

TOWN BOARD MEETING  
Public Hearing  
February 12, 2024  
6:00 P.M.

**PRESENT:** Councilpersons: Kevin Armstrong, Patty Wood, Leonard Govern, Luis Rodriguez-Betancourt, Supervisor Joseph Cetta, Attorney Carly Walas, Highway Superintendent, Jeff Offnick and Town Clerk Ronda Williams

**OTHERS PRESENT:** Rusty and Sharon Way, Katherine Bridges, Gale Neale, Patrick White, Lillian Browne-The Reporter, Jessica Vecchione

Supervisor Cetta opened the Public Hearing for anyone wishing to speak in favor or against Local Law 1 or 2024, a local law to modify section 200-39 minimum habitable floor area and to add a new section 200-62.1 Accessory Dwelling Units.

Katherine Bridges asked for clarification on the size of the habitable floor area and if it was just associated within the main dwelling? Supervisor Cetta stated the habitable floor area would have at least 500 square feet per dwelling and a maximum habitable floor area of 900 square feet for accessory dwelling units.

The Public Hearing was closed at 6:05 p.m.

**RESOLUTION #40                      OPEN REGULAR MEETING**

A motion was made by Councilman Armstrong, seconded by Rodriguez-Betancourt to close the Public Hearing and to go into the regular meeting. All in favor, motion carried.

**RESOLUTION #41                      APPROVAL OF MINUTES**

A motion was made by Councilwoman Wood, seconded by Rodriguez-Betancourt approving the minutes of January 8, 2024 as presented. All in favor, motion carried.

**SUPERINTENDENT OF HWY. REPORT:**

**TOWN OF WALTON HIGHWAY DEPARTMENT**  
25091 STATE HIGHWAY 10  
WALTON, NY 13856  
607-865-5120

**TO:** WALTON TOWN BOARD  
**FROM:** JEFF OFFNICK, HIGHWAY SUPERINTENDENT  
**DATE:** 2/8 /2024  
**RE:** REPORT

- ✓ The crew has been plowing and sanding as needed, repairing the fleet and cutting brush.
- ✓ Received a shared Highway Service from the Town of Deposit
- ✓ We have the Intermunicipal Agreement with the Town of Colchester that needs approval.

Reported that we received a Shared Highway Services agreement with the Town of Deposit.

Reported that we have received an annual Intermunicipal Agreement with the Town of Colchester and the Town of Walton for the removal of snow and ice on Trout Brook Road and Wilson Hollow Road.

**RESOLUTION #42**

**TOWN OF WALTON AND TOWN OF COLCHESTER  
SNOW REMOVAL AGREEMENT**

A motion was made by Councilwoman Wood, seconded by Rodriguez-Betancourt granting Supervisor Cetta permission to sign the agreement allowing for the Town of Walton Highway Department to plow snow and ice removal for portions of Wilson Hollow Road in return for Colchester to plow snow and ice removal on portions of Trout Brook Road. All in favor, motion carried.

Councilman Govern thanked the Highway Department for their prompt response to clearing the trees at Marvin Hollow.

**ASSESSOR REPORT:**

**February 2024**

**Assessor's Report to Walton Town Board**

**Property records:** continuing to make updates to inventory and assessments in preparation for the 2024 assessment roll.

**Photos:** The photo issue has been resolved, for now. The problem was that no files with names including periods could be uploaded from my account into the County server property records. Currently the photos are being housed where they don't have to cross that barrier and periods have also been eliminated from the file names. The reassessment company has verbally offered to photograph each property while they are in the field doing review at no cost to the Town. This is a good option to get current photos.

**Real Estate Sales:** The prior three to five years of sales are used to create the equalization rate. Pending final approval, we will have an equalization rate of 71% for 2024. That is down 6% from 2023 due to property sales indicating the increased value of real estate.

**Reassessment:** KLV Appraisals is in the beginning stages of the reassessment gaining access to the County server and Walton property records.

Thank you.

Penny S. Haddad

Respectfully submitted

February 7, 2024

CODE ENFORCEMENT:

Town of Walton  
Code Enforcement Office  
Garrett Newbauer

**Monthly Summary Report**  
Month of January 2024

Building Permits Issued	2
Building Inspections Completed	0
Fire Inspections Completed	0
Notices of Violation Issued	0
Tickets Issued	0
Certificates Issued	1
Complaints Received	0
Floodplain Development	
Permits Issued	0
CO Searches	1

DOG CONTROL REPORT:

Martin J. Way, Jr.  
Dog Control Officer, Town of Walton  
129 North Street Walton,  
New York 13856  
January 2024  
Dog Control Activity Summary

Complaints	1
Dogs Seized	1
Returned to Owner	0
Humane Society	1
Dangerous Dogs	0
Tickets Issued	4
Total Redemption Fees	0
Assistance, Police	0

Mileage                      95     Miles

Supervisor Cetta informed the Board that DCO Way had his annual inspection and everything was found to be in satisfactory condition with no discrepancies.

TOWN CLERK'S REPORT:

Provided Financial Reports

Reported that I am 75% collected and that although only 15 people took advantage of the partial tax payments, over 120 have utilized the on-line payment services.

The Annual Financial Report for 2023 has been filed with the State and is available for review in my office.

I provided the Board with an agreement proposal between the Town of Walton and ISD for IT services. They have changed their billing format and will no longer bill based on the purchase of allotted time, instead they will bill monthly at the rate of \$499.99. This new format will include all antivirus, OS patching and monitoring onsite and off-site backup. We have previously paid \$4,875.00 a year for this service, this format will result in an increase of \$1,124.88 that the company has stated is a result of increase business expenses.

**RESOLUTION #43**

**INFORMATION SYSTEMS DIVISION IT AGREEMENT**

A motion was made by Councilman Armstrong, seconded by Govern to grant Supervisor Cetta permission to enter into an agreement for IT services with Information Systems Division for a term of 36 months. All in favor, motion carried.

**RESOLUTION #44**

**USE OF FACILITIES**

A motion was made by Councilwoman Wood, seconded by Rodriguez-Betancourt to approve Music on the Delaware to use Veterans Plaza on June 15, 2024 for the purpose of a porch fest. All in Favor, motion carried.

Budget Amendments December 2023			
General-A	Account	Increase	Decrease
Justices, CE	1110.4	5,675	
Supervisor, CE	1220.4	1,157	
Assessor, PS	1355.1	273	
Assessor, CE	1355.4	526	
Attorney, CE	1420.4		2,000
Elections, CE	1450.4	3,375	
Unallocated Insurance	1910.4	3,985	
Building, CE	3510.4		5,781
Publicity, CE	6410.4	220	
Judgement and Claims, CE	1950.4		8,000
Contingency	1990.4		500
Flood and Erosion, CE	8745.4	6,745	
		16,281	16,281
General-B	Account	Increase	Decrease
Safety Inspections, CE	3620.4	1,552	
Safety Inspections, PS	3620.1		1,552
		1,552	1,552
Highway - DA	Account	Increase	Decrease
Machinery, Equip	5130.2	74,065	
Machinery, CE	5130.4	3,025	
Health Insurance	9060.8	133	
Snow Removal, PS	5142.1		20,465
Snow Removal, PS	5142.1		56,758
		77,223	77,223

**RESOLUTION #45**

**2023 BUDGET AMENDMENTS**

A motion was made by Councilman Armstrong, seconded by Govern approving the 2023 budget amendments as submitted to close out the 2023 Fiscal year. All in favor, motion carried.

I informed the Board that the agreement for electric and natural gas carrier will be ending in June of 2024. I have received new quotes for electric and they have gone up quite a bit, from 0.0591/kwh to 0.08724/kwh. I recommended not entering into an agreement for more than 1-year to see what the market will do.

**RESOLUTION #46**

**ELECTRIC/GAS CARRIER AGREEMENT**

A motion was made by Councilman Govern, seconded by Wood granting permission for Supervisor Cetta to enter into an agreement for electric/gas carrier at 0.08724 per kwh/therms for a period of 1-year. All in favor, motion carried.

**SUPERVISOR’S REPORT:**

Supervisor Cetta read a letter received by Independent Auditor Brian Pickard of the conducted audit of the cash accounts for town offices for the year ending December 31, 2023 for Town Clerk, Tax collector and Justice Court. He thanked me for my hard work and that of the Boards for their thorough review.

**RESOLUTION #47**

**TOWN CLERK/JUSTICE CASH AUDIT**

A motion was made by Councilman Armstrong, seconded by Rodriguez-Betancourt to accept the 2023 Cash Account Audit Report submitted by Brian Pickard CPA for town offices of Town Clerk, Tax Collector and Justice Court. All in favor, motion carried.

**RESOLUTION #48**

**LOCAL LAW #1 OF 2024 ACCESSORY DWELLING AND TO AMEND CHAPTER 200, ZONING OF THE CODE OF THE TOWN OF WALTON**

A motion was made by Councilwoman Wood, seconded by Armstrong to approve and adopt Local Law #1 of 2024, titled Accessory Dwelling and to Amend Chapter 200, Zoning of the Code of the Town of Walton. Vote: Aye – Armstrong, Govern, Rodriguez-Betancourt, Wood, Supervisor Cetta. Nay – 0. Motion Carried.

**RESOLUTION #49**

**APPOINTMENT OF BOARD OF ASSESSMENT REVIEW**

A motion was made by Councilman Govern-, seconded by Armstrong to appoint Danny Hodges to the Board of Assessment Review effective October 1, 2023 – September 30, 2028 All in favor, motion carried.

Supervisor Cetta stated that he and Councilman Govern attended a NYSEG meeting concerning the natural gas. The both found the meeting to be very informative and they have confidence that NYSEG is addressing the issue with the natural gas.

Informed the Board that the Town has received a letter from the NYC DEP on a land acquisition on Freer Hollow Road that contains 20.15 acres. He provided the Board with a response letter requestion recreation activities to be allowed such as hunting, hiking and snowmobile and atv riding.

COMMITTEE REPORT:

Councilwoman Wood proposed a kiosk be erected at Veterans Plaza that would include a walking/bike trail map as well as a QR Code so people could download the maps to their phones. Councilman Rodriguez-Betancourt stated the maps will need to be created and will need to include fishing, snowmobiling, walking and biking trails.

Councilwoman Wood reported that the ice rink has been filled and now just waiting for it to freeze so that the public and use.

Councilman Armstrong has reported that the highway committee has been looking into replacing equipment such as a boom mower, cemetery walk behind mower, tractor, trailer and large trucks. More to come. He also reported that the truck that was purchased from the Town of Masonville is back and operational.

Supervisor Cetta thanked Jessica Vecchione for recording the meeting and for helping with establishing a Facebook page for the Town of Walton. He stated he will establish an equipment list for the Board to review for the continuation of recording their own meetings.

APPROVAL OF BILLS:

**RESOLUTION #50**

**APPROVAL OF BILLS**

A motion was made by Councilman Armstrong seconded by Wood approving the vouchers as presented for payment. All in favor, motion carried.

General Fund A	#9-30	\$88,760.83
General OV B	#	\$
General Hwy DA	#5-20	\$50,212.80
OV HWY DB	#2	\$232.98

EXECUTIVE SESSION:

A motion was made by Councilman Govern, seconded by Rodriguez-Betancourt to enter into executive session for the purpose of discussion a land contract agreement. All in favor, motion carried.

Entered executive session at 6:50 p.m.

**RESOLUTION #51**

**RESUME REGULAR SESSION**

As a result of executive session, the following resolution was offered.

**RESOLUTION #52**

**CONTRACT OF SALE BETWEEN CATSKILL WATERSHED CORPORATION AND THE TOWN OF WALTON**

A motion was made by Councilwoman Wood, seconded by Armstrong to accept the transfer of property formally known as Breakey Motors 87& 93 Delaware Street, in the Village of Walton, County of Delaware bearing Tax Map Nos. 273.7-6-9 & 273.7-6-8. Vote: Aye – Armstrong, Govern, Rodriguez-Betancourt, Wood, Supervisor Cetta. Nay – 0. Motion Carried.

With no further business before the Board, the meeting was adjourned 7:31p.m.

Respectfully submitted,

Ronda Williams  
Town Clerk