The Regular meeting and Public Hearing of the Sidney Town Board was called to order by Eric Wilson Town Supervisor at 600 p.m. August 13, 2026, in the boardroom at 44 Grand Street, Sidney. Prior to the meeting, bills were audited by the Board.

Present were:

Eric Wilson	Supervisor
Codey Lambrecht	Highway Superintended
Frank Selleck	Councilman/ Deputy Supervisor
Kevin Greene	Councilman
Andrew Hinkley	Absent
Paul Muratore	Councilman
Sheila R Paul	Clerk

PLEDGE TO THE FLAG

SILENT MOMENT OF REFLECTION/PRAYER

Public Hearing on Moratoriums for Data Centers and Battery Storage Units:

Meeting was called at 6:00 p.m. for a public hearing for two local laws: One is for a Local Law: 001-2026: Data Center Project Development Moratorium Local and Second is for a Local Law: 002-2026: Battery Energy Storage System (BESS) Project Development.

The purpose of the Moratoriums is specifically to give some time to figure out how they fit into the Town of Sidney. Sidney has zoning laws and the planning board is currently working on updating the comprehensive plan. All zoning amendments must be tied to what your comprehensive plan is directing the Town for the future. The Moratoriums are for one year. So, this is basically allowing the Town to say to anybody proposing these developments that you're not accepting any application until such time as the Town can come up with reasonable regulations or reasonable way of reviewing these uses and where it would be appropriate, if they are appropriate at all, to develop in the community. So, what the public is really hearing on, is whether the Town should adopt these Moratoriums.

A resident made a statement: "They keep reading about other Village and other Towns around in state of New York, especially more rural areas, which I am not reading many positive comments or welcoming these facilities to join in because they're draining what little water, electricity. It doesn't seem to be just in New York State. It's across the county, any thoughts about that? "

Supervisor Wilson: This is an open session, so everybody can certainly voice their concerns. I don't want to necessarily have a state of an opinion on it or against it. The Governor's already has a Moratorium.

Shelly Johnson-Bennett: So, the Governor did adopt a moratorium on data centers, not sola development. That moratorium is for large Data Centers, so you could still see an application for something smaller, so the idea of doing a moratorium in Sidney is to really evaluate what the potential impact of these developments would be. It gives us time to research the land use, research where, if is even appropriate in your town, where that would be app, particularly since Date Centers have a large draw in natural resources. You do live in a heritage area, the Susquehanna Heritage Area for Chesapeake Bay. So, any withdrawals of water would have to be approved by the SRBC, so we would want to really consider that for any kind of application. This Moratorium gives your planning board time to look at this as part of the Comprehensive plan revisions that we're working on now, as well as to make recommendations to the Town Board on any potential regulations for these town land uses, which can be large footprints in your community.

Resident statement: "I know part of it is covered by the Governor's moratorium, would ours be parallel with hers or would it go into effect when hers ends?

Shelly Johnson- Bennett: No, it states after the Town Board adopts the moratorium which become local laws and filed with Department of State. Once it's filed with the Department of State, it takes effect and it's for a year after that effective date. Resident asked, "After the one year, can you extend the moratorium on a vote?"

Shelly Johnson-Bennett: Yes, the Town Board can entertain an amendment to the Local Law. Remember, Moratoriums must be for a reasonable time frame. We picked a year because we are working on the Comprehensive Plan. So, the idea was that it would give us time to evaluate the potential impacts of these uses, to incorporate those comments into the comprehensive plan, and then write appropriate recommendations in the land use laws. If, however, we're not at a point where we can really recommend appropriate land use laws or regulations based on potential information from another agency like the Susquehanna River Basin Commission or something of that nature, the Town Board can amend the local law to extend it based on another reasonable time frame.

Council member Kevin Green: Are there or have there been any studies that you know of that have been done by the County or some regional commission on like specific area or general area about the Data Centers?

Shelly Johnson-Bennett: There are studies underway, but none that I'm aware of are complete. I know the Southern Tier Regional Planning Board is working on some regional reviews of it. It's a new use. Ther's potential impact on water because of the warming of the water from discharge. But at the same, technology is also changing, and that's also for the solar development, that the technology is changing. How do these impacts look based on new technology and that's all things we need to consider. So, we need to evaluate all of those and the reality of what your community looks like and where you desire to be as a Town in 5, 10, 15, 20 years from now.

Resident question: Is this based on new construction buildings or can this be something that can be established in an existing structure?

Shelly Johnson-Bennett: I think you probably could put it in an existing structure, but this Moratorium, you wouldn't accept any application for that development. So, the Moratorium isn't necessarily for new construction. It's for any proposal for Data Center, whether it's in an existing building or a new building.

Resident question: Do you have any information in other areas that the Data Centers have in fact begun operating or the battery storage, which is an issue, which they can catch of fire, have you heard of anybody utilizing for a year or more?

Shelly Johnson-Bennett: So, on Data Center, no as Data Centers are new in New York State, I think there probably are a couple, I am not aware of any impacts or any review of them. But Battery energy storage facilities, which is the other one, it's attached to the solar and wind developing renewable energies. That one, we are reviewing an application in Delaware County in the town of Hamden and it's a large one. One of the largest in the state. We have met with multiple experts regarding potential impacts from fires, which is the biggest potential impact, because you can't really put those fires out, and it's part of the review process. Town of Hamden is going through an extensive environment review. The developer is paying for experts to come in and help the boards with that review to look at those issues. So, we are evaluating it now, but we haven't approved anything in the county.

Resident question: Are these companies anywhere, not just in NYS, when they are singing contracts or reviews, with Villages and Towns are there no assurance, guarantees, what about insurance if there is a fire, what about evacuations of families. Whos' paying for this if they lose homes? Are the company guaranteeing anything?

Shelly Johnson-Bennett: That is part of the review process. So, if it is determined that there is a large potential fire impact and say the local EMS are volunteer fire departments in particular can't handle it, that there could be a requirement that the developer then provides some sort of special protection for fire service, that they have to pay for specialty groups to come in.

Resident question again asked, there were not asking only about NYS, but what about the Country?

Shelly Johnson-Bennett: It's hard to day country wide because every state has their own way of dealing with land uses. NYS is a home rule state, which means our land uses are dictated very much at the local level. So, we can only deal with experiences in NYS and in our local communities.
Resident statement: So, there isn't anything to judge your decision on?
Shelly Johnson-Bennett: That is why, doing the moratorium gives a year to do the research, to talk to the experts and engineering firms, along with lawyers and insurance companies.
Supervisor Wilson: No more comments, I would like a motion to approve Local Law 001-2026: Data Center Project Development Moratorium Local Law, motion was made by Mr. Muratore and seconded by Mr. Hinkley. AYES: E. Wilson F. Selleck, K. Green. NAYES: none
Supervisor Wilson asked for a motion to approve Local Law: 002-2026 Battery Energy Storage System (BESS). Motion was made by Mr. Selleck and seconded by Mr. Muratore and carried. AYES: E. Wilson, K. Greene, A. Hinkley. NAYES: None.

Supervisor Wilson motion to close the Public Hearing at 6:30 p.m. and it was seconded by Mr. Selleck and carried. AYES: K. Greene, A. Hinkley, P. Muratore. NAYES: None

At 7:00 p.m. Supervisor Wilson opens the Regular Town Board Meeting.

Presentation by Assessor Penny Haddad:

The meeting focused on expanding senior tax exemptions to better support low-income seniors in the town and village.
Proposal to increase senior exemption income limits and sliding scale to support seniors with incomes under $30,400, up from the current $13,699 limit (01:00)
The proposed sliding scale extends exemption from 65% down to 5% for incomes below $19,000.
This aims to help seniors living on limited Social Security or single incomes.
Penny Haddad, explained that while the county exemption max is 27.7%, the town and village currently offer about 13,699 in exemption.
Increasing these limits could nearly triple the current exemption expense, but it would remain under $1,000 in cost for both town and village based on current applications.
More seniors may apply with higher income limits, but exact future costs are uncertain.
Current exemption participation and budget impact are minimal but expected to grow if limits increase
Only about 7 properties currently take advantage of the senior exemption.
The town's current cost in foregone tax revenue is roughly $348 outside the village and $354 inside.
The increase in exemption will raise costs, but the town believes it can absorb the additional expense.
Penny noted it's unclear how many more seniors will apply or qualify under the new limits.
Implementation process and deadlines for applying and opting into the exemption
Seniors must apply by March 1 to be eligible for the following year's tax exemption.
Next steps include a public hearing scheduled for September to gather community input on the senior exemption increase
The hearing will coincide with the regular board meeting in September.
If approved, the new exemption would take effect for the tax year starting January 2027.

The Town Board will hold a Public Hearing on September 10, 2026 regarding increasing the Senior exemption. Motion was made to have the Public Hearing by Mr. Selleck and seconded by Mr. Muratore and carried. AYES: E. Wilson, K. Greene, A. Hinkley. NAYES; None

APPROVE TOWN BOARD MINUTES: Regular Meeting held on July 9, 2026. Motion to accepted minutes, by Mr. Selleck and seconded by Mr. Muratore and carried.
AYES: E. Wilson, F. Selleck, A. Hinkley **NAYES:** None

2026 APPROVE PAYMENT OF BILLS:

General A Fund: 26-267 thru 26-308: in the amount of $ 28,549.75. Motion by Mr. Muratore and seconded by Mr. Greene and carried. **AYES:** E. Wilson, F. Selleck, A. Hinkley. **NAYES:** None.

General B Fund: 26-17 thru 26-21: amount of $ 902.92. Motion by Mr. Greene and seconded by Mr. Wilson and carried. AYES: F. Selleck, A. Hinkley, P. Muratore. **NAYES**: None

ESL: 26-52 thru 26-61 in the amount of $ 9,562.87. Motion by Mr. Selleck and seconded by Mr. Muratore and carried. **AYES:** E. Wilson, K. Greene, A. Hinkley **NAYES:** None.

SC Lighting: 26-8 in the amount of $ 365.31 Motion by Mr. Muratore and seconded by Mr. Wilson and carried. **AYES:** F. Selleck, K. Greene, A. Hinkley. **NAYES:** None.

Total General Vouchers: $ 39,380.85

Highway DA Fund: 26-90 thru 26-96 is the amount of $ 5,247.57 Motion by Mr. Muratore and second by Mr. Selleck and carried. **AYES**: E. Wilson, K. Greene, A. Hinkley. **NAYES**; None

Highway DB Fund: 26-23 thru 26-27 in the amount of $ 7,018.21 Motion by Mr. Muratore and seconded by Mr. Selleck and carried. **AYES**: E. Wilson, K. Greene, A. Hinkley **NAYES**: None

Total Highway Vouchers: $ 12,265.78

CM Hospital Fund: 26-127 thru 26-154 in the amount of $ 50,102.25 Motion by Mr. Muratore and seconded by Mr. Greene and carried. **AYES**: E. Wilson, F. Selleck, A. Hinkley **NAYES**: None

Total Vouchers: $ 101,748.88

CORRESPONDENCE:

REPORTS/DISTRIBUTED:

Monthly reports of Supervisor, Bookkeeper and Town Clerk. Clerk is submitting checks totaling in **$ 1915.00** fees collected during July 2026.
Budget: Wishlist will be coming out shortly: Scheduled the first budget workshop for Monday September 14th at 5:30 p.m. This opened to the public.

REPORTS/ORAL

HIGHWAY- Highway Superintendent Codey Lambrecht: We have continued working on the roads that were damaged by the flash flooding over the past two months. We are continuing to address the damage and make the necessary repairs.
I would like to know where we currently stand on ordering the additional 10-wheet dump truck that the Highwas Department needs. I would like to get an update on where that purchase stands and what the next steps are, as it has been brought up several times.
With budget season coming up, we need to start looking at a new salt shed, as our current one needs to be replaced.
I also want to bring it to the Board's attention about the Union Church Cemetery. To my knowledge, it has not been mowed this year, we should determine who is responsible for the mowing and send a letter requesting that the cemetery by maintained.
Lastly, there are trees at 44 Grand Street, as well at the hospital that need to be taken down. We should determine the appropriate party responsible for removing them and plan to have the work completed.

SUPERVISOR- Eric Wilson: See hospital

BOOKKEEPER- Karen Kropp: Nothing to report.

TOWN CLERK- Sheila Paul: Nothing to report

COMMITTEE REPORTS

Highway: Frank Selleck/ Eric Wilson: Mr. Selleck stated that our Hwy crew does a great job.

Hospital Andrew Hinkley / Eric Wilson: Report from Supervisor Wilson: That the Village offices will be relocating to the Hospital on the second floor. Don't have a confirmation date, but soon. Think this will be beneficial for everyone, even those the cost to the hospital with heating and electricity with have a slight increase, but the Village will be helping our some. Process is going and hope the move will be soon.
Nate Ouimet Town Maintenance gave is notice of retirement as of December 31, 2026.

Insurance: Kevin Greene/ Andrew Hinkley: Nothing to report

Zoning & Planning: Selleck/ Muratore: Planning Board Meeting 3rd Monday of the month at 7:00. Comprehensive plan meeting is at 6:00 p.m.

Letter and resolution opposing pipeline routing through private lands approved
The letter requests Williams to evaluate using public right-of-way Route 88 for pipeline placement.
This follows concerns about private land impacts and aligns with complaints from other towns like Davenport.
A two-page letter and environmental impact statement were finalized and sent.
The board unanimously passed the resolution to send the letter and environmental concerns to relevant authorities.
Motion was made by Mr. Selleck to send the letter to Williams, and it was seconded by Mr. Wilson and carried. AYES: K. Greene, A. Hinkley, P. Muratore NAYES: None

Motion was made by Mr. Muratore to accept the Resolution 004-2026, and it was seconded by Mr. Wilson and carried. AYES: F. Selleck, K. Greene, A. Hinkley. NAYES: None.

East Sidney Lake: Frank Selleck/ Paul Muratore: We have continued installing new access points for the Wi-Fi system to add coverage to park. July was a little slower than normal. We had some severe rain, and wind came to the park again last week and luckily didn't cause any damage. We are removing some stumps and cleaning throughout the campground. In the last week the water has started to turn green with the seasonal algae we will keep an eye out for the water conditions.
Did water samples for the month of July were sent out for testing on July 8th and report was negative for any contaminates and ere submitted to the D.O. H.

Finance: Paul Muratore/ Eric Wilson, Interest rates are going up slightly as far as T-bills. We have done everything short term like our CD's. Everything thing looks in good shape.

IT: Eric Wilson / Paul Muratore.
I'm pretty much finalizing CrowdStrike, which is our new endpoint protection software to handle the towns it. I just got a couple more devices to roll out. I'm going to try to do it either tomorrow or during the week next week. There's something I want to address as well. According to our cyber insurance policy, there are four protocols that need to be in place on our email system, which is dcom, dmarc, SPF and. Auth. And what does that is if I'm sending an email from abc.com to cbs.com CBS's servers are going out to the DNS server, which is a domain server to look for these protocols that are listed on their DNS records. If they're not there, the email is just going to go right into a spam or sandbox.
Speaker 8: 37:29
The reason being is 99.9% of the spam that comes across the Internet from these servers that these kids are building in their houses don't have a DNS server. They just name it the name of the domain. And when it goes out to check the mail server, the IP's wrong, the reverse lookups are wrong. And that's why a lot of mail in this municipality is going to spam. Now what I did was I spoke to the administrators, and I told them to tag everything that's coming in. For now, if it's an auth problem, we'll say auth in the server in the subject line. If it's dkim, if whatever the issue is, it'll say it in the subject line. So, the receiver is cautious before the opening.
If you didn't get a sensitive email and you didn't receive it, you will need to call the administrator and they'll release it.
CrowdStrike was mandated by Homeland Security and paid for my Homeland Security. Councilmember Muratore stated that he would do a seminar on how to check emails to make sure there are authentic.

Grant: Kevin Greene/ Andrew Hinkley: Continue monitoring status of CDBG, Parks, and JCAP grants and coordinate with relevant municipal staff and Judge Ruling on applications. Met with Judge Ruling about the JCAP grant about looking at the grant for a heating system. Will be following up.

Justice: Kevin Greene/ Andrew Hinkley: Met with Judge of JCSP grant

DOC: Kevin Greene: Met with Amy and she is very busy. Some issues that are being worked on and will have information when it's possible to report.

NEW BUSINESS:

Had Comptroller event yesterday and it went well; it was on unclaimed funds. Leaving some information and will leave it out in the lobby.

There are also other programs, there is one for children with disabilities, it's like an investment fund through the Comptroller's Office that you as parents put money into an account and the state will match funds. You can sign your child up before they reach adulthood. There are several different programs. Planning on speaking with Mayor Ray Baker about doing a workshop for the programs that are offered.

UNFINISHED BUSINESS

COMMENTS FROM THE FLOOR: A resident from Sidney Center asked about the bridges in Sidney Center. Town Superintendent Lambrecht stated that would go through the County, they pretty much control the bridges.
A resident asked about the local share on all the grants. Council member Greene stated "that we had to pay the Parks grand and that was around $ 20,000.00, but it if we do some of the services, like for Codey helps out setting the place up and putting it together, that counts towards the grant'.

Adjourn:

At 8:26 p.m. Mr. Selleck motioned to adjourn the Board meeting, and it was seconded by Mr. Greene and Carried.

The next Regular Board Meeting and Public Hearings will on September 10th, 2026, at 6:00 p.m.

Respectfully submitted,

Sheila R Paul, Town Clerk