

## **STONY POINT TOWN BOARD MEETING – March 10, 2020**

The Town Board of the Town of Stony Point convened in Regular Session on Tuesday, March 10, 2020 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. Thomas Basile  | Councilman |
|          | Mr. Karl Javenes   | Councilman |
|          | Mr. Paul Joachim   | Councilman |
|          | Mr. Michael Puccio | Councilman |
|          | Mr. James Monaghan | Supervisor |
|          | Mr. Alak Shah      | Esquire    |

### **PUBLIC INPUT**

Robert Burns, 18 Sullivan Drive. Sale of the golf course. Mr. Burns was informed that the sale of the golf course was not on the agenda; therefore, Mr. Burns declined to speak until such time as the sale is on the agenda.

George Potanovic- 597 Old Gate Hill Road SPACE read a letter sent to Supervisor Monaghan and the Town Board regarding the following:

- Sale of Golf Course
- Resolution authorizing supervisor to execute contract of sale of the golf course
- Unavailability of his FOIL requests for a draft contract of sale and monies collected as part of the MOU with the potential buyer of the property in question.
- The process of selling Town property is problematic and the need public involvement
- Zoning changes (to include hotel and retail space)
- Permissive referendum (collect signatures to have residents vote on sale)
- Transparency of government.

(Full letter from Mr. Potanovic is on file in the Town Clerk's Office)

Greg Julian- 15 Ridgetop Drive Spoke regarding the following:

- Town Board should vote to allow permissive referendum
- FOIL request – supervisor previously stated the town was collecting revenue and that is untrue

Supervisor Monaghan explained that the contract of sale for the Letchworth property is contingent on the following:

- There are no financial records related to the \$10,000 for funds received for the sale of Patriot Hills. The buyers / seller's council determined that the Town could not retain funds for a property designated as parkland that could not be sold at the time of the execution on the MOU
- Golf Course will remain a golf course for the Town residents
- Provide the town with a community center
- Responsible for Environmental cleanup and the cost to remediate or remove the buildings on the property

Councilman Basile stated that presently there is no contract of sale or conveyance

### **PURCHASE ORDER REQUEST**

A motion was made by Supervisor Monaghan, seconded by Councilman Javenes and unanimously carried by a voice vote of all board members present to approve the following purchase orders:

|              |                          |  |            |
|--------------|--------------------------|--|------------|
| Golf Course: |                          |  |            |
| PO # 3341    | DeLea Landscape Supplies |  | \$3,120.00 |
| Police Dept: |                          |  |            |
| PO # 3215    | Four Star Transmissions  |  | \$4,495.00 |
| Sewer Dept:  |                          |  |            |
| PO#3342      | Controlex Service Corp.  |  | \$4,400.00 |

**AUDIT OF BILLS**

Megan Carey Town Clerk presented the following bills to the Town Board for audit and a motion was made by Supervisor Monaghan, seconded by Councilman Javenes and unanimously carried by a voice vote of all board members present to approve the bills as presented for payment.

**GENERAL – MARCH 10, 2020**

| <u>FUND</u>              | <u>CLAIM #</u> | <u>FUND TOTAL</u> |
|--------------------------|----------------|-------------------|
| General                  | 230-298        | \$ 130,117.83     |
| Highway                  | 83-115         | \$ 14,175.37      |
| Sewer                    | 78-102         | \$ 31,882.13      |
| <u>Special Districts</u> |                |                   |
| Ambulance                | 6-7            | \$ 31,249.71      |
| Enterprise               | 48-60          | \$ 7,656.75       |
| Solid Waste              | 9-12           | \$ 15,056.99      |
| Street Lighting          | 4-4            | \$ 187.98         |
| Sewer Capital Projects   | 2-2            | \$ 354,320.00     |

**MINUTES** – A motion was made by Supervisor Monaghan, seconded by Councilman Joachim and unanimously carried by a voice vote of all board members present with Councilman Javenes abstaining to approve the minutes of February 25, 2020.

**SUPERVISOR’S REPORT**

Supervisor Monaghan reported as follows:

- Spoke about the Coronavirus and the affects it is having on our community. He mentioned the following precautions to follow:
  - Washing hands often
  - Avoid touching your face with unwashed hands
  - Routinely clean and disinfect frequently touched objects and surfaces
  - Avoid close contact with people who are sick
  - Avoid shaking hands

New York State Department of Health has a 24-hour hotline to call with any questions and concerns:1-888-364-3065.

- Upcoming local events: Wayne Hose is hosting a pasta night on March 28<sup>th</sup> from 5pm-9pm at the main firehouse. Cost is \$15/pp for adults and children are \$5/pp.
  - Recreation Dept will be hosting the annual Easter Egg Hunt and Bagels with the bunny on April 11<sup>th</sup> beginning at 10AM at Kirkbride Hall.

**POLICE DEPARTMENT REPORT/BUSINESS**

Chief Moore read the following report:

Police Department Report for the Month of February 2020

|   |                 |
|---|-----------------|
| Number of calls for service:                                | 748             |
| Number of reported accidents:                               | 16              |
| Number of arrests:  | 40              |
| (11) Felonies (22) Misdemeanors (3) Violations (4) Warrants |                 |
| Fuel usage:   | 1,295.5 gallons |
| Sum total of all traffic enforcement action:                | 159             |
| Number of Youth Officer sponsored events:                   | 3               |

|  |          |
|--|----------|
| Number of child safety seat installations:         | 3        |
| Number of commercial vehicle enforcement details:  | 1        |
| Number of traffic/special enforcement details:     | 1        |
| Number of training hours:                          | 304 hrs  |
| Total fees collected:                              | \$120.00 |
| (Foil \$0.00, Prints \$80.00, and Reports \$40.00) |          |

Youth events: PAL Meeting and 3 Youth Court Training Sessions. We continued the daily security checks of all our schools.

**Chief Moore’s Time Record**

- A motion was made by Councilman Basile, seconded by Councilman Puccio and unanimously carried by a voice vote of all board members present to approve Chief Moore’s time record for the month of February 2020 as presented.
- **Overtime and Sick Leave Reports**  
A motion was made by Supervisor Monaghan, seconded by Councilman Basile and unanimously carried by a voice vote of all board members present to approve the overtime and sick leave reports as presented for the month of February 2020.

**Golf Course Report**

The following report was presented for February 2020:

|             |    |      |
|-------------|----|------|
| Green Fees  | \$ | 0.00 |
| ID Cards    | \$ | 0.00 |
| Misc. Golf  | \$ | 0.00 |
| Merchandise | \$ | 0.00 |
| Range Fees  | \$ | 0.00 |
| Club Rental | \$ | 0.00 |
| Total       | \$ | 0.00 |

Dave Fusco, Director of Golf informed us that the driving range is currently open. Weather permitting the course will open the week of March 18<sup>th</sup>-25<sup>th</sup>. The new club cars are scheduled to arrive March 16<sup>th</sup>-20<sup>th</sup>.

**DEPARTMENTAL REPORTS**

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

**Architectural Review Board**

From: 02/01/2020 To: 02/29/2020

|                       |        |
|-----------------------|--------|
| Applications Received |        |
| Solar Panels          | 0      |
| Applications Approved |        |
| Solar Panels          | 1      |
| Applications Pending  |        |
| Site Plan             | 1      |
| Fees Collected:       | \$0.00 |

**Building & Zoning Department**

February 2020

|                                    |            |
|------------------------------------|------------|
| Applications Received              | 22         |
| Applications Returned/Withdrawn    | 0          |
| Applications Denied                | 1          |
| Building & Blasting Permits Issued | 21         |
| Applications Pending               | 63         |
| Certificate of Occupancy           | 15         |
| Certificate of Compliance          | 7          |
| Fees Collected                     | \$8,214.50 |

**Planning Board**

From: 02/01/2020 To: 02/29/2020

|                       |          |
|-----------------------|----------|
| Applications Received |          |
| Site Plan             | 0        |
| Applications Approved |          |
| Lot Line Change       | 0        |
| Applications Pending  |          |
| Amended Subdivision   | 1        |
| General Category      | 3        |
| Informal Discussion   | 3        |
| Lot Line Change       | 1        |
| Site Plan             | 9        |
| Subdivision-Minor     | 1        |
| Fees Collected:       | \$300.00 |
| Money in Lieu of Land | \$ 0.00  |

Submitted by the Planning Board Clerk

**Zoning Board of Appeals**

|                       |            |    |            |         |
|-----------------------|------------|----|------------|---------|
|                       | 02/01/2020 | to | 02/29/2020 |         |
| Applications Received |            |    |            | 0       |
| Applications Closed   |            |    |            | 1       |
| Applications Pending  |            |    |            | 0       |
| Fees Collected        |            |    |            | \$ 0.00 |

**Town Clerk**

**February 2020**

|  |             |
|--|-------------|
| Amount Paid To NYS Agriculture & Markets               |             |
| For Spay/Neuter Program                                | \$ 11.00    |
| Amount Paid To NYS Health Dept. For Marriage Licenses  | \$ 67.50    |
| Amount Paid To NYS Dept. Of Environmental Conservation | \$ 146.44   |
| Amount Paid To Supervisor                              | \$ 3,016.00 |
| TOTAL AMOUNT REMITTED                                  | \$ 3,240.94 |

**Dog Control Officer**

**March 2020**

|   |     |
|---|-----|
| Dogs seized and sheltered                                   | 0   |
| Dogs returned to owner                                      | 0   |
| Number of complaints received                               | 2   |
| Miles traveled patrolling the Town<br>and transporting dogs | 373 |

**Correspondence**- None

**Open Public Hearing for Community Development Block Grant**

At 7:43pm a motion was made by Supervisor Monaghan, seconded by Councilman Basile and unanimously carried by a voice vote of all board members present to open the public hearing regarding the Community Development Block Grant.

Supervisor Monaghan explained that we do not qualify for the grant as it is based on poverty levels. 2 years ago, we were able to purchase a new Senior bus with the grant as we only qualify for purchases regarding our Senior Citizens.

**Public Input**

No input.

**Close Public Hearing for Community Development Block Grant**

At 7:44pm a motion was made by Supervisor Monaghan, seconded by Councilman Joachim and unanimously carried by a voice vote of all board members present to close the public hearing regarding the Community Development Block Grant.

**Authorize Supervisor to Execute Sewer Easement Agreement**

A motion was made by Supervisor Monaghan, seconded by Councilman Basile and unanimously carried by a voice vote of all board members present to adopt the resolution authorizing the Supervisor to execute documents effectuating transfer of sewer easement for Gate Hill Day Camp:

**RESOLUTION**

The following resolution was duly offered and seconded to wit:

**RESOLUTION 2020/8**

**RESOLUTION AUTHORIZING TOWN SUPERVISOR TO EXECUTE DOCUMENTS EFFECTUATING TRANSFER OF SEWER EASEMENT FOR GATE HILL ROAD DAY CAMP**

**WHEREAS**, Gate Hill Day Camp, Inc. (“Gate Hill”) and JB Realty of Rockland County, Inc. (“JB Realty”) (collectively, “Applicants”) on July 25, 2019 obtained Final Site Plan Approval from the Planning Board of the Town of Stony Point, NY (“Town”) for the continued use of their premises as a day camp, and for various site improvements including various principal and accessory structures and recreational improvements necessary for carrying on the day camp business and activities and which improvements are to be implemented over a ten year period, upon a submitted proposed site plan entitled “Amended Plan for Gate Hill Day Camp Two” consisting of seventeen (17) sheets, prepared by Atzl, Nasher & Zigler, P.C., dated March 3, 2017, and last revised on May 10, 2019 (“Subject Application”); and concerning premises designated as Section 19.01, Block 1, Lot 1 on the Tax Map of the Town, County of Rockland, consisting of 32.10 acres and located in an RR Zoning District, at 750 Gate Hill Road, Stony Point, NY; and

**WHEREAS**, as part of the Subject Application, the Applicants have agreed to grant an Easement to the Town for the installation, construction, use and maintenance of a sanitary sewer;

**WHEREAS**, the Site Plan has now been approved by the Planning Board and the Applicant has prepared the necessary documents to effectuate the transfer; and

**WHEREAS**, the Town Board previously made a Resolution, dated June 27, 2018, approving the Petition of the Applicant for creation of the Extension of Sanitary Sewer District #3 in the Town of Stony Point; and

**WHEREAS**, Town Counsel has reviewed the transfer documents and found them to be in proper form.

**NOW THEREFORE BE IT RESOLVED** that:

Section 1. The above “WHEREAS” clauses are incorporated herein by reference.

Section 2. The Town Board hereby authorizes the Town Supervisor to execute any and all documents necessary to effectuate the creation and transfer of the Sanitary Sewer Easement to the Town.

Section 3. This Resolution shall be effective immediately.

**Renewal of Postage Machine Contract with Pitney Bowes for Justice Court**

A motion was made Supervisor Monaghan, seconded by Councilman Basile and unanimously carried by a voice vote of all board members present to renew the rental agreement with Pitney Bowes for the postage machine at Stony Point Justice Court. The agreement is for a five-year period at a cost of \$51.05 a month.

### **Request – Wayne Hose Fire Company**

A motion was made by Supervisor Monaghan, seconded by Councilman Basile and unanimously carried by a voice vote of all board members present to approve the following requests of Wayne Hose Fire Company for the 2020 Wayne Day Bazaar as follows:

- **Use of Kirkbride Property**  
to use the Kirkbride property. They will be utilizing the grass area along Patriot Hills Drive from Willow Grove Road up to Clubhouse Lane for the annual Wayne Day Bazaar from July 8, 2020 thru July 11, 2020.
- **Close Patriot Hills Drive**  
to close Patriot Hills Drive from July 8, 2020 – July 11, 2020 for the hours of 5PM – Midnight daily for the Wayne Day Bazaar, and with the help of the Highway Superintendent place detour signs including LED signs announcing the road closure and detour.
- **Fireworks Display – Wayne Day Bazaar**  
to host a firework display on Friday, July 10<sup>th</sup>, 2020 with a rain date of Saturday, July 11<sup>th</sup>, 2020.
- **Use of the Soundstage**  
to use the Town's Sound Stage for the duration of the week for the entertainment that is scheduled. The request is to have the stage put in place on Friday, July 3<sup>rd</sup> and will be in use through Saturday, July 11<sup>th</sup>.
- **Mass Gathering Permit**  
to waive the Public Hearing for the mass gathering permit.

### **Hire Summer Help (Student Laborers) Buildings and Grounds**

A motion was made by Supervisor Monaghan, seconded by Councilman Basile and unanimously carried by a voice vote of all board members present with Councilman Javenes abstaining to hire the following Student Laborers for Buildings & Grounds Dept. for the summer of 2020 at a rate of pay of \$11.80 per hour:

Kenneth Javenes  
Austin Reynold  
Dylan Raymond  
Nicholas Fenner

### **Approve Club Car Fleet-Patriot Hills Golf Club**

A motion was made by Supervisor Monaghan, seconded by Councilman Puccio and unanimously carried by a voice vote of all board members present to authorize Dave Fusco, Golf Course Director to enter into a month to month lease for Club Car for a fleet of {62} 2016 Precedent Golf Cars at a cost to the town of \$100 per car, per month at a total cost of \$6200.

### **Sponsor – North Rockland Sports Day**

A motion was made by Supervisor Monaghan, seconded by Councilman Basile and unanimously carried by a voice vote of all board members present to sponsor the 6<sup>th</sup> Annual North Rockland Sports Day for Charity on April 25<sup>th</sup> in the amount of \$500.

### **Award Bid- Golf Course Plant Protectant & Fertilizer**

A motion was made by Supervisor Monaghan, seconded by Councilman Basile and unanimously carried by a voice vote of all board members present to award the golf course plant protectants and fertilizer bid to Seeton Turf Warehouse LLC dba Noble Turf, Metro Turf Specialists and Fisher & Sons as recommended by Evan Weymouth, Golf Course Superintendent.

### **Surplus Golf Course Maintenance Equipment**

A motion was made by Supervisor Monaghan, seconded by Councilman Basile and unanimously carried by a voice vote of all board members present to approve the surplus of 2002 Toro Multi-Pro 5600 Turf Sprayer, serial #220000255.

**Executive Session**

At 7:49PM a motion was made by Supervisor Monaghan, seconded by Councilman Joachim and unanimously carried by a voice vote of all board members present to adjourn to executive session to discuss personnel matters and finances with a company interested in doing business with the town. No further votes will be taken.

**ADJOURN**

The March 10, 2020 Stony Point Town Board meeting adjourned at 8:45PM and no additional votes were taken.

Respectfully submitted

Megan Carey, Town Clerk