



**Johnstown Common Council**  
**Business Meeting - Council Chambers, City Hall**  
**Monday, October 20, 2025 @ 6:00 p.m.**

**REPORTS FROM CITY LIAISONS**

Gloversville Johnstown Joint Sewer Board

Planning Board

Assessor

**GLOVERSVILLE-JOHNSTOWN JOINT SEWER BOARD  
MEETING MINUTES  
September 10, 2025**

**DRAFT**

Gloversville-Johnstown Joint Sewer Board held a meeting in the Boardroom of the Gloversville-Johnstown Joint Wastewater Treatment Facility (GJJWTF) on Wednesday, September 10, 2025. The meeting was called to order at 6:05 P.M.

**ROLL CALL**

Christopher Vose	Chairman
Bobbi Trudel	Vice Chair
Eric Parker	Secretary
Michael W. Stover	Member
John Rizzo	Member
Deanna Hitchcock	Member
Harry Brand	Manager-Wastewater Programs
Mark Levendusky	Laboratory Director
Ian Colvin Marincic	WWTP Engineering Technician
Darleen Gaugler	Principal Account Clerk
Hilary Ruzycky	Administrative Aide

**EXECUTIVE SESSION**

On a motion made by Ms. Trudel, seconded by Mr. Rizzo, carried six (6) in favor and none (0) opposed, the Board members, Manager Brand, and Principal Account Clerk Gaugler went into executive session at 6:06 P.M. to discuss NY Public Officers Law §105:1 – (d) discussions regarding proposed, pending or current litigation. On a motion made by Ms. Trudel, seconded by Mr. Parker, carried (6) in favor and none (0) opposed, the Board came out of executive session at 6:24 P.M. No action was taken.

**AUGUST 13, 2025 MEETING MINUTES**

The Board approved the August 13, 2025 regular meeting minutes on a motion made by Mr. Stover, seconded by Mr. Parker, carried six (6) in favor and none (0) opposed.

**CORRESPONDENCE**

The following correspondence was discussed: No. 17

**PLANT OPERATIONS**

**Whole Effluent Toxicity (WET) Testing**

Manager Brand reported an additional WET test was conducted on 8/4/25 for Chronic Invertebrate, as a follow up to an exceedance during the 3<sup>rd</sup> Quarter WET testing. The 8/4/25 WET test also exceeded the Action Limit of 1.3 for Chronic Invertebrate with a sample result of 21.2 TUc.

DEC's Toxicity Testing Unit program manager was contacted to discuss the exceedance, possible additional tests or actions to be taken, and potential sources of the toxicity. Microtox testing was recommended by DEC for toxicity screening and environmental risk assessment. A Priority Pollutants Report was provided to DEC including analysis of volatiles, semi volatiles, and pesticides. The manager of the DEC's Toxicity Testing Unit did make a point to inform us that she was very appreciative of our proactive aggressive approach in our efforts to find a source of the toxicity.

Discussion was held with AquaTOX Research, a testing lab specializing in freshwater toxicity testing services. AquaTOX suggested that organic chlorine might be forming. AquaTOX stated our facility is doing more testing than most facilities within the state. The next round of WET testing will occur in November 2025, at which time the lab will run two (2) composite samples side by side, one (1) chlorinated and one (1) dechlorinated.

### **Report of Noncompliance Event: Total Copper**

Manager Brand reported the lab report received on 8/21/25 listed a permit violation for Copper, Total limit from the 8/4/25 sample result of 30 micrograms/liter, with the permit limit at 17 micrograms/liter. The Pound limit was not exceeded. A Report of Noncompliance Event (5-day Report) was submitted to DEC on 8/21/25. At this time there has not been any further actions required by the DEC.

The facility has continued to increase sampling at industries and throughout the facility's treatment process to identify and eliminate the Copper source. No direct source has been identified to date. It was noted the facility flow is abnormally low at 4.3 MGD, which could influence Copper concentration. Staff is also investigating a metal precipitant chemical for addition to the plant process to increase Copper removal capacity.

### **NY Alert Notification**

Manager Brand reported a pump drain line failed in the CAST Headworks Building on 9/2/25 at 12:45 P.M. The failure resulted in partially treated dairy washwater exiting the building and running along the paved roadway to the embankment of the Cayadutta Creek. The event lasted approximately 15 minutes with an estimate of 50 gallons of washwater reaching the creek embankment. There was no visible evidence of the washwater reaching the stream. The pump was secured and isolated, all standing washwater was hosed back to the facility's process drains. The broken pipe was removed and drain lines for both pumps were reconfigured to prevent future failure. Chief Operator Yaggle submitted a NY-Alert incident report on 9/2/25. Manager Brand submitted a Report of Noncompliance Event (5-day Report) to DEC on 9/3/25.

### **Odor Complaint**

Manager Brand reported a resident from S. Melcher Street in Johnstown filed an odor complaint by phone around 9:08 P.M. on 8/13/25. On 8/14/25, Manager Brand phoned the resident and reported the complaint to DEC. The complaint was posted to the Odor Complaint Log on the GJJWTF website. No specific odor source could be identified.

### **Award Bid: Ferrous Chloride**

Manager Brand reported a bid opening for the supply and delivery of ferrous chloride was held on September 2, 2025. Bid specifications were sent to four (4) potential bidders. Two bids were received; one (1) bid from PVS Technologies at \$1,573.00/dry ton, and one (1) bid from Kemira Water Solutions at \$1,953.00/dry ton.

Manager Brand and Chief Operator Yaggle reviewed past bid documents from both PVS and Kemira. In September 2019, the ferrous chloride contract was awarded to PVS. Issues with plugged pumps began shortly after using the PVS product. Tank cleanings were required twice due to numerous problems with solids. It was determined that the awarded bid failed to meet the bid specifications for impurity and 1% hydrochloric acid (HCL). PVS confirmed their product has not changed since the 2019 contract. PVS did annotate on their 2025 bid that their product had the potential of a free acid level as HCL up to 6%, which exceeds the bid spec of not to exceed 1%.

Manager Brand recommended awarding the ferrous chloride bid to Kemira Water Solutions due to successful past product performance and satisfying the required bid specs. On a motion made by Mr. Rizzo, seconded by Mr. Stover, carried six (6) in favor and none (0) opposed, the Board accepted the bid proposal from Kemira Water Solutions Inc. for a two (2) year contract for the supply and delivery of ferrous chloride, at \$1,953.00/dry ton.

### **Sewer Trunkline**

Manager Brand reported on 8/26/25 Precision Industrial Maintenance successfully cleared root infiltration obstructing sanitary sewer flow and causing surcharging during high flow events at Manhole #100 in Johnstown. Precision jetted the trunkline from Manhole #99 to 100 with a new sled and larger jet head designed for the project. Solid roots were cleared from several joints, and the final camera inspection revealed the jetting was successful. Manager Brand suggested lining the section during future sewer rehabilitation projects.

## BUDGET/PURCHASE/AUDIT

### **New Insurance Carrier**

Manager Brand reported the City of Johnstown recently switched insurance carriers from NYMIR to Gallagher Insurance. Manager Brand expressed concern as the GJJWTF is insured under the City's policy, but GJJWTF was not made aware of the broker/underwriter change until a recent request from GJJWTF for insurance renewal cards was made to what they believed was their current broker and was informed they were no longer our broker. Manager Brand requested and recently met with an agent from Gallagher to discuss continuity of coverage, rates, and carrier contacts. Gallagher provided updated insurance cards for vehicles and will be assembling and providing a physical binder of coverage, and a contact list. The policy premium and the GJJWTF share of that premium has not been determined.

## PERSONNEL

### **New Staff Update**

Manager Brand reported two (2) Operator Trainees and one (1) Attendant have begun employment as approved at the August Sewer Board meeting, with the new Lab Tech starting next week. All the new employees are training and performing well to date.

### **WWTP Attendant Appointment: Owen Chizek**

Manager Brand reported WWTP Operator Trainee Owen Chizek requested to leave his position for appointment to a WWTP Attendant. On a motion made by Mr. Parker, seconded by Mr. Stover, carried six (6) in favor and none (0) opposed, the Board approved the appointment of Owen Chizek to WWTP Attendant, effective near the end of September depending on scheduling.

### **WWTP Operator Trainee Leave of Absence: Victor Rzesos**

Manager Brand requested approval for a leave of absence for WWTP Operator Trainee Victor Rzesos. Mr. Rzesos is currently out of work on a non-work related injury, and expects to be away from work for the next six (6) weeks. On a motion made by Ms. Trudel, seconded by Mr. Rizzo, carried six (6) in favor and none (0) opposed, the Board granted a leave of absence for WWTP Operator Trainee Victor Rzesos, with the start date based on the Manager's discretion.

### **WWTP Operator Trainee Temporary Appointment: Brandon Smith**

Manager Brand requested approval for the temporary appointment of WWTP Attendant Brandon Smith to the position of WWTP Operator Trainee to fill the leave of absence granted to Victor Rzesos. On a motion made by Ms. Trudel, seconded by Mr. Parker, carried six (6) in favor and none (0) opposed, the Board authorized the temporary appointment of Brandon Smith to the position of WWTP Operator Trainee to fill a leave of absence, and to grant Brandon Smith a leave of absence from his current WWTP Attendant position.

## ATTACHMENTS

### **Resolution No. 2025-05**

On a motion made by Mr. Parker, seconded by Mr. Stover, carried six (6) in favor and none (0) opposed, the Board approved Resolution No. 2025-05. *Appointment of Bank Account Signatories, including the City of Johnstown Acting City Treasurer.*

Wastewater Programs Report, Annual Trends/Comparison Report, and 2025 O&M Expenditure Reports were reviewed per Attachments No. 2, 3, & 4.

### **Approve Abstract #9**

O&M purchase orders and disbursement sheets totaling \$239,029.64 were approved for payment on a motion made by Mr. Parker, seconded by Mr. Stover, carried six (6) in favor and none (0) opposed.

## OLD BUSINESS

### **Updated Sewer Use Rate Model**

Manager Brand reported staff from Barton & Loguidice toured the facility's buildings and grounds on 9/3/25. Barton & Loguidice is working to provide an updated and simplified Sewer Use Rate Model for the facility by March 2026. An example of the rate model developed by Barton & Loguidice for the City of Onieda was reviewed as a potential design template.

### **Fire Alarm: DAFT Building Zone**

Manager Brand reported the Johnstown Fire Department was dispatched to the facility on 8/4/25 around 7:30 A.M. because another false alarm originated from the DAFT Building zone. Maintenance staff replaced another faulty heat sensor in the DAFT Building. The alarm system is back to normal operation.

### **Bottled Beverage Industry**

Manager Brand reported he and Lab Director Levendusky participated in a conference call with the new bottled beverage manufacturing industry coming to the Tryon Industrial Park. Discussion was held to finalize their monitoring station and sampling plans. Installation of an open-channel flume will facilitate sampling, and billing will be based on total outflow. The industry plans to be operational within 1 year of breaking ground.

### **Outside City Sewer User Rates**

Manager Brand reported the City of Gloversville Water Department was contacted to inquire if billing was adjusted for Users outside of the City sewer system, as discussed at the April Joint Sewer Board meeting and public hearing. The rate for Users outside of the City sewer system is two (2) times the current rate charged to City Users, with the exception of Fulton County Sewer District #5. Industry shall be billed at twice the in-city rate. The water department confirmed they have not modified the billing to date, and they are working to gather a complete list of outside City Users. Principle Account Clerk Gaugler requested a copy of the outside City User list when it becomes available. GJJWTF will be working with the City of Gloversville Water Department to determine the amount due to their failure to properly bill outside City Users back to April 2025.

### **FAGE Acid Whey Anaerobic Digestion & Biogas Project**

Chairman Vose reported he and Manager Brand participated in a meeting at FAGE Dairy on 9/9/25 to discuss a Feasibility and Evaluation Study for the proposed Acid Whey Anaerobic Digestion & Biogas Project. The project would increase the current annual maximum acid whey digestion capacity at GJJWTF from around 30 MGY to 90 MGY. FAGE requests the GJJWTF proceed with the process of bidding and awarding an engineering firm to prepare the Feasibility and Evaluation Study. FAGE confirms they will pay the full cost for the engineering study. A formal Letter of Intent will be submitted by FAGE detailing their request. Manager Brand was tasked with developing a Request for Qualification (RFQ) to gain information from engineering firms on experience and capability to provide the study.

On a motion made by Ms. Trudel, seconded by Mr. Parker, carried six (6) in favor and none (0) opposed, the Board authorized Manager Brand to prepare a Request for Qualification (RFQ) for engineering firms to provide a Feasibility and Evaluation Study for increased whey capacity of approximately 56 MGY at the GJJWTF, and to share the RFQ with FAGE Dairy prior to distribution.

### **MEETING ADJOURNED**

There being no further business, the meeting was adjourned at 8:11 P.M. on a motion made by Ms. Trudel, seconded by Mr. Parker, carried six (6) in favor and none (0) opposed.

The next regular meeting will be held on Wednesday, October 8, 2025 at 6:00 P.M.

Respectfully submitted,

Eric Parker, Secretary  
Gloversville-Johnstown Joint Sewer Board



**MEETING ADJOURNED**

There being no further business, the meeting was adjourned at 1:15 P.M. on a motion made by Mr. Stover, seconded by Mr. Parker, carried five (5) in favor, one (1) absent, and none (0) opposed.

The next regular meeting will be held on **Wednesday, October 8, 2025, at 6:00 P.M.**

Respectfully submitted,

Eric Parker, Secretary  
Gloversville-Johnstown Joint Sewer Board



# City of Johnstown

Meeting: Planning Board  
 Date: Tuesday, September 2, 2025  
 Time: 4:00 p.m.  
 Location: Conference Room, City Hall  
 Presiding Officer: Peter Smith, Chairman

Meetings are broadcast using Facebook Live. The public is able to view the meeting from the official City of Johnstown Facebook page: [City of Johnstown, New York](#)

The proceedings of meetings are taped for the benefit of the City Clerk; the minutes are not a verbatim record of the proceedings; therefore, the minutes are not a word-for-word transcript.

## Planning Board Meeting Minutes

- **CALL MEETING TO ORDER**
- **MEMBERS IN ATTENDANCE**

		PRESENT	ABSENT / EXCUSED	LATE
Peter Smith	Board Member, Chairman	X		
Chandra Cotter	Board Member		Excused	
Terri Easterly	Board Member	X		
Betsy Camarra	Board Member	X		
Roberta Thomas	Board Member	X		4:09
Michael M. Albanese	City Attorney		Absent	
Christopher J. Vose	City Engineer	X		
Larry O'Regan	Fire Chief	X		
Carrie M. Allen	City Clerk	X		
Cody Logan	Deputy City Clerk	X		
Scott Jeffers	Council Liaison	X		

### APPROVE MINUTES

Meeting – [August 5, 2025](#)

#### Action Taken

Motion:	Board Member	Easterly	Ayes:	3	Absent:	2 (Cotter, Thomas)
Seconded:	Board Member	Camarra	Noes:	0	Abstain:	0

### PUBLIC HEARINGS

#### ITEM #1: [Lexington Center](#)

Opened: 4:01 pm / Closed: 4:01 pm  
 - No one present, no comments received

#### ITEM #2: [Reliable Storage](#)

Opened: 4:01 pm / Closed 4:02 pm  
 - No one present, no comments received

### SITE PLANS

- ITEM #1: Lexington Center
  - No further plans were submitted regarding demolition or engineering.
  - Tabled until October 7<sup>th</sup> or until we receive documents
- ITEM #2: Reliable Storage

#### Negative Declaration

Motion:	Board Member	Camarra	Ayes:	3	Absent:	2 (Cotter, Thomas)
Seconded:	Board Member	Easterly	Noes:	0	Abstain:	0
Discussion:	None					

#### Approve Site Plan:

Motion:	Board Member	Camarra	Ayes:	3	Absent:	2 (Cotter, Thomas)
Seconded:	Board Member	Easterly	Noes:	0	Abstain:	0

Discussion: One year to complete project or ask for extension

**SITE PLAN REVIEW - REVISIT**

• ITEM #1: Kab's Sports Park

- Received option letter from owner in order to enter in to discussions

Use Variance Approval - Request Use Variance as area is currently zoned Industrial

Motion:	Board Member	Easterly	Ayes:	4	Absent:	1 (Cotter)
Seconded:	Board Member	Camarra	Noes:	0	Abstain:	0
Discussion:	None					

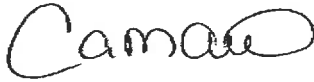
- No issues with Code Enforcement or Engineer's Office. Code Enforcement will need construction plans to move forward with project. Can also do a site inspection and see what they need to do in order to fulfill obligations.
- Public Hearing scheduled for Tuesday, October 7<sup>th</sup> @ 4pm
- Can revisit Site Plan approval at that time

**ADJOURN**

*Time:* 4:15 pm

Motion:	Board Member	Camarra	Ayes:	4	Absent:	1 (Cotter)
Seconded:	Board Member	Easterly	Noes:	0	Abstain:	0

Respectfully Submitted,



Carrie M. Allen, City Clerk



# City of Johnstown

## Assessor's Office

Tina K. Dimitriadis  
PO Box 160, 33-41 East Main Street  
Johnstown, New York 12095  
Phone: (518) 736-4015 • Fax: (518) 762-4939  
[assessor@cityofjohnstown.ny.gov](mailto:assessor@cityofjohnstown.ny.gov)

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## ASSESSOR REPORT October 20, 2025

- New homeowners need to register for the STAR Credit at [www.tax.ny.gov/star](http://www.tax.ny.gov/star) or call 518-457-2036.
- For any questions regarding STAR Credit checks, please call the STAR Credit hotline at 518-457-2036.
- As a reminder, anyone eligible for the Enhanced STAR in 2026 will automatically be registered by the Office of Real Property Tax Services.
- The Assessor's Office continues to work on the 2026 roll.