

**Town Board Meeting  
Monday July 13th, 2026, 7:00pm**

**7:00 pm – 8:03 pm**

**Hybrid/ in person & via zoom**

**Present**

Supervisor Brenda Adams

Councilperson Victoria Mills

Councilperson Ginny Nightingale

Councilperson Brian Lifsec

Councilperson Frank Wood

**Also in attendance**

Town Clerk Sandy Bevens

Highway Superintendent Harry McMann

**Audience:** 7 in person 1 online

**Call to Order**

**Moment of Silence & Pledge of Allegiance**

Supervisor Adams called for a moment of silence and asked everyone to rise for the pledge of allegiance. Supervisor Adams also took a moment to honor the loss of Marion Lathrop, a very engaged community activist and a member of the Quaker community.

**Approvals**

**Minutes**

Supervisor Adams asked if everyone had a chance to review the minutes for June 3<sup>rd</sup> and June 8<sup>th</sup>, and if there were any questions or comments; there were none. Supervisor Adams asked for a motion to approve the minutes. Councilperson Lifsec made a motion, seconded by Councilperson Mills. 5 AYES- motion carried.

Supervisor Brenda Adams- Aye

Councilperson Brian Lifsec- Aye

Councilperson Ginny Nightingale- Aye

Councilperson Victoria Mills- Aye

Councilperson Frank Wood- Aye for the 3<sup>rd</sup>, abstain for June 8<sup>th</sup>

### **Bills**

Supervisor Adams asked if everyone had a chance to review the bills and if there were any questions; there were none. Supervisor Adams noted that of the \$92,000 in Highway expenses, \$80,000 of that was reimbursed by CHIPS for equipment and of the \$45,000 in bills for the general fund this month, \$1500 of that was covered by grants. Supervisor Adams asked for a motion to approve the bills. Supervisor Adams asked for a motion to approve the bills.

Councilperson Nightingale made a motion, seconded by Councilperson Lifsec.

Supervisor Brenda Adams- Aye

Councilperson Brian Lifsec- Aye

Councilperson Ginny Nightingale- Aye

Councilperson Victoria Mills- Aye

Councilperson Frank Wood- Aye

### **Financials**

Supervisor Adams asked if everyone had a chance to review the financials. She noted there was one account in the general fund that was underwater due to an increased number of public notices. Supervisor Adams stated this would be corrected for next month. Councilperson Lifsec also noted that assessor contractual was behind. Supervisor Adams stated that there should be minimal expenses for that for the rest of the year and would likely balance out. Supervisor Adams asked if there were any other questions or concerns, there were none. Supervisor Adams asked for a motion to approve. Councilperson Wood made a motion, seconded by Councilperson Nightingale.

Supervisor Brenda Adams- Aye

Councilperson Brian Lifsec- Aye

Councilperson Ginny Nightingale- Aye

Councilperson Victoria Mills- Aye

Councilperson Frank Wood- Aye

### **Highway Report**

Superintendent McMann asked if everyone had a chance to read his report and if there were any questions. Supervisor Adams asked about storm damage and clean up. Superintendent McMann noted that there was a lot of damage and they were still working on it. Supervisor Adams asked if we had borrowed a piece of equipment from Chatham last year to do shoulders. Superintendent McMann stated that they had, and that he had reached out to them to borrow it for this year as well. It was also noted that the Highway department was looking for help.

### **Resolutions & Motions**

Supervisor Adams asked if the gentleman for Merlin's Cave was present, and that we would be going a little out of order now so the gentleman would not have to sit through the whole meeting.

#### **Resolution #105 to Support Funding for Merlin's Cave Preserve expansion**

Supervisor Adams introduced Robert Simmons from Northeast Cave Conservancy and turned the floor over to him. He outlined some of the plans for preservation and expansion. Supervisor Adams explained that the resolution being presented was just to support the funding application Mr Simmons was submitting, not for actual funding. Supervisor Adams asked for a motion to approve. Councilperson Nightingale made a motion, seconded by Councilperson Mills. 5 AYES-motion carried.

Supervisor Brenda Adams- Aye

Councilperson Brian Lifsec- Aye

Councilperson Ginny Nightingale- Aye

Councilperson Victoria Mills- Aye

Councilperson Frank Wood- Aye

#### **Resolution #96 to make SEQR determination for the Comprehensive Plan**

Supervisor Adams stated the need to go over EAF part 2, before going over Resolution #96. Supervisor Adams asked the Board to go over it and make sure everything was consistent with their notes and overall decision, and if any changes were needed. Supervisor Adams noted that as it stands, this currently points to a negative declaration. The Board reviewed it and had no changes to make. Supervisor Adams asked for a motion to approve Resolution #96. Councilperson Lifsec made a motion, seconded by Councilperson Nightingale. 5 AYES- motion carried.

Supervisor Brenda Adams- Aye

Councilperson Brian Lifsec- Aye

Councilperson Ginny Nightingale- Aye

Councilperson Victoria Mills- Aye

Councilperson Frank Wood- Aye

**Resolution #97 to Adopt the Comprehensive Plan**

Supervisor Adams noted that EAF part 3 was the determination of significance, and it had a findings statement attached. Supervisor Adams asked if everyone had read and reviewed it. Supervisor Adams noted this summarized the determination of significance of negative declaration. Supervisor Adams then stated that after the review of EAF parts 2 and 3, and an oral vote, the next step in the process would be Resolution 97 to adopt the Comp Plan. Supervisor Adams asked for a motion to approve. Councilperson Lifsec made a motion, seconded by Councilperson Mills. 5 AYES- motion carried.

Supervisor Adams

Supervisor Brenda Adams- Aye

Councilperson Brian Lifsec- Aye

Councilperson Ginny Nightingale- Aye

Councilperson Victoria Mills- Aye

Councilperson Frank Wood- Aye

\*Supervisor Adams took a moment to thank everyone involved for their hard work\*

**Resolution #98 to Adopt Local Law #2 of 2026**

Supervisor Adams read the resolution and asked if there were any questions. Councilperson Nightingale noted that this was only a moratorium on developments of more than 3 homes. Councilperson Nightingale made a motion to approve Resolution 98, seconded by Councilperson Wood. 5 AYES- motion carried.

Supervisor Brenda Adams- Aye

Councilperson Brian Lifsec- Aye

Councilperson Ginny Nightingale- Aye

Councilperson Victoria Mills- Aye

Councilperson Frank Wood- Aye

#### **Resolution #99 to purchase Bobcat Skid steer and trailer**

Supervisor Adams read the resolution and explained that it was a catch up resolution as the purchase had already been approved and made, and this was to formalize the purchase for auditors. Supervisor Adams asked for a motion to approve. Councilperson Nightingale made a motion, seconded by Councilperson Lifsec. 5 AYES-motion carried.

Supervisor Brenda Adams- Aye

Councilperson Brian Lifsec- Aye

Councilperson Ginny Nightingale- Aye

Councilperson Victoria Mills- Aye

Councilperson Frank Wood- Aye

#### **Resolution #100 to accept bids for surplus Highway Equipment**

Supervisor Adams read the resolution and asked if there were any questions; there were none. Supervisor Adams asked for a motion to approve. Councilperson Mills made a motion, seconded by Councilperson Nightingale. 5 AYES-motion carried.

Supervisor Brenda Adams- Aye

Councilperson Brian Lifsec- Aye

Councilperson Ginny Nightingale- Aye

Councilperson Victoria Mills- Aye

Councilperson Frank Wood- Aye

**Resolution #101 to amend budget for additional revenues (HW)**

Supervisor Adams read the resolution and asked if there were any questions; there were none. Supervisor Adams asked for a motion to approve. Councilperson Lifsec made a motion; seconded by Councilperson Nightingale. 5 AYES-motion carried.

Supervisor Brenda Adams- Aye

Councilperson Brian Lifsec- Aye

Councilperson Ginny Nightingale- Aye

Councilperson Victoria Mills- Aye

Councilperson Frank Wood- Aye

**Resolution #102 to accept grant funds and amend the budget for Stoddard Field Park weed removal**

Supervisor Adams read the resolution and asked if there were any questions; there were none. Supervisor Adams asked for a motion to approve. Councilperson Nightingale made a motion, seconded by Councilperson Lifsec. 5AYES- motion carried.

Supervisor Brenda Adams- Aye

Councilperson Brian Lifsec- Aye

Councilperson Ginny Nightingale- Aye

Councilperson Victoria Mills- Aye

Councilperson Frank Wood- Aye

**Resolution #103 to Approve Chatham Library Contract**

Supervisor Adams read the resolution and asked if there were any questions; there were none. Supervisor Adams asked for a motion to approve. Councilperson Nightingale made a motion, seconded by Councilperson Mills. 5 AYES- motion carried.

Supervisor Brenda Adams- Aye

Councilperson Brian Lifsec- Aye

Councilperson Ginny Nightingale- Aye

Councilperson Victoria Mills- Aye

Councilperson Frank Wood- Aye

### **Resolution #104 to Approve 2026 agreement with APBA for day passes**

Supervisor Adams read the resolution and asked if there were any questions; there were none. Supervisor Adams asked for a motion to approve. Councilperson Nightingale made a motion, seconded by Councilperson Wood. 5 AYES- motion carried.

Supervisor Brenda Adams- Aye

Councilperson Brian Lifsec- Aye

Councilperson Ginny Nightingale- Aye

Councilperson Victoria Mills- Aye

Councilperson Frank Wood- Aye

### **Motion to renew NYAOT membership for \$925**

Supervisor Adams noted what a valuable resource the membership was and asked if there were any questions about renewing the membership; there were none. Supervisor Adams asked for a motion to approve. Councilperson Mills made a motion, seconded by Councilperson Nightingale. 5 AYES- motion carried.

Supervisor Brenda Adams- Aye

Councilperson Brian Lifsec- Aye

Councilperson Ginny Nightingale- Aye

Councilperson Victoria Mills- Aye

Councilperson Frank Wood- Aye

### **Other Business**

#### **Broadband Grant Update**

Supervisor Adams noted that the last remaining homes would be done by the end of the summer.

#### **Website Update**

Councilperson Lifsec noted that we have entered the phase of the board responding with final input on the new website and that we are still working with the vendor on last-minute revisions and hoped to be going live shortly.

#### **Vacancies**

Supervisor Adams noted that there were still vacancies on the Ethics, climate Smart Task Force, an opening in September for the Board of Assessment Review, and an opening in the Highway Department for an MEO.

#### **Stoddard Park Master Plan**

Supervisor Adams noted there had been a lot of comments from Community Day and that the survey had closed. The information from the survey is currently being collated.

#### **Update on Beach Donation**

Supervisor Adams stated that we are waiting for an agreement from the attorneys.

#### **Zoning Revision Committee Appointments/pending Comp Plan approval**

Supervisor Adams stated she would come back to this later. She also noted there was a grant that was being worked on to help fund the zoning rewrite.

#### **Speed Reductions**

Supervisor Adams noted that so far there were about 120 signatures and is hoping for at least 200.

#### **Current Code Digitization**

Supervisor Adams noted it was still being worked on and that there was a deadline of mid-September.

#### **Board Discussion/ Committee Reports**

#### **Flag Day Parade**

Councilperson Nightingale stated it was a lot of fun and there were a lot of creative floats.

#### ***NYAOT Foundations of Freedom***

Supervisor Adams explained that NYAOT had published a book commemorating the 250th anniversary and that Canaan was 1 of 3 towns in Columbia County who submitted a piece.

#### **Pro Housing Community**

Supervisor Adams stated that Mary Keegan had worked with the Town Code Officer to do the annual recertification and that it had been completed in June.

#### **MEGA Agreement Review**

Supervisor Adams explained that for the last 3 years the Town had been part of an electrical co-op to stabilize electrical rates. Supervisor Adams stated she would like some assistance in reviewing the contract to see if it was still worthwhile to continue with it.

### **County Fuel Bid Comparison**

Supervisor Adams noted the County fuel bids had been approved and historically the Town had piggybacked on those bids. The previous Highway Superintendent had decided not to do that. Supervisor Adams stated it was worth looking into a current comparison to see if it was worth doing currently.

### **Purple Heart Ceremony**

Supervisor Adams noted there would be a Purple Heart Ceremony at the Flat Brook Cemetery on August 7<sup>th</sup>, at 11 am and that anyone interested was welcome to join.

### **Planning Board**

Councilperson Nightingale stated that no decisions had been made.

### **ZBA**

Councilperson Wood stated that he had nothing to report as his contact had not gotten back to him.

Supervisor Adams stated there had been a lot of questions regarding a subdivision near the Buddhist Temple on Rt 295. Supervisor Adams stated that to her knowledge it was agricultural in nature and their permits were in order.

### **Climate Smart Task Force**

Councilperson Mills stated that there had been a table set up at Community Day. She noted that there had been a recycling challenge set up and a raffle for a recycling sticker. Councilperson Mills stated that now that the Comp Plan has been passed, they would be looking at implementation of the climate action resilience plan.

### **Recreation**

Councilperson Nightingale had nothing new to report and that everything was going smoothly.

### **Transfer Station**

Supervisor Adams stated that the Town was up 5% for the month, mostly for C&D permits, but still down 7% year-over-year. Supervisor Adams also noted that despite advertising being closed for July 4<sup>th</sup>, there were still people who showed up and left garbage.

**Labor Negotiations**

Supervisor Adams stated that this had been rescheduled for July.

**NYMIR Work Plan**

Supervisor Adams stated that even though the town had received a clean bill of health there were 3 recommendations that were suggested. Supervisor Adams noted Councilperson Lifsec would be working with the Highway Superintendent on those.

**Cemeteries**

Supervisor Adams declared the Town was responsible for 7 cemeteries, and 2 of them do not have plot maps and that this was starting to become a problem. Supervisor Adams noted that the Town has an aging community and many people had planned ahead and bought cemetery plots and will need to know where their plots are. Supervisor Adams noted there was some urgency in figuring this out.

**Zoning Revision Grant**

Supervisor Adams stated they were working on a budget for this and there was a deadline of July 31<sup>st</sup>, and we should know something in December. It was also noted that this is a matching grant and the Town is responsible for 15%.

**Additional Meeting**

Supervisor Adams stated the need for a special meeting regarding grant funding. A date of July 27<sup>th</sup>, at 5 pm was chosen.

**Assessors Report**

Supervisor Adams asked if everyone had read the Assessor's Report and if there were any questions; there were none.

**Public Discussion**

Lauree Hickock suggested collecting signatures for the Speed Petition at the Queechy Lake Club meeting on August 1. Lauree asked if there would be a newsletter for August. Supervisor Adams stated there was not one planned until September, but that an announcement could be sent out if there was a need.

Supervisor Adams asked if there were any comments online; there were none.

Supervisor Adams reminded everyone of the workplace violence and sexual harassment training at 6pm on August 10 for anyone that had not yet taken their training.

Supervisor Adams noted the next Town Board meeting was scheduled for August 10<sup>th</sup> at 7pm.

**Motion to Adjourn (8:27)**

Supervisor asked for a motion to adjourn the meeting. Councilperson Nightingale made a motion; seconded by Councilperson Mills. 5 AYES- motion carried.

Supervisor Brenda Adams- Aye

Councilperson Brian Lifsec- Aye

Councilperson Ginny Nightingale- Aye

Councilperson Victoria Mills- Aye

Councilperson Frank Wood- Aye

**Next Town Board Meeting is on August 10<sup>th</sup> at 7:00 pm**