

**TOWN OF ORANGETOWN
2015 LIBRARIES BUDGET MEETING
IN LIEU OF POLICE COMMISSION
WORKSHOP
SEPTEMBER 16, 2014**

This Town Board Meeting was opened at 7:00 p.m. Supervisor Stewart presided and the Town Clerk Madigan called the Roll. Present were:

Councilman Denis Troy (arrived 7:20 pm)
Councilman Thomas Morr
Councilman Thomas Diviny (arrived 7:25 pm)
Councilman Paul Valentine (arrived 7:25 pm)

Also present: Charlotte Madigan, Town Clerk
Teresa Kenny, First Deputy Town Attorney
Jeff Bencik, Finance Director

Charlotte Madigan led the Pledge of Allegiance to the Flag.

RESOLUTION NO. 420

**ENTERED 2015 PALISADES & TAPPAN
LIBRARIES BUDGET MEETING**

Councilman Troy offered the following resolution, which was seconded by Councilman Morr and was unanimously adopted:

RESOLVED, that the Town Board entered this 2015 Budget Meeting with Palisades and Tappan libraries at 7:00 p.m.

Ayes: Councilpersons Troy, Morr, Diviny, Valentine
Supervisor Stewart
Noes: None

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RESOLUTION NO. 421

ENTERED WORKSHOP

In attendance, at this Workshop were Supervisor Stewart, Councilmen Troy, Diviny, Morr and Valentine, Charlotte Madigan, John Edwards, Teresa Kenny, Jeff Bencik, James Dean, John Gardiello, and Aric Gorton.

Supervisor Stewart offered the following resolution, which was seconded by Councilman Morr and was unanimously adopted:

RESOLVED, that the Town Board entered the Workshop at 8:00 p.m.

Ayes: Supervisor Stewart
Councilpersons Morr, Troy, Diviny, Valentine
Noes: None

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RESOLUTION NO. 422

**CONTINUATION/ PUBLIC HEARING
PROPERTY MAINTENANCE CODE
2 S. MARY FRANCIS (74.18-3-5)**

Supervisor Stewart offered the following resolution, which was seconded by Councilman Morr and was unanimously adopted:

RESOLVED, that the 8:00 p.m. continuation of public hearing from September 9, 2014, to address Property Maintenance Code Violations (24C-15) at 2 S. Mary Francis, Tappan (74.18-3-5) is hereby continued.

Ayes: Supervisor Stewart
Councilpersons Morr, Troy, Diviny, Valentine
Noes: None

John Giardiello gave the Town Board pictures of this house showing considerable fire, smoke and water damaged, insulation falling down, no ceilings and rafters exposed. He was not able to get to the second floor, because the stairway was blocked with debris. Looking through the ceiling, he saw collapsed ceilings and a large hole in the roof. The house has structural damage and not habitable. He said the house needs to be gutted and be rebuilt, but that is an expensive task. He does not believe the house is in any danger of collapsing. Obviously, taken it down solves several problems and removes the eyesore. The Town has three options: clean-up the property and board it up, however you still have the eyesore; repair some of the exterior to make it look more presentable, but then you are throwing good money after bad; or take the house down, fill-in the foundation and level it.

Summary of Public Comments:

Joseph and Annemarie Castleton, neighbors, asked Why the Town Attorney cannot contact the insurance company and work out a solution; How long does the Town wait before the insurance company or mortgage holder makes a decision and What is the value to the Town to just board-up the house.

John Romano, neighbor, said the best thing anyone can do is to take a bull dozer to it. It is a shame for a visitor to have to see this eye soar.

Acela Somma-Figuera, neighbor, reiterated that the house is not safe and the house needs to be demolished. There is no reason to solve this issue with a band-aid.

RESOLUTION NO. 423

**CLOSE PUBLIC PORTION
PROPERTY MAINTENANCE CODE
2 S. MARY FRANCIS (74.18-3-5)**

Supervisor Stewart offered the following resolution, which was seconded by Councilman Troy and was unanimously adopted:

RESOLVED that the public portion is hereby closed regarding 2 S. Mary Francis, Tappan (74.18-3-5).

Ayes: Supervisor Stewart
Councilpersons Troy, Diviny, Morr, Valentine
Noes: None

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RESOLUTION NO. 424

ENTERED EXECUTIVE SESSION

In attendance, at this Executive Session were Supervisor Stewart, Councilmen Troy, Diviny and Morr, John Edwards, Jeff Bencik, and John Giardiello.

Supervisor Stewart offered the following resolution, which was seconded by Councilman Troy and was unanimously adopted:

RESOLVED, that the Town Board entered Executive Session for legal counsel as to how the Town can move forward with this property violation, at 8:18 p.m.

Ayes: Supervisor Stewart
Councilpersons Troy, Diviny, Troy, Morr
Noes: None

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RESOLUTION NO. 425

RE-ENTERED WORKSHOP

Councilman Troy offered the following resolution, which was seconded by Councilman Morr and was unanimously adopted:

RESOLVED, that the Town Board re-entered the Workshop Meeting, at 9:40 p.m.

Ayes: Councilpersons Troy, Morr, Diviny, Valentine
Supervisor Stewart
Noes: None

John Edwards said there is a pending dispute over the insurance proceeds between Wells Fargo, mortgage holder and Miss Daly, one of the owners. The Town is not a party of this dispute. Even though, there is money out there, the Town is being asked to spend upwards of \$30,000 that no one is pledging to the Town. He thinks it is only fair that the Town Board knows, in writing, the position of all the owners, with respect to the status of the structure and insurance proceeds.

RESOLUTION NO. 426

**TOWN BOARD DECISION
PROPERTY MAINTENANCE CODE
2 S. MARY FRANCIS (74.18-3-5)**

Supervisor Stewart offered the following resolution, which was seconded by Councilman Valentine and was unanimously adopted:

RESOLVED, that upon the failure of the owner, tenant or occupant of 2 S. Mary Francis, Tappan, with Notice to Correct Property Maintenance Violations, the Town Board directs the Town of Orangetown, its designee or agent, or a private contractor to clean-up and secure the site, at a cost not to exceed \$10,000 for this property and a lien to be placed on property for the cost.

Ayes: Supervisor Stewart
Councilpersons Morr, Troy, Diviny, Valentine
Noes: None

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RESOLUTION NO. 427

RE-ENTERED EXECUTIVE SESSION

In attendance, at this Executive Session were Supervisor Stewart, Councilmen Troy, Diviny and Morr, John Edwards, Teresa Kenny, Jeff Bencik, and Chief Nulty.

Supervisor Stewart offered the following resolution, which was seconded by Councilman Diviny and was unanimously adopted:

RESOLVED, that the Town Board re-entered Executive Session to discuss a Police medical matter, at 10:23 p.m. Supervisor Stewart said no further votes will be taken.

Ayes: Supervisor Stewart
Councilpersons Diviny, Troy, Morr, Valentine
Noes: None

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RESOLUTION NO. 428

RE-ENTERED WORKSHOP/ADJOURNED

Councilman Troy offered the following resolution, which was seconded by Councilman Morr and was unanimously adopted:

RESOLVED, that the Town Board re-entered the Workshop Meeting and adjourned, at 10:47 p.m.

Ayes: Councilpersons Troy, Morr, Diviny, Valentine
Supervisor Stewart
Noes: None

Charlotte Madigan, Town Clerk