

To: Ancram Town Board
From: Art Bassin
Subject: Supervisor's Report
Date: November 14, 2021



1. Financial Report – Another normal financial month. We still expect to end the year with over \$1.4 million in cash, compared to our normal \$800,000. Sales tax continues strong, and we received a \$35,000 second mortgage tax payment, giving us a total mortgage tax payment of about \$104,000 this year, compared to a budget and “normal” year of \$30,000.

2. 2022 Final Budget – We will hold our Final Budget public hearing at 6.45pm on 11/18. Taxes for 2022 are budgeted to come in \$37,500 (5%) under 2021 levels at \$714,400. \$17,500 of this tax reduction comes from the elimination of the Town’s budgeted contribution to the library and has been replaced by a \$29,977 direct county tax payment to the library resulting from the successful 414 referendum that was approved by voters on November 2. We will review the proposed 2022 Budget and 2022-2026 Capital Plan during the regular meeting prior to considering each for approval. Details about the 2022 Final Budget are summarized in the Budget Overview document.

3. Salary Increases for Elected Officials - Councilwoman Israel has recommended that we consider salary increases of at least 6% for all elected and appointed officials and employees to reflect of the 6% increase in the cost-of-living index over the past year. Because the proposed 6% salary increases for elected officials in the Final Budget are higher than the amounts disclosed in the public notice of the Preliminary Budget, we will have to adopt a local law to allow these increases. We will introduce the proposed local law approving the 6% salary increases for elected officials at the 11/18 meeting, will schedule a public hearing on the local law prior to the 12/18 Town Board meeting, and will consider the local law approving the proposed salary increases for elected officials at the 12/18 Town Board meeting. If this law is approved by the Board, it will be subject to a permissive referendum. The cost of increasing elected officials’ salaries from 3% to 6% is about \$5,000

4. Town Hall HVAC – We will review and consider for approval two RFPs related to this project – one for the Bosch ASHPs, and one for the electrical upgrades necessary to support the new ASHPs. The RFPs are still subject to CSCTF review and a decision to be made about whether the Town should buy the heat pumps directly and modify the ASHP RFP to be an installation only RFP. We have been advised that there is a 150-day delivery delay on the ASHPs, so we will do the electrical upgrade work first. Bob Travis of CPL Engineering will join us on 11/18 to review the project and the RFPs.

5. Local Law # 3 of 2021 Establishing a Local Type 1 List - We will have a public hearing at 7 pm on 11/18 on Local Law #3 and will consider this local law for adoption during our meeting.

6. Planning Board Alternate – We have received 8 expressions of interest and 4 resumes. A subcommittee of the Planning Board and Hugh Clark representing the ZRC and Town Board will interview all candidates interested in being considered for appointment n Saturday, December 4 and will submit their recommendation to the Town Board for appointment.

7. Sharon Hospital – An Ancram resident has requested that the Town make a statement opposing the proposed changes that have been proposed by Nuvance management at Sharon Hospital. We will discuss what role if any the town should play in this controversy and what information we should circulate if any about the Sharon Hospital matter via Ancramemail.

8. Zoning Revisions Policy – Iron Star has applied to the Town Planning Board to build a retreat center on 82 just outside of the hamlet of Ancram. As part of their development plan, Iron Star has requested that the Ancram Town Board consider revising zoning to move a small a section of land now included in the Ancram hamlet zone to the adjacent Ag Zone. To accommodate this request, we will review and consider for approval a policy that establishes the process and procedures for considering these kinds of zoning change requests from property owners, and what the requirements for submitting such a request will be.

9. Zoning Amendments – Hugh will be introducing a local law with the next round of proposed zoning amendments. We will schedule a public hearing on this local law for 12/18.