

AGENDA
TOWN OF NEW BALTIMORE, COUNTY OF GREENE
TOWN BOARD WORK MEETING

SEPTEMBER 22, 2025

Please turn off all cell phones and electronic devices.

Reports

Supervisor

- Resolution to Award Bid for the Town Hall Improvement Project
- Resolution Establishing the Position of Cemetery Sexton

County Legislator

Town Clerk

- Distribution of 2025 Tentative Budget to Town Board
- September 8, 2025 Town Board Regular Meeting Minutes

Historian

Agriculture/AgFest (Member VanEtten)

Animal Control (Chair Kash, Member Sottolano)

Assessment (Chair Sottolano/Member Kash)

Audit and Budget (Chair Ruso/Member Downes)

Buildings & Grounds/Recycling (Chair Downes/Member VanEtten)

Code Enforcement Officer (Chair Downes/Member Ruso)

Fire, EMS & Law Enforcement (Member Dellisanti)

Grants/Promotions/Economic Development (Chair VanEtten/Member Ruso)

Greene County Planning Board (Sottolano)

Highway (Chair Ruso/Member Downes)

- Resolution to Authorize the Highway Superintendent to Purchase Abrasives (Dry Screened and Washed) Used in Snow and Ice Control Until September 19, 2026
- Resolution to Award Bid for Ultra Low Sulfur Diesel Fuel

Insurance (Chair Ruso/Member Downes)

Personnel (Chair Ruso/Member VanEtten)

Planning Board (Chair Downes/Member Kash)

Seniors (Chair VanEtten/Member Ruso)

Technology/Website (Chair Downes/Member VanEtten)

Town Courts (Chair Kash/Member Sottolano)

Veterans and Memorials (Chair VanEtten/Member Downes)

Wastewater Treatment (Chair Sottolano/Member Kash)

Water Districts (Chair Kash/Member Sottolano)

Youth, Parks and Recreation (Chair VanEtten/Member Ruso)

Zoning Board of Appeals (Chair Sottolano/Member Kash)

Upcoming Meetings

- October 1, 2024 Zoning Board of Appeals Meeting at 7:30 PM (If Needed)
- October 4, 2025 Mobile Spay/Neuter Clinic at Town Hall, Pre-Registration Required at jkash@townofnewbaltimore.org
- October 9, 2025 Planning Board Meeting at 7:30 PM
- October 13, 2025 Town Offices Closed for Columbus Day
- October 15, 2025 Town Board Regular Meeting at 7 PM
- October 27, 2025 Town Board Work Meeting at 7 PM

Public Comment Period/Community Events

Audit of Claims

Adjournment

****** Agenda Subject to Change******

GUIDELINES FOR PUBLIC CONDUCT DURING TOWN BOARD MEETINGS

1. The Supervisor shall preside at the meetings of the Town Board. In the absence of the Supervisor, the Deputy Supervisor shall be the acting Supervisor. In the event both the Supervisor and the Deputy Supervisor are absent, the other members shall designate one of their members to act as temporary chairman. A majority of the Board shall constitute a quorum for the transaction of business, but a lesser number may adjourn.
2. Town residents who wish to speak shall fill out a card at the entrance of the meeting room listing their name, contact information, and the subject matter in which they would like to speak. These cards will be collected prior to the beginning of the Town Board meeting and given to the Town Supervisor or Deputy Supervisor in the absence of the Supervisor.
3. Speakers must be recognized by the presiding officer and then proceed to the lectern and state their name and address. They must limit their remarks on official town business to up to three minutes on a given topic and may not yield any remaining time to another speaker. They must address their remarks to the Board as a body and not to any member thereof and not to other members of the audience in the form of a debate.
4. Speakers should present their remarks in a courteous manner and may not make disparaging remarks or personal comments about public officials, town residents, or others. All speakers will observe the commonly accepted rules of courtesy, decorum, dignity, and good taste with no cursing, swearing, clapping, booing, finger pointing, bullying, whispering, or talking that disrupts the business of the Town Board.
5. Any speaker who disregards the directives of the presiding officer in enforcing the rules, disturbs the peace at a meeting, makes impertinent or slanderous remarks, or generally conducts themselves in an inappropriate manner shall be barred from further participation and will forfeit any balance of time remaining for their comments.
6. After a final warning, if a speaker willfully refuses to step down, the Town Supervisor shall contact the appropriate authorities to remove the speaker from the meeting room and to restore order.
7. The Town Supervisor, or in their absence the Deputy Supervisor, shall ensure compliance with these rules.

TOWN OF NEW BALTIMORE, COUNTY OF GREENE

RESOLUTION 129-2025

SEPTEMBER 22, 2025

**RESOLUTION TO AWARD BID FOR THE
TOWN HALL IMPROVEMENT PROJECT**

WHEREAS an Invitation to Bid for sealed bids appeared in the *Times Union*, a pre-bid conference was scheduled for September 5 at 1 PM, and two sealed bids were received and read aloud at the bid opening on September 18, 2025 at 1 PM at the New Baltimore Town Hall, 3809 County Route 51, Hannacroix, New York from

Jiwan Construction Inc.	\$226,513
Bunkoff General Contractors Inc.	\$294,500

RESOLVED the Town of New Baltimore approves the recommendation of Delaware Engineering to accept the bid from Jiwan Construction Inc., the lowest responsible bidder, for \$226,513, with partial funding from a \$150,000 SAM Grant and the remaining expenditures to be extracted from the Town of New Baltimore "Building" Reserve fund which currently has a balance of \$90,176.00



DELAWARE ENGINEERING, D.P.C.

28 Madison Avenue Extension
Albany, New York 12203

Phone: 518.452.1290
Fax: 518.452.1335

September 19, 2025

Jeff Ruso
Supervisor, Town of New Baltimore
3809 County Route 51
Hannacroix, NY 12087

Re: Town of New Baltimore – Town Hall Improvements
Recommendation to Award – General Construction Contract

Dear Supervisor Ruso:

On September 18, 2025 the Town of New Baltimore received bids for the Town Hall Improvement Project. Two bids were received for the Town Hall Improvement – General Construction Contract. The bid results are as follows:

Contractor	Bid Price Excluding All Alternates
<i>Jiwan Construction Inc</i>	\$217,543.00
<i>Bunkoff General Contractors Inc</i>	\$267,000.00

Based on Delaware Engineering's review of the bids for conformance with the contract documents and a review of the low bidder's qualifications, Delaware Engineering recommends that the Town of New Baltimore award the Town Hall Improvements – General Construction Contract to Jiwan Construction Inc for \$217,543.00.

If you have any questions regarding the bid results, bidding process, or any other project concerns, please contact us at (518) 452-1290.

Sincerely,

Mary Beth Bianconi
Partner

Cc. Cody Messier P.E., Delaware Engineering

TOWN OF NEW BALTIMORE, COUNTY OF GREENE

RESOLUTION 130-2025

SEPTEMBER 22, 2025

RESOLUTION ESTABLISHING THE POSITION OF CEMETERY SEXTON

WHEREAS the Town of New Baltimore operates public cemeteries within its jurisdiction and requires certain services to maintain and manage those cemeteries; and

WHEREAS the position of Sexton to manage the needs of the cemeteries is a needed service, and

WHEREAS the payment for services rendered to the Sexton by the Town of New Baltimore shall be currently defined as:

\$125.00 Per Grave Opening Per Standard Grave

\$125.00 Cremains Interment Per Standard Grave

\$25.00 Monument Permit Review Per Standard Grave, and

WHEREAS, The Sexton shall submit a monthly invoice to the Town Clerk for services rendered, and payment shall be made within thirty (30) days of approval, and

WHEREAS, The Sexton shall be responsible for all compliance with all laws, rules and regulations involving employment of labor, hours of labor, health and safety, and working conditions. The Contractor shall be solely responsible for payment of all federal, state, and local taxes arising from compensation paid under this Agreement,

NOW THEREFORE BE IT RESOLVED that the Town of New Baltimore hereby establishes the position of Sexton of Cemeteries.



TOWN OF NEW BALTIMORE

County of Greene
3809 County Rte. 51
Hannacroix, N.Y. 12087

Telephone: (518) 756-6671 ext 5
TDD/TTY: (800) 662-1220
Fax: (518) 756-8880
Web: www.townofnewbaltimore.org
Email: clerk@townofnewbaltimore.org

Barbara M. Finke RMC, CTO
Town Clerk

Town Clerk Report **August 1-31, 2025**

2 CO Search Compliance Residential \$250, 10 Building Permits \$5,213.83, 1 EZ-Pass Tag \$25, 10 Hunting/Fishing Licenses \$33.02, 25 Dog Licenses \$180, 1 Replacement Tag \$2, 1 Late Dog License \$5, 2 Fire Inspections \$200, 1 Marriage License \$17.50, 1 Demolition \$75, 1 Beer Permit \$20, 2 Non-Resident Park Rentals \$100, 1 Park Rental \$25, 2 Lot Line Adjustments, \$100, 1 Special Use Permit/Variance No-Commercial \$100, 1 Above Ground Swimming Pool \$60, 1 Solar Residential \$173.40, 2 Photo Copies \$.50, 1 Site Plan Review Up to 10 Acres \$300, Total State, County & Local Revenues \$7,463.73, \$35 to the New York State Department of Agriculture and Markets for the Spay/Neuter Program, \$22.50 to the New York State Department of Health for Marriage License, \$525.98 to the New York State Department of Environmental Conservation for Hunting/Fishing Licenses, Total to Supervisor \$6,880.25.

The Town Clerk's Office collected \$ 3,184,529.88 in taxes, \$ 11,387.37 in penalties, \$ 20 in returned check fees, notice fees of \$ 104.00, for a total of \$ 3,196,041.25 representing 84% collected. Remaining uncollected is \$ 619,532.56. The last day to collect Property Tax was July 31, 2025.

For Water Districts 2 and 3, we are currently collecting 22% for third quarter 2024, 16% for 4th quarter of 2024, 10% for first quarter of 2025 until October 16th. Second quarter bills are collecting at 4% until October 16th. Sewer is collecting at 16% penalty for the first half until October 15th. Second half sewer bills went out in July and are collecting at 4% until October 15th.

Our vendor for archiving our records is continuing the process, shelving was installed on August 27, and we appreciate the assistance of our Highway Department in moving them into place.

Just reminding everyone that Amanda Eldred, Deputy Town Clerk, is a member of the National Guard and was activated by the Governor late February. Please keep her in your thoughts and we hope she will return to us soon.

The Town of New Baltimore is an equal opportunity provider and employer. Discrimination is prohibited by Federal Law. Complaints of discrimination may be filed with USDA, Director, Office of Civil Rights, 1400 Independence Avenue, S.W., Washington, D.C. 20250-9410, or call (800) 795-3272 (voice) or (202) 720-6832 (TDD)

GREENE COUNTY EMS

The regular monthly meeting was HELD ON:

Tuesday, **SEPTEMBER 16, 2025.**

There were **22** EMS calls in **JULY**

15 EMS calls in **AUGUST**

For a Total of **157** for this year~ **2025**

Strokes.. YTD - **62** for all of Greene County

OVERDOSES..YTD- **37** for all of Greene County

We had **243** calls for all of **2024**

Respectfully submitted by:

Nick Dellisanti, Deputy Supervisor

TOWN OF NEW BALTIMORE, COUNTY OF GREENE

RESOLUTION 131-2025

SEPTEMBER 22, 2025

**RESOLUTION TO AUTHORIZE THE HIGHWAY SUPERINTENDENT TO
PURCHASE ABRASIVES (DRY SCREENED AND WASHED) USED IN SNOW AND
ICE CONTROL UNTIL SEPTEMBER 19, 2026**

RESOLVED the Town Board hereby authorizes the Highway Superintendent to purchase Abrasives (Dry Screened and Washed) used in Snow and Ice Control per Greene County Resolution 284-25 for the contract period September 20, 2025 until September 19, 2026. The Highway Superintendent will inform the Town Board of cumulative expenditures and unused balance for this product.



Resolution No. 284-25

Awarding Bid For Abrasives (Dry Screened And Washed) Used In Snow & Ice Control

WHEREAS, the County Highway and Solid Waste Superintendent did advertise in the Times Union and Mountain Eagle for bids for Abrasives (Dry Screened and Washed) used in Snow & Ice Control for the following:

- 1.) Price per ton and/or cubic yard, FOB, your plant.
- 2.) Price per ton and/or cubic yard for sand, delivered to Greene County Highway Department, Athens Facility
- 3.) Price per ton and/or cubic yard for sand, delivered to Greene County Highway Department Building, Ashland Facility
- 4.) Price per ton and/or cubic yard for sand, delivered to Greene County Highway Department Building, Freehold Facility
- 5.) Price per ton and/or cubic yard for sand, delivered to Greene County Highway Department Building, Hunter Facility
- 6.) Price per ton and/or cubic yard for sand, delivered to Town of Halcott Highway Department; and

WHEREAS, five (5) vendors submitted bids, which were opened, and publicly read on Tuesday, August 26, 2025 at 10:30 a.m. for the contract period: September 20, 2025-September 19, 2026.

NOW, THEREFORE, BE IT RESOLVED, that the Greene County Highway and Solid Waste Superintendent be and hereby is authorized to purchase **Washed Abrasives** from the following bidders meeting all specifications for **Item No. 1**:

Callanan Industries, Inc. PO Box 15097 Albany, NY 12212	\$ 10.85 per ton (S. Bethlehem)
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Heidelberg Materials North East, LLC PO Box 7/2170 River Road Ravena, NY 12143	\$ 13.75 per ton
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Colarusso Sand & Gravel PO Box 302 Hudson, NY 12534	\$ 18.00 per ton
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Peckham Materials Corp. 172 Prospect Hill Road Brewster, NY 10509	\$ 16.00 per ton
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BE IT FURTHER RESOLVED, that the Greene County Highway and Solid Waste Superintendent be and hereby is authorized to purchase **Dry Screened Abrasives** from the

following bidders meeting all specifications for **Item No. 1:**

Callanan Industries, Inc.
PO Box 15097
Albany, NY 12212-5097

\$ 9.85 per ton (South Bethlehem)

Eric Dahlberg Const., Inc.
696 Potter Mt. Road
Gilboa, NY 12076

\$ 5.52 per ton (\$7.45 per cubic yard)

BE IT FURTHER RESOLVED, that the Greene County Highway and Solid Waste Superintendent be and hereby is authorized to purchase **Washed Abrasives** from the following bidders meeting all specifications for **Item No. 2 - 6:**

Callanan (S. Bethlehem)	Item No. 2	\$ 17.85 per ton
Callanan (S. Bethlehem)	Item No. 3	\$ 21.85 per ton
Callanan (S. Bethlehem)	Item No. 4	\$ 18.05 per ton
Callanan (S. Bethlehem)	Item No. 5	\$ 23.10 per ton
Callanan (S. Bethlehem)	Item No. 6	\$ 27.10 per ton

BE IT FURTHER RESOLVED, that the Greene County Highway and Solid Waste Superintendent be and hereby is authorized to purchase **Dry Screened Abrasives** from the following bidders meeting all specifications for **Item No. 2 - 6:**

Callanan (S. Bethlehem)	Item No. 2	\$ 16.85 per ton
Callanan (S. Bethlehem)	Item No. 3	\$ 20.85 per ton
Callanan (S. Bethlehem)	Item No. 4	\$ 17.05 per ton
Callanan (S. Bethlehem)	Item No. 5	\$ 22.10 per ton
Callanan (S. Bethlehem)	Item No. 6	\$ 26.10 per ton

A certified copy of this resolution to be forwarded to the Greene County Highway and Solid Waste Superintendent, Greene County Treasurer, successful bidders, and all Village and Town Superintendents.

ATTACHMENTS:

- Abrasives Bid Worksheet 2025 (PDF)

Meeting History

09/08/25 Public Works **MOVED FOR ADOPTION**

RESULT:	MOVED FOR ADOPTION [UNANIMOUS]
MOVER:	Patricia Handel, Legislator
SECONDER:	Charles A. Martinez, Daryl E. Legg
AYES:	O'Connell, Thorington, Martinez, Bulich, Handel, Legg, Linger, Luvera, Lennon

09/15/25 Finance **MOVED FOR ADOPTION**

RESULT:	MOVED FOR ADOPTION [UNANIMOUS]
MOVER:	Sherry B. True, Legislator
SECONDER:	Gregory Davis, Legislator
AYES:	Martinez, Davis, Legg, Bulich, True, Lanuto Jr., Linger, Luvera, Lennon

TOWN OF NEW BALTIMORE, COUNTY OF GREENE

RESOLUTION 132-2025

SEPTEMBER 22, 2025

RESOLUTION TO AWARD BID FOR ULTRA LOW SULFUR DIESEL FUEL

WHEREAS an Invitation to Bid for sealed bids appeared in the Times Union and two sealed bids were received and read aloud at the bid opening at the Regular Town Board Meeting on September 8, 2025:

Bottini Fuel	\$0.282/Gallon Over OPIS Albany
Main-Care Energy	\$0.285/Gallon over OPIS Albany

RESOLVED, the Town of New Baltimore accepts the bid from Bottini Fuel, the lowest responsible bidder.



Bottini Fuel

2785 W. Main St.
Wappingers Falls, NY 12590
P: 845.297.5580
F: 845.297.5465
E: info@bottinifuel.com
bottinifuel.com

Commercial Sales Division
845 297 5580 extension 1392
commercialsales@bottinifuel.com

August 5, 2025

Town of New Baltimore

Dear Valued Customer,

At Bottini Fuel, we understand the importance of reliability, transparency, and exceptional service. That's why, when you choose us, you'll experience a level of integrity that separates us from the competition. We consistently deliver on our promises and offer full transparency, including the option to receive daily pricing via fax or email.

We are proud to serve the Hudson Valley region with a team dedicated to meeting all your fuel delivery, service, and pricing needs. Below you will find current product offerings and pricing information:

Product Offerings & Pricing

Premium Clear Diesel Town of Conesville

- **Variable Price:** \$0.282 over OPIS Albany
- Bottini Fuel understands the Town of New Baltimore request s 60/40 Blend 12/1 to 4/1

***Please note kerosene for blending purposes will be at the same margin on day of delivery.**

All prices are subject to applicable taxes unless valid tax-exempt documentation is on file. Environmental and safety fees apply to all deliveries.

We value the opportunity to work with you and are committed to building a long-term, mutually beneficial relationship. Should you have any questions or require further assistance, please don't hesitate to contact me directly.

Town of New Baltimore 2025-2026 BID PROPOSAL
Ultra-Low Sulfur Diesel Fuel (ULSD)

Bidder: Main-Care Energy

Address: 1 Booth Ln, Albany NY 12205

Phone: 800-542-5552

Contact: Gregory Childs, Vice President

MAIN-Care
ENERGY



1. Scope of Work

The Contractor shall furnish and deliver Ultra-Low Sulfur Diesel Fuel (ULSD) to designated municipal locations as requested. All fuel supplied shall meet current federal and state specifications for Ultra-Low Sulfur Diesel.

2. Pricing

The contract price for each gallon of Ultra-Low Sulfur Diesel Fuel will be calculated as follows:

- **Albany, NY OPIS Daily Average Rack Price
PLUS \$0.285 per gallon.**

The OPIS publication will be provided daily to the Town of New Baltimore via email.

3. Winter Blending Requirement

All deliveries made between **December 1st and April 1st** shall be treated to ensure reliable cold-weather performance. Fuel will be blended with kerosene or treated with an industry-approved cold flow additive to meet winter operability standards.

4. Delivery

- Deliveries shall be made as-scheduled to municipal sites designated by the Highway Superintendent.
- Standard delivery will be made within 24 hours of request. Emergency deliveries shall be made within 6 hours of request.

Town of New Baltimore Planning Board

Monthly Report

September 17, 2025

The Planning Board met on September 11, 2025, in which the following business was transacted:

... A Public Hearing was held for the Kasselmann Solar/Lynn Brockett Special Use Permit and Site Plan Application. There was no one present with opposing comments. The Public Hearing was open for 15 minutes.

...Kasselmann Solar/Lynn Brockett Special Use Permit and Site Plan Application The Board reviewed and approved the Kasselmann Solar/Lynn Brockett Site Plan. A resolution was read and unanimously approved. The site plan was stamped, signed, and dated by Board member Vadney, with a copy provided to homeowner Lynn Brockett.

...Kevin Rounds/Francis Ahrens Lot Line Adjustment Board member Vadney updated the Board regarding a change in the proposed action for the Francis Ahrens property, shifting from a lot line adjustment to a minor subdivision. The revised proposal includes the consolidation of a smaller lot into a larger lot, as well as a minor subdivision resulting in a new 2-acre parcel. The Board anticipates issuing a denial letter to forward the matter to the Zoning Board of Appeals for variance consideration due to the shared driveway easement affecting more than two parcels.

...Gleda Baldini/Ronald Klein Lot Line Adjustment The Board reviewed and approved the lot line adjustment between Gleda Baldini and Ronald Klein. The adjustment involves transferring a small portion of land from a large parcel to a smaller one to provide full access around a pond. The Board accepted the application and completed a Short Environmental Assessment Form (SEAF) and issued a negative declaration for SEQRA purposes. The Public Hearing for this Lot Line Adjustment was waived.

JB Car Services Special Use Permit Renewal Yeivgny Sandal, representing JB Car Services, was present for the renewal of their Special Use Permit. The Board approved the renewal contingent upon a satisfactory site visit by Code Enforcement. The Board discussed the original conditions of the permit, some of which were unclear due to changes in ownership in 2014. The site visit will check compliance with prior conditions.

The Board approved the minutes from the August 14, 2025, Planning Board meeting.

The meeting was adjourned at 8:11 PM.

Robert VanEtten, Chair

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TOWN OF NEW BALTIMORE ZONING BOARD OF APPEALS

Hannacroix, New York

Monthly Report

September 17, 2025

The Zoning Board of Appeals did not meet in the month of September 2025

William Boehlke, Chair

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TOWN OF NEW BALTIMORE, COUNTY OF GREENE

**RESOLUTION 133-2025
SEPTEMBER 22, 2025**

RESOLUTION TO AUTHORIZE SUPERVISOR TO PAY AUDITED CLAIMS

WHEREAS the Town Clerk has presented claims to the Town Board for audit and review, and

WHEREAS the Town Board has audited claims 2025b-09-01 to 2025b-09-, it is

RESOLVED that the Supervisor is hereby authorized to pay claims 2025b-09-01 to 2025b-09-.

BE IT FURTHER RESOLVED that the Town Clerk will prepare an abstract and hold it for public review until October 31, 2024.