

STONY POINT TOWN BOARD MEETING – AUGUST 14, 2012

The Town Board of the Town of Stony Point convened in Regular Session on Tuesday, August 14, 2012 at 7:00 pm at the Stony Point Community Center (Rho Building), 5 Clubhouse Lane, Stony Point, NY. Supervisor Geoffrey Finn called the meeting to order and led the group in the Pledge of Allegiance. Town Clerk, Joan Skinner, called the following roll:

PRESENT:	Mr. Karl Javenes	Councilman
	Mr. James McDonnell	Councilman
	Mr. James White	Councilman
	Ms. Luanne Konopko	Councilwoman
	Mr. Geoffrey Finn	Supervisor

PUBLIC INPUT

Susan Filgueras, Mott Farm Rd spoke about:

- Update on renovations at the Pyngyp School
- Hudson Champlain Power Express Project and especially saving the historic Waldron Cemetery from this project. She has scheduled a meeting with several local and state elected officials to discuss all the concerns regarding the proposed project.

George Potanovic, Old Gate Hill Rd. spoke about Item #1 on the agenda, a proposed zone test amendment.

Sharon Hoyt, North St. spoke about the continuing odor at the sewer plant.

PURCHASE ORDERS – No purchase were approved. PO# 2445 was held over to the September 12th, 2012 Town Board meeting.

AUDIT OF BILLS

Joan Skinner, Town Clerk, presented the following bills to the Town Board for audit and a motion was made by Councilman White, seconded by Councilman McDonnell and **unanimously carried** by a voice vote of those board members present to approve the bills as presented for payment:

Contractual General – July

<u>FUND</u>	<u>CLAIM #</u>	<u>BILL TOTAL</u>	<u>FUND TOTAL</u>
<u>General</u>	803-850	\$ 230,700.46	\$ 230,700.46
<u>Highway</u>	238-242	\$ 15,000.71	\$ 15,000.71
<u>Sewer</u>	235-244	\$ 17,681.14	\$ 17,681.14
<u>Special Districts</u>			
Enterprise	290-304	\$ 37,635.51	\$ 37,635.51
Lieu of Land	1-1	\$ 900.00	\$ 900.00
Street Lighting	8-8	\$ 22,181.29	\$ 22,181.29

General – August

<u>General</u>	851-940	\$ 101,801.99
<u>Highway</u>	243-270	\$ 97,300.06
<u>Sewer</u>	245-271	\$ 18,398.88
<u>Special Districts</u>		
Ambulance	16-16	\$ 26,679.10
Enterprise Fund	305-338	\$ 50,035.56
Solid Waste	18-19	\$ 21,474.05

MINUTES

A motion was made by Councilman White, seconded by Councilwoman Konopko and **unanimously carried** by a voice vote of those board members present to accept the minutes of July 24, 2012.

POLICE BUSINESS

MONTHLY REPORT

Chief Moore presented the Board with the following report:

Police Department Report for the Month of July, 2012

Number of calls for service:	774
Number of reported accidents:	26
Number of arrests:	44
Fuel usage:	1367.6 gallons
Sum total of all traffic enforcement action:	178
Number of Youth Officer sponsored events:	6
Number of child safety seat installations:	5
Number of commercial vehicle enforcement details:	2
Number of traffic enforcement details:	0
Number of training hours:	80:00hrs
Total fees collected:	\$140.50
	(\$5.50 for foils; \$80.00 for prints; \$55.00 for reports)

Miscellaneous:

Youth sponsored events: 1 Internet Safety Class, 1 Cell Phone and Kids safety class, 1 Gang awareness class, 2 PAL meetings & 1 Community Service day.

Chief Moore also presented the following:

- **CHIEF MOORE'S TIME RECORD**

A motion was made by Councilman White, seconded by Supervisor Finn and **unanimously carried** by a voice vote of all board members present to approve Chief Moore's time record for the month of July 2012 as presented.

- **OVERTIME & SICK LEAVE REPORTS**

A motion was made by Councilman White, seconded by Councilman McDonnell and **unanimously carried** by a voice vote of all board members present to approve the overtime and sick leave reports for the month of July 2012 as presented.

- **DRUG TESTING CONFIDENTIALITY AGREEMENTS**

Each Town Board member signed and returned the confidentiality agreements to Chief Moore.

- **OPENING OF SCHOOLS**

Chief Moore reminded everyone that schools will reopen on 9/4/12 and that "Drive Carefully" signs will soon be posted.

- **RC Fireman's Parade**

Chief Moore reminded everyone of the upcoming Rockland County Firemen's Parade to be held in Stony Point on 9/8/12.

ECONOMIC DEVELOPMENT

Councilwoman Konopko reported that she has recently meant with the new Chairman of the Rockland Economic Development Committee and the Committee will list Stony Point's commercial vacancies on their website.

SUPERVISOR'S REPORT

Supervisor Finn spoke on the following items:

- Route 9W repairs in the area just below Bear Mountain State Park have finally commenced.
- Sept. 11, 2012 Town Board meeting has been moved to Wednesday, September 12th in honor of 9/11.
- A 9/11 candle light ceremony will be held at Town Hall again this year.
- Meeting, organized by Susan Filgueras, on Aug. 17th with other local and state elected officials to discuss all the concerns regarding the proposed Hudson Champlain Power Express Project.

- Major electrical work will be performed on Aug. 20th at the Patriot Hills complex. All buildings, including the golf course, will be without electric power. The golf course will use this opportunity to aerate the greens.
- Congratulated the Stony Point Little League 12 yr. old boys and senior boys who both won state championships and went on to play in the eastern regionals.
- Asked everyone to support the firemen by attending the parade on 9/8/12.

AMBULANCE REPORT

Mark Engelman, Pres., presented the Board with the following report:

**STONY POINT AMBULANCE CORPS
CALL STATISTICS**

The following is a breakdown for the Month of July:

**STONY POINT AMBULANCE CORPS
CALL STATISTICS**

The following is a breakdown for the Month of May:

Total recorded request for service:	151
Total recorded "No Crew Available":	17
Total number of Mutual Aid Calls:	32
Average "Response Time"	1.92 min.
Average "On Scene Time"	6.08 min.

CORRESPONDENCE –

Dear Supervisor Finn,

On behalf of the board of directors, coaches, and families of Stony Point Little League, I would like to thank you and your board for your continued support.

I would especially like to commend Richie Ryder and the parks department for the endless hours of hard work they put into the little league fields and grounds. The fields are impeccable to say the least. Anything we ask them to do, whether it's moving their equipment, dumpsters, or dropping clay on the fields, to name a few, it's always handled promptly and without hesitation. The boys and girls of Stony Point are very proud to play on our beautiful fields.

While our board members work very hard on the fields, I feel we simply wouldn't be able to keep them up without the help and dedication of the parks department. In spite of how busy they are, they always find the time to help us, even if it means staying after they are clocked out. Please let them know their hard work is very much appreciated.

Thank you again for everything.

Kind regards, Bob Jordan - SPLL President

DEPARTMENTAL REPORTS

Joan Skinner, Town Clerk, offered the following reports for the record:

Golf Course Report

July

• Green Fees	\$ 267,797.70
• ID Cards	\$ 1,725.00
• Merchandise	\$ 12,959.19
• Range Fees	\$ 9,233.00
• Club Rental	\$ 484.35
Total	\$ 292,199.24

Architectural Review Board

From: 7/1/2012 To: 7/31/2012

Applications Received	2	
Applications Approved	0	
Applications Pending	2	
Fees Collected:	\$	100.00
Money in Lieu of Land	\$	0.00

Building & Zoning Department - July

Applications Received	19
Applications Returned/Withdrawn	0
Applications Denied	1
Building & Blasting Permits Issued	25
Applications Pending	14
Certificate of Occupancy	12
Certificate of Compliance	6
Temporary C of O	1
Fees Collected	\$ 6,532.50

Dog Control Officer - July

Dogs seized and sheltered	2
Dogs returned to owner	1
Number of complaints received	3
Miles traveled patrolling the Town and transporting dogs	626

Fire Inspector - July

	Month	Total
Number Buildings Inspected	44	155
Number Buildings Re-Inspected	4	46
Field Correction Issued	0	2
Violations Issued	0	0
Violations Complied With	0	0
Violations Outstanding	0	0
Number of Permits Issued	0	0
Requests by Police Dept.	0	1
Requests by Fire Dept.	4	18
Fires Investigated	2	4
Miscellaneous:		

Planning Board

From:	7/1/2012	To:	7/31/2012
Applications Received			
Informal Discussion	1		
Applications Approved	0		
Applications Pending			
Informal Discussion	1		
Site Plan	1		
Subdivision-Major	2		
Subdivision-Minor	1		
Fees Collected:	\$ 150.00		
Money in Lieu of Land	\$ 0.00		

Sewer Department - July

Total Overtime Hours	38 hrs
Sundays	19 hrs
Saturdays	4 hrs
Mondays	7 hrs
Holiday	8 hrs
Monthly Flow	
Plant	29,698,200 gallons
Kay Fries	1,639,000 gallons
Fuel Usage	167.5 gallons
Heating Oil	0 gallons

Total to Sludge Compost Facility	55 Cu. Yds.
Solids	21.1%
Screenings	75.16 Cu. Ft.
Septage	10,900 gallons

Zoning Board Of Appeals

	From: 7/1/2012	To: 7/31/2012
Applications Received	0	
Applications Closed		
Area Variance	2	
Applications Pending		
Area Variance	1	
Fees Collected:	\$300.00	

Town Clerk - July

Amount Paid To NYS Agriculture & Markets	
For Spay/Neuter Program	\$ 33.00
Amount Paid To NYS Health Dept. For Marriage Licenses	\$ 157.50
Amount Paid To NYS Dept. Of Environmental Conservation	\$ 717.10
Amount Paid To Supervisor	\$ 2,014.37
TOTAL AMOUNT REMITTED	\$ 2,921.97

RECOGNITION

Supervisor Finn recognized the following girl scouts for their recent achievements in obtaining their gold awards and presented each of them with Certificates of Achievement:

Lauren Urquhart of Troop 403 for outstanding achievement in receiving her Girl Scout Gold Award for her project, "SAVE A LIFE, BE A MATCH, BE A HERO".

Christina Borsellino of Troop 403 for outstanding achievement in receiving her Girl Scout Gold Award for her project, "CELEBRATE READING".

Shannon Finucane of Troop 262 for outstanding achievement in receiving her Girl Scout Gold Award for her project, "THE FUNDRAISER SURVIVAL GUIDE".

Theresa Madonna of Troop 403 for outstanding achievement in receiving her Girl Scout Gold Award for her project, "THE PLAY PLACE".

Supervisor Finn then recognized Mr. Lowell Parker of Reservoir Rd. and presented Mr. Parker with an "Outstanding Citizen Award" in appreciation for the many years of hard work and dedication that he has shown to his neighbors and the Town of Stony Point.

Proposed Zone Text Amendment – Lead Agency Status

Stuart Turner from the Turner Miller Group, our Town Planner, reviewed the August 7, 2012 memo from his firm with regard to the proposed zoning text amendment and the submissions made by Tim Miller Associates, Inc. on behalf of USA Marina LLC.

A motion was made by Supervisor Finn and seconded by Councilman White to adopt the following resolution:

**RESOLUTION AND NOTICE OF INTENT OF THE TOWN BOARD
TO ACT AS LEAD AGENCY UNDER SEQR IN CONNECTION WITH
AN APPLICATION FOR A ZONING TEXT AMENDMENT**

WHEREAS, the Town Board of the Town of Stony Point ("Town Board") has received the application (the "Application") of the USA Marina, LLC (the

“Applicant”) for a Zoning Text Amendment for lands in the PW zoning district in the Town of Stony Point; and

WHEREAS, the Applicant owns ± 38.1 acres located generally along the Hudson River Waterfront on Hudson Drive, north of Tompkins Avenue in the Town of Stony Point, Rockland County, New York; and under the proposed action would be permitted to make application to permit construction of a mixed use development project including the following components on his property:

- up to 300 multifamily residential units consisting of one, two and three bedroom units;
- residential club house, 7,000 square feet;
- pool and courtyard areas for on-site residents;
- recreational walking trail to the Stony Point light house for the general public;
- waterfront esplanade areas for the general public;
- marina, 250 boat slips;
- yacht club, 4,000 square feet;
- boatel, (vertical dry dock boat storage) 27,000 square feet;
- commercial kiosks, 6 retail kiosks of 400 square foot each to support marina uses, 2,400 square foot total;
- two quality restaurants, 5,500 total square feet;
- parking 624 spaces; and

WHEREAS, the Town Board has identified authorization of a Special Use Permit by the Town Board and Site Plan approval by the Planning Board as potential future related actions also subject to SEQR; and

WHEREAS, the Town Board desires to assume Lead Agency status (“Lead Agency”) and conduct a coordinated review with respect to the review of the proposed zone amendment and potential future uses pursuant to securing applicable approvals, in accordance with Article 8 of the Environmental Conservation Law of the State of New York, and the regulations promulgated there under at 6 NYCRR 617.6; and

NOW THEREFORE, BE IT RESOLVED that:

1. The proposed action will require review pursuant to SEQRA, and the governing regulations promulgated thereunder;
2. The proposed action is a Type 1 Action under SEQRA;
3. The Town Board will assume the Lead Agency role in connection with the SEQRA review of this application if no other agency submits a written objection to the Town Board within thirty (30) days of the date of this notification;
4. The Town Board directs that a Lead Agency coordination letter be circulated among the various Involved and Interested Agencies, together with a distribution package including the proposed Zone Text Amendment, the EAF, a Concept Plan, and other such relevant information submitted by the Applicant.
5. This Resolution is subject to review by Special Counsel and Town professionals to determine if the submitted Application is complete and accurate.

This shall take effect immediately.

The following voice vote was recorded:

	<u>Yea</u>	<u>Nay</u>	<u>Abstain</u>	<u>Absent</u>
Supervisor Finn	[X]	[]	[]	[]
Council Member White	[X]	[]	[]	[]
Council Member Konopko	[]	[X]	[]	[]
Council Member Javenes	[X]	[]	[]	[]
Council Member McDonnell	[X]	[]	[]	[]

The Resolution was thereupon duly **adopted**.

ZBA APPLICATION REFUND

A motion was made by Supervisor Finn, seconded by Councilman Javenes and **unanimously carried** by a voice vote of those board members present to refund \$300.00 for an unprocessed Zoning Board of Appeals Application fee for 425 N. Liberty Dr., Tomkins Cove, NY,

NYS MAGISTRATES TRAINING CONFERENCE

A motion was made by Supervisor Finn, seconded by Councilman Javenes and **unanimously carried** by a voice vote of those board members present to approve Judge Franks' attendance at the New York State Magistrates Training Conference to be held in Syracuse, NY from September 9-12, 2012. The fee will be approximately \$837.40, with a possible reimbursement for mileage from the State.

NO PARKING SIGNS

A motion was made by Supervisor Finn, seconded by Councilman White and **unanimously carried** by a voice vote of those board members present to approve the Superintendent of Highways to place no parking signs on the corner of Quelch Avenue and Rt. 9W.

FARMER'S MARKET

Michelle Corish, a Stony Point resident spoke on behalf of a committee formed to promote a farmer's market in town.

Special Counsel Brian Nugent addressed the board outlining legal concerns with regard to using town property for this type of event.

ACTION

A motion was made by Supervisor Finn, seconded by Councilwoman Konopko and **unanimously carried** by a voice vote of those board members present to approve the use of Town property for a Farmer's Market, subject to execution of a revocable license agreement, to be drafted by Special Counsel, between the Town and the entity that will represent that Farmer's Market.

FILM PERMIT APPLICATION & FEES

A motion was made by Councilwoman Konopko, seconded by Supervisor Finn, and **unanimously carried** by a voice vote of those board members present, to authorize Special Counsel to draft a local law for review by the Town Board concerning filming in the Town, utilizing the parameters set forth in the application and related documents submitted by the Stony Point Economic Development Committee.

SET PUBLIC HEARING – FILM PERMIT

A motion was made by Councilwoman Konopko, seconded by Supervisor Finn, and **unanimously carried** by a voice vote of those board members present, to set a public hearing for September 12, 2012 to consider a local law concerning filming in the Town.

BEAUTIFICATION COMMITTEE – PURCHASE OF BENCHES

A motion was made by Supervisor Finn, seconded by Councilwoman Konopko, and **unanimously carried** by a voice vote of those board members present to approve purchasing 6 benches for the Beautification Committee at a cost of not more than \$10,000.00 which will be reimbursed to the town through donations. The Parks Dept. will be responsible for installing the benches.

REFUND – DAY CAMP REGISTRATION

A motion was made by Supervisor Finn, seconded by Councilman White and **unanimously carried** by a voice vote of those board members present to refund \$200.00 for a day camp registration for a child that was registered for the wrong camp.

EXECUTIVE SESSION

At 8:30 pm a motion was made by Supervisor Finn, seconded by Councilman McDonnell and **unanimously carried** by a voice vote of those board members present to adjourn into executive session to discuss a tax assessor matter the ambulance contract.

ADJOURN

At 11:00 pm a motion was made by Supervisor Finn, seconded by Councilman McDonnell and **unanimously carried** by a voice vote of those board members present to adjourn the August 14, 2012 Stony Point Town Board Meeting.

Respectfully submitted,

Joan Skinner
Town Clerk