

**TOWN OF DELHI
BOARD MEETING
December 30, 2024
6:00PM**

Supervisor Boukai called the meeting to order at 6:00pm.

Those present:

Councilmember's: Margaret Baldwin, Matt Krzyston, Josh Morgan, Christina Viafore
Highway Superintendent Daren Evans
Town Justice Mat Burkert
Residents: Kathy Mario

The Pledge of Allegiance was led by Supervisor Boukai.

Privilege of the Floor:

N/A

**Approval of November 11 2024, Regular Monthly Minutes & Public Hearing Minutes, November 14, 2024
Joint Town & Village Meeting:**

Councilmember Baldwin made a motion to accept the above minutes as presented. Councilmember Krzyston seconded the motion. Motion carried.

Old Business:

Supervisor Boukai stated she had submitted the ARC local government ready grant. We should be hearing back hopefully by the next meeting. With this grant we had thought about hiring a grant writer, but after talking to a few grant writers they said that our Comprehensive Plan was so old, we would be using the funds more appropriately if we updated our comprehensive plan. So, this is what the grant will be used for, the company that originally wrote the Comprehensive Plan has expressed interest in redoing that this time around. Once we get approval, we will have to go through all the procurements, policies and that kind of stuff. She feels that will be a good foundation to get future grants. Boukai stated she did approach the village as well because the grant is only for us, it's \$50,000 and that's how much it will cost for just the town's portion of the Comprehensive Plan if we are to do the joint Comprehensive Plan it would be \$75,000 so she has asked the village if that was something they would consider. Boukai understands finances are tight with them now but maybe some sales tax money will come in and we can see if they potentially use it. To spend all this money and not do a joint plan is silly, Boukai added. Her other thought was also if the village signs up for the program this spring, like we did last spring we have two years to use the grant; they could theoretically apply next fall for the same thing she did. Then they would have \$50,000 and we would have the \$50,000; we would just have to delay executing the grant until they got the money then we could do a joint plan together. This is not her first choice as she believes the sooner we execute the better, but that is where we have left all of that.

There are two more grants she is looking at, one which is the "Ready to Grow" grant which she discussed briefly last month which she is putting on the back burner as that's not due until the end of February. The other grant is the "Local Government Efficiency" grant which is due before the "Ready to Grow" grant. The direction that she will go with that is a shared services study, that emphasizes a joint facility. To

see how that could be executed and what other things could come about from a shared facility could be included in that kind of study, this grant is due at the end of January.

Councilmember Baldwin said everyone knew the Comprehensive Plan needed to be done, things are stronger than they were in 2012. Boukai said it will be a good use of funds, hopefully we can come up with something creative with the village so they can participate too. Councilmember Krzyston said the Comprehensive Plan is absolutely worth something to spend money on, it's not something if you have never looked at it or experienced the value of it, it sounds like a weird way to spend money. But it makes sure that there is consistency from one administration to the next. He believed it was well worth it; Boukai added it's foundational, she read the prior last year, and the nice thing is there are still a lot of things that are applicable. With the county doing some of their stuff the data can be pulled with what they are doing. There is a housing study that should be coming out sometime in January that Tina (Mole) let us know we should be on the lookout for. There will be an invitation up to SUNY to discuss it, she will let the council know. The Comprehensive Plan will definitely put us in a better position to go for larger grants. Councilmember Baldwin thanked Boukai for her work.

New Business:

Supervisor Boukai stated that Elizabeth Kelly needed to be reappointed to the Board of Assessment Review as her term expired 9/30/24 as we were notified by the county. Councilmember Morgan made the motion to reappoint Kelly retroactive 10/1/24 through 9/30/29. Councilmember Baldwin seconded the motion, motion carried.

Supervisor Boukai announced the court has requested their annual audit. Justice Burkert stated that they are ready and gave dates that court is held so that it will not conflict. Boukai stated Councilmembers Baldwin and Viafore as they are the "Personnel Committee" will be in contact with him by the end of next month as that would be reasonable.

Supervisor Boukai announced that a motion would be necessary for the re-appointment of Allen Reed to the Zoning Board of Appeals, as his appointment will end on 12/31/24 and he has offered to continue with his position. Councilmember Baldwin made the motion to reappoint Reed with Councilmember Krzyston seconding. Reed's appointment will be effective 01/01/25 through 12/31/29, the term being five years. Motion carried.

Supervisor Boukai stated that we had discussed reserve accounts when we were doing the budget and opened a spreadsheet that she created showing the 2025 appropriations that were discussed prior. As discussed, the comptroller recommends a 25% cushion (she explained the visual which was shown via computer). She explained it was 25% of next year's appropriation amount and that's what we should have theoretically, plus or minus a little bit in fund balance, so if you look at the next column, you see what we actually have in fund balance before we used money to balance our 2025 budget. She showed what was used in the fund balance to balance our budget for 2025. She took those numbers and estimated what we would potentially use for 2026 based on the 2025 numbers and then she came up with a little formula to determine how much we should put into reserves. She was conservative, theoretically we could take the number "890" which is what's going to be remaining in fund balance after next year. We are at "221" right now which is the 25% so we are four times what we technically need. She took the 25% times 1.5 to give us a little cushion and what we might need to use potentially to do 2026's budget and timed that by 1.05, so there is a little cushion on each end, so that's how she gets what we should put into reserves. She showed which numbers had changed (highlighted in yellow), which she stated was about 20,000 plus or minus on the "big one" with the general fund B and DA are pretty accurate; this is what we are returning to fund balance this year, what we didn't spend in the budget of 2024. She showed the new percentages which was what she returned to fund balance this year and what we are going to have in fund balance after her suggested reserve allocation. We

will be at 78% for general fund "A" so we are still higher technically than we should be, but this shows we have a plan and that we are considering things to do with the money and we are working on a longer term plan. We could definitely put in more money at a later date; but we have to remember we have all those truck expenses coming for 2026, this just shows we have intent, and we understand we have a high fund balance right now and we are doing something about it. With all the above being said, she stated the three resolutions being presented today are taking \$347,000 from fund balance, putting \$90,000 in the pool, \$257,000 in buildings reserve, fund B we will not do anything with at this point, DA we are not doing anything with and then highway DB account we are going to create a new road repair reserve with half the money from the Platner Brook savings account. So when you add everything up (she showed on the presentation) this is how these CD's here (which will all be moved into long CD's this year, as opposed to one month CD's; because we didn't know what we would be needing for cash flow last year), it would give us \$282,000 in the pool reserve \$360,000 in the new building reserve, the DA equipment reserve that we already have we are not adding to that as we have a good reserve already there. The road repair reserve will have \$50,000. Good Neighbor: that's an account that needs to be used for the good of the community; so, things like the pool, concession stand if we want to use to do that, pulling it from Good Neighbor would be a good place to pull it from. CBDG she is assuming the town had some type of CBDG grant of some sort and this is just left over from it. She then showed what the estimated amount would be for the 2026 vehicle purchases which total around a half-million dollars. She stated we would be in a really good position with budgeting for those large purchases. The only thing that we are trying to cross our "t's" and dot our "i's" on is this road repair reserve. Boukai stated she has been in contact with the comptroller's office who really liked the idea of a road repair reserve. There is guidance for a road repair reserve in their manual, but the gentleman wanted her to confirm to be 120% sure that it was an appropriate use of a reserve. What Boukai asked the council was that Resolution No. 0012 of 2024 which was the "Establish Highway Road Repair Reserve Fund" be voted on pending comptroller approval. Boukai has left voicemails and is hoping by next week to have the final say from the other comptroller. No. 0013 of 2024 is entitled "Pool & Playground Reserve Fund" which establishes the reserve for them, Resolution No. 0014 of 2024 is establishing the "Capital Reserve Building Fund." The final resolution, Resolution NO. 0015 of 2024 "Transfer of Moneys to Reserve Accounts" which she stated she would explain as some of the moneys were coming from savings accounts and some from existing accounts which were dedicated to those things.

Councilmember Baldwin said she noticed the change in the verbiage, is that just because of the type or style; Boukai said it was literally a cut and paste from the office of the state comptroller's reserve document which is like 65 pages long. From their resolutions at the end so it was just a cut and paste from there. Baldwin said she didn't see anything differently just the "therefore, whereas" style. Councilmember Krzyston asked if we don't take this action the money is just in general account; Boukai said it's either in general account which she's putting into CD's or it's in its own CD by itself or its in NYCLAS. The money is not sitting there doing nothing, but this will formalize like it's a legal savings account where it won't count against us if we are ever audited. Krzyston asked if Boukai intended to continue to invest in those same tools. Boukai said yes, just because it is now in a reserve account doesn't mean she can't invest it, it's just now it will be a bit more condensed in terms of the amounts in there. Krzyston then said the only reason someone might not agree with this is if they thought more money should go into one reserve or another or if they didn't want to lock it into something; Boukai said exactly. Boukai said the only other alternative would be to just continue using fund balance and keep lowering and lowering it, which we are kind of doing along with this, parallel with this, but if we were audited and didn't have a plan it wouldn't be that great. Councilmember Baldwin asked, so you are still investing based on that money that's specific to that reserve and that investment will go back into that specific reserve. Boukai said exactly, any interest or any reinvestment stays in that reserve. Baldwin said you won't be mixing and matching funds in order to divvy up; Boukai said no. Councilmember Krzyston said you mentioned the 1.5 multiplier say again what that is; Boukai said she just picked a number as she

wanted to be conservative, we are supposed to have 25%, she took the 25% and multiplied it by 1.5. She could have doubled it if she wanted to be extra conservative, she could have done 1.75 if she wanted more in the reserve account opposed to less. Boukai added she thought we could do this and when we do next years budget we can look and say maybe we should put more money in; maybe at that point we will have plans for a joint facility and we will know we need more for the building; if we have extra fund balances we can put it in these specific reserves as opposed to like the pool for example which hopefully wont need anything for the next couple of years. Krzyston said the 1.5 number what was that again, Boukai said that is what we used for fund balance for 2025's budget, she showed where in 2023 they used 125,000 she just estimated in 2026 we would use 200,000 (that number was times by the 1.5) to give it a little extra cushion. Councilmember Baldwin said she felt the reserve titles were such that there is no doubt of the specific use for them and those are the ones that need the reserves. Krzyston asked if "Platner Brook" account ceases to exist then; Boukai said yes, that \$50,000 would go to the new road repair reserve and moving the balance that is invested now, as soon as the CD matures, we would move the remaining balance into the "DB" fund and that would help with 2025 purchases. It will still be invested in CD's but will now be moved to the DB fund as opposed to the "Platner Brook" fund. Baldwin said she wasn't here when that fund was set up and asked what it was all about. Boukai said the bookkeeper did some investigating as did Boukai as best they can tell it was FEMA money that in 2006 (to which the bookkeeper said she can't say that the FEMA money was exactly for Platner Brook but it was in that account, but in looking back at history it went back to when we got FEMA money, that's where the balance was created and just carried forward). Highway Superintendent Evans said in 2006 West Platner Brook Road was completely wiped out, so it was a FEMA project. Bookkeeper Hungerford noted that when the annual report was done for 2023 it was reported as a Capital Project and the Comptroller's office questioned as to why the money was just sitting there being carried over year to year. Their point was it shouldn't just be sitting there if there is no active project, so their point was it shouldn't be sitting there if there is not project it should be put in an appropriate fund.

Supervisor Boukai asked if everyone was comfortable with the amounts, the reserve amounts are the reserve amounts. There are additional funds which will be pulled in from other labeled accounts; so the pool reserve will have from fund balance the \$90,000 plus the actual pool reserve together it will equal "x" and that is what will be invested. We are just kind of streamlining the CD's. With no other questions Boukai brought forth the four resolutions which are as follows:

Town of Delhi
Resolution No. 0012 of 2024
Establish Highway Road Repair Reserve Fund

RESOLVED, that pursuant to Section 6-c [6-g for fire districts] of the General Municipal Law, as amended, there is hereby established a capital reserve fund to be known as the "Highway Road Repair Reserve Fund" (hereinafter "Reserve Fund"). The purpose of this Reserve Fund is to accumulate money to finance the cost of a type of capital improvement. The type of capital improvement to be financed from the Reserve Fund is the construction reconstruction and or acquisition of Town of Delhi Roads.

WHEREAS, The chief fiscal officer is hereby directed to deposit and secure the moneys of this Reserve Fund in the manner provided by Section 10 of the General Municipal Law. The governing board may invest the money in the Reserve Fund in the manner provided by Section 11 of the General Municipal Law, and consistent with the investment policy of the Town of Delhi. Any interest earned or capital gains realized on the money deposited or invested shall accrue to and become part of the Reserve Fund. The chief fiscal officer shall account for the Reserve Fund in a manner which maintains the separate identity of the Reserve Fund and shows the date and amount of each sum paid into the fund, interest earned by the fund, capital gains or

losses resulting from the sale of investments of the fund, the amount and date of each withdrawal from the fund and the total assets of the fund, showing cash balance and a schedule of investments, and shall, at the end of each fiscal year, render to the Board a detailed report of the operation and condition of the Reserve Fund.

THEREFORE, BE IT RESOLVED; Except as otherwise provided by law, expenditures from this Reserve Fund shall be made only for the purpose for which the Reserve Fund is established. No expenditure shall be made from this Reserve Fund without the approval of this governing board and such additional actions or proceedings as may be required by Section 6-c [6-g] of the General Municipal Law or any other law, including a permissive referendum if required by subdivision 4 of Section 6-c [subdivision 7 of Section 6-g].

Councilmember Baldwin made the motion to approve said resolution upon pending comptroller approval and Councilmember Krzyston seconded the motion.

Roll call as follows:

	Aye	Nay	Absent
Supervisor Boukai	<u>X</u>	_____	_____
Councilmember Krzyston	<u>X</u>	_____	_____
Councilmember Morgan	<u>X</u>	_____	_____
Councilmember Viafore	<u>X</u>	_____	_____
Councilmember Baldwin	<u>X</u>	_____	_____

**Town of Delhi
Resolution No. 0013 of 2024
Pool & Playground Reserve Fund**

RESOLVED, that pursuant to Section 6-c [6-g for fire districts] of the General Municipal Law, as amended, there is hereby established a capital reserve fund to be known as the “Pool and Playground Reserve Fund” (hereinafter “Reserve Fund”). The purpose of this Reserve Fund is to accumulate money to finance the cost of a type of Pool and Playground improvements and equipment. The type of capital improvement & equipment to be financed from the Reserve Fund is the construction, reconstruction or acquisition of pool and playground-related improvements and equipment.

WHEREAS; The chief fiscal officer is hereby directed to deposit and secure the moneys of this Reserve Fund in the manner provided by Section 10 of the General Municipal Law. [The governing board] [the chief fiscal officer] may invest the money in the Reserve Fund in the manner provided by Section 11 of the General Municipal Law, and consistent with the investment policy of The Town of Delhi. Any interest earned or capital gains realized on the moneys so deposited or invested shall accrue to and become part of the Reserve Fund.

WHEREAS; The chief fiscal officer shall account for the Reserve Fund in a manner which maintains the separate identity of the Reserve Fund and shows the date and amount of each sum paid into the fund, interest earned by the fund, capital gains or losses resulting from the sale of investments of the fund, the amount and date of each withdrawal from the fund and the total assets of the fund, showing cash balance and a schedule of investments, and shall, at the end of each fiscal year, render to the Board a detailed report of

the operation and condition of the Reserve Fund. Except as otherwise provided by law, expenditures from this Reserve Fund shall be made only for the purpose for which the Reserve Fund is established.

THEREFORE, BE IT RESOLVED; No expenditure shall be made from this Reserve Fund without the approval of this governing board and such additional actions or proceedings as may be required by Section 6-c [6-g] of the General Municipal Law or any other law, including a permissive referendum if required by subdivision 4 of Section 6-c [subdivision 7 of Section 6-g].

Councilmember Baldwin made the motion to approve said resolution and Councilmember Morgan seconded the motion.

Roll call as follows:

	Aye	Nay	Absent
Supervisor Boukai	<u>X</u>	_____	_____
Councilmember Krzyston	<u>X</u>	_____	_____
Councilmember Morgan	<u>X</u>	_____	_____
Councilmember Viafore	<u>X</u>	_____	_____
Councilmember Baldwin	<u>X</u>	_____	_____

Town of Delhi
Resolution No. 0014 of 2024
Capital Reserve Buildings Fund

RESOLVED, that pursuant to Section 6-c [6-g for fire districts] of the General Municipal Law, as amended, there is hereby established a capital reserve fund to be known as the “Capital Reserve Buildings Fund” (hereinafter “Reserve Fund”). The purpose of this Reserve Fund is to accumulate money to finance the cost of a type of capital improvement & equipment. The type of capital improvement and equipment] to be financed from the Reserve Fund is the construction, reconstruction and or acquisition of Buildings.

The chief fiscal officer is hereby directed to deposit and secure the moneys of this Reserve Fund in the manner provided by Section 10 of the General Municipal Law.

WHEREAS, the governing board may invest the money in the Reserve Fund in the manner provided by Section 11 of the General Municipal Law, and consistent with the investment policy of [local government]. Any interest earned or capital gains realized on the money deposited or invested shall accrue to and become part of the Reserve Fund. The chief fiscal officer shall account for the Reserve Fund in a manner which maintains the separate identity of the Reserve Fund and shows the date and amount of each sum paid into the fund, interest earned by the fund, capital gains or losses resulting from the sale of investments of the fund, the amount and date of each withdrawal from the fund and the total assets of the fund, showing cash balance and a schedule of investments, and shall, at the end of each fiscal year, render to the Board a detailed report of the operation and condition of the Reserve Fund.

THEREFORE, except as otherwise provided by law, expenditures from this Reserve Fund shall be made only for the purpose for which the Reserve Fund is established. No expenditure shall be made from this Reserve Fund without the approval of this governing board and such additional actions or proceedings as may be required

by Section 6-c [6-g] of the General Municipal Law or any other law, including a permissive referendum if required by subdivision 4 of Section 6-c [subdivision 7 of Section 6-g].

Councilmember Morgan made the motion to approve said resolution and Councilmember Krzyston seconded the motion.

Roll call as follows:

	Aye	Nay	Absent
Supervisor Boukai	<u>X</u>	_____	_____
Councilmember Krzyston	<u>X</u>	_____	_____
Councilmember Morgan	<u>X</u>	_____	_____
Councilmember Viafore	<u>X</u>	_____	_____
Councilmember Baldwin	<u>X</u>	_____	_____

Town of Delhi
Resolution No. 0015 of 2024
Transfer of Moneys to Reserve Accounts

BE IT RESOLVED, that the formation of the following three (3) titled resolutions to create reserve accounts for the Town of Delhi will require the moving/transferring of funds from accounts as follows:

Title:

Resolution No. 0012 of 2024 –Establish Highway Road Repair Reserve Fund

Transfer from Account#2605889, entitled Platner Brook the amount of \$50,000.00.

Resolution No. 0013 of 2024 – Pool & Playground Reserve Fund

Transfer from Account#885491, entitled General Fund A the amount of \$90,000.00. Transfer from Account#2610764, entitled Pool Savings (CD) in the amount of \$195,000.00.

Resolution No. 0014 of 2024 – Capital Reserve Building Fund

Transfer from Account#5505879, entitled Town Hall Capital Reserve the amount of \$85,575.55. Transfer from Account#885491, entitled General Fund A in the amount of \$257,000.00.

THEREFORE, the Town of Delhi, Town Council, motions to transfer funds pursuant to the intended reserves. With Councilmember Baldwin making the motion and Councilmember Morgan seconding.

Roll call as follows:

	Aye	Nay	Absent
Supervisor Boukai	<u>X</u>	_____	_____
Councilmember Krzyston	<u>X</u>	_____	_____
Councilmember Morgan	<u>X</u>	_____	_____
Councilmember Viafore	<u>X</u>	_____	_____
Councilmember Baldwin	<u>X</u>	_____	_____

Supervisor Boukai announced that the town and highway department had received donations, the town received from the Helfgott & Renfroe Foundation for the pool \$4,000 and the highway received \$2,000. Councilmember Krzyston made a motion to accept the donations with Councilmember Morgan seconding the motion. Motion carried.

Supervisor Boukai stated the clerk's office had submitted a Records for Destruction request. She requested a motion for the clerk to dispose of the listed items per the LSG schedule. Councilmember Baldwin made the motion with Councilmember Morgan seconding. Motion carried.

Committee Reports:

Highway/Machinery: (Councilmember's Baldwin & Morgan) Written report from Superintendent Evans provided to councilmembers. Evans gave his year end report discussing road maintenance, he stated that 8.21 miles of roadway received a single course seat coat of oil and stone and a form of payment preservation to help maintain the life span of the paved road. Two sections of unpaved road were completely reconstructed from the gravel base up with drainage and full stabilization on Hamden Hill and Dick Mason Road. The new cat loader and 2023 Ford have been added to the fleet. Evans also stated that all equipment is now in working order, which differed from his report as from the time his report was written to the meeting all equipment has been fixed.

Evans stated he has been continuing to work with FEMA and the Division of Homeland and Security and Emergency Services on the August 9th Tropical Storm Debbie, it's a slow process. They have had several meetings; they will be coming to do more site visits. Hopefully once this is all completed, we will have improvements for undersized infrastructure, mainly culvert pipes.

A motion was made by Councilmember Baldwin to accept Evans report with Councilmember Krzyston seconding. Motion carried.

Personnel: (Councilmember's Viafore & Baldwin): Councilmember Baldwin stated they would work to get audits scheduled.

Baldwin also thanked the highway department for their holiday luncheon. Evans thanked her.

Recreation/Health/Youth: (Councilmember's Krzyston & Supervisor Boukai): Councilmember Krzyston stated the pool building had issues staying up to sufficient heat in the bathrooms, there was an alert and Krzyston went down, Boukai thanked him for responding. He stated the bathrooms do get winterized; the chemical room needs heat. Lesson to seal the vents in that room as that makes a huge difference.

Supervisor Boukai stated that it has been brought to her attention that a dispensary may be coming to the village so in order to be proactive she thinks we should have no- smoking signs at the pool and playground area. She believes it may be beneficial before the season happens.

Boukai also stated the council all had Procurement Policies in their mailboxes. Boukai stated the existing policy was written in 2012 and the thresholds have changed since then as such she has included the Town of Ulster's policy which was updated in January of 2024. It has the new threshold which is \$20,000 for purchases and \$35,000 for public works. She requested between now and the next meeting (January 13th) she would like to come up with new threshold amounts. She does like Ulster's in its entirety, they still require written quotes but just the thresholds are different. \$15,000 and above requires three quotes, \$5,000 to \$15,000 requires two and below \$5,000 still requires two but they can be oral. She wants the council to go over everything and will email them a date to have it complete as she wants to re-write the resolution at least to reflect the current thresholds.

Boukai then asked Krzyston what the exact quote was for the concession stand Krzyston said it was under \$15,000. Boukai said if we were to follow what Ulster's is less than \$15,000 but greater than \$5,000 it would be written quotes from two contractors. So, we could theoretically get rolling on that if we wanted to

after the next meeting. Councilmember Krzyston said what you are proposing is we review this thing so we can adopt it at the next meeting; Boukai said exactly. She further stated you can go and google procurement policies NYS a bunch of different towns come up, you can see how they broke things down. Boukai does like ours as it has a visual that makes it a lot easier, she wants to keep our formatting and adopt new thresholds.

Councilmember Baldwin requested to go back to Personnel as she wanted to have Justice Burkert discuss the progress of the Diversion Program. Justice Burkert stated they have not had any big hiccups with it, they have had multiple uniform traffic tickets done that have met the diversion threshold that Ms. Tofts has sent out notices for. We have not gotten any of them back yet to complete the full process. We have sent them the return to court date which is their choice, and we include the notice in there for diversion. Again, they don't push either way for them to choose, it is up to them, what they would like to do. He will have an update for the council next month because the time frame for the thirty days has expired and we will know if they have done diversion or not. Burkert then announced he had met with the village last month pertaining to parking tickets; the village has decided they want to do civil judgements for those that do not pay their parking tickets. So, we are implementing that process, we have sent some notices out but that seemed to go well we are moving forward with that. They also advised that there will be an update for fines for parking which should be coming out shortly. Nothing else to report on changes Burkert then said. He noted that they are waiting for notification of the JCAP grant to come back, he should know in February or March.

Boukai questioned the process of diversion, she said you mail them out, they can either go to diversion or appear, they have 30 days. After that 30 days either they have done diversion, or they haven't; if they haven't you (the court) gets notice from the county. She wants to know when we are to expect money from the county as they still have not said how its being distributed; if its quarterly or yearly. Burkert interrupted and said we can write a report for you each month who has successfully completed diversion, Boukai said maybe just to start as we are all getting our feet wet with this. Burkert said regarding the aspect of funds the court has no business with it. Anyone that gets a ticket they still docket it as a regular ticket so there is a folder for it, Burkert then gave an example of how the process works. Burkert did add he will not give names just numbers.

Economic Development/Shared Services: (Councilmember Morgan & Viafore): Councilmember Morgan said he will start going to the county economic development meetings. Boukai said she would love updates. Councilmember Baldwin added that we will have another joint meeting with the village on January 16th at 5:30pm.

Buildings/Codes: (Councilmember Morgan & Krzyston): Councilmember Morgan stated the heater was repaired. It sounded terrible. Morgan asked if he did a complete service, the clerk wasn't sure. Morgan said we need to get the roof fixed, it's a design flaw, its from ice jams. The clerk said we haven't received the mold testing report for the building at this time.

Councilmember Krzyston stated we have multiple bids for the work needed at the concession stand, we can address it once we have the updated procurement policy.

IT: (Councilmember Viafore & Krzyston): N/A

CODES Monthly Report:

A motion was made by Councilmember Morgan to accept the Code's report for November 2024. Councilmember Krzyston seconded the motion. Motion carried.

Justice Court Report:

Justice Burkert said we got our JCAP Grant last year, so everything is proceeding well, staff seems well we have no issues it's been a good year. We have the grant in for next year hopefully we get that approval then we can clean out some of the records at village hall, everything is proceeding nicely. Burkert added he met the mother of the intern that worked at the town in the summer, and she said she absolutely loved the program and had a great time here.

Councilmember Morgan made the motion to accept the Justice Court Report for November 2024. Councilmember Krzyston seconded the motion, motion carried.

Clerk's Monthly Report:

A motion was made by Councilmember Krzyston to accept the November 2024 Clerk's report, seconded by Councilmember Morgan. Motion carried.

Supervisor's Financial Report:

Supervisor Boukai stated as it was the end of the month she would have the financial reports for the January 13th meeting.

Supervisor's County Report:

Supervisor Boukai stated she had passed out to the council information regarding Clean Path. It's not so much that the project is dead in the water, it's more like its being sent out to be re-bid/re-negotiated, it sounds like on all fronts. Her shared email was sent out a couple of weeks ago, the result of that email has been that she reached out to Kent Manual and it was suggested that as the council can see; the two upstate communities Delaware County and Sullivan County we were kind of left out of the negotiation process when they were coming up with community benefit and things like that, so what our lawyer is suggesting is that we all meet again at some point (Colchester, Hamden, Delhi and Hancock) and we come up with a plan potentially including the communities in Sullivan County. So that we will have more of a unified front when the project is rebid and when they determine how they want to spend the host benefit community money. The big thing for Delaware County is we only have two disadvantaged communities based on the census and that's Sidney and Walton, so the amount of money the county was going to be receiving was a lot less than in like Westchester, even though it's a richer county itself, there are a lot more disadvantaged communities in that county. The funding was spread out not so equitably considering ours is the land being taken. Actually, not being taken but where they are connecting the hydropower to the lines is right here on Hamden Hill. What we had been spending the whole last year was discussing the road use agreement, the county was heavily involved in it, the towns less because they were coming up with a more stringent policy then what the towns have (more uniform), now it's kind of a moot point. Everything is going back to the drawing board. She will keep everyone updated on that.

For sales tax, Boukai said she had received a letter from the Town of Walton prior to our last meeting, since then the Village of Walton and the Village of Delhi have written letters of support for sharing sales tax, Boukai didn't know if the Town of Delhi writing a letter would matter that much but if that's something the council feels they want to do she is open to that. She then stated the first meeting of the year is the 8th and at the chamber meeting it was discussed that villages need to have their budgets in by March sometime that a decision on sales tax should be made before March so that they know if they can count on this money to help balance their budgets for the next year. She believed the next three county meetings will be critical to see if there is any money to be shared. If it doesn't happen in the next three meetings, she doesn't see it happening before the 2026 budget at the earliest because there is no motivation at that point to move forward. Councilmember Krzyston said that March deadline is for villages only, Boukai said it's an arbitrary deadline that was kind of mentioned in order to move the process along, but it is only for the villages. She doesn't know what the ramifications are for that if the villages don't get some of this money, it sounds like each village has its own challenges, it sounds like Sidney being one of the villages in the worst shape. Councilmember Baldwin said she hopes everyone is patient enough because she has had the opportunity to talk within the county and she believes there is another way to look at it, to equalize it and not put a strain on how they are using it or what to do with the money beyond what they budget. There are a couple of ideas out there that come up that might make it more equitable and fairer and serve the greater community rather than we need

it now and give us the 12%. She then asked Boukai if she was going to the finance committee meetings still; Boukai said she will be to the next three for sure. Boukai added we have not heard what the justification is for not sharing, what do they know that we don't. Baldwin said she believed there was a lot out there, other ideas and other approaches, she believes they work very slowly anyway. It might be that they are not looking at it as widely as it could possibly be, because of how they use the sales tax, what obligations they meet for the communities right now with that. Transparency could be improved with the supervisors (not Boukai herself), they could share how they are unfolding all of this. Boukai said she thinks that's the challenge, the pace is so slow, we might not solve all the problems but at least we know where the concerns are, then we would have time ourselves to digest the information we might not have been aware of. Boukai believes that is the issue right now, you have all these people that are like "share, share, share" and on the surface it does sound good, but we need to understand what the reservations are for sharing. Baldwin said another thing is that she doesn't want our village or any village to think that is the "fix-all" other than to work within the budgets they have in existence. She added a few of us have served at the village level and know what we had to deal with at the times we were on, we really have to look at our own budgets in a more different kind of way possibly. Boukai said each community is unique, she didn't have the exact number but Delhi being 75% tax exempt she doesn't know what that looks like in Sidney or in Stamford or in Walton, what percentages are exempt and like Baldwin said, are we just pigeon holing ourselves asking for sales tax, maybe it should be something a little bit broader that should be that is related to how much is tax exempt how much is county owned, things like that. Boukai added she believes what's important though, the mayor's brought this up to finance, they explicitly said this is an idea, this is an opening offer we want to talk with you we want to have a discussion. It was an invitation for a discussion and since then the only discussion that has occurred was the mayors inviting the corresponding town supervisors to have that discussion. Until we can get the entire board at the table and to an extent get the mayors at the table because they are an important part of this, she just doesn't have any feeling of how this is going to go. It's very slow and she doesn't know if it has to be. Maybe a discussion is slow but not just communicating the information doesn't need to be so slow. Baldwin said these communities have a diversity and income, Sidney and Walton particularly have low-income housing and other issues going on, so until everybody can figure out what the communities are made of, what their needs are and what they are doing already she believes all those discussions need to happen. She thinks the county maybe is beginning to develop a better transparency. She doesn't think that in 6 months all the answers will be there.

Councilmember Krzyston said let's recall though that two years ago or more we approached, not the whole village mayors and all that approached the county and said that Delhi's in a difficult spot because of all the tax exempt properties. A lot of it is owned by the county. There was that discussion, and we were sent to the curb. Baldwin asked when Boukai said two years ago. Krzyston said that was one approach, and then the tax sharing they are not the same proposals, but another thoughtful proposal to the Board of Supervisors committee. How many times are people supposed to keep trying, Baldwin and Boukai said you are right.

Supervisor Boukai said two things; the fact that diversion was being used as kind of like a way to appease the sales tax conversation, a lot of supervisors recognize they are two separate issues. It is an argument but how strong of an argument it is she doesn't know, but she believes it's not that strong. Secondly, she believes the village of Sidney opted out of allowing a dispensary, but the town opted in; their town has a dispensary and the way the sales tax is split with that is the county gets 25% then the village and town (had the village not opted out) they would have shared the other 75%. So, with that being said for Delhi because the village and town did not opt out, we are eligible to receive half of what the town and village would receive in terms of sales tax. Barring any kind of agreement that the village might want to bring to us at some point; while Sidney has seen revenue increase from that she doesn't believe its more than \$25,000 to \$30,000, granted she doesn't believe the dispensary has been open that long so that they have a full years'

worth of data but we are not talking like this is life altering money to where you can run a solvent village on just marijuana tax.

Supervisor Boukai said if we do want to write a letter, just let her know. There are two meetings in January, the 8th and two weeks later and then the February meeting isn't until the end of the month. Councilmember Krzyston said he liked the idea of writing letters for everything, but he just doesn't want to re-print what other people have done, so we might be able to focus on the fact that the county is our close, close resident, neighbor, occupant occupying force and it's important for us. Boukai liked that approach as did Baldwin. Boukai said we have a little bit of a different argument; Baldwin said it definitely needs a push, and she felt confident. Boukai said if anything came out of the mayors and towns supervisors meeting, she didn't want to say an "understanding" but that there is a lot more similarities. We are town supervisors of villages also; they are part of the town. So, while they are a totally separate form of government entity, it's still the same people that we are serving. She believed everyone recognized that in the meeting, it wasn't the us versus them kind of thing. Boukai asked Krzyston if he felt moved to draft a letter by the Friday before the next meeting have something drafted for the council to review.

Supervisor Boukai informed the council that she did make the call to Merzig, so at the next meeting she will be appointing Coughlin & Gerhart as our legal representation. Everything went much better than she thought. Gina has offered to come and meet with us, Boukai added she doubted it would be free; she will talk with her.

Councilmember Krzyston asked Boukai if this was the last meeting of the year for her, she completed one year. Boukai said yes, I made it one year. Krzyston said she had done a great job. Boukai said it has been a fast year. She has really enjoyed working here and thanked everyone. Krzyston asked what she would say to someone running for supervisor for the first time. She stated Jeff had told her "patience" when she met with him she had asked what advise he had and she believes that's key. Another piece of advise, don't use anything other than your town email for town business, she added at the county level she has a county email and a town email, those are the only two she uses. For your own sake use town email only for town business. She went on to say being part of the party that is not in control, she stated she had gone to something where Molinaro had spoken and he was discussing that (being in a party that was not in control) regardless you have to make not alliances, these people are not your enemies. Councilmember Morgan said you work together; Boukai said yes, especially at the town level there is nothing partisan about any of this; its people. People came up to her after the election, if that's how you are going to run for office you will not only like make your own life a living hell, but you are not going to serve the people that you should be serving. If you want to be a disrupter, there are other ways to do it without having to run for office. That's been the nicest thing about having conversations with people one on one, there is a lot more in common than difference.

Abstracts:

Councilmember Krzyston made the motion to approve both Abstract #0012 – 2024 accounts A – DB Voucher No. 00524 – 00561 equaling \$68,247.04 and Abstract #0013 of 2024 Accounts A-DB Voucher No. 00562 – 00588 equaling \$21,301.16. Both abstracts total \$89,548.20. Councilmember Morgan seconded the motion. Motion carried.

Adjourn:

Councilmember Morgan made a motion to adjourn the meeting at 7:06pm, Councilmember Krzyston seconded. Motion carried.

Respectfully submitted,



Elsa Schmitz, Town Clerk Town of Delhi