

WARREN COUNTY BOARD OF SUPERVISORS

COMMITTEE: ENVIRONMENTAL CONCERNS & REAL PROPERTY TAX SERVICES

DATE: OCTOBER 20, 2020

COMMITTEE MEMBERS PRESENT:

SUPERVISORS: BRAYMER
 DICKINSON
 HOGAN
 BEATY
 MERLINO
 SIMPSON
 STROUGH

OTHERS PRESENT:

LEXIE DELUREY, DIRECTOR OF REAL PROPERTY TAX SERVICES
FRANK E. THOMAS, CHAIRMAN OF THE BOARD
RYAN MOORE, COUNTY ADMINISTRATOR
MARY ELIZABETH KISSANE, COUNTY ATTORNEY
AMANDA ALLEN, CLERK OF THE BOARD
KEVIN B. GERAGHTY, BUDGET OFFICER
SUPERVISORS BRUNO
 CONOVER
 FRASIER
 LEGGETT
 MAGOWAN
KEVIN HAJOS, SUPERINTENDENT OF PUBLIC WORKS
CHRIS BELDEN, ASSISTANT PLANNER
TAMMIE DELORENZO, ASSISTANT TO THE COUNTY ADMINISTRATOR
DON LEHMAN, DIRECTOR OF PUBLIC AFFAIRS
TOSHA BROWNELL, HELP DESK TECHNICIAN
MOLLY GANOTES-GLEASON, LEGISLATIVE OFFICE SPECIALIST

Please note, the following contains a summarization of the October 20, 2020 meeting of the Environmental Concerns & Real Property Tax Service Committee; the meeting in its entirety can be viewed on the Warren County website using the following link: <https://www.warrencountyny.gov/gov/comm/Archive/2020/environmental/>

Note: As per Governor Cuomo’s Executive Order 202.1: “Article 7 of the Public Officers Law, to the extent necessary to permit any public body to meet and take such actions authorized by the law without permitting in public in-person access to meetings and authorizing such meetings to be held remotely by conference call or similar service, provided that the public has the ability to view or listen to such proceeding and that such meetings are recorded and later transcribed”. All of the Committee members in attendance participated via video or teleconference except for Supervisors Braymer, Merlino and Simpson who were physically present.

Ms. Braymer called the meeting of the Environmental Concerns & Real Property Tax Service Committee to order at 12:27 p.m.

Motion was made by Mr. Simpson, seconded by Ms. Hogan and carried unanimously to approve the minutes of the previous Committee meeting, subject to correction by the Clerk of the Board.

Copies of the Real Property Tax Services and Environmental Concerns agendas were distributed to those in attendance, those participating remotely accessed the agendas via the Warren County website. *Copies of both agendas are on file with the meeting minutes.*

Ms. Braymer thanked Lexie Delurey, *Director of Real Property Tax Services*, for the excellent job she did at the 2020 Warren County Tax Foreclosure Auction this past weekend.

Privilege of the floor was extended to Ms. Delurey, who commenced the review of the Real Property Tax Services

agenda with a request to authorize conveyances of lands offered at public auction held on October 17, 2020, and to dispose of certain land acquired by Warren County pursuant to the Real Property Tax Foreclosure Auction. Mr. Dickinson inquired if the two properties in the Town of Bolton had sold and Ms. Delurey replied affirmatively. He said he had been made aware of an issue with one of them, and he questioned if the issue had been resolved. Mary Elizabeth Kissane, *County Attorney*, explained there was a bid on the property Mr. Dickinson referred to and it was up to the Committee if they wanted to accept it. Ms. Braymer reminded the Committee members of the extended process undertaken before properties went into the auction, which had included conferences with the District Judge; she also noted that those who had made requests at last month's meeting for the ability to pay their taxes in full to avoid foreclosure had all made those payments and their properties were removed. She concluded that the County Attorney's Office had informed the foreclosure proceedings were done properly and legally, and today they were ready to accept the bids and authorize the conveyances of the properties to the bidders.

A brief discussion ensued, following which a motion was made by Mr. Simpson, seconded by Mr. Dickinson and carried unanimously to approve the aforementioned request, as presented, and the necessary resolution was authorized for the November 20, 2020 Board Meeting. *A copy of the resolution request form is on file with the minutes.*

Next, Ms. Delurey presented a request to designate the Warren County Auditor to approve NYS Real Property Tax Law Correction of Errors and/or applications for refunds less than \$2,500, for the term commencing January 1, 2021 and terminating December 31, 2021. She advised this was done annually.

Motion was made by Mr. Simpson, seconded by Ms. Hogan and carried unanimously to approve the request as presented and the necessary resolution was authorized for the November 20, 2020 Board Meeting. *A copy of the resolution request form is on file with the minutes.*

Ms. Delurey then spoke about the Foreclosure Auction, advising that although she had been nervous about holding the auction, due to COVID-19 restrictions, the new process of having bidders register by town for the properties they were interested in and only those people being present in the room for that town's properties had worked out well. She noted everyone present had their temperature taken, they were required to use hand sanitizer and all of the chairs had been disinfected between each group of auctions. Ms. Delurey stated this was a great process and she would like to continue running the auction in the same manner for future years.

Referring to the property the County was in the process of acquiring, located on Bay Road in the Town of Queensbury, Mr. Strough inquired when the Mullen's building would be demolished. Ms. Delurey replied next week there was a court date where the Mullen's would sign the property over to the County and after that the demolition would commence.

Ms. Braymer asked if there were any public comments; Don Lehman, *Director of Public Affairs*, replied affirmatively and he proceeded to read aloud a comment from Nathan Hall indicating the County had the ability to return the property located in the Town of Bolton, which Mr. Dickinson had eluded to earlier in the meeting, to the original owner if they chose to do so.

There being no further Real Property Tax Services business to discuss, Ms. Braymer commenced review of the Environmental Concerns agenda with Discussion Item #1, Septic Inspection at Transfer Law. She apprised this matter was discussed at the meeting of the Water Quality Strategy working group last week, but this had not led to any conclusion. She advised it seemed that overall most wanted to use the law to protect water quality, but there were many questions to look at across the entire County, including whether or not to include only certain water bodies and who should enforce the law. She advised the plan moving forward was to have more working group meetings. Mr.

Leggett indicated the Town of Chester had a law for this already in place and his experience with it involved realtors being responsible for the law, but he did not feel they did an adequate job and the law was hard to enforce. A brief conversation ensued.

Regarding Discussion Item #2, Ms. Braymer spoke of the Zero Waste Committee. Mr. Hajos indicated he received the final draft of the Municipal Waste Reduction and Recycling Program from the consultant which included all public questions & comments; he added he was reviewing the plan before it was sent to the NYSDEC (*New York State Department of Environmental Conservation*) for comments and/or approval. Chris Belden, *Assistant Planner*, interjected the deadline for the grant was October 30th, while Mr. Hajos apprised the grant was for educational purposes and would require a 50% County match.

Following some discussion, a motion was made by Ms. Hogan, seconded by Mr. Strough and carried unanimously to approve a resolution ratifying the actions taken in submitting a grant application to the New York State Department of Environmental Conservation for a Municipal Waste Reduction and Recycling Program grant for presentation at the November 20, 2020 Board Meeting. *A copy of the resolution request form is on file with the minutes.*

As there was no further business to come before the Environmental Concerns & Real Property Tax Service Committee, on motion made by Mr. Simpson, seconded by Mr. Merlino and carried unanimously, Ms. Braymer adjourned the meeting at 1:05 p.m.

Respectfully submitted,
Molly Ganotes-Gleason, Legislative Office Specialist