

A **Regular Meeting** of the Town Board of the Town of Cortlandt was conducted on **August 16, 2022** with the following elected officials and appointed staff in attendance:

RICHARD H. BECKER	Supervisor
FRANCIS X. FARRELL	Councilmember
CRISTIN JACOBY	Councilmember
ROBERT MAYES	Councilmember
JAMES CREIGHTON	Councilmember - ABSENT

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
EMMA GIOVINCO	Senior Office Assistant
TINA TOBACK	Senior Office Assistant

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MEETING CALLED TO ORDER

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

PLEDGE TO THE FLAG

SUPERVISOR'S PROCLAMATIONS & REPORTS

Supervisor Becker spoke about the loss of the Town Assessor, Thomas J. Waitkins. Tom had many great qualities as a person, colleague, and family member. Tom was an invaluable part of the Town management team, and was considered an expert Assessor in the region. Supervisor Becker extended his deepest condolences to Tom's family, friends, and colleagues. The meeting this evening will close in his memory.

Supervisor Becker honored Deb Milone, Hudson Valley Gateway Chamber of Commerce, and many other local boards and clubs. She is retiring and will be greatly missed.

Supervisor Becker also honored Adrian Hunte who was a member of the Town of Cortlandt Zoning Board of Appeals from 2008 to 2022. Councilman Farrell read the proclamation and spoke very highly of Ms. Hunte.

Supervisor Becker mentioned the art work on the walls in the meeting room. He further explained that the art work is all from Town residents, and that there was such an interest in this project, the Town hired an art curator.

Supervisor Becker stated that the Town decided to form a committee that will be meeting after Labor Day to discuss and decide what is the best way to accomplish a more permanent repair for the Charles J. Cook Pool. The Town will be hiring a company that specializes in rejuvenating older pools. He thanked Steve Ferreira, Dir. DES and his staff for all their hard work in repairing and getting the pool ready for the 2022 summer season under such unfortunate circumstances.

Supervisor Becker mentioned the CHOP program for discounted heating oil.

Supervisor Becker stated that the In-Rem process was going to begin. There are about 5 properties that are going up for sale. There will be a professional auction house handling the sale, and will be advertised soon.

Supervisor Becker stated that the Town will be hiring surveying services for the Cortlandt Waterfront Park. This will always remain a Town park and they will hopefully be adding an amphitheatre that will be a permanent structure.

Supervisor Becker mentioned the following events that are coming up in the Town: Cortlandt Family Fun Day and fireworks on 9/10/22, Tri-Village 911 ceremony at Croton landing on 9/11/22 at 1:00 p.m., Mohegan Lake Fire Department 100th anniversary parade on 9/17/22, and the Road Knights Car Show on 9/18/22 at the Cortlandt Waterfront Park.

ROLL CALL

Laroue Rose Shatzkin, Town Clerk took roll call, and all Town Board members were present.

TOWN BOARD REPORTS

Councilperson Robert Mayes gave his report OF NOTE:

Councilman Mayes also wanted to share his condolences with the Waitkins family. Tom Waitkins was a well respected, professional, and will be greatly missed.

Councilman Mayes stated that he attended by Senior Citizens picnic at Charles Cook Pool. It was a beautiful day, a great event. He thanked the staff who worked on this event.

Councilman Mayes also attended the Eagle Scout ceremony for four young men from the Town, and praised their great dedication for their Eagle Scout projects.

Councilman Mayes attended the Indian Point Joint Board meeting, and will continue to keep apprised of the decommissioning process.

Councilman Mayes urged people to come out and attend Family Fun Day in September.

Councilperson Cristin Jacoby gave her report

OF NOTE:

Councilwoman Jacoby congratulated Adrian Hunte and Deb Milone on their hard work for the community. She announced that they were going to appoint 3 new members to the Zoning and Planning Board this evening, and that there were still openings for Zoning Board alternate. She thanked all those who came out to interview thus far, and was impressed by the candidates.

Councilwoman Jacoby expressed her sympathy for the loss of Tom Waitkins. She also wanted to comment on how impressive the Town staff is in keeping the Town government running during such a difficult time.

Councilperson Frank Farrell gave his report

OF NOTE:

Councilman Farrell stated that the Town was very fortunate in finding a temporary Assessor to fill the vacancy of Tom Waitkins.

Councilman Farrell wanted to comment on the agenda items to receive, file, and accept Independent audit for Town of Cortlandt, and Justice Court. He is very proud of the Comptroller and Town staff. The Town is in an excellent financial state.

Councilman Farrell commented on the Resolution for the Town to hire a professional auction company to handle In Rem property auction. He stated that the Town takes every step possible to help residents with this difficult situation. The residents will have until the last minute possible to be able to rectify the situation.

Councilman Farrell also wanted to recognize the great work that Tom Waitkins did for the Town, and to mention that he was a genuinely nice person, and will be missed by all.

APPROVAL OF THE MINUTES

Councilperson Jacoby made a motion to adopt the minutes for the July 19, 2022 Regular Meeting, seconded by Councilperson Mayes with all voting **AYE**.

PUBLIC HEARINGS

HEARING OF CITIZENS – AGENDA ITEMS ONLY

REPORTS

Receive and File the following:

For the month of July 2022 from the Office of the Aging, Purchasing Department, Receiver of Taxes and the Town Clerk.

OLD BUSINESS:

Receive and File the following:

1. Correspondence from Ryan Main, LLC regarding petition for Zoning Text Amendment and Application to Amend Special Permit; Refer to Legal and Planning.
2. Response to Referral – Memorandum from the Director of DOTS regarding Greater Teatown Area Zoning.
3. Response to Referral – Memorandum from the Director of Planning regarding Greater Teatown Area Zoning.
4. Response to Referral – Memorandum from the Director of DOTS regarding Release of Right-of-Way near 249 Kings Ferry Road. (~~See Resolution Number 5~~) AS AMENDED

Supervisor Becker stated that item #1 from Ryan Main, LLC is the builder asking to put 13 additional units, located on Route 6 next to the Cortlandt Town Center. This is just to receive, file, and refer to our Town departments for their input on the request.

Supervisor Becker stated that item #2 is referring to a proposed building moratorium in the Teatown area. This is another receive, file and will be referred out to various departments ie. DOTS, Planning, Open Space Committee .

Supervisor Becker asked that Deputy Town Attorney Michael Cunningham explain.

Michael Cunningham stated that this is a request from a potential resident purchasing 249 Kings Ferry Rd. to purchase the Town Right-of-Way. This will be looked into by the various departments and will report back to the Town the best way to proceed.

NEW BUSINESS:

Receive and File the following:

Councilperson Mayes made a motion to Receive and File the above correspondence, seconded by Councilperson Jacoby with all voting **AYE**.

RESOLUTIONS

RESOLUTION NO. 233-22 RE: Receive, File and Accept Independent Audit for Justice Court.

RESOLUTION NO. 234-22 RE: Receive, File and Accept Independent Single Audit for the Town of Cortlandt.

RESOLUTION NO. 235-22 RE: Update schedule of sewer fees and penalties.

RESOLUTION NO. 236-22 RE: Authorize a Collective Bargaining Agreement with AFSCME Local 2343 Blue Collar Unit.

RESOLUTION REMOVED: ~~Authorize conveyance of a portion of Town right-of-way to the owner of 249 Kings Ferry Road, subject to Permissive Referendum.~~ REMOVED

RESOLUTION NO. 237-22 RE: Authorize sale by professional auction company of properties acquired through In Rem Foreclosure proceedings.

RESOLUTION NO. 238-22 RE: Authorize renewal of contract with Securitas for Security Services.

RESOLUTION NO. 239-22 RE: Authorize reimbursement of Westchester County Police for Mt. Carmel 100th Anniversary Feast.

RESOLUTION NO. 240-22 RE: Authorize Fireworks Permit for Family Fun Day.

RESOLUTION NO. 241-22 RE: Authorize a renewal and extension of the CHOP Program.

RESOLUTION NO. 242-22 RE: Authorize event at Lent's Cemetery to honor fallen Civil War soldier.

Councilperson Mayes made a motion to adopt the above Resolutions, seconded by Councilperson Farrell with all voting **AYE**.

Agenda Items for the Department of Technical Services:

RESOLUTION NO. 243-22 RE: Authorize Award of TE Contract 2022.07 – Sprout Brook Field Rehabilitation.

RESOLUTION NO. 244-22 RE: Authorize Extension of Consultant Service Contract with Colliers Engineering for the Rehabilitation of the Highland Drive Culvert.

RESOLUTION NO. 245-22 RE: Authorize RFP for Surveying Services – Cortlandt Waterfront Park.

RESOLUTION NO. REMOVED: ~~Authorize additions to Paving List—Oregon Road & Lynnwood Road.~~ REMOVED

Agenda Items for the Department of Environmental Services:

RESOLUTION NO. 246-22 RE: Authorize purchase of Steel Chipper Box for Sanitation Hook Truck.

RESOLUTION NO. 247-22 RE: Appoint a Seasonal Laborer in DES.

RESOLUTION NO. 248-22 RE: Authorize Intermittent Leave of Absence under FMLA for an Employee in DES – Sanitation.

RESOLUTION NO. 249-22 RE: Schedule a Public Hearing for September 20, 2022 to update Chapter 59 of the Town Code with respect to the Department of Law to reflect administration of claims and other matters.

Councilperson Farrell made a motion to adopt the above Resolutions, seconded by Councilperson Jacoby with all voting **AYE**.

Supervisor Becker stated that he wanted to mention the rehabilitation of Sprout Brook field, which is generally used for soccer. It is in dire need of repair. DOTS gathered bids, and they are awarding that bid tonight so that the work can begin as soon as possible.

ADDITIONS TO THE AGENDA

RESOLUTIONS:

RESOLUTION NO. 250-22 RE: Grant a Special Permit and authorize a PILOT agreement for Dimension Solar on Lexington Avenue as approved by the Planning Board.

RESOLUTION NO. 251-22 RE: Authorize claim settlement with NYCM insurance.

RESOLUTION NO. 252-22 RE: Appoint Nora Hildinger as a Member of the Planning Board and Peter McKinley as an Alternate Member of the Planning Board.

RESOLUTION NO. 253-22 RE: Appoint Michael Fleming as Member of the Zoning Board.

RESOLUTION NO. 254-22 RE: Authorize the services of Enormous Creative for a video to be created as part of the DRI Grant Application.

RESOLUTION NO. 255-22 RE: Authorize diagnostic tests for repair of Charles Cook Pool.

RESOLUTION NO. 256-22 RE: Authorize limited repairs of Charles Cook Pool.

RESOLUTION NO. 257-22 RE: Appoint two Seasonals in DES.

RESOLUTION NO. 258-22 RE: Appoint Stephan Rothstein as a Program Supervisor at Nor West.

Councilperson Jacoby made a motion to adopt the above resolutions, seconded by Councilperson Mayes with all voting **AYE**.

Supervisor Becker asked Tom Wood, Town Attorney to explain the resolution regarding the solar farm.

Tom Wood, Town Attorney stated that this was the solar farm project that was proposed on Lexington Ave. that was approved by the Planning Board. The final step is for the Town Board to confirm the decision of the Planning Board. The reason for the PILOT is that the land would be tax exempt unless the PILOT is in place. So there will then be taxes allowed on the land and based on the megawatt output of the solar panels regulated by NYSERDA.

Supervisor Becker wanted to recognize the new Planning Board member Nora Hildinger, and the new alternate Planning Board member Peter McKinley who were in the audience. He also introduced Michael Fleming who is the newest member of the Zoning Board.

Supervisor Becker commented on the resolution for Enormous Creative. The Town is applying for 2 grants, DRI for \$10 million dollars, and Forward for \$5 million. They are using this company to showcase the Town as part of the grant application.

BUDGET TRANSFERS – YES

Supervisor Becker asked Patricia Robcke, Comptroller to explain the budget transfers.

Patricia Robcke, Comptroller explained the budget transfers and amendments which were routine contingency fund and line to line transfers.

RESOLUTION NO. 211-22 RE: Authorize budget transfers and amendments.

REPORTS FROM VARIOUS DEPARTMENTS

REPORTS FROM STANDING & SPECIAL COMMITTEES

SECOND HEARING OF CITIZENS

ADJOURNMENT

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

The meeting was adjourned at 8:17 p.m.

NEXT TOWN BOARD MEETING

September 20, 2022 at 7:00 pm
Town Hall Web Site address: www.townofcortlandt.com

Respectfully submitted,

Laroue Rose Shatzkin
Town Clerk

Christine B. Cothren
Deputy Town Clerk

The meeting was adjourned in memory of Thomas Waitkins, Town Assessor.