

At a Regular Meeting of the
Town Board of North Greenbush,
held on October 8, 2026, at the
Town Offices

**In the Matter of Scheduling a Public Hearing for
Special District Assessment Rolls**

WHEREAS, the Assessment Rolls for the Special Improvement Districts within the Town of North Greenbush have been completed; and

NOW, THEREFORE, BE IT RESOLVED, that a public hearing will be held on **November 12, 2026, at 6:45 p.m.** at the Town Offices, 2 Douglas Street, Wynantskill, NY, for the purpose of having the Town Board meet and hear any objections that may be made to the Special Improvement Districts Assessment Rolls; and be it further

RESOLVED, that the Town Clerk give notice of such hearing by publishing, no later than **November 2, 2026**, in the Town's official newspaper, The Record, a certified copy of this Order and by posting a certified copy of this Order on the signboard of the Town of North Greenbush and on the Town website not less than ten or more than twenty days before such hearing.

Councilperson **moved Councilperson** **seconded and the**
Town Board voted as follows:

Supervisor Bott	_____
Councilperson Hoffman	_____
Councilperson Merola	_____
Councilperson Gordon	_____
Councilperson Sabo	_____

RESOLUTION 2026-10-98

At a Regular Meeting of
the Town Board of the
Town of North Greenbush,
held on October 8, 2026, at
7:00 p.m. at the Town offices

**In the Matter of Scheduling a Public Hearing for
Operation and Maintenance Charges**

WHEREAS, the Town Board of the Town of North Greenbush is responsible for the ongoing operations and maintenance of the water and sewer districts within the Town (collectively, the "Districts");

WHEREAS, the costs for the operation and maintenance of the districts have been levied as an assessment on the annual Town and County tax bills; and

WHEREAS, the Town Board desires to implement a direct billing system for these operation and maintenance charges to improve fiscal management and transparency for each District and has determined it is in the best interest of the Town and the Districts residents; and

WHEREAS, NYS Town Law provides the Town Board with the Authority to adopt rules and regulations for the collection of fees and charges related to its services; and

NOW, THEREFORE, BE IT RESOLVED, that a public hearing will be held on **November 12, 2026**, at **6:50 PM** at the Town Offices, 2 Douglas Street, Wynantskill, NY for the purpose of reviewing operation and maintenance charges for Special Improvement Districts for budget year **2027** and authorizing and directing the Town to direct bill all said operation and maintenance charges; and be it further

RESOLVED, that the Town Clerk give notice of such hearing by publishing, no later than **November 2, 2026**, in the Town's official newspaper, The Record, a certified copy of this Order and by posting a certified copy of this Order on the signboard of the Town of North Greenbush and on the Town website not less than ten or more than twenty days before such hearing.

Councilperson
as follows:

moved, **Councilperson**

seconded, and the Town Board voted

Supervisor Bott
Councilperson Hoffman
Councilperson Merola
Councilperson Gordon
Councilperson Sabo

RESOLUTION 2026-10-99

At a Regular Meeting of
the Town Board of the
Town of North Greenbush,
held on October 8, 2026, at
7:00 p.m. at the Town Offices

**IN THE MATTER OF SCHEDULING A PUBLIC
HEARING FOR THE 2027 PRELIMINARY BUDGET**

WHEREAS tentative budget for fiscal year **2027** is on file with the Town Clerk and has been presented to the Town Board and it is necessary to hold a public hearing on the proposed preliminary budget; and,

NOW THEREFORE BE IT RESOLVED that a public hearing on the **2027 Preliminary Budget** is hereby scheduled for **November 12, 2026, at 6:55 PM** at the Town Offices, 2 Douglas Street, Wynantskill, NY and it is further resolved,

RESOLVED that the Town Clerk cause notice of this public hearing to be properly posted and published in the Town's official newspaper, The Record, a certified copy of this Order and by posting a certified copy of this Order on the signboard of the Town of North Greenbush and on the Town website not less than ten or more than twenty days before such hearing.

Councilperson moved, **Councilperson** seconded, and the Town Board voted as follows:

Supervisor Bott	_____
Councilperson Hoffman	_____
Councilperson Sabo	_____
Councilperson Merola	_____
Councilperson Gordon	_____

RESOLUTION 2026-10-100

At a Meeting of the Town Board of the
Town of North Greenbush, held on October
8, 2026, at 7:00 P.M. at the Town Offices

IN THE MATTER OF THE APPOINTMENT OF A PART-TIME POLICE DISPATCHER

WHEREAS, the Town of North Greenbush Police Department has a vacancy for a Part-Time Police Dispatcher; and

WHEREAS, the Chief of Police has recommended the hiring of Daniel F. Farley, Jr for said position, having determined he is qualified and having met all requirements;

NOW THEREFORE BE IT RESOLVED, that the Town Board of the Town of North Greenbush hereby appoints Daniel F. Farley, Jr. to the position of Part-Time Police Dispatcher, effective October 8, 202, at a rate of compensation as established in the Town Budget; and

BE IT FURTHER RESOLVED, that this appointment is made in accordance with the rules and regulations of the Rensselaer County Civil Service Commission.

NOW, THEREFORE, on motion of **Councilperson** _____ seconded by **Councilperson** _____
all members present voting on roll call, which resulted as follows:

Joseph Bott III, Supervisor	_____
Kelly Hoffman, Councilwoman	_____
Jessica Merola, Councilwoman	_____
Jim Gordon, Councilman	_____
Mary Frances Sabo, Councilwoman	_____

RESOLUTION 2026-10-101

**IN THE MATTER OF APPOINTING A
ASSISTANT DIRECTOR OF FINANCE
FOR THE TOWN OF NORTH GREENBUSH**

WHEREAS, the Town of North Greenbush has a need to fill the position of Assistant Director of Finance within the Comptroller's Office to assist the Town Comptroller with fiscal operations, budget, payroll, and accounts payable and receivable administration, human resource administration, and internal auditing; and

WHEREAS, Town has conducted a search and interview process to identify a qualified candidate to fulfill these critical financial responsibilities and the Town Comptroller has reviewed candidates and recommended the appointment of Andrea Gansky to fill this position based on her qualifications and experience; and

WHEREAS, this position is classified as a Full-Time, Non-Exempt position under the Town of North Greenbush Civil Service classification;

NOW THEREFORE BE IT RESOLVED, that the Town Board of the Town of North Greenbush hereby appoints Andrea Gansky to the position of Assistant Director of Finance in the Comptroller's Office, effective September 25, 2026 to serve for the remainder of the year ending December 31, 2026, at an hourly rate of \$31.00 per hour, payable in accordance with the Town's normal payroll procedures; and

BE IT FURTHER RESOLVED, that Andrea Gansky shall serve under the direct supervision of the Town Comptroller and perform such financial duties as authorized by the Town Board and New York State Town Law; and

BE IT FURTHER RESOLVED, that a certified copy of this resolution be forwarded to the Town Comptroller and the Town Clerk for immediate processing.

BE IT FURTHER RESOLVED, that the Town Supervisor and/or the Town Comptroller are hereby ratified and authorized to execute any and all offer letters and employment agreements or necessary documentation to finalize this appointment.

NOW, THEREFORE, on motion of **Councilperson** _____ seconded by **Councilperson** _____
all members present voting on roll call, which resulted as follows:

Joseph Bott III, Supervisor	_____
Kelly Hoffman, Councilwoman	_____
Jessica Merola, Councilwoman	_____
Jim Gordon, Councilman	_____
Mary Frances Sabo, Councilwoman	_____

RESOLUTION 2026-10-102

At a Regular Meeting of the Town Board
of the Town of North Greenbush held at 7:00pm
on September 10, 2026 at the Town Offices

**A RESOLUTION APPROVING A LOCAL LAW
AMENDING ARTICLE V OF THE TOWN CODE
OF THE TOWN OF NORTH GREENBUSH
TO PERMIT THE TOWN ATTORNEY TO RESIDE
OUTSIDE OF THE TOWN OF NORTH GREENBUSH**

WHEREAS, pursuant to New York State Town Law Section 23 and Public Officers Law Section 3, an appointed town officer, including the Town Attorney, is generally required to be an elector and resident of the town in which they serve; and

WHEREAS, New York State Municipal Home Rule Law grants the Town Board of the Town of North Greenbush the authority to adopt local laws amending or superseding provisions of the Town Law relating to the qualifications of its officers, including residency requirements; and

WHEREAS, the Town Board has determined that expanding the residency qualifications for the office of Town Attorney to include individuals residing outside of the Town of North Greenbush, specifically within Rensselaer County or an adjoining county, will significantly broaden the pool of qualified legal professionals available to serve the Town; and

WHEREAS, a proposed Local Law, designated as Local Law No. 5 of the Year 2026, entitled A local law entitled “Residency Requirements”, which amends Article V, Section 27 of the Town Code entitled “Town Attorney” was introduced to the Town Board; and

WHEREAS, a duly noticed public hearing was held on October 8, 2026 at the Town Hall Annex, located at 2 Douglas Street, Wynantskill, New York, at which time all interested persons were given an opportunity to be heard regarding the adoption of said Local Law; and

WHEREAS, the Town Board has reviewed all public comments and determined that the adoption of this amendment is in the best interest of the residents of the Town of North Greenbush.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN BOARD OF THE TOWN OF NORTH GREENBUSH AS FOLLOWS:

1. **Approval and Adoption:** The Town Board hereby approves and adopts Local Law No. 5 of the Year 2026, amending Chapter 27, Article V of the Town Code of the Town of North Greenbush to permit the appointed Town Attorney to reside outside the geographic boundaries of the Town of North Greenbush, provided that such person resides or maintains an office for the practice of law in any one of the following counties located in the State of New York: Albany, Columbia, Rensselaer, Saratoga, Schenectady, or Washington.

2. **Supersession:** This Local Law is explicitly intended to supersede the residency requirements set forth in New York State Town Law Section 23 and Public Officers Law Section 3 as they apply to the office of the Town Attorney for the Town of North Greenbush.
3. **Filing and Effective Date:** The Town Clerk is hereby authorized and directed to enter this Local Law into the minutes of this meeting and to file a certified copy of the same with the New York State Secretary of State, at which time the Local Law shall take immediate effect.

Supervisor Bott
Councilperson Hoffman
Councilperson Merola
Councilperson Gordon
Councilperson Sabo

RESOLUTION 2026-10-103

RESOLUTION FOR SEQRA DETERMINATION

**RESOLUTION OF THE TOWN BOARD FOR
THE TOWN OF NORTH GREENBUSH
IN MAKING A SEQRA DETERMINATION FOR THE EXTENSION OF NORTH
GREENBUSH CONSOLIDATED SEWER DISTRICT
TO 28 MEADOW DRIVE,
15, 16, 18 MIDDLE ROAD AND
12, 14, 15, 16, 17, 18 PASTURE LANE**

At a meeting of the Town Board of the Town of North Greenbush, held at the Town Offices at 2 Douglas Street, Wynantskill, New York 12198 in the Town of North Greenbush, Rensselaer County, New York, on the 8th day of October, 2026.

In the matter of the establishment of proposed Sewer District Extension of the North Greenbush Consolidated Sewer District covering 28 Meadow Drive, 15, 16, 18 Middle Road and 12, 14, 15, 16, 17, 18 Pasture Lane (the "Meadow Drive/Pasture Lane/Middle Road Sewer District Extension") in the Town of North Greenbush, County of Rensselaer, State of New York.

WHEREAS, a written Petition has been presented to and filed with the Town Board of the Town of North Greenbush praying that certain lands situate in the Town of North Greenbush, County of Rensselaer and more particularly bounded and described in Exhibit "A" – Legal Description attached to said Petition be established as proposed the Meadow Drive/Pasture Lane/Middle Road Sewer District Extension and that certain sewer system improvements be constructed within the boundaries of the proposed district, and

WHEREAS, a Public Hearing was held by the Town Board in the Town of North Greenbush on October 8, 2026 at 6:40P.M. to consider said Petition for the proposed Meadow Drive/Pasture Lane/Middle Road Sewer District Extension and to hear all persons interested in the subject thereof, and

WHEREAS, the Town Board, has established itself as the Lead Agency, within the meaning of the State Environmental Quality Review Act (SEQRA) and the regulations promulgated thereunder, for the purpose of conducting an uncoordinated environmental review with respect to the establishment, creation and operation of the proposed Meadow Drive/Pasture Lane/Middle Road Sewer District Extension and the construction and operation of the sewer system improvements, and

WHEREAS, Advanced Engineering & Surveying PLLC, competent engineers, duly licensed by the State of New York, has prepared a Short Environmental Assessment Form for the establishment of the proposed Meadow Drive/Pasture Lane/Middle Road Sewer District Extension and the construction and operation of the sewer system improvements within the boundaries of the said district, and

WHEREAS, the Short Environmental Assessment Form has been submitted to, and reviewed by, the Town;

WHEREAS, the Meadow Drive/Pasture Lane/Middle Road Sewer District Extension involves the installation of approximately 998 linear feet of sewer main, 50 linear feet of sewer service lateral, 2 new manholes, and the formation of Meadow Drive/Pasture Lane/Middle Road Sewer District; and

WHEREAS, the Project is classified as an "Unlisted Action" as defined by the State Environmental Quality Review Act (SEQRA) in 6 NYCRR Part 617;

NOW, THEREFORE, on motion of _____ seconded by _____, all members present voting on roll call, which resulted as follows:

Joe Bott, Supervisor	_____
Kelly Hoffman, Councilwoman	_____
Jessica Merola, Councilwoman	_____
James Gordon, Councilman	_____
Mary Frances Sabo, Councilwoman	_____

IT IS HEREBY RESOLVED by the Town Board of the Town of North Greenbush as follows:

1. The Town Board hereby reaffirms the classification of the proposed sewer district extension as an Unlisted Action under SEQRA
2. Upon reviewing the information contained in the Short Environmental Assessment Form, engineering layout, and infrastructure capacity report and other supporting information, and considering both the magnitude and importance of each impact, it is reasonably determined by the Town Board, as the Lead Agency, that the proposed Meadow Drive/Pasture Lane/Middle Road Sewer District Extension of the North Greenbush Consolidated Sewer District will not result in any significant adverse environmental impacts.
3. The Town Board of the Town of North Greenbush hereby further finds and determines that construction and operation of the Sewer system improvements within said District will not be significant and there are otherwise no significant environmental effects.
4. This resolution shall constitute a Negative Declaration of environmental significance. The Town Board hereby directs that notice of this Negative Declaration be filed, published, and recorded in accordance with all applicable local and state laws The Town Clerk is hereby authorized and directed to file and deliver a copy of this Negative Declaration and all other documents necessary or desired to effectuate the purposes of this Resolution.
5. The Town Supervisor is hereby authorized and directed to sign the attached Short Environmental Assessment Form.

RESOLUTION: 2026-10-104

At a regular meeting of the Town Board
of the Town of North Greenbush held on
October 8, 2026 at 7PM at Town Offices

**RESOLUTION, ORDER AND DETERMINATION OF THE TOWN BOARD
PROPOSED EXTENSION TO THE TOWN OF NORTH GREENBUSH
CONSOLIDATED SEWER DISTRICT #1
SERVICE TO
28 MEADOW DRIVE,
15, 16, 18 MIDDLE ROAD AND
12, 14, 15, 16, 17, 18 PASTURE LANE**

WHEREAS, a written Petition with the necessary map, plan and report attached thereto according to law, dated as September 10, 2026, signed by more than 51% of the assessed valuation of all taxable real property within the proposed Sewer District Extension to service 28 Meadow Drive, 15, 16, 18 Middle Road and 12, 14, 15, 16, 17, 18 Pasture Lane (the "Sewer District Extension") of the North Greenbush Consolidated Sewer District, has been presented to and filed with the Town Board of the Town of North Greenbush requesting the construction of an extension of the municipal system within the boundaries of the proposed Sewer District Extension of the North Greenbush Consolidated Sewer District as more particularly described in said Petition as **Exhibit "A" – Legal Description**, and

WHEREAS, the Town Board duly adopted on September 10, 2026, a resolution reciting in general terms the filing of said Petition, the boundaries of the proposed Sewer District Extension of the North Greenbush Consolidated Sewer District, the improvements proposed, and that the EJD Properties LLC, the owner of 28 Meadow Drive, shall pay all the expenses involved in the construction of the proposed Sewer District Extension of the North Greenbush Consolidated Sewer District and sewer extension fees, and specifying that the Town Board shall meet at the Town offices located at 2 Douglas Street, Wynantskill, NY 12198, in the Town of North Greenbush, Rensselaer, NY on the 8th day of October, 2026 at 6:40p.m. to hold a Public Hearing to consider said Petition and to hear all persons interested in the subject thereof, concerning the same, and

WHEREAS, a certified copy of said Resolution was duly published and posted according to law, and the Town Board did, at the time and place specified in said Resolution, duly meet and consider the matter of the establishment of the boundaries of the proposed Sewer District Extension of the North Greenbush Consolidated Sewer District and the construction of an extension of the municipal system therein, and heard all persons interested in the subject thereof who appeared at such time and place, concerning the same, and

WHEREAS, such resolution was published and posted as required by law; and

WHEREAS, a hearing on the matter was held by the Town Board on October 8, 2026 beginning at 6:40pm and the matter being fully discussed and all interested persons

having been duly heard;

WHEREAS, the overall maximum amount to be expended for the establishment of said proposed Sewer District Extension of the North Greenbush Consolidated Sewer District and the construction herein of said sewer system, including the cost and rights in land, by the Town of North Greenbush, is estimate to be Fifty Three Thousand Four Hundred Ninety Six and No/100 (\$53,496.00) Dollars; and

WHEREAS, the improvements proposed in said Sewer District Extension of the North Greenbush Consolidated Sewer District consist of the construction of the extension of the municipal sanitary sewer system with a low pressure sewer system with mains and laterals and all of the equipment and apparatus required for such system, and

WHEREAS, the Town Board has given due deliberation to the public hearing and the testimony and allegations presented and has determined to grant the prayer of said Petition; and

WHEREAS, the Petition and description aforesaid have been filed with the Town Clerk pursuant to Section 192 of the Town Law.

WHEREAS, pursuant to the New York State Environmental Quality Review Act, Article 8 of the Environmental Conservation Law and the regulations promulgated thereto at 6 NYCRR Part 617 (collectively referred to as "SEQRA"), the Town Board is required to undertake a review of the potential significant adverse environmental impacts associated with the proposed amendment; and

WHEREAS, pursuant to SEQRA, the Town Board reviewed the Environmental Assessment Form, and further considered additional pertinent documents and information;

WHEREAS, the Town ratified and confirms its intent to act as Lead Agency pursuant to SEQRA, classified the proposed amendment as an Unlisted Action and no involved agency objected to the Town Board acting as Lead Agency for the purpose of conducting the review pursuant to SEQRA; and

WHEREAS, on October 8, 2026, the Town Board determined that the proposed amendment is an "Unlisted Action", which will not have a significant impact on the environment; and

NOW, THEREFORE, IT IS HEREBY RESOLVED AND DETERMINED, that the Notice of Public Hearing was published and posted as required by law and is otherwise sufficient; and it if further

RESOLVED, that all property and property owners within the limits of the proposed sewer district extension are benefitted thereby, and be it further

RESOLVED, that the projected user costs expect to be as follows:

Item	Associated Cost
Debt Service	\$ 0.00
O&M	\$ 62.76
Sanitary Sewer Flow	<u>\$287.00</u>
Total Annual User Cost	\$349.76

and be it further

RESOLVED, that EJD Properties LLC, the owner of 28 Meadow Drive, shall pay all the expenses involved in the construction of the proposed Sewer District Extension of the North Greenbush Consolidated Sewer District, which have been estimated to be \$58,436.00, and sewer extension fees, and be it further

RESOLVED, by the Town Board of the Town of North Greenbush that it be hereby is **FOUND AND DETERMINED** that the said Petition dated as of September 10, 2026 for the establishment of the boundaries of the proposed Sewer District Extension of the North Greenbush Consolidated Sewer District is signed, approved and acknowledged, as required by law, and is otherwise sufficient and complies with the provisions of Section 191 of the Town Law of the State of New York, and such other sections of said Law as are applicable thereto; and that annexed hereto and entitled as **Exhibit "A" – Legal Description** of the boundaries of the proposed Sewer District Extension of the North Greenbush Consolidated Sewer District as finally determined, and it is further

FOUND AND DETERMINED by the Town of North Greenbush that it is in the public interest to grant the whole relief sought by said Petition, and that all of the property, property owners and interested persons within said the Sewer District Extension of the North Greenbush Consolidated Sewer District are benefited thereby, and that no property owners or interested persons benefited thereby have been excluded therefrom, and it is further

RESOLVED, that the proposed Sewer District Extension of the North Greenbush Consolidated Sewer District prayed for in said Petition be established in said Town of North Greenbush, as described in Exhibit "A" – Legal Description and annexed hereto, to be known as the proposed service 28 Meadow Drive, 15, 16, 18 Middle Road and 12, 14, 15, 16, 17, 18 Pasture Lane Sewer District Extension of the North Greenbush Consolidated Sewer District and to include all the property described therein, and it is further

RESOLVED, that the construction of the improvements in said proposed Sewer District Extension of the North Greenbush Consolidated Sewer District shall be in accordance with the plans and specifications as prepared by Advance Engineering & Surveying, PLLC, and be it further

RESOLVED, upon completion, the proposed Sewer District Extension of the North Greenbush Consolidated Sewer District facilities shall be operated and maintained by the Town of North Greenbush Utilities Department in the future with the exception of individual house sewer laterals and grinder pumps, the sewer laterals and grinder pumps which shall be maintained solely by the property owners within the Sewer District Extension.

RESOLVED, that the Sewer District Extension prayed for in said Petition, to wit: the proposed Sewer District Extension of the North Greenbush Consolidated Sewer District, is granted

by the Town Board of the Town of North Greenbush, as described in said Petition, upon the condition that all costs associated with said extension be paid by the Town; that Advance Engineering & Surveying, PLLC, the New York State Department of Health and the Rensselaer County Department of Health approve the map and plan prior to the construction; that the property owners shall obtain any necessary easements and that such easements be granted to the Town of North Greenbush if required in form and substance satisfactory to the Town Attorney, and that upon completion of such construction, all sanitary sewer mains, lines and appurtenances be dedicated to the Town of North Greenbush if required, and it is further

RESOLVED, that the Town Clerk of the Town of North Greenbush is hereby authorized and directed to cause a certified copy of this Resolution to be duly recorded in the Office of the Clerk of Rensselaer County in which the Town of North Greenbush is located, within ten (10) days after the adoption of this Resolution, and it is further

RESOLVED, that within ten (10) days after the adoption of this Resolution, the Town Clerk be and she hereby is authorized and directed to file a certified copy of this Resolution, in duplicate, in the Office of the State Department of Audit and Control, at Albany, NY.

NOW, THEREFORE, on motion of _____, seconded by _____, all members present voting on roll call which resulted as follows:

Joe Bott, Supervisor	_____
Kelly Hoffman, Councilwoman	_____
Jessica Merola, Councilwoman	_____
James Gordon, Councilman	_____
Mary Frances Sabo, Councilwoman	_____

RESOLUTION NO. 2026-10-105

At a meeting of the Town Board of
the Town of North Greenbush
held at 7:00pm on
October 8, 2026 at Town Offices

**IN THE MATTER OF AWARDING CONTRACT
FOR ROUTE 4 SEWER EXTENSION PROJECT**

WHEREAS, bids for the Route 4 Sewer Extension were received on September 1, 2026; and

WHEREAS, Consulting Engineers, Laberge Engineering & Consulting Group Ltd., have submitted their report to the Town of North Greenbush relative to their analysis of bids.

NOW, THEREFORE, BE IT RESOLVED THAT the recommendation of said Engineers be hereby accepted, approved and adopted; and

BE IT FURTHER RESOLVED THAT the Route 4 Sewer Extension project be hereby awarded to Jablonski Excavating, Inc., 71 North Main Street, Dolgeville, New York 13329, in the amount of **\$2,499,000.00.**

NOW, THEREFORE, on motion of Councilperson _____ seconded by Councilperson _____
all members present voting on roll call, which resulted as follows:

Joseph Bott III, Supervisor	_____
Kelly Hoffman, Councilwoman	_____
Jessica Merola, Councilwoman	_____
Jim Gordon, Councilman	_____
Mary Frances Sabo, Councilwoman	_____

RESOLUTION 2026-10-106

At a Regular Meeting of the Town Board
of the Town of North Greenbush, held on
October 8, 2026, at 7:00 p.m. at the Town offices

**IN THE MATTER OF SCHEDULING A PUBLIC HEARING
ON A PROPOSED LOCAL LAW**

WHEREAS, the Town of North Greenbush is desirous of having the ability to override the New York State Tax Cap, if needed, for the 2027 Town Budget pursuant to New York State General Municipal Law Section 3-c, Subdivision 5; and

WHEREAS, the Town Attorney has prepared a proposed local law entitled "A Local Law to Override the Tax Levy Limit Established in General Municipal Law § 3-c"; and

WHEREAS, subdivision 5 of General Municipal Law § 3-c expressly authorizes the Town Board to override the tax levy limit by the adoption of a local law; and

WHEREAS, the Town Board has reviewed proposed Local Law No. 6 of the year 2026, a copy of which is attached hereto and is on file, for public inspection, with the Town Clerk; and

WHEREAS, such Local Law appears appropriate as to form and it appearing appropriate for a Public Hearing to be scheduled so as to consider public comments on such proposed Local Law; and

WHEREAS, a public hearing must be held to provide citizens with an opportunity to be heard and to provide comment on the proposed amendments to the Town Code; and

NOW, THEREFORE, BE IT RESOLVED, that proposed Local Law No. 4 of the year 2026 is hereby approved as to form, and

BE IT FURTHER RESOLVED, that a Public Hearing will be held at 6:45 p.m. on November 12, 2026, at the Town Hall Annex of the Town of North Greenbush located at 2 Douglas Street, Wynantskill, New York 12198 so as to allow the Town Board to hear Public Comment on proposed Local Law No. 6 of 2026, and

BE IT FURTHER RESOLVED, that the Town Clerk is hereby authorized and directed to give notice of such hearing by publishing, no later than **November 2, 2026**, in the Town's official newspaper, The Record, a certified copy of this Order and by posting a certified copy of this Order on the signboard of the Town of North Greenbush and on the Town website not less than ten or more than twenty days before such hearing.

Councilperson moved, **Councilperson** seconded, and the Town Board voted as follows:

Supervisor Bott
Councilperson Hoffman
Councilperson Merola
Councilperson Gordon
Councilperson Sabo

RESOLUTION 2026-10-107

**IN THE MATTER OF AUTHORIZING AN INCREASE
IN THE HOURLY RATE FOR THE ASSISTANT DIRECTOR OF FINANCE
FOR THE TOWN OF NORTH GREENBUSH**

WHEREAS, the Town of North Greenbush recognizes the critical roles of the members of the Comptroller's Office in maintaining the fiscal health, transparency, and administrative efficiency of the municipality; and

WHEREAS, Megan Lambert currently serves the Town in the capacity of Assistant Director of Finance at an hourly rate of \$30.00 per hour; and

WHEREAS, the Town Comptroller has reviewed the duties, performance, and current market compensation for this position and has recommended an adjustment to reflect increased responsibilities, meritorious service, and cost-of-living standards; and

WHEREAS, sufficient funds are available within the 2026 Town Budget under the Comptrollers Personal Services line item A1315.1 to accommodate this adjustment;

NOW, THEREFORE, BE IT RESOLVED, that the Town Board of the Town of North Greenbush hereby approves an increase in the hourly rate for Megan Lambert, Assistant Director of Finance, from \$30.00 per hour to \$31.00 per hour; and

BE IT FURTHER RESOLVED, that this hourly rate increase shall become effective on October 9, 2026; and

BE IT FURTHER RESOLVED, that the Town Comptroller is hereby authorized and directed to take all necessary administrative and financial actions to implement this rate change.

NOW, THEREFORE, on motion of **Councilperson** _____ seconded by **Councilperson** _____
all members present voting on roll call, which resulted as follows:

Joseph Bott III, Supervisor	_____
Kelly Hoffman, Councilwoman	_____
Jessica Merola, Councilwoman	_____
Jim Gordon, Councilman	_____
Mary Frances Sabo, Councilwoman	_____

RESOLUTION 2026-10-108

At a Regular Meeting of the
Town Board of the Town of
North Greenbush held on October 8, 2026
at 7:00 p.m. at the Town Offices

IN THE MATTER OF THE APPOINTMENT OF
THE TOWN ATTORNEY FOR THE TOWN OF
NORTH GREENBUSH

WHEREAS, a vacancy exists in the office of Town Attorney for the Town of North Greenbush commencing on October 9, 2026; and

WHEREAS, Town Supervisor Joseph H. Bott III has recommended Andrew Brick to fill the position of Town Attorney; and

WHEREAS, Andrew Brick is duly admitted to practice law in the State of New York and possesses the requisite experience and qualifications in municipal law to serve the Town effectively;

NOW, THEREFORE, BE IT RESOLVED, that the Town Board of the Town of North Greenbush hereby appoints Andrew Brick as Town Attorney for the Town of North Greenbush, to serve at the pleasure of the Town Board commencing on October 9, 2026 for the remainder of the term ending December 31, 2026; and be it further

RESOLVED, that the compensation for the Town Attorney shall be established as provided in the Town budget; and be it further

RESOLVED, that this resolution shall take effect immediately upon its adoption.

Councilperson moved, **Councilperson** seconded,
and the Town Board voted as follows:

Supervisor Bott	_____
Councilwoman Hoffman	_____
Councilwoman Merola	_____
Councilman Gordon	_____
Councilman Sabo	_____

RESOLUTION 2026-10-109

At a Regular Meeting of the Town Board
of the Town of North Greenbush held at 7:00pm
on October 8, 2026, at the Town Offices

IN THE MATTER OF APPROVING DOWNPAYMENTS
TO BE MADE IN CONNECTION WITH THE PREVIOUSLY
APPROVED PURCHASES OF HIGHWAY DEPARTMENT VEHICLES

WHEREAS, on September 10, 2026, pursuant to **Resolution 2026-09-89**, the Town Board approved the request by the North Greenbush Highway Superintendent for purchase of two Chevrolet Silverado 3500 trucks for snowplow and general use to replace the existing two Dodge Ram trucks are incapable of being repaired; one of which is 14 years old and the other is 19 years old; and

WHEREAS, said Resolution provided for the financing of said vehicles through a tax-exempt municipal lease-purchase agreement with GM and that the ownership of both vehicles will be transferred to the Town at the conclusion of the 5-year term; and

WHEREAS, the Vehicles Purchase Agreements for each vehicles provide for a \$20,000 down payment for each vehicles, with the balance being financed;

WHEREAS, the Town's Comptroller confirms that the down payments and financing costs to acquire the two (2) vehicles are being deducted from the Highway Department's budget line-item DA5110.2 and do not have a material impact on the Town's finances; and

NOW, THEREFORE, BE IT RESOLVED that the Town Board does hereby approve the payment of \$20,000 per vehicle for a total of \$40,000 and hereby directs the Town Comptroller to make such payment and authorizes the Town Comptroller and/or the Town Highway Superintendent to execute such documentation as may be required to effectuate the purchases.

NOW THEREFORE, on motion of **Councilperson** _____ moved,
Councilperson _____ seconded, and the Town Board voted as follows:

Supervisor Bott	_____
Councilperson Hoffman	_____
Councilperson Merola	_____
Councilperson Gordon	_____
Councilperson Sabo	_____

RESOLUTION 2026-10-110

IN THE MATTER OF RETAINING PHINNEY DESIGN GROUP
AS CONSTRUCTION MANAGER FOR
THE TOWN OF NORTH GREENBUSH AMBULANCE PROJECT

WHEREAS, the Town of North Greenbush is planning (A) (1) the acquisition of fee interest in and to an approximately 0.82 acre parcel of land located off of Bloomingrove Drive, in the Town of North Greenbush (the "Land") and the existing North Greenbush Ambulance Station located at 409 Main Avenue, Wynantskill, New York (the "Existing Facility"), (2) the authorization by the Town of North Greenbush of the construction of an approximately 6,800 square foot ambulance station on the Land for the North Greenbush Ambulance Association to supplement the Existing Facility and improve emergency medical response services for the residents of the Town of North Greenbush and surrounding communities (the "Project Facility"), and (3) the acquisition and equipping of personal property, furniture, furnishings, fixtures, machinery, office supplies and equipment (the "Equipment") to be installed and/or used in connection with the Project Facility (the Land, the Facility and the Equipment are hereinafter collectively referred to as the "Project Facility" or the "Project"); and (B) the financing for the Project will be provided, in part, by bonds in an amount not to exceed Six Million and No/100 (\$6,000,000.00) Dollars.

WHEREAS, the Town has received and reviewed a Standard Form of Agreement Between Owner and Construction Manager – C132- 2019 from Phinney Design Group (the "Construction Manager"), to serve as the Architect in connection with the Project; and

WHEREAS, pursuant to the terms of said agreement, the construction Manager will (1) plan, coordinate, prepare budgets, track funds, and manage expenses to prevent overspending, (2) develop work timetables, sequence tasks and ensure timely completion, (3) hire, schedule and direct subcontractors, trade workers and site personnel, (4) meet regularly with architects, engineers, the Town and the ambulance district and local inspector to interpret technical drawings and resolve design issues, (5) ensure all work follows local building codes, safety regulations and environmental laws, and (6) address site delays, materials shortages and unexpected construction issues in a timely manner related to the exercise of professional skill and care all services necessary for the design and construction aspects of the Project; and

NOW, THEREFORE, BE IT RESOLVED, that the Town Board of the Town of North Greenbush hereby authorizes the Town Supervisor to execute the Standard Form of Agreement Between Owner and Architect – C132- 2019 with Phinney Design Group, contingent upon a successfully negotiated final version with supplemental conditions; and

BE IT FURTHER RESOLVED, that payment for such services shall be made from financing for the Project provided by bonds as described above, subject to the terms and conditions of said agreement.

Councilperson moved, **Councilperson** seconded, and the Town
Board voted as follows:

Supervisor Bott	_____
Councilwoman Hoffman	_____
Councilwoman Merola	_____
Councilman Gordon	_____
Councilman Sabo	_____

RESOLUTION 2026-10-111