

Town of St. Armand  
Tuesday August 19, 2025  
Regular Board Meeting – 6:30 pm

*These Meeting Minutes were approved by the St. Armand Town Board on September 16, 2025*

A Regular Board Meeting was conducted on the above date and time via webinar and in person at the Town Hall, 1702 NYS Route 3, Bloomingdale, NY. The Meeting was advertised and made available to the public.

**BOARD MEMBERS PRESENT:**  
Town Supervisor Davina Thurston, Deputy Supervisor Karl Law, Councilperson Sheridan Swinyer, Councilperson Donna Whitelaw and Councilperson JP O’Neil were all in attendance. A quorum of the Board was in attendance.

**TOWN EMPLOYEES PRESENT:** Water Superintendent Jonathan Nielsen, Wastewater Superintendent Josh Woodruff, Highway Superintendent Douglas Snickles, Water and Sewer Clerk Barbara Darrah and Town Clerk Raine DeLancett.

**GUESTS FROM THE COMMUNITY:** Ray Tempestelli from the community; Don Amell, Josh Colby and Warrene McCarthy attended on-line.

**REGULAR BOARD MEETING**

Supervisor Thurston called the meeting to order at 6:30 pm and asked everyone to join in the Pledge of Allegiance.

Supervisor Thurston then asked for the Department’s Reports

**Highway Report August 19, 2025**

- 1. Helped with the setting up and the tear down of the block party.
- 2. Brush hogging is all done.
- 3. Put down black dirt, seed and hay at Vets park.
- 4. Rockledge - pulling stone out of the road and installed a culvert so we can pave on schedule at the end of the month.
- 5. A new turn around on Rockledge is being made because a house is being built where we have been turning around.
- 6. Ordered salt and sand for the stockpile.
- 7. Started on sidewalks.

Highway Superintendent Doug Snickles stated that a 40ft shipping container is needed at the youth field for extra storage.  
Discussion ensued.

Councilperson Sheridan Swinyer made the Motion to approve the purchase of a shipping container in an amount not to exceed \$4,640.00. The town will pay for half and The Youth Task Force will pay for the other half in an amount not to exceed \$2,320.00 each. The Motion was seconded by Councilperson Sheridan Swinyer. A Roll Call Vote was as follows:

Supervisor Davina Thurston	AYE
Deputy Supervisor Karl Law	AYE
Councilperson Sheridan Swinyer	AYE
Councilperson Donna Whitelaw	AYE
Councilperson JP O’Neil	AYE

All in favor. Motion carried.

Supervisor Thurston asked the Board if it’s ok to list the 2015 international for auction.  
Discussion ensued.

Deputy Supervisor Karl Law made the Motion to approve the listing of the 2015 international for auction.  
The Motion was seconded by Councilperson Donna Whitelaw. A Roll Call Vote was as follows:

Supervisor Davina Thurston	AYE
Deputy Supervisor Karl Law	AYE
Councilperson Sheridan Swinyer	AYE
Councilperson Donna Whitelaw	AYE
Councilperson JP O’Neil	AYE

All in favor. Motion carried.

Supervisor Thurston asked if there were any questions for the Highway Superintendent.

Water and Sewer Clerk Barbara Darrah wanted to thank the Highway crew for shredding and Block party assistance.

Supervisor Thurston thanked the entire St. Armand crew for Block party help – Jon Nielsen, Josh Woodruff, Doug Snickles, Robert Stephenson and Chris Willette.

Councilperson JP O’Neil asked when the sidewalks will be finished.  
Supervisor Thurston answered by stating that we are waiting on a cement finishing tool to arrive.

**Town of St. Armand August 2025 Board Meeting**

**Water Treatment Plant Updates**

- 1. Meter Reads, Reader swap outs, Chlorine Residual Testing, Daily testing at the Plant
- 2. Routine Endyne Labs are being collected and sent out this month for E-coli, Total Coliform, and Disinfection byproducts
- 3. The Reservoir and Clearwell were both inspected, and a report is being made. Budgeting for anode replacement and cleaning in 5 years (\$15k).
- 4. New control system is being installed currently at the wellfield, reservoir and pump house (fix from lightning strike).
- 5. Well Pump 5 is down and I am currently trying to get that fixed/identify the problem (pump issue likely).
- 6. Rockledge re-pave project with Highway Dept. Dig Safe
- 7. Cleaned valve boxes, exercised valves on Rockledge, Saranac, and Ledge Rd.
- 8. Dig Safes

**General Maintenance**

- 1. Minor repairs in the town hall/ Vets Park
- 2. Block Party Cleanup

Water Superintendent Jon Nielsen stated that there has been a major water shortage since it hasn’t really been raining. He would also like to post a public notice informing the public about the shortage and what they can do to save water.  
Discussion ensued.

Water Superintendent Jon Nielsen suggested that the Town purchase a backup pump.  
Discussion ensued.  
TABLED

Supervisor Thurston asked if there were any questions for the Water Superintendent.  
There were none.

Town of St. Armand  
Board Meeting August 19, 2025

#### Wastewater Department

1. Daily samples, walk thru checks of PTB/WWTP, recorded data to scada sheets.
2. Monthly lab to Endyne
3. Monthly Report to DEC EPA
4. Summer time collection system maintenance
5. Duckweed /Algae Removal
6. Clean all valve boxes at wwtp
7. Chemical feed System Maintenance

Supervisor Thurston asked if there were any questions for the Wastewater Superintendent.  
There were none.

#### Water and Sewer Clerk's Monthly Report for August 19, 2025 Board Meeting

##### WATER/SEWER

The current balance for Water and Sewer Receivables is \$ 46,143.14. August 19<sup>th</sup> (today) is the due date for the 3<sup>rd</sup> quarter billing payments. There will be more payments received and processed today, including ALLPAID, that are not yet reflected in the Receivables to date. Late fees will be added on August 20, 2025, with late statements going out on Monday, August 25<sup>th</sup>. All landlords will be mailed copies of overdue tenant bills.

Water shut-off notices will again be distributed this quarter. A few more customers are still left to repair their reader/meter issues.

The 4th quarter Reading is due to take place September 23rd through September 28<sup>th</sup>, 2025.

##### RECORDS MANAGEMENT

Adirondack Shredding arrived on July 22, 2025 and shredded 22 boxes of expired records. Thank you to Doug Snickles and the Highway Crew for transporting the designated boxes from the Town Hall to the Highway Garage. The crew also returned the empty boxes back to the Town Hall with great care for reuse, hence cost savings!

Supervisor Thurston asked if there were any questions for the Water and Sewer Clerk.  
There were none.

#### Code Report - Submitted by Rodger Tompkins August 15, 2025

New Residential Building Permits Issued Since Last Report: 4  
New Sewer Line Permits Issued Since Last Report: 0  
Extension of Residential Building Permits Issued Since Last Report: 0  
Commercial Building Permits Issued Since Last Report: 0  
Certificates of Completion Issued Since Last Report: 0  
Stop Work Orders Issued Since Last Report: 0  
Demolition Permits Issued Since Last Report: 0

Solar PVS Permits Issued Since Last Report: 0  
New Short Term Rental Permits Issued Since Last Report: 0  
Code Violations Issued Since Last Report Issued: 0  
Sewer Code Violations Issued Since Last Report: 0  
Total number of Residential Building permits issued for the year 2025: 25  
Total number of Residential Certificates of Completion issued for the year 2025: 4  
Total number of Commercial Building permits issued for the year 2025: 0  
Total number of Commercial Certificates of Completion issued for the year 2025: 0  
Total number of Demolition permits issued for the year 2025: 4  
Total number of Demolition Certificates of Completion issued for the year 2025: 0  
Total number of Short Term Rental Permits Issued for the year 2025: 3  
Total number of Solar permits issued for the year 2025: 0  
Total number of Solar Certificates of Completion issued for the year 2025: 0  
Total number of Code Violations issued for the year 2025: 3  
Total number of Code Violation Certificates of Completion issued for the year 2025: 0  
Total number of Sewer Code Violations issued for the year 2025: 0  
Total number of Sewer Code Violation Certificates of Completion issued for the year 2025: 0  
Amount of fees collected for Code Office since last report: \$378.60  
Amount of fees collected for Water Department since last report: \$0  
Amount of fees collected for Sewer Department since last report: \$0  
Total amount of Water/Sewer fees collected via Code Office since last report: \$0  
Total amount of fees collected via Code Office for the year 2025: \$2,876.60

Supervisor Thurston asked if there were any questions for the Code Enforcement Officer.  
There were none.

St. Armand Town Court Report for July 2025

Total fines and surcharges collected for the month of July 2025: \$1153.00  
Total collected year-to-date: \$7421.05  
Total parking fines for July 2025: \$0.00  
Total parking fines year-to-date: \$25.00

Supervisor Thurston asked if there were any questions for the Town Justice.  
There were none.

RESOLUTIONS # 49 - # 52

RESOLUTION # 49 OF 2025	TOWN OF ST. ARMAND BOARD APPROVAL TO CLOSE INACTIVE SAVINGS ACCOUNT
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Deputy Supervisor Karl Law, who moved its adoption, offered the following Resolution:

WHEREAS, it is in the best security interest of the Town of St. Armand to close inactive bank accounts,  
and

WHEREAS, NBT Savings Account # 8001535146 was opened for Building and Cemetery Savings  
February, 2004, and

WHEREAS, the bank account listed above has not been used since June 27, 2024, and

WHEREAS, the savings account amounts to a total of \$926.95 which will be transferred to General A Fund account #6506, and

THEREFORE, LET IT BE RESOLVED that the Town Board of the Town of St. Armand hereby authorizes the NBT Savings Account # 8001535146 be closed.

This Resolution was duly seconded by Councilperson Donna Whitelaw, and adopted by Roll Call Vote as follows:

Supervisor Davina Thurston	AYE
Deputy Supervisor Karl Law	AYE
Councilperson Sheridan Swinyer	AYE
Councilperson Donna Whitelaw	AYE
Councilperson JP O’Neil	AYE

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Raine DeLancett  
St. Armand Town Clerk

Dated: August 19, 2025

RESOLUTION # 50 OF 2025

TOWN OF ST. ARMAND TOWN BOARD AUTHORIZATION  
AND APPROVAL OF USE OF ROOST FUNDS FOR PRIZES  
OFFERED FOR THE TOWNWIDE SCARECROW/PUMPKIN  
CARVING AND HOLIDAY DECORATION CONTESTS HELD  
IN THE TOWN OF ST. ARMAND

Councilperson JP O’Neil, who moved its adoption, offered the following Resolution:

WHEREAS, the Town Board of the Town of St. Armand has approved a Scarecrow/Pumpkin Carving Contest for the Fall and a Holiday Decoration Contest for the Winter. and

WHEREAS, the Town Board determined there should be prizes awarded in both contests, and

WHEREAS, prizes would need to be funded by sources other than Town funds,

THEREFORE, BE IT RESOLVED, the Town Board of the Town of St. Armand hereby approves by Resolution the expenditure of Roost Funds to be awarded as prizes in both contests, not to exceed the amount of \$1,110.00

This Resolution was duly seconded by Councilperson Sheridan Swinyer, and adopted by Roll Call Vote as follows:

Supervisor Davina Thurston	AYE
Deputy Supervisor Karl Law	AYE
Councilperson Sheridan Swinyer	AYE
Councilperson Donna Whitelaw	AYE
Councilperson JP O’Neil	AYE

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Raine DeLancett  
St. Armand Town Clerk

Dated: August 19, 2025

RESOLUTION #51 of 2025

INTRODUCTION OF PROPOSED LOCAL  
LAW NO. 1 OF 2025 ENTITLED “A  
LOCAL LAW PROVIDING FOR THE  
INSPECTION OF SEPTIC SYSTEMS  
WHICH ARE PROXIMATE TO LAKE  
PLACID”

Councilperson JP O’Neil, who moved its adoption, offered the following Resolution:

Upon the passage of a motion to consider from the floor, and the same appearing proper and necessary.

BE IT RESOLVED that the Town of St. Armand Town Board hereby introduces proposed Local Law No 1 of 2025 entitled “A LOCAL LAW PROVIDING FOR THE INSPECTION OF SEPTIC SYSTEMS WHICH ARE PROXIMATE TO LAKE PLACID”, reading and providing as follows:

“TOWN OF ST. ARMAND LOCAL LAW NO. 1 of 2025”

A LOCAL LAW PROVIDING FOR THE INSPECTION OF SEPTIC SYSTEMS WHICH ARE PROXIMATE TO LAKE PLACID.

**BE IT ENACTED**, by the Town of St. Armand Town Board as follows:

Section A. Statutory Authority.

1. This local law is enacted with the authority granted to the Town of St. Armand under the New York State General Municipal Law and the New York State Home Rule Law.

Section B. Title.

1. This local law shall be known as the "Lake Placid Lake Septic System Inspection Law".

Section C. Intent.

1. The intent of this local law is to better protect Lake Placid Lake from exposure to excess nutrients and pollutants. The Town of St. Armand finds that the occurrence of such nutrients and pollutants is increased by the presence of inadequately functioning septic systems proximate to Lake Placid Lake and the brooks and streams feeding said lake. In addition, such septic systems are more likely to be a threat to public health with particularly acute impacts. upon the general public through impairing and contaminating precious ecological resources of the Town of St. Armand and rendering drinking water unsafe. In determining the geographic scope of this local law, the Town further finds that it is desirable and efficient to rely upon the following zoning district boundaries of the Town of North Elba: North Lake Residential District, Pre-Existing Planned Unit Development, South Lake Residential District, Rural Countryside District and any other district existing, now or hereafter, which is proximate to Lake Placid Lake.

Section D. Applicability; Restriction on Transfer of Property.

1.All septic systems servicing or located on properties covered by this local law shall be subject to periodic inspections by a licensed professional engineer or such other person designated by the Town Board to perform said inspections, under the oversight of the Code Enforcement Office. All inspections shall be recorded in the Code Enforcement Office.

2.The Code Enforcement Officer shall have the right to enter onto a property whose septic system is being inspected or a property whose septic system, based on reasonable cause, may not be functioning properly.

3.Septic system inspections shall be required under each of the following circumstances:

- a) Every five (5) years for seasonal properties and every three (3) years for year-round residences, or

- b) There exists reasonable cause to believe that a particular septic system is not functioning properly, or
- c) Prior to the closing of the conveyance of a property upon which a septic system is located or which is being serviced by a septic system not located on the property, provided that, in those cases in which an inspection prior to closing is not possible due to time of year or lack of availability of qualified inspectors or other causes, the sale of the property may take place prior to closing provided the owner and the prospective new owner enter into a written legally-binding agreement prior to closing (1) to apply for and arrange an inspection within a specified period of time following the closing as prescribed by the Code Enforcement Office based on the facts of the case, (2) to remedy any defects discovered during such post-closing inspection, and (3) to otherwise comply with the provisions of this law. The selling owner and the prospective new owner shall be jointly and severally liable for full and satisfactory performance under said agreement and this Paragraph 3(c). For the purpose of this Local Law, “conveyance” shall mean a transfer of title of real property for monetary consideration.

4. No property owner shall effect a conveyance of real property upon which is situate a septic system subject to this local law unless either: (a) the owner provides documentation that the septic system has been inspected within one year prior to the closing of the conveyance, with any deficiencies having been corrected, or (b) the owner and the prospective new owner have signed a written agreement to arrange for a new inspection post-closing per the terms of Paragraph 3(c) of this Section D.

#### Section E. Septic System Inspections.

1. The inspection may include a septic tank pump out or dye test, if prescribed by the inspector prior to, during or subsequent to the inspector's being on site. In such case, the property owner shall arrange for the pump out and/or dye test at the convenience of the inspector. The property owner shall provide to the Code Enforcement Office whatever information the property owner possesses regarding the septic system, to assist in determining whether a pump out or dye test will be necessary. The property owner shall coordinate with the Code Enforcement Office as to any arrangements made. The cost of the inspection shall be paid by the property owner. A septic system inspection shall not be required in the event that the owner can provide the Code Enforcement Officer with records indicating that a licensed septic system hauler has cleaned the tank within five (5) years for seasonal camps and three (3) years for year-round residences or in the event that the system was newly constructed within five (5) years in conformance with engineering standards.

2. The following minimum standards shall apply to each inspection under this local law:

- (a) All septic tanks must be within two hundred fifty (250) gallons of the minimum volume requirement;
- (b) All holding tanks shall be equipped with a float switch and high level alarm located in a conspicuous place to indicate when pump out is necessary. A copy of pump out records shall be submitted during the inspection prior to conveyance of real property;
- (c) For an aerobic treatment system or enhanced treatment unit (ETU), the new owner must send a signed copy of an updated service contract to the Town within thirty (30) days after the conveyance of real property;
- (d) If the onsite wastewater treatment system is determined to be failing or inadequate a written Notice of Violation will be issued. An approved compliance agreement to correct the violation must be obtained prior to conveyance of real property;
- (e) If the property was the subject of a letter of acknowledgment from the Code Enforcement Office within 12 months prior to the conveyance, the provisions of this Section have been met and no additional inspection shall be necessary to comply with this Section.

- (f) Septic systems servicing multiple properties must meet the current standards for size and load given the number of properties utilizing the one septic system.

#### Section F. Failure of the Inspection.

1. Failure of an existing OWTS occurs when the standards for a lawful OWTS as prescribed by the New York State Health Department or the local board of health are not met as determined by the Code Enforcement Officer. While not exhaustive, some examples of a failing system include, but are not limited to, the following:
  - (a) Lack of a pre-treatment vessel (i.e. septic tank, aerobic treatment unit, enhanced treatment unit, etc.) prior to effluent discharge to any subsurface treatment area or absorption field;
  - (b) There is a discharge of effluent directly or indirectly to the ground's surface, with surface breakouts, ponding or saturated soils over the soil treatment area;
  - (c) Direct pipe surface discharge of gray water (into a drywell, over an embankment, into a roadside ditch or stream/tributary, etc.);
  - (d) A dye test results in the presence of dye on the ground surface or adjacent/downstream water body;
  - (e) There is a backup of sewage into the home, building or septic tank of facility as a result of a septic tank overload or malfunction, or a clogged soil treatment area;
  - (f) The septic tank requires pumping more than four times per year and/or sewage is observed flowing back into the septic tank from the secondary treatment area during pump out;
  - (g) Presence of a metal septic tank that is undersized and/or corroded;
  - (h) A cesspool, defined as a covered hole or pit used to receive untreated sewage from a house or building constructed as a primary source of wastewater disposal;
  - (i) A holding tank that discharges effluent to surrounding sub-surface areas;
  - (j) No septic tank, seepage pit, enhanced treatment unit or soil treatment area shall be permitted to discharge to any natural outlet or adjoining property.

#### Section G. Review

1. Appeals from determinations of the Code Enforcement Officer or requests for variance/waivers from the provisions of this local law must be sought from the Town Board of the Town of St. Armand as the Local Board of Health within 30 days of the determination complained of.
2. Forms for such appeals and/or requests for variance and waivers will be made available to the public in the Town of St. Armand Code Enforcement Office. Such forms must be properly filled out and must be submitted to the Town of St. Armand Code Enforcement Office with payment of the applicable fee as established by the Town Board.
3. In evaluating appeals -from determinations of the Code Enforcement Officer, the Town Board may consider whatever information it deems relevant, including any evidence or information submitted by the Applicant and any information obtained from the Town of St. Armand Code Enforcement Office and/or Town Engineer. In the event additional information is needed, the Town Board may direct a subsequent inspection of the OWTS at issue.
4. In regard to any request for variance or waivers, such applications will be governed by the procedure set forth in Town Land Use Code Sections 8 and 9. The Town Board should take into



consideration all matters it deems relevant, including the age of the OWTS, whether it appears to be functioning, its proximity to any waterbody, the circumstances concerning the request for variance or waiver and the hardship to the property owner in the event no variance or waiver is granted.

5. The above remedies shall be exhausted prior to any judicial review.

Section H. Notice of Violation and Penalties.

1. If a property owner fails to complete an inspection required by this local law, or to allow access to the property for the required inspection, or if the property owner fails to comply with any other provision of this law, a Notice of Violation may be issued by the Code Enforcement Officer mandating the compliance with the inspection requirements.
2. An offense against any provision of this local law shall constitute a violation, punishable by a fine not exceeding Nine Hundred and Fifty Dollars (\$950), or imprisonment for a term not exceeding 15 days, or both. Each week such violation continues after notification to the person in violation shall constitute a separate violation.

Section I. Severability.

1. If any clause, sentence, paragraph, subdivision, section or part of this local law or the application thereof to any person, individual, corporation, firm, partnership, entity or circumstance shall be adjudged by any court of competent jurisdiction to be invalid or unconstitutional, such order or judgment shall not affect, impair or invalidate the remainder therefore, but shall be confined in its operation to the clause, sentence, paragraph, subdivision, section or part of this Local Law, or in its application to the person, individual, corporation, firm, partnership, entity or circumstance directly involved in the controversy in which such order or judgment shall be rendered.

Section J. Effective Date.

This Local Law shall take effect immediately upon filing with the New York State Secretary of State.

**BE IT FURTHER RESOLVED**, that the Town Board of the Town of St. Armand shall hold and conduct a public hearing on the foregoing proposed local law on the 16<sup>th</sup> day of September, 2025 at 6:00p m. in the forenoon of that day to hear any and all persons concerning the same; and

**BE IT FURTHER RESOLVED**, that the Town Clerk of the Town of St. Armand will publish a notice of such hearing in the designated Town newspaper at least five days prior to said hearing.

This Resolution was duly seconded by Deputy Supervisor Karl Law, and adopted by Roll Call Vote as follows:

Supervisor Davina Thurston	AYE
Deputy Supervisor Karl Law	AYE
Councilperson Sheridan Swinyer	AYE
Councilperson Donna Whitelaw	AYE
Councilperson JP O’Neil	AYE

Raine DeLancett  
St. Armand Town Clerk

Dated: August 19, 2025

## RESOLUTION #52 OF 2025

A RESOLUTION AUTHORIZING THE ISSUANCE OF \$50,000 BONDS OF THE TOWN OF ST. ARMAND, ESSEX COUNTY, NEW YORK, TO PAY THE COST OF PRELIMINARY PLANNING AND RELATED EXPENSES RELATED TO GRANT APPLICATION DEADLINES FOR IMPROVEMENTS TO THE BLOOMINGDALE WATER DISTRICT, IN AND FOR SAID TOWN.

Councilperson Sheridan Swinyer, who moved its adoption, offered the following Resolution:

WHEREAS, the capital project hereinafter described, as proposed, has been determined to be a Type II Action pursuant to the regulations of the New York State Department of Environmental Conservation promulgated pursuant to the State Environmental Quality Review Act, which regulations state that Type II Actions will not have any significant adverse impact on the environment; and

WHEREAS, it is now desired to authorize the financing of such capital project, NOW, THEREFORE, BE IT RESOLVED, by the affirmative vote of **not less than two-thirds of the total voting strength** of the Town Board of the Town of St. Armand, Essex County, New York, as follows:

Section 1. Planning and related expenses for improvements to the Bloomingdale Water District, pursuant to General Municipal Law Section 99-d, in and for the Town of St. Armand, Essex County, New York, including incidental expenses in connection therewith, are hereby authorized at a maximum estimated cost of \$50,000.

Section 2. It is hereby determined that the plan of financing of said class of objects or purposes is by the issuance of \$50,000 bonds of said Town hereby authorized to be issued therefor pursuant to the provisions of the Local Finance Law.

Section 3. It is hereby determined that the period of probable usefulness of the aforesaid class of objects or purposes is five years, pursuant to subdivision 62<sup>nd</sup> (2<sup>nd</sup>) of paragraph a of Section 11.00 of the Local Finance Law. It is hereby further determined that the maximum maturity of the bonds herein authorized will not exceed five years.

Section 4. Subject to the provisions of the Local Finance Law, the power to authorize the issuance of and to sell bond anticipation notes in anticipation of the issuance and sale of the bonds herein authorized, including renewals of such notes, is hereby delegated to the Supervisor of said Town, the chief fiscal officer. Such notes shall be of such terms, form and contents, and shall be sold in such manner, as may be prescribed by said Supervisor, consistent with the provisions of the Local Finance Law.

Section 5. All other matters except as provided herein relating to the bonds herein authorized including the date, denominations, maturities and interest payment dates, within the limitations prescribed herein and the manner of execution of the same, including the consolidation with other issues, and also the ability to issue bonds with substantially level or declining annual debt service, shall be determined by the Supervisor, the chief fiscal officer of such Town. Such bonds shall contain substantially the recital of validity clause provided for in Section 52.00 of the Local Finance Law, and shall otherwise be in such form and contain such recitals, in addition to those required by Section 51.00 of the Local Finance Law, as the Supervisor shall determine consistent with the provisions of the Local Finance Law.

Section 6. The faith and credit of said Town of St. Armand, Essex County, New York, are hereby irrevocably pledged for the payment of the principal of and interest on such bonds as the same respectively become due and payable. An annual appropriation shall be made in each year sufficient to pay the principal of and interest on such bonds becoming due and payable in such year. There shall annually be levied on all the taxable real property in said Town, a tax sufficient to pay the principal of and interest on such bonds as the same become due and payable.

Section 7. The validity of such bonds and bond anticipation notes may be contested only if:

- 1) Such obligations are authorized for an object or purpose for which said Town is not authorized to expend money, or
- 2) The provisions of law which should be complied with at the date of publication of this resolution are not substantially complied with, and an action, suit or proceeding contesting such validity is commenced within twenty days after the date of such publication, or
- 3) Such obligations are authorized in violation of the provisions of the Constitution.

Section 8. This resolution shall constitute a statement of official intent for purposes of Treasury Regulations Section 1.150-2. Other than as specified in this resolution, no monies are, or are reasonably expected to be, reserved, allocated on a long-term basis, or otherwise set aside with respect to the permanent funding of the object or purpose described herein.

Section 9. This resolution, which takes effect immediately, shall be published in summary form in the official newspaper of said Town for such purpose, together with a notice of the Town Clerk in substantially the form provided in Section 81.00 of the Local Finance Law.

This Resolution was duly seconded by Councilperson JP O’Neil, and adopted by Roll Call Vote as follows:

Supervisor Davina Thurston	AYE
Deputy Supervisor Karl Law	AYE
Councilperson Sheridan Swinyer	AYE
Councilperson Donna Whitelaw	AYE
Councilperson JP O’Neil	AYE

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Raine DeLancett  
St. Armand Town Clerk

Dated: August 19, 2025

Motion to approve monthly payments form July 2025: Read aloud then followed by Roll Call Vote:

- General Vouchers #256 - #289 in the amount of \$ \$ 30,015.79
- Highway Vouchers #94 - #106 in the amount of \$8,287.47
- Water & Sewer Vouchers #99 - #110 in the amount of \$8,094.64
- General B Voucher #11in the amount of \$32.00
- Trust and Agency Voucher #13 in the amount of \$142.00
- Fire Protection Voucher #8 in the amount of \$240.00
- Rockledge #2 in the amount of \$162.24

Councilperson Donna Whitelaw made the Motion to approve payment of June’s bills. The Motion was seconded by Deputy Supervisor Karl Law. A Roll Call Vote was as follows:

Supervisor Davina Thurston	AYE
Deputy Supervisor Karl Law	AYE
Councilperson Sheridan Swinyer	AYE
Councilperson Donna Whitelaw	AYE
Councilperson JP O’Neil	AYE

All in favor. Motion carried.

REVIEW AND MOTION TO APPROVE MEETING MINUTES

Councilperson JP O’Neil made the Motion to approve the Meeting Minutes for Public Hearing and Regular Board Meeting Minutes held on July 15, 2025. The Motion was seconded by Councilperson Sheridan Swinyer. All in Favor. Motion carried.

Supervisor Thurston presented the Supervisor’s Report for July 2025

Deputy Supervisor Karl Law made the Motion to approve the report. The Motion was seconded by Councilperson Donna Whitelaw. All in favor. Motion carried.

TOWN CLERK’S MONTHLY REPORT

Town Clerk Raine DeLancett reported the following Town Clerk revenue collected for the Month of July 2025:

Dog Licenses (8): 7 FS 1 MN 1 MU	\$ 70.00
Certified Death Certificates (0)	\$ 0.00
Marriage Licenses (2)	\$ 80.00
Marriage Transcripts (1)	\$ 10.00
Genealogy (1)	\$ 22.00
Total Revenue:	\$ 182.00
Total Checks Written: Town Supervisor: A \$ 94.00, Town Supervisor: B \$32.00 and, NYS Dept. A&M \$11.00, NYS Health Department \$45.00	

OLD BUSINESS

- EV Charging station- Amped up recommends that the Town charge between \$0.30-0.35/kWh, the Town pays \$0.27/kWh.  
Discussion ensued.

Motion to approve \$0.40/kWh to charge at the EV Charging Station All in favor. Motion carried.

- Community Center Grant – Essex County Planning Office reviewed the Grant and Supervisor Thurston submitted it.

- Block party was fantastic!! – Over 1,400 visitors

-Veterans Park – Now has electricity and water

- Well Field & Paul Smiths – The project is pressing forward

- School Committee – The committee will be finalized on August 27<sup>th</sup>

NEW BUSINESS

- Music in the park – (The Ward) Thursday, August 28 – Handout

- Supervisor Thurston will be attending NYSAC Fall Seminar – September 8-10 at Niagara Falls

- New fence around playground area – 5ft high fence priced out at \$16,000

Discussion ensued.

TABLED

- 2025 Roost expenditures

- Goodspeed Cemetery – Possible donation of the cemetery to the Town

Supervisor Thurston is requesting to attend the 2025 Forward together conference October 1<sup>st</sup>, 2025 in

Schroon Lake – For the amount of \$75.00

Board approves.

Budget Work Sessions and Public Hearing Dates

Budget Work Session #1 - Wed, September 3rd at 5:30 pm

Public Hearing Local Law Septic, Tues, Sept. 16th at 6 pm

Budget Work Session #2, Monday, September 15th at 5:30 pm

Budget Work Session #3, Wed, October 8th at 5:30 pm

QUESTIONS, COMMENTS OR CONCERNS FROM GUESTS AND STAFF:

Councilperson Sheridan Swinyer asked if new equipment purchases could have a written justification of purchase. Supervisor Thurston answered saying that yes we could do a Resolution for next month's meeting.

MOTION TO MOVE INTO EXECUTIVE SESSION

Councilperson JP O'Neil made a Motion to enter an Executive Session at 8:17pm. The Motion was seconded by Councilperson Donna Whitelaw.

MOTION TO ADJOURN EXECUTIVE SESSION

Deputy Supervisor Karl Law made a Motion to adjourn the Executive Session at 8:36pm. The Motion was seconded by Councilperson Donna Whitelaw.

MOTION TO ADJOURN REGULAR BOARD MEETING

Councilperson JP O'Neil made a Motion to adjourn the Regular Board Meeting. The Motion was seconded by Councilperson Donna Whitelaw. The Regular Board Meeting was adjourned at 8:37 pm.

I, Raine DeLancett, Town Clerk for the Town of St. Armand, do hereby certify that the above is a true and correct transcript of the Regular Board Meeting minutes held on the above-referenced date.

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Raine DeLancett  
St. Armand Town Clerk

Dated: August 19, 2025