

May 14th, 2026 Town Board Minutes

The regular meeting of the Town Board of the Town of Greenfield was held at the Town Hall 7 Wilton Rd, Greenfield Center, NY on May 14th, 2026 at 7 pm with the following members present; Mike Gyarmathy, Supervisor; Kayla Davis, MaryAnn Johnson, Ty Stacey and Meagan Ballou Councilpersons. Also present was Town Counsel Mark Schachner, Highway Superintendent Darren Barss. Town Clerk Karen Downen and 30 residents. Supervisor Gyarmathy called the meeting to order at 7:00 pm and led with the Pledge of Allegiance to the Flag.

Minutes

RESOLUTION #86 – 2026 APPROVAL OF MINUTES

Motion: Councilwoman Davis

Seconded: Councilwoman Ballou

RESOLVED, that the Town Board Meeting Minutes dated April 2nd & 9th, 2026 were approved as submitted by all members present.

Vote: Ayes: 5 Gyarmathy, Johnson, Stacey, Davis, Ballou

Noes: 0

Motion Carried 5:0

Correspondence

All Correspondence was received and filed with the Town Clerk: Letter from the Town of Wilton regarding a Public Hearing set for April 23rd, 2026 for Michael Smith, 12 Hillside Avenue requesting for an Area Variance.

Old Business

There was no Old Business to discuss.

New Business

Historical Society:

RESOLUTION #87 – 2026 APPROVAL FOR THE GREENFIELD HISTORICAL SOCIETY FOR CABOOSE DAY

Motion: Councilman Stacey

Seconded: Councilwoman Johnson

Town of Greenfield Board,

The Town of Greenfield Historical Society would like permission to use the Caboose, King's Station, and King's Station Park, located on the corner of Route 9N and Porter Road for us to host the 16th Annual Caboose Day. Caboose Day is scheduled for Saturday, August 8, 2026.

For safety reasons, we have moved the Car Show to our July Event in Middle Grove Park.

Please note:

- The Town in the past has paid for the "Paid Box Advertisement" in Saratoga Today.
- The Town in the past has provided a "Porta-Potty (handicap type)" and two regular type.
- Three (3) trash cans available for use.
- We would like 8 picnic tables available at the location to provide an eating area as we have done in years past.
- We would like the Town to double-check the grounds for holes and unwanted brush for the safety of attendees.

The Saratoga, Corinth and Hudson Train is running a special schedule, dropping off and picking up passengers one or two times during the event. Plus, they will run a shorter train ride from this location south, on the hour. The train was a big attraction in previous years, and we expect it to be again this year.

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For safety reasons, we have asked the Fire Police to be stationed at both the entry of the parking area and at the bend of Porter Road where the passengers access the road to get to the King's Station Park.

Since the train drop off is a distance away, this has required us to hire a Trolley from Upstate Transit of Saratoga, LLC to transport passengers to and from the train at King's Station, providing a fun and safe way to get from the train to the site and help for those with accessibility issues. This is a very costly item for us; therefore, we have asked for donations to help defer this cost. We wish there was a closer location for the train to stop and drop off/pick up people.

We thank you for your past support and participation in this event, and we look forward to partnering with you again this year. If you have any questions, please contact me at: 518-366-7597.

Sincerely,

Joan E. Rowland President

Town of Greenfield Historical Society

RESOLVED, that the Town Board hereby approves the Town of Greenfield Historical Society permission to use the property containing the Caboose for the 16th annual Caboose Day August 8th, 2026. The Town Board also hereby approves advertising for this event, provide 3 Porta Potty's, supply 8 picnic tables and make sure the grounds are checked for holes and unwanted brush.

Vote: Ayes: 5 Gyarmathy, Johnson, Stacey, Davis, Ballou

Noes: 0

Motion Carried 5:0

Greenfield Lions:

RESOLUTION #88 – 2026 APPROVAL FOR THE GREENFIELD LIONS

Motion: Councilwoman Johnson

Seconded: Councilwoman Ballou

Recuse: Councilman Stacey as he is a member of the Lions

Dear Town Board,

The Town of Greenfield Lions Club is once again sponsoring the annual Town Wide Garage Sale. And believe it or not, this year will be the 32nd. We have not set up our formal meetings with the Baptist Church or the Greenfield Grange yet, so I am taking the opportunity to make the request for needed items from the Town. Dates for the event will be Sept 12th and 13th, 2026.

We will set up at the vacant lot next to the post office and will have spaces available for other Town non-for-profits in/around the Lions Silent Auction tent. In a time where everyone is watching their budgets, we only ask for assistance with the following:

1. September Advertising (I will try to get as much free advertising as I can)
2. Assistance with collecting Garage Sale spot information/fee at the Town Hall from local community members wishing to put their space on the official map.
3. One Regular and one Handicapped Port-a-Potty for the vacant lot next to the Post office, where vendors and Lions will be.
4. Fire police/traffic control at the traffic light. This is an area of concern as people speed through the intersection, while trying to see what is out for sale; and prohibit parking from Post office to the 9N corner of Wilton Road on both sides.
5. The use of the space around the Community Center for vendor over-flow spaces.

The Town of Greenfield Lions Club greatly appreciates the continued support of the Town for this annual event. This is the 41st year the Town of Greenfield Lions Club has been serving our community. Last year we had a less than stellar turn-out, but we look forward to the continued support of our Town residents again this year. Should you have any questions or concerns regarding the requests, please contact me at 518-605-6105 at your earliest convenience.

Yours in Lionism,

Lion Verna M. Plummer Town Wide Garage Sale Chairperson/Marketing
Town of Greenfield Lions Club

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RESOLVED, that the Town Board hereby approves for the Greenfield Lions to use the lot beside the Community Center for several vender spaces and also provide 2 Porta Potty's next to the Post Office. This is for the Town Wide Garage Sale September 12th, and 13th, 2026.

Vote: Ayes: 4 Gyarmathy, Johnson, Davis, Ballou

Noes: 0

Recuse: 1 Stacey

Motion Carried 4:1

Sound Solutions:

The Town Board received an estimate from Sound Solutions in Gansevoort for detailed scope of work for a new audio system in the Boardroom and a new portable audio system for the Community Center. The Boardroom estimate is for \$10,965.67 and seems to be reasonable for what needs to be done and upgraded in the Boardroom. The Community Center estimate is for \$22,372.52. The Town Board feels that is a lot of money when the building is going to be torn down. If the system is portable they want to make sure that it will be compatible for the new Community Center. The board will go back to the drawing board and do some more research. Supervisor Gyarmathy asked the public if anyone would like to discuss this matter. Those that chose to speak were:

Fred Scheier – he talked about how important Live Streaming is today if you are able to do it. It keeps the residents informed at their convenience

Ernie Mann – The Town of Corinth Town Hall has a sound system that the Town of Greenfield is welcome to come look at

Rebecca Sewell – Maybe reach out to see if anyone in the community knows of anyone that does work like this. Rebecca also mentioned getting ahold of Ross Handler who at one time was willing to help with this system

Ron Deutsch – asked if the bids would be together or separate as they won't be done at the same time. Supervisor Gyarmathy stated that controversial topics that come before the boards which cause a large public turnout they like to have those meeting's over at the Community Center because it is larger, but the sound system is not very good over there and it is very hard to hear.

Cell Phone Service:

The Town would like to change cell phone carriers from Verizon to First Net. Vehicle tracking will be included next year as it wasn't budgeted for this year. The phones will be bought back so we won't have phone's just lying around. First Net is a First Responder Network that they have opened up to the Towns. Right now, our Verizon bill is roughly \$830.00 which will go down to roughly \$600.00. There will be a savings.

RESOLUTION #89 – 2026 APPROVAL TO CHANGE CELL PHONE CARRIES

Motion: Councilwoman Davis

Seconded: Councilwoman Ballou

RESOLVED, that the Town Hall approves of changing cell phone service from Verizon to First Net.

Vote: Ayes: 5 Gyarmathy, Johnson, Stacey, Davis, Ballou

Noes: 0

Motion Carried 5:0

Brookhaven Purchase:

RESOLUTION #90 – 2026 APPROVE PURCHASE FOR BROOKHAVEN GOLF COURSE

Motion: Councilwoman Johnson

Seconded: Councilman Stacey

RESOLVED, that the Town Board hereby approves the purchase from Emerich Associates for a Gould Water Pump with delivery & installation for \$10,234.80 for the Irrigation system at Brookhaven Golf Course.

Vote: Ayes: 5 Gyarmathy, Johnson, Stacey, Davis, Ballou

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Noes: 0

Motion Carried 5:0

Highway Purchase:

RESOLUTION #91 – 2026 APPROVE PURCHASE FOR HIGHWAY DEPARTMENT

Motion: Councilwoman Ballou

Seconded: Councilwoman Johnson

RESOLVED, that the Town Board hereby approves the purchase from H.L.Gage Sales for a 2027 International HV507 SFA Truck for \$325,296.92 which will arrive in 2028 for the Highway Department.

Vote: Ayes: 5 Gyarmathy, Johnson, Stacey, Davis, Ballou

Noes: 0

Motion Carried 5:0

Other Business:

The Dog Park seemed to be a big topic for the Town Board meeting. Several residents came out to listen or speak about their feelings about the Dog Park and the future of the Dog Park. Each resident was able to get a Town of Greenfield 5 Year Grounds and Parks Plan. This plan is a guide for what the Grounds and Parks would like to do and see done in the next 5 years. Each department head was asked to give the Town Board a 5-year plan of their department. This plan again is not set in stone and somethings may not get done. It is like a wish list that they can work on and do the things that can be done and budgeted for. There seems to be a high demand for the usage of the ball fields. The Dog Park is being relocated to the upper portion of the entrance to the ball fields. The field that is being used as the dog park will be turned into a softball field. Those that chose to speak were Louann Tetrault, Rebecca Sewell, Fred Scheier, Chaz Senecal and Marion Gyarmathy. The residents feel that the new dog park is smaller, concern for location to the road, has no shade and farther from the water hole that they go into and cool. Supervisor Gyarmathy suggested that we have Community Workshops regarding our parks so that we can get residents involvement and input resulting in what is best for the Community in whole.

Town of Greenfield 5-year Grounds and Parks Plan

Scope: To outline the next 5 years plan for Grounds and parks updates

Description: The Town of Greenfield currently owns and maintains 4 recreational parks on 4 different parcels of property. These recreation parks are used for Baseball, Basketball, Tennis, Pickleball, and

Soccer. The Town of Greenfield has 3 playgrounds, a Dog park and 4 sets of Walking trails at this location. There is also a Winter park with Cross Country Ski trails at one location. This plan is for capital improvements at all of our parks and grounds over the next 5 years with a ten-year plan also attached.

Middle Grove Park (Middle Grove Road):

2026 Fence installed with parking lot expansion and traffic pattern change. 2027 Pave Parking Lot (200 Spaces Estimated)

Porter Corners Park (Porter Corners Road):

2026 Quote to replace siding on concession Stand, 2027 Quote Batting cages at Field C and D, 2027 Upgrade Playground. 2028 - 2029 Pave roadway and parking lot

Greenfield Park (Brigham Road):

Pave park road and Install Small Dog Park area

Alpine Park (Towers Lane):

2026 Bathrooms installed at Pavilion and power finished with National Grid. 2027 Install Fence and parking area.

2026

- Porter Corners - Garage Door Openers for maintenance garage.
- Porter Corners - Quote 3rd Bay for maintenance garage.
- Porter Corners - Quote siding concession stand
- Porter Corners - Install Park gate, Fence upper Dog Park area
- Middle Grove - Install Fence, Purchase 8' x 12' Movable Shed
- Middle Grove - Finish Gravel parking lot

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- Alpine Park - Building Bathrooms Building and finish Power install
2027
- Middle Grove - Pave Parking Lot, Electric Sign in between Entrance and Exit, Replace Basketball Hoops, Power upgrade at the Pavilion
- Alpine Park - Fence Parking Area and 300' X 300' Dog Park, enclose back of Pavilion for Ski Shop, Start Ice Skating Rink
- Porter Corners - Quote Batting Cages at C&D Fields, Rebuild A Field
- Porter Corners - Start Playground rebuild
- Middle Grove - Quote Bathroom Building replacement, Quote Dog Park Area 100' X100'
2028
- Middle Grove - 100' X 100' Dog Park installed next to Pickleball Courts, Bathroom Building Installed
- Porter Corners - Quote Bathroom Building, Rebuild B Field, Install new Batting Cages on C&D fields
- Alpine Park - Build Ice Skating Rink, Finish Parking Area, Bonfire Area
- Greenfield Park - Finish Parking Area and Pave the Park Road
2029
- Middle Grove - Resurface tennis courts and Basketball Courts, Fence replaced on both
- Porter Corners - Rebuild Field C, Batting Cage for field A, Lights on C and D Field
- Alpine Park - Walking Trails, Pave Parking Area
- Greenfield Park - Walking Trails
2030
- Middle Grove Park
- Porter Corners Park - Lights on A and B field
- Alpine Park - Pickleball Courts
- Greenfield Park

Monthly Reports

The following monthly reports were given to the Town Board for review:

Town Clerk
Highway Department
Building and Grounds
Building Department
Brookhaven

Warrants

RESOLUTION #92 – 2026 AUDIT OF CLAIMS

Motion: Councilwoman Ballou

Seconded: Councilwoman Davis

RESOLVED, that the bills contained on Abstract #5 – 2026, have been reviewed by the Town Board and are authorized for payment in the following amounts:

General Fund:	Voucher: #386 through #499;	Total: \$136,489.05
Highway:	Voucher: #391 through #497;	Total: \$220,029.74
Brookhaven Park:	Voucher: #388 through #497;	Total: \$59,566.71
Trust and Agency:	Voucher: #9 and #10;	Total: <u>\$1,727.66</u>
Total:		\$417,813.16

Vote: Ayes: 5 Gyarmathy, Johnson, Stacey, Davis, Ballou
Noes: 0

Motion Carried 5:0

Supervisor Gyarmathy asked the public if they had anything to say or add in regards to the May 14th, 2026 meeting. No one had anything to say.

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Adjournment

RESOLUTION #93 – 2026 ADJOURNMENT

Motion: Councilman Stacey

Seconded: Councilwoman Johnson

RESOLVED, that the Town Board hereby adjourns the Town Board Meeting at 7:49 pm.

Vote: Ayes: 5 Gyarmathy, Johnson, Stacey, Davis, Ballou

Noes: 0

Motion Carried 5:0

Respectfully Submitted by:

Karen Downen, Town Clerk