



Pursuant to NYS Executive Order 202/2020 issued by the Governor, the Town Board of the Town of Cortlandt is holding meetings virtually via a platform known as Zoom. The public can observe the meetings in real time and they are recorded as usual and posted on the Town Website.

A full audio/video recording of this meeting is available at www.townofcortlandt.com

A **Regular Meeting** of the Town Board of the Town of Cortlandt was conducted on October 20, 2020, 7:01 p.m. **via Zoom**. The following elected officials and appointed staff were in attendance:

LINDA D. PUGLISI	Supervisor
FRANCIS X. FARRELL	Councilmember
DEBRA COSTELLO	Councilmember
RICHARD BECKER	Councilmember
JAMES CREIGHTON	Councilmember

Also present:

TOM WOOD	Town Attorney
MICHAEL CUNNINGHAM	Deputy Town Attorney
LAROUÉ ROSE SHATZKIN	Town Clerk
CHRISTINE B. COTHREN	Deputy Town Clerk - ABSENT
PATRICIA ROBCKE	Comptroller
MICHAEL PREZIOSI	Director, DOTS
CLAUDIA VAHEY	Human Resources Coordinator
STEPHEN FERREIRA	Director, DES
TINA TOBACK	Senior Office Assistant

MEETING CALLED TO ORDER

The meeting was called to order at 7:01 p.m.

PLEDGE TO THE FLAG

Supervisor Puglisi led all in attendance with a Pledge to the Flag.

SUPERVISOR'S PROCLAMATIONS & REPORTS

Supervisor Puglisi indicated that she attended a conference call with Con Edison that day along with Director of DES Stephen Ferreira and his Deputy, Brent Van Zandt. The call was to discuss the many grievances regarding restoring power during the storm this summer. About 6 thousand homes were without power, some for 8 days. Con Edison does not bring in the outside mutual aid crews fast enough. If they did, it would restore power in a timely fashion and the Town would be applauding them.

The Supervisor discussed that yesterday, the annual golf outing was held. All the proceeds go to the front line first responders in our community. Thanks to Deputy Director for Recreation Ken Sherman for orchestrating this.

Albany Post Road has seen improvements in the last several months and was paved by NYSDOT. This Town Board has been lobbying for repaving for a long time and the State did a good job. Paving ran from border of Village of Buchanan down to Croton-on-Hudson. Additionally, 6 decorative street lamps have been installed in that area.

The Veteran Banners are also up in the same area and people who want to participate can contact Dianne Carrol in the Supervisor's Office. The Town is planning to extend the program up to Oregon Road as well, due the high interest in this important project to honor our veterans.

Finally, the next section of sidewalks have been installed in that area as well. There have been lots of improvements and there are more to come.

Many events had to be cancelled because of the COVID-19 Pandemic, but the 5k run is happening on October 31,2020 and kicking off at Cortlandt Waterfront in Verplanck. There are no indoor Halloween Youth Parties, but there will be two drive in movies available at no charge to the residents. The movies will take place at the Community Center off Westbrook Drive.

The Census is now complete and Cortlandt had a seventy-five percent participation rate, up 3 percent from the 2010 census. Many thanks to our Planner, Chris Kehoe.

The Supervisor revealed she has been working on 2021 Budget with Comptroller Patty Robcke. The Town is in good financial shape and will come in close to a zero increase. The Town has a good fund balance for any emergencies that may arise. A taping of the details and particulars of the budget is scheduled for October 29. The Town Board will then discuss the budget and have workshops, and the budget will be voted on in December.

The Supervisor asked the public to please continue to wear face masks because the positive cases are starting to rise regionally and the Town needs to continue to be vigilant, especially coupled with the beginning of flu season. Since the beginning of the pandemic there have been 1,033 cases in Cortlandt.

ROLL CALL

On a roll call attendance taken by Town Clerk Shatzkin, all Town Board members indicated their presence.

TOWN BOARD REPORTS

Councilmember Creighton gave his report **OF NOTE:**

Councilman Creighton discussed the vote on Port Cortlandt last night and thanked the community for their participation. The community made their voices heard and the town has received a grant for other projects on the property. The Town Board remains committed to bringing jobs and economic development, including long-term revenues for the Hen Hud School District especially, while preserving waterfront access. Councilman Creighton stated he is looking forward to engaging the community productively through the LWRP process.

Councilman Creighton thanked Supervisor Puglisi for asking him to help with Exec order 203 and community policing after the death of George Floyd. Westchester County Executive George Latimer has formed a working group and now thanks to the Governor's order, every local government in the state with a police force will be developing a police reform plan with community input. Cortlandt no longer has its own police force, saving us millions of dollars. The Town currently use NYS Police, Westchester County Dept of Public Safety, and further supplements during the summer with parks police. County Legislator Colin Smith is part of the Westchester County Police Reform and Reimagining Task Force. One of the forums is being held at the Muriel Morabito Community Center from 6pm to 8pm on October 27th. Cortlandt is one of two municipalities who contract with the County Police, who mostly otherwise patrol the parks and parkways. This project is not to criticize police, the Town salutes those who put on a uniform every day to protect us. Citizens should reach out if they would like to participate.

Councilmember Costello gave her report **OF NOTE:**

Councilwoman Carter thanked the community again for being patient with the Town Board and sharing their thoughts about Port Cortlandt. Councilwoman Carter clarified that the Board stood unified and ready to vote the project down. However, since AKRF withdrew their application, there was nothing to vote on. The Town Board follows a process for any developer or business who wants to work with the Town. Councilwoman Carter stated she is looking forward to what comes next on the property.

Councilwoman Carter shared that on Thursday 10/29 St. Vincent Hospital and the Cortlandt Community Coalition is having a free Virtual Overdose Prevention Training. This course is worth saving a life.

Finally, Councilwoman Carter thanked the Board for their work together over the last few months, and the ability to respectfully agree to disagree and come together in the end. Thank you to the Verplanck Resident's Association for working with the Town.

Councilmember Becker gave his report
OF NOTE:

Councilman Becker discussed the Department of Technical Services' item on the agenda regarding the Toddville School, which will be converted into an ALS center. The EMS workers are a team without a home and have been operating out of trailers. The Hospital was kind enough to donate this building and property and now the Town Board has to begin the process of analyzing whether it can be renovated or needs to be torn down.

EMS is so important to our community. In Medicine, time is life. The time it takes to get care is a major determinant of the outcome. Cortlandt EMS has a wonderful reputation for a 6 minute response time, which is excellent. This will improve that even further. The Town Board will set up a mechanism for funding this long term and will work with the ALS people to create a center of excellence.

This evening the Town Board will receive and file from two developers involved in MOD. This is not an endorsement. MOD is an excellent concept but the Board hears the comments from the community that it is too large and some parts were not relevant. The applicants will present a much scaled-back version at the Worksession on the 22nd of October at 7:00 PM for further consideration and comments. The public will have lots of opportunity to weigh in.

The Zoning Text amendments on the agenda this evening will be deferred until next month, Councilman Becker stated this issue is near and dear because he worked on Zoning Board. The goal is to streamline many issues that homeowners come in with, and make it simpler to get these things done. The Zoning has some nebulous areas, including non-conforming properties. However, these properties exist and this will clarify what they can and can't do and make the process more simple. This should be a much improved Zoning Code.

Councilmember Farrell gave his report
OF NOTE:

Councilman Farrell discussed that he has several projects he is working on. Asked Councilwoman Carter about how to replace the Narcan Kits because the training is virtual.

Councilwoman Carter explained that the original card in the current set allows for a refill at many pharmacies and that Coleen Anderson will also have more information.

Comptroller Patty Robcke interjected that after the training, kits will be available at CVS, and Councilman Creighton further added that Hudson River Healthcare will also replace kits for blue card holders.

APPROVAL OF THE MINUTES

Approve the Minutes for the September 14, 2020 Special Meeting.

Councilwoman Costello made a motion to approve the above Minutes, seconded by Councilman Becker with all voting **AYE**.

PUBLIC HEARINGS

1. Public Hearing to consider Zoning Text Amendments
 - a. Close Public Hearing
 - b. Adopt a Negative Declaration
 - c. Adopt Resolution

Town Attorney Tom Wood explained that the Legal Department is working on the language and that there have been some great discussions on the complexity of corner and front lots. The hearing will be adjourned next month.

Deputy Town Attorney Michael Cunningham further elaborated that from time to time, Town Staff may suggest improvements to the Zoning Code to the Town Board. These changes are currently being worked on to promote economic development. Many applications will no longer have to go before the Planning Board. Homeowners on non-conforming and corner lots will have more flexibility.

Councilmember Becker made a motion to adjourn the Public Hearing to the November 10, 2020 Meeting, seconded by Councilmember Creighton with all voting **AYE**.

2. Public Hearing to consider an Increase of Improvements for the Dickerson Pond Sewer District.
 - a. Close Public Hearing

RESOLUTION NO. 245-20 RE: Adopt a Negative Declaration

RESOLUTION NO. 246-20 RE: Adopt Public Interest Order

RESOLUTION NO. 247-20 RE: Adopt Bond Resolution

Supervisor Puglisi recused herself from the above proceedings due to the fact that she lives in the involved area and turned things over to Deputy Supervisor Richard Becker.

Town Attorney Tom Wood explained that this Public Hearing had been held previously, and that the Town had agreed to purchase from Toll Brothers a stand-alone Sewer Treatment Plant for the Valeria Complex in the Town. Only those residents who benefit from this plant will pay for the cost of purchasing it. This public hearing finalizes the process of allowing the Town to borrow 1.9 Million Dollars to acquire the plant on behalf of the Dickerson Pond Sewer district. The Town has secured the Bond Anticipation note at a very low interest rate. The rates will be maintained for the residents with no increase. The closing has been scheduled for just before Thanksgiving.

Councilman Creighton made a motion to adopt the above, seconded by Councilman Farrell. The Board was polled as follows:

Councilwoman Carter	AYE
Councilman Creighton	AYE
Councilman Farrell	AYE
Councilman Becker	AYE
Supervisor Puglisi	RECUSED

The motion passed by a vote of 4 AYES.

HEARING OF CITIZENS – AGENDA ITEMS ONLY

REPORTS

Receive and File the following:

For the month of September from the Office of the Aging, Receiver of Taxes, Purchasing Department and the Office of the Town Clerk.

3rd Quarter Report for DOTS – Division of Code Enforcement

OLD BUSINESS:

Receive and File the following:

1. Memorandum from Zarin & Steinmetz re FEIS for MOD.
2. Memorandum from Gyrodyne re FGEIS for MOD
3. Letter from NYS Department of Transportation confirming that the Town of Cortlandt is in compliance with Title VI.

NEW BUSINESS

Receive and File the following:

1. *Draft* Police Report from Supervisor Linda Puglisi to submit to the County Executive and Governor, AS AMENDED.
2. Petition from Town of Somers to the Westchester County Board of Legislators to Extend the Peekskill Hollow Sewer District; Refer to Legal, DOTS and DES.

Councilman Farrell made a motion to receive and file the above, seconded by Councilwoman Carter with all voting **AYE**.

RESOLUTIONS

RESOLUTION NO. 248-20 RE: Establish a Montrose/Verplanck/Buchanan Task Force with representatives from various local groups for consideration of numerous properties and vacant land for reuse and development.

RESOLUTION NO. 249-20 RE: Accept \$3.2 million EDA grant with thanks to Congresswoman Nita Lowey for infrastructure and planning in the hamlet of Verplanck.

RESOLUTION NO. 250-20 RE: Authorize two outdoor drive-in movies on October 24th and October 30th at no charge to residents.

RESOLUTION NO. 251-20 RE: Authorize a License Agreement with the County of Westchester for the area known as Maple Avenue Park.

1. Agenda Items for DOTS:

RESOLUTION NO. 252-20 RE: Authorize extension of Animal Control Contract until December 31, 2021 with option to extend for another calendar year.

RESOLUTION NO. 253-20 RE: Approve Consultant Contract for Environmental and Structural Analysis for 3 Locust Avenue, Former Toddville School.

RESOLUTION NO. 254-20 RE: Authorize DOTS to request Surveying Services for two Town of Cortlandt Sewer Projects.

2. Agenda Items for DES:

RESOLUTION NO. 255-20 RE: Authorize the purchase and installation of GPS Units into DES Vehicles.

RESOLUTION NO. 256-20 RE: Amend Resolution 241-20 to reflect that a Handicap Parking Space is approved on 7th Street in Verplanck.

RESOLUTION NO. 257-20 RE: Amend Resolution 232-20 and re-affirm Dan Bizzoco's Appointment to the Assessor's Office.

Councilwoman Costello made a motion to adopt the above resolutions, seconded by Councilman Becker with all voting **AYE**.

Supervisor Puglisi discussed that the Town Board is very excited to work with Montrose, Buchanan and Verplanck on the numerous properties that are vacant land or have the potential for re use.

Congresswoman Nita Lowey who has been a great friend to the Town of Cortlandt and the Town is so grateful. The 3.2 Million Dollar Economic Development Grant for the Hamlet of Verplanck is thanks to her.

Director of DOTS Michael Preziosi mentioned that his department is preparing to begin the design of a paramedic headquarters at the former Toddville School – the Resolution approved tonight allows for an environmental and structural analysis. Two sewer projects will be progressing, including the Montrose Business District (Route 9A) and the second is an extension of the Cortlandt Blvd Sewer Improvement Area, heading up East from Regina Avenue toward the Yorktown border on Lexington and that will eventually benefit commercial and residential properties along the Route 6 Boulevard.

Director of DES Stephen Ferreira mentioned the need for GPS units in the vehicles as a management tool for snow plowing and other projects. They are expandable to have cameras in the future.

ADDITIONS TO THE AGENDA

NEW BUSINESS

Receive and File the following:

1. Letter from Scenic Hudson, Inc. requesting Resolution in Opposition of Danskammer gas-fired power plant, and Report from Director of DOTS regarding same; Refer to Legal.

RESOLUTIONS:

RESOLUTION NO. 258-20 RE: Authorize Settlement of a Tax Certiorari with Shoprite Supermarkets Inc. #202/Croton Enterprises LLC.

RESOLUTION NO. 259-20 RE: Authorize a settlement with respect to Greitzer v. Town of Cortlandt.

RESOLUTION NO. 260-20 RE: Authorize Acadia to convey Unimproved Portion of Baker Street to Pondview Commons.

RESOLUTION NO. 261-20 RE: Authorize DOTS to obtain quotes and purchase materials for the Cook Pool Snack Bar.

RESOLUTION NO. 262-20 RE: Authorize the Town Justice Court to apply for a Grant.

RESOLUTION NO. 263-20 RE: Authorize the temporary closure of a portion of Laurie Road on Saturday, October 31, 2020.

RESOLUTION NO. 264-20 RE: Appoint Cydreika Weisner to the title of Assessment Clerk in the Assessor's Office.

RESOLUTION NO. 265-20 RE: Authorize a Leave of Absence under FMLA for a Youth Center Employee.

RESOLUTION NO. 266-20 RE: Authorize an intermittent Leave of Absence under FMLA for a DES Employee.

Town Attorney Tom Wood explained that the Tax Certiorari is with the Shoprite in Croton and the exposure for the town is approximately \$6500.

Councilwoman Carter asked for clarification on the purchase of the materials for the Charles Cook Snack Bar and that the Resolution this evening is really for Authorization to Bid on the materials and that there would be a second vote in order to approve the bids for purchase, hopefully at the November meeting.

Director of DOTS Michael Preziosi confirmed, and explained that some materials have a long lead time, so DOTS and Purchasing will be working closely together to try and get those materials ordered as soon as the Board approves the Bids.

Councilman Becker moved to adopt the above, seconded by Councilman Creighton. All voted AYE.

BUDGET TRANSFERS - NONE

REPORTS FROM VARIOUS DEPARTMENTS

REPORTS FROM STANDING & SPECIAL COMMITTEES

SECOND HEARING OF CITIZENS

Councilman Creighton made a motion to adjourn the meeting seconded by Councilman Farrell with all voting **AYE**.

The meeting adjourned at 7:57 PM

ADJOURNMENT

NEXT TOWN BOARD MEETING

November 2, 2020 at 7:00 pm
www.townofcortlandt.com

Respectfully submitted,

Laroue Rose Shatzkin
Town Clerk