

**Town of Andes**  
**Public Hearing: Proposed Local Law “A local law to Establish the Residency Requirements for the Appointed Office of Deputy Highway Superintendent for the Town of Andes”**  
**February 13<sup>th</sup>, 2018 1:45PM**  
**Andes Town Hall**

**Present:**

Councilman Shayne Moshier  
Councilman Dale Cole  
Supervisor Wayland ‘Bud’ Gladstone  
Highway Superintendent John Bouton

Councilman Thomas Hall  
Councilman Ritchie Gabriel  
Town Clerk Kimberly Tosi

**Others:**

Skip Parcell  
Buffy Calvert  
Peter Calvert  
Eddie Donoghue  
Frank Winkler-Andes Planning Board  
Kristin Janke Schneider-Del. Co. Planning  
Ann Roberti  
Mary Davis  
Deb Schneider  
Robyn Ciccone-Andes Chamber of Commerce  
Lillian Brown  
Laurie McIntosh

Sharon Drew  
Suzanne Fortin  
Fred Cubero  
James Thomson  
Judy Garrison  
Anita Lanziero  
Michael Passafiume  
Joanne Callahan  
Debbie Marmaro  
Ray Pucci  
Nicole Day Gray-Catskill Regional Harvest  
Charlie McIntosh

**Call to Order:**

The public hearing was called to order at 1:45PM by Supervisor Gladstone.

**Public Comments/Questions:**

Supervisor Gladstone opened the Public Hearing clarifying that the position of Deputy Highway Superintendent is not a full time employee only a stipend of \$775 a year. The Highway Superintendent is responsible for appointing his own Deputy. The Town Board does not have any authority over this appointment. The current individual that Highway Superintendent Bouton would like to appoint is a resident of the Town of Bovina and is a former Highway Superintendent there.

Fred Cubero spoke against the passage of the Local Law. He addressed Highway Superintendent Bouton requesting to know how he hires his employees. Bouton replied that it has generally been done by word of mouth or by ads in the paper. There will be an ad in the next Catskill Mountain News. Fred asked if it could also be put in the minutes when there is an opening.

Anita Lanziero asked if there are capable people that reside in Andes that could hold the position. Highway Superintendent Bouton would like for the Deputy to be a current highway employee. Most of the employees have not been at the highway department for very long. The appointee in question has the most experience and second longest seniority.

Supervisor Gladstone read an email from the Town Attorney Dave Merzig, regarding a question about what would happen if something happened to the current highway superintendent which stated "Yes....he continues to be the "Deputy", but he can fulfill the role of Highway Supt until such time as you have a new one. Understand that the new Superintendent has the right to appoint his "own" deputy."

**Adjourn:**

Motion to adjourn the Public Hearing made by Councilman Hall, Seconded by Councilman Moshier. All in favor, 1:59PM

**Town of Andes**

**Proposed Local Law "A local law relating to the establishment of landmarks and historic districts in the Town of Andes"**

**February 13<sup>th</sup>, 2018 1:45PM**

**Andes Town Hall**

**Call to Order:**

The public hearing was called to order at 1:59PM by Supervisor Gladstone.

**Public Comments/Questions:**

Frank Winkler, Planning Board Chairman read his letter to the Town Board (attached). He also stated how thankful he feels for a community of caring and concerned citizens.

Skip Parcell spoke against the Local Law. He voiced concern over how these types of regulations can be subjective and questioned whether or not the current laws in place are already enough. He also voiced concerns regarding homeowner's financial ability to pay for certain things may become an issue.

Kristin Janke Schneider of Delaware County Planning, spoke regarding the Town's current Zoning Laws. The feeling of the Andes Planning Board is that additional guidelines can be added to the current Zoning Laws to cover the concerns of the community. The current Zoning laws do not have historic guidelines within them. A historic advisory board could accomplish the same purpose as the local law.

Deb Schneider stated that the concerns of the community members that worked to create the draft local law were over absentee home owners who are allowing historic buildings in the hamlet go into disrepair to the point that they are not viable to repair. There are concerns that the

Zoning Laws do not deal with properties that reach this point, where they could just obtain a demolition permit from the Building Department.

Discussion took place that the maintenance regulations need to be strengthened and then need to be enforced, but not only on a few individuals but all properties.

JoAnne Callahan voiced concern over fining people who cannot afford to make repairs to their property and therefore wouldn't be able to afford the repairs. She also raised a concern over the Town's enforcement of the regulations with Andy Wos and indicated that there are many more properties that should also be addressed.

Buffy Calvert stated that she felt the way the Planning Board is currently working is going well, as an owner of a historic building and a trustee on the Library Board. She also agreed that an advisory group from the Andes Society of History and Culture would be a great addition.

**Adjourn:**

Motion to adjourn the Public Hearing made by Councilman Moshier, Seconded by Councilman Gabriel. All in favor, 2:26PM.



February 12, 2018

Andes Town Council  
115 Delaware Avenue  
Andes, NY 13731

Dear Supervisor Gladstone and Town Council Members,

Thank you for the opportunity to comment on the proposed Historic Preservation Law. We appreciate the significant amount of time and research that has gone into the drafting of the law, and believe that all involved have the community's best interests at heart.

To frame our perspective in this conversation, we have examined the proposed law under the assumption that it would apply to the same area as the *existing* Historic District (which is coterminous with the Historic Overlay District in the hamlet's zoning law). The Historic District is contained within the following extents:\*

- On Main St., heading toward Palmer Hill
  - 420 Main St. on the right – roughly 800 feet shy of the former Town Hall property
  - 325 Main St. on the left – not as far as the Catholic Church
- On Lower Main St., heading down the Tremperskill
  - 270 Lower Main St. on the left – roughly 270 feet shy of the Post Office
  - Nothing on the right
- On Delaware Ave., heading toward Delhi
  - The Presbyterian Church on the right
  - 215 Delaware Ave. on the left – just before the Delaware House

While the proposed Historic Preservation Law contains a number of provisions, we read its main purpose to be two-fold:

- ensuring that the exterior modification or demolition of structures within the Historic District has no substantial adverse impact on the aesthetic, historical, or architectural significance of the structures themselves, their neighboring properties, or the District as a whole (issuance of a Certificate of Appropriateness – Sections 11 & 12)
- ensuring that structures within the Historic District are maintained in a manner that prevents their deterioration and preserves the character of the District as a whole (affirmative maintenance – Section 18)

We support both of these purposes, as they are intended to protect the character of Andes. However, we believe that each purpose is already provided for by law. This is reflected in the attached opinion of Cheryl Sacco, an attorney at Coughlin & Gerhart to whom we directed initial

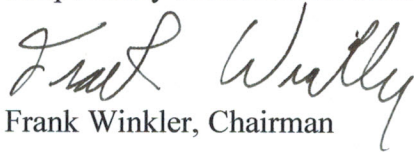


questions regarding the proposed Historic Preservation Law and New York State's Property Maintenance Code. To summarize, Section 5.6 of the hamlet's zoning law requires that all "exterior alteration, restoration, reconstruction, demolition or relocation of historic buildings or structures, new non-historic buildings or structures (including relocation), or substantial alteration of existing non-historic buildings or structures" within the Historic District must come before the Planning Board for site plan review. In addition, New York State Property Maintenance Code requires that buildings be kept in a manner that prevents their deterioration, and with the potential for much steeper penalties than allowed for in the proposed Historic Preservation Law.

We acknowledge that the hamlet's zoning law requires that activities within the Historic District be reviewed against "Historic Criteria" that, while intended, were never written into the law. In the past, we have consulted with individuals familiar with historic preservation (and the Andes Society for History and Culture) when such activities have been proposed. Since the framework already exists within the zoning law, we fully support an amendment to the zoning that would incorporate criteria similar to those that would guide the proposed Historic Preservation Commission. That incorporation would allow the Planning Board to better review activities within the Historic District Overlay for aesthetic and architectural consistency with the rest of the Historic District, while simultaneously reviewing any uses proposed.\*\*

In closing, the Planning Board believes that there is a significant amount of common ground between the Board itself and those who have worked to produce the proposed Historic Preservation Law. The Planning Board would like to offer the possibility of formalizing an advisory group – perhaps through the Andes Society for History and Culture – that the Planning Board could consult when reviewing activities within the Historic District. An additional layer of regulation, however, does not seem necessary when its main purposes are accomplished elsewhere. The Planning Board therefore formally requests that the Town Council consider a zoning revision to address "Historic Criteria," and that it pursue enforcement of the Property Maintenance Code to its fullest and most beneficial extent for the community.

Respectfully submitted on behalf of the Planning Board,



Frank Winkler, Chairman

**NOTE:** the following clarifications are in response to points of discussion at recent Planning Board meetings:

\* While new construction has taken place within the hamlet over the past few years, it has *not* taken place within the zoning's Historic District Overlay

\*\* The proposed Historic Preservation Law allows for the creation of a Historic Preservation Committee, and authorizes that committee to review proposed activities through the lens of preventing substantial adverse impact to the Historic District. The proposed law does not authorize the committee to review the *use* of a property.

Bud & Frank,

Cheryl from Coughlin & Gerhart responded very quickly with the answers to my two questions (below). If you have additional questions for her, or would like to pursue advice regarding code enforcement, let me know.

Kristin:

It was a pleasure speaking with you. I have reviewed your email and the attachments.

- Question. Does the historic preservation law give the Town more authority / ease of enforcement than it already possesses when it comes to the maintenance and repair of deteriorating structures?

Answer. I don't think that a Historic Preservation (HP) local law will give the Town more authority or more ease of code enforcement. I think that HP local laws have great benefits, but those benefits are not necessarily property maintenance- especially of abandoned properties. A HP local law via its Commission will help with historic appropriateness in planned redevelopment. Historic appropriateness and basic property maintenance obligations can be on opposite spectrums. Both are important. One areas wants: peeled paint to be removed and repainted with any paint; the other area -wants the paint to be an appropriate shade relevant to the historic time period and architecture of the property. Both are important and both have a place; but they are not interchangeable.

There are several legal reasons for my rationale:

- a) There is a process for code enforcement and a legal authority for it. NYS Department of State (DOS) currently has standards under the uniform code, which includes property maintenance. For example see:

Section 304 <https://codes.iccsafe.org/public/document/code/447/8069410> which includes removing peeling paint (304.2), no holes or rotting exterior walls ( 304.6), and doesn't allow roofs that will admit rain (304.7).

This proposed HP local law says in section 18, that "Maintenance shall be required, consistent with the property maintenance code of ... [NYS] Uniform Fire prevention and Building Code and all other applicable local regulations." So, the local law acknowledges that the Uniform Code applies; which is appropriate. I wouldn't want to try to make a more restrictive code; especially not via a HP local law. When a municipality wants to have a more restrictive standards, you must go through a process. <https://www.dos.ny.gov/dcea/mrls.html> This process is not easy and the local laws are not often approved by DOS.

As such the proposed HP local law doesn't really have the authority to affect the uniform code and by extension it doesn't have authority to affect code enforcement. If that is the intent (to be more restrictive), then the town must go through the process with NYS DOS, and that local law should not be part of (or buried in) a HP local law; it would be a more restrictive local law on code standards.

- b) This historic preservation (HP) local law, like all of HP local laws that I'm aware of, involves a higher level of review for changes to a historic building- when someone wants to store or change a property. So, abandoned and vacant properties that happen to be historic or in a Historic District; would only trigger a HP Local law, if someone wanted to restore it or demolish it or do some other action. But what if the owner doesn't want to act; and just wants to let the building languish and rot in place? A HP local law won't provide any more assistance or ease or authority for code enforcement when an abandoned



building is rotting in place. And the HP local law won't provide encouragement to the owner, actually, it might be the opposite –see letter c.

- c) HP Local laws can actually be more costly and can be more restrictive for property owners who do want to keep up or restore a historic building. For example, if a slate roof is the historically accurate and is an important historical and visual feature of the property; then a HP Committee would be right to require that a roof be replaced with a compatible slate roof. From a property maintenance perspective, a roof that is fixed with regular old shingles would be satisfactory. (I realize that the proposed HP local law has a hardship exception, but I have seen the red tape to be discouraging to developers.)

I realize that the Commission can decide if an action is ordinary maintenance and thus by-pass certain obligations under the proposed HP local law. But under the definition in the proposed HP local law, my slate roof vs shingled roof example would not be preventative maintenance or repair; and thus would need HP Committee approval. That is adding a layer of administrative review and cost; while the rain is potentially pouring in to the structure. This will make it harder for a property owner (who actually wants to restore properties) and could create further delay; and really won't affect the property owners who lets the property rot.

If there is a desire to encourage enforcement of the Uniform Code, I would suggest looking at the Code Department itself, it processes and its resources. I am not familiar with the Town's code department, but I have worked with many code offices.

Code Departments are often overworked with part time staff and lack resources (as do many town and village departments.) ( Monies are tight and local government often must make hard policy decisions.) A Code Department often deals with both zoning and code matters and is sometimes saddled with other duties (Dog Control, etc.) Providing additional resources, (secretarial, administrative, a second part time officer, or even a full time officer, etc.) will often result in more time and the ability to focus on code enforcement. I have also seen municipalities separate Code and Zoning into two positions ( have a Code Enforcement Officer and a Zoning Enforcement Officer.)

Each Town is unique and has unique strengths and weaknesses.

- Question. Is there a significant difference between the level of review of an Historic Preservation Commission, as authorized by the attached local law, and the Planning Board, as authorized in the below zoning excerpt? (Please excuse the fact that it refers to the Village, which was dissolved. This applies to the historic district in the current hamlet.)

Answer. The local law seems to provide a grant of power to the Planning Board (PB) for Site Plan and that must be reviewed under the general site plan criteria and the Historic criteria. Of course the details of the Historic Criteria is missing. But the grant of power and the acknowledgement of rationale is there.

I don't think there is a significant difference between the power granted to the PB and the power proposed to be granted to the HP Committee. The regulated activities in C below really cover a lot of what the HP Committee would be doing. The HD Overly is short and sweet but it appears to include the main items (in a really condensed form) from the proposed HP local law: *Exterior alteration, restoration, reconstruction, demolition or relocation of historic buildings or structures; New non-historic buildings or structures (including relocation) or substantial alteration of existing non-historic buildings or structures; other non-structural activities on or adjacent to historic properties including blasting, tunneling, trenching, excavation, filling, grading, paving, fencing, landscaping, lighting and signage which by their nature may threaten or detract from the value or character of the historic buildings, structures, sites, or areas.*

I think what the proposed HP local law provides is nuances and details in the processes and criteria that is missing in the existing local law. These nuances and details may appear to create a different level of review; It don't believe it is. This provides clarity.



This same clarity could be applied the existing local law; and it would be same type of review, but done by the PB.

Whether the HP local law is adopted or not, I would suggest that the existing local law would need to be addressed (in some fashion) during this process. You don't want to have two municipal boards/committees to have the same or vastly similar powers. It will cause confusion, as to whom has the authority for review. And if the HP local law is not adopted, then the Town is now aware that the historic criteria is lacking. (The proposed local law does have some great language that could be incorporated into the existing local law that empowers the PB.)

I hope you found this helpful. Please let me know if you have any follow up questions, or if I can be of any further assistance. Thank you.

Cheryl

## Kristin Janke Schneider

*Environmental Planner & Certified Floodplain Manager*

Delaware County Planning Department

1 Page Avenue, P.O. Box 367

Delhi, NY 13753

(607) 832-5444

(607) 832-6070 (fax)

**Town of Andes  
Regular Monthly Meeting  
February 13<sup>th</sup>, 2018 at 2:00PM  
Andes Town Hall**

**Call to Order:**

Supervisor Gladstone called the meeting to order at 2:26PM.

*Moment of Silence was held for John Gregg, long time member of the Zoning Board of Appeals and Andes Flood Commission*

**Pledge:**

The pledge of allegiance was led and recited by Councilman Cole.

**Approval of the Minutes:**

Motion to approve the December 2017 Minutes and January 2018 Organizational and Regular Meeting Minutes, made by Councilman Cole, Seconded by Councilman Moshier. All in favor, motion carried.

**Privilege of the Floor:**

Ray Pucci, Jim Thomson, and Nicole Day Gray

RE: Andel Inn Property

\*Information attached regarding plans for the Andel Inn Property. There will be a Public Hearing on March 12<sup>th</sup>, 2018 at 7:30PM at the Andes Town Hall for a Special Use Permit for the property.

Robyn Ciccone

RE: Bed Tax Grants

Robyn gave a report regarding the current status of the Andes Chamber of Commerce. There are currently 20 paid members. There are many great events coming including concerts in the park and the Andes Community Days. The Chamber has taken over the Andes, New York website: <https://andesnewyork.com/>. They have applied for three grants from the Delaware County Bed Tax. They are all funds matching grants. One of the grants was on behalf of the Town for a Pavilion at the Pool. It is for a \$5000 matching grant. Also, a \$1000 promotional grant for Andes Community Days and a \$5000 grant for video vignettes of businesses to be placed on the website.

**Reports:**

Highway Report

(attached)

\*\*The Highway Department is currently hiring. Please contact Highway Superintendent John Bouton for further information\*\*

### Supervisor's Report

\*January 15<sup>th</sup>- I received an email from Peg Ellsworth (MARK Project). They have put out a RFP for architectural services which is due February 1<sup>st</sup>. We will have a meeting with the architect and the Main Street Grant stake holders at a later date.

\*January 19<sup>th</sup>- I spoke with Scott Norwalk, our regional engineer for NYS DOT in regards to the condition of NYS Route 28. At this time repairs are scheduled for 2020, but if federal funds become available, then repairs will happen sooner.

\*January 24<sup>th</sup>- After a discussion with Sue McIntyre of Delaware County Solid Waste, she recommended Putnam Pest Control to help with our rodent problem at the transfer station. Artie met with them and we've contracted with them for six months.

\*February 12<sup>th</sup>- I reached out to Senator Seward and Assemblyman Brian Miller regarding State Route 28 funding, Ballantine Park Foot Bridge grant funding, and to invite them the Snowmobile Hill Climb at Bobcat on February 24<sup>th</sup>.

\*New business activity in town- Ribbon cutting at Wild Common Wine on February 2<sup>nd</sup>. Brewery did their first run last weekend. An del Inn project.

\*When people call with concerns, please leave your name and phone number. If the phone says unknown, I cannot address your concerns with you.

### Building Department

\*18 inspections

\*3 C/O requests

\*2 violation notices

\*1 Building Permit

#### **Committees:**

Flood Commission-

Barton & Loguidice will be working on the corrections to the final draft based on the Flood Commission member's comments. Probably in April, at the earliest, there will be another Public Hearing to present the Final Report to the Public. One of the items, the anchoring of fuel tanks which is funded by the CWC for business and homeowners will be led by Mary Davis.

Pool-

Councilman Gabriel stated he will be meeting with Rachel Andrews next month.

Transfer Station-

Other-

Cell Towers- Update, as soon as the ground is dry enough they will begin road construction and then the Emergency Services Tower will be up by this fall. Hopefully then a cell carrier will be interested and will utilize the tower.

#### **Motions:**

Motion to authorize the highway superintendent to advertise for the 2018 Bids. Bids will be due and opened on March 8<sup>th</sup>, 2018 at Noon. Bids will be awarded at the March Regular Meeting on



March 13<sup>th</sup>, 2018 at 2PM, made by Councilman Hall, Seconded by Councilman Moshier. All in favor, motion carried.

Motion to authorize the transfer of the NYC DEP Land Use Permits to the Catskill Mountain Club for the Shavertown Trail and Palmer Hill Trail, made by Councilman Gabriel, Seconded by Councilman Moshier. All in favor, motion carried.

**Resolutions:**

Resolution 4 of 2018 Highway Shared Services Agreement

WHEREAS, all municipalities, including the Town of Andes have the power and authority to contract for the purpose of renting, leasing, exchanging, borrowing, or maintaining of machinery and equipment, with or without operators, with other municipalities, and;

WHEREAS, all municipalities, including the Town of Andes have the power and authority to borrow or lend materials and supplies to other municipalities, and;

WHEREAS, it is hereby determined that the Town of Andes and other municipalities have machinery and equipment which is not used during certain periods, and;

WHEREAS, it is determined that the Town of Andes and other municipalities have materials and supplies on hand which are not immediately needed, and;

WHEREAS, it is hereby determined that by renting, borrowing, exchanging, leasing or maintaining highway machinery and equipment and the borrowing or lending of materials and supplies, the Town of Andes and other municipalities may avoid the necessity of purchasing certain needed highway machinery and equipment and the purchasing of or storing a large inventory of certain materials and supplies, thereby saving the taxpayers money, and;

WHEREAS, it is recognized and determined, from a practical working arrangement, that no program of borrowing, exchanging, leasing, renting or maintaining of highway machinery and equipment or borrowing or lending of materials can be successful if each individual arrangement or agreement has to receive prior approval by the Town of Andes governing board and the governing board of each of the other municipalities which may be parties to such agreements, since such agreements must often be made on short notice and at times when the governing boards are not in session, and;

WHEREAS, it is incumbent upon each municipality to design a simple method whereby materials and supplies, equipment and machinery, including the operators thereof, may be obtained or maintained with the minimum of paperwork and inconvenience and with a swift approval process, and;

WHEREAS, it is the intent of the Town of Andes to give the head of the highway departments the authority to enter into renting, exchanging, borrowing, lending or maintaining arrangements

with the persons serving in similar capacities in other municipalities without the necessity of obtaining approval of the Town of Andes governing board prior to the making of each individual arrangement, and;

WHEREAS, a standard contract has been prepared which is expected to be adopted and placed into effect in other municipalities, and will grant the person holding the position comparable to that of the head of the highway department, authority to make similar arrangements, and;

WHEREAS, it is hereby determined that it will be in the best interests of the Town of Andes to be a party to such shared services arrangements;

NOW THEREFORE BE IT RESOLVED, that the Town Supervisor of Andes is hereby authorized to sign on behalf of the Town a contract for shared services to include the Town of Hamden, Town of Colchester, Town of Bovina, Town of Roxbury, Town of Middletown, Town of Delhi and County of Delaware.

BE IT FURTHER RESOLVED this resolution shall take effect immediately, and

BE IT FURTHER RESOLVED the Town Clerk is authorized and directed to file a copy of the contract set forth in this resolution with the chief executive officer of the aforementioned municipalities.

Proposed by: Councilman Hall  
Seconded by: Councilman Gabriel

Roll Call:  
Councilman Gabriel-----Aye  
Councilman Cole-----Aye  
Councilman Hall-----Aye  
Councilman Moshier-----Aye  
Supervisor Gladstone----Aye

Resolution 5 of 2018 Board of Assessment Review

WHEREAS, NYS Real Property Tax law allows for Town Councilman to be a member of the Board of Assessment Review as long as town employees do not hold the majority on the Board; and

WHEREAS, Ritchie Gabriel has been a member of the Board of Assessment Review since 2013;

BE IT RESOLVED, to reappointment Ritchie Gabriel to the Board of Assessment Review, with a term to expire September 30<sup>th</sup>, 2022.

Proposed by: Councilman Hall  
Seconded by: Councilman Cole

Roll Call:  
Councilman Gabriel-----Abstain  
Councilman Cole-----Aye  
Councilman Hall-----Aye  
Councilman Moshier-----Aye  
Supervisor Gladstone----Aye

Resolution 6 of 2018 Fireworks Permit

WHEREAS, the Central Catskill Trail Association will be holding an event on Saturday February 24, 2018, at Bobcat Ski Center and

WHEREAS, the Central Catskill Trail Association has contracted with American Fireworks Display, LLC to conduct a firework display on Saturday February 24<sup>th</sup>, 2018, and now

BE IT THEREFORE RESOLVED the Town Board authorizes Town Clerk Kimberly Tosi to sign the Fireworks Permit, contingent upon the review and approval by the Attorney of the Town, permitting the fireworks display per the agreement between and by the Central Catskill Trail Association and American Fireworks Display, LLC. to be held on Saturday February 24<sup>th</sup>, 2018.

Proposed by: Councilman Moshier  
Seconded by: Councilman Gabriel

Roll Call:  
Councilman Gabriel-----Aye  
Councilman Cole-----Nay  
Councilman Hall-----Aye  
Councilman Moshier-----Aye  
Supervisor Gladstone----Aye

Resolution 7 of 2018 Budget Transfers and Amendments

BE IT RESOLVED, by the Town Board of the Town of Andes to make the following budget transfers and amendments to close out the 2017 budget.

**Town of Andes  
2017 Budget Transfers**

**General Fund:**

From:	To:	
A1990.4 Contingency	A1110.11 Justice Clerk	\$ 260.00



A1990.4 Contingency	A1620.4 Bld. Expense Town Hall	\$ 1,360.00
A1990.4 Contingency	A7140.1 Pool Employee Wages	\$ 7,460.00
A1990.4 Contingency	A8020.4 CEO/BdIn/PIBd/ZBA Expense	\$ 465.00
A1990.4 Contingency	A8160.11 Transfer Station Seasonal	\$ 225.00
A1990.4 Contingency	A8810.41 Rural Cemetary	\$ 170.00
A1420.4 Attorney Expense	A9010.8 State Retirement	\$ 2,000.00
A5032.4 Hwy Garage Expense	A9010.8 State Retirement	\$ 7,650.00
A7140.4 Pool Expense	A9010.8 State Retirement	\$ 6,475.00
A9055.8 Unemployment Taxes	A9030.8 Social Security	\$ 925.00
A9055.8 Unemployment Taxes	A9962.4 Drug Testing & Training	\$ 625.00
A9055.8 Unemployment Taxes	A8810.4 Shavertown Cemetary	\$ 930.00
A1920.4 Municipal Dues	A1330.4 Tax Collector Expense	\$ 46.00
A1920.4 Municipal Dues	A1670.4 Central Mailing and Print	\$ 654.00
		<hr/>
		\$ 29,245.00
		<hr/>

**Highway Fund:**

From:	To:	
DA5110.1 General Repairs Salary	DA9730.6 BAN Principal	\$ 2,425.00
		<hr/>
		\$ 2,425.00
		<hr/>

**Water Fund:**

From:	To:	
F8330.7 Supplies	F8330.4 Chemicals	\$ 8,200.00
F8330.7 Supplies	F8320.5 Telephone	\$ 1,125.00
		<hr/>
		\$ 9,325.00
		<hr/>

**Sewer Fund:**

From:	To:	
421 Utilities	422 Utilities Fuel Supplies	\$ 2,950.00
421 Utilities	403 Chemical Supplies	\$ 435.00
		<hr/>
		\$ 3,385.00
		<hr/>

## 2016 Budget Ammendments

**General Fund:**

Increase A3005 Mortgage Tax	\$ 13,000.00	
Increase A9010.8 State Retirement		\$ 13,000.00

**Highway Fund:**

Increase DA3501 CHIPS	\$ 84,500.00		
Increase DA5112.2 CHIPS Project Capital		\$	84,500.00

**Water Fund:**

Increase overall budget for additional items			
F911 Fund Balance	\$ 56,760.00		
Well Project		\$	16,340.00
F8310.4 Maintenance Contractual		\$	40,420.00

Proposed by: Councilman Gabriel  
Seconded by: Councilman Hall

Roll Call:

Councilman Gabriel-----Aye  
Councilman Cole-----Aye  
Councilman Hall-----Aye  
Councilman Moshier-----Aye  
Supervisor Gladstone----Aye

**Local Laws:**

Resolution 8 of 2018 Proposed Local Law Establishment of Historic District  
In the Matter of the Adoption of the proposed local law entitled "A local law relating to the establishment of landmarks and historic districts in the Town of Andes"

WHEREAS, the Town Board has reviewed and considered the proposed Local Law; and

WHEREAS, the Local Law was presented to the Town Board at least 10 days prior to the Town Board meeting on February 13, 2018; and

WHEREAS, the Town Board adopted a resolution on January 2<sup>nd</sup>, 2018; and

WHEREAS, the public hearing was properly noticed in the Town's official newspaper on January 9<sup>th</sup>, 2018; and

WHEREAS, the public hearing on the proposed Local Law was held on February 13<sup>th</sup>, 2018 at 1:45PM at the Town Hall; and

WHEREAS, the Town Board reviewed and considered all public comments received on the proposed Local Law; and

WHEREAS, the proposed Local Law was on file for inspection at the Town Clerk's office prior to the hearing and during the public review process;

NOW THEREFORE, BE IT RESOLVED AS FOLLOWS BY THE TOWN BOARD OF ANDES, DELAWARE COUNTY, NEW YORK:

THAT THE Town Board of the Town of Andes hereby determines that the proposed local law attached hereto and made a part hereof, is hereby adopted as a Local Law entitled “A local law relating to the establishment of landmarks and historic districts in the Town of Andes”; and

IT IS FURTHER RESOLVED, that the Town Clerk is hereby directed to take such actions as are necessary to implement this resolution and effect adoption of the Local Law

Motion to table the proposed Local Law on the Establishment of the Historic District made by Councilman Moshier, Seconded by Councilman Hall. All in favor, motion carried.

Resolution 9 of 2018 Proposed Local Law Residency Requirement Deputy Highway Superintendent

In the Matter of the Adoption of the proposed local law entitled “A local law to Establish the Residency Requirements for the Appointed Office of Deputy Highway Superintendent for the Town of Andes”

WHEREAS, the Town Board has reviewed and considered the proposed Local Law; and

WHEREAS, the Local Law was presented to the Town Board at least 10 days prior to the Town Board meeting on February 13, 2018; and

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WHEREAS, the public hearing on the proposed Local Law was held on February 13<sup>th</sup>, 2018 at 1:45PM at the Town Hall; and

WHEREAS, the Town Board reviewed and considered all public comments received on the proposed Local Law; and

WHEREAS, the proposed Local Law was on file for inspection at the Town Clerk’s office prior to the hearing and during the public review process;

NOW THEREFORE, BE IT RESOLVED AS FOLLOWS BY THE TOWN BOARD OF ANDES, DELAWARE COUNTY, NEW YORK:

THAT THE Town Board of the Town of Andes hereby determines that the proposed local law attached hereto and made a part hereof, is hereby adopted as a Local Law entitled “A local law to



Establish the Residency Requirements for the Appointed Office of Deputy Highway Superintendent for the Town of Andes"; and

IT IS FURTHER RESOLVED, that the Town Clerk is hereby directed to take such actions as are necessary to implement this resolution and effect adoption of the Local Law

Proposed by: Councilman Gabriel  
Seconded by: Councilman Cole

Roll Call:  
Councilman Gabriel-----Aye  
Councilman Cole-----Aye  
Councilman Hall-----Aye  
Councilman Moshier-----Aye  
Supervisor Gladstone----Aye

Motion to appoint Roger Robson Deputy Highway Superintendent Term: 02/21/2018-12/31/2019, made by Councilman Moshier, Seconded by Councilman Hall. All in favor, motion carried.

**Approval of Bills:**

Motion to approve General Warrants #1-73 totaling \$272,404.25  
Highway Warrants #1-41 totaling \$33,385.84  
WWTP Warrants #1-25 totaling \$60,354.19  
Water Warrants #1-12 totaling \$13,094.97, made by Councilman Hall, Seconded by Councilman Moshier. All in favor, motion carried.

**Districts:**

**Public Comments/Questions:**

N/A

**Adjourn:**

Motion to adjourn made by Councilman Hall, Seconded by Councilman Moshier. All in favor, 3:33PM.

**Town of Andes  
Annual Accounting  
February 13<sup>th</sup>, 2018  
Andes Town Hall**

**Call to Order:**

The Annual Accounting was called to order by Supervisor Gladstone at 3:41PM.

**Karen Kropp—**

Karen presented her books to the Board. All was in order.

**Margaret Moshier—**

Margaret presented her books to the Board. All was in order.

**Kimberly Tosi—**

Kimberly presented her books to the Board. All was in order.

**Town Justices—**

Joseph Grieco and Nicolas Burton presented their books to the Board. All was in order.

**Adjourn:**

Motion to adjourn made by Supervisor Gladstone, Seconded by Councilman Hall. All in favor, 4:37PM.

# Delaware County FoodWorks+

## Executive Summary

The Delaware County FoodWorks+ project is a multi-faceted incubator for agricultural and food-related enterprises. It will support entrepreneurs in their efforts to create products for retail and wholesale markets through a shared commercial kitchen, inspected meat processing facility, retail store, event/conference area, and gathering space.



The goal of this collaborative effort is to increase agriculture-based enterprises, food-related entrepreneurs, and food-related employment, as well as the availability of local, healthy, and affordable food products in Delaware County and our adjoining region. We will implement programs that strengthen the capacity of food producers to enter and succeed in the value-added food market.

The vision of the Delaware County FoodWorks+ is to provide an affordable, high-quality environment for food entrepreneurs desiring to start up or grow their food business. We will deliver great customer service and inspire creativity in our customers by creating an environment that fosters skill-development, networking and business growth. Our customers will come to FoodWorks+ because it's where they can encounter an environment full of like-minded entrepreneurs with shared experiences, shared inspirations and shared dreams.

The incubator will offer commercial kitchen space for hourly or daily rental to enable a wide variety of food businesses to start and grow. Event space will also be offered for daily rental to chefs and caterers who wish to host pop-up dinners and private events. In addition to kitchen and event space, the incubator will offer, through our regional partners, a program of courses, including food safety practices, business planning, marketing, butchery, cooking techniques, food regulations and compliance, and general technical assistance.

Facility users will be diverse. Many will be low-to-moderate income individuals who are seeking to either supplement their incomes, become economically self-sufficient, or to grow an existing small food business. Most will be women.<sup>1</sup> Others will be food professionals from the New York City metropolitan area who wish to evaluate the market for their products and services in the Catskills region prior to committing to a physical space.

Entrepreneurs seeking to start and grow a business will be encouraged to develop a business plan in anticipation of graduating from the incubator to an independent facility. Some users will

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<sup>1</sup> U.S. Kitchen Incubators: An industry Update, a publication produced in March 2016 by American Communities Trust, reported that 53% of shared kitchen users nationwide are women. Based on our local experience with the Catskills Regional Harvest, we expect the percentage of women users will be much higher.



be long-term renters, with no plans to leave the facility and will continue operating part-time or very small businesses.

## Definition of Market

Creating ways to diversify our agriculture markets has been a long-standing economic development goal. As recently as 2015, the Southern Tier Regional Economic Development Council re-stated this as an objective for the region and, more specifically, Delaware County.<sup>2</sup> The Delaware County Agricultural Growth and Sustainability Plan<sup>3</sup> also included this as an objective.

While no formal survey has been conducted, there is significant anecdotal evidence to suggest a great interest in a shared kitchen that has Agriculture and Markets licensure:

- SUNY Delhi Hospitality faculty report receiving several requests each semester from the public seeking to use the kitchen facilities at the Alumni Hall Hospitality Center;
- Customers of Catskill Regional Harvest express interest in creating products for sale in the market store. Current suppliers also ask about ways to use excess produce or extend their selling seasons. Neither have access to a licensed kitchen; and
- Cornell Cooperative Extension of Delaware County assists residents to obtain certification of home kitchens, but the variety of approved products is very limited. Many are seeking expanded product lines which require this advanced NYS license.

The recent success of the Catskills Regional Harvest farm market store, currently located in the Business Center in Delhi, is further evidence that residents and visitors are interested in locally produced meats, vegetables, and other items, and will support such a store with their buying decisions. This store, a collaborative effort between the Catskill Development Foundation and AgriForaging Food Safety, a private entrepreneur, has quickly become a dependable retail outlet for over 70 regional farmers and producers.

Beyond our region, increased interest in locally produced food and creating connections to local makers and producers provide a solid foundation for food entrepreneurship. Such New York State government initiatives as Taste New York<sup>4</sup> and, most recently, Grown and Certified<sup>5</sup>, encourage even greater consumer awareness of local products.

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<sup>2</sup> The Southern Tier Approach to Economic Growth 2011-2016, p. 131

<sup>3</sup> Delaware County Agricultural Growth and Sustainability Plan 2010-2015, p. 16

<sup>4</sup> Taste NY is an initiative launched by Governor Cuomo in 2013 to promote New York's food and beverage industries. It is overseen by the Department of Agriculture and Markets and has created opportunities for local producers to showcase their goods.

<sup>5</sup> Extensive research shows that a New York State Grown & Certified label builds on the existing positive perception that residents have of NYS produce, with people saying they would buy more (74%), pay more (49%), and favor food bearing this label over food that did not (96%).

Despite strong interest, farms continue to struggle to reach profitability and barriers to food entrepreneurship remain. Small- and medium-sized farms are well-positioned to provide the unique products and experiences that consumers seek. However, for these farms to succeed, resources and processing space for farmers to reach profitable niche markets, expand their seasons, and add value to their raw products is critical.

While farmers will have access to the FoodWorks+ kitchen facilities, many, due to the time requirements of farming, will need alternatives. Our co-packaging services will allow regional growers to contract with facility staff to have product created.

In addition to farms, Delaware County includes a number of budding entrepreneurs interested in developing food businesses for catering, specialty food products, and season or hobby businesses. Culinary Arts programs at SUNY Delhi, regional BOCES centers, and local schools may be excellent sources of start-up owners. For these entrepreneurs, building a kitchen or investing in a full-time rental space is often cost-prohibitive.

## **Description of Services**

The Delaware County FoodWorks+ facility will initially include different production areas, a retail market, demonstration space, and a large meeting/event/conference room. The following services will be available within the 7000 square-foot building:

- A New York State Department of Ag & Markets (NYSDAM) 20-C Food Processing Kitchen that may be rented on a daily or hourly basis for production. Trained facility staff will be available at all times to ensure strict adherence to food safety protocols and general liability requirements. Uses may include:
  - General Food Processing: cooking, boiling, broiling, frying, freezing, drying, roasting, heating or reheating
  - Mixing/Grinding/Slicing/Curing/Brining: meat, cheese, fish, vegetables, fruit, bread
  - Baking
  - Preservation: fruits or vegetables (jams, jellies, chutneys, salsa, sauces, kimchee, hummus, etc.)
  - Bottling: oils, drinks (shakes, juices, coffee, teas, apple cider, etc.)
  - Repacking uncooked foods/ready-to-eat foods: salads, fruit, dried fruit, vegetables, cereals, granola, nuts, yogurt
  - Preparing ready-to-eat salads: chicken, egg, mixed foods, meats and pasta dishes
  - Dehydrating: fruit, vegetables, meats, herbs and spices
  - Catering: on-site/off-site service
  - Freezing: frozen dessert machine, ice cream, retail side production and packaging
- A large conference area with a demonstration kitchen that will be able to accommodate groups for food service training and cooking classes. Butchery/meat processing



educational trainings, demonstrations, and food safety certification programs will be conducted to further expand job creation.

- The meat processing facility will be licensed by NYSDAM and USDA Food Safety and Inspection Services. A future build-out will include a New York State and federally inspected charcuterie program.
- An event venue, The Calico Room, may be used for private events and seasonal pop-up dinners by regional chefs and caterers.
- Dry, cold, and frozen storage for rent by kitchen users.
- An office area will be used primarily by facility management but will be available for occasional renter use. Those tenants seeking office space on a more regular basis will be referred to the Business Center in Delhi.
- Catskills Regional Harvest (CRH) farm store will relocate from its Delhi location to this facility and expand its offerings to include fresh meats. Kitchen users will be able to test-market their products on site and receive immediate consumer feedback. CRH will have the increased ability to purchase ingredients from the local agricultural community which will be sold retail or wholesale, further increasing farmer profitability.
- A scheduled series of free tastings of local products will be held in The Exchange gathering place in conjunction with CRH. These “meet the producer” events will highlight the diversity of regional products and allow the public and industry to make better connections to local food sources.
- A co-packing and processing service. Regional growers with excess produce may contract with facility staff to have product created using Delaware County FoodWorks+ staff and under its license.

All users will be required to complete an initial food safety training program, and have licenses for the type of food being produced.

A comprehensive and diverse schedule of classes will be developed using regional training providers, including AgriForaging Food Safety, Cornell Cooperative Extension, Center for Development and Entrepreneurship (CADE), SUNY Delhi, SCORE, Small Business Development Center, and others. Building on the wealth of local resources and the network of our project partners, our programming will appeal to the food professional as well as the casual home cook and will offer “seed to table” skill training.

There is little to no competition for the FoodWorks+ facility in Delaware County. There is discussion of a shared-use kitchen to be created in Roxbury, but there has been no discussion of business training or incubation services. We also expect that users will not travel great distances to use a kitchen facility. There are reported to be a few private restaurants that offer occasional rental use of their kitchens, but these have limited equipment, limited hours, no supervision, and often discontinue their rental services when they become busy.



## Site

Delaware County FoodWorks+ will be located at the former Andel Inn, a full-service restaurant and event facility, located at 27905 State Highway 28 near the hamlet of Andes. The building is less than 20 years old and has been very well maintained. Its location and high visibility on an important county thoroughfare, in addition to anticipated tourism development at Broadlands in Andes and Livestock Foundation in Bovina, will pull visitors and residents westward in the county.

The building is situated on 3.99 open and tiered acres that allow multiple outdoor events. Parking for approximately 40 cars is available in front of the building, with an additional 50-car capacity to one side of the building. The tiered plateaus may be used for parking as needed.

## Organization and Management

The building will initially be owned by the Delaware County Industrial Development Agency and Local Development Corporation and leased to the Catskill Development Foundation (CDF). The FoodWorks+ project is owned by the CDF and operated as a collaborative project of the CDF and AgriForaging Food Safety, Inc.

Any “profit” generated by the project will go to the CDF as related business income, making it non-taxable to the 501(c)3 as long as the project’s activities remain relevant to the CDF’s mission of supporting economic and community development. As ownership of the building and project remains with non-profit organizations, the property will be exempt from County, school, and town property taxes.

The CDF Executive Director and Board of Directors will provide overall financial and management oversight. The CDF will contract with the following organizations for more direct management of operations and programming:

- The Delaware County Chamber of Commerce will operate The Exchange gathering place and schedule tasting events in this area;
- AgriForaging Food Safety will have operational management of the kitchen, including the co-packaging service; and
- AgriForaging Food Safety will also assume facility management responsibilities for the Calico Room event/conference space.

The facility will not necessarily be staffed by management at all times. “After hours” use will be permitted with prior approval. A common electronic calendar will be developed to facilitate consistent and easy scheduling. Video camera monitoring and recording is in place and will ensure that unauthorized users are not permitted access to the facility. All users will be required to complete check-in and check-out forms and leave the facility in a clean and sanitary state.

## **Marketing and Sales Strategy**

There is significant pent-up need for the services to be offered at FoodWorks+. Several Catskills Regional Harvest suppliers have expressed interest in using the space, and other potential users have contacted the Chamber since the announcement of the CFA awards.

We hope to ramp up the operations over the first six months, starting at 40% capacity, to allow for processes to be tested and become well-established. We do not wish the facility and the management team to become overwhelmed or put safety at risk.

Once an opening date is set (hopefully late-Spring 2018), procedures are established, and a schedule of training is set, we will launch the marketing effort. The approach will rely heavily on social media and personal contact. Cooperative Extension, CADE, the Chamber, and AgriForaging have already agreed to assist in the effort. A website, with downloadable applications for potential users, and collateral material will be developed.

We expect excellent coverage in local media. Regular events held at the facility will maintain a high level of awareness to potential users.

## **Future Plans**

The Andes facility is truly turn-key and most of the services could start with no alterations to the building. Future development may be accomplished in phases.

### **Phase 1**

- Replace carpeting in retail store with vinyl flooring
- Remove wall in kitchen and expand into former dining area to allow for expanded USDA meat processing

### **Phase 2:**

- Establish a NYSDAM licensed kitchen in the lower level that may be used for classes and presentations, as well as for producer use when shared kitchen is scheduled
- Add additional refrigerated and freezer storage to the first floor

### **Phase 3:**

- Install moveable walls in lower level to allow for up to three events to happen concurrently in the space
- Install three to five aging rooms for cheese and charcuterie maturation, as well as beverage fermentation. All rooms will be accessible through a keypad and will offer guests a view of products through a glass wall.



As the overall facility is established, we will seek to build on its success to include product sales to suppliers and purveyors in the NYC metropolitan markets. Other additions may include facilities for meat smoking, fermentation, cheese and charcuterie aging, and more.

We will NOT rent to individuals for private events. However, we will rent to chefs and other food professionals who will cater such events.

Events and festivals at Delaware County FoodWorks+ may include:

- Indoor farm market during Winter months
- Classes of interest to the general public
- Food-related festivals showcasing local products
- Tie-ins to such existing regional events as Meredith Dairy Fest and County Fair
- Cross promotion with the Catskill Interpretative Center in Mt. Tremper

### **Qualifications of Partners**

#### *Catskill Development Foundation*

Founded in 2003 as a 501(c)3 non-profit corporation, the Catskill Development Foundation seeks to increase the employment opportunities available to residents by attracting, retaining, and training new and existing businesses. Further, it is the purpose of this foundation to promote the economic welfare, tourism opportunities, and prosperity of Delaware County, and to actively promote, attract, encourage, and develop recreation, economically sound commerce, and industry. The Business Center incubator in Delhi is a ten-year initiative of the foundation. Recent projects include the Leadership Delaware civic development program, Run Wild in the Catskills Half Marathon, and the Meredith Dairy Fest.

#### *Delaware County Industrial Development Agency and Local Development Corporation*

The IDA and LDC works in conjunction with the County Department of Economic Development to build a sustainable future for Delaware County. We strive to meet the needs of new and existing businesses through expertise, financial assistance and continued support. The IDA offers a variety of programs and performance based incentives to encourage businesses to expand or locate within the County and create new jobs. The IDA also focuses on the future through efforts to stimulate the development of new local industries

#### *AgriForaging Food Safety*

AgriForaging Food Safety was founded in 2011 with a mission to bridge the gap between agriculture and a better tomorrow. No small feat, but as a leading food safety, HACCP and compliance firm we are making a positive impact in the food, craft beverage and agricultural sectors.

We have a highly reputable team of food industry professionals and former USDA FSIS regulatory agents who are dedicated to helping entrepreneurs navigate the barriers of Federal and State food safety compliance regulations:



- Nicole E. Day Gray, *Founder*  
With over 20 years of experience in food entrepreneurship, food safety, food processing and manufacturing, Nicole serves as CEO of AgriForaging Food Safety and specializes in Food Safety (HACCP) Compliance, Certified Organic Compliance and Agricultural Enterprise Infrastructure Systems while focusing on bridging gaps between rural and urban diversified food systems.
- Eric Shelley, *Meat & Livestock Specialist*  
Eric has over 40 years in beef and goat livestock care and husbandry, including 20 years' experience in meat processing. Eric worked for SUNY Cobleskill as the Meat Laboratory Manager, designing their curriculum, for eleven years while complying with USDA FSIS regulations and teaching courses on livestock slaughter, processing and HACCP (food safety).
- Glen Unterborn, *Federal Food Safety & Compliance Specialist*  
After earning his AAS degree in Animal Science from SUNY Delhi and serving in the US Army, Glen began his career at USDA FSIS (Federal Food Safety Inspection Service) working as a food inspector in Rochester, NY in 1973. Since that time, he has worked in and around Western and Central NY for USDA Food Safety and Inspection Service as a Food Inspector, Compliance Officer, Enforcement Investigations and Analysis Officer (EIAO) and Frontline Supervisor. Glen served as the Frontline Supervisor for the Buffalo, NY inspection circuit from 2006 – 2013. Glen had supervisory oversight responsibility for approximately 45 federally inspected slaughter and processing facilities and 27 Food Inspection and Public Health Veterinary personnel located throughout the Western NY region.

#### *Delaware County Chamber of Commerce*

The Delaware County Chamber of Commerce, a private not-for-profit membership organization established in 1963, is the unifying force dedicated to community vitality and economic prosperity in Delaware County. The Chamber supports entrepreneurs by advocating for public policies that create a regulatory environment in which private enterprise may thrive, promote our region as a great place to visit, learn, work, and play, and support collaborative programs that increase our quality of life.

As the official Tourism Promotion Agency of Delaware County, the Chamber is tasked by the Board of Supervisors with promoting the County's tourism assets. It is vital to our success to maintain strong relationships with our tourism businesses, arts and cultural organizations, local chambers of commerce, and government units. Our marketing expertise, combined with our County's unique assets, help to expand our position as a tourism destination.

# Why join the Andes Chamber of Commerce?

**Voice** Put your ideas into action! Vote on important local issues and strengthen the Chamber's voice as your advocate at the state level. Be a part of Andes' evolving community.

**Growth** Improvement happens through learning, growing and working together! Develop skills and talents to help expand your business, which contribute to Andes' overall economic health.

**Network** It's not just who you know, it's who others know! Referrals are effective tools that ensure growth. There is strength in numbers, networking is powerful!

**Visibility** Stand out and be noticed as an active member of Andes' community. Business exposure increases with the support of the Andes website: [www.andesnewyork.com](http://www.andesnewyork.com). Be a part of co-operative advertising and promotional programs sponsored by the Andes Chamber.

**Credibility** Reputation matters! A Chamber membership is respected by the community. 63% of people favor doing business with a Chamber member.

**UNITED WE STAND**



Andes Chamber of Commerce, Inc

c/o PO Box 186

55 Main Street

Andes, New York 13731

[www.andesnewyork.com](http://www.andesnewyork.com)

Email: [andeschamber@gmail.com](mailto:andeschamber@gmail.com)

# THE NEW



**Membership  
Benefits  
For You**



# WE ALL LOVE ANDES



We all love Andes, each of us for different reasons. Our love of Andes is the common thread we share. Andes is positively alive with its own rich history and beauty at every turn in the road, every season of the year. Abundant lush agriculture, dairy farms, cattle grazing on the mountainsides, full moons rising above the ridges, early morning mist settling in the valleys, and the great pride of the American small town are all part of Andes' lure.

Andes also has its real time challenges, keeping the economy strong, yet preserving the 18<sup>th</sup> and 19<sup>th</sup> century old world charm in a dramatically changing world; to ward off encroachment of public interests on the waterways and land. Rumors abound of resorts, foreign countries and big businesses taking over, yet Andes continues to thrive. I believe it is due to the strength and determination of its people; those who have been here "forever" and newcomers, alike, all who cherish everything Andes has to offer.

Just think about the original people who began homesteading Andes. Our Land in the Sky. Imagine the bold courage and fortitude the settlers possessed to tame this rugged, rocky land that has survived centuries. What brought them here? Was it Andes' unparalleled beauty, stillness of time, slice of heaven serenity, inspiration to build, or freedom from the mainstream? Surely it all must have contributed to the pure unspoiled Andes lifestyle we enjoy to this day.

## OUR LAND IN THE SKY

Allow me to introduce myself. I am Robyn Ciccone. My husband, John Ciccone, and I bought a cabin on Wolf Hollow as a vacation home, some years ago. We had visited Andes several times prior, staying with a friend whose family had been here a generation before. With each visit, Andes' energy force drew us in. We fell in love with Andes, its beautiful mountains, and lifestyle. John and I, from New Jersey, stayed longer with each visit, escaping our hectic, successful business life including, among other endeavors, managing our custom ornamental wrought iron railing business that has been in John's family for over 75 years.

A few years ago, we bought 55 Main Street as a renovation project. Last year, my husband John professed his love of Andes and his intention to live here full time, forevermore. I was hooked too, and happily agreed to make Andes our home. So, we moved here full time, we are all in, in every way. This is real happiness and Andes is true paradise.

## TOGETHER, EVERYONE ACHIEVES MORE

For the last two years, I became involved in monthly meetings to develop Andes' economy. One reason is, among others, I have a 25 year entrepreneurial history, and my talents and experience are contributions to give to Andes.

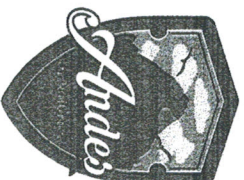
In our meetings, it was decided to revive the Andes Chamber of Commerce in effort to build and protect a rich, solid economy, encourage new business, support old business and attract good people who share our love of Andes and its history. I was nominated and elected President of the new Andes Chamber.

The Andes Chamber of Commerce was established in 1979, with the purpose of uniting the area businesses and residents, with the common goal of building Andes' economic growth, to create a warm, unified community. Today, as we revitalize the Chamber, I share my vision and trust you will share yours:

- Develop new membership, creating a solid, close community organization.
- Expand business and social networks for members.
- Develop educational opportunities for members.
- Fortify and grow consumer base by generating desirable reasons to attract consistent tourism every season of every year.
- Reinforce and cultivate Andes' image as *the* strong, vibrant community in the Catskills.

Please, join me in this endeavor by supporting the Andes Chamber of Commerce. A premium business membership is \$90.00 per year, including your place on the Andes website. An individual membership is \$50.00 per year. Both memberships provide a voice and vote in the development of Andes. You can join the monthly meetings and put your ideas into action. Please fill out the enclosed membership application and return it to me, along with a check payable to Andes Chamber of Commerce. Thank you and I look forward to hearing from you!

Robyn Ciccone, President

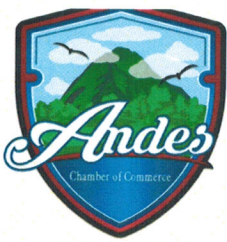


### ANDES CHAMBER OF COMMERCE

c/o PO Box 186  
55 Main Street  
Andes, New York 13731  
845-676-3322

Email: [andeschamber@gmail.com](mailto:andeschamber@gmail.com)  
[www.andesnewyork.com](http://www.andesnewyork.com)





# ANDES CHAMBER OF COMMERCE INC

c/o 55 Main Street PO Box 186 Andes, New York 13731 Telephone 845-676-3322

## MEMBERSHIP APPLICATION

Thank you for your interest in becoming a member of the Andes Chamber of Commerce. Please fill in all information below; mail or hand deliver to above address. Your application will be processed within ten business days. You will then receive a welcome letter, a copy of the By-laws, and an Andes Chamber of Commerce decal to affix to your window.

Applicant Last Name \_\_\_\_\_ First Name \_\_\_\_\_

Business name \_\_\_\_\_ Years in business \_\_\_\_\_

Address \_\_\_\_\_ E mail \_\_\_\_\_

Mailing Address (if different from above) \_\_\_\_\_

Telephone number(s) \_\_\_\_\_  \_\_\_\_\_

Annual membership type (Please check one.)

Individual \_\_\_\_\_ (\$ 50.00) Business \_\_\_\_\_ (\$ 90.00) Additional donation if desired \$ \_\_\_\_\_ (Please fill in amount)

*Membership payment must accompany this application. Please issue by check only to Andes Chamber of Commerce.*

*Please tell us about yourself. (You may use the back of this page to include more information.)*

Are you from Andes? Yes \_\_\_\_\_ No \_\_\_\_\_ If no, where are you from? \_\_\_\_\_

If you are from Andes, what about it inspires you to remain?

If you are not from Andes, what about it attracted you and inspires you to remain? Please include length of time in Andes.

Please describe what you like best about Andes.

Please describe what you like least about Andes.

Please describe what you expect from your Andes Chamber of Commerce Membership.

Please describe your past and current involvement, if any, with any Andes events, functions and/or organizations and your role.

## February Highway Report

After a meeting with my highway committee about our equipment and Trucks I would like to

Make the following items surplus

1996 Volvo Autocar vin #r516553

1984 case roller vin # 840148200

1991 ford6610 Alamo Mower vin# bc70860

1997case 4230 Alamo Mower vin #0929877

1993 Wiggins fork lift vin #wlc93 4150

I would like to ask that the money received from these items be used towards the purchase of a newer tractor with boom mower. These items would be placed on Auctions international.

I would like the board to consider a credit card for the highway department for purchase's locally for parts and supply's

I would like to request that I may post bid's for next month and add in packet for truck and driver by the hour

I would like to thank all of the town of Andes employees for stepping up and helping me with the transition from employee to superintendent; also for the outstanding work they have been doing.

I would like to thank all the elected official's for the support they have provided

John Bouton

Highway superintendent

# CEDARWOOD ENVIRONMENTAL SERVICES

8-12 Dietz Street, Suite 303, Oneonta NY 13820 • Phone 607-441-3246 • FAX 607-441-3251

**TOWN OF ANDES, NY  
TOWN BOARD MEETING  
REPORT BY CEDARWOOD ENVIRONMENTAL SERVICES  
February 8, 2018**

**1. Water System**

Daily usage of treated water from the water system averaged 35,500 gallons per day for the month of January 2018.

**2. Plant Purchases.**

Purchased first stage filters at a cost of \$287.82. Purchased second stage filters at a cost of \$424.21.

**3. O&M**

Changed first stage filters on January 16, 2018. Changed second stage filters on January 18, 2018 and on January 31, 2018.

Installed new pressure booster pump on Gladstone Hollow system on January 4, 2018 due to leaking pump, this replaces the booster pump that was installed in 2001.

**4. Equipment**

**5. Distribution System**

**6. Library Well**

Ran well to system on Saturday January 6, 2018 and Sunday January 7, 2018 to supplement the springs due to high usage of water.



Town of Andes

Local Law 1 of 2018

“A Local Law to Establish the Residency Requirements for the Appointed Office of Deputy Highway Superintendent for the Town of Andes.

Be it enacted by the Town Board of the Town of Andes as follows:

Section I. Title

A local law to establish the residency requirements for the appointed office of deputy highway superintendent for the Town of Andes.

Section II. Authority: This local law is adopted pursuant to Municipal Home Rule Law, §10[1][ii][a][1] that grants to local governments the authority to enact local laws regarding the qualifications of local officers. Furthermore, this local law recognizes that the State Legislature amended Public Officers Law, §3 adding a new subdivision (24) expanding the residency requirements for any appointed public office in the Town of Greenburgh Westchester County, thereby rendering Public Officers Law a special law with respect to any appointed town officer (See cf N.Y. Op. Atty. Gen. (Inf.) No. 91-37).

Section III. Supersession: This local law shall supersede Town law, §23(1) in its application to the office of deputy highway superintendent for the Town of Andes.

Section IV. Residency requirements for the position of the deputy highway superintendent for the Town of Andes: The person holding the office of deputy highway superintendent in the Town of Andes need not be a resident nor an elector of the Town of Andes, provided, however, that such person shall reside in the county in which such town is located or an adjoining county within the State of New York.

Section V. Inconsistency: All other local laws and ordinances of the Town of Andes that are inconsistent with the provisions of this local law are hereby repealed; provided however, that such repeal shall only be to the extent of such inconsistency and in all other respects this local law shall be in addition to such other local law or ordinances regulating and governing the subject matter covered by this local law.

Section VI. Savings Clause: If any clause, sentence, paragraph, word, section or part of this local law shall be adjudged by any court of competent jurisdiction to be unconstitutional, illegal or invalid, such judgment shall not affect, impair or invalidate the remainder, thereof, but shall be confined in its operation of the clause, sentence, paragraph, worked section or part thereof directly involved in the controversy in which such judgement shall have been rendered.

Section VII. Effective Date: This local law shall take effect upon filing with the Secretary of State.