

**STONY POINT TOWN BOARD MEETING – NOVEMBER 9, 2022**

The Town Board of the Town of Stony Point convened in Regular Session on Wednesday, November 9, 2022 at 7:00 pm at the Stony Point Community Center (Rho Building), 5 Clubhouse Lane, Stony Point, NY. Supervisor Monaghan called the meeting to order and led the group in the Pledge of Allegiance.

Town Clerk Megan Carey called the following roll:

PRESENT: Mr. Michael Puccio Councilman  
Mr. Keith Williams Councilman  
Mr. Paul Joachim Councilman  
Mr. James Monaghan Supervisor  
Attorney: Mr. Chris Pavlacka Esquire

ABSENT: Mr. Todd Rose Councilman

**SUPERVISOR’S REPORT**

Supervisor Monaghan reported as follows:

- Commended Ellie Kassner for a good campaign for Town Council
- Congratulated Mike Puccio on his win for Town Council
- The vote on the sale of the Letchworth property that was voted down was Councilman Puccio’s decision.
- Thanked the Sons and Daughters of the American Revolution, Steve Konopko and Nancy Kohut, for the new sign at exit 15 on Route 210.
- Along with Mayors of the Villages of Haverstraw and West Haverstraw the Town is working on a street scaping plan for the 9W corridor.
- Congratulated Alan D’Agostino for being named the Veteran Association “Veteran of the Year”
- Free Turkeys will be distributed the Saturday before Thanksgiving to veterans.
- Congratulated the American Youth Football 9U, 11U and 13U, for their championship wins.

**POLICE DEPARTMENT REPORT/BUSINESS**

Lieutenant Becker read the following report:

Police Department Report for the Month of October 2022

|   |                |
|---|----------------|
| Number of calls for service:                                | 799            |
| Number of reported accidents:                               | 32             |
| Number of arrests:  | 61             |
| (19) Felonies (39) Misdemeanors (2) Violations (1) Warrants |                |
| Fuel usage :  | 1793.3 gallons |
| Sum total of all traffic enforcement action:                | 96             |
| Number of Youth Officer sponsored events:                   | 9              |
| Number of commercial vehicle enforcement details:           | 0              |
| Number of traffic/special enforcement details:              | 0              |
| Number of training hours:                                   | 272 hrs        |
| Total fees collected:                                       | \$122.75       |
| (Foil \$42.75, Prints \$70.00, and Reports \$80.00)         |                |

Youth events: **October:** Oct 1-Fall Festival(Approximately 800 attended), Oct 4, 11, 18, 25-NR Youth Police Academy, Oct. 18-PAL Meeting, Oct 19-Participated in Fundraiser Trunk or Treat Event at Lighting Services, Oct 27-Drunk Goggles/Cart Program at NRHS, Oct 28-Halloween Event at Kirkbride(Approximately 500 attended).

Upcoming Youth Events: **November:** NRYPA Graduation, Christmas Parade Preparation, Senior Brunch Preparation, PAL Holiday Boutique Dates TBD.

Lieutenant Becker addressed the board regarding the following matters:

- **Chief Finn's Time Record**

A motion was made by Supervisor Monaghan, seconded by Councilman Puccio and unanimously carried by a voice vote of those board members present with Councilman Rose being absent to approve Chief Finn's time record for the month of October 2022 as presented.

- **Overtime and Sick Leave Reports**

A motion was made by Supervisor Monaghan, seconded by Councilman Joachim and unanimously carried by a voice vote of those board members present with Councilman Rose being absent to approve the overtime and sick leave reports as presented for the month of October 2022.

### **Golf Course Report**

The following report was presented for October 2022:

- Green Fees                   \$   235,827.66
- ID Cards                     \$       120.00
- Merchandise               \$     9512.99
- Range Fees                 \$     9663.00
- Club Rental                \$       850.00
- Total                         \$   255,973.65

### **Highway Report-October Report**

Potholes, berms and aprons completed for the year.

Broken Sewer manhole castings and lids replaced at several locations.

Windows repaired at the old highway garage.

Leaf and brush pickup started and will be ongoing for the remainder of the year.

Snowplows and sanders are in the process of getting serviced and installed for the snow season.

Just a reminder, residents need to make an appointment for pickup services by calling 845-786-2300 or emailing us @ [highway@townofstonypoint.org](mailto:highway@townofstonypoint.org). We pick up any metal, bags of leaves and brush cut to lengths of no longer than 8'. All other items must be picked up from your garbage carter by making an appointment at no charge.

Recycling is picked up from Capasso by calling 845-786-2139.

53+ miles roads, 10 plow routes that take 3-4 hours to complete with 10 men and 10 trucks. Then we must clean up all cul-de-sacs, sidewalks, bus stops, fire hydrants and parking lots.

### **Parks**

The remaining playground equipment has been installed and mulched at Lowland, Heights, Laurel and town pool.

The Pyngyp School exterior was painted.

HVAC condensing pads have been poured at the Patriot hills building.

Ash tree was removed at Riverfront Park and replaced with a maple tree so the old folks under the tree have a new shady spot to sit.

New door framing was completed at the golf maintenance barn to accept garage doors.

Grass cutting and leaf pickup throughout alp parks in town.

### **Sewer**

I & I study camera work and cleaning ongoing.

Clarifier project submitted to DEC for approval.

Landscaping completed at front of building.

Painting continues at the pump stations and sewer plant.

Specs for camera equipment is close to being finalized.

**Eagle Scout Projects**

Riverfront Park Bench  
Town Hall old flag mailbox and small pavilion at back.  
Town pool game build at field.

**PURCHASE ORDER REQUEST**

A motion was made by Councilman Puccio, seconded by Councilman Williams and unanimously carried by a voice vote of those board members present with Councilman Rose being absent to approve the following purchase orders:

**Sewer Department**

|          |                      |              |
|----------|----------------------|--------------|
| PO# 3533 | PSI                  | \$ 4,485.18  |
| PO# 3534 | Alon Industries, Inc | \$ 15,617.00 |
| PO# 3535 | GP Jager Inc.        | \$ 4,825.70  |

**AUDIT OF BILLS**

Megan Carey, Town Clerk, presented the following bills to the Town Board for audit and a motion was made by Councilman Puccio, seconded by Councilman Williams, and unanimously carried by a voice vote of those board members present with Councilman Rose being absent to approve the bills as presented for payment:

**GENERAL FUND-November 9 ,2022**

| <u>FUND</u>              | <u>CLAIM#</u> | <u>FUND TOTAL</u> |
|--------------------------|---------------|-------------------|
| General                  | 1159-1229     | \$ 315,033.20     |
| Highway                  | 386-415       | \$ 47,423.97      |
| Sewer                    | 359-385       | \$ 67,849.54      |
| <u>Special Districts</u> |               |                   |
| Enterprise               | 411-438       | \$ 188,135.78     |
| Ambulance                | 29            | \$ 33,525.17      |
| Sewer Cap                | 11            | \$ 27,400.00      |

**MINUTES** - A motion was made by Supervisor Monaghan, seconded by Councilman Joachim and unanimously carried by a voice vote of those board members present with Councilman Rose being absent to approve the minutes of October 25, 2022.

**DEPARTMENTAL REPORTS**

Megan Carey, Town Clerk offered the following reports for the record:

**Architectural Review Board**

|                       |                |
|-----------------------|----------------|
| From: 10/01/2022      | To: 10/31/2022 |
| Applications Received | 5              |
| Applications Approved | 5              |
| Fees Collected        | \$500.00       |

**Building & Zoning Department**

**August 2022**

|                                    |              |
|------------------------------------|--------------|
| Applications Received              | 45           |
| Applications Returned/Withdrawn    | 0            |
| Applications Denied                | 0            |
| Building & Blasting Permits Issued | 28           |
| Applications Pending               | 17           |
| Certificate of Occupancy           | 7            |
| Certificate of Compliance          | 15           |
| Fees Collected                     | \$ 60,625.00 |

**Planning Board**

|                       |                |        |
|-----------------------|----------------|--------|
| From: 10/01/2022      | To: 10/31/2022 |        |
| Applications Received |                | 0      |
| Applications Approved |                | 0      |
| Applications Pending  |                |        |
| Amended Subdivision   |                | 0      |
| General Category      |                | 3      |
| Informal Discussion   |                | 0      |
| Lot Line Change       |                | 1      |
| Site Plan             |                | 5      |
| Subdivision-Minor     |                | 1      |
| Fees Collected        |                | \$0.00 |

Submitted by the Planning Board Clerk

**Zoning Board of Appeals**

|                                 |           |    |            |          |
|---------------------------------|-----------|----|------------|----------|
|                                 | 10/1/2022 | to | 10/31/2022 |          |
| Applications Received           |           |    |            | 1        |
| Applications Returned/Withdrawn |           |    |            | 0        |
| Applications Denied             |           |    |            | 0        |
| Applications Pending            |           |    |            | 3        |
| Applications Approved           |           |    |            | 2        |
| Area Variance                   |           |    |            | 1        |
| Fees Collected                  |           |    |            | \$300.00 |

**Town Clerk**

**October 2022**

|  |             |
|--|-------------|
| Amount Paid To NYS Agriculture & Markets               |             |
| For Spay/Neuter Program                                | \$ 8.00     |
| Amount Paid To NYS Health Dept. For Marriage Licenses  | \$ 180.00   |
| Amount Paid To NYS Dept. Of Environmental Conservation | \$ 1,544.37 |
| Amount Paid To Supervisor                              | \$ 4,078.67 |
| TOTAL AMOUNT REMITTED                                  | \$ 5,811.04 |

**CORRESPONDENCE** - None

**PUBLIC INPUT**

Pete Reily, 1 Hawk Nest, congratulated Councilman Puccio on Ellie Kassner’s behalf.

George Potanovic, 597 Old Gate Hill Rd, SPACE Pres., spoke on the defeated vote on the sale of the Letchworth property and asked for the Town Board to create a committee for the use of the property.

Dave Evangelista, 54 Wilderness Drive, spoke on the use of the Letchworth property.

**Open Public Hearing-Special Use Permit-Lovett Sub-Station**

At 7:33 a motion was made by Supervisor Monaghan, seconded by Councilman Joachim and unanimously carried by a voice vote of those board members present with Councilman Rose being absent to open the public hearing for a special use permit for the Lovett Sub Station.

Town Clerk Megan Carey presented the following public hearing notice:

**PUBLIC HEARING  
TOWN OF STONY POINT**

**NOTICE IS HEREBY GIVEN** that a Public Hearing will be held by the Town Board of the Town of Stony Point, Rockland County, New York, on November 9, 2022 at 7:00 P.M. at Rho Building, 5 Clubhouse Lane, Stony Point, New York.

The Town Board for the Town of Stony Point is considering the issuance of a Special Permit to Orange and Rockland Utilities, Inc. located at the corner of Elm Avenue and Spring Street in the Town of Stony Point.

The submissions of the Applicant relevant to the Special Permit application are available at the Town Clerk's Office, 74 East Main Street, Stony Point, New York, and may be reviewed by any interested parties from 9:00 AM to 4:00 PM, Monday through Friday.

By Order of the Town Board dated October 11, 2022

Megan Carey  
Town Clerk

Supervisor Monaghan gave a brief description of the project.

Brian Sinsabaugh, Attorney for Lovett, described the project – 3 parcels one of which is in the RR zone which requires the Special Use.

Councilman Puccio questioned the size of the project.

Brian Sinsabaugh responded 42,000 square feet.

### **Public Input**

Mary Sullivan questioned the location.

Walter Cintron, 22 Ridgetop Dr., questioned the security and safety of the location and noise level.

Vivian Winter, Orange and Rockland Utilities, responded 24 hour surveillance and security as well as increased fence height.

Robert Conklin, 36 Sengstaken Dr., questioned noise level and location.

George Potanovic, 597 Old Gate Hill Rd, SPACE Pres., spoke in favor of the project and questioned the noise.

Vivian Winter and Brian Sinsabaugh explained the sound level tests administered and the noise would be no higher than six decibels.

### **Close Public Hearing-Special Use Permit-Lovett Sub-Station**

At 7:53 a motion was made by Supervisor Monaghan, seconded by Councilman Puccio and unanimously carried by a voice vote of those board members present with Councilman Rose being absent to close the public hearing for a special use permit for the Lovett Sub Station.

### **Open Public Hearing-Sewer Extension-69 Park Road**

At 7:53 a motion was made by Supervisor Monaghan, seconded by Councilman Joachim and unanimously carried by a voice vote of those board members present with Councilman Rose being absent to open the public hearing for a sewer extension at 69 Park Road.

Town Clerk Megan Carey presented the following public hearing notice:

RESOLUTION 2022/35 OF TOWN BOARD ORDERING PUBLIC HEARING  
ON PETITION FOR SANITARY SEWER DISTRICT #2

At a meeting of the Town Board held on **October 25, 2022:**

Present: **Councilman Michael Puccio**  
**Councilman Keith Williams**  
**Councilman Paul Joachim**  
**Supervisor James Monaghan**

Absent: **Councilman Todd Rose**

In the matter of the Petition of **Deaganne Daniel Veras** owner of more than one-half of the assessed valuation of all the taxable real property in the proposed Extension of Sanitary Sewer District #2 in the Town of Stony Point, County of Rockland and State of New York and according to the latest completed assessment roll of the said town.

WHEREAS, a written petition dated: **October 19, 2022** has been presented to and filed with the Town Board of the Town of Stony Point praying that all the land situate in the Town of Stony Point, County of Rockland and which proposed extension, to be known as: Sewer Extension **2022/2** more fully described in the Schedule "A", **15.02.4-41** annexed hereto, and

WHEREAS, the maximum amount proposed to be expended for the Extension of said district shall not exceed the sum of \$0.00 DOLLARS (\$0.00), and

WHEREAS, the expense occasioned by the creation of the Extension of Sanitary Sewer District #2 shall be assessed, levied and collected from the several lots and parcel of land within the said district in proportion as nearly may be to the benefit which each lot or parcel of land in said district will derive therefrom.

NOW on motion of MOVED: **Supervisor Monaghan**

SECONDED: **Councilman Puccio**

ORDERED that a meeting of the Town Board of the Town of Stony Point be held at Rho Building, 5 Clubhouse Lane in the Town of Stony Point on the November 9, 2022 at 7:00 PM to consider the said petition and to hear all persons interested in the subject thereof concerning the same, and for such other action on the part of the Town Board with relation to such petition as may be required by law, and it is

FURTHER ORDERED that the Town Clerk give notice of such hearing by publishing in the Town's Official Newspaper, a certified copy of this order and by the applicant posting certified copies of this order in five (5) places within said proposed Extension of Sanitary Sewer District #2 in the Town of Stony Point not less than ten nor more than twenty days before such hearing.

#### Schedule "A"

Property address: 69 Park Road Stony Point, NY 10980  
Tax ID: Section 15.02 Block 4 Lot 41

ALL that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Town Stony Point, County of Rockland and State of New York, shown and designated as Lot No. 1 on a certain map entitled "Park Homes, Stony Point, New York" made by Harold L. Moore, dated 8/29/1966 and filed in the Rockland County Clerk's Office on 11/28/66 in Map Book 72 at Page 27 as Map No. 3505.

**Public Input** - None

#### **Close Public Hearing-Sewer Extension-69 Park Road**

At 7:54 a motion was made by Supervisor Monaghan, seconded by Councilman Joachim and unanimously carried by a voice vote of those board members present with Councilman Rose being absent to close the public hearing for a sewer extension at 69 Park Road.

#### **Approve Sewer Extension – 69 Park Road**

A motion was made by Supervisor Monaghan, seconded by Councilman Williams and unanimously carried by a voice vote of those board members present with Councilman Rose being absent to adopt the following Resolution:

RESOLUTION AND ORDER OF TOWN BOARD APPROVING PETITION  
FOR SANITARY SEWER DISTRICT #2

**RESOLUTION 2022/38**

WHEREAS, a written Petition dated **October 19, 2022** signed and acknowledged by **Deaganne Daniel Veras**, has been presented to and filed with the Town Board of the Town of Stony Point requesting the Extension of a sanitary sewer and laterals in a proposed Extension of District #2 to be known as the Extension of Sanitary Sewer District #2 as more particularly described in said Petition, and

WHEREAS, the map and plan aforesaid has been approved by the State Department of Health, and copies thereof filed with said Department, and with the Town Clerk, pursuant to Section 192 of the Town Law.

Now on motion of **Supervisor Monaghan**, seconded by **Councilman Williams** all members present voting therefore, it is

FOUND, ORDERED AND DETERMINED that said petition dated **October 19, 2022** for the creation of the Extension of Sanitary Sewer District #2 in the Town of Stony Point, Rockland County, New York, is signed, approved and acknowledged, as required by law, and is otherwise sufficient and complies with the provision of Section 191 of the Town Law, constituting Chapter 62 of the Consolidated Laws of the State of New York, and such other sections of said chapter as are applicable thereto; and that there is annexed to said petition a map and plans showing the boundaries of the proposed Extension of Sanitary Sewer District #2 and a general plan of the proposed district, and it is

FOUND, ORDERED AND DETERMINED by the Town Board of the Town of Stony Point that it is in the public interest to grant the whole relief sought by said petition, and that all of the property, property owners and interested persons within said proposed Extension of District #2 are benefited thereby, and that all property, or property owners benefited are included therein, and that no property or property owners or interested persons benefited thereby have been excluded therefrom, and it is

ORDERED that the petition for the creation of the extension of Sanitary Sewer District #2 be established in said Town of Stony Point, as described in said petition, may and plan, to be known as the Extension of Sanitary Sewer District #2 and to include the following property:

Schedule "A"

Property address: 69 Park Road Stony Point, NY 10980  
Tax ID: Section 15.02 Block 4 Lot 41

ALL that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Town Stony Point, County of Rockland and State of New York, shown and designated as Lot No. 1 on a certain map entitled "Park Homes, Stony Point, New York" made by Harold L. Moore, dated 8/29/1966 and filed in the Rockland County Clerk's Office on 11/28/66 in Map Book 72 at Page 27 as Map No. 3505.

**Approve Assessor to Attend IAAO Annual Legal Seminar**

A motion was made by Supervisor Monaghan, seconded by Councilman Joachim and unanimously carried by a voice vote of those board members present with Councilman Rose being absent to approve the Town Assessor to attend IAAO Legal Seminar December 1<sup>st</sup> and 2<sup>nd</sup> at a cost to the town of \$2000.00.

### **Supporting Operation Green Light for Veterans**

A motion was made by Supervisor Monaghan, seconded by Councilman Williams and unanimously carried by a voice vote of those board members present with Councilman Rose being absent to support Operation Green Light for Veterans:

## **Supporting Operation Green Light for Veterans**

WHEREAS, the residents of Stony Point have great respect, admiration, and the utmost gratitude for all of the men and women who have selflessly served our country and this community in the Armed Forces; and

WHEREAS, the contributions and sacrifices of the men and women who served in the Armed Forces have been vital in maintaining the freedoms and way of life enjoyed by our citizens; and

WHEREAS, the Town of Stony Point seeks to honor these individuals who have paid the high price for freedom by placing themselves in harm's way for the good of all; and

WHEREAS, Veterans continue to serve our community in the American Legion, Veterans of Foreign Wars, religious groups, civil service, and by functioning as County Veteran Service Officers in 29 states to help fellow former service members access more than \$52 billion in federal health, disability and compensation benefits each year; and

WHEREAS, Approximately 200,000 service members transition to civilian communities annually; and

WHEREAS, an estimated 20 percent increase of service members will transition to civilian life in the near future; and

WHEREAS, studies indicate that 44-72 percent of service members experience high levels of stress during transition from military to civilian life; and

WHEREAS, Active Military Service Members transitioning from military service are at a high risk for suicide during their first year after military service; and

WHEREAS, the National Association of Counties encourages all counties, parishes and boroughs to recognize Operation Green Light for Veterans; and

WHEREAS, the town of Stony Point appreciates the sacrifices of our United State Military Personnel and believes specific recognition should be granted; therefore be it

RESOLVED, with designation as a Green Light for Veterans County, the Town of Stony Point hereby declares from October through Veterans Day, November 11<sup>th</sup> 2022 a time to salute and honor the service and sacrifice of our men and women in uniform transitioning from Active Service; therefore, be it further

RESOLVED, that in observance of Operation Green Light, the Town of Stony Point encourages its citizens in patriotic tradition to recognize the importance of honoring all those who made immeasurable sacrifices to preserve freedom by displaying a green light in a window of their place of business or residence.



**Approve Hire of Recreation Facility Attendant**

A motion was made by Supervisor Monaghan, seconded by Councilman Williams and unanimously carried by a voice vote of those board members present with Councilman Rose being absent to approve the hire of Bailey McGrady as a Recreation Facility Attendant for part time employment at a rate of pay of \$13.20/hr.

**Declare Town Board Lead Agency-Tolake Easement**

A motion was made by Supervisor Monaghan, seconded by Councilman Puccio and unanimously carried by a voice vote of those board members present with Councilman Rose being absent to declare the Town Board Lead Agency for the Tolake Easement:

**RESOLUTION**

A meeting of the Town Board of the Town of Stony Point was convened on  
**November 9, 2022 at 7:00 p.m.**

The following resolution was duly  
offered and seconded to wit:

**RESOLUTION OF THE TOWN BOARD OF THE TOWN OF STONY POINT  
DECLARING LEAD AGENCY STATUS REGARDING ACCEPTING PROPOSED  
AMENDMENTS TO AN EXISTING CONSERVATION EASEMENT**

**WHEREAS**, on October 12, 2022, the Tolake Corporation submitted a request to amend an existing Conservation Easement between the Town of Stony Point and Tolake Corporation; and

**WHEREAS**, the current Conservation Agreement extends to March 1, 2030; and

**WHEREAS**, Tolake Corporation is requesting to amend such Conservation Easement to add one (1) parcels of real property located in the Town of Stony Point into the existing Conservation Easement and to extend such easement to March 1, 2030; and

**WHEREAS**, the Town Board is the sole agency involved in the consideration of the proposed amendments to the Conservation Easement; and

**WHEREAS**, pursuant to Part 617 of the implementing regulations to the State Environmental Quality Review Act, the Town Board hereby desires to assume Lead Agency status and thereby shall determine whether adoption of the proposed Amendments to the Conservation Easement would a have a significant adverse effect upon the environment.

**NOW, THEREFORE**, it is Resolved as follows:

Section 1. The Town hereby ratifies and affirms each and every "Whereas" paragraph above as though set forth in full herein.

Section 2. The Town Board hereby declares Lead Agency status pursuant to SEQRA in connection with amending the existing Conservation Easement Agreement between the Town of Stony Point and Tolake Corporation.

Section 3. The Town Board further directs the Town Clerk and any other officer or employee, as directed by the Town Supervisor, to take any action necessary to carry out the provisions of this Resolution, and to transmit any required notifications to any and all potentially interested and involved agencies.

Section 4. This Resolution shall be effective immediately.

**ADJOURN**

The November 9, 2022 Stony Point Town Board meeting adjourned 7:58pm and no further votes were taken.

Respectfully submitted  
Megan Carey, Town Clerk