

**TOWN OF WOODSTOCK
TOWN BOARD MEETING
Meeting Minutes
April 7, 2026**

Town Offices, 45 Comeau Drive, Woodstock, NY 12498 and via Zoom

Presiding: Supervisor Courtis

Council Members Present:

- Council member Laura Ricci
- Council member Laurie Osmond
- Council member Lily Korolkoff
- Council member Reginald Earls

Members of the press present:

Bill Kemble and Noah Eckstein, Nick Henderson, via Zoom

Call to Order at 7:00pm

Pledge of Allegiance

Resolutions

- Resolution Establishing One Year Terms for Members of Housing Committee
- Resolution Modifying Recreation Director Position
- Resolution Establishing Planning Board as Lead Agency for the Coordinated Review of the Rezoning Request
- Resolution Hiring Two MEO Grade 3.5 Employees
- Resolution Supporting Coordinated Engineering Services for Local Flood Analysis

Presentation

- Housing – Summary of 3 Town properties
- Complete Streets – Discussion Regarding Signs

RESOLUTIONS

RESOLUTION 98-2026

First: Supervisor Courtis

Second: Councilmember Osmond

WHEREAS, the Town Board previously established a Housing Committee to advise the Town on matters related to housing and

WHEREAS, the Town Board desires to set clear and consistent term lengths for all members serving on the Housing Committee; and

WHEREAS, establishing defined terms will promote transparency, broaden opportunities for community participation, and ensure regular review of committee membership and responsibilities;

NOW, THEREFORE, BE IT RESOLVED, that the Town Board hereby establishes that all appointed members of the Housing Committee shall serve one-year terms; and

BE IT FURTHER RESOLVED, that members may be reappointed for additional terms at the discretion of the Town Board; and

BE IT FURTHER RESOLVED, that this resolution shall take effect immediately upon its adoption and all members terms will expire on December 31, 2026.

All voted 5-0:

- Supervisor Courtis – aye
- Councilmember Ricci - aye
- Councilmember Osmond – aye
- Councilmember Earls - aye
- Council member Korolkoff - aye

RESOLUTION 99-2026

First: Supervisor Courtis

Second: Councilmember Ricci

WHEREAS, the Town created the position of Recreation Director, to work 35 hours per week, classified as Grade 5, at a rate of \$31.62 per hour, and to report directly to the Town Supervisor

BE IT RESOLVED, that the town board will further state that the position is 7 hours per day and the new position is effective April 1, 2026, and

BE IT FURTHER RESOLVED, that the Town Board appoint Patrick Acker to the position of Recreation Director effective April 1, 2026.

All voted 5-0:

- Supervisor Courtis – aye
- Councilmember Ricci - aye
- Councilmember Osmond – aye
- Councilmember Earls – aye
- Council member Lily Korolkoff - aye

RESOLUTION 100-2026

First: Supervisor Courtis

Second: Councilmember Korolkoff

WHEREAS, the Town of Woodstock has received a zoning amendment request for 5 Library Lane and 100 Tinker Street (the “Site”) from applicant Homesick Blues LLC and Bearsville Center LLC (the “Request”); and

WHEREAS, the State Environmental Quality Review Act (SEQRA) requires an environmental impact review before the Town may take action to approve the Request; and

WHEREAS, by Resolution 80-2026 of 2026, the Town Board accepted the Full Environmental Assessment Form (FEAF) Part I from the applicant, determined the Request is an Unlisted Action under SEQRA, and circulated a Notice of Intent to Be Lead Agency to all involved agencies, including the Town of Woodstock Planning Board; and

WHEREAS, pursuant to 6 NYCRR § 617.6(b)(3), involved agencies were afforded 30 calendar days from the date of the Notice of Intent to respond to the Town Board’s proposed designation as Lead Agency; and

WHEREAS, by letter dated March 19, 2026, the Town of Woodstock Planning Board timely responded to the Lead Agency circulation, indicating that it does NOT AGREE to the Town Board serving as Lead Agency, and instead requested that the Planning Board serve as Lead Agency, with the Town Board acting as an involved agency throughout review; and

WHEREAS, the Planning Board stated as its reasons that: (i) its jurisdiction over the proposed site plan approval gives it the authority to approve the primary proposed action; (ii) conducting the environmental review of both the zoning map amendment and the site plan at the same time is efficient and avoids duplication; and (iii) the Planning Board has experience conducting SEQRA reviews pursuant to SEQRA and has the greatest capability to provide the most thorough environmental assessment of the proposed actions; and

WHEREAS, under 6 NYCRR § 617.6(b)(5)(v), the Commissioner of the Department of Environmental Conservation, when designating a lead agency, applies criteria that include which agency has the greatest capability for providing the most thorough environmental assessment of the proposed action and which agency has the broadest governmental powers for investigation of the impacts of the proposed action; and

WHEREAS, the Town Board finds that the Planning Board's objection is well-founded: the Planning Board's site plan review jurisdiction is the primary approval at issue, the Planning Board is experienced in SEQRA review of land development proposals, and coordinated review under Planning Board leadership will produce the most thorough environmental assessment of the proposed actions; and

WHEREAS, the Town Board wishes to facilitate efficient and thorough environmental review and desires to cooperate with the Planning Board to that end;

NOW THEREFORE BE IT RESOLVED, that the Town Board accepts and agrees to the objection of the Town of Woodstock Planning Board to the Town Board's designation as Lead Agency for the coordinated SEQRA review of the Request; and

BE IT FURTHER RESOLVED, that the Town Board agrees that the Town of Woodstock Planning Board shall serve as Lead Agency for the coordinated SEQRA review of the proposed actions described above, consistent with 6 NYCRR § 617.6(b)(3), with the Town Board participating as an involved agency throughout the review; and

BE IT FURTHER RESOLVED, that the Town Board finds that the designation of the Planning Board as Lead Agency is appropriate under the criteria set forth in 6 NYCRR § 617.6(b)(5)(v), including that the Planning Board has the greatest capability to provide the most thorough environmental assessment of the proposed actions and has the broadest jurisdiction over the primary approval at issue; and

BE IT FURTHER RESOLVED, that the Town Clerk is directed to transmit a certified copy of this Resolution to the Town of Woodstock Planning Board, to the applicant, and to all other involved agencies previously notified of the Lead Agency circulation.

All voted 5-0:

- Supervisor Courtis – aye
- Councilmember Ricci – aye
- Councilmember Osmond – aye
- Councilmember Earls -aye
- Council member Korolkoff – aye

RESOLUTION 101-2026

First: Supervisor Courtis

Second: Councilmember Ricci

WHEREAS the Town of Woodstock is subject to flooding that can damage property, close businesses, disrupt traffic, and present a public health and safety hazard; and

WHEREAS The Town of Woodstock recognizes it is in the citizens' interest to understand flooding impacts on the municipality's infrastructure, private and public property, and water quality to proactively plan and respond to such impacts; and

WHEREAS The Town of Woodstock is partially located within the Ashokan Reservoir Watershed basin in the eastern Catskill Mountains; and

WHEREAS The Town of Woodstock recognizes, and adopts the Beaver Kill Stream Management Plan as a guidance document that can assist the Town and its landowners with addressing long term management of the Beaver Kill in a manner that is consistent with the protection of public and private property, the protection of natural resources, and in a way that will provide the Town, its landowners and visitors with multiple benefits; and

WHEREAS The Town of Woodstock supports participating in a Local Flood Analysis to help inform its flood hazard mitigation efforts to better understand the nature of flood events and risks at different storm intervals, and where through various structural and non-structural options may exist opportunities to reduce surface water flooding in the hamlet area of Willow; and

WHEREAS funding support from Ashokan Watershed Stream Management Program (AWSMP) through its Stream Management Implementation Program (SMIP) Grant Fund can be obtained to help prepare a Local Flood Analysis for the Willow hamlet area; and

WHEREAS Cornell Cooperative Extension of Ulster County (CCEUC), a participating agency of the AWSMP, will coordinate the funding provision, procurement, and administration of engineering services for Local Flood Analysis during the term of a proposed SMIP Grant Agreement with the Town of Woodstock in accordance with the subject of the terms of the SMIP Grant Agreement and Local Flood Analysis Program Rules, if the Town of Woodstock so chooses; and

WHEREAS, the following provisions have been duly approved by a majority vote of the Woodstock Town Board and by approval of CCEUC, the parties agree as follows;

NOW, THEREFORE BE IT RESOLVED THAT:

1. Supervisor of the Town of Woodstock, or her successor in office, is authorized to work in cooperation with the Ashokan Watershed Stream Management Program as facilitators of a Request for Proposals to select an LFA consultant on the Town's behalf.
2. Subsequently, the Supervisor of the Town of Woodstock, or her successor in office, is authorized to submit a funding application to the AWSMP for the development of a Local Flood Analysis that will be directed by the Town of Woodstock.

All voted 5-0:

- Supervisor Courtis – aye
- Councilmember Ricci – aye
- Councilmember Osmond – aye
- Councilmember Earls - aye
- Council member Korolkoff - aye

RESOLUTION 102-2026

First: Supervisor Courtis

Second: Councilmember Earls

WHEREAS, the Town has identified the need to fill Motor Equipment Operator (MEO) Grade 3.5 positions within the Highway Department to maintain effective and efficient operations; and

WHEREAS, the Highway Superintendent has recommended the appointment of Hunter Byron and Andrew Thom to these positions; and

WHEREAS, both candidates meet the qualifications for the title of MEO Grade 3.5, and their appointments are contingent upon successful completion of all required pre-employment drug screenings;

NOW, THEREFORE, BE IT RESOLVED that the Town Board hereby appoints Hunter Byron as MEO Grade 3.5 at an hourly rate of \$27.53, with a start date of April 13, 2026, pending successful completion of all pre-employment drug screenings; and

BE IT FURTHER RESOLVED that the Town Board hereby appoints Andrew Thom as MEO Grade 3.5 at an hourly rate of \$27.53, with a start date of April 27, 2026, pending successful completion of all pre-employment drug screenings; and

BE IT FURTHER RESOLVED that the Town Supervisor and all necessary Town officials are authorized to take any and all steps required to effectuate these appointments.

All voted 5-0:

- Supervisor Courtis – aye
- Councilmember Ricci – aye
- Councilmember Osmond – aye
- Councilmember Earls - aye
- Council member Lily Korolkoff- aye

Presentations:

- Housing – Summary of 3 Town properties - (ask for update notes from Housing - Mountain View and Zena Highwoods)
- Complete Streets – Discussion Regarding Signs- \$1,900.00 total cost for Parking; Signs for Sycamore Trail Bearsville \$265
- Laurie Osmond spoke about sign for Youth Center Parking for turning off their headlights during evening pickups to avoid lights shining into residential windows.

Announcements from the Supervisor:

- NYS Dot is working on 212 from 375 to Playhouse Lane - 2 weeks
- Tannery Brook Closing for Repairs on Sully Bridge beginning Tuesday, Apr 14, 2026
- Town Clerk’s Office to Host a Rabies/Licensing Clinic
- Thursday April 9th, 6-8pm at the Community Center Community Climate Action Plan Interactive Presentation
- Earth Week- April 18-25th, 24 events being held, all activities are on the town calendar. Sponsored by the WEC.
- At business meeting on April 21, 2026, the committee liaisons will report to the Town Board
- Applied for T-Mobile Hometown Grant
- A 2.1 million dollar federal grant application to cover a portion of infrastructure development costs for an affordable housing project has been submitted through the office of Pat Ryan for the U.S. Housing and Urban Development Capital Fund Project.

Public Be Heard:

- **Laurie Felber** - Requested signage on Glasco such “share the road” , speed reduction signs,
- **Rebekah Brooks** - Reminders: Earth Week flyers available and ADU Expo, Friday April 10, 2026 in Kingston
- **Urana Kinlen** - New Law STRs need to be properly recorded and laws enforced.

Adjournment:

At 7:44PM, Supervisor Courtis moved to adjourn the meeting, seconded by Councilmember Ricci. All voted aye.

Respectfully submitted,

Meghann Reimondo, 1st Deputy Town Clerk