

**DATE:** OCTOBER 25, 2018

**KIND OF MEETING:** TOWN BOARD

**WHERE HELD:** SCHODACK TOWN HALL

**CLERK:** DEBRA L. CURTIS

**PRESIDING OFFICER:** DAVID B. HARRIS

**MEMBERS PRESENT:** JAMES E. BULT  
SCOTT SWARTZ  
MICHAEL KENNEY  
TRACEY REX

**MEMBERS ABSENT:**

**ATTORNEY:** PHILLIP DANAHER, DEPUTY TOWN ATTORNEY  
**COMPTROLLER:** PAUL HARTER  
**OTHERS PRESENT:** KERRIE JOINER, HUMAN RESOURCES MANAGER  
BRUCE GOODALL, DIRECTOR OF TRANSFER STATION  
OPERATIONS  
DAWNE KELLY, ASSISTANT TO THE SUPERVISOR (*Arrived  
at 8:05*)  
CHARLES PETER, PUBLIC INFORMATION OFFICER  
DANIEL GARVANSITES, PARK MANAGER

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Supervisor Harris called the October 25, 2018 Town Board Meeting to order at 7:00 p.m. with the Pledge of Allegiance and dispensed with roll call. All were present as noted above.

### **Health Insurance - Medicare**

Kerrie Joiner introduced John Johnson of Capital Benefits Consulting who would be giving a presentation regarding changes to the town's health care. Mr. Johnson explained that the town had chosen to join Rensselaer County health insurance as a shared service in 2018. Under the county plan, all retirees eligible for Medicare were offered CDPHP or NYSHIP for health coverage. He informed the board that the county was able to negotiate a better rate for the Medicare Benefit Plan and would be changing from CDPHP to Aetna. The plan from Aetna mirrored CDPHP. It would also be portable and able to be used anywhere in the country. He noted the lower rate would save the town almost \$20,000.00 and the plan would include a rate increase of no more than \$10.00 for the following year. S. Harris asked if retirees could keep their current doctors. J. Johnson said yes. S. Harris asked if the town chose to stay with CDPHP, would their rates increase. J. Johnson said yes since they would no longer be covered under a large group plan. The cost for CDPHP would be \$336.90 per month versus \$171.00 with Aetna.

**Board Comment:** C. Bult asked what the rate for CDPHP was for 2018. J. Johnson said approximately \$290.00 a month. S. Harris asked if there would be a change in sign-up for

retirees. J. Johnson said no. They would be automatically transferred to the new provider. C. Bult asked when a decision needed to be made. J. Johnson said there was no deadline. **Retiree Comments:** K. Vecchione said she was informed by a letter received from K. Joiner, that an informational meeting was scheduled for retirees. J. Johnson said the meeting was scheduled for November 5<sup>th</sup> at the Social Services Building in Troy. She asked if NYSHIP would still be available. S. Harris said it would not be affected. K. Vecchione said she had concerns if Aetna was indeed identical to CDPHP. She noted under CDPHP, benefits were offered such as the silver sneakers plan and reimbursement for dental. She said she hoped the town would not consider requiring the retirees who were hired prior to 2001 to pay into the health insurance as it was conciliation for lower pay while they were working.

S. Harris took a moment to welcome the Participation in Government (PIG) students from Columbia High School who were attending the meeting. He wished them well in their endeavors for college and beyond.

### **Board Discussion**

**Solar at the Transfer Station:** B. Goodall said he was visited by the Environmental Protection Agency (EPA) regarding the potential for a solar array to be placed on the landfill. They conducted an assessment that found the exact number of panels that would be required to produce up to 110 percent of the total electric use for the Town Hall, Highway and Police Department. C. Swartz asked how they would mount the panels as they were not able to breach the cap of the landfill. B. Goodall said the base would be a ballast style with light weight fencing to prevent damaging the cap. C. Bult asked what was needed from the board to move forward with the project. B. Goodall said they town had two options. They could finance the entire project at a cost of \$1.3 million dollars. The town would use 100 percent of the energy produced with an estimated return on investment of 10-12 years. The second option would be to lease out the land. They would receive revenue for the lease; however, they would not benefit from the energy produced. C. Swartz asked, depending on the options, who would be responsible for the maintenance of the area within the fence. B. Goodall said if the town chose to buy the system outright, they would be responsible. If the town leases the land, the solar company would then be responsible. C. Swartz asked if the vegetation must be maintained on the cap of the landfill. B. Goodall said yes. C. Kenney asked what the life span was for the panels. B. Goodall said 25 to 30 years. C. Kenney asked if any other municipalities who have put the array on their landfill cap experienced any damage to the cap. B. Goodall said he was not aware of any; however, the system for Saratoga had only been in service for five years. He added more information was needed for the solar installation and said he was looking for someone to coordinate the project. S. Harris said he had attended the renewable resource meeting where he met Mr. Maruca who had experience installing solar farms. Mr. Maruca informed him that the town could not use the energy produced as a direct energy source; however they spoke about buying into the solar farm to power the sewer pump stations, transfer station and police department. Mr. Maruca said he felt there would not be enough energy produced to power all those locations and the town hall. He mentioned his company would be willing to set up the panels, fence in the area, supply sheep to maintain the vegetation and bees to pollinate. He noted they were looking for locations in Schodack. B. Goodall

mentioned most homeowners have chosen to lease solar to obtain credits from the power companies. Unfortunately, this would not apply to the town. He recommended checking with NYSERDA for funding options. C. Rex asked if installing solar at the transfer station would satisfy requirements for becoming a green community. S. Harris said it was possible. He added that if three phase power was extended by the solar company, the option for compacting would help operations at the transfer station. C. Bult asked if B. Goodall had a cost comparison for leasing versus owning. B. Goodall said no, as more research was needed. S. Harris asked if there was a deadline for approving the project. B. Goodall said no. He added the study had been done and the next step would be to speak to DEC, National Grid, NYS Power Authority, and NYSERDA to gather more information. He said they should be cautious on who they contract for the array as some companies try to overbuild the system. C. Bult asked if it was known whether Saratoga leases or owns their system. B. Goodall said he did not know. C. Kenney suggested B. Goodall obtain more information and report back to the board with his findings. S. Harris asked how vendors could be located. B. Goodall said through a Request for Proposals. Deputy Atty. Danaher said vendors could easily be found and invited to meet with the board.

**Town Hall Roof:** S. Harris said leaks had occurred in the ceiling outside the building department as well as under a window within their office and a temporary patch had been applied to the roof. He said the Garland Company performed a visual survey of the roof; however, it was recommended that a more in depth survey be conducted with an infrared gun to locate damage under the surface. He said the original survey showed problem areas where vegetation was growing on the membrane and oxidation was observed on the cooling tower. C. Kenney asked the price for the infrared scan. S. Harris said \$500.00. He suggested, once the inspection was complete, to have the company present to the board all options for the roof. Based on the quote, temporary repairs would cost \$2,500.00, a total restoration would cost between \$90,000.00 to \$110,000.00 with a ten year life expectancy and a complete replacement would cost in excess of \$225,000.00 with a life expectancy of forty years. S. Harris recommended moving forward with the infrared inspection. M. Sherwood reminded the board that additional quotes were needed for repairs to the roof. S. Harris said they would not be moving ahead with repairs until the inspection was completed. K. Stokem asked if any money had been expended thus far. S. Harris said no. The Garland Company had only come to examine the roof and gave estimates for the repair cost. The project would be put out for bid for the repair or replacement. C. Bult made a motion to put a resolution on the next meeting to ratify and affirm the approval for the infrared survey not to exceed \$500.00. Seconded by C. Kenney. All members were in favor.

**Elevator:** S. Harris said a quote for repairs to the elevator had been received from Schindler Elevator. He noted it was quite expensive. C. Bult said, given the quote, the board should seek to obtain a second quote. S. Harris said the only other option within the capital district was Otis Elevator. He said he would contact them within the week. C. Bult asked if there were any imminent issues. S. Harris said no, this was merely precaution. C. Kenney said he agreed about getting additional quotes. He wanted to be proactive to have the repairs done before the elevator broke down and the town was no longer ADA compliant.

**Town Hall Boilers:** S. Harris said after almost eleven months of searching, burners had been located for the boilers. The replacement of the two burners would cost \$2,800.00 plus the cost of installation. C. Kenney said he was in favor of replacing the burners and felt it was a better option than replacing the boilers. He added the Highway Garage was experiencing issues with their heating system. The offices were holding steady at 62 degrees and the bathrooms were in the high fifties. He asked for permission from the board to have ESCO examine the system. C. Bult asked if there was a maintenance contract to perform annual servicing on the systems. S. Harris said he would look into it. M. Sherwood recommended they look at the heating systems for the transfer station and police department as well. S. Harris said the heating and cooling system for the transfer station had already been replaced but he would check with the police.

**Security Cameras:** S. Harris said he had obtained a price from NY Fire and Security for the installation of security cameras in the town hall. He noted government buildings were soft targets and the cameras would provide safety to employees and residents. The cameras would be located in the parking lot and on all floors of the town hall. He mentioned identification badges had been distributed to town hall employees. C. Swartz asked if the cameras would reduce the insurance premiums. The Town Clerk said she had spoken to their insurance provider previously who said no discounts were offered but she would ask again. C. Bult asked if there would be an annual contract after the installation and if there were any grants that could offset the cost. S. Harris said there may be a grant offered through the court system in the future; however, none have been announced. With regard to a warranty, that could be added. M. Sherwood asked if the cameras would monitor all who entered the building and would the court be covered as well. S. Harris said all doors would be monitored as well as areas for accessing each floor including the elevator and stairs. All cameras would be recorded on a DVR system which would loop on a seventy-two hour rotation and could be viewed on a monitor that would be located in the office of the Town Clerk. K. Stokem asked, if the system is digital, why it would only record for seventy-two hours. S. Harris said it may be longer. C. Bult said he felt the recording time was not long enough. He said he would be concerned that an incident over the weekend could be recorded over. C. Swartz suggested looking into more storage.

**Sewer District 1, Ext. 1 Change Order:** S. Harris said a change order had been submitted by Keller regarding the need for an auto dialer at the pump station. He noted Keller was currently under budget even with the additional \$9,515.00. C. Swartz asked if the engineer did not anticipate the need for the auto dialer. S. Harris said yes; however, the need for it was determined after construction had begun.

**Streaming Service:** Charles Peter said C. Bult, C. Rex and himself, had met with Mr. Katz regarding the live streaming of all meetings. He said the system would connect to the microphones and to the cameras which would be facing the audience and the dais. When the microphones were turned on, the cameras would be activated. He said this would make the system hands free. The streaming would be able to be viewed through a link on the Town of Schodack website. The cost for streaming for unlimited meetings would be \$250.00 per month for the first camera and \$30.00 for the second. They would have the ability to connect the streaming to Facebook live at an additional cost of \$20.00 per extension. S. Harris asked if archive copies of the meetings could be viewed. Charles

Peter said yes as the company would retain copies for five years. C. Rex said any live streams on Facebook were also retained. S. Harris said he felt connecting the streaming to the website would be more accessible to residents. Charles Peter said, in order to connect the streaming to the website, the town would obtain a code to embed the link to a third party site onto the website. C. Bult thanked Charles Peter for all his hard work. He asked if there would be an annual contract for the service. Charles Peter said there would be an initial contract for twelve months and would then be month to month thereafter. He added the contract would include installation of two cameras, maintenance and warranties. K. Stokem asked if the streaming could be viewed on cable. Charles Peter said the town would need to discuss that with Spectrum but cautioned, not all residents have access to Spectrum Cable. K. Stokem asked if a third camera could be considered for Planning Board meetings as they usually have presentations with maps or diagrams. S. Harris said the cameras would be positioned for the maximum coverage. Charles Peter said Sand Lake had a camera system that was able move and zoom in; however, it required two people and cost approximately \$15,000.00. C. Swartz asked if additional cameras could be added as needed. Charles Peter said yes. S. Harris said he hoped this system would keep residents informed. Charles Peter said he would advise that the board utilize the link as well as Facebook live to gain the optimal exposure. M. Sherwood said the streaming should be directly on the website. She wondered why a link was needed. Charles Peter said to have the streaming built onto the website, it would be a greater cost. He said the link would be located on the agenda page for each board and visitors would be directed to the third party page for viewing. M. Sherwood asked if only the live streaming would be available or would archived meetings also be available. Charles Peter said all meetings would be available for viewing.

**Sewer Rate Analysis:** S. Harris said he had received information from Laberge regarding the consolidation of the sewer districts. He explained twelve items were needed and included a range of costs. He recommended the board review the information and said Laberge could come to a future meeting to explain.

**Playground at the Town Park:** S. Harris said D. Kelly and D. Garvansites had been working tirelessly for the playground. D. Kelly said the playground was scheduled for delivery within the week and installation was scheduled for November 13<sup>th</sup>. She said the site would need to be marked out for the highway department to excavate the ground to twelve inches below grade. She said the cost of the mulch had been included in the price; however, the highway department would be trucking the material in from the port of Albany. The highway department would also be installing the mulch. C. Kenney asked if fiber would be installed before the mulch was deposited. D. Kelly said yes. The site would be compacted and then the fiber would be laid with mulch on top. C. Swartz asked if the park would be open during the installation. D. Garvansites said all rentals were complete for the year and the water had been turned off. The park would not be closed; however, signs would be put up to warn visitors. C. Kenney suggested placing safety fence around the site as well. D. Garvansites agreed. S. Harris said the playground would be ADA compliant. He thanked D. Kelly and D. Garvansites for their hard work. K. Stokem asked what type of mulch was being used. S. Harris said it was a special type of wood that prevented splinters and was acceptable for playground use. K. Stokem asked if a baby swing would be included in the design. He wished to bring his grandson to the park. S. Harris said yes.

### **Executive Session**

C. Kenney made a motion to enter into Executive Session at 8:32 p.m. to discuss the medical, financial, credit or employment history of a particular person or corporation, or matters leading to the appointment, employment, promotion, demotion, discipline, suspension, dismissal or removal of a particular person or corporation. Seconded by C. Rex.

5 Ayes 0 Noes. **MOTION CARRIED.** Ayes – J. Bult, M. Kenney, S. Swartz, T. Rex, D. Dowds. Noes – 0.

C. Kenney made a motion to adjourn the Executive Session at 8:49 p.m., seconded by C. Bult.

5 Ayes 0 Noes. **MOTION CARRIED.** Ayes – J. Bult, M. Kenney, S. Swartz, T. Rex, D. Dowds. Noes – 0.

### **ADJOURNMENT**

As there was no further business before the Board, C. Bult made a motion to adjourn the 10/25/18 Town Board meeting at 8:50 p.m., seconded by S. Harris. Meeting adjourned.

Respectfully Submitted,

Debra L. Curtis  
Schodack Town Clerk