TOWN OF BELFAST

MINUTES

REGULAR MEETING

11 /16/26

Public Hearing was held from 6:30pm -7:00 pm pertaining to Local Law 009-26, Data Center Moratorium

No community members were present.

Regular Town Monthly Board Meeting

Town Officials present: Andrew Chamberlain, Rick Smith, Dixie Middaugh, Mike Unfus, Damien Dahill, James Ace Jr.

Community members present: Robert Mackmer, Randa Harrington, Jeff Harrington

The regular meeting was called to order at 7:00 p.m. and all stood for the Pledge of Allegiance.

The Oct 19, 2026 Regular Meeting minutes were presented and accepted by a motion from Councilman Smith and a second from Councilman Middaugh.

All in favor Carried

Town Residents and visitor's questions and concerns: None

Payment of the October Bills was approved by a motion from Councilman Middaugh and a second from Councilman Smith.

Rick Smith – aye, Andy Chamberlain -aye, Dixie Middaugh – aye,

All in Favor Carried

General – 161-179	$11,625.34
Water – 075 – 082	$9,966.38
Highway – 145– 156	$51,280.13

The Town Supervisor's Report, dated November 2026 was approved by a motion from Councilman Smith and a second from Councilman Middaugh.

All in Favor Carried

The Town Clerk's Report, dated October 31, for the October 2026 accounts, was accepted by a motion from Councilman Smith and a second from Councilman Middaugh.

All in favor Carried

Damien Dahill's Water report contained the following:

- See attached Water Department Monthly Report

Jim Ace's Highway Report contained the following:

- See attached Highway Department Monthly Report

Mike Unfus, Code Enforcement Officer was present to discuss items on the monthly MACE report.

- See attached Monthly Activity Report

<u>Belfast Public Library Report</u>

- Robert Mackmer was present to give a monthly report.
- See attached report
- A motion was made by Councilman Smith and seconded by Supervisor Chamberlain to approve resolution 022-2026 inviting the Belfast Public Library to participate in the Town of Belfast NYCLASS system. See attached Resolution.

Rick Smith – aye, Andy Chamberlain -aye, Dixie Middaugh – aye,

All in Favor Carried

Dog Control Report

- Dog control officer not present, no report was submitted

Planning Board Report

- Jeff and Randa Harrington were present to represent the Planning Board.
- No new business
- There will not be a planning board meeting in December.

Historical Society Report/Town Historian Report

- No representative present.
- See attached report.

Old Business

- 50 Main Street property offer has been accepted. See New Business item #2. (Resolution 021-26)
- Changes to the Employee Guidelines is tabled until a later meeting when more members are present.

New Business

- Correction to previous New Business- October agenda references a public hearing to extend the Data Center Moratorium by passing Resolution 021-26. Public hearing will be to allow public comment on Local Law 009-26, 12-month extension of Data Center Moratorium.
- A motion was made by Councilman Smith and Seconded by Councilman Middaugh to approve Resolution 021-2026, authorizing the Town Supervisor to sign a Purchase Agreement for the purchase of the 50 Main Street property. (See attached Resolution 021-2026)
  Councilman Smith – Aye Councilman Middaugh – Aye
  Supervisor Chamberlain – Aye
  All in favor Carried
- FY-2027 Budget completed by Baldwins; sent to County Real Property office.
- **Reminder to all Town Board members** – as referenced in the statement below, in order for a town board to go into Executive Session, the Supervisor shall read said

statement and whomever requested Executive Session must give one of the listed reasons in their motion to enter Executive Session

Executive Session –(if necessary)

a. Statement – "As set forth by Public Officers Law 105 and Open Meeting Law 10, the Board resolves to enter into an executive session to discuss a topic that will pertain to any of the following; topic that may imperil public safety if disclosed, may disclose member of law enforcement and/or investigations, personnel matter, litigation, collective bargaining negotiations, administration of an exam and lease or sale of real property, Do I have a motion?

Next Regular Meeting Date will be December 21, 2026 at 7pm

The meeting was adjourned at 7:25 pm by a motion from Councilman Smith and a second from Councilman Middaugh

All in favor Carried

Respectfully Submitted,

Mary Beth Arnold

Mary Beth Arnold

Town Clerk

MONTHLY STATEMENT OF SUPERVISOR

To the TOWN BOARD of the TOWN OF BELFAST

Pursuant to Section 125.2 of the TOWN LAW, I hereby render the following detailed statement of all moneys received and disbursed by me, as Supervisor, during the month of **October** 2026

RECEIPTS		
SOURCE		AMOUNT RECEIVED
GENERAL FUND:		
Clerk Fees		132.50
Interest - Checking		0.84
Interest - NYCLASS		2,216.15
Rental of Hall		150.00
Games of Chance		5.25
Dog Licenses		114.00
Justice Fines & Forfeited Bail		160.00
	Total	2,778.74
HIGHWAY FUND:		
Interest - Checking		0.59
Interest - Savings MM		0.99
Interest - NYCLASS		2,453.66
Sale of Scap		488.72
Fuel Sales		771.09
	Total	3,715.05
WATER DISTICT		
Metered Sales		3,291.23
Interest		0.36
NYCLASS - Interest		164.43
	Total	3,456.02
SPECIAL DISTRICTS:		
		0.00
FUEL ACCOUNT:		
Interest & Earnings		0.44
	Total	0.44
Total		9,950.25

DISBURSEMENTS	
Fund or Account	Amount Expended
GENERAL FUND	31,611.81
HIGHWAY FUND	39,403.99
WATER DISTRICT	3,378.80
LIGHT DISTRICT	964.35
Total	75,358.95

Dated: November 6, 2026

Andrew Chamberlain, Supervisor
TOWN OF BELFAST

Oct accts

FORM NO. 1002-N

TOWN CLERK'S MONTHLY REPORT

© WILLIAMSON LAW BOOK CO., VICTOR, NY 14564

TOWN OF Belfast, NEW YORK DATE: Oct 31, 20 26

TO THE SUPERVISOR:

Pursuant to Section 27, Subd. 1, of the Town Law, I hereby make the following statement of all fees and moneys received by me in connection with my office, during the month above stated, excepting only such fees and moneys in application and payment of which are otherwise provided for by law:

	Conservation Licenses - DECALS		Commission	$
	Marriage Licenses No. 009	to 009	@	34.98
	Marriage Certificates		@	
	Marriage Transcripts		@	
	Registrar Fees		@	
	Migratory Bird Stamps		@	
A 1255	TOTAL TOWN CLERK FEES copy + Death cert			$ 65.00
A 1010 - 1090	REAL PROPERTY TAXES $	INTEREST and PENALTIES $		
A 2001	PARK and RECREATION CHARGES			
A 2110	ZONING FEES $	A 2115 PLANNING FEES $		
A 2530	GAMES OF CHANCE TOWN SHARE	LICENSE $ FEE $	TOTAL	
A 2540	BINGO TOWN SHARE 3%	LICENSE $ FEE $	TOTAL	10.65
A 2544 ✓	DOG LICENSE - SPAYED AND NEUTERED			10.00
✓	DOG LICENSE - UNSPAYED AND UNNEUTERED			
	PUREBRED LICENSE			
A 2545	OTHER LICENSES			
A 2555	BUILDING PERMITS			
A 2590	OTHER PERMITS			
A 2655	MINOR SALES			
A 2770	OTHER UNCLASSIFIED REVENUES			
BABA rent				200.00
				325.63
	TOTAL TOWN REVENUES TO SUPERVISOR			$ 302.13*
	Amount paid to NEW YORK STATE COMPTROLLER for Games of Chance Licenses			
	Amount paid to NEW YORK STATE COMPTROLLER for State Share of Bingo Licenses			*
	Amount paid to NEW YORK STATE D.E.C. for Conservation Licenses - DECALS			
	Amount paid to COUNTY TREASURER for Dog Licenses			
	Amount paid to NEW YORK STATE HEALTH DEPARTMENT for Marriage Licenses			22.50
	Amount paid to NEW YORK STATE AGRICULTURE & MARKETS for Unspayed / Unneutered Dogs			1.00
	Amount paid to NEW YORK STATE for Sales Tax on Sale of Dogs			

*Received Payment of these amounts: TOTAL DISBURSED $ 302.13

Oct 31 20 26 Andrew L. Crumb Supervisor

STATE OF NEW YORK, COUNTY OF Allegany, TOWN OF Belfast, being duly sworn, says that I am the Clerk of the Town of Belfast that the foregoing is a full and true statement of all Fees and Moneys received by me during the month above stated, excepting only such Fees the application and payment of which are otherwise provided for by law.

Subscribed and Sworn to before me this

day of 20

Mary Beth Arnold Town Clerk

Notary Public

PREPARE IN DUPLICATE. REMIT ORIGINAL TO SUPERVISOR AND RETAIN COPY FOR CLERK'S RECORD.

Belfast Water Dept. Monthly Report
November, 2026

- Water Sample good

- Mowed and weed whacked.

- Flushed hydrants around town

- Help clean up Chamberlain cemetery

- Read meters (went good again) have to replace a few encoders.

- Cleaned gutters at town hall

- Replaced light bulbs at town hall in hallway

- Installed new water heater at office

- Fixed heater at historical building

- Tractor all serviced and ready for winter.

- Fixed a couple of shut off risers.

- 4 dig notices.

- Cleaned up leaves off the sidewalks on main street.

HIGHWAY DEPT

1. MADE PARKING LOT AT TOWN HALL
2. HAULED AND MIXED SAND & SALT
3. REPAIRED EQUIPMENT
4. CUT BRUSH IN TOWN & OUT OF TOWN
5. ANGELICA GROUND STUMPS IN TOWN
6. HAULED GRAVEL TO CRAWFORDCREEK BRIDGE
7. HUNTER PETERBILT REPAIRED #5
8. INSTALLED DRIVEWAY PIPES
9. CLEANED THE PIPE AT THE SWAMP
10. MARK FULLER QUIT 10/26/2026
11. I HIRED GARRETT MILLER 11/16/2026
12. STARTED HAULING STONE FOR NEXT YEAR
13. CLEANED DITCHES
14. PICKED UP LEAVES
15. TODD CAME BACK TO WORK 11/9/2026
16. PUT PLOWS,WINGS, AND SPINNERS ON ALL TRUCKS AND LUBED CHAINS

HIGHWAY DEPT

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4. CUT BRUSH IN TOWN & OUT OF TOWN
5. ANGELICA GROUND STUMPS IN TOWN
6. HAULED GRAVEL TO CRAWFORD CREEK BRIDGE
7. HUNTER PETERBILT REPAIRED #5
8. INSTALLED DRIVEWAY PIPES
9. CLEANED THE PIPE AT THE SWAMP
10. MARK FULLER QUIT 10/29/2026
11. HIRED GARRETT MILLER 11/15/2026
12. STARTED HAULING STONE FOR NEXT YEAR
13. CLEANED DITCHES
14. PICKED UP LEAVES
15. TODD CAME BACK TO WORK 1/9/2026
16. PUT PLOWS, WINGS, AND SPINNERS ON ALL
TRUCKS AND LUBED CHAINS

Date	Inspector(s)	Notes
Final		
10/2/2026	MU	T-Belfast Eric A Goldthwait 26-434 Friday, October 2·8:30 – 9:30am 7836 NY-305 7836 NY-305, Belfast, NY 14711, USA Final for Porch
10/2/2026	MU	T-Belfast Armando Barbieri 25-463 Friday, October 2·9:00 – 10:00am 7388 Erie Rd 7388 Erie Rd, Belfast, NY 14711, USA final inspection - fireplace/chimney
10/13/2026	OP	T-Belfast Shed Builders 25-003 Tuesday, October 13·12:30 – 1:00pm 7646 NY-19 7646 NY-19, Belfast, NY 14711, USA final inspection for wiring in shop
10/13/2026	OP	T-Belfast Lewis Byler - final 26-368 & 22-311 Tuesday, October 13·1:00 – 2:00pm 8389 NY-305 8389 NY-305, Belfast, NY 14711, USA ready for final inspection
10/16/2026	OP	T-Belfast Bryan Tytka BP 21-193 Friday, October 16·12:00 – 1:00pm 5744 Gleason Hill Rd 5744 Gleason Hill Rd, Belfast, NY 14711, USA Final
Other		
10/23/2026	CBB	T-Belfast Bank District meeting Friday, October 23·9:00 – 10:00am 13 Merton Ave 13 Merton Ave, Belfast, NY 14711, USA Banking District meeting

Activities Report

Date	Inspector(s)	Notes
Building Permit		
10/5/2026	CBB	T-Belfast Marcos Galvez HERE Monday, October 5·10:00 – 11:00am 6799 Little John Rd 6799 Little John Rd, Belfast, NY 14711, USA 24'x24' mono-slab two car garage
Construction Inspection		
10/6/2026	MU	T-Belfast BP 26-442 Tuesday, October 6·12:00 – 1:00pm 6516 Middle Road Belfast, NY 14711 Framing Inspection/ Foundation
10/16/2026	MU	T-Belfast BP 26-487 Friday, October 16·8:15 – 9:15am 5878 Gleason Hill Rd 5878 Gleason Hill Rd, Belfast, NY 14711, USA Framing Inspection

Date	Inspector(s)	Notes
Progress Inspection		
10/6/2026	MU	T-Belfast Andy Kurtz/Enos Yoder 26-442 Tuesday, October 6·11:45am – 12:45pm 6516 Middle Rd 6516 Middle Rd, Belfast, NY 14711, USA inspecting foundation, blocks, house built
10/9/2026	MU	T-Belfast BP 26-228 Penny Chamberlain Friday, October 9·9:30 – 10:30am 6705-A NY-305 6705-A NY-305, Belfast, NY 14711, USA Electrical Rough
10/23/2026	LK	T-Belfast Robert Millerski BP26-380 Friday, October 23·11:30am – 12:30pm 6322 Black Rd 6322 Black Rd, Belmont, NY 14813, USA Rough Plumbing
Property Maintenance		
10/14/2026	MU	T-Belfast James Wolfe Wednesday, October 14·9:00 – 10:00am Spoke with James on the phone 10/14/26 He is working on getting property back in order and looking for a place to get rid of yard waste and branches

Resolution 022-2026

WHEREAS, the Town of Belfast participates in the New York Cooperative Liquid Asset Security System (NYCLASS) for the investment and management of public funds; and

WHEREAS, the Belfast Town Board wishes to extend the opportunity to participate in this program to the Belfast Public Library;

NOW, THEREFORE, BE IT RESOLVED, that the Belfast Town Board formally invites the Belfast Public Library to participate in the Town of Belfast's NYCLASS program; and

BE IT FURTHER RESOLVED, that upon participation, two sub-accounts—designated as the **Operating Budget Account** and the **Capital Account**—shall be established and managed directly by the Library Treasurer and the Library Board of Trustees; and

BE IT FURTHER RESOLVED, that this invitation is contingent upon the Belfast Public Library Board of Trustees adopting a formal resolution of agreement and submitting a certified copy of said resolution to the Town of Belfast.

Upon a motion made by Councilperson Smith, seconded by Supervisor Chamberlain, the foregoing resolution was duly put to a vote and adopted as follows:

Town Board Member	**Vote**
Supervisor Chamberlain	Yes
Councilperson Jennings	Absent
Councilperson Smith	Yes
Councilperson Middaugh	Yes
Councilperson Bedwell	Absent

Dated: November 17th, 2026

Signature: Mary Beth Arnold

Mary Beth Arnold

Town Clerk – Town of Belfast

November 16, 2026

Town Historian's Report

Meetings attended: Oct. 19 Belfast Town Board
Nov. 10 Belfast Historical Society

Spent 4 + hours sorting, cataloging and filing items received from Allegany County Historian's Office.

1 hr, researching 2 genealogy requests - turned over to Belfast Historical Society.

Respectfully submitted

Glenda Kenyon

Town Historian

TOWN OF BELFAST
ALLEGANY COUNTY, NEW YORK

RESOLUTION NO. 021-2026

AUTHORIZING THE TOWN SUPERVISOR TO EXECUTE A PURCHASE AGREEMENT FOR THE ACQUISITION OF REAL PROPERTY LOCATED AT 50 MAIN STREET, BELFAST, NEW YORK

WHEREAS, the Town of Belfast has determined that the acquisition of the property located at **50 Main Street, Belfast, New York**, would serve the interests and benefit of the Town and its residents; and

WHEREAS, the Town Board of the Town of Belfast conducted a duly advertised Public Hearing regarding the proposed purchase of said property; and

WHEREAS, following the Public Hearing, the Town Board considered the proposed acquisition and determined that the purchase of the property for the amount of **Seventy-Eight Thousand Dollars ($78,000.00)** was in the best interests of the Town of Belfast; and

WHEREAS, the Town Board, following due consideration, voted to approve the expenditure of funds in an amount not to exceed $78,000.00 for the purchase of the property located at 50 Main Street, Belfast, New York;

NOW, THEREFORE, BE IT

RESOLVED, that the Town Board of the Town of Belfast hereby authorizes the purchase of the real property located at **50 Main Street, Belfast, New York**, for a purchase price of **Seventy-Eight Thousand Dollars ($78,000.00)**; and be it further

RESOLVED, that the Town Supervisor is hereby authorized to execute the Purchase Agreement and any necessary documents associated with the acquisition of said property, subject to review and approval as to form by the Town Attorney; and be it further

RESOLVED, that the Town Supervisor is authorized to take such further actions as may be necessary and appropriate to complete the purchase and transfer of the property to the Town of Belfast, consistent with the terms approved by the Town Board and applicable New York State law.

Upon a motion made by Councilperson Smith **, seconded by Councilperson** Middaugh **, the foregoing resolution was duly put to a vote and adopted as follows:**

Town Board Member		Vote
Supervisor	Chamberlain	Yes
Councilperson	Jennings	Absent
Councilperson	Smith	Yes
Councilperson	Middaugh	Yes
Councilperson	Bedwell	Absent

Dated: November 16th, 2026

Signature: _____

Town Supervisor- Town of Belfast