

TOWN OF NORTH EAST
Town Board
Special Meeting
Monday, November 20, 5:00PM

Call to Order, Pledge of Allegiance

Roll call

SUPERVISOR KENNAN	HERE
COUNCILWOMAN MORRISON	HERE
COUNCILMAN FEDELE	HERE
COUNCILMAN MIDWOOD	HERE
COUNCILWOMAN WINKLER	HERE

Supervisor Comments:

The Partners for Climate Action application is due tomorrow, and I am hoping to actually submit it this evening. We passed a version of this Resolution at our meeting in October, but it needs to specify the correct amount of \$100,000., plus \$2000 for decarbonization of the new Town Hall. A Resolution authorizing the Town to enter into contracts with Colarusso & Son Construction for the installation of catch basins on the north side of the new Highway Garage in the amount of \$19,950, and for the regrading and modification of the entrance driveway at the new Highway Garage in the amount of \$27,215. There is real time urgency to these contracts, as Colarusso is prepared to start work on these right after Thanksgiving, and the work is needed in a timely manner to ensure that the site is functional for snow removal equipment during the winter months.

This was originally scheduled as a Workshop meeting for the purpose of Town learning more about solar array on the NE landfill. The CEO of AC Power, Annika Colston, and Brent McDevitt, from NYC and points north have driven in for the meeting. This gives us an opportunity to hear from a solar developer exactly how the Town might benefit from a solar array. It is a learning opportunity.

Approval for the Town Supervisor to submit applications to Partners for Climate Action

RESOLUTION #812023

**Approval for the Town Supervisor to submit applications to Partners for Climate Action
for two grants for decarbonization of New Town Hall.**

The Partners for Climate Action have offered grants for public outreach of \$2,000, for energy studies of up to \$5000, for grant writing for \$15,000 and for construction and implementation for up to \$100,000. The Town would like to apply for a construction/implementation grant of \$100,000, as well as for a public outreach grant of \$2,000.

**Authorize the Supervisor to submit applications for a grant of up to \$102,000 for decarbonization
and electrification of the New Town Hall.**

This grant is an implementation grant, as well as for public outreach. A motion to approve the Supervisor to apply for these grants was made by Councilman Midwood and seconded by Councilwoman Winkler.
Votes Taken.

SUPERVISOR KENNAN	AYE
COUNCILWOMAN MORRISON	AYE
COUNCILMAN FEDELE	AYE
COUNCILMAN MIDWOOD	AYE
COUNCILWOMAN WINKLER	AYE

At a meeting of the Town Board, with a vote of 5-0 on November 20, 2023, the Supervisor was authorized to sign these grant requests.

An emergency Resolution authorizing the Town to enter into contracts with Colarusso & Sons, Inc.

RESOLUTION # 822023

**EMERGENCY RESOLUTION AUTHORIZING THE ACCEPTANCE OF A PROPOSAL
BY A. COLARUSSO & SONS, INC. AND A CONTRACT FOR THE INSTALLATION
OF TWO CATCH BASINS AND A CONTRACT FOR THE REGRADING OF THE
DRIVEWAY AND LOWER CATCH BASIN AT THE LOCATION OF THE NEW
HIGHWAY GARAGE**

TOWN OF NORTH EAST
Town Board
Special Meeting
Monday, November 20, 5:00PM

WHEREAS, the Town of North East is in the latter stages of the process of construction of a new highway garage located at 6097 Route 22, in the Town of North East; and

WHEREAS, the project was put out to formal bid in accordance with the requirements of §103 of the General Municipal Law; and

WHEREAS, the Town, on the advice of its Highway Superintendent and Engineer, CPL, have been advised that there are two items of work on the highway garage which were not approved pursuant to the formal bidding process for the prime and other contractors; and

WHEREAS, the two items of work involve the installation of two catch basins (with the Town supplying the necessary pipes) and the regrading of the driveway and installation of a lower (1) catch basin (not including curb alterations); and

WHEREAS, the Town Highway Superintendent has received two proposals from A. Colarusso & Sons, Inc. for the said work; one proposal for performance of the installation of the two catch basins at a cost of \$16,950 and the other proposal for the construction of the driveway/lower (1) catch basins at a cost of \$27,215; and

WHEREAS, the cost of these public works are below the threshold, which require formal bidding pursuant to the provisions of the General Municipal Law §103 but would normally require procurement of three proposals from contractors, in accordance with the requirements of §4(b) of the Town's Procurement Policy; and

WHEREAS, the Town Board has determined, based upon the advice of the Highway Superintendent, that the process of obtaining additional proposals from other contractors, at this point, would take at least four weeks and that the catch basins and regrading of the driveway work needs to be performed as soon as possible to prevent deterioration of the current structure of the highway garage during the winter months and to allow the highway garage, even in its unfinished state, to be properly utilized and accessed by the Town's Highway Department vehicles for snowplowing and salting the Town and County roads and construction vehicles and workers; and

WHEREAS, §103(4) of the General Municipal Law and §4(b) of the Procurement Policy of the Town of North East provide, in relevant part, that in the case of a public emergency affecting public buildings, which cannot await competitive bidding or solicitation of alternative proposals, a bid may be awarded without such bidding or solicitation; and

WHEREAS, the Town Board has determined that a public emergency does, in fact, exist which warrants the awarding of these contracts to A. Colarusso & Sons, Inc.; and

WHEREAS, the bids have been reviewed by the Town's Highway Superintendent, Town Board and the Town's Engineer and have been found to be reasonable; and

WHEREAS, the Town Engineer has prepared two separate contracts between the Town and the said contractor for the performance of this work, which have been reviewed by the Attorney to the Town, who has advised that the contracts, in their present form, are acceptable in form and content; and

WHEREAS, the Town Board has determined that the awarding of this contract on an emergency basis is reasonable and in the best interests of the Town of North East and its citizens.

NOW, THEREFORE, BE IT

RESOLVED as follows:

1. That the Town Board hereby declares a public emergency affecting the Town of North East's new highway garage under construction to the extent that two catch basins and the regrading of the driveway and lower catch basins must be completed as soon as possible and before the onset of the winter and that such public emergency does, in fact, exist pursuant to the

TOWN OF NORTH EAST
Town Board
Special Meeting
Monday, November 20, 5:00PM

requirements of §103(4) of the General Municipal Law and §4(b) of the Town's Procurement Policy; and

2. That the Town Supervisor is hereby authorized to execute the two contracts with A. Colarusso & Sons, Inc. in their present, or substantially similar, form as may be approved by the Town Engineer and the Attorney to the Town without the necessity of further Resolutions from the Town Board.

This motion was offered by Town Board member Ralph Fedele and was seconded by Town Board member John Midwood.

MOTION: Councilman Fedele

SECOND: Councilman Midwood

SUPERVISOR KENNAN	Voted Aye
COUNCILMAN FEDELE	Voted Aye
COUNCILMAN MIDWOOD	Voted Aye
COUNCILWOMAN MORRISON	Voted Aye
COUNCILWOMAN WINKLER	Voted Aye

The Resolution was carried by a 5-0 vote of the Town Board members on November 20, 2023.

Presentation by AC Power to discuss the potential for the closed landfill to have a solar array.

Supervisor Kennan introduced the topic with a little background. It has been around 2012, (ten years), since former Supervisor John Merwin looked into a solar array on the landfill with the hope of providing benefit to the Town and decreasing use of fossil fuels.

AC Power was founded by Annika Colston in 2016 and is exclusively focused on developing solar on previously disturbed properties. They are currently working on 10 projects in NY and NJ. Their work is well supported by the DEC and uses community proven technologies. She spoke about option agreements, CESIR studies, working with Central Hudson, interconnection issues, and State-wide solar saturation. The Option agreement would allow for field studies and site work, and follow a 12-16 month development timeline. NYS has a very streamlined and committed process in place. Ft Edwards in Washington County has a similar sized landfill project, and the Board members were invited by Brent McDevitt to visit and tour the site.

Board members asked many questions, including: megawatt prediction capacity, active methane management, pollinator plantings, financing and profit.

Five megawatts in layman's terms is enough to power 800 to 1000 homes.

Adjournment

Motion made by Councilman Morrison and seconded by Councilman Fedele to adjourn meeting

Ayes- 5 (Kennan, Morrison, Fedele, Midwood, Winkler)

Nays- 0

The meeting was adjourned at 6:06PM

Submitted by,

/s/: Elizabeth Strauss
Town Clerk

DRAFT: 11/21/2023

APPROVED: 12/14/2023