



Minutes

Town of Cairo

Wednesday May 20th, 2026

Town Board Meeting @ 7:00PM

Location: Town Hall Meeting Room

DRAFT

The Town Board of the Town of Cairo met for a Town Board Meeting on Wednesday May 20th, 2026, at the Town Hall, Main Street, Cairo, New York. The meeting was called to order @ 7:00PM and asked the attendees to Pledge Allegiance to the Flag.

Attendance: Supervisor Bogins, Council Member Brandow, Council Member Murphy, Council Member VanDenburgh.

Absent: Council Member Flaherty

Minutes:

April 6th, 2026

Offered by Council Member Murphy and seconded by Council Member VanDenburgh.

Supervisor Bogins – Aye, Council Member Brandow – Aye, Council Member Flaherty – Absent, Council Member Murphy – Aye, Council Member VanDenburgh – Aye. Motion Carried.

April 15th, 2026

Offered by Council Member Brandow and seconded by Council Member Murphy.

Supervisor Bogins – Aye, Council Member Brandow – Aye, Council Member Flaherty – Absent, Council Member Murphy – Aye, Council Member VanDenburgh – Abstain. Motion Carried.

New Business:

- Welcoming Ashley Reynolds to the Cairo Police Department
 - Supervisor Bogins swore Ashely Reynolds in and Sergeant Busch presented our newest Full-Time Town of Cairo Police Officer.
- Due to increasing Postal Rates, it is necessary to increase the amount to mail 911 signs from \$6.50 to \$8.00 effective immediately. New rate is reflected on the 911 order sign form.

Old Business:

- Heather Briggs, Principal CPA, will begin to transition her ongoing audit to the year 2024/2025 for the Town of Cairo.
- Updates for the structure at 584 Main Street, Cairo, will be scheduled for our next meeting, Monday June 1, 2026.

Correspondence:

- Resignation Ambulance Department; A. Colon
 - 'Please accept this letter as my formal resignation from my position with Cairo Ambulance, effective immediately.
I appreciate the opportunity to have worked with the team and the experience I have gained during my time there. Unfortunately, I simply do not have the time available that I originally thought I would be able to commit.
Thank you again for the opportunity, and I wish everyone at Cairo Ambulance the best moving forward.'
- Resignation Ambulance Department; C. MacMillian
 - 'I resign my position as AMT. Moving ahead, I will only give good feedback from my experiences with you and your agency.'
- Resignation Ambulance Department; E. Freihofer
 - 'I've decided that I'm not going to be moving forward with Cairo EMS. I genuinely appreciate the opportunity and everyone's time throughout the hiring and onboarding process. After trying to work through my schedule and commitments, I've realized I'm not able to commit to the position in a way that would be air to the agency or sustainable for me long term.
Thank you again, and I truly wish you and the agency the best moving forward.'
- Greene County Agricultural Society President, Alex Johnk, presenting an approval for a livestock wash area for the upcoming Youth Fair.
 - *Alex was absent and will be present at next meeting.*
- First Responders Benefit will take place on Friday, June 19th from 6PM-10PM at the Bowery Creek Farm Barn, 373 Bogardus Road, Acra, NY 12405
 - *Ted Banta will present at the next meeting.*

Grant Writer:

- Updates on new and current Grant Information
 - The income survey has gone out to people in the water & sewer district. Trying to get as many surveys back by the 29. The deadline for the Grant is June.
 - Moving forward with DEC, they are meeting them for a meeting on Friday to discuss further what should be done with the fields due to wetland classification of the park.
 - Received GAP funding, look into Microenterprise Grants.
 - Polly's Rock Grant is in the works. Since DOT is slower for reimbursement the projects depend when we get the money back. This project is also closer to going out to bid.
- Comprehensive Plan Committee Update
 - This project is going to be in 3 phases. They have a budget of \$7,850 that they would need for the things they are planning on doing, this money will come from fundraising.
 - This summer/fall is Phase 1; meeting dates/events that will take place are as follows;
 - June 15th there is a meeting @ Living Stone in Round Top.
 - June 20
 - July 23-26 at the Youth Fair
 - July 4 event at the park
 - Aug. 1; free block party in the park
 - During the Bear Auction in Sept.
 - Phase 1 will wrap up in Nov.
 - They are currently looking for HS Students to possibly join the committee and a Board Member. They have spoken to the school and Council Member VanDenburgh said he would be a part of the committee. All members are listed in Resolution No. 2026-118.

Public Comments:

- The Library will be launching there newly updated website June 1, 2026.
- R. Pacifico
 - Re-Addresses Langes and Cedar Terrace concerns and the Solar Law and Solar Fields at the end of William Dinger.
- R. Lorenz
 - Speaks on behalf of Dorothy True. Requesting bids for the senior center have been put out, awarded and construction is to start sometime in July.
 - Concerns were will the senior center be just a senior center or a community center. *According to the board it will be strictly a senior center.* Other concern was how the board will go about the request for using the center. *They will look into this.*
- G. Buckley
 - The Fire Department is currently planning for a Tower for better communication between them and Fire/Emergency calls. Resolution No. 2026-108
- A. Veverka
 - Addresses resolution 108 and he is okay with exemption of the fees for this Tower but doesn't agree with full exemption for the Tower.

Resolution No. 2026-108 “Exemption of Cairo Fire District from Town Land Use Laws Town Board of the Town of Cairo”

Offered by Supervisor Bogins and seconded by Council Member Murphy.

WHEREAS, the Cairo Fire District (hereinafter “FD”) has requested that the Town Board of the Town of Cairo make a determination with regard to whether it shall be exempt from the applicability of the Town’s land use laws in relation to its proposal to construct a new emergency services communication tower at the Fire House property within the Town of Cairo; and

WHEREAS, the Town Board recognizes that there is significant case law on point, with regard to the exemption of such a project including In the Matter of the County of Monroe, 72 NY2d 338 (1988), which held that a balancing test must be performed to determine whether a project of a municipality or agency thereof, is exempt from the local land use regulation weighing the following factors: 1) Legislative intent; 2) Nature and scope of the instrumentality seeking immunity; 3) The kind of function or land use involved; 4) The extent of the public interest to be served; 5) The effect local land use regulation would have on the enterprise; 6) Impact on legitimate local interests; 7) Alternative locations for the facility in less restrictive zoning areas; 8) Alternative methods of providing the needed improvement; 9) Intergovernmental participation in the project development process; and 10) Opportunity of the public and others to be heard; and

WHEREAS, the Town of Cairo is a municipal corporation duly organized under the laws of the State of New York and is the town government within which the Town of Cairo is located; and

WHEREAS, the Cairo FD is a municipal entity duly organized under the laws of the State of New York and provide fire and emergency services to the residents of the Town of Cairo; and

WHEREAS, the Town Board of the Town of Cairo has conducted State Environmental Quality Review Act (SEQRA) for which the Town Board has acted as Lead Agency, classified the Action as an Unlisted review, and issued a Negative Declaration at its’ regular Board meeting May 4, 2026; and

WHEREAS, specifically the project includes a proposal to construct a new one hundred foot (100’) communication tower at the Fire House property located at 30 Railroad Ave., Cairo, NY. The tower will enhance and improve communication associated such firefighting and emergency services; and

WHEREAS, the Town of Cairo has enacted a zoning/communication tower law which would

require a special use permit and site plan review for the construction of the project by the Cairo Planning Board, and

WHEREAS, the Town Board has allowed the public, at its regular meeting on May 4, 2026 an opportunity to be heard in relation to the project and the granting of an exemption pursuant to the County of Monroe, and

WHEREAS, following a discussion and analysis of the aforementioned issues and testimony, offered a motion which was seconded by and carried:

NOW, THEREFORE, BE IT RESOLVED, that the Town Board finds that the Legislative intent as it relates to the within matter is found in Local Law #1 of 2001 Communications Tower Citing as follows:

In order to ensure that the placement, construction, and modification of communications towers conform to the town's land use code or ordinance, the board creates a special use permit for a communications tower, as such, the board adopts an overall policy with respect to a special use permit for a communications tower for the express purpose of achieving the following goals:

1) implementing an application process for person(s) seeking a special use permit for a communications tower;

2) establishing a policy for examining an application for and issuing a special use permit for a communications tower that is both fair and consistent with the current land use code or ordinance of the town;

3) establishing reasonable time frames for granting or not granting a substantially completed application for a special use permit for a communications tower, or re-certifying or not recertifying, or revoking the special use permit granted under this local law.

4) ensuring that the town's decision on an application for a special use permit for a communications tower is supported by substantial evidence contained in a written record;

5) establishing reasonable parameters and conditions for special use permits for a communications tower;

6) promoting and encouraging, wherever possible, the sharing and/or co-location of a communications tower among service providers;

7) minimizing the potential negative effects on property values of properties adjacent to or in reasonably close proximity to the communications tower, such as a surrounding area with a distinctive character or appearance;

8) promoting and encouraging, wherever possible, the placement of a communications tower in such a manner as to cause minimal disruption to aesthetic considerations of the land, property, buildings, and other facilities adjacent to, surrounding, and in generally the same area as the requested location of such a communications tower. Clearly, the local law acknowledges the need for communication towers within the town and encourages the responsible placement thereof. Since the FD will be using the tower to improve coverage for emergency communications, the tower will assist in the health safety and welfare of citizens and visitors of the Town, and

IT IS FURTHER RESOLVED, that the Town Board finds that the nature and scope of the instrumentality seeking immunity, the kind of function or land use involved and the extent of the public interest to be served are as follows: The FD one of duly recognized municipal entities for providing firefighting and emergency services to the Town of Cairo. The Town and the FD have a long history of cooperating with and supporting one another. Surrounding properties are being utilized for various commercial and public activities including Town Hall, Town Library and a funeral home, thus the public interest would be served by the proposed tower, and

IT IS FURTHER RESOLVED, that the Town Board finds that the effect local land use regulation would have on the enterprise would be minimal since as discussed above. Further, because

the FD is a municipal entity it clearly will construct and operate the tower in manner least impactful to the community, and

IT IS FURTHER RESOLVED, that the Town Board finds that there shall be no impacts on legitimate local interests of any kind. As mentioned above, since the FD is a municipal entity it clearly will construct and operate the tower in manner least impactful to the community, and

IT IS FURTHER RESOLVED, that the Town Board finds that there are no alternative locations for the tower in less restrictive zoning areas and that there are no alternative methods of providing the needed improved firefighting and emergency communications, and

IT IS FURTHER RESOLVED, that the Town Board finds that there has been and shall continue to be considerable intergovernmental participation in the project development process. Both the Town and the FD have been cooperatively discussing and planning the proposed tower. Both parties recognize the need for a better firefighting and emergency communications for, among other things, the health safety and welfare of all residents, and

IT IS FURTHER RESOLVED, that the Town Board finds that there has been ample opportunity for the public and others to be heard. The matter was discussed at a regular meeting of the Town Board and any interested person was allowed to comment, and

IT IS FURTHER RESOLVED that the Town Board of the Town of Cairo hereby finds that upon the balancing of all factors in relation to the communications tower law, the FD is exempt from the applicability of the Town of Cairo tower communication law and thus approval by the Planning Board or other Town approval are not required, except the standard building permit; and

BE IT FURTHER RESOLVED, that the Town Clerk is directed to file this Resolution in the appropriate index within five (5) business days.

Vote of ___ to ___. The Town Board of the Town of Cairo hereby determines under the County of Monroe “balancing test” that the construction of a new communication tower at 30 Railroad Ave., Cairo, NY, is exempt from the applicability of the Town of Cairo communication tower law.

Supervisor Bogins – Aye, Council Member Brandow – Aye, Council Member Flaherty – Absent, Council Member Murphy – Aye, Council Member VanDenburgh – Aye. Motion Carried.

Resolution No. 2026-109 “Reaffirming Commitment to the NYS Climate Smart Communities Program and Authorizing Grant Application”

Offered by Council Member Brandow and seconded by Supervisor Bogins.

WHEREAS, the Town of Cairo, Greene County, recognizes that climate change poses a significant threat to the health, safety, and economic prosperity of our community; and

WHEREAS, the Town of Cairo became a registered Climate Smart Community (CSC) in 2009, demonstrating an early commitment to environmental stewardship; and

WHEREAS, the Town of Cairo acknowledges the importance of transitioning from “Registered” to “Certified” status to access state resources, funding, and technical assistance to implement sustainable infrastructure, including the upcoming Main Street sidewalk rehabilitation project; and

WHEREAS, the Town of Cairo has utilized the 2021 Climate Smart Planning Report to identify and prioritize actions that build resilience, improve walkability, and reduce greenhouse gas emissions;

NOW, THEREFORE, BE IT RESOLVED, that the Town Board of the Town of Cairo hereby reaffirms its commitment to the New York State Climate Smart Communities pledge; and

BE IT FURTHER RESOLVED, that the Town Board hereby authorizes Nicole Ambrosio, Town Grant Writer, to act as the authorized representative for the Town of Cairo to apply for, submit, and execute grant applications—including those within the Consolidated Funding Application (CFA) process—on the Town’s behalf, specifically for projects that align with the Town’s climate resilience and sustainability goals, including the Main Street sidewalk improvements; and

BE IT FURTHER RESOLVED, that the Town Board authorizes the Climate Smart Task Force (or designated municipal representative) to pursue the actions necessary to achieve formal Climate Smart Communities certification, including the adoption of formal policies such as a “Complete Streets” policy; and

BE IT FURTHER RESOLVED, that the Town of Cairo will prioritize projects that align with the state’s sustainability goals to enhance community connectivity, public safety, and economic development

Supervisor Bogins – Aye, Council Member Brandow – Aye, Council Member Flaherty – Absent, Council Member Murphy – Aye, Council Member VanDenburgh – Aye. Motion Carried.

Resolution No. 2026-110 “Adopting a Negative Declaration for the Cairo Fire District Immunity Resolution and Communication Tower”

Offered by Supervisor Bogins and seconded by Council Member Brandow.

BE IT RESOLVED, that The Town Board for the Town of Cairo having conducted an environmental review of the potential impacts of the immunity grant to the Cairo Fire District and completed the necessary “hard look” after the completion of a Short Form EAF, hereby deems that the project will not create any negative environmental impacts and hereby issues a Negative Declaration.

Supervisor Bogins – Aye, Council Member Brandow – Aye, Council Member Flaherty – Absent, Council Member Murphy – Aye, Council Member VanDenburgh – Aye. Motion Carried.

Resolution No. 2026-111 “Approve Greene County Generals AYF Football (Previously Named Greene County Panther AYF) to Use Town Park”

Offered by Supervisor Bogins and seconded by Council Member VanDenburgh.

WHEREAS, the Greene County Generals AYF would like permission to use the green building for equipment storage; and

BE IT RESOLVED, that the Cairo Town Board approves Greene County Generals AYF to use the green building with the concession window and the attached bathrooms to be used for equipment storage.

Supervisor Bogins – Aye, Council Member Brandow – Aye, Council Member Flaherty – Absent, Council Member Murphy – Aye, Council Member VanDenburgh – Aye. Motion Carried.

Resolution No. 2026-112 “Accept Water Billing”

Offered by Council Member Murphy and seconded by Council Member VanDenburgh.

WHEREAS, it is necessary for the Water Billing to be authorized by the Town Board and documented in the Town Board meeting minutes; therefore,

BE IT RESOLVED, that the Town Board does hereby accepts the Water Billing from the Water Administrator in the amount of \$65,919.72 dated April 12, 2026.

Supervisor Bogins – Aye, Council Member Brandow – Aye, Council Member Flaherty – Absent, Council Member Murphy – Aye, Council Member VanDenburgh – Aye. Motion Carried.

Resolution No. 2026-113 “Accept Sewer Penalties”

Offered by Council Member Brandow and seconded by Council Member Murphy.

WHEREAS, it is necessary for the Sewer Billing to be authorized by the Town Board and documented in the minutes; therefore, be it

RESOLVED, the Town Board does hereby accept the Sewer Penalty from the Water/Sewer Administrator in the amount of \$1,862.98 dated April 21, 2026.

Supervisor Bogins – Aye, Council Member Brandow – Aye, Council Member Flaherty – Absent, Council Member Murphy – Aye, Council Member VanDenburgh – Aye. Motion Carried.

Resolution No. 2026-114 “Approve Purchase of Used Ambulance”

Offered by Supervisor Bogins and seconded by Council Member Brandow.

WHEREAS, the Town of Cairo Ambulance Department needs another ambulance, and,

WHEREAS, I would like to purchase a 2013 Chevy/Braun Type III Ambulance. It has 46,000 miles on it. It comes with a power load stretcher (cost for this alone is a minimum of \$50k plus). The funds will come out of line-item AO-45040-414 in lieu of paying Greene County Paramedics as the County took over this payment. The cost of the ambulance is \$70,000.00, which needs to be paid with a Cashier's Check.

BE IT RESOLVED, that effective immediately, the Cairo Town Board approves the purchase of a used 2013 Chevy/Braun ambulance for the Ambulance Department.

Supervisor Bogins – Aye, Council Member Brandow – Aye, Council Member Flaherty – Aye, Council Member Murphy – Aye, Council Member VanDenburgh – Aye. Motion Carried.

***Originally voted on through email on 5.20.26. Re-Confirmed tonight.*

Resolution No. 2026-115 “Approve Auditor to Transition to the Year 2024/2025”

Offered by Supervisor Bogins and seconded by Council Member VanDenburgh.

WHEREAS, Resolution 2025-147 needs to be updated to move the start of the audit years from (2020/2021) to (2024/2025) to resolve issues that were found and to update data for the current year 2026 from the past administration.

BE IT RESOLVED, the Town Board does hereby authorize the Town of Cairo to allow CLA (CliftonLarsonAllen LLP) to perform the change to start the year of audit (2024/2025). They will return to earlier years after completion.

Supervisor Bogins – Aye, Council Member Brandow – Aye, Council Member Flaherty – Absent, Council Member Murphy – Aye, Council Member VanDenburgh – Aye. Motion Carried.

Resolution No. 2026-116 “Approve to Amend 2026 Ambulance Fee Increase”

Offered by Council Member Murphy and seconded by Council Member Brandow.

WHEREAS, the Town of Cairo Ambulance Service charges the patients who refuse transport to the hospital, and

WHEREAS, it has been brought to the attention of the Ambulance Administrator that the Town of Cairo is charging below average for Refusal of Medical Attention (RMA) rates in the area and below compared to other Municipal Ambulance agencies in the area; Medicaid and Commercial Insurance companies are now reimbursing for RMA's and causing us to lose money at our current rate; therefore

BE IT RESOLVED, that effective immediately, the Cairo Town Board approves to increase the following rate:

Refusal of Medical Attention from \$200.00 to \$450.00

This increase will allow us to collect the same amount as originally charged.

Supervisor Bogins – Aye, Council Member Brandow – Aye, Council Member Flaherty – Absent, Council Member Murphy – Aye, Council Member VanDenburgh – Aye. Motion Carried.

Resolution No. 2026-117 “Authorize the Filing of Application for NYS Engineering Planning Grant (EPG) Program and Committing Local Matching Funds”

Offered by Council Member VanDenburgh and seconded by Council Member Brandow.

WHEREAS, the Town of Cairo (hereinafter the “Town”) has identified the need for a professional engineering planning report to evaluate a Cairo Wastewater I & I Engineering Study Project and,

WHEREAS the New York State Environmental Planning Grant (EPG) Program provides financial assistance to municipalities to help fund the development of an engineering report required for future water quality infrastructure projects; and,

WHEREAS the EPG program requires a formal resolution by the governing body of the municipality to authorize the application and commit to a local financial match;

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN BOARD OF THE TOWN OF CAIRO AS FOLLOWS:

1. **Authorization to Apply:** The Town Board hereby authorizes the submission of an application for the 2026 NYS Environmental Planning Grant through the Consolidated Funding Application (CFA) portal in an amount not to exceed \$50,000.

2. **Authorized Representative:** Nicole Ambrosio, in her capacity as the Town of Cairo Grant Writer, is hereby authorized and directed to execute and file said application, and to provide such additional information as may be required to complete the grant process.

3. **Local Match Commitment:** The Town of Cairo hereby commits to a local cash and/or in-kind match of at least 20% of the total project cost, as required by the EPG program. The Town Board identifies the Sewer District Budget as the source of these matching funds.

4. **Reporting and Execution:** If the grant is awarded, the Town Supervisor is authorized to execute a Grant Agreement with the NYS Environmental Facilities Corporation and any other documents necessary to implement the project.

5. **Effective Date:** This resolution shall take effect immediately.

Supervisor Bogins – Aye, Council Member Brandow – Aye, Council Member Flaherty – Absent, Council Member Murphy – Aye, Council Member VanDenburgh – Aye. Motion Carried.

Resolution No. 2026-118 “Appointing Members to the Town of Cairo Comprehensive Plan Committee”

Offered by Council Member Brandow and seconded by Council Member Murphy.

WHEREAS, the Town Board of the Town of Cairo recognizes the vital importance of updated long-term planning to guide the future growth, development, and resource management of the community; and

WHEREAS, the Town Board has established the Town of Cairo Comprehensive Plan Committee to spearhead the review and update of the town’s guiding planning documents; and

WHEREAS, a diverse and dedicated group of community stakeholders has expressed a willingness to serve the Town of Cairo in this capacity, bringing valuable local perspective, expertise, and civic commitment to the committee;

NOW, THEREFORE, BE IT RESOLVED, that the Town Board of the Town of Cairo hereby formally appoints the following individuals to the Town of Cairo Comprehensive Plan Committee, effective immediately:

- Chrissy Traore
- Maya Prohovnik
- Anna Schmidt
- Allan Veverka
- Raymond Pacifico
- Anna Cone
- Jamie Esperence
- Sarah Kieras
- Craig Muse Miller
- John VanDenburgh

BE IT FURTHER RESOLVED, that the Town Board acknowledges that the committee composition may continue to evolve to ensure broad community representation, and that additional committee members will be formally appointed by the Town Board at a later date

Supervisor Bogins – Aye, Council Member Brandow – Aye, Council Member Flaherty – Absent, Council Member Murphy – Aye, Council Member VanDenburgh – Aye. Motion Carried.

Monthly Reports (Not Discussed):

- Police Department – March 2026
 - Total Mileage for cars 574/575/576/577: 2,587
 - 9 Criminal Complaints / 68 Incident Reports

- 5 Accident Reports / 10 Arrests / 28 Traffic Tickets / 0 Parking Tickets
- Police Department – April 2026
 - Total Mileage for cars 574/575/576/577: 1,903
 - 11 Criminal Complaints / 85 Incident Reports
 - 4 Accident Reports / 9 Arrests / 8 Traffic Tickets / 0 Parking Tickets
- Tax Collector – April 2026
 - 84% of the warrant has been collected totaling \$7,172,234.96. The uncollected amount totals \$1,336,394.60.

Adjourn Town Board Meeting @ 8:06PM

Offered by Council Member Murphy and seconded by Council Member VanDenburgh.

Supervisor Bogins – Aye, Council Member Brandow – Aye, Council Member Flaherty – Absent, Council Member Murphy – Aye, Council Member VanDenburgh – Aye. Motion Carried.

Respectfully Submitted

Kayla L. McAlister
Cairo Town Clerk