

**11.LOCAL LAW NO. \_\_\_ OF 2021 OF THE  
INCORPORATED TOWN OF ORANGETOWN, NEW YORK  
TOWN BOARD TO AMEND CHAPTER 6 AND CHAPTER 43 OF THE TOWN CODE  
OF  
THE TOWN OF ORANGETOWN RELATED TO ACCESSORY STRUCTURES.**

BE IT ENACTED BY THE TOWN BOARD OF THE TOWN OF ORANGETOWN AS FOLLOWS:

Additions are underlined. ~~Deletions are stricken.~~ The said section of the Code is amended as follows:

As amended, Chapter 6 entitled “Building Construction Administration” originally adopted by the Town Board on 4-8-1963 and as thereafter amended and Chapter 43 originally adopted by the Town Board 7-7-1969 by LL No. 4-1969 and as thereafter amended, are hereby amended as follows:

**Section 1.**

Chapter 6

§6-9 Issuance of Building Permit.

E. Exemptions. No Building Permit shall be required for work in any of the following categories:

- (1) Construction or installation of one-story detached structures associated with one- or two-family dwellings or multiple single-family dwellings (townhouses) which are used for tool and storage sheds, playhouses or similar uses, provided the gross floor area does not exceed ~~100~~ 144 square feet and is a portable building;
- (5) Construction of retaining walls ~~less than two feet in height~~ unless such walls support a surcharge or impound Class I, II or IIIA liquids or redirect the current direction of drainage flow;

## **Section 2.**

Chapter 43

Article V Additional Bulk Regulations

§5.2 Exceptions to bulk regulations.

5.227. Accessory buildings in required rear or side yards. A building or structure, except a swimming pool, accessory to a single-family or two-family dwelling in any district, except R-80 and R-40, may be located in any required rear or side yard, provided that it does not exceed 15 feet in height, it is set back five feet from any lot line, and all such buildings in the aggregate shall not occupy more than 30% of the area of the required rear or side yard. Accessory buildings constructed at the same time may be located in pairs or groups in the required rear or side yard along the common side lot line or rear lot line of contiguous lots. Swimming pools may be set back not less than 20 feet from the rear lot line in all residential zones other than RG. In RG Zones, the setback from the rear lot line for swimming pools will not be less than 10 feet. A portable building not over ~~400~~144 square feet in area shall be permitted without a building permit on any residential lot in any rear or side yard, but no closer than five feet to any property line.

## **Section 3.**

Chapter 43

Article XI Definitions and Word Usage

§11.2 Definitions

### **ACCESSORY**

The term applied to a building or use which is clearly incidental or subordinate to and customarily in connection with the principal building or use and which is located on the same lot with such principal building or use. No residential building, tourist cabin or summer colony cottage shall be considered as "accessory" to any residential building. However one guesthouse, one caretaker's cottage or one servants' quarters may be considered as "accessory" to a residential use in R-80 only. Any "accessory" building attached to a principal building is deemed to be part of such principal building in applying the bulk regulations to such building. "Accessory" buildings, structures and uses shall not be subject to performance standards procedure, except as set forth in § 4.12. A portable building not over ~~400~~144 square feet in area shall be permitted without a building permit on any residential lot in any rear or side yard, but not closer than five feet to any property line. Notwithstanding any other provisions in the Zoning Code to the contrary, vending

machines and entertainment devices shall be deemed "accessory" to recreation establishments, such as bowling alleys, dance halls, billiard parlors, driving ranges and miniature golf courses; eating and drinking places; hotels and motels; and the same shall be permitted without a building permit. An establishment where the vending machines and entertainment devices are the principal use, such as an arcade, shall be subject to the requirement for a special permit found in the CS District, Column 3, Zoning Board, Note 9, and all such other zoning districts which refer to that note.

#### **Section 4.**

This Local Law shall take effect upon the filing of same with the Secretary of State.



**TOWN ATTORNEY'S OFFICE**

**INTER-OFFICE MEMORANDUM**

DATE: February 12, 2021

TO: Rosanna Sfraga, Town Clerk (with originals)

cc: Town Board Members (w/o encl.)  
Kimberly Allen, Administrative Secretary to the Supervisor (w/o encl.)  
Ellie Fordham, Secretarial Assistant II, DEME (w/o encl.)

FROM: Dennis D. Michaels, Deputy Town Attorney

RE: Certificate of Plumbing Registration (Sewer Work) 2021

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The following applicant is qualified, pursuant to the qualification certificate received from Eamon Reilly, Commissioner of the Department of Environmental Management and Engineering (original attached), and the bond and insurance certificates having been reviewed and approved (originals attached), from a legal standpoint, by the Office of the Town Attorney.

First Rate Landscaping & Construction, Inc.  
P.O. Box 1212  
New City, NY 10956  
Tel.: 845-406-5264

This Certificate of Registration has been placed on the next Regular Town Board Meeting agenda scheduled for February 23, 2021

Should you have any questions, please do not hesitate to contact this Office.

DDM/mf  
encl.



# CHANGE ORDER

**No. 1**

To: Orangetown, NY  
ATTN: Aric Gorton  
ADDRESS: 26 W Orangeburg Road, Orangeburg, NY, 10962

From: US Pitchcare LLC  
18 Evergreen Rd  
Northford, CT 06472

We hereby agree to make the following changes		+/-
Dig out, clean, drain, add capillary concrete liner, add new bunker sand an additional 9,635 square ft	\$96,060.95	
TOTAL PRICE FOR CHANGES	\$96,060.95	
NEW BASE CONTRACT PRICE	355,410.50	

This change order becomes part and in accordance with the original contract

*We hereby agree to make above changes at stated prices    The prices stated are satisfactory for the changes to be made, and terms are accepted*

<u>Authorized contractor signature</u> <i>Paul V Boyd Jr</i>	<u>Authorized owner signature</u>
<u>Date executed</u> 2/17/2021	<u>Date Executed</u>

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**TOWN OF ORANGETOWN  
FINANCE OFFICE MEMORANDUM**

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**TO:** THE TOWN BOARD  
**FROM:** JEFF BENCIK, *DIRECTOR OF FINANCE*  
**SUBJECT:** AUDIT MEMO  
**DATE:** 2/18/2021  
**CC:** DEPARTMENT HEADS



The audit for the Town Board Meeting of 2/23/2021 consists of 3 warrants for a total of \$960,511.83.

The first warrant had 62 vouchers for \$196,635 and had the following items of interest.

1. Global Montello (p8) - \$15,204 for fuel.
2. Jorrey Excavating (p10) - \$105,967 for Rt. 340 sidewalk project (bonded).
3. Northeast Lightning Protection (p13) - \$7,870 for Lightning protection Town Hall.
4. Shi International (p19) - \$24,975 for Software contracts.
5. Sprague Operating Resources (p19) - \$15,516 for fuel.

The second warrant had 27 vouchers for \$119,113 and was for utilities.

The third warrant had 139 vouchers for \$644,762 and had the following items of interest.

1. Applied Golf (p3) - \$124,500 for Blue Hill Mgmt contract.
2. Applied Golf (p4) - \$49,583 for Broadacres Mgmt contract.
3. Atlantic Salt (p4) - \$54,867 for Highway salt.
4. Brown & Weinraub (p6) - \$8,200 for lobbying services.
5. Capasso & Sons (p11) - \$68,562 for recycling.
6. Cotter, Michael (p13) - \$14,575 for title searches.
7. Gentile, Steven (p16) - \$9,463 for 207c payment.
8. Global Montello (p20) - \$5,516 for fuel.
9. Goosetown Enterprises (p20) - \$7,760 for police leases.
10. Helmke Industries (p22) - \$37,470 for OHA snow removal.

11. JP Morgan Equipment Finance (p26) - \$53,828 for Energy Performance Bond.
12. Johnson Controls (p27) - \$6,371 for Quarterly Maintenance agreement.
13. Ken's Tree Care (p28) - \$9,143 for tree work.
14. Munis (p30) - \$8,075 for software license.
15. Sprague Operating Resources (p42) - \$12,979 for fuel.
16. Traffic Logix (p45) - \$25,450 for 8 radar speed signs.
17. Van Bortel Chevrolet (p49) - \$73,265 for pickup trucks (bonded).

Please feel free to contact me with any questions or comments.

Jeffrey W. Bencik, CFA

845-359-5100 x2204

**WARRANT**

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Warrant Reference	Warrant #	Amount
Approved for payment in the amount of		
	123020	\$ 196,635.99
	021220	\$ 119,113.30
	022321	\$ 644,762.54
	Total	\$ 960,511.83

The above listed claims are approved and ordered paid from the appropriations indicated.

**APPROVAL FOR PAYMENT**

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**AUDITING BOARD**

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Councilman Gerald Bottari

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Councilman Paul Valentine

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Councilman Thomas Diviny

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Councilman Denis Troy

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Supervisor Teresa M. Kenny