

**TOWN OF BELFAST  
MINUTES  
JANUARY 16, 2023**

Town Officials Present: David Cox, Michael Hillman, Andrew Chamberlain, Joshua Cole, David DeRock, Jim Ace Jr., Mike Unfus, Jeremy Marsh, Patty Oliver

Community Present: Maggie Thompson, Rick Smith, Tim Atherton, Bronwyn Enders, Amanda Preston, Maggie Stork, Michelle Calanni, Russ Calanni, Ann Tomlinson

Supervisor Cox called the meeting to order at 7:00 p.m. and all in attendance stood for the Pledge of Allegiance.

Amanda Preston voiced her concern regarding the progress of the zoning that she had inquired about in September. Supervisor Cox stated that it has not honestly been addressed much further, other than to inquire about a Comprehensive Plan which would then lead to setting up a Planning Board and from there, some zoning could be established. The issue stems from a dwelling on South Main Street that is rat infested as well as littered with debris and garbage. Mike Unfus, Code Enforcement Officer, stated that the downstairs apartment of the building has been “placquered” and deemed condemned, but the other two apartments in building have not. Mike Unfus advised Amanda and the other concerned citizens who were with her to call the MACE office and file a complaint. Councilman Hillman volunteered to contact Kier Durham, Director of Planning of Allegany County, to walk through the process of establishing a Comprehensive Plan. From there the Town can appoint a Planning Board and then possibly establish some zoning laws. At 7:45 when Amanda and her group left, no one in attendance felt they had solid answers.

Councilman Hillman moved and Councilman Cole seconded to approve the December 18, 2022 regular meeting minutes. All in favor Carried

Councilman Hillman moved and Councilman DeRock seconded to approve the minutes of the Special Meeting on 12/30/22 to establish Local Law 1-22 regarding Building and Energy Code. All in favor Carried

Councilman Hillman moved and Councilman Cole seconded to approve the 1/6/23 Special Reorganizational Meeting minutes. All in favor Carried

Payment of the bills for December were approved by roll call:  
Hillima-aye, Chamberlain-aye, Cole-aye, DeRock-aye, Cox-aye Carried  
Highway 1-  
Water 1-

General 1-  
Street Lighting 1-

The Supervisor's Report, dated December, 2022, was accepted by a motion from Councilman Chamberlain and a second from Councilman DeRock. All in favor  
Carried

The list of Line Transfers as provided by Baldwin's was approved by a motion from Councilman Hillman and a second from Councilman Cole. All in favor Carried

The October Town Clerk's Report was approved by a motion from Councilman Hillman and a second from Councilman DeRock. All in favor Carried

The November Town Clerk's Report was approved by a motion from Councilman Chamberlain and a second from Councilman Hillman. All in favor Carried

The December Town Clerk's Report was approved by a motion from Councilman Hillman and a second from Councilman DeRock. All in favor Carried

Highway Superintendent Ace's report included:

- Have already fixed many things on the PESH violation list
  - Beardsley has come back to fix leaks in roof
  - Posts have been installed by gas tanks
  - Bulletin board has been brought up-to-date
- Will be 5 to 6 weeks before the certified letter comes from PESH listing violations.
- Men will continue to work overtime and plow for now
- Cleared up trees that came down and unplugged pipes and drains
- Have everything serviced for spring

Jim left the meeting at 8:20

Water Superintendent Marsh reported the following:

- Salary wrong in budget and should be \$47,500
- Samples all good
- 13 Udig notices
- Installed cell phone booster for the water plant
- Still waiting on replacement fire hydrant
- 3 water leaks, two of which were major. Loss of over 250,000 gallons of water
- Turned off 2 services because of leaks and only turned one back on
- Skid Steer is here and works great
- Worked on the Town Hall building
- Need to fix storm door on the historical building

- Pesh inspection list. Many things need to be repaired
- Plowed and salted sidewalks
- Cleaned up park after the Christmas trees were taken down
- Worked on boiler in town hall
- Unplugged toilet in ladies room of town hall
- Have to work on lights in the park
- Put town hall Christmas trees and decorations in attic
- PESH says the cords we use in the park for Christmas trees are unacceptable
- Annual DEC report is done and mailed
- Annual Health Report is waiting on Houghton's numbers for the year

Councilman DeRock moved and Councilman Cole seconded to approve Resolution 1-2023.

**TOWN OF BELFAST**  
**OFFICE OF THE TOWN CLERK**  
**MUNICIPAL BUILDING**  
**13 MERTON AVE.**  
**BELFAST, NY 14711**  
**January 16, 2023**

**RESOLUTION 1-2023**

Councilman David DeRock made the motion and Councilman Josh Cole seconded to transfer \$500 from ARPA funds to line item A7110.1 in the 2023 budget.

DeRock - aye  
 Cole – aye  
 Chamberlain – aye  
 Hillman – aye  
 Cox – aye

\_\_\_\_\_ AYES

\_\_\_\_\_ NOES

SEAL

\_\_\_\_\_  
 Patricia Oliver, Town Clerk

Jeremy Marsh left the meeting at 9:15 p.m.

Code Enforcement Officer Mike Unfus reported:

- Issuing permits, few new houses and cabins
- Tibbetts Hill situation on-going. Trying to get everything synchronized
- Attending a conference on March 13 with Cory Burrows
- Will check out Down property maintenance and Matt Kelley property

No Library report.

Short Dog Control Officer Report. Just responded to two complaints.

Nothing yet from Finger Lakes Power Systems generator for the Town Hall.

NextEra Energy Solar Farm tax payment should be received by January 20, 2023. Still a question if that is for 2022 or 2023.

**Resolution No. 2, dated 1-6-23**

**Title: RESOLUTION APPROVING THE MUTUAL AID AGREEMENT  
BETWEEN THE MUNICIPALITIES OF ALLEGANY COUNTY, NEW YORK**

Offered by : Allegany County Town Highway Superintendents Association

Whereas, the Town Board of the Town of Belfast hereby agree to allow James Ace Jr., Superintendent of Highways, to extend Mutual Aid assistance to another participating municipality within the County of Allegany when requested to do so by such municipality in time of abnormal snow or work conditions. This agreement is subject to the conditions listed in the written agreement.

Supervisor Cox – aye  
Councilman DeRock – aye  
Councilman Cole – aye  
Councilman Chamberlain – aye  
Councilman Hillman – aye

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Patricia Oliver, Clerk

SEAL

The 284 Agreement to Spend Town Highway Funds, was approved by a motion from Councilman Hillman and a second from Councilman Cole. All in favor      Carried

Code Enforcement Officer Unfus left the meeting at 9:45 p.m.

Councilman Hillman called for Executive Session at 9:45 p.m. and Councilman Cole seconded to discuss contract negotiations.

At 10 p.m., Councilman Hillman moved and Councilman Cole seconded to come out of Executive Session. All in favor Carried

Councilman Hillman moved and Councilman DeRock seconded to retain the law office of Richardson, Pullen and Buck to negotiate the Highway contract. All in favor  
Carried

The meeting was adjourned at 10:01 by a motion from Councilman Cole and a second from Councilman DeRock. All in favor Carried

Respectfully submitted,

Patricia Oliver  
Town Clerk