

TOWN OF WILTON

22 TRAVER ROAD

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REGULAR TOWN BOARD MEETING-July 5, 2018

Supervisor Johnson called the Regular Town Board meeting to order at 7:00 p.m.

Pledge of Allegiance

Supervisor Johnson led the board and the audience in reciting the Pledge of Allegiance to the Flag.

Roll Call

Roll Call by the Town Clerk showed all board members present.

Arthur Johnson-Supervisor
Steve Streicher-Councilman
Duane Bogardus-Councilman
John Lant-Deputy Supervisor
John McEachron-Councilman

Also present was Director of Planning and Engineering, Ryan Riper, P. E. and Jeff Reale, Comptroller and Mark Schachner, Town Counsel.

Public Comment Session

Eric Rosenberg of 16 Craw Lane asked if there is something the board could do about the heat? **Mr. Rosenberg** said when Forest Grove Subdivision was before the planning board he met with the chairman and Mr. Riper to understand what a conservation subdivision was all about. He said he was at the planning board meeting last month when they made their presentation and it was excellent. They are working very hard to meet the needs of the town. The idea of density is confusing people and they are not going to understand. Maybe on the Facebook page or the emails that go out you should let people know this is a big development and people want to understand. It would behoove the town board by doing that. There is also the issue of park land. This is an opportunity to reach out to the community and get people involved by asking residents what they would like to see done with that land in terms of active or passive recreation. Maybe the town could set up a special town meeting and use the opportunity to reach out to the residents of Wilton and ask them what they would like to see there. It is a great project and great for Wilton.

Approve Pending Minutes

On a motion introduced by Councilman McEachron, the board adopted the following resolution:

RESOLUTION #124

NOW, THEREFORE, BE IT RESOLVED, to approve the minutes from the June 7, 2018 meeting, as typed.

The adoption of the resolution was seconded by Councilman Bogardus, duly put to a vote, all in favor. The motion passed 5-0.

Silver Buffalo Award-Boy Scouts of America

Supervisor Johnson said the Town of Wilton would like to recognize and congratulate Linda Baker, lifelong Wilton resident, for receiving the Silver Buffalo Award, the highest national honor of the Boy Scouts of America. The award was presented to Linda in Dallas Texas by the current National President, James Turley and the Keynote Speaker was none other than former First Lady, Laura Bush. The Silver Buffalo Award is a very prestigious award. It honors individuals who have given noteworthy service to youth on a National or International level. Previous recipients include Presidents of the United States, astronauts, civic leaders and notable sports and entertainment figures as well as scouting volunteers. Just to name a few are former President Ronald Regan and Barrack Obama, Astronauts John Glenn and Neil Armstrong, Sports Athletes Hank Aaron and Ernie Banks and in the entertainment field, the legendary Walt Disney. Linda is the only Saratoga County resident ever to receive the award and only the second recipient from the Albany based Twin Rivers Council, which stretches from the Canadian Border to Columbia County. Linda is currently Vice President of the program for the Northeast Region. She is also on the Twin Rivers Council Executive Committee and is Committee Chair for Wilton Boy Scout Troop 4024. Linda was recently assigned a new challenge by helping to develop staff for the 2019 World Scout Jamboree in West Virginia, which involves working with scout leaders in nations around the globe. Previously, she has been a staff member for six national Scout Jamborees and one World Scout Jamboree. The Town of Wilton would like to recognize Linda and we are very proud to present this plaque on behalf of the Town Board and all of the residents of the Town of Wilton.

Linda Baker said what always means the most is what is happening locally. There is where scouting really happens. We can do all kinds of things at a national level, developing resources and promoting scouting but scouting really happens right here. She said she is especially proud of our Wilton Troop and Wilton Pack and all of the people who have been part of scouting and are with us here today. It is wonderful to recognize all the difference all of you make in the lives of our young people. She said she feels very honored to receive this from the Town of Wilton. Thank you so much.

Dedication of Open Space-Forest Grove Subdivision

Joe Dannible of EDP appeared before the board representing the applicant for a proposed conservation subdivision of lands located off Putnam Lane in the Town of Wilton. The project is north of Jones Road and extends, adjacent to I-87 to Scout Road with approximately 550 acres of land. We are here tonight to discuss the dedication of roughly 380 acres of open space to the town for passive and active uses. The subdivision is a large subdivision and believe it will be the premier subdivision not only in Saratoga

County but in the Capitol District. We have involved national design consultants for the design and layout of the project. We have come up with a conservation design that includes multiple housing types. There will be up to six different housing types within this one community. We have identified them as Neighborhoods A-E on the project. There are townhouses, community neighborhoods, and small maintenance free residences similar to The Mill at Smith Bridge. We increase in size going up to larger lots all the way to large estate lots that are multiple acres of land as you extend north into the project. Throughout the community we are proposing, in the open space areas, about three and one half miles of paved trail system. We are also looking into incorporating more active uses into the trail system such as potentially an exercise trail with stations where people run, stop and exercise and run another quarter mile to another station. The community will also have a community center with a pool which will be owned and maintained by the HOA. All of the residents within the community will be able to use that facility. The open space is roughly 380 acres of land, the three and one half miles of paved trail system with a fitness trail associated with it will all be on land that will be dedicated to the town and all residents within the Town of Wilton would be able to use that trail system. To give everyone a scale of what the applicant is doing on 550 acres and what we are doing to preserve some very nice open space within the community. This map represents, in green (indicating) represents 550 acres of land where this community is going. There is a cutout in the center of the community. That is existing town owned property. What we are proposing to do with our trail network is not only develop trails within our land but also extend those trails into the existing town parkland, with their permission. Ultimately, there is a blue line which extends up through the site (indicating), this would be a passive trail developed on existing grade or logging roads. If anyone has been on the site, it's been around a while and many people have, these roads are very passible. We are looking to grade them off and turn them over to the town for a passive trail. It takes you up to Scout Road and connecting to other open space areas of the town like Wilton Wildlife Preserve and Park and other New York State land. One of the great things about this community is when we developed this trail system on the existing grade here (indicating), the paved trail system and extend the trail system up to the New York State Bridge at Harran Lane, that gives the ability of everybody from eastern Wilton in all those open space areas to come down and into the community and with additional trail extensions that may occur from the town, get into Gavin Park. Vice versa, all the residents on the west side of I-87 would be able to gain walking access to this location and get on the trails and access all of those pristine open space areas within the Town of Wilton. We see that as a substantial benefit to all of the residents. There is a green area and a tan colored area (indicating). They are two different types of open space we are looking to dedicate to the community. A portion of it would be somewhat restricted as to what uses would occur. Within the new residential community we don't want to have active recreation uses such as soccer, baseball or other sports fields being developed in the immediate back yard of the community residents. We are proposing all of the park line, south of this line (indicating), about 200 acres, would remain as passive use for trails and limitations on the amount of clearcutting that would occur. That would protect the backyards of the new residents. The overall map with a yellow line (indicating) showing the 280 acres below which would be the restricted open space added to the existing 40 acres of open space the town owns and north of that line is 145-150 acres of open space the town could do whatever they deem appropriate for that land. One of the suggestions that have come forward is a potential mountain bike trail system. Maybe the town could appoint a focus group to help decide what would get developed and implemented in the area. The developer is requesting the board consider the dedication of 380 acres of land in exchange for a 10% density bonus within this conservation subdivision.

Councilman Bogardus said at the Wilton Planning Board meeting it was mentioned there would be a no-cut buffer zone. Is there a measurement for the no disturbance line? **Mr. Dannible** said the line is 500' to the rear of any residential unit. We say buffer but it is more of a line where no active uses like sports field and parking areas will be developed. **Supervisor Johnson** said the project fits right into our Open

Space and Pathways Plan. We want connectivity from Camp Saratoga to the Saratoga County Forest Land. This will now bring the trails down to Jones Road. The last connection piece will be getting from Jones Road, across the bridge and into Gavin Park. That is our ultimate goal and this is the big missing link. It will be a benefit to the community. **Councilman Streicher** said paved trails were mentioned, who would be responsible for them. **Mr. Dannible** said the paved trails and the parkland would be dedicated to the Town of Wilton. The cost of the installation and construction of the trails would be borne onto the developer of the community. **Supervisor Johnson** said the trails would be seasonal. We wouldn't be plowing them in the winter. The northern trails may connect groomed trails at the Wilton Wildlife Preserve and Park. The paved trail would be seasonal.

On a motion introduced by Councilman Bogardus, the board adopted the following resolution:

RESOLUTION #125

NOW, THEREFORE, BE IT RESOLVED, to declare the Wilton Town Board's intent to accept the open space dedication from Forest Grove Conservation Subdivision and offer a 10% density bonus to the applicant contingent upon Town Counsel and Town review of all land dedication documents and final subdivision approval.

The adoption of the resolution was seconded by Councilman McEachron, duly put to a vote, all in favor. The motion passed 5-0.

Larry Gordon of Scout Road said about a month ago the Town Board passed a Bicentennial Trail Plan which included a number of items in this plan. This means all of the trails that would have been piecemealed down the road by whatever way the town could get it done, through BOCES or the town highway department, now becomes a done deal.

A resident asked if there will be a paved trail for bicycles going out to Jones Road. **Mr. Dannible** said there will be. Scout Road will have a primitive road. The resident said a lot of road bike riders use Jones Road to Stewart's at Route 50, cross and use Ingersoll Road. It is a bad intersection. If there was a way this trail could connect to Edie, it would be much easier to cross Route 50 at Edie Road. **Councilman McEachron** said the town is working on the Jones and Ingersoll intersection.

Mr. Rosenberg asked about the red part of the trail circulating around the development, will the entire green shaded area be the portion to be dedicated to the town. **Mr. Dannible** said essentially, yes. The property lines are here (indicating). A majority of what is in green will be dedicated to the town. **Mr. Rosenberg** said his only concern would be that making sure in the homeowner's documents it is clear the residents can't complain as people who don't live there start coming through the community. You never know what happens with homeowner's associations.

Pat Tuz said the trail idea is really great. It enables members of Wilton to be able to ride bikes on them. Getting the connectivity to Gavin Park and making those roads safe, they are just not safe. Maybe there is a way we can use mitigation fees or something to really make that area and all of Jones Road safe. People would love to go there and ride bikes. It needs to be safe. **Supervisor Johnson** said that is the last piece and our Town Engineer, Ryan Ripper will add to this. **Mr. Ripper** said there are actually two

pieces to discuss. The first being Scout Road, Mr. Gordon has been working diligently for a Saratoga County grant to make a connection on Scout Road, at the north end of this subdivision, and bring it over to the Camp Saratoga area. The second grant being sought is a very large, multi-million dollar grant for making a connection from this subdivision, crossing Jones Road over I-87 and trying to get to Beverly Street and Gavin Park. It would be a multi-use pathway, 10' wide, as planned. It is a competitive grant across the state called a transportation alternative program grant. **Supervisor Johnson** said there is a match involved which is where the mitigation fees would be used if we are successful. **Mr. Riper** said we have been working on another grant for the Jones Road, Route 50, Ingersoll and Old Gick Road. We have been working, as a town, and did a large traffic study looking at alternative means to free up the flow of traffic there. We are working with CDTC and they are doing a technical assistance program review. They will review the study and we will move forward seeking funding. **Ms. Tuz** asked if they have any ideas on the intersection. **Mr. Riper** said the most efficient method would be dual roundabouts. **Ms. Tuz** said think about the cars coming and trying to get across it as a bicyclist or pedestrian. **Supervisor Johnson** said NYSDOT would make that decision since Route 50 is a state road. They are involved and working with us and we need to come to a solution on that intersection. **Councilman Streicher** asked what the probability would be in securing the grant. **Mr. Riper** said it is pretty high. The state looks favorably on towns that are willing to contribute funds into the program. It will be a three to four million dollar project.

LeRoy White said, as a former NYSDOT employee, they are going to want to get federal funds to do this job. Under the present administration, that likelihood is minimal.

Mr. Dannible said this project, between traffic improvements, contributions and mitigation fees to the town will have one million to one and a half million dollars in traffic improvements and mitigations coming to the Town of Wilton by the developer.

Joanne Klepetar asked if the traffic study for this project came back with no effect. **Mr. Dannible** said the traffic study came back with the 310 units having a minimal impact to that intersection. The volume of traffic from this community is somewhat incidental to the volumes that already occur. **Supervisor Johnson** said the planning board will be addressing the traffic. There is also a positive recommendation from the planning board for the acceptance of the open space.

Committee Reports

Supervisor Johnson noted this Saturday, July 7, 2018 is the Bicentennial Parkfest at Gavin Park. It starts at 11:00 a.m. There are many events including entertainment, food and rides. We have a whole new area for the Bicentennial with a reenactments and entertainment. The weather will be great.

Comptroller's Report

1.) 2018 Budget Transfers and Budget Amendments

On a motion introduced by Councilman McEachron, the board adopted the following resolution:

RESOLUTION #126

NOW, THEREFORE, BE IT RESOLVED, to approve the 2018 budget amendments requested for and listed in the Comptroller's 7/5/2018 Report (attached) to the Town Board.

The adoption of the resolution was seconded by Councilman Streicher duly put to a vote, all in favor. The motion passed 5-0.

2.) Personnel

a.

Mr. Reale said Pat Brennan has filed retirement papers effective July 6, 2018. Today was her last day of work after 28 years of service at the Town of Wilton. We had a great retirement party for her last week. She's been a very dedicated and loyal employee and she will be missed. **Supervisor Johnson** said Ms. Brennan has been great and will be missed.

b.

On a motion introduced by Councilman McEachron, the board adopted the following resolution:

RESOLUTION #127

NOW, THEREFORE, BE IT RESOLVED, approve the appointment of Lisa Muller to the vacant Bookkeeper position effective July 10, 2018, starting at Grade 8 base rate of \$22.52 per hour.

The adoption of the resolution was seconded by Deputy Supervisor Lant, duly put to a vote, all in favor. The motion passed 5-0.

c.

On a motion introduced by Deputy Supervisor Lant, the board adopted the following resolution:

RESOLUTION #128

NOW, THEREFORE, BE IT RESOLVED, to approve the hiring of Patricia Brennan into the part time Principal Account Clerk position at a rate of \$28.18 for 6-8 weeks on an as needed basis.

The adoption of the resolution was seconded by Councilman Bogardus, duly put

to a vote, all in favor. The motion passed 5-0.

d.

On a motion introduced by Councilman Streicher, the board adopted the following resolution:

RESOLUTION #129

NOW, THEREFORE, BE IT RESOLVED, to approve the appointment of Mark Marino to the Recreation Administrator position, after successfully passing the exam, effective July 5, 2018.

The adoption of the resolution was seconded by Councilman Bogardus, duly put to a vote, all in favor except Deputy Supervisor Lant who abstained. The motion passed 4-0.

3.) Internal Reviews

a.

Mr. Reale said as required by Town Law Section 123 Annual Accounting by Town Officer and Employees for the calendar year 2017, all departments have been reviewed and the work papers are on file in my office. There were no irregularities or discrepancies noticed in the samples of the departments which were reviewed.

b.

On a motion introduced by Councilman McEachron, the board adopted the following resolution:

RESOLUTION #130

NOW, THEREFORE, BE IT RESOLVED, to accept the Internal Review for Wilton Town Court, with no irregularities or discrepancies noticed in the sample of the departments reviewed, as required by Town Law Section 123 Annual Accounting by Town Officers and Employees, with all work papers on file in the Town Comptroller's Office.

The adoption of the resolution was seconded by Deputy Supervisor Lant duly

put to a vote, all in favor. The motion passed 5-0.

Adjournment

On a motion introduced by **Councilman Streicher** and seconded by **Councilman Bogardus** all board members in favor, the meeting was adjourned at 7:40 p.m.

Respectfully Submitted,

Susan Baldwin, Town Clerk

Supervisor, Arthur Johnson

Councilman, Steve Streicher

Deputy Supervisor, John Lant

Councilman, John McEachron

Councilman, Duane Bogardus