

**TOWN OF ORANGETOWN
REGULAR TOWN BOARD MEETING MINUTES
June 28, 2022**

This meeting was opened at 7:00 PM. Denis Troy, Deputy Supervisor presided and Joseph Thomassen, Deputy Clerk, called the roll.

Present were:

Councilperson Thomas Diviny
Councilperson Paul Valentine
Councilperson Jerry Bottari
Councilperson Brian Donohue
Denis Troy, Deputy Supervisor

Absent:

Supervisor Teresa M. Kenny

Also Present:

Allison Kardon, Supervisor's Confidential Assistant
Carmel Reilly, Director of Economic Development & Tourism
Joseph Thomassen, Deputy Clerk
Robert Magrino, Town Attorney
Jeff Bencik, Finance Director
James Dean, Superintendent of Highways
Jane Slavin, Director of OBZPAE
Eamon Reilly, Commissioner of DEMA
Aric Gorton, Superintendent of Parks, Recreation & Building Maint.
Bob Urban, Human Resource Coordinator
Matthew Lenihan, Computer Network Specialist
Brendon Carton, IT Department
Acheson, Police Captain
Michael Shannon, Police Captain

Pledge of Allegiance to the Flag

ANNOUNCEMENTS:

Playground Grand Opening on Thursday, June 30, 2022 at 4 pm at Veterans Park in Orangeburg.

July 4, 2022 Monday, 9:00 P.M. - Pearl River Parks and Activity Committee, Inc. will be Hosting Fireworks at the Pearl River Central Avenue Field.

The Public Hearing on the Proposed Zone Change for the Gatto Lane Property is continued to July 12, 2022.

PRESENTATIONS:

Harry Mirijanian Re: Birdhouse Project / Cub Scout Pack Number 55 consists of over 50 local scouts from Blauvelt and South Orangetown area / They built over 100 Birdhouses and placed them throughout Orangetown.

DISCUSSION:

Workshop of Agenda Items

POLICE**RESOLUTION NO. 304****APPOINT / ANDREW TUERS / POLICE OFFICER / PROBATIONARY – PERMANENT**

RESOLVED, upon the recommendation of the Chief of Police, appoint ANDREW TUERS from Rockland County List #21033/67-540 to the position of Police Officer/Probationary/Permanent, effective June 29, 2022, at a salary consistent with the terms of the labor agreement between the Town of Orangetown and the Orangetown PBA.

Councilperson Paul Valentine offered the above resolution, which was seconded by Councilperson Brian Donohue and was Adopted:

Motion: 4 - 0

Ayes: Councilperson Thomas Diviny, Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue

Noes: None

Absent: Supervisor Teresa M. Kenny

RESOLUTION NO. 305**APPOINT / KURT NIEMEYER / POLICE OFFICER / PROBATIONARY – PERMANENT**

RESOLVED, upon the recommendation of the Chief of Police, appoint KURT NIEMEYER from Rockland County List #21033/67-540 to the position of Police Officer/Probationary/Permanent, effective June 29, 2022, at a salary consistent with the terms of the labor agreement between the Town of Orangetown and the Orangetown PBA.

Councilperson Paul Valentine offered the above resolution, which was seconded by Councilperson Brian Donohue and was Adopted:

Motion: 4 - 0

Ayes: Councilperson Thomas Diviny, Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue

Noes: None

Absent: Supervisor Teresa M. Kenny

RESOLUTION NO. 306**CONTINUE PUBLIC HEARING / PROPOSED CHANGE TO THE TOWN CODE, CHAPTER 43, ADDING ARTICLE XVIII TO ADDRESS ZONING IN THE HAMLET OF SOUTH NYACK**

RESOLVED, that the public hearing is hereby continued.

Councilperson Paul Valentine offered the above resolution, which was seconded by Councilperson Thomas Diviny and was Adopted:

Motion: 4 - 0

Ayes: Councilperson Thomas Diviny, Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue

Noes: None

Absent: Supervisor Teresa M. Kenny

Summary of Public Comments:

Andrew Goodwillie, former member of the South Nyack Planning Board, objects to some of the zone changes in the Critical Environmental Areas. There are missing documents and maps. He hopes the Town Board continues this public hearing on another date.

Jerry Ilowite, former Chairman of the South Nyack Planning Board, agrees with Mr. Goodwillie and he is concerned that certain aspects of the current code are being ignored or are not being brought over. He would like the Town Board to reconsider.

Roger Seiler, South Nyack and former Chairman of South Nyack ZBA, said the overall merge is excellent but is concerned about problematic definitions; Private Education Campus, decks and Non-Conforming Use Permits.

Alyssa Shore, South Nyack, asked for clarification on the Critical Environmental Areas.

Shane Kite, South Nyack, sent an email with his comments (attached).

RESOLUTION NO. 307

CONTINUE PUBLIC HEARING / PROPOSED CHANGE TO THE TOWN CODE, CHAPTER 43, ADDING ARTICLE XVIII TO ADDRESS ZONING IN THE HAMLET OF SOUTH NYACK

RESOLVED, that this public hearing is hereby continued to July 12, 2022 at 7:00 pm.

Councilperson Paul Valentine offered the above resolution, which was seconded by Councilperson Jerry Bottari and was Adopted:

Motion: 4 - 0

Ayes: Councilperson Thomas Diviny, Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue

Noes: None

Absent: Supervisor Teresa M. Kenny

RESOLUTION NO. 308

OPEN PUBLIC COMMENT PORTION

RESOLVED, that the public portion is hereby opened.

Councilperson Thomas Diviny offered the above resolution, which was seconded by Councilperson Jerry Bottari and was Adopted:

Motion: 4 - 0

Ayes: Councilperson Thomas Diviny, Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue

Noes: None

Absent: Supervisor Teresa M. Kenny

Summary of Public Comments:

Mike Mandel, member of the Pearl River Park & Activity Committee, thanked the Town Board for the Town's help with their carnival and the upcoming fireworks.

RESOLUTION NO. 309

CLOSE PUBLIC COMMENT PORTION

RESOLVED, that the public portion is hereby closed.

Councilperson Thomas Diviny offered the above resolution, which was seconded by Councilperson Jerry Bottari and was Adopted:

Motion: 4 - 0

Ayes: Councilperson Thomas Diviny, Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue

Noes: None

Absent: Supervisor Teresa M. Kenny

RESOLUTION NO. 310

FIRST AMENDMENT TO PCS SITE AGREEMENT WITH SPRINT SPECTRUM (T-MOBILE) FOR NEW / REPLACEMENT ANTENNAE AND EQUIPMENT AT HIGHWAY DEPARTMENT WIRELESS / CELL TOWER, 119 ROUTE 303, ORANGEBURG

RESOLVED, that the Town Board hereby (i) approves the "First Amendment to PCS Site Agreement" (of 12/15/1997) between the Town of Orangetown and Sprint Spectrum (now

RESOLUTION NO. 310 - Continued

known as T-Mobile), so as to add new, and to replace existing, antennae and equipment at the Highway Department wireless communications/cell tower at 119 Route 303, Orangeburg, which First Amendment to PCS Site Agreement provides for an additional \$750.00 rent per month to be added to the current rent of \$2,439.36 per month, with annual increases of 3%, which lease/license agreement, as amended herein, shall automatically be renewed for four optional renewal terms of five years each (totaling 20 optional years), commencing on December 15, 2022; and (ii) authorizes the Supervisor to execute said First Amendment to PCS Site Agreement.

Councilperson Thomas Diviny offered the above resolution, which was seconded by Councilperson Brian Donohue and was Adopted:

Motion: 4 - 0

Ayes: Councilperson Thomas Diviny, Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue

Noes: None

Absent: Supervisor Teresa M. Kenny

RESOLUTION NO. 311**AUTHORIZE AGREEMENT / NEW YORK CITY FOOTBALL CLUB ACCESS TO ORANGETOWN SOCCER COMPLEX**

WHEREAS, the Town of Orangetown is the owner of certain property located in the hamlet of Orangeburg known as the Orangetown Soccer Complex, located at 175 Old Orangeburg Road, Orangeburg, NY, and

WHEREAS, the Orangetown Metro Sports Club (OMSC), formerly known as OMM, has a license to use the facility for its sports related programs as set forth more fully in its license agreement with the Town, and

WHEREAS, New York City Football Club, LLC (NYCFC), has requested permission from the Town and OMSC to utilize a playing field at the complex during periods so as to not interfere with the use of said field by OMSC or the Town, and

WHEREAS, the Town and NYCFC have agreed that the field use under the terms presented would be at a fee of \$30,000.00 to be paid by NYCFC to the Town, provided NYCFC abides by the terms and conditions in a proposed written agreement for such field use,

NOW THEREFORE BE IT RESOLVED that the Town Board hereby agrees to permit NYCFC access to one playing field at the Orangetown Soccer Complex, on the terms and conditions as set forth more fully in an agreement to be executed between the parties and acknowledged by OMSC, for the period of February 1, 2022 through November 15, 2022, at a total fee of \$30,000.00, to be paid in installments as per the written agreement, which is incorporated by reference herein.

BE IT FURTHER RESOLVED, that the Supervisor or her designee, including but not limited to the Superintendent of Parks and Recreation, is authorized to execute the agreement between the Town and NYCFC and any other documents necessary to effectuate the purposes of this resolution.

Councilperson Brian Donohue offered the above resolution, which was seconded by Councilperson Jerry Bottari and was Adopted:

Motion: 4 - 0

Ayes: Councilperson Thomas Diviny, Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue

Noes: None

Absent: Supervisor Teresa M. Kenny

RESOLUTION NO. 312**APPROVAL OF 2022 CERTIFICATE OF SEWER REGISTRATIONS**

RESOLVED, that upon the recommendation of the Town Attorney and the Commissioner of the Department of Environmental Management and Engineering, a Certificate of Registration for 2022 Sewer Work is approved to:

- Mouacdie Excavating Corp., 175 Rte 9W, Suite #6, Congers, NY 10920
- S.H.F. Corporation, 23 Briarwood Drive, New City, NY 10956

Councilperson Paul Valentine offered the above resolution, which was seconded by Councilperson Thomas Diviny and was Adopted:

Motion: 4 - 0

Ayes: Councilperson Thomas Diviny, Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue

Noes: None

Absent: Supervisor Teresa M. Kenny

RESOLUTION NO. 313

APPROVE / AUTHORIZE TOWN ATTORNEY TO SIGN SETTLEMENT DOCUMENTS / TAX CERTIORARI PROCEEDING 101 DUTCH HILL ROAD LLC V. ORANGETOWN, ET AL. (74.10-1-59./1)

RESOLVED, upon the recommendation of the Assessor, approve and authorize Dennis D. Michaels, Deputy Town Attorney, to sign settlement documents regarding the tax certiorari proceeding 101 Dutch Hill Road LLC v. Orangetown, et al., tax map designation 74.10-1-59./1 (101 Dutch Hill Road, Orangeburg), for the tax assessment years 2020 – 2021 for a total refund by the County of \$1,082, a total refund by the Town of \$3,934, and a total refund by the School District of \$10,413. Interest on the Town's liability as a result of assessment decrease or refund is waived if payment is made within sixty (60) days after a copy of the order based upon the settlement is served on the Rockland County Finance Department.

Councilperson Thomas Diviny offered the above resolution, which was seconded by Councilperson Paul Valentine and was Adopted:

Motion: 4 - 0

Ayes: Councilperson Thomas Diviny, Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue

Noes: None

Absent: Supervisor Teresa M. Kenny

RESOLUTION NO. 314

APPROVE PURCHASE DEFIBRILLATORS / STRYKER / PIGGYBACK PUBLIC SAFETY ASSOCIATION INC.

WHEREAS, pursuant to General Municipal Law § 103(16), a village is authorized to make purchases of apparatus, materials, equipment and supplies, as required, through the use of a contract let by the United States, or any agency thereof, or any state or any other political subdivision or district therein, if such contract was let to the lowest responsible bidder or on the basis of best value, in a manner consistent with GML § 103 and specifically made available to other municipalities; and

WHEREAS, the Public Safety Association is a public entity whose creation was authorized by the State of Minnesota, pursuant to Minn. Stat. § 123A.21; and

WHEREAS, Public Safety Association, Inc. is permitted to engage in cooperative purchasing, pursuant to Minn. Stat. § 471.345, for supplies, materials and equipment based on sealed competitive bid, direct negotiation or best value, based on the estimated cost of the item; and

WHEREAS, the Town of Orangetown is a member agency of Public Safety Association, Inc. and

RESOLUTION NO. 314 – Continued

WHEREAS, in or about August, 2021 Public Safety Association, Inc. issued a Request for Bids for the procurement of medical equipment (RFB#2021-06); and

WHEREAS, the responses to the RFB were publicly opened; and

WHEREAS, as a result thereof, a contract was awarded to Stryker Sales, LLC, which contract was expressly made available to member agencies, including the Town of Orangetown; and

WHEREAS, the Chief of Police has identified the urgent need for and requested that certain defibrillators, known as LifePak CR2 AED, be purchased through the Public Safety Association, Inc. contract with Stryker,

NOW, THEREFORE, BE IT RESOLVED, that the Town Board hereby authorizes the purchase of LifePak CR2 Defibrillators under Public Safety Association, Inc. Contract # 10359547 at a total cost of Sixty-five thousand seven hundred forty-three dollars and 80/100 cents (\$65,743.80), and further authorizes the Supervisor, Director of Finance and/or Police Chief to take such further action, and to execute such further documents, as may be necessary to effectuate such purchase.

Councilperson Brian Donohue offered the above resolution, which was seconded by Councilperson Jerry Bottari and was Adopted:

Motion: 4 - 0

Ayes: Councilperson Thomas Diviny, Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue

Noes: None

Absent: Supervisor Teresa M. Kenny

RESOLUTION NO. 315

PROMOTE ROBERT J. WENTLAND / POLICE SERGEANT/ POLICE DEPARTMENT EFFECTIVE JUNE 20, 2022

RESOLVED, that upon the recommendation of the Chief of Police, promote Robert J. Wentland from Rockland County Civil Service List # 21034/70-860, to the position of Police Sergeant, permanent, Town of Orangetown, effective June 20, 2022 at a salary as negotiated in the PBA contract.

Councilperson Jerry Bottari offered the above resolution, which was seconded by Councilperson Brian Donohue and was Adopted:

Motion: 4 - 0

Ayes: Councilperson Thomas Diviny, Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue

Noes: None

Absent: Supervisor Teresa M. Kenny

RESOLUTION NO. 316

APPOINT PHILIP AMMIRATI / MAINTENANCE SUPERVISOR (ELECTRICAL) / GRADE 19, STEP 3 / DEME / EFFECTIVE JUNE 29, 2022

RESOLVED, upon the recommendation of the Commissioner of DEME, Philip Ammirati is hereby appointed to Maintenance Supervisor (Electrical) Grade 19, Step 3, Provisional at an annual salary \$95,238 effective June 29, 2022.

Councilperson Paul Valentine offered the above resolution, which was seconded by Councilperson Thomas Diviny and was Adopted:

RESOLUTION NO. 316 - Continued

Motion: 4 - 0

Ayes: Councilperson Thomas Diviny, Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue

Noes: None

Absent: Supervisor Teresa M. Kenny

RESOLUTION NO. 317

APPROVAL TO EXTEND THE 2021 AWARDED CONTRACT / RESOLUTION NO. 2021-226 / CHESTNUT RIDGE TRANSPORTATION / 2022 SUMMER DAY CAMP PROGRAM

WHEREAS, pursuant to Town Board Resolution 2021-226, the Town entered into an agreement with Chestnut Ridge Transportation, Inc., to provide bus services for the Orangetown Summer Day/Teen Camp for the 2021 season, which award was based on a competitive bidding process, and

WHEREAS, the agreement provides that it may be extended upon Town Board resolution up to three years on the same terms and conditions, and

WHEREAS, upon the recommendation of the Superintendent of Parks and Recreation, the Town Board finds that it is in the best interests of the Town to extend the agreement with Chestnut Ridge Bus Transportation, Inc. for the 2022 Summer Day/Teen Camp,

NOW THEREFORE BE IT RESOLVED, the Town Board hereby agrees to extend the agreement with Chestnut Ridge Transportation, Inc. for the summer 2022 season, on the same terms and conditions as the 2021 agreement, subject to satisfactory proof of insurance, and hereby authorize the Supervisor or her designee to execute any and all documents necessary to effectuate the terms and purposes of this resolution.

Councilperson Jerry Bottari offered the above resolution, which was seconded by Councilperson Brian Donohue and was Adopted:

Motion: 4 - 0

Ayes: Councilperson Thomas Diviny, Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue

Noes: None

Absent: Supervisor Teresa M. Kenny

RESOLUTION NO. 318

APPROVE / COMBINE AGENDA ITEMS #18 TO 19

RESOLVED, the Town Board hereby combines and approves agenda items #18 to 19.

Councilperson Thomas Diviny offered the above resolution, which was seconded by Councilperson Paul Valentine and was Adopted:

Motion: 4 - 0

Ayes: Councilperson Thomas Diviny, Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue

Noes: None

Absent: Supervisor Teresa M. Kenny

RESOLUTION NO. 319

APPROVE / LEND ASSISTANCE / 2022 PIERMONT BASTILLE DAY / JULY 16TH

RESOLVED, upon the completion of all necessary paperwork, the Superintendent of Parks & Recreation has forwarded for approval by the Town Board use of the Showmobile at a rental cost of \$500.00 by the Piermont Chamber of Commerce for Bastille Day, Saturday, July 16, 2022, with the organization providing a certificate of insurance listing the Town of Orangetown as additionally insured.

RESOLUTION NO. 319 – Continued

Councilperson Thomas Diviny offered the above resolution, which was seconded by Councilperson Paul Valentine and was Adopted:

Motion: 4 - 0

Ayes: Councilperson Thomas Diviny, Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue

Noes: None

Absent: Supervisor Teresa M. Kenny

RESOLUTION NO. 320

APPROVE / LEND ASSISTANCE / 2022 PEARL RIVER FIREWORKS / JULY 4TH

RESOLVED, upon the completion of all necessary paperwork, the Superintendent of Parks & Recreation has forwarded for approval by the Town Board the rental of Portable Toilets (6) (4 regular units 2 ADA units) for the Pearl River Park & Activity Committee, Pearl River July 4th Celebration Monday, July 4, 2022.

Councilperson Thomas Diviny offered the above resolution, which was seconded by Councilperson Paul Valentine and was Adopted:

Motion: 4 - 0

Ayes: Councilperson Thomas Diviny, Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue

Noes: None

Absent: Supervisor Teresa M. Kenny

RESOLUTION NO. 321

PAY VOUCHERS

RESOLVED, upon the recommendation of the Director of Finance, Jeffrey Bencik, the Finance Office is hereby authorized to pay vouchers for a total amount of two (2) warrants (attached) for a total of **\$854,244.05**.

Councilperson Thomas Diviny offered the above resolution, which was seconded by Councilperson Paul Valentine and was Adopted:

Motion: 4 - 0

Ayes: Councilperson Thomas Diviny, Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue

Noes: None

Absent: Supervisor Teresa M. Kenny

RESOLUTION NO. 322

ENTER EXECUTIVE SESSION

In attendance, at this Executive Session were Denis Troy, Deputy Supervisor, Councilpersons Tom Diviny, Paul Valentine, Jerry Bottari and Brian Donohue, Rob Magrino, Jeff Bencik and Aric Gorton.

RESOLVED, at 8:00 pm, the Town Board entered Executive Session to discuss matters relating to employment.

Councilperson Thomas Diviny offered the above resolution, which was seconded by Councilperson Paul Valentine and was Adopted:

Motion: 4 - 0

Ayes: Councilperson Thomas Diviny, Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue

Noes: None

Absent: Supervisor Teresa M. Kenny

RESOLUTION NO. 323
RE-ENTER RTBM / ADJOURNED / MEMORY

RESOLVED, at 8:30 pm, the Town Board re-entered the Regular Town Board Meeting and adjourned in memory of: **Kathleen Bergin**, *Resident of Pearl River*; **Michael O'Malley**, *Resident of Pearl River*; **John Patrick Screene III**, *Resident of Pearl River* and **Virginia Colby**, *Resident of Tappan*.

Councilperson Thomas Diviny offered the above resolution, which was seconded by Councilperson Paul Valentine and was Adopted:

Motion: 4 - 0

Ayes: Councilperson Thomas Diviny, Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue

Noes: None

Absent: Supervisor Teresa M. Kenny



Rosanna Sfraga, Town Clerk

Teresa Pugh

From: Town Clerk
Sent: Tuesday, June 28, 2022 5:32 PM
To: Teresa Pugh; Allison Kardon
Subject: FW: Comments for tonight's proposed South Nyack zoning changes: The state of New York legally recognized South Nyack's longstanding three CEAs as part of the village's code and GML, in the planning, design and through the SEQRA process of building the new

From: Shane Kite <skrite00@optimum.net>
Sent: Tuesday, June 28, 2022 4:47 PM
To: Town Clerk <townclerk@orangetown.com>
Cc: Rosanna Sfraga <rsfraga@orangetown.com>; Town Clerk <townclerk@orangetown.com>
Subject: Comments for tonight's proposed South Nyack zoning changes: The state of New York legally recognized South Nyack's longstanding three CEAs as part of the village's code and GML, in the planning, design and through the SEQRA process of building the new ...

Hello friends and neighbors,

Comments for tonight's proposed South Nyack zoning changes: Please read this into the public record:

The former Village of South Nyack's 3 CEAs should be included in their entirety w/ original borders in the merged zoning/code with Orangetown, because:

The state of New York legally recognized South Nyack's longstanding three CEAs as part of the village's code and GML, in the planning, design and through the SEQRA process of building the new Mario M. Cuomo bridge; and so should be included in their entirety; and thus the "Run-Off" CEA should be included too; also leaving it and/or portions of the others out cuts a hole in the middle of the hamlet's otherwise protected watershed and main artery of drainage

It's important to know that:

The state of New York legally recognized South Nyack's longstanding three CEAs as part of the village's code and GML, in the planning, design and through the SEQRA process of building the new Mario M. Cuomo bridge, which the following language in part, along w/ quotes from the village code, is taken from (link below):

"VILLAGE OF SOUTH NYACK CEAS

[Article IV] Section 110-4.5 "Critical Environmental Areas" of the Village of South Nyack Code breaks up the entire Village into three CEAs: CEA 1 – Hudson River Area; CEA 2 – Run-Off Area; and CEA 3 – Mountainous Area.

<https://www.newnybridge.com/documents/feis/vol1/05-community-character.pdf>

South Nyack's longstanding [most recently codified in amended 2005 overall zoning code] CEAs were legally recognized by the state of New York as part of the village's zoning code in the planning, design and through the SEQRA process of building the new Mario M. Cuomo bridge, in the state's Environmental Impact Statement seen here:

<https://www.newnybridge.com/documents/feis/vol1/05-community-character.pdf>

Former Village of South Nyack Planning Board Attorney Robert Knoebel also told us before the village was dissolved that the village had fully completed the technical aspects of each of the CEAs, and had months prior to the dissolution of the village, made the technical filing to finish that process w/ the state.

But perhaps mainly, we want to point out the fact that New York State already officially and formally recognized the former Village of South Nyack's CEAs 1, 2 and 3, in their entirety, in the Environmental Impact Statement for the building of the new Mario M. Cuomo Bridge (and throughout the SEQRA process of that project), which means the CEAs already have the imprimatur and force of precedent and law at the highest (state) level possible, and therefore we think reasonable folks can agree it's reasonable and logical to recognize that South Nyack's CEAs would and should survive in tact and have enforcement power in all matters going forward with zoning integration with Orangetown given such prior state recognition, precedent and intent, which is already codified in village law and code, and recognized and confirmed by the state, at the highest-level in state precedent set years prior in and throughout the new bridge EIS.

Also: It's important to include the "run-off" CEA, not only because the state of New York legally recognized South Nyack's longstanding three CEAs as part of the village's code and GML, in the planning, design and throughout the SEQRA process of building the new Mario M. Cuomo bridge, but also because leaving it out would cut a hole right in the middle of the hamlet's federally protected Water of the United States, a spring-fed perennial tributary of the Hudson River - the South Nyack Brook - and otherwise protected South Mountain-to-Hudson-River watershed along its main artery and adjacent pathways of drainage (the South Nyack Brook is the hamlet's main artery of drainage, which flows through all 3 CEAs).

Thank you for your time, thoughtfulness and hard work,

-Shane Kite

South Nyack resident at 11 Voorhis Point

Please read for deep context:

<https://gob-wire.com/2022/06/11/the-history-of-south-nyack-through-the-history-and-rediscovery-of-the-south-nyack-brook/>

Shane M. Kite

Reporter/Writer/Editor

skribe00@optimum.net

917-270-3724

<https://gob-wire.com/>

<http://www.shane-kite.com/>

<https://muckrack.com/shane-kite>

Town Of Orangetown
DATE: June 28, 2022

WARRANT

Warrant Reference	Warrant #	Amount
Approved for payment in the amount of		
	061022	\$ 100,953.55
	062822	\$ 753,290.50
		\$ 854,244.05

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

APPROVAL FOR PAYMENT

AUDITING BOARD

Councilman Gerald Bottari

Councilman Paul Valentine

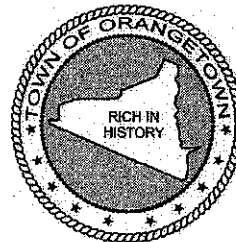
Councilman Thomas Diviny

Councilman Brian Donohue

Supervisor Teresa M. Kenny

**TOWN OF ORANGETOWN
FINANCE OFFICE MEMORANDUM**

TO: THE TOWN BOARD
FROM: JEFF BENCIK, *DIRECTOR OF FINANCE*
SUBJECT: AUDIT MEMO
DATE: 6/23/2022
CC: DEPARTMENT HEADS



The audit for the Town Board Meeting of 6/28/2022 consists of 2 warrants for a total of \$854,244.05.

The first warrant had 17 vouchers for \$100,953 and had the following items of interest.

1. Crown, Castle Fiber (p1) - \$12,940 for connectivity.
2. NYPA (p3) - \$21,790 for LED streetlight project.

The second warrant had 148 vouchers for \$753,290 and had the following items of interest.

3. Applied Golf (p5) - \$153,259 for Blue Hill management contract.
4. Applied Golf (p1) - \$61,037 for Broadacres management contract.
5. Capital Market Advisors (p10) - \$27,000 for fiscal agent fees for bond issuance.
6. Capasso & Sons (p11) - \$80,031 for recycling.
7. De Lage Landen (p13) - \$15,908 for golf cart leases.
8. East Coast Emergency Lighting (p15) - \$8,331 for Parks lighting.
9. Gentach Limited (p16) - \$17,305 for sewer pump station repairs.
10. Keane & Beane (p24) - \$16,548 for outside legal counsel.
11. Koester Associates (p25) - \$27,375 for emergency repairs Nyack PS.
12. Kuehne Chemical Co. (p25) - \$7,423 for sewer chemicals.
13. Munis (p28) - \$64,863 for Payroll software.
14. Orrick, Herrington & Sutcliffe (p30) - \$24,275 for bond counsel.
15. Rebuild – it Services (p34) - \$124,922 for rebuilding trickling filter (bonded).
16. Recycle Away (p34) - \$5,735 for recycling containers.

17. Rockland County Solid Waste Management (p37) - \$5,752 for solid waste removal.
18. Ron's Quality Automotive (p38) - \$5,776 for auto repairs.
19. Tilcon NY (p46) - \$24,660 for Highway materials.

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

Jeffrey W. Bencik, CFA

845-359-5100 x2204