUSS AND VOTE ON SEWER TASK FORCE PROPOSAL

On the motion of Supervisor Majestic, seconded by Councilmember Hartner and carried, to accept the proposal for a Sewer Task Force with the revisions discussed tonight.

Revisions to the proposal include appointing both Richard Cerruto and Linda Geary as co-chairs; both chairs have to agree on candidates, a majority vote would remove additions, substitutions, and notify the Town Board of such changes.

DISCUSS AND VOTE ON INCREASING THE TRANSFER STATION PERMIT FEE

On the motion of Councilmember Wiegand, seconded by Supervisor Majestic and carried, to increase the Transfer Station Permit fee to $50.00, the Half Year Permit fee to $25.00, and the Day Pass fee to $10.00. Councilmember Richman opposed.

DISCUSS AND VOTE ON WILD EARTH CAMP USING RIVERBEND TRAILS THIS SUMMER

The Wild Earth Camp decided to decline the use of the Riverbend Trails for their summer camp this season, but they would like to collaborate on having adult activities come Fall.

AMEND TOWN HALL REPAIR RESERVE FUND MOTION ADOPTED LAST WEEK

Resolution No. 72 - Offered by Councilmember Carucci;
WHEREAS, the town board unanimously adopted a motion at the May 6th, 2025 meeting that required a Permissive Referendum to use the Town Hall Repair Reserve fund for repairs (Otis Elevator and Exterior Electrical work) needed at the Town Hall.
WHEREAS, the Town Hall Repair Reserve Fund was created pursuant to Section 6-d of the General Municipal Law and as a result is NOT subject to Permissive Referendum.
NOW THEREFORE BE IT RESOLVED, that the Town Board authorizes the bookkeeper to use the necessary funds from the Town Hall Repair Reserve fund to pay for the work approved at the May 6th Town Board meeting without Permissive Referendum.
Seconded by Supervisor Majestic and carried.

MINUTES

Minutes of April 1st and April 8th were approved as written on the motion of Supervisor Majestic, seconded by Councilmember Wiegand, and carried.

Minutes of April 14th were approved as written on the motion of Supervisor Majestic, seconded by Councilmember Wiegand, and carried. Councilmember Richman abstained.

BUDGET MODIFICATIONS

The 2025 Budget currently has three budget lines that are over budget: the Town Board line exceeds its budget by $887.60, the Tax and Assessment line is over by $543.66, and the legal expenses under the Zoning Board of Appeals (ZBA) budget line are over by $2,895.88. Supervisor Majestic proposed reallocating funds from the Transfer Station line, as this line has spent less than budgeted in the year's first four months.

On the motion of Supervisor Majestic, seconded by Councilmember Wiegand and carried, to take money from the Transfer Station budget line to handle the over encumbrances on the Town Board line, Tax and Assessment line, and the ZBA legal expense line.

FINANCIALS

On the motion of Supervisor Majestic, seconded by Councilmember Richman and carried, authorizing the bookkeeper to release the unexpended Escrow for the completed project PB-25-01 Walden East LLC in the amount of $816.75.

On the motion of Supervisor Majestic, seconded by Councilmember Carucci and carried, authorizing the bookkeeper to release the unexpended Escrow for the completed project PB-25-02 Ferrante Subdivision in the amount of $2,239.69.

On the motion of Councilmember Wiegand, seconded by Supervisor Majestic, and carried to accept the warrant dated May 13, 2025, in the amount of $219,810.15.

ADJOURNMENT

On motion of Supervisor Majestic, seconded by Councilmember Carucci, and carried, the meeting was adjourned at 9:05 PM.

Respectfully submitted,

Julia Hansen, Town Clerk