

March 1st, 2007

A special meeting of the Town Board was held at the Town Hall on Thursday, March 1st, 2007 at 7:15 PM with the following members present: Albert Janik, Supervisor; Carol Osborne, Daniel Pemrick, Peter Coseo and Thomas Kinsella, Councilman. Also present were Highway Supt. Walter Barss, Town Assessor John Bonanno and approximately 15 residents.

Part-Time Assistant to the Assessor – John Bonanno explained to the Board that due to the number of responses he received when he sent out the data mailers earlier in the reval process, he anticipates that a lot of taxpayers will have questions regarding the impact notices that were just sent out. In order to help to facilitate the opportunity for the taxpayers to meet with somebody, he would like to be able to hire someone on a part-time basis to help with the meetings. The money is already in the budget. He felt that it was important that if a taxpayer had an issue they have the opportunity to address it as soon as possible. He put together a chart of the qualifications that he would be looking for in an applicant. One of the candidates had qualifications in all 4 areas and the other only in 2 areas. He did not have time to train someone at this point regarding the interview process. He would to ask the Board for permission to hire Bob Kraft on a part time per diem basis as needed. Mr. Bonanno stated that he has worked with Mr. Kraft on other projects in the past. Supervisor Janik asked how much he anticipated the total budget outlay would be. Mr. Bonanno stated that he was looking at a maximum of \$1,200. and that it was money that was currently in the budget. Osborne, C. asked if someone from the Albany area would be familiar enough with the Town to be able to assist the residents of Greenfield with their property questions. Mr. Bonanno noted that there is always the issue that somebody who lives and/or knows the area may carry a bias with them. One of the things that a good appraiser tries to do is pull themselves away from those biases and be objective with the data. He stated that he was not looking for Mr. Kraft to make any appraisal decisions. That would be strictly his responsibility. Mr. Kraft would interview people and help people complete the Review Request Form and answer some of their questions. Mr. Bonanno explained that just because you may see a significant increase in your assessment it does not mean that you will see a dramatic increase in your taxes. Mr. Kraft would be able to explain this process to the residents.

RESOLUTION # 59 – Appoint Temporary Assistant to Assessor

Motion: Osborne, C.

Seconded: Coseo, C.

RESOLVED, That the Town Board hereby appoints Robert Kraft as Temporary Assistant to the Assessor, and

FURTHER RESOLVED, That Mr. Kraft shall be compensated at a rate of \$25.00 per hour not to exceed \$1,200.

VOTE: Ayes: Janik, Osborne, Pemrick, Coseo, Kinsella

Noes: None

Draft Zoning Law – Supervisor Janik stated that as a result of the last workshop meeting, he believed the Board has come up with a compromise that will work. He stated that there have been a number of changes made to the initial proposal from the Zoning Review Committee. Due to the number of changes, an additional public

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hearing needs to be scheduled. Supervisor Janik stated that there was a prior motion to send this matter back to the Zoning Review Committee. He suggested that if the Board was satisfied with the proposed changes from the last workshop, there should be a motion made to rescind that prior resolution. Supervisor Janik added that he sent the proposed information up to Chazen Company and they have indicated that they will have a revised proposal ready by the next Board meeting. He also contacted Saratoga County Planning and they have sent a letter to the Town indicating that they had no further comments regarding the proposed changes. Coseo, C. noted that even though the Board was going to schedule a public hearing if they do rescind this motion, it would not prevent the Board from sending it back to the Review Committee if necessary after the public hearing. Supervisor Janik agreed and added that even after the law is adopted if there are specific issues that need to be addressed they could do so.

RESOLUTION # 60 – Rescind Resolution # 41-2007

Motion: Kinsella, C.

Seconded: Pemrick, C.

RESOLVED, That the Town Board hereby rescinds Resolution # 41-2007 tabling the adoption of the proposed Zoning Law and sending it back to the Zoning Review Committee for further review.

VOTE: Ayes: Janik, Osborne, Pemrick, Kinsella, Coseo

Noes: None

A discussion was held as to when to schedule a public hearing. Supervisor Janik stated that a hearing could be scheduled this evening for March 22nd, at 7:00 PM and that this would give plenty of time for the legal notice to be published and for the information to be available for public review. Coseo, C. stated that he had a concern with using the Community Center. The last hearing held in the Town Hall and the previous one in the Community Center probably exceeded the fire code. He asked if there was any way to find a different venue or to have a spill over area here at the Town Hal with video coverage. Supervisor Janik was going to look into the possibility of obtaining use of St. Joseph's Church Hall, the Greenfield Elementary School or the Greenfield Fire House. The Board wanted to make sure that they were in compliance with the fire code and that they did not have to turn anybody away.

RESOLUTION # 61 – Schedule Public Hearing on Proposed
Zoning Law

Motion: Coseo, C.

Seconded: Pemrick, C.

RESOLVED, That the Town Board hereby schedules a public hearing for Thursday, March 22nd, 2007 at 7:00 PM on the Proposed Zoning Law at a venue that will be sufficient to accommodate the expected crowd.

VOTE: Ayes: Janik, Osborne, Pemrick, Coseo, Kinsella

Noes: None

On motion of Pemrick, C. and seconded by Coseo, C., the special meeting was adjourned at 7:35 PM.

Town Clerk