Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8207

ADOPTED

2022-1

Appointment of Town Clerk/Registrar of Vital Statistics - Sharon M. Osherovitz

RESOLVED by the Town Board of the Town of Ramapo that ***SHARON M. OSHEROVITZ*** of Montebello, New York, be hereby appointed to serve as **TOWN CLERK** and **REGISTRAR OF VITAL STATISTICS** of the Town of Ramapo for a period of two (2) years, effective January 1, 2022 through December 31, 2023, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Sharon M. Osherovitz in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8208

ADOPTED

2022-2

Appointment of Deputy Town Clerk/Deputy Registrar of Vital Statistics - Maureen Pehush

WHEREAS, Town of Ramapo Town Clerk Sharon M. Osherovitz has appointed Maureen Pehush to serve as Deputy Town Clerk and Deputy Registrar of Vital Statistics for a two year term effective January 1, 2022,

RESOLVED by the Town Board of the Town of Ramapo that it hereby ratifies the appointment of ***MAUREEN PEHUSH*** to serve as **DEPUTY TOWN CLERK and DEPUTY REGISTRAR OF VITAL STATISTICS** of the Town of Ramapo for a two (2) year term, effective January 1, 2022 through December 31, 2023, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Maureen Pehush in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-3

Appointment of Sub-Registrar of Vital Statistics- Sandra Howells- 2022

WHEREAS, Town of Ramapo Registrar of Vital Statistics, Sharon M. Osherovitz, has appointed Sandra Howells to serve as Sub- Registrar of Vital Statistics in the absence of the Registrar and Deputy Registrar for a one-year term effective January 1, 2022,

RESOLVED by the Town Board of the Town of Ramapo that it hereby ratifies the appointment of ***SANDRA HOWELLS***, to serve as **SUB-REGISTRAR OF VITAL STATISTICS** of the Town of Ramapo for a period of one (1) year, effective January 1, 2022 and terminating on December 31, 2022.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8209

ADOPTED

2022-4

Appointment of First Assistant Town Attorney - Alyssa Slater, Esq.-2022

RESOLVED by the Town Board of the Town of Ramapo that ***ALYSSA SLATER, ESQ.*** of Cornwall, New York be hereby appointed to serve as **FIRST ASSISTANT TOWN ATTORNEY** of the Town of Ramapo and serves at the pleasure of the Town Board, subject to a thirty (30) day notice of termination.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8210

ADOPTED

2022-5

Appointment of Assistant Town Attorney - Dennis Lynch, Esq - 2022

RESOLVED by the Town Board of the Town of Ramapo that ***DENNIS LYNCH , ESQ.*** of South Nyack, New York, be hereby appointed to serve as **ASSISTANT TOWN ATTORNEY** of the Town of Ramapo and serves at the pleasure of the Town Board, subject to a thirty (30) day notice of termination.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8257

ADOPTED

2022-6

Appointment of Town Attorney - Itamar Yeger, Esq. - 2022

RESOLVED by the Town Board of the Town of Ramapo that ***ITAMAR YEGER, ESQ*** of New Hempstead, New York, be hereby appointed to serve as **TOWN ATTORNEY** of the Town of Ramapo and serves at the pleasure of the Town Board, subject to a thirty (30) day notice of termination.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8280

ADOPTED

2022-7

Appointment of Deputy Town Attorney: Janice Gittelman, Esq.

RESOLVED by the Town Board of the Town of Ramapo that ***JANICE GITTELMAN, ESQ.*** of Suffern, New York be hereby appointed to serve as **DEPUTY TOWN ATTORNEY** of the Town of Ramapo, effective January 1, 2022, said term to expire January 15, 2022.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael B. Specht, Supervisor
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8211

ADOPTED

2022-8

Appointment of Assistant Town Attorney - Beth Finkelstein, Esq. - 2022

RESOLVED by the Town Board of the Town of Ramapo that ***BETH FINKELSTEIN, ESQ.*** of New City, New York, be hereby appointed to serve as **ASSISTANT TOWN ATTORNEY** of the Town of Ramapo and serves at the pleasure of the Town Board, subject to a thirty (30) day notice of termination.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8256

ADOPTED

2022-9

Appointment of Receiver of Taxes - Yitzchok Ullman

RESOLVED by the Town Board of the Town of Ramapo that ***YITZCHOK ULLMAN*** of Monsey, New York be hereby re-appointed to the position of **RECEIVER OF TAXES** of the Town of Ramapo for a two (2) year term effective January 1, 2022 to December 31, 2023, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Yitzchok Ullman in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8215

ADOPTED

2022-10

Appointment of Deputy Receiver of Taxes - 2022

RESOLVED by the Town Board of the Town of Ramapo that ***SHARON M. OSHEROVITZ,*** of Montebello, New York be hereby appointed to serve as **DEPUTY RECEIVER OF TAXES** of the Town of Ramapo for the year 2022.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8259

ADOPTED

2022-11

Appointment of Justice Court Clerk

WHEREAS, there is a vacancy in the position of Justice Court Clerk within the Town of Ramapo Justice Court, and

WHEREAS, Town Supervisor Michael B. Specht, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***MELINDA MALLIA*** to the position of ***Justice Court Clerk*** effective January 13, 2022, pending final approval of Rockland County Personnel Department at an annual salary of $147,500.

OPERATING BUDGET: 1110A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8216

ADOPTED

2022-12

Appointment of Director of Emergency Services - 2022

RESOLVED by the Town Board of the Town of Ramapo that ***MICHAEL B. SPECHT***, Supervisor of the Town of Ramapo, be hereby appointed to serve as **DIRECTOR OF EMERGENCY SERVICES** of the Town of Ramapo for the year 2022.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8217

ADOPTED

2022-13

Appointment of Deputy Directors of Emergency Services - 2022

RESOLVED by the Town Board of the Town of Ramapo that approval be hereby granted ***for CAPTAIN DANIEL HYMAN***; ***IAN SMITH*** Building Inspector; ***MONA MONTAL*** Chief of Staff; ***JOSHUA HANS*** Program Coordinator Emergency Preparedness; ***FREDRIC BRINN*** Superintendent of Highways**;** and ***JOSEPH MARGARETTEN*** Constituent Services Assistant, to be hereby designated as **DEPUTY DIRECTORS OF EMERGENCY SERVICES** of the Town of Ramapo for the year 2022.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8218

ADOPTED

2022-14

Appointment of Town Historian - 2022

RESOLVED by the Town Board of the Town of Ramapo that ***CRAIG LONG*** of Suffern, New York be hereby appointed to serve as the **TOWN HISTORIAN** of the Town of Ramapo for the year 2022.

Source of Funds: 7510A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8212

ADOPTED

2022-15

Appoint Zoning Board of Appeals Chairperson - Charlene Weaver - 2022

RESOLVED by the Town Board of the Town of Ramapo that ***CHARLENE WEAVER*** of Spring Valley, New York be hereby appointed to serve as **CHAIRPERSON** of the Town of Ramapo **ZONING BOARD OF APPEALS** for the year 2022, said term to expire December 31, 2022.

RESULT:	**ADOPTED [4 TO 0]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael B. Specht, Supervisor
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSTAIN:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8213

ADOPTED

2022-16

Appoint Planning Board Chairperson - Sylvain Klein - 2022

RESOLVED by the Town Board of the Town of Ramapo that ***SYLVAIN KLEIN*** of Monsey, New York be hereby appointed to serve as **CHAIRPERSON** of the Town of Ramapo **PLANNING BOARD** for the year 2022, said term to expire December 31, 2022.

RESULT:	**ADOPTED [3 TO 0]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSTAIN:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8214

ADOPTED

2022-17

Appoint Commission on Ethics Co-Chairpersons - Richard Weinberger, Esq. and Christian Sampson - 2022

RESOLVED by the Town Board of the Town of Ramapo that ***RICHARD WEINBERGER, ESQ.*** and ***CHRISTIAN G. SAMPSON***, be hereby appointed to serve as **CO-CHAIRPERSONS** of the Town of Ramapo **COMMISSION ON ETHICS** for the year 2022, said term expiring December 31, 2022.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8224

ADOPTED

2022-18

Authorization for Use of Supervisor's Vehicle - 2022

WHEREAS, the Town of Ramapo provides an automobile for use by the Town Supervisor, and

WHEREAS, the Town Supervisor is a full time Town employee who is on call seven (7) days a week, twenty-four (24) hours a day,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town Supervisor be hereby authorized to utilize the above Town vehicle seven (7) days a week, twenty-four (24) hours a day.

RESULT:	**ADOPTED [4 TO 0]**
MOVER:	David Wanounou, Councilman
SECONDER:	Michael Rossman, Councilman
AYES:	Brendel Charles, Michael Rossman, David Wanounou, Yehuda Weissmandl
ABSTAIN:	Michael B. Specht

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8228

ADOPTED

2022-19

Adoption of Salary Schedule - 2022

WHEREAS, it is required that the Ramapo Town Board adopt the Salary Schedule for all Town Personnel for the year 2022,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the **2022 SALARY SCHEDULE** for the Town of Ramapo CSEA Employees, Town of Ramapo Non-Union Employees, Town of Ramapo Highway CSEA Employees, Town of Ramapo PBA, Ramapo Police Superior Officers Association, Code Enforcement Officers and Boards and Commissions, a copy of which is on file at the Town Clerk's office, be hereby approved and adopted for the year **2022**. Salaries are to be paid on a bi-weekly basis.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8225

ADOPTED

2022-20

Setting of Mileage Rates, Meal Rates, Attending Schools, Seminars & Other Related Business - 2022

RESOLVED by the Town Board of the Town of Ramapo that employees and officials of the Town of Ramapo, when authorized or directed to travel in connection with their work, be hereby compensated as follows for the year 2022:

For travel using their personal vehicle, the Internal Revenue (IRS) Standard Mileage Rate in effect at the time of such travel, plus tolls and parking fees,
For meals, reimbursement shall be the IRS per diem meal rates in effect for the area in which traveled, except when in attendance at the **Annual Association of Towns Meeting**, where reimbursement shall be as follows:

- **Maximum amount of reimbursement shall be U.S. General Services Administration 2022 Per Diem Rate for New York with submission of receipts,**
- **Without receipts, the maximum reimbursement shall be $60.00,** and

BE IT FURTHER RESOLVED that the Town Board be hereby authorized to approve, at their discretion, all expenses and any other requests by employees and officials of the Town of Ramapo to attend schools, educational seminars and other Town of Ramapo related business.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-21

Authorization to Execute Employment Agreements: Various Non-Union Employees

WHEREAS, the Town Board of the Town of Ramapo wishes to enter into agreements with various classifications of Non-Union employees, and

WHEREAS, said agreements will be negotiated with the Supervisor, and will be substantially similar to and consistent with existing agreements, including the CSEA, PBA Contracts/Agreements, as well as, the command staff agreements, and

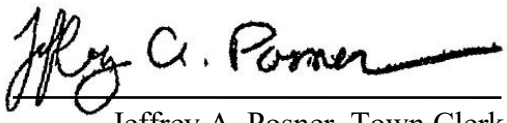
WHEREAS, many municipalities have agreements with this type of classification of employees, and

WHEREAS, the Town Board places value on professionalism, and wants to recognize longevity and continuity of said classification of employees as permitted by law,

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Ramapo, that the Supervisor is hereby authorized and may negotiate and execute said agreements with the following:

Assessor
Assistant/Deputy Town Attorney
Building Inspector
Chief of Police
Constituent Services Assistant
Deputy Building Inspector
Deputy Town Clerk/Deputy Registrar
Director of Automated Services
Director of Finance
Director of Parks & Recreation
Director of Purchasing/Chief of Staff
Engineer III
First Assistant Town Attorney
Intergovernmental Relations Coordinator
Justice Court Clerk
Land Acquisition Agent
Personnel Administrator
Planning Assistant
Police Captain
Program Coordinator, Emergency Preparedness
Receiver of Taxes
Secretary to Planning Board
Secretary to Zoning Board of Appeals
Town Attorney
Town Clerk/Registrar

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl



Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8266

ADOPTED

2022-22

MJ Engineering and Land Surveying, PC - Municipal Engineering Services (2022)

WHEREAS, the Town is in receipt of a proposal dated January 5, 2022 from MJ Engineering and Land Surveying, P, 1533 Crescent Road, Clifton Park, New York 12065, to perform municipal engineering, planning and other professional services,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the proposal of ***MJ ENGINEERING AND LAND SURVEYING, PC*** for municipal engineering, planning and other professional services for the **year 2022** is hereby accepted, subject to the terms set forth in the proposal dated January 5, 2022, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with MJ Engineering and Land Surveying, PC in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [4 TO 0]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSTAIN:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Jacobowitz and Gubits, LLC - Special Counsel (2022)

WHEREAS, by Resolution 2021-27, the Town retained Jacobowitz and Gubits, LLP to serve as outside counsel, and

WHEREAS, the Town Attorney's Office recommends the continued retainment of Jacobowitz and Gubits, LLP,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby retains ***JACOBOWITZ AND GUBITS, LLP*** to serve as outside counsel at the following rates:

- $230/hour - Review of land use applications and petitions; annexation, incorporation and similar matters; eminent domain; personnel and labor; capital projects; and non-routine real estate matters.
- $250/hour - All litigation and other major dispute resolution.
- $215/hour - All other matters.

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute a letter agreement with Jacobowitz and Gubits, LLP in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1420A.3452 (Consultant)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Abrams Fensterman: Special Counsel - Municipal Law (2022)

WHEREAS, the Town of Ramapo requires the services of a law firm to serve as outside counsel to provide legal services in the area of municipal law, and

WHEREAS, the Town Attorney's Office has recommended retaining Abrams Fensterman, 81 Main Street, Suite 306, White Plains, New York 10601 to serve as outside counsel to provide legal services in the area of municipal law, at the following terms:

- **Partner: $350.00 per hour**
- **Associate Partner: $300.00 per hour**

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby retains ***ABRAMS FENSTERMAN*** to serve as outside counsel to provide legal services on municipal law matters, in an amount not to exceed $35,000.00, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute a letter agreement with Abrams Fensterman in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1420A.3450

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-25

Goldman Attorneys, PLLC: Special Counsel to the Board of Assessment Review (2022)

WHEREAS, the Assessor's Office requires the services of a special counsel to provide legal services, and

WHEREAS, the Town is in receipt of a proposal, dated December 8, 2021, from Paul Goldman, Esq., of Goldman Attorneys, PLLC, 255 Washington Avenue Extension, Suite 108, Albany, New York 12205, to serve as special counsel at a fee of $270.00 per hour for Paul Goldman, Esq., $210 per hour for an associate attorney, and $165 per hour for a paralegal, and

WHEREAS, the Assessor and Town Attorney's Office have reviewed the proposal and recommend its acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby retains ***GOLDMAN ATTORNEYS, PLLC***, to serve as special counsel to the Board of Assessment Review and assist the Assessor in any subsequent tax assessment review matters relating to said grievances, as well as other matters, as needed, at the rates specified above, with the total cost not to exceed $20,000 for the **year 2022**, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute a Letter Agreement with Goldman Attorneys, PLLC in a form approved by the Town Attorney's Office, subject to the terms set forth above and that said agreement can be terminated upon thirty days' written notice.

SOURCE OF FUNDS: 1358A.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8251

ADOPTED

2022-26

Lawrence Brown & Co. - Tax Certiorari Audits (2022)

WHEREAS, Scott Shedler, the Assessor of the Town of Ramapo, is in receipt of a proposal dated December 8, 2021 from Lawrence Brown & Co. to perform audits of financial statements submitted in connection with certiorari proceedings at a fee of $130.00 per hour, and

WHEREAS, Scott Shedler has recommended the acceptance of the above proposal,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby retains ***LAWRENCE BROWN & CO.,*** 180 Phillips Hill Road, Unit 3A, New City, New York 10956, to provide audits with respect to tax certiorari proceedings at an hourly rate of One Hundred Thirty ($130.00) per hour for the **year 2022**, total fee not to exceed Thirty Thousand ($30,000.00) Dollars, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute a letter agreement with Lawrence Brown & Co., in a form approved by the Town Attorney's Office subject to the terms set forth above and that the agreement can be terminated upon thirty days' written notice.

SOURCE OF FUNDS: 1420A.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8250

ADOPTED

2022-27

Lewis & Greer - Special Counsel: Assessment Litigation Matters (2022)

WHEREAS, the Town Board, by previous resolution, retained Lewis & Greer P.C., 510 Haight Avenue, Suite 202, Poughkeepsie, New York 12603, to serve as special counsel to the Town Attorney's Office with respect to assessment litigation matters, and

WHEREAS, the Town is in receipt of a proposal dated December 9, 2021, from Lewis & Greer P.C. to serve as special counsel with respect to the above matters at a fee of $195.00 per hour,

NOW, THEREFORE BE IT RESOLVED by the Town Board of the Town of Ramapo, that it hereby retains ***LEWIS & GREER P.C.*** to serve as special counsel to the Town Attorney's Office with respect to assessment litigation matters at a fee of $195.00 per hour, total fee not to exceed $70,000.00, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Lewis & Greer P.C., in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1420A.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael B. Specht, Supervisor
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8268

ADOPTED

2022-28

Metropolitan Valuation Services: Preparation of Appraisals (2022)

WHEREAS, the Town Attorney's Office requires the retaining of an appraiser for the preparation of preliminary and trial appraisals to assist in the defense of certiorari actions brought against the Town, and

WHEREAS, the Town Attorney's Office has received a proposal dated January 6, 2022 from Metropolitan Valuation Services, 44 East 32nd Street - 11th Floor, New York, NY 10016, to provide appraisals pursuant to the schedule of fees in said proposal, and

WHEREAS, Scott Shedler, Town Assessor, has recommended that said proposal be accepted,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***METROPOLITAN VALUATION SERVICES*** to provide tax appraisals for the **year 2022** subject to the terms set forth above with a maximum total cost not to exceed $50,000, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute a letter agreement with Metropolitan Valuation Services, in a form approved by the Town Attorney's Office subject to the terms set forth above and that the agreement can be terminated upon thirty (30) days' written notice.

SOURCE OF FUNDS: 1420A.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-29

Molinaro Associates: Preparation of Appraisals (2022)

WHEREAS, the Town is the subject of several certiorari actions challenging the assessments of one and two-four family dwellings, and

WHEREAS, the Town Attorney's Office and the Assessor require the preparation of an independent appraisal to defend the above actions, and

WHEREAS, the Town Attorney's Office is in receipt of a proposal dated December 13, 2021 from Molinaro Associates to prepare appraisals at the following rates:

Preliminary Appraisal - One Family Home - $650
Preliminary Appraisal - Two-Four Family Home - $900
Trial Appraisal - One Family Home - $850
Trial Appraisal - Two-Four Family Home - $1,100
Court appearances - $1,400 per day, or $750 for a half-day.
All other pre-trial consulting work - $100 per hour

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***MOLINARO ASSOCIATES*** to prepare appraisals of one and two-four family dwellings, at the terms set forth in the proposal dated December 13, 2021, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Molinaro Associates in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1420A.3450

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8272

ADOPTED

2022-30

Valuation Plus, Inc.: Preparation of Appraisals (2022)

WHEREAS, the Town Attorney's Office requires the retaining of an appraiser for the preparation of preliminary and trial appraisals to assist in the defense of certiorari actions brought against the Town, and

WHEREAS, the Town Attorney's Office has received a proposal dated December 23, 2021 from Valuation Plus, Inc., 875 Mamaroneck Avenue, Suite 302, Mamaroneck, New York 10543, to provide appraisals pursuant to a schedule of fees, a copy of which is on file in the Town Clerk's Office, and

WHEREAS, Scott Shedler, Town Assessor, and the Town Attorney's Office have recommended that said proposal be accepted,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***VALUATION PLUS, INC.*** to provide tax appraisals for the **year 2022** subject to the terms set forth above with a maximum total cost not to exceed $50,000, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute a letter agreement with Valuation Plus, Inc., in a form approved by the Town Attorney's Office subject to the terms set forth above and that the agreement can be terminated upon thirty (30) days' written notice.

SOURCE OF FUNDS: 1420A.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-31

Gar Associates, Inc. - Assessment Services (2022)

WHEREAS, Scott Shedler, the Assessor of the Town of Ramapo, is in receipt of a proposal dated January 4, 2022, from Gar Associates, Inc., 5500 Main Street, Suite 347, Williamsville, New York 14221, to provide assessment support services related to building permit processing data collection and valuation consulting, as well as other Assessment projects, at a fee not to exceed $50,000, and

WHEREAS, Scott Shedler has recommended the acceptance of the above proposal,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***GAR ASSOCIATES, INC***. to perform the above services, at a fee not to exceed $50,000,

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Gar Associates, Inc., in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1355.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8263

ADOPTED

2022-32

Meg Cave and William White - Assessment Services (2022)

WHEREAS, Scott Shedler, Town Assessor, has requested that the Town retain additional staff to assist with respect to assessment services, and

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby retains Meg Cave and William White at the following terms:

- Term: 2022;
- Compensation - no more than $30.00 per hour;
- Total fee: Not to exceed $35,000, per person, for assessment services;
- Agreement can be terminated upon thirty days' written notice, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Meg Cave and William White in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1355A.3452 (Consultant)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8264

ADOPTED

2022-33

Brian McDine - Assessment Services (2022)

WHEREAS, Scott Shedler, Town Assessor, has requested that the Town retain additional staff to assist with respect to assessment services, and

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby retains Brian McDine at the following terms:

- Term: 2022;
- Compensation - $30.00 per hour;
- Total fee: Not to exceed $15,000 for assessment services;
- Agreement can be terminated upon thirty days' written notice, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Brian McDine in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1355A.3452 (Consultant)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-34

Bernard Kushner, PE: Engineering Consultant to Assessor (2022)

WHEREAS, Scott Shedler, the Assessor, requires the services of an engineering consultant to assist him in the valuation of utility properties, and

WHEREAS, Scott Shedler has reached an agreement with Bernard Kushner, 6 Louis Avenue, Monsey, New York 10952, to provide the above services at a fee of $100 per hour, and

WHEREAS, Scott Shedler recommends acceptance of said agreement,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby retain ***BERNARD KUSHNER, P.E.*** to provide engineering services with respect to valuation of utility properties at a fee of $100 per hour, not to exceed $10,000, for the period of January 1, 2022 - December 31, 2022.

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Bernard Kushner, P.E. in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1355A.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-35

Alpha Rises Digital, LLC - Media Relations and Communications (2022)

WHEREAS, the Town Board, by Resolution No. 2021-22, retained Alpha Rises Digital, LLC to provide digital marketing services on a month-to-month basis, and

WHEREAS, Alpha Rises Digital, LLC has offered to provide digital marketing services at a fee of $9,000.00 per month for the year 2022,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby retains ***ALPHA RISES DIGITAL, LLC*** to provide digital marketing services for the year 2022, at a fee of $9,000.00 per month, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Alpha Rises Digital, LLC, in a form approved by the Town Attorney's Office; said agreement can be terminated upon thirty days' written notice.

SOURCE OF FUNDS: 1220A.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-36

Rockland & Orange Reporting: Stenography Services (2022)

WHEREAS, the Town of Ramapo is in need of a stenographer for the transcribing of the Zoning Board of Appeals and Planning Board meetings,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that ***ROCKLAND & ORANGE REPORTING*** of 2 Congers Road, New City, New York, be hereby retained for the **year 2022** to perform stenography services for Zoning Board of Appeals and Planning meetings at a fee of $425.00 per meeting, and

BE IT FURTHER RESOLVED that when a transcript is required by the Town of Ramapo, the compensation to be paid Rockland & Orange Reporting shall be $5.00 per page for an original and, if said transcript was requested by a private party, the cost to the Town will be $2.25 per page, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Rockland & Orange Reporting in a form approved by the Town Attorney's office, subject to the terms set forth above and that said agreement can be terminated upon thirty (30) days written notice.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8274

ADOPTED

2022-37

Feerick Nugent MacCartney, LLC - Special Counsel: Police Department Labor Relations (2022)

WHEREAS, the Town is in receipt of a proposal, dated January 14, 2022, from Feerick Nugent MacCartney, PLLC, to serve as special counsel to the Town Attorney's Office, for labor relations matters with respect to the Police Department, and other legal matters as may be requested by the Town Board

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***FEERICK NUGENT MACCARTNEY, PLLC***, to serve as special counsel to the Town Attorney's Office, on an as needed basis, for labor relations matters with respect to the Police Department, and other legal matters as may be requested by the Town Board for the **year 2022**, subject to the terms set forth above for an amount not to exceed $25,000, and

BE IT FURTHER RESOLVED that the Supervisor by hereby authorized to execute an agreement with Feerick Nugent MacCartney, PLLC, in a form approved by the Town Attorney's Office; said agreement can be terminated upon thirty (30) days written notice.

SOURCE OF FUNDS: 3120AB.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8273

ADOPTED

2022-38

Westervelt & Rea, LLP: Special Counsel Environmental Issues (2022)

WHEREAS, the Town Board, by Resolution No. 2021-24, retained Kimberlea Rea, Esq., to serve as special counsel to the Town, with respect to environmental issues including matters relating to the Town Landfill, land purchases and development, on an as-needed basis at a fee of $285.00 per hour,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby retains ***KIMBERLEA REA, ESQ.,*** of Westervelt and Rea, LLP, P.O. Box 633, Shelter Island, New York 11964, to serve as special environmental counsel to the Town on an as needed basis at the terms set forth above for the **year 2022**,

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute a letter agreement with Kimberlea Rea, Esq., in a form approved by the Town Attorney's Office, and that said agreement can be terminated upon thirty (30) days' written notice.

SOURCE OF FUNDS: 1420A.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8281

ADOPTED

2022-39

Geoffrey Welch - Environmental Consultant-2022

WHEREAS, the Town Board, by Resolution No. 2021-28 retained Geoffrey Welch, 15 Liberty Rock Road, Sloatsburg, New York 10974, to serve as an Environmental Consultant to the Town to provide the following educational functions for the year 2021:

1. Public Education and Outreach on Storm Water Impacts;
2. Assist the Town in Public Involvement and Participation in Storm Water Management Practices;
3. Public Education on Watershed Protection;
4. Attendance at meetings and report to Town Board with respect to the above duties,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby retains ***GEOFFREY WELCH*** to serve as an Environmental Consultant to the Town to provide the above educational functions for the **year 2022**, at a fee not to exceed $10,000, to be allocated on a monthly basis; said agreement can be terminated upon thirty days' written notice, and

BE IT FURTHER RESOLVED that the Supervisor be hereby authorized to execute a letter agreement with Geoffrey Welch in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1220A.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8219

ADOPTED

2022-40

Designation of Town Board Members as Police Commissioners - 2022

WHEREAS, the Town Board currently exercises all Police matters conferred upon the Town Board pursuant to the Rockland County Police Act, and

WHEREAS, the Town Board wishes to recognize their powers regarding Police matters

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that all Town Board members may be referred to as **TOWN OF RAMAPO POLICE COMMISSIONERS** for the year 2022, with ***SUPERVISOR MICHAEL B. SPECHT*** being referred to as ***CHAIRMAN***, when acting with respect to Police matters.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8222

ADOPTED

2022-41

Designation of Official Depositories - 2022

RESOLVED by the Town Board of the Town of Ramapo that the following banks be hereby designated **OFFICIAL DEPOSITORIES** for all Town of Ramapo funds for the year 2022, and that the Supervisor be hereby authorized to open and close such accounts as may be necessary and to deposit unused funds on Certificates of Deposit in the official depositories as provided for by law:

- **Key Bank**
- **TD Bank**
- **Sterling Bank**
- **Capital One Bank**
- **Citibank**
- **JP Morgan/ Chase**
- **M & T Bank**
- **Webster Bank**
- **Signature Bank**
- **Wells Fargo Bank**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8221

ADOPTED

2022-42

Designation of Additional Signatory - 2022

RESOLVED by the Town Board of the Town of Ramapo that the Town Clerk, ***SHARON M. OSHEROVITZ*** be hereby designated ***Official Signatory*** for all Town of Ramapo funds for the year 2022, and that Sharon M. Osherovitz be hereby authorized to open and close such accounts as may be necessary and to deposit unused funds on Certificates of Deposit in the official depositories as provided for by law:

- **Key Bank**
- **TD Bank**
- **Sterling Bank**
- **Capital One Bank**
- **Citibank**
- **JP Morgan/ Chase**
- **M & T Bank**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8223

ADOPTED

2022-43

Setting of Town Board Meeting Schedule for 2022

RESOLVED by the Town Board of the Town of Ramapo that the ***REGULAR SCHEDULED MEETINGS*** of the Ramapo Town Board for the year **2022** be hereby designated as the **2nd and 4th Wednesdays of the month at 7:00 P.M.**, to be held at Ramapo Town Hall, 237 Route 59, Suffern, New York, and

BE IT FURTHER RESOLVED that Town Board Meetings for Police Matters and General Town Matters, may be scheduled as needed, the **Thursday preceding the second regular scheduled meeting of the month at 9:00 A.M.,** and duly noticed, and

BE IT FURTHER RESOLVED that ***WORKSHOPS*** may be scheduled, as needed, and duly noticed.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8220

ADOPTED

2022-44

Designation of Official Newspaper - 2022

RESOLVED by the Town Board of the Town of Ramapo that ***THE JOURNAL NEWS,*** having a business address of 1 Crosfield Avenue, West Nyack, New York, 10994, be hereby designated as the **OFFICIAL NEWSPAPER** of the Town of Ramapo for the year 2022, as long as the paper continues publishing in print.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:00 PM
DOC ID: 8277

ADOPTED

2022-45

Designation of Town Photographer -2022

WHEREAS, the Town of Ramapo wishes to publicize photographs of Town events,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that ***LAIBEL SCHWARTZ,*** of ***LAIBEL SCHWARTZ PHOTOGRAPHY,*** 29 Hickory Avenue, Hillburn, NY 10931, is hereby designated as the **OFFICIAL PHOTOGRAPHER** for the Town of Ramapo for year 2022, for a fee of $12,000.00.

RESULT:	**ADOPTED [4 TO 0]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSTAIN:	David Wanounou

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-46

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Organizational Meeting of the Ramapo Town Board held this evening, January 12, 2022, be hereby **adjourned at 7:40 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:15 PM
DOC ID: 8226

ADOPTED

2022-47

Close Open Period for Public Participation

RESOLVED by the Town Board of the Town of Ramapo that the Open Period for Public Participation held this evening, January 12, 2022, be hereby **closed at 7:44 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:15 PM
DOC ID: 8197

ADOPTED

2022-48

Adjourn Public Hearing: Zone Change Petition of Community Outreach Center

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, January 12, 2022, to solicit public comments on a **PROPOSED LOCAL LAW AMENDING LOCAL LAW NO. 10-2004 (ZONING LAW) TO CHANGE THE ZONING MAP OF THE TOWN OF RAMAPO IN RESPONSE TO THE PETITION OF COMMUNITY OUTREACH CENTER TO CHANGE THE ZONING DESIGNATION OF 31 REMSEN AVENUE, MONSEY, FROM AN R-15A ZONING DISTRICT TO A COMMUNITY SHOPPING (CS) ZONING DISTRICT** is hereby **adjourned at 7:45 P.M.** to January 26, 2022 at 7:02 P.M.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:15 PM
DOC ID: 8192

ADOPTED

2022-49

Special Meeting of November 18, 2021

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

NOVEMBER 18, 2021-SPECIAL

RESULT:	**ADOPTED [3 TO 0]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSTAIN:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:15 PM
DOC ID: 8196

ADOPTED

2022-50

Regular Meeting of December 8, 2021

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

DECEMBER 8, 2021- REGULAR

RESULT:	**ADOPTED [4 TO 0]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, David Wanounou, Yehuda Weissmandl
ABSTAIN:	Michael Rossman

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:15 PM
DOC ID: 8247

ADOPTED

2022-51

Regular Meeting of December 22, 2021

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

DECEMBER 22, 2021- REGULAR

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:15 PM
DOC ID: 8248

ADOPTED

2022-52

Special Meeting of December 29, 2021

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

DECEMBER 29, 2021- SPECIAL

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:15 PM
DOC ID: 8245

ADOPTED

2022-53

Retention of Outside Counsel: Janice Gittelman, Esq. - Traffic Prosecution and Other Legal Matters

WHEREAS, the Town Attorney's Office has recommended that the Town retain Janice Gittelman, Esq. to assist the Town Attorney's Office in the prosecution of traffic tickets and other legal matters, as needed, at the following terms:

- $200 per hour for a maximum of $35,000 per year,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby retains ***JANICE GITTELMAN, ESQ.***, to assist the Town Attorney's Office in the prosecution of traffic tickets and other legal matters, as needed, effective January 16, 2022, the total fee not to exceed $35,000 per year, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute a letter agreement with Janice Gittelman, Esq., in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1420A.3452 (Consultant)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael B. Specht, Supervisor
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-54

Settlement of Tax Certiorari: Congregation Birchos Yosef

WHEREAS, the Town Attorney's Office has recommended that the following certiorari matter be settled:

CONGREGATION BIRCHOS YOSEF

Tax Year	Section/Lot	Original Assessment	Corrected Assessment
2017/18	56.08-3-19	$45,000	$45,000*, and

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town Attorney is hereby authorized to settle the above matter, and

BE IT FURTHER RESOLVED that refunds can only be made when the Petitioner is current on all tax liability.

*Property shall be 100% exempt

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-55

Sewer Maintenance Services: Village of Pomona (2022)

WHEREAS, the Village of Pomona has requested that the Town of Ramapo Sewer Department perform the following services in the year 2022 with respect to certain of the Village's sewer lines located in the Town of Ramapo:

a. Clearance of sewer blockages on as-needed basis;
b. Flushing of problem areas on an-needed basis; and

WHEREAS, the provision of said services is conditioned as follows:

a. The clearance of sewer blockages is limited to the Village sewer mains and any lateral located in a Village right-of-way;
b. The Town is not responsible for any capital improvements to the Village's sewer mains, and
c. This Agreement extends only to the Village's sewer lines located in the Town of Ramapo and does not cover any Village sewer lines or portions of sewer lines located in the Town of Haverstraw, and

WHEREAS, the Town is willing to provide the above maintenance services at a cost of $30.745 per sewer unit, said charge to be placed on the 2022 tax bills for all Village properties located in the Town of Ramapo,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby agrees to enter into an agreement with the ***VILLAGE OF POMONA*** to maintain certain of the Village's sewer lines located in the Town of Ramapo for the **year 2022** subject to the terms set forth above, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with the Village of Pomona in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-56

Intermunicipal Agreement - Village of Wesley Hills - Snow Plowing (2022)

WHEREAS, the Town Board, by Resolution No. 2020-505, approved an Intermunicipal Agreement with the Village of Wesley Hills for the year 2021, by the which the Town provided snow plowing for the certain sidewalks within the Village, and

WHEREAS, the Village of Wesley Hills wishes for the Town to continue to provide said snow plowing services for 2022 for the following sidewalks:

1) Route 306: Grandview Avenue to Lime Kiln Road; and
2) Forshay Road: Grandview Avenue to Willow Tree Road; and
3) North side of East Willow Tree Road.

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town will provide snow plowing services for the above-listed sidewalks for the year 2022 for the ***VILLAGE OF WESLEY HILLS*** at a fee of $1,975.00 each time the sidewalks are required to be plowed, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an Intermunicipal Agreement with the Village of Wesley Hills in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:15 PM
DOC ID: 8246

ADOPTED

2022-57

Approval of Agreement: Emergency Medical Services: Rockland Paramedic Services, Inc. (2022)

WHEREAS, the Town's agreement for the provision of Emergency Medical Services with Rockland Paramedic Services, Inc., 540 Chestnut Ridge Road, Chestnut Ridge, New York 10977, expired on December 31, 2021, and

WHEREAS, the Town and Rockland Paramedic Services, Inc. wish to enter into a new agreement subject to the following terms:

1) Term: year 2022
2) Fee: $2,200,000

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby agrees to enter into an agreement with ***ROCKLAND PARAMEDIC SERVICES, INC.,*** for the provision of Emergency Medical Services subject to the terms set forth above, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with the Rockland Paramedic Services, Inc. in a form approved by the Town Attorney's office.

SOURCE OF FUNDS: SMEMS1.345406

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-58

Retain Appraiser for Tax Certiorari Proceeding

WHEREAS, The Sentinel of Rockland Realty, LLC, has commenced tax certiorari proceedings against the Town of Ramapo in the Supreme Court, State of New York, County of Rockland, under Index No.034550-2021, and

WHEREAS, it appears from the recommendation of the Town Assessor and Kara J. Cavallo, Esq., of Jacobowitz and Gubits, LLP, Town counsel for the Town in the aforesaid proceeding, that a full trial-ready appraisal of the above matter is required, and

WHEREAS, the fee proposal from James K. Tellatin, MAI, Integra Realty Resources, Healthcare & Senior Housing, is reasonable and reflects the appropriate standard of expertise required for the assignment,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the fee proposal submitted by James K. Tellatin, MAI, Integra Realty Resources, is accepted and ***JAMES K. TELLATIN, INTEGRA REALTY RESOURCES***, is hereby retained to provide the necessary appraisal opinions, any required additional work and, if necessary, trial testimony, as presented in the proposal described above.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:15 PM
DOC ID: 8271

ADOPTED

2022-59

Retain Appraiser for Tax Certiorari Proceedings

WHEREAS, Ramapo Realty Corp. and Ramapo Realty Group have commenced tax certiorari proceedings against the Town of Ramapo in the Supreme Court, State of New York, County of Rockland, under Index Nos. Index Nos. 032626-2016, 033351-2017, 034046-2018, 033766-2019, 032943-2020 and 034149-2021; and

WHEREAS, it appears from the recommendation of the Town Assessor and Kara J. Cavallo, Esq., of Jacobowitz and Gubits, LLP, Town counsel for the Town in the aforesaid proceeding, that a full trial-ready appraisal of the above matter is required; and

WHEREAS, the fee proposal from James K. Tellatin, MAI, Integra Realty Resources, Healthcare & Senior Housing, is reasonable and reflects the appropriate standard of expertise required for the assignment;

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the fee proposal submitted by James K. Tellatin, MAI, Integra Realty Resources, is accepted and ***JAMES K. TELLATIN, INTEGRA REALTY RESOURCES***, is hereby retained to provide the necessary appraisal opinions, any required additional work and, if necessary, trial testimony, as presented in the proposal described above.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:15 PM
DOC ID: 8275

ADOPTED

2022-60

Appoint Community Development Committee Members

RESOLVED by the Town Board of the Town of Ramapo that the following persons be hereby **appointed** to serve on the ***COMMUNITY DEVELOPMENT PROGRAM CITIZENS ADVISORY COMMITTEE - ROCKLAND COUNTY CONSORTIUM*** for a 2 year term, effective January 13, 2021, said term to expire December 31, 2022:

MONA MONTAL

YOLA MOISO JOURNAL

YAAKOV ROSENBERG

SHIMON SINGER

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:15 PM
DOC ID: 8276

ADOPTED

2022-61

Appointment of Permanent Director of Automated Systems

WHEREAS, there is a vacancy in the position of Director of Automated Systems within the Town of Ramapo Computer Services Department, and

WHEREAS, Town Supervisor, Michael B.Specht, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint **HARRY GROSSMAN** as permanent Director of Automated Systems from Civil Service List # 21080 (OC), effective January 13, 2022. Annual salary to remain the same.

SOURCE OF FUNDS: Operating Budget 1680A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:15 PM
DOC ID: 8278

ADOPTED

2022-62

Appoint Part-Time Court Attendant (Relief) - Justice Court

WHEREAS, there is a vacancy is the position of Part-Time Court Attendant (Relief) within the Town of Ramapo Justice Court, and

WHEREAS, Town Supervisor, Michael B. Specht, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***JEAN DESROUILLERES*** as **Part-Time Court Attendant (Relief)**, effective January 3, 2022, at the hourly pay rate of $25.00.

SOURCE OF FUNDS: 1110A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-63

Nominate Police Officers

WHEREAS, there are vacancies in the position of Police Officer within the Town of Ramapo Police Department, and

WHEREAS, Chief of Police, Martin Reilly, has made the following recommendations,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby nominate the following candidates from Civil Service List #21033 (OC) as **Police Officer:**

CHRISTOPHER DODRILL
BRENDAN LENIHAN
MATTHEW PERAGINE
MCANTOINE MORISSET
KRZYSZTOF ZALEWSKI
SEAN ARMSTRONG

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:15 PM
DOC ID: 8283

ADOPTED

2022-64

Appoint Shop Supervisor- Central Garage

WHEREAS, there is a vacancy in the position of Shop Supervisor within the Town of Ramapo Department of Public Works in Central Garage, and

WHEREAS, Deputy Director of DPW, Michael Sadowski has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***CHARLES MARTUCCI*** from Civil Service List # 18186 (PROM) as **SHOP SUPERVISOR**, effective January 17, 2022, at an annual salary of $120,728.

SOURCE OF FUNDS: 1640A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:15 PM
DOC ID: 8290

ADOPTED

2022-65

Waive Rules of Order

WHEREAS the Town Board, by Resolution No. 2018-83, adopted Rules of Order for the Town Board of the Town of Ramapo, and

WHEREAS, pursuant to said Rules, to the extent practicable, no resolution may be brought for a vote unless printed or digital copies are presented to each Board member 24 hours prior to the opening of the meeting, and

WHEREAS, said rule can be waived by a majority consent of the Board members present,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby waives the ***RULES OF ORDER*** with regard to the 24 hour rule.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:15 PM
DOC ID: 8288

ADOPTED

2022-66

Rates for Town Police During Traffic Control- 2022

WHEREAS, the Town receives requests for use of Town Police for traffic control,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the following rates will be charged for the year 2022:

Patrolman:	$151.00 per hour
Sergeant:	$167.00 per hour

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/12/22 07:15 PM
DOC ID: 8198

ADOPTED

2022-67

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Regular Meeting of the Ramapo Town Board held this evening, January 12, 2022, be hereby **adjourned at 8:08 P.M. IN MEMORY of *HARRY REID*** who passed away December 28, 2021. Reid was a United States Senator from Nevada from 1987 to 2017 serving as the Majority Leader from 2007-2015, and

BE IT FURTHER RESOLVED, the Meeting is adjourned **IN MEMORY of *GARY LIPTON, ESQ.*** of Nyack , NY who passed away January 9, 2022, and

BE IT FURTHER RESOLVED, the Meeting is adjourned **IN MEMORY of the 17 *PEOPLE, INCLUDING 8 CHILDREN*,** killed, and the ***FORTY-FOUR PEOPLE INJURED*** in a Bronx high-rise apartment fire on the morning of January 9, 2022.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/26/22 07:00 PM
DOC ID: 8285

ADOPTED

2022-68

Close Open Period For Public Participation

RESOLVED by the Town Board of the Town of Ramapo that the Open Period For Public Participation held this evening, January 26, 2021, be hereby **closed at 7:10 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/26/22 07:00 PM
DOC ID: 8287

ADOPTED

2022-69

Adjourn Public Hearing: Petition of Watchtower: Draft Comprehensive Plan & Zoning Amendments

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, January 26, 2022, via zoom, to solicit public comment on the **PETITION OF WATCHTOWER: DRAFT COMPREHENSIVE PLAN AND ZONING AMENDMENTS** be hereby **adjourned** to **February 23, 2022 at 7:00 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/26/22 07:00 PM
DOC ID: 8302

ADOPTED

2022-70

Introductory Local Law

BE IT RESOLVED that an introductory Local Law, entitled **"A LOCAL LAW AMENDING CHAPTER 376, ZONING, OF THE TOWN CODE OF THE TOWN OF RAMAPO TO ADD A NEW MU-3 ZONING DISTRICT AND AMEND THE USE TABLE AND BULK REGULATIONS, AND TO AMEND THE ZONING MAP OF THE TOWN OF RAMAPO TO REZONE CERTAIN PARCELS OF LAND FROM THE RSH ZONING DISTRICT CLASSIFICATION TO THE MU-3 ZONING DISTRICT CLASSIFICATION"** be, and it hereby is, introduced by Councilwoman Charles before the Town Board of the Town of Ramapo in the County of Rockland and State of New York at a duly noticed meeting of the Town Board held January 26, 2022, and

BE IT FURTHER RESOLVED that copies of the aforesaid proposed local law be laid upon the desk of each member of the Board, and

BE IT FURTHER RESOLVED that the proposed local law shall thereafter be duly considered by the Board.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael B. Specht, Supervisor
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/26/22 07:00 PM
DOC ID: 8295

ADOPTED

2022-71

Close Public Hearing: Zone Change Petition of Community Outreach Center

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, January 26, 2022, to solicit public comments on a **PROPOSED LOCAL LAW AMENDING LOCAL LAW NO. 10-2004 (ZONING LAW) TO CHANGE THE ZONING MAP OF THE TOWN OF RAMAPO IN RESPONSE TO THE PETITION OF COMMUNITY OUTREACH CENTER TO CHANGE THE ZONING DESIGNATION OF 31 REMSEN AVENUE, MONSEY, FROM AN R-15A ZONING DISTRICT TO A COMMUNITY SHOPPING (CS) ZONING DISTRICT** is hereby **closed at 8:18 P.M**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-72

Adopt SEQR Negative Declaration- Unlisted Action: Petition of Community Outreach Center

WHEREAS, the Town Board of the Town of Ramapo received a petition from Community Outreach Inc (applicant/owner) referenced as COC for a zoning map amendment applicable to 31 Remsen Avenue. The development parcel consists of +/- 0.73 acres of land located on the west side of Remsen Avenue. The parcel is currently zoned R15A and the applicant is requesting that it be changed to CS. COC provides critical social, housing, public health, educational and workforce development services for the community. Since 2017, the COC has operated from its existing building located at 21 Remsen Avenue. 21 Remsen Avenue is located in the CS zoning district and local offices - business are permitted as of right (see Town Zoning Code § 376 Attachment 4). To meet current community demands for their services, COC would like to expand its operations with the only feasible means to do so by expanding onto 31 Remsen Avenue, which is adjacent to the current operations located at 21 Remsen Avenue. 31 Remsen Avenue is located in the R15A zoning district which is necessitating the petition for the zoning map amendment. The project will be serviced by municipal water and sewer with stormwater managed on-site. The applicant will be seeking a site development permit from the Town of Ramapo Planning Board and area variances from the Town of Ramapo Zoning Board of Appeals, and

WHEREAS, the Town Board has received a Full Environmental Assessment Form ("EAF") dated September 13, 2021 for the project with Part I completed by the applicant. The Town of Ramapo Town Board determined this application to be an Unlisted SEQR Action pursuant to Part 617 of Environmental Conservation Law (ECL). The Town of Ramapo Town Board requested SEQR Lead Agency and underwent a coordinated review that was initiated on October 15, 2021. No other involved agency indicated their desire to seek lead agency status, and

WHEREAS, the Town of Ramapo Town Board, as the SEQR Lead Agency has reviewed Part 2 of the EAF, which identifies potential project impacts, and

WHEREAS, the Town of Ramapo Town Board, in its review of Part 2 of the EAF has determined that the project impacts that may occur will be minimal in nature, and

NOW THEREFORE, BE IT RESOLVED, that the Town of Ramapo Town Board hereby determines that the information submitted by the applicant: are adequate for determining the significance of the proposed action; and

BE IT FURTHER RESOLVED, that based upon its review of the project and the EAF, review of the application by the Town's professional staff, including, chief zoning officer, town attorney and town engineer, and comparison with the criteria for determining significance found at 6 NYCRR Section 617.7 (c), the Town Board hereby finds that the project will not have a significant impact on the environment and, therefore does not require the preparation of a Draft Environmental Impact Statement, and

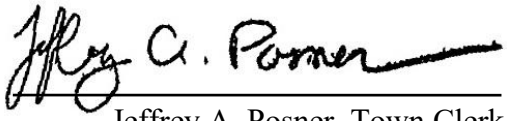
BE IT FURTHER RESOLVED, that this determination is based upon the facts and conclusions outlined within the Part 3 of the EAF completed by MJ Engineering & Land

Surveying PC and reviewed by the Town of Ramapo Town Board filed in the Town Clerk's office, and

BE IT FURTHER RESOLVED, that this Determination of Significance shall be considered a ***NEGATIVE DECLARATION*** made pursuant to Article 8 of the Environmental Conservation Law; and,

BE IT FURTHER RESOLVED, that the Town's professional staff is hereby authorized to file any and all appropriate notices so that the intent of this Resolution is carried out.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Michael B. Specht, Supervisor
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl



Jeffrey A. Posner, Town Clerk

Adopt Local Law: Amending the Town Of Ramapo Zoning Map To Change The Zoning Of 31 Remsen Avenue, Monsey, Tax ID 56.10-2-222 From R-15a To CS

WHEREAS, the Town Board of the Town of Ramapo received a petition from the Community Outreach Inc (applicant/owner, referenced herein as COC) for a zoning map amendment applicable to 31 Remsen Avenue, which property is identified on the Town Tax Map as Section 56.10 Block 2 Lot 21. The parcel consists of +/- 0.73 acres of land located on the west side of Remsen Avenue. The parcel is currently zoned R15A and the applicant is requesting that it be changed to Community Shopping ("CS") District. COC provides critical social, housing, public health, educational and workforce development services for the community. Since 2017, the COC has operated from its existing building located at 21 Remsen Avenue. 21 Remsen Avenue is located in the CS zoning district and local offices where businesses are permitted as of right (see Town Zoning Code § 376 Attachment 4). To meet current community demands for their services, COC would like to expand its operations with the only feasible means to do so by expanding onto 31 Remsen Avenue, which is adjacent to the current operations located at 21 Remsen Avenue. 31 Remsen Avenue is located in the R15A zoning district which is necessitating the petition for the zoning map amendment. The project will be serviced by municipal water and sewer with stormwater managed on-site. The applicant will be seeking a site development permit from the Town of Ramapo Planning Board and area variances from the Town of Ramapo Zoning Board of Appeals; and

WHEREAS, the Town Board determined that it would consider the petition and whether the proposed zoning would be in the overall interests of the residents of the Town of Ramapo and consistent with the 2004 Comprehensive Plan of the Town of Ramapo; and

WHEREAS, the Town Board duly considered amending the Zoning Map of the Town of Ramapo to reclassify a specific parcel of land, referred to as "31 Remsen Avenue," from the R-15A zoning district classification to the CO zoning district classification, which parcel is more particularly known and designated on the Tax Map of the Town of Ramapo as S/B/L 56.10-2-21; and

WHEREAS, the Town Board has, with the assistance of its professional staff, Town attorney's office, and special outside counsel for land use and zoning matters, assumed SEQRA Lead Agency status and engaged in an environmental review of the proposed rezoning actions; and

WHEREAS, the Town Board in its review of Part 617 of ECL and by Town Board Resolution 2021-398 classified the application as an Unlisted Action pursuant to Part 617 of Environmental Conservation Law (ECL). The Town of Ramapo Town Board requested SEQR Lead Agency and underwent a coordinated review that was initiated on October 15, 2021. No other involved agency indicated their desire to seek lead agency status; and

WHEREAS, the Town Board, as the SEQRA Lead Agency reviewed Part 2 of the EAF, which identifies potential project impacts. In its review of Part 2 of the EAF the Town Board has determined that the project impacts that may occur will be minimal in nature; and

WHEREAS, the Town Board found that the project would not have a significant impact on the environment and, therefore did not require the preparation of a Draft Environmental Impact Statement and issued a Negative Declaration pursuant to Article 8 of the Environmental Conservation Law; and

WHEREAS, the Town Board referred the proposed Comprehensive Plan and zoning amendments to the Town Planning Board for review and report of any recommendations they deemed appropriate; and

WHEREAS, the Petitioner appeared before the Planning Board at its regularly scheduled meeting of November 9, 2021 at which time the Planning Board provided a positive recommendation without comment to the Town Board; and

WHEREAS, the Town Board by Town Board Resolution 2021-399 directed that the proposed Comprehensive Plan and zoning amendments before it be referred to the Rockland County Planning Department for GML 239-l and m review, and the Rockland County Planning Department provided a review on December 1, 2021 that recommended modifications; and

WHEREAS, by letter, dated January 11, 2022, in response to the Rockland County Department of Planning's December 1, 2021 letter, the COC requested that the Town Board override comments 1, 2, 3 and 7 in that letter for the reasons set forth in the COC's letter

NOW THEREFORE, BE IT FURTHER RESOLVED that the Community Outreach Inc petition for an amendment of the Zoning Map of the Town of Ramapo to change the designation of the parcel of land identified from the R-15A Zoning District to the CO Zoning District is hereby granted, and the Zoning Map is amended to rezone from the R-15A Zoning District to the CS Zoning District the parcel described in Exhibit A to the "Community Outreach Zoning Petition", which parcel is shown on Exhibit B to the "Community Outreach Zoning Petition." The Petition as annexed hereto as Appendix A is adopted; and

BE IT FURTHER RESOLVED that the Zoning Map amendment be adopted subject to the following conditions:

1) Apply for and obtain a Site Development Permit from the Ramapo Planning Board

2) Apply for and obtain any and all area variances from the Ramapo Zoning Board of Appeals

3) Apply for and obtain any and all regulatory permits and approvals related to the project, including but not limited to Rockland County Sewer District No 1, Rockland County Environmental Health,

4) Coordinate with the New York State Department of Transportation as appropriate regarding potential modifications to the signal timing at the signalized intersection of NYS Rt 59 and Remsen Avenue / South Remsen Street.

5) All land use actions shall be consistent with the representations of the Community Outreach Inc Petitioner that are set forth in the Petitioner's submission and SEQR Findings of Non-Significance or further SEQRA review may be required by the board, agency or official with jurisdiction to approve such action; and

BE IT FURTHER RESOLVED that the Town Board does hereby override the review comments numbers 1, 2, 3 & 7 set forth in the Rockland County Planning Department General Municipal Law December 1, 2021 review letter, for the reasons and to the extent set forth in the COC's January 11, 2022 Letter to the Town Board, which is annexed hereto as Appendix B as if fully set forth herein, and the Clerk is directed to file these Resolutions with the RCPD as the Board's statement of its action; and

BE IT FURTHER RESOLVED by the Town Board of the Town of Ramapo , on a **ROLL CALL VOTE**, that the proposed local law entitled ""**A LOCAL AMENDING LOCAL LAW NO. 10-2004 (ZONING LAW) TO CHANGE THE ZONING MAP OF THE TOWN OF RAMAPO ",** and which was the subject of a Public Hearing held January 26, 2022, be hereby **adopted as advertised**, and shall be known as **Local Law No. 1 of 2022;** and

BE IT FURTHER RESOLVED that the Town Clerk is directed to file this Resolution in her Office, and to cause the adopted Local Law to be filed with the Secretary of State.

LOCAL LAW NO. 1-2022

A LOCAL LAW AMENDING LOCAL LAWNO. 10 -2004 (ZONING LAW) TO CHANGE THE ZONING MAP OF THE TOWN OF RAMAPO

BE IT ENACTED by the Town Board of the Town of Ramapo as follows:

Section 1. Amend Article II, Section 376-21, Zoning Map of the Town of Ramapo by:

Changing the zoning designation of 31 Remsen Avenue, Monsey, New York, which is known and designated on the Town of Ramapo Tax Map as Section 56.10-2-21, from an R-15A zoning district to a Community Shopping (CS) zoning district.

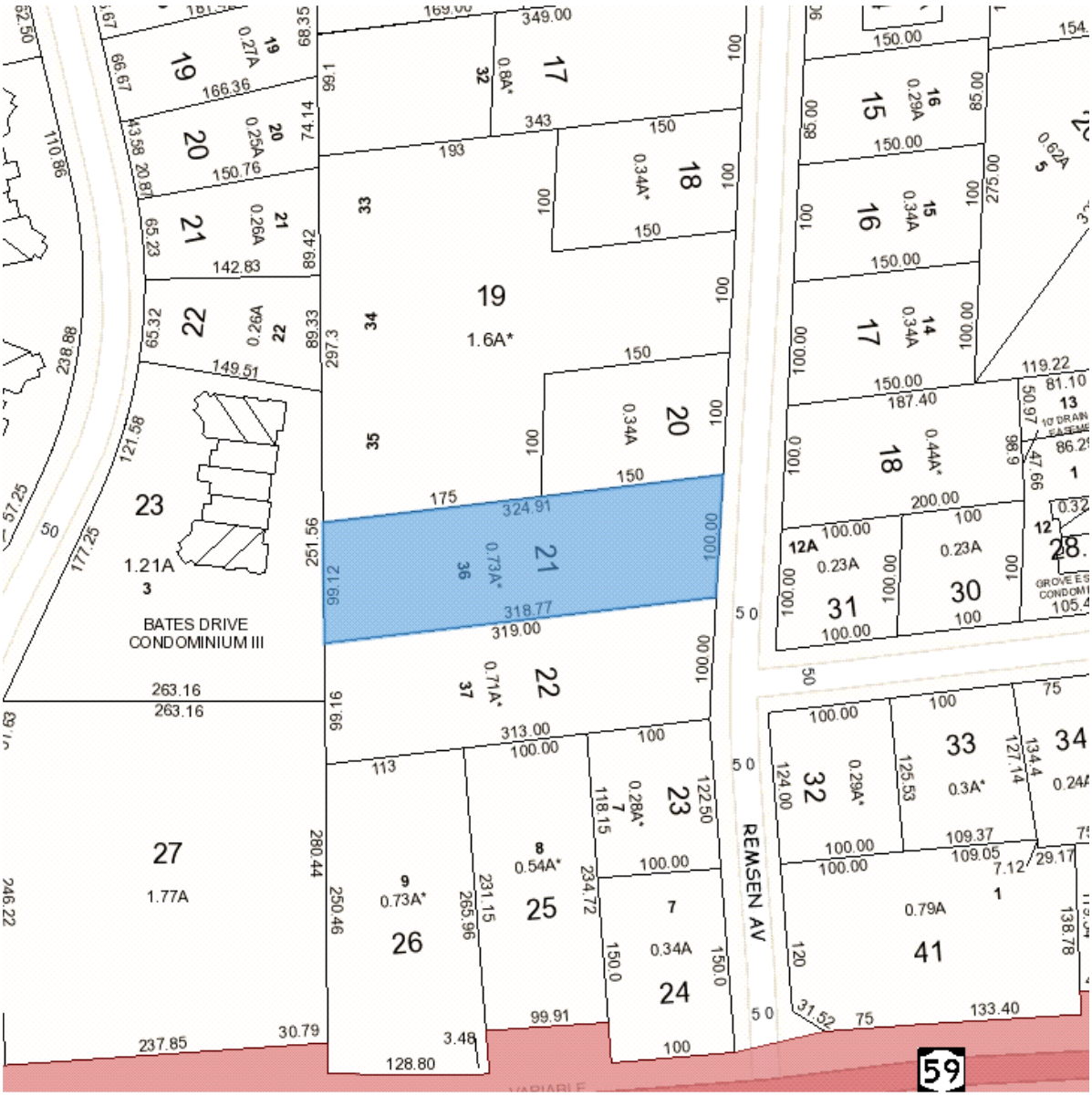
Section 2. Effective Date

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

Exhibit A - Community Outreach Zoning Petition

On file in the Town Clerk's Office.

Exhibit B - Parcel to be Rezoned



Appendix A - General Municipal Law Overrides

GML review and override

Having considered the Rockland County Planning GML review letter of December 1, 2021, the Town Board wishes to override certain comments set forth in the aforesaid letter for the following reasons:

GML Override of Comment 1: The County comment pertains to traffic and that the Town must assure that the local road network can accommodate the increased demands of the proposed rezoning. The comment further goes on to state that the applicant must provide a traffic impact analysis that demonstrates that the level of service along Route 59 will remain unchanged. The Town Board overrides this comment in an excess of caution as the applicant has provided a traffic impact assessment last revised January 24, 2022, which has been reviewed and deemed acceptable by the Town's consulting engineer. The analysis shows that the Project will not have an adverse impact relative to traffic, which includes impacting the operations of the adjacent signalized intersection of NYS Rt 59 and Remsen Avenue / South Remsen Street. Notwithstanding, the applicant is proposing signal timing mitigation to improve the LOS of the eastbound left turning movement during the weekday evening peak hour. This would include reallocation of one (1) second of green time from the northbound/southbound phase to the eastbound/westbound mainline and reallocation of one (1) second of green time from the northbound/southbound phase to the exclusive eastbound/westbound left-turn phase. These signal timing modifications would provide a 12.4 second decrease in delay at the eastbound left turning movement with minimal impacts to the other turning movements at the subject intersection during the weekday evening peak hour. These potential signal timing modifications would be subject to the review and approval of the New York State Department of Transportation during the Project's technical review completed under the Site Development Permit phase conducted by The Ramapo Planning Board.

GML Override of Comment 2: The County comment pertains to potential impacts to infrastructure capacities associated with water, sewer, electric, gas and/or water and that appropriate agency must review their infrastructure capacities that service the site. The Town Board overrides this comment for the following reasons:

1) The petitioner has obtained willingness to serve letter from Suez Water dated September 21, 2021 confirming that water service can be made available to the proposed building expansion.

2) The Ramapo Department of Public Works has reviewed the sanitary sewer analysis prepared by the Petitioner and found it to be acceptable as indicated in their correspondence dated January 25, 2022.

3) The Rockland County Sewer District No. 1 by correspondence dated September 1, 2021, there was no indication of limitations within their sewer system to accept additional sewage from the project and proposed expansion.

4) The Town is unaware of any capacity limitations limiting or prohibiting Orange and Rockland Utilities relative to providing electric or natural gas service to the project.

GML Override of Comment 3: The County is requiring that the application be provided to the New York State Department of Transportation and that their concerns be addressed. The Town Board overrides this comment since the New York State Department of Transportation was provided an opportunity to comment on the application as part of the SEQR coordination period which was distributed to involved agencies on October 15, 2021. The New York State Department of Transportation provided no response as part of the Town Board's Notice of Intent. The project does proposed signal timing modifications to the signalized intersection of NYS Rt 59 and Remsen Avenue / South Remsen Street. These modifications would be subject to the review and approval of the New York State Department of Transportation during the Project's technical review completed under the Site Development Permit phase conducted by The Ramapo Planning Board.

GML Override of Comment 7: The County's position is that newly rezoned development must fully comply with the bulk regulations that were adopted to regulate the land use patterns envisioned for the neighborhood. The Town Board overrides this comment. The applicant will take the County's comment under consideration, in conjunction with balancing the need for the building expansion and the public services the project provides to the community. Ultimately any variances that may be requested are subject to the review and approval by the Ramapo Zoning Board of Appeals.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/26/22 07:00 PM
DOC ID: 8314

ADOPTED

2022-74

Recission of Resolution No. 2022-73: Adopt Local Law: Amending the Town of Ramapo Zoning Map To Change The Zoning Of 31 Remsen Avenue, Monsey, Tax ID 56.10-2-222 From R-15C to CS

WHEREAS, the Town Board by Resolution No. 2022-73 adopted Local Law No. 1-2022 Amending Local Law No. 10-2004 (Zoning Law) to amend the Zoning Map of the Town of Ramapo to change the zoning of 31 Remsen Avenue, Monsey, Tax ID 56.10-2-222 from R-15A to CS, and

WHEREAS the Town Board needed further clarification of Resolution No. 2022-73

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo, that **Resolution No. 2022-73 is hereby rescinded.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Adopt Local Law: Amending the Town of Ramapo Zoning Map To Change The Zoning of 31 Remsen Avenue, Monsey, Tax ID 56.10-2-222 From R-15C to CS

WHEREAS, the Town Board of the Town of Ramapo received a petition from the Community Outreach Inc (applicant/owner, referenced herein as COC) for a zoning map amendment applicable to 31 Remsen Avenue, which property is identified on the Town Tax Map as Section 56.10 Block 2 Lot 21. The parcel consists of +/- 0.73 acres of land located on the west side of Remsen Avenue. The parcel is currently zoned R15A and the applicant is requesting that it be changed to Community Shopping ("CS") District. COC provides critical social, housing, public health, educational and workforce development services for the community. Since 2017, the COC has operated from its existing building located at 21 Remsen Avenue. 21 Remsen Avenue is located in the CS zoning district and local offices where businesses are permitted as of right (see Town Zoning Code § 376 Attachment 4). To meet current community demands for their services, COC would like to expand its operations with the only feasible means to do so by expanding onto 31 Remsen Avenue, which is adjacent to the current operations located at 21 Remsen Avenue. 31 Remsen Avenue is located in the R15A zoning district which is necessitating the petition for the zoning map amendment. The project will be serviced by municipal water and sewer with stormwater managed on-site. The applicant will be seeking a site development permit from the Town of Ramapo Planning Board and area variances from the Town of Ramapo Zoning Board of Appeals; and

WHEREAS, the Town Board determined that it would consider the petition and whether the proposed zoning would be in the overall interests of the residents of the Town of Ramapo and consistent with the 2004 Comprehensive Plan of the Town of Ramapo; and

WHEREAS, the Town Board duly considered amending the Zoning Map of the Town of Ramapo to reclassify a specific parcel of land, referred to as "31 Remsen Avenue," from the R-15A zoning district classification to the CO zoning district classification, which parcel is more particularly known and designated on the Tax Map of the Town of Ramapo as S/B/L 56.10-2-21; and

WHEREAS, the Town Board has, with the assistance of its professional staff, Town attorney's office, and special outside counsel for land use and zoning matters, assumed SEQRA Lead Agency status and engaged in an environmental review of the proposed rezoning actions; and

WHEREAS, the Town Board in its review of Part 617 of ECL and by Town Board Resolution 2021-398 classified the application as an Unlisted Action pursuant to Part 617 of Environmental Conservation Law (ECL). The Town of Ramapo Town Board requested SEQR Lead Agency and underwent a coordinated review that was initiated on October 15, 2021. No other involved agency indicated their desire to seek lead agency status; and

WHEREAS, the Town Board, as the SEQRA Lead Agency reviewed Part 2 of the EAF, which identifies potential project impacts. In its review of Part 2 of the EAF the Town Board has determined that the project impacts that may occur will be minimal in nature; and

WHEREAS, the Town Board found that the project would not have a significant impact on the environment and, therefore did not require the preparation of a Draft Environmental Impact Statement and issued a Negative Declaration pursuant to Article 8 of the Environmental Conservation Law; and

WHEREAS, the Town Board referred the proposed Comprehensive Plan and zoning amendments to the Town Planning Board for review and report of any recommendations they deemed appropriate; and

WHEREAS, the Petitioner appeared before the Planning Board at its regularly scheduled meeting of November 9, 2021 at which time the Planning Board provided a positive recommendation without comment to the Town Board; and

WHEREAS, the Town Board by Town Board Resolution 2021-399 directed that the proposed Comprehensive Plan and zoning amendments before it be referred to the Rockland County Planning Department for GML 239-l and m review, and the Rockland County Planning Department provided a review on December 1, 2021 that recommended modifications; and

WHEREAS, by letter, dated January 11, 2022, in response to the Rockland County Department of Planning's December 1, 2021 letter, the COC requested that the Town Board override comments 1, 2, 3 and 7 in that letter for the reasons set forth in the COC's letter

NOW THEREFORE, BE IT FURTHER RESOLVED that the Community Outreach Inc petition for an amendment of the Zoning Map of the Town of Ramapo to change the designation of the parcel of land identified from the R-15A Zoning District to the CO Zoning District is hereby granted, and the Zoning Map is amended to rezone from the R-15A Zoning District to the CS Zoning District the parcel described in Exhibit A to the "Community Outreach Zoning Petition", which parcel is shown on Exhibit B to the "Community Outreach Zoning Petition." The Petition as annexed hereto as Appendix A is adopted; and

BE IT FURTHER RESOLVED that the Zoning Map amendment be adopted subject to the following conditions:

1) Apply for and obtain a Site Development Permit from the Ramapo Planning Board

2) Apply for and obtain any and all area variances from the Ramapo Zoning Board of Appeals

3) Apply for and obtain any and all regulatory permits and approvals related to the project, including but not limited to Rockland County Sewer District No 1, Rockland County Environmental Health,

4) Coordinate with the New York State Department of Transportation as appropriate regarding potential modifications to the signal timing at the signalized intersection of NYS Rt 59 and Remsen Avenue / South Remsen Street.

5) All land use actions shall be consistent with the representations of the Community Outreach Inc Petitioner that are set forth in the Petitioner's submission and SEQR Findings of Non-Significance or further SEQRA review may be required by the board, agency or official with jurisdiction to approve such action; and

BE IT FURTHER RESOLVED that the Town Board does hereby override the review comments numbers 1, 2, 3 & 7 set forth in the Rockland County Planning Department General Municipal Law December 1, 2021 review letter, for the reasons and to the extent set forth in the COC's January 11, 2022 Letter to the Town Board, which is annexed hereto as Appendix B as if fully set forth herein, and the Clerk is directed to file these Resolutions with the RCPD as the Board's statement of its action; and

BE IT FURTHER RESOLVED by the Town Board of the Town of Ramapo , on a **ROLL CALL VOTE**, that the proposed local law entitled ""**A LOCAL AMENDING LOCAL LAW NO. 10-2004 (ZONING LAW) TO CHANGE THE ZONING MAP OF THE TOWN OF RAMAPO ",** and which was the subject of a Public Hearing held January 26, 2022, be hereby **adopted as advertised**, and shall be known as **Local Law No. 1 of 2022;** and

BE IT FURTHER RESOLVED that the Town Clerk is directed to file this Resolution in her Office, and to cause the adopted Local Law to be filed with the Secretary of State.

LOCAL LAW NO. 1-2022

A LOCAL LAW AMENDING LOCAL LAWNO. 10 -2004 (ZONING LAW) TO CHANGE THE ZONING MAP OF THE TOWN OF RAMAPO

BE IT ENACTED by the Town Board of the Town of Ramapo as follows:

Section 1. Amend Article II, Section 376-21, Zoning Map of the Town of Ramapo by:

Changing the zoning designation of 31 Remsen Avenue, Monsey, New York, which is known and designated on the Town of Ramapo Tax Map as Section 56.10-2-21, from an R-15A zoning district to a Community Shopping (CS) zoning district.

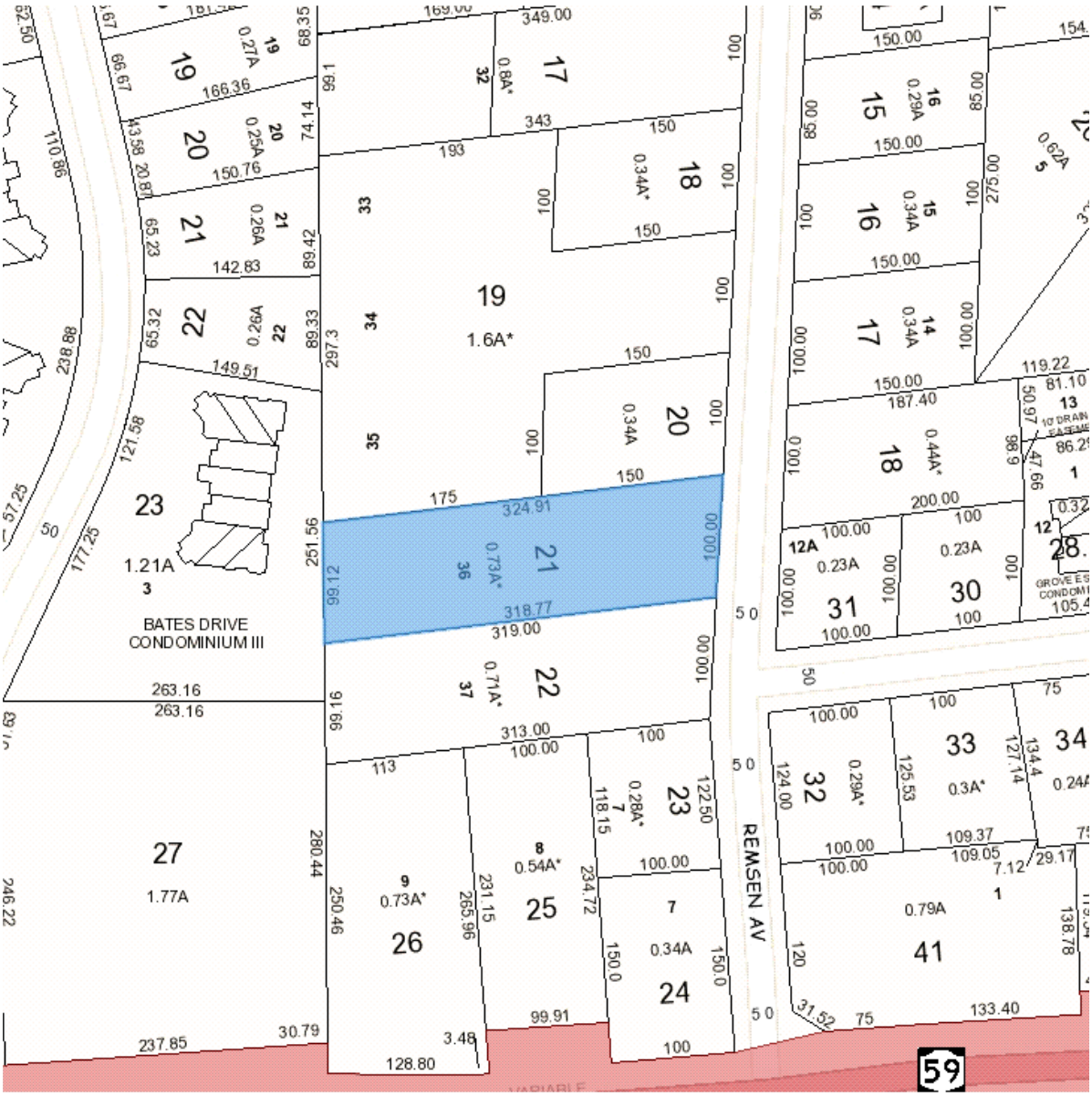
Section 2. Effective Date

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

Exhibit A - Community Outreach Zoning Petition

On file in the Town Clerk's Office.

Exhibit B - Parcel to be Rezoned



Appendix A - General Municipal Law Overrides

GML review and override

Having considered the Rockland County Planning GML review letter of December 1, 2021, the Town Board wishes to override certain comments set forth in the aforesaid letter for the following reasons:

GML Override of Comment 1: The County comment pertains to traffic and that the Town must assure that the local road network can accommodate the increased demands of the proposed rezoning. The comment further goes on to state that the applicant must provide a traffic impact analysis that demonstrates that the level of service along Route 59 will remain unchanged. The Town Board overrides this comment in an excess of caution as the applicant has provided a traffic impact assessment last revised January 24, 2022, which has been reviewed and deemed acceptable by the Town's consulting engineer. The analysis shows that the Project will not have an adverse impact relative to traffic, which includes impacting the operations of the adjacent signalized intersection of NYS Rt 59 and Remsen Avenue / South Remsen Street. Notwithstanding, the applicant is proposing signal timing mitigation to improve the LOS of the eastbound left turning movement during the weekday evening peak hour. This would include reallocation of one (1) second of green time from the northbound/southbound phase to the eastbound/westbound mainline and reallocation of one (1) second of green time from the northbound/southbound phase to the exclusive eastbound/westbound left-turn phase. These signal timing modifications would provide a 12.4 second decrease in delay at the eastbound left turning movement with minimal impacts to the other turning movements at the subject intersection during the weekday evening peak hour. These potential signal timing modifications would be subject to the review and approval of the New York State Department of Transportation during the Project's technical review completed under the Site Development Permit phase conducted by The Ramapo Planning Board.

GML Override of Comment 2: The County comment pertains to potential impacts to infrastructure capacities associated with water, sewer, electric, gas and/or water and that appropriate agency must review their infrastructure capacities that service the site. The Town Board overrides this comment for the following reasons:

1) The petitioner has obtained willingness to serve letter from Suez Water dated September 21, 2021 confirming that water service can be made available to the proposed building expansion.

2) The Ramapo Department of Public Works has reviewed the sanitary sewer analysis prepared by the Petitioner and found it to be acceptable as indicated in their correspondence dated January 25, 2022.

3) The Rockland County Sewer District No. 1 by correspondence dated September 1, 2021, there was no indication of limitations within their sewer system to accept additional sewage from the project and proposed expansion.

4) The Town is unaware of any capacity limitations limiting or prohibiting Orange and Rockland Utilities relative to providing electric or natural gas service to the project.

GML Override of Comment 3: The County is requiring that the application be provided to the New York State Department of Transportation and that their concerns be addressed. The Town Board overrides this comment since the New York State Department of Transportation was provided an opportunity to comment on the application as part of the SEQR coordination period which was distributed to involved agencies on October 15, 2021. The New York State Department of Transportation provided no response as part of the Town Board's Notice of Intent. The project does proposed signal timing modifications to the signalized intersection of NYS Rt 59 and Remsen Avenue / South Remsen Street. These modifications would be subject to the review and approval of the New York State Department of Transportation during the Project's technical review completed under the Site Development Permit phase conducted by The Ramapo Planning Board.

GML Override of Comment 7: The County's position is that newly rezoned development must fully comply with the bulk regulations that were adopted to regulate the land use patterns envisioned for the neighborhood. The Town Board overrides this comment. The applicant will take the County's comment under consideration, in conjunction with balancing the need for the building expansion and the public services the project provides to the community. Ultimately any variances that may be requested are subject to the review and approval by the Ramapo Zoning Board of Appeals.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/26/22 07:00 PM
DOC ID: 8294

ADOPTED

2022-76

Setting Public Hearing Date: Proposed Local Law- Opt Out of Exemption From Taxation

RESOLVED by the Town Board of the Town of Ramapo, that a Public Hearing be hereby held on February 9, 2022 at 7:00 P.M. at Ramapo Town Hall, 237 Route 59, Suffern, New York, or via zoom, for the purpose of soliciting public comments on a **PROPOSED LOCAL LAW TO OPT OUT OF THE EXEMPTION FROM TAXATION FOR CERTAIN ENERGY SYSTEMS UNDER REAL PROPERTY TAX LAW §487, as most recently amended by Chapter 59 of the Session Law of 2021.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/26/22 07:00 PM
DOC ID: 8296

ADOPTED

2022-77

Organization Meeting of January 12, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

JANUARY 12, 2022- ORGANIZATION

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/26/22 07:00 PM
DOC ID: 8297

ADOPTED

2022-78

Regular Meeting of January 12, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

JANUARY 12, 2022- REGULAR

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/26/22 07:00 PM
DOC ID: 8293

ADOPTED

2022-79

Settlement of Lawsuit: Rechy Stein

WHEREAS, Rechy Stein filed a lawsuit against the Town of Ramapo for personal injuries she sustained as a result of a fall, and

WHEREAS, the Town Attorney's Office has recommended the personal injury claim be settled in the amount of $3,000,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the personal injury claim of ***RECHY STEIN*** is hereby settled in the amount of $3,000, said settlement to be charged to 5110DB.341931, and

BE IT FURTHER RESOLVED that said settlement is subject to receipt of a general release executed by Rechy Stein.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Amendment of Resolution No. 2021-532: Approval of Agreement: Emergency & Related Ambulance Services (2022)

WHEREAS, the Town Board by Resolution No. 2021-532 approved agreements for the provision of emergency and related ambulance services for the year 2022, and

WHEREAS, said resolution contained incorrect yearly fees for Spring Hill Ambulance and Faist Ambulance

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that **Resolution No. 2021-532 is hereby amended** to read as follows:

" WHEREAS, the Town Board, by Resolution No. 2020-508, approved agreements for the provision of emergency and related ambulance services with the following organizations:

- Hatzolah
- Spring Hill Ambulance
- Faist Ambulance
- New Square Ambulance

WHEREAS, pursuant to said agreements, the yearly fees paid to the above organizations for the services are established in the Town Budget,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the above organizations requested the following amounts, which were approved by the 2022 Town Budget:

- Hatzolah $ 2,500,000.00
- Spring Hill Ambulance $ 2,200,000.00
- Faist Ambulance $ 645,050.00
- New Square Ambulance $ 960,000.00

, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute agreements with the above organizations in a form approved by the Town Attorney's Office.**"**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/26/22 07:00 PM
DOC ID: 8282

ADOPTED

2022-81

Appointment of Temporary Police Officers

WHEREAS, there are vacancies in the position of Police Officer at the Town of Ramapo Police Department, and

WHEREAS, Chief of Police Martin Reilly has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint the following nominees from Civil Service List #67-540 as **Temporary Police Officer Grade 5 (non-certified),** effective February 1, 2022 at an annual salary of $50,658, for the purpose of attending the Police Academy, pending final approval from the Rockland County Department of Personnel:

BRENDAN LENIHAN
MCANTOINE MORISSET
KRZYSZTOF ZALEWSKI
SEAN ARMSTRONG

SOURCE OF FUNDS: 3120AB.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/26/22 07:00 PM
DOC ID: 8291

ADOPTED

2022-82

Appoint Provisional Personnel Administrator

WHEREAS, there is a vacancy in the position of Personnel Administrator within the Town of Ramapo Personnel Department, and

WHEREAS, Supervisor, Michael B. Specht, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***SHARON HENDLER,*** as Personnel Administrator, on a provisional basis, effective January 27, 2022, at the annual salary of $157,500, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an Employment Agreement with Sharon Hendler, in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1430A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/26/22 07:00 PM
DOC ID: 8299

ADOPTED

2022-83

Appoint Maintenance Helper - Sewer Department

WHEREAS, there is a vacancy in the position of Maintenance Helper within the Town of Ramapo Sewer Department, and

WHEREAS, Town Supervisor**,** Michael B. Specht, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint **NICHOLAS GOLEMIS** as Maintenance Helper effective February 7, 2022, at an annual salary of $49,039, in accordance with the current CSEA contract, pending final clearance of pre-employment physical.

SOURCE OF FUNDS: 8130SS.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/26/22 07:00 PM
DOC ID: 8298

ADOPTED

2022-84

Establish Senior Records Clerk Typist Position - Justice Court

WHEREAS, the classification of a full-time Senior Records Clerk Typist position in the Justice Court within the Town of Ramapo has been recommended by Supervisor Michael B. Specht, and,

WHEREAS, the Rockland County Personnel Office has classified the position of Senior Records Clerk Typist,

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Ramapo that the Board authorizes the establishment of a full-time position of **SENIOR RECORDS CLERK TYPIST** in the Justice Court.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-85

Waive Rules of Order

WHEREAS the Town Board, by Resolution No. 2018-83, adopted Rules of Order for the Town Board of the Town of Ramapo, and

WHEREAS, pursuant to said Rules, to the extent practicable, no resolution may be brought for a vote unless printed or digital copies are presented to each Board member 24 hours prior to the opening of the meeting, and

WHEREAS, said rule can be waived by a majority consent of the Board members present,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby waives the ***RULES OF ORDER*** with regard to the 24 hour rule.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-86

Acceptance of Bid: Removal and Replacememt of Boiler at the Senior Center

WHEREAS, the Purchasing Department has solicited bids, to provide the following services: Remove and Replace Boiler at the Senior Center, and

WHEREAS, Michelle Antosca, Director of Parks and Recreation, recommends the acceptance of the bid from Hauser Brothers, PO Box 65, 17 Old Schoolhouse Road, Orangeburg, NY 10962, as follows:

Disconnect, demo and remove the old cast iron boiler and remove from premises
Supply and install three (3) 262k BTU Dunkirk boilers **OR** approved equal
Boilers will be installed in a modular-type fashion and will be able to operate individually or in unison depending on the heating demand
Each boiler will be connected to a common supply and return manifold
Each boiler will have its own spark ignition, aquastat relay and required safety controls
Each boiler will be vented to a 12" common spoke pipe that will tie into the existing chimney
Coordinate electrician for 120 volt line to boiler and circulator pump
Upon completion of the installation we will start, fire and test the sequence of operation
Warranty included

WHEREAS, Mona Montal, Director of Purchasing, concurs with said recommendation

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above bid of ***HAUSER BROTHERS*** with respect to Removal and Replacement of Boiler at Senior Center at the terms set forth above, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Hauser Brothers, in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

_____

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/26/22 07:00 PM
DOC ID: 8301

ADOPTED

2022-87

Acceptance of Extension of Bid: Buses for Various Trips Coach Bus or Equivalent

WHEREAS, the Town of Ramapo, by Resolution No. 2021-82, approved an agreement with Silver Star Transportation, 5 Nepperhan Avenue, Yonkers, NY 10703 for Buses for Various Trips Coach Bus or Equivalent , and

WHEREAS, the agreement with Silver Star Transportation provided for an extension of said agreement for an additional one (1) year period, and

WHEREAS, Michelle Antosca, Director of Parks and Recreation, recommends that the above agreement be extended, and

WHEREAS, Mona Montal, Director of Purchasing, concurs with said recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the agreement between the Town and ***SILVER STAR TRANSPORTATION*** for Buses for Various Trips Coach or Equivalent, be extended for an additional year.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/26/22 07:00 PM
DOC ID: 8304

ADOPTED

2022-88

Purchase and Financing of Three Multi Use Vehicles

WHEREAS, Superintendent of Highways Frederic Brinn, has recommended the purchase of three multi use vehicles, which are smaller than full-sized snowplows and will provide safe and thorough snow removing and salting on narrow, high traffic parking areas, and will be a critical addition to the highway truck fleet, and

WHEREAS, Mona Montal, Director of Purchasing recommends that this purchase not exceed $452,000, and

WHEREAS, John Lynch, Director of Finance, recommends financing the purchase with a five-year lease purchase finance arrangement, and

WHEREAS, CMA, the Town's financial advisor, has recommended that the bid of Key Bank for a five-year fixed rate of 2.09% be accepted,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that approval is hereby given for the purchase of the above three multi use vehicles at a fee not to exceed $452,000, with approval to finance the purchase with a 5-year lease purchase agreement at the terms set forth above.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/26/22 07:00 PM
DOC ID: 8316

ADOPTED

2022-89

Authorization to Retain Consultant: Alvarez & Marsal

WHEREAS, by Resolution No. 2018-84 the Town retained Alvarez & Marsal ("A&M") to serve as an independent consultant subject to the terms set forth in said agreement, and

WHEREAS, the Supervisor is in receipt of a proposed engagement agreement from Alvarez & Marshal Public Sector Services, LLC, 600 Madison Avenue, 8th Floor, New York, NY 10022, with respect to serving as an independent financial consultant at a fee not to exceed $142,000.00, billed based on actual hours worked on said engagement, fees to be billed based upon the hourly rates as follows:

Position Title	Hourly Rate
Managing Director	$550.00
Senior Director	$500.00
Director	$450.00
Manager	$400.00
Associate	$325.00
Analyst	$300.00

In addition, A&M will be reimbursed for its reasonable out-of-pocket expenses incurred in connection with this assignment, and all fees and expenses to be billed and payable monthly

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo, that it hereby retains Alvarez & Marsal to serve as an independent consultant subject to the terms set forth in the above agreement, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Alvarez & Marsal in a form approved by the Town Attorney's office.

SOURECE OF FUNDS: 1310A.3452 (Consultant)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/26/22 07:00 PM
DOC ID: 8300

ADOPTED

2022-90

Authorization for Sgt. Sanchez to Adopt Retiring K-9 Rookie

WHEREAS, Ramapo Police K-9 Rookie's serviceability as a police K-9 makes it necessary for him to retire on January 31, 2022, and

WHEREAS, Sgt. Andres Sanchez has served as K-9 Rookie's handler during the canine's entire time of service to the Town of Ramapo, and

WHEREAS, Sgt. Sanchez has requested to adopt K-9 Rookie upon the K-9's retirement, and

WHEREAS, Chief Reilly requests the Board approve said adoption

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby authorizes Sgt. Andres Sanchez to adopt K-9 Rookie upon his retirement from service to the Town of Ramapo on January 31, 2022, and

BE IT FURTHER RESOLVED that because of Rookie's long dedicated service to the residents of Ramapo, the Town Board hereby agrees to pay all health expenses related to the care of Rookie during his lifetime, and

BE IT FURTHER RESOLVED the Supervisor is authorized to execute an adoption agreement for said adoption in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 01/26/22 07:00 PM
DOC ID: 8286

ADOPTED

2022-91

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Regular Meeting of the Ramapo Town Board held this evening, January 26, 2022, be hereby **adjourned at 9:05 P.M. IN MEMORY of** slain NYPD officers, ***JASON RIVERA***, 22, and ***WILBERT MORA***, 27, who were ambushed "suddenly, and without warning" during a domestic disturbance Friday evening in Harlem.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/09/22 07:00 PM
DOC ID: 8309

ADOPTED

2022-92

Close Open Period For Public Participation

RESOLVED by the Town Board of the Town of Ramapo that the Open Period For Public Participation held this evening, February 9, 2022, be hereby **closed at 7:11 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/09/22 07:00 PM
DOC ID: 8311

ADOPTED

2022-93

Close Public Hearing: Local Law to Opt Out of the Exemption From Taxation

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, February 9, 2022, to solicit public comments on a **PROPOSED LOCAL LAW TO OPT OUT OF THE EXEMPTION FROM TAXATION FOR CERTAIN ENERGY SYSTEMS UNDER REAL PROPERTY TAX LAW §487, as most recently amended by chapter 59 of the Session Law of 2021,** be hereby **adjourned at 7:18 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-94

Adopt Local Law: Opt Out of the Exemption From Taxation

RESOLVED by the Town Board of the Town of Ramapo on a **ROLL CALL VOTE** that the **PROPOSED LOCAL LAW TO OPT OUT OF THE EXEMPTION FROM TAXATION FOR CERTAIN ENERGY SYSTEMS UNDER REAL PROPERTY TAX LAW §487, as most recently amended by chapter 59 of the Session Law of 2021,** and which was the subject of a Public Hearing held February 9, 2022, be hereby **adopted as advertised**, and shall be known as **Local Law No. 2 of 2022.**

LOCAL LAW TO OPT OUT OF THE EXEMPTION FROM TAXATION FOR CERTAIN ENERGY SYSTEMS UNDER REAL PROPERTY TAX LAW §487, as most recently amended by Chapter 59 of the Session Laws of 2021

BE IT ENACTED by the Town Board of the Town of Ramapo as follows:

SECTION 1 TITLE

This Local Law shall be entitled "A Local Law to Opt Out of the Exemption from Taxation for Certain Energy Systems"

SECTION 2 AUTHORITY

This Local Law is enacted pursuant to §487 of the New York State Real Property Tax Law, as most recently amended by Chapter 59 of the Session Laws of 2021.

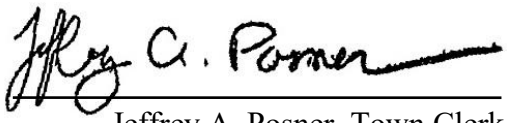
SECTION 3 INTENT AND PURPOSE

Pursuant to subsection 8 of the said §487 of the New York State Real Property Tax Law, the Town of Ramapo by this Local Law provides that no exemption under §487 of the Real Property Tax Law shall be applicable to real property in the Town, including and with respect to solar or wind energy systems constructed subsequent to the effective date of this Local Law, nor for any micro-hydroelectric energy system, fuel cell electric generating system, micro-combined heat and power generating equipment system, electric energy storage equipment or electric energy storage system, or fuel-flexible linear generator electric generating system constructed subsequent to the effective date of this Local Law.

SECTION 4

This Local Law shall take effect immediately upon filing with the Secretary of State and shall be applicable to all assessment rolls prepared pursuant to the first taxable status date occurring on or after the effective date of this Local Law.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl



Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/09/22 07:00 PM
DOC ID: 8320

ADOPTED

2022-95

Regular Meeting of January 26, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

JANUARY 26, 2022 - REGULAR

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-96

Acceptance of Proposal: Third Party Administrator – L.G. Boucher - 2022

WHEREAS, the Town is in receipt of a proposal from L.G. Boucher, dated February 2, 2022, to provide third party administration of the Town's Insurance Coverage for the period of March 1, 2022 to February 28, 2023.

NOW, THEREFORE, BE IT RESOLVED by the Town of Ramapo that the Board does hereby accept the proposal of ***L.G. BOUCHER,*** P.O. Box 570, Galway, New York 12074, to provide third party administration of the Town's Insurance Coverage at the terms set forth below:

1. General Services:
    a. Investigate all tort claims made against the Town.
    b. Provide periodic written reviews and reports on all claims to the Town or any required or designated agencies of the Town.
    c. Provide any administrative and clerical work in connection with managing and tracking all claims.
    d. Vigorously pursue any subrogation and loss recoveries.
    e. Establish and maintain individual files for each claim, which files shall be the sole and exclusive property of the Town.
    f. Make recommendations regarding the payment/adjustment of claims or settlement of claims, losses and other loss adjustment expenses related to claims.
    g. Retain and store, at the Town's request, any closed claims files for a period of one (1) year, after which such files shall be transferred to the custody of the designated record keeper for the Town.
    h. Transfer open files for handling from prior claims administrator at no additional expense.
    i. Provide Errors and Omissions Professional Liability insurance with the Town, named as an additional insured.
    j. Provide field investigation and appraisal, as needed.
    k. Provide New York State license adjuster for all files and claims handling;

2. Make recommendations and retain defense counsel to represent the Town in any proceedings related to such claims;

3. Be prepared to retain counsel chosen from the Town's panel of lawyers/firms;

4. Monitor and document the status of all Town tort claims so as to be able to provide the Town with a current status report upon request;

5. Provide detailed and cumulative claims analysis reports to the Town in electronic form as needed, or minimally, on an annual basis, select item and summary reports from Consultant's Standard Report Guide, as may be selected by the Town, which indicate cumulative claims, loss and expense payment; quarterly basis provided upon request;

6. Annual Fee: $38,400.00, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute all documents approved by the Town Attorney's Office necessary to accept the above proposal for third party administration of insurance coverage from L.G. Boucher.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/09/22 07:00 PM
DOC ID: 8319 A

ADOPTED

2022-97

Small Claims Assessment Review Services: Assessment Advisory Services

WHEREAS, the Town Attorney's Office is in receipt of a proposal dated January 31, 2022, from Assessment Advisory Services, 131 Martin Place, Pearl River, New York 10965, to assist the Town in the settlement and/or defense of Small Claims Assessment Review claims and hearings, and

WHEREAS, Assessor Scott Shedler has recommended the acceptance of the above proposal,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***ASSESSMENT ADVISORY SERVICES*** to perform the above services, at a fee of $50 per hour, total compensation not to exceed $34,999, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Assessment Advisory Services, in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1420A.3450

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-98

Extension of Agreements- Safety and Crime Prevention Programs- 2022

WHEREAS, the Town Board, by Resolution Nos. 2021-67, 2021- 145 and 2021-146, entered into agreements to provide funding towards safety and crime prevention along with various training programs for the year 2021, with the following organizations,

- Chaverim of Rockland, Inc.
- Village of New Square Emergency Services
- Village of Kaser

WHEREAS, pursuant to said agreements, the yearly funding paid to the above organizations for the programs are established in the Town Budget,

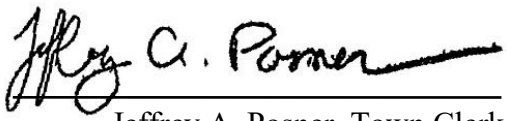
NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the above organizations requested the following amounts to continue said programs, which were approved by the 2022 Town Budget:

• Chaverim of Rockland, Inc.	$10,000.00
• Village of New Square Emergency Services	$20,000.00
• Village of Kaser	$50,000.00

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute agreements with the above organizations in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 3125AB.3452 - $10,000
SOURCE OF FUNDS: 3120AB.3452 - $20,000
SOURCE OF FUNDS: 3125AB.3452- $50,000

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl



Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/09/22 07:00 PM
DOC ID: 8337

ADOPTED

2022-99

Authorization to Terminate Existing Contract with "CHS" and Amend Existing Contract with "UB": Ambulance Billing

WHEREAS, billing for ambulance services rendered by the Spring Hill and Feist Ambulance Corps is administered under contract by Change Healthcare Services ("CHS"), and

WHEREAS, the Town has an existing contract with Upstate Billing ("UB") to administer billing for ambulance services rendered by the New Square and Hatzoloh Ambulance Corps, and

WHEREAS, Director of Finance John Lynch and Program Coordinator for Emergency Preparedness Joshua Hans recommend terminating the contract with Change Healthcare Services with adequate notice, and

WHEREAS, Director of Finance John Lynch and Program Coordinator for Emergency Preparedness Joshua Hans recommend amending the existing contract with Upstate Billing to add the administration of billing for the Spring Hill and Feist Ambulance Corps in order to improve operating efficiency and the quality and timeliness of the required reporting

NOW, THEREFORE, BE IT RESOLVED that the Town Board of the Town of Ramapo agrees to **terminate the contract with *CHANGE HEALTHCARE SERVICES***, with adequate notice, and to **amend the existing contract with *UPSTATE BILLING*** for administration of billing as outlined above, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to terminate the contract with Change Healthcare Services and to amend the existing contract with Upstate Billing as outlined above in a form approved by the Town Attorney's office

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/09/22 07:00 PM
DOC ID: 8336

ADOPTED

2022-100

Authorization to Commence Non-Payment Eviction Proceedings: Equestrian Center Tenants

WHEREAS, by Resolution 2020-445 the Town of Ramapo was authorized to enter into license agreements with MRB Equestrian, LLC and Rebellious Stables for the use of the facilities at the Ramapo Equestrian Center, and

WHEREAS, MRB Equestrian, LLC has not paid any fees for the months of August 2020 through the present, and

WHEREAS, Rebellious Stables has not paid any fees for the months of July 2020 through the present, and

WHEREAS, both MRB Equestrian, LLC and Rebellious Stables continues use and occupancy of the Ramapo Equestrian Center, and

WHEREAS, the Town sent both MRB Equestrian LLC and Rebellious Stables written notice demanding payment of all monies owed from the rental of the stalls as well as proof of sufficient insurance coverage, and

WHEREAS, neither MRB Equestrian LLC or Rebellious Stables have contacted the Town after receiving such notice, or paid any additional monies owed, and

WHEREAS, the Town Attorney's Office recommends the Town Board authorize the Town Attorney's Office to commence a non-payment eviction proceeding to remove MRB Equestrian LLC and Rebellious Stables from the property on or after February 23, 2022,

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Ramapo, that it hereby commence a non-payment eviction proceeding to remove MRB Equestrian, LLC and Rebellious Stables from the Ramapo Equestrian Center on or after February 23, 2022.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/09/22 07:00 PM
DOC ID: 8321

ADOPTED

2022-101

Appoint Senior Clerk

WHEREAS, there is a vacancy in the position of Senior Clerk within the Town of Ramapo Police Department, and

WHEREAS, Police Chief Martin Reilly, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***JAMIE PUGLIA,*** as probationary ***SENIOR CLERK,*** from Civil Service List # 17110, effective retroactively to February 4, 2022. The annual salary is $49,039 in accordance with the current CSEA contract.

SOURCE OF FUNDS: 3125AB.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-102

Appointment of Police Radio Dispatcher (CAD)

CORRECTED RESOLUTION

WHEREAS, there is a vacancy in the position of Police Radio Dispatcher (CAD) within the Town of Ramapo Police Department, and

WHEREAS, Chief of Police Martin Reilly has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***DOMINICK D'ALISERA*** via resignation/reinstatement as probationary **Police Radio Dispatcher (CAD)** effective February 17, 2022, at an annual salary of $65,719, in accordance with the current CSEA contract. This appointment is contingent upon final approval by the Rockland County Department of Personnel.

SOURCE OF FUNDS: 3125AB.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-103

Tuition Reimbursement

WHEREAS, Police Chief Martin Reilly has requested reimbursement to PO William Planeta in the amount of $18,000.00, for Course No. LAW 631,301 entitled *Torts*; Course No. LAW 610A,301 entitled *Civil Procedure*; Course No. LAW 622C,301 entitled *Legal Skills 1;* completed at The Elisabeth Haub School of Law at Pace University, and

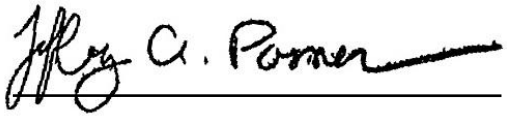
WHEREAS, Article 18 of the Collective Bargaining Agreement states:

"Beginning July 1, 2016 each member will receive a tuition allocation not to exceed $18,000 to be used over the length of the member's career for tuition for a police-related course, or for course work required for a police-related degree. These courses will be approved on the undergraduate and graduate level. Members seeking reimbursement for courses intending to improve police performance shall get prior approval from the Chief of Police or his/her designee before reimbursement will be granted, and such member shall, thereafter, submit requests for payment to the Chief of Police or his/her designee upon receiving a grade of C or higher, or a grade of "pass" in a pass/fail grading system."

NOW THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo, that it hereby approves reimbursement to ***PO WILLIAM PLANETA*** in the amount of $18,000.00, for Course No. LAW 631,301 entitled *Torts*; Course No. LAW 610A,301 entitled *Civil Procedure*; Course No. LAW 622C,301 entitled *Legal Skills 1*; completed at The Elisabeth Haub School of Law at Pace University

SOURCE OF FUNDS:

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl



Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/09/22 07:00 PM
DOC ID: 8326

ADOPTED

2022-104

Authorization for Assessor to Attend the GIS/Valuation Technologies Conference

WHEREAS, Town of Ramapo Assessor, Scott Shedler, has requested authorization to attend the 25th GIS/Valuation Technologies Conference to be held March 26 - March 30, 2022 in New Orleans, Louisiana, and

WHEREAS, arrangements for the Seminar call for a registration fee of $725, hotel accommodations for five (5) nights not to exceed $1,200, reimbursement of all tolls incurred during travel, meal reimbursement not to exceed $450, air fare not to exceed $650, and transportation fees not to exceed $400, which has been budgeted for 2022,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for ***ASSESSOR SCOTT SHEDLER*** to attend the GIS/Valuation Technologies Conference to be held March 26 - March 30, 2022 in New Orleans, Louisiana, **at a cost not to exceed $3,500**, and

BE IT FURTHER RESOLVED that said expense incurred by above at this Seminar is to be considered a proper Municipal Charge under Town Law, Section 116(12) and General Municipal Law, Section 77B.

SOURCE OF FUNDS: Assessor 1355A.3465 (Schools, Seminar & Travel)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/09/22 07:00 PM
DOC ID: 8317

ADOPTED

2022-105

Rejection of Bid: Pedestrian Safety Improvement Project

WHEREAS, the Purchasing Department solicited bids for Pedestrian Safety Improvement Project, and

WHEREAS, bids were received by the Town Clerk and opened October 2, 2021, and

WHEREAS, Supervisor Michael B. Specht and Mona Montal, Director of Purchasing recommends the bid be rejected and re-bid at a later date, and

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the bid for Pedestrian Safety Improvement Project be **rejected.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/09/22 07:00 PM
DOC ID: 8332

ADOPTED

2022-106

Extension of Agreement: Design of Future Park Facilities- Leonard Jackson Associates

WHEREAS, the Town Board, by Resolution No. 2018-515, as amended by Resolution No. 2018-585 entered into an agreement with Leonard Jackson Associates to prepare plans for the future development of Town land for recreation facilities, and to prepare plans for possible subdivision of Town lands for possible future sale, and

WHEREAS, the Town Board continues to plan for the future needs of the Town, and

WHEREAS, The Town and Leonard Jackson Associates wish to extend said agreement for the above services at the same terms and conditions for year 2022

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby extends the agreement with ***LEONARD JACKSON ASSOCIATES*** to prepare plans for the future development of Town land for recreation facilities, and to prepare plans for possible subdivision of Town lands for possible future sale, at the same terms and conditions for year 2022, at a fee not to exceed $150,000, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Leonard Jackson Associates in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 7197H18.34460 (Neighborhood Parks and Recreation),
1420A.3452 (Consultants)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/09/22 07:00 PM
DOC ID: 8331

ADOPTED

2022-107

Approval of Agreements: Westrock Appraisal Services - Land Valuation Appraisal Reports

WHEREAS, the Town Attorney's Office is in receipt of proposals dated January 3, 2022, from Westrock Appraisal Services, P.O. Box 910, Tallman, New York, for the preparation of appraisals to determine as-is market value of three properties located in the Town of Ramapo, and

WHEREAS, Mona Montal, Director of Purchasing, has recommended that said proposals be accepted,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposals of ***WESTROCK APPRAISAL SERVICES*** to prepare the above appraisals at a fee of $4,000 per report, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute agreements with Westrock Appraisal Services in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1420A.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-108

Waiver of Rules of Order: 24hr. Rule

WHEREAS the Town Board, by Resolution No. 2018-83, adopted Rules of Order for the Town Board of the Town of Ramapo, and

WHEREAS, pursuant to said Rules, to the extent practicable, no resolution may be brought for a vote unless printed or digital copies are presented to each Board member 24 hours prior to the opening of the meeting, and

WHEREAS, said rule can be waived by a majority consent of the Board members present,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby waives the ***RULES OF ORDER*** with regard to the 24 hour rule.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/09/22 07:00 PM
DOC ID: 8310

ADOPTED

2022-109

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Regular Meeting of the Ramapo Town Board held this evening, February 9, 2022, be hereby **adjourned at 7:52 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/23/22 07:00 PM
DOC ID: 8328

ADOPTED

2022-110

Close Open Period For Public Participation

RESOLVED by the Town Board of the Town of Ramapo that the Open Period For Public Participation held this evening, February 23, 2022, be hereby **closed at 7:08 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/23/22 07:00 PM
DOC ID: 8330

ADOPTED

2022-111

Adjourn Public Hearing: Petition of Watchtower: Draft Comprehensive Plan & Zoning Amendments

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, February 23, 2022, via zoom, to solicit public comment on the **PETITION OF WATCHTOWER: DRAFT COMPREHENSIVE PLAN & ZONING AMENDMENTS** be hereby **Adjourned** to March 21, 2021 at 7:00 P.M. at Ramapo Town Hall 237 Route 59, Suffern, NY 10901 and/or via zoom.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Acceptance of FGEIS on Northeast Ramapo Development Plan; Schedule Public Hearing on FGEIS Comprehensive Plan Amendments and Proposed Zoning Amendments

WHEREAS, the Town of Ramapo Town Board proposes to amend and update the 2004 Town of Ramapo Comprehensive Plan, as amended, by adopting the Northeast Ramapo Development Plan ("NRDP") and updating the Comprehensive Plan with respect to Town-wide Existing Conditions (the "Comprehensive Plan Amendments") in accordance with NY Town Law 272-a; and

WHEREAS, the Town Board proposes to amend the Town of Ramapo Zoning Law to include a new section to establish a "Flex-Overlay Planned Unit Development" Zone (FOPUD) and to establish and map a new zoning district titled the "Commercial Corridor (CC)" zoning district (the proposed "Zoning Amendments"); and

WHEREAS, for purposes of the State Environmental Quality Review Act (SEQR), the SEQR Action is as follows:

Name of Action:

Comprehensive Plan Amendment for the Northeast Ramapo Development Plan and Comprehensive Plan Update of Town-wide Existing Conditions and Code Amendments for Northeast Ramapo (the "Action")

Location: Town of Ramapo, Rockland County, New York

Project Sponsor: Town of Ramapo Town Board

Lead Agency: Town of Ramapo Town Board

SEQR Status: Type 1

WHEREAS, the Town Board previously caused to be prepared and accepted for public review a Draft Generic Environmental Impact Statement regarding the Comprehensive Plan Amendments and proposed Zoning Amendments and held a public hearing on September 13, 2021, which hearing was then closed for oral comment and remained open for written comments until October 15, 2021; and

WHEREAS, the Board accepted and has considered the oral and written comments, including comments received after the end of the comment period; and

WHEREAS, the Board's professional consultants prepared a Final Generic Environmental Impact Statement (FGEIS) for the Board's review and consideration; and

WHEREAS, the Board regularly updated the public on the progress of preparation of the FGEIS; and

WHEREAS, during the preparation of the FGEIS, proposed revisions were made to the proposed Zoning Amendments; and

WHEREAS, one of the revisions to the proposed Zoning Amendments deletes a proposed zoning map change of property along State Route 45 from the R-80 (Residential) zoning district to the NS (Neighborhood Shopping) zoning district; and

WHEREAS, the Board, having reviewed and considered the FGEIS, now intends to accept the FGEIS and, although a public hearing on a FGEIS is not required, to schedule a public hearing on the FGEIS, Comprehensive Plan Amendments and proposed Zoning Amendments.

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo to accept the FGEIS dated February 2022 as complete, prepared with respect to this SEQR Action.

BE IT FURTHER RESOLVED that a public hearing shall be held on the FGEIS, Comprehensive Plan Amendments and proposed Zoning Amendments at a ***Special Town Board Meeting*** on Tuesday, March 15, 2022, at 7:00 PM, via Zoom, a link to which will be later provided on the Town's website. Further, written comments on the FGEIS, Comprehensive Plan Amendments and proposed Zoning Amendments may be submitted and accepted until March 18, 2022, until 4:00 PM., at the Town Hall or via email to clerk@ramapo.org <mailto:clerk@ramapo.org>

BE IT FURTHER RESOLVED that the FGEIS, Comprehensive Plan Amendments and proposed Zoning Amendments shall be circulated to all involved and interested agencies, by email or mail as such agencies wish, and those documents shall be made publicly available at the following locations for public review: Town Clerk's Office at 237 Route 59, Suffern, New York (by appointment only); the Finkelstein Memorial Library at 24 Chestnut Street, Spring Valley, New York; and the Town website at <http://www.ramapo.org/>.

BE IT FURTHER RESOLVED that the FGEIS, Comprehensive Plan Amendments and proposed Zoning Amendments shall be referred to the Town Planning Board and Rockland County Planning Department for recommendation.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/23/22 07:00 PM
DOC ID: 8342

ADOPTED

2022-113

Regular Meeting of February 9, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted and recorded in the Minute Book:

FEBRUARY 9, 2022 - REGULAR

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Settlement of Tax Certiorari: 14 Grove LLC

14 GROVE LLC

WHEREAS, the Town Attorney's Office and the Office of the Assessor have recommended that the following certiorari matter be settled:

Tax Year	Section/Lot	Original Assessment	Corrected Assessment
2020/21	56.11-2-67.2	$237,100	$196,793
2021/22	56.11-2-67.2	$237,100	$196,793
2020/21	56.11-2-67.1	$173,300	$150,771
2021/22	56.11-2-67.1	$173,300	$150,771, and

WHEREAS, Scott Shedler, the Town Assessor, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town Attorney be hereby authorized to settle the above matter, and

BE IT FURTHER RESOLVED that settlement is subject to approval by the East Ramapo Central School District, and

BE IT FURTHER RESOLVED that refunds can only be made when the Petitioner is current on all tax liability.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/23/22 07:00 PM
DOC ID: 8349

ADOPTED

2022-115

Settlement of Tax Certiorari: Jacob Lefkowitz and Gittel Lefkowitz

JACOB LEFKOWITZ AND GITTEL LEFKOWITZ

WHEREAS, the Town Attorney's Office and the Office of the Assessor have recommended that the following certiorari matter be settled:

Tax Year	Section/Lot	Original Assessment	Corrected Assessment
2020/21	50.7-1-76.1-1	$44,900	$44,900
2021/22	50.7-1-76.1-1	$44,900	$44,900
2020/21	50.7-1-76.1-2	$23,200	$20,416
2021/22	50.7-1-76.1-2	$23,200	$20,416, and

WHEREAS, Scott Shedler, the Town Assessor, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town Attorney be hereby authorized to settle the above matter, and

BE IT FURTHER RESOLVED that settlement is subject to approval by the East Ramapo Central School District, and

BE IT FURTHER RESOLVED that refunds can only be made when the Petitioner is current on all tax liability.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/23/22 07:00 PM
DOC ID: 8340

ADOPTED

2022-116

Acceptance of Easement and Dedication: 489 West Central Avenue

WHEREAS, the Town of Ramapo Planning Board approved a subdivision entitled "489 West Central Avenue," and

WHEREAS, said approval required the granting of the following easement and dedication to the Town:

- Shade Tree Easement,
- Road Widening Dedication

WHEREAS, MJ Engineering and the Town Attorney's Office have reviewed the above easement and dedication and recommend their acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above easement and dedication, subject to recording.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/23/22 07:00 PM
DOC ID: 8344

ADOPTED

2022-117

Acceptance of Easement and Dedication: 77, 79, and 85 Hillside Avenue

WHEREAS, the Town of Ramapo Planning Board approved a subdivision entitled "Hillside Mikvah," and

WHEREAS, said approval required the granting of the following easement and dedication to the Town:

- Drainage Easement;
- Road Widening Dedication, and

WHEREAS, MJ Engineering and the Town Attorney's Office have reviewed the above easement and dedication and recommend their acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above easement and dedication, subject to recording.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/23/22 07:00 PM
DOC ID: 8345

ADOPTED

2022-118

Acceptance of Easement and Dedication: 6 Cucolo Lane

WHEREAS, the Town of Ramapo Planning Board approved a site plan entitled, "6 Cucolo Lane," and

WHEREAS, said approval required the granting of the following easement and dedication to the Town:

- Emergency Turn-around Easement;
- Road Widening Dedication, and

WHEREAS, MJ Engineering and the Town Attorney's Office have reviewed the above easement and dedication and recommend their acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above easement and dedication, subject to recording.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/23/22 07:00 PM
DOC ID: 8347

ADOPTED

2022-119

Approval of Agreement: Appraisal Economics

WHEREAS, the Town Attorney's Office is in receipt of a proposal dated February 9, 2022, from Appraisal Economics, 140 E. Ridgewood Avenue, Suite 380N, Paramus, New Jersey 07652, for the preparation of an appraisal to determine fair market value of Good Samaritan Hospital located at 255 Lafayette Avenue, Suffern, New York, and

WHEREAS, Scott Shedler, Town Assessor, has recommended that said proposal be accepted,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***APPRAISAL ECONOMICS*** to prepare the above appraisal at a fee of $12,000 with an additional fee for any testimony or review, if requested, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Appraisal Economics in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1420A.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/23/22 07:00 PM
DOC ID: 8353

ADOPTED

2022-120

Acceptance of Agreement: The Chazen Companies

WHEREAS, the Department of Public Works is in receipt of a proposal dated August 5, 2021, from The Chazen Companies, 1 North Broadway, Suite 803, White Plains, New York, 10601, for engineering services regarding a proposed access improvement for the Town Hall complex, and

WHEREAS, Paul Gdanski, P.E., has recommended that said proposal be accepted, and

WHEREAS, Mona Montal, Director of Purchasing, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***THE CHAZEN COMPANIES*** for the above engineering services at a fee not to exceed $155,500, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with The Chazen Companies in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1490A.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/23/22 07:00 PM
DOC ID: 8334

ADOPTED

2022-121

Amendment to 2022 Budget- Sneden Place DARE Donation

WHEREAS, the Town of Ramapo received a donation from Sneden Place towards the Town's DARE program, and

WHEREAS, receipt of said funds is not reflected in the 2022 Town Budget,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that John Lynch, Director of Finance, is hereby authorized to **amend the 2022 *TOWN BUDGET*** as follows:

- Increase Revenues AB.227053 (DARE donations) by $13,412.71, and
- Increase Appropriations 3120AB.3414 (DARE supplies) by $13,412.71,

to reflect receipt of the above donation for 2022.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-122

Authorization for Retroactive Reimbursement: Medicare Part B

WHEREAS, employers participating in the New York State Health Insurance Plan ("NYSHIP") are required to reimburse the cost of Medicare Part B for enrollees and dependents in accordance with Section 167-a of Civil Service Law, and

WHEREAS, the Town sends out an annual reimbursement of Medicare Part B costs to all retirees and their dependents who are Medicare primary in January of the following year, and

WHEREAS, retires are notified about their eligibility for reimbursement, and are requested to submit their documentation to the Town to determine the amount of reimbursement each year, however in some cases, eligible retirees fail to notify the Town on a timely basis which often triggers a request for retroactive reimbursement, and

WHEREAS, based on guidelines followed by the Employee Benefit Division (EBD) of New York State (NYBEAS), Policy/Memo 82r2, when EBD becomes aware that an individual's claims have been Medicare primary, reimbursement will begin on the most recent of the following events:

- Retirement Date
- Medicare Part B eligibility date
- First day of the month following the last primary claims payment by the Empire Plan or HMO; or
- Three years prior to the date that the retiree first makes a claim for reimbursement (in accordance with Section 8 of State Finance Law)

WHEREAS, John Lynch, Director of Finance requests that the Board authorize retroactive reimbursements, allowing a maximum of three years to the date that the retiree first makes a claim for reimbursement in line with the New York State guidelines

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby authorizes retroactive reimbursements of Medicare Part B costs to all retirees and their dependents who are Medicare primary, allowing a maximum of three years to the date that the retiree first makes a claim for reimbursement in line with the New York State guidelines.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/23/22 07:00 PM
DOC ID: 8339

ADOPTED

2022-123

Authorization for 3 Police Officers to attend Sig Sauer Training - March 22, 2022

WHEREAS, Police Chief Martin Reilly has requested authorization for Detective Wayne Mitchell, PO Robert Navarro, and PO Michael Luba to attend Armorer Certification- Sig Sauer P365 Training to be held at the Orange County Police Academy, Middletown, New York on March 22, 2022, and

WHEREAS, the total cost for attendance is $840.00

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that authorization be hereby granted for ***DETECTIVE WAYNE MITCHELL, PO ROBERT NAVARRO, and PO MICHAEL LUBA*** to attend Armorer Certification- Sig Sauer P365 Training to be held at the Orange County Police Academy, Middletown, New York on March 22, 2022, **at a cost of $840.00,** which has been budgeted for in 2022, and

BE IT FURTHER RESOLVED that said expenses incurred by the above are to be considered a proper municipal charge under Town Law, Section 116(12) and General Municipal Law, Section 77b.

SOURCE OF FUNDS: 3120AB.3465 Schools, Seminars and Travel

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/23/22 07:00 PM
DOC ID: 8338

ADOPTED

2022-124

Authorization for 3 Police Officers to attend Sig Sauer Training - March 21, 2022

WHEREAS, Police Chief Martin Reilly has requested authorization for Sgt. Robert Bassett, Detective Robert McIntosh and P.O. Nicholas Vega to attend Armorer Certification- Sig Sauer P365 Training to be held at the Orange County Police Academy, Middletown, New York on March 21, 2022, and

WHEREAS, the total cost for attendance is $840.00

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for ***SGT. ROBERT BASSETT, DETECTIVE ROBERT MCINTOSH and P.O. NICHOLAS VEGA*** to attend Armorer Certification- Sig Sauer P365 Training to be held at the Orange County Police Academy, Middletown, New York on March 21, 2022, **at a cost of $840.00,** which has been budgeted for in 2022, and

BE IT FURTHER RESOLVED that said expenses incurred by the above are to be considered a proper municipal charge under Town Law, Section 116(12) and General Municipal Law, Section 77b.

SOURCE OF FUNDS: 3120AB.3465 Schools, Seminars and Travel

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/23/22 07:00 PM
DOC ID: 8354

ADOPTED

2022-125

Authorization for 2 Police Officers to attend Community Resource Officer Training

WHEREAS, Police Chief Martin Reilly, has requested authorization for two Police Officers to attend the Community Resource Officer Training to be held at the Westchester County Police Academy, in Westchester, NY, April 4th through April 8, 2022, and

WHEREAS, the cost to attend said Training will be $250.00 per officer

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for ***TWO POLICE OFFICERS*** to attend the Community Resource Officer Training to be held at the Westchester County Police Academy, in Westchester, NY, April 4th through April 8, 2022, at a total cost not to exceed $500.00, and

BE IT FURTHER RESOLVED that expenses incurred by the above are to be considered a proper municipal charge under Town Law, Section 116(12) and General Municipal Law, Section 77b.

SOURCE OF FUNDS: 3120AB.3465 - Schools, Training and Seminars

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Approval of Policy-Making Positions Who Must File A Financial Disclosure Statement For Tax Year 2021

WHEREAS, the Town Board of the Town of Ramapo adopted an Ethics Local Law, Local Law No. 11 of 1988, as amended by Local Law Nos. 3 of 1991, 5 of 1995, 3 of 1996, 2 of 2012, 3 of 2015, 6 of 2018, and 4 of 2020, which requires the filing of a Financial Disclosure Statement by various Town officials and employees, and

WHEREAS, pursuant to the Local Law, the Town is required to adopt an annual list of those policy-making positions who must file an annual statement of financial disclosure,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the attached list of ***POLICY-MAKING POSITIONS WHO MUST FILE A FINANCIAL DISCLOSURE STATEMENT FOR THE TAX YEAR 2021***, be hereby approved and adopted, and

BE IT FURTHER RESOLVED that the time to file a financial disclosure statement is May 15, 2022.

POLICY-MAKING POSITIONS
WHO MUST FILE A FINANCIAL DISCLOSURE STATEMENT

The Town Board of the Town of Ramapo hereby resolves that the policy-making individuals who must file an annual Statement of Financial Disclosure for the Tax Year 2021 are:

All local elected officials of the Town of Ramapo (except Judges or Justices of the Unified Court System).

All local political party officials who earn $30,000 or more from political party committee funds.

All candidates for local elected offices who file petitions for nomination at the primary election or who receive the nomination of a party other than a primary election.

Local officers and employees who hold policy-making positions as annually determined by the Town Board. These officers and employees include:

1. Persons holding the following job titles:

a) Assessor
b) Building Inspector II
c) Chief of Police
d) Confidential Assistant to Supervisor
e) Constituent Services Assistants
f) Deputy Director of Public Works
g) Deputy Town Clerk
h) Director of Automated Systems

i) Director of Building & Grounds
j) Director of Finance
k) Director of Parks and Recreation
l) Director of Purchasing
m) Intergovernmental Relations Coordinators
n) Justice Court Clerk
o) Land Acquisition Agent
p) Personnel Administrator
q) Planning Assistant
r) Police Captains
s) Program Coordinator Challenger Center
t) Program Coordinator Emergency Preparedness
u) Receiver of Taxes
v) Safety Manager
w) Secretary to Planning Board
x) Secretary to Zoning Board
y) Town Clerk

2. All members of the legal professional staff of the Town Attorney's Office.

3. a) All members of the Planning Board of the Town of Ramapo
   b) All members of the Zoning Board of Appeals of the Town of Ramapo
   c) All members of the Assessment Board of Review of the Town of Ramapo

4. Notwithstanding the above, this list shall not include any employee of the Town of Ramapo covered under the CSEA and PBA Bargaining Units.

The statements to be filed herein are required to be filed by May 15, 2022.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael B. Specht, Supervisor
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/23/22 07:00 PM
DOC ID: 8356

ADOPTED

2022-127

Waiver of Rules of Order: 24hr. Rule

WHEREAS the Town Board, by Resolution No. 2018-83, adopted Rules of Order for the Town Board of the Town of Ramapo, and

WHEREAS, pursuant to said Rules, to the extent practicable, no resolution may be brought for a vote unless printed or digital copies are presented to each Board member 24 hours prior to the opening of the meeting, and

WHEREAS, said rule can be waived by a majority consent of the Board members present,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby waives the ***RULES OF ORDER*** with regard to the 24 hour rule.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/23/22 07:00 PM
DOC ID: 8362

ADOPTED

2022-128

Change to Town Board Meeting Schedule

WHEREAS, the Town Board would like to make the following change to the Town Board Meeting Schedule:

CANCEL

Meeting	**Wednesday**	**April 13, 2021**	**7:00 P.M.**

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Regular Town Board Meeting Schedule be hereby changed as stated above.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-129

Acceptance of Bid: School Bus or Equivalent

WHEREAS, the Purchasing Department of the Town of Ramapo has solicited bids for Buses for Various One Day Trips, (School Bus or Equivalent), and

WHEREAS, bids were received by the Town Clerk of the Town of Ramapo and opened February 16th , 2022, in accordance with the provisions of the law, and

WHEREAS, Michelle Antosca, Director of Parks and Recreation, recommends the acceptance of the sole responsible bid submitted by Chestnut Ridge Transportation, Inc., 56 West Church Street, Spring Valley, New York 10977, and

WHEREAS, Mona Montal, Director of Purchasing, concurs with the said recommendation,

NOW THEREFORE BE IT RESOLVED, by the Town Board of the Town of Ramapo that the sole responsible bid submitted by ***CHESTNUT RIDGE TRANSPORTATION, INC.,*** for Various One Day Trips (School Bus or Equivalent), for

DESTINATION	**FEE $**
1. Arthur Avenue	474.00
2. Bear Mountain	364.00
3. Colonial Inn, Tappan	300.00
4. Colonial Manor, Old Tappan	300.00
5. Elmsford Dinner Theater	452.00
6. Greenwood Lake	518.00
7. Helen Hayes Theater	300.00
8. Kruckers. Pomona	300.00
9. Liberty Science Center	505.00
10. Manor House, Blauvelt	300.00
11. Platzl Brauhaus	300.00
12. Rye Playland, Monday - Friday	514.00
Rye Playland, Saturday-Sunday	639.00
13. Bounce, Valley Cottage	300.00
14. NY Grand Prix, Mt. Kisco	458.00
15. Shea Stadium	586.00
16. Sportime USA	383.00
17. Statue of Liberty	505.00

18. West Point	447.00
19. Woodcliff Lake	300.00
20. Midtown NYC, 14th - 56th	499.00
21. Uptown NYC, 57th -196th	499.00
22. Downtown NYC, Seaport/Battery Pk. - 14th	553.00
23. Yankee Stadium	499.00
24. Mountain Creek	824.00
25. Provident Bank Park	352.00
26. Highlands New York	630.00
27. Splashdown Water Park	869.00
28. The Castle, Chester, NY	412.00
29. Medieval Times	446.00
30. Powerhouse Studios	412.00
31. Brunswick Lanes	412.00
32. The Ice Vault, Wayne, NJ	412.00
33. Palisades Mall	300.00
34. Local Trips - 15 mile max radius	365.00
Three to thirteen buses on four (4) to eighteen (18) different days during the program to transport children to Spook Rock or Saddle River Pools	
	412.00

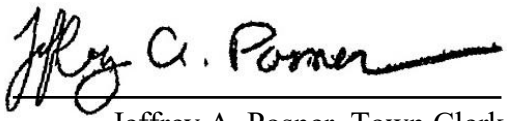
be hereby approved and accepted, and

BE IT FURTHER RESOLVED that the Town Clerk is hereby authorized to return the bid deposit of the successful bidder upon execution of a contract with the Town, and

BE IT FURTHER RESOLVED that the Supervisor be hereby authorized to sign an agreement with Chestnut Ridge Transportation, Inc., in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: VARIOUS OPERATING

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl



Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/23/22 07:00 PM
DOC ID: 8346

ADOPTED

2022-130

Acceptance of Agreement: Fellenzer Engineering, LLC

WHEREAS, the Department of Public Works is in receipt of a proposal dated February 16, 2022, from Fellenzer Engineering LLP, 22 Mulberry Street, Suite 2A, Middletown, New York, 10940, for engineering services to replace pump control panels at multiple locations within the Town, and

WHEREAS, Michael Sadowski, P.E., Deputy Director of the Department of Public Works, has recommended that said proposal be accepted, and

WHEREAS, Mona Montal, Director of Purchasing, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***FELLENZER ENGINEERING LLP*** for the above engineering services at a fee not to exceed $27,900, plus all reimbursable expenses and 10% overhead, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Fellenzer Engineering LLP in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 8197H20.34460

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-131

Authorization for Joshua Hans to Travel to Atlantic City, NJ for a Conference

WHEREAS, Joshua Hans, Program Coordinator, Emergency Services, has requested authorization to attend the New Jersey Emergency Preparedness Association Conference in Atlantic City, NJ May 4th through May 5th, 2022, and

WHEREAS, cost for attendance and will not exceed $500.00

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for ***JOSHUA HANS*** to attend the New Jersey Emergency Preparedness Association Conference in Atlantic City, NJ March 4th-March 5, 2022., at a cost not to exceed $500.00, which has been budgeted for in 2022, and

BE IT FURTHER RESOLVED that expenses incurred by the above are to be considered a proper municipal charge under Town Law, Section 116(12) and General Municipal Law, Section 77b.

SOURCE OF FUNDS: 1989A.3465

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/23/22 07:00 PM
DOC ID: 8348

ADOPTED

2022-132

Establish Office Services Aide Position - Assessor's Office

WHEREAS, the classification of an Office Services Aide position in the Assessor's Office within the Town of Ramapo has been recommended by the Town Assessor, Scott Shedler, and

WHEREAS, the Rockland County Personnel Office has classified the position of Office Services Aide,

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Ramapo that the Board authorizes the establishment of a full-time position of **OFFICE SERVICES AIDE** in the Assessor's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/23/22 07:00 PM
DOC ID: 8355

ADOPTED

2022-133

Authorization to Commence Injunction Action: 5 Whisper Lane

WHEREAS, Ian Smith, Building Inspector for the Town of Ramapo, has advised the Town Board that the building located at 5 Whisper Lane, Suffern, NY is being occupied, notwithstanding that it is an unsafe structure and in violation of the New York State Uniform Fire Prevention and Building Code, and the revised Code of the Town of Ramapo, and

WHEREAS, Ian Smith has requested that the Town commence an injunction action to enjoin the continuing use of the property.

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby authorizes the Town Attorney's office to commence a proceeding in the Supreme Court, Rockland County, NY, against ***5 WHISPER LANE LLC***, owner of the above property to enjoin use of the above property in violation of the New York State Uniform Fire Prevention and Building Code, and the revised code of the Town of Ramapo.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael B. Specht, Supervisor
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 02/23/22 07:00 PM
DOC ID: 8329

ADOPTED

2022-134

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Regular Meeting of the Ramapo Town Board held this evening, February 23, 2022, be hereby **adjourned at 8:10 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-135

Promotion of Three Police Officers to Police Sergeant

WHEREAS, there are vacancies in the position of Police Sergeant within the Town of Ramapo Police Department, and

WHEREAS, Chief of Police, Martin Reilly, has made the following recommendations,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint the following three police officers to the position of **POLICE SERGEANT** from Promotional Civil Service List #21034, effective March 9, 2022, at an annual salary of $154,289 (excluding longevity).

SHEILA SAMORA
LAWRENCE COOPERSTEIN
MICHAEL CARBONE

SOURCE OF FUNDS: 3120AB.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/09/22 07:00 PM
DOC ID: 8393

ADOPTED

2022-136

Approval of Relief Funds for the Citizens of Ukraine

WHEREAS, the Republic of Ukraine is currently undergoing an urgent humanitarian crisis, and

WHEREAS, several local not-for-profit organizations are organizing humanitarian relief efforts for the citizens of Ukraine, and

WHEREAS, the adopted budget for 2022 provided for contingency expenditures (1990A.3499C) of $25,000, and

WHEREAS, the Chief of Staff has recommended allocating up to $20,000 in financial support to local not-for-profit organizations providing relief assistance to the citizens of Ukraine by a budget transfer from the contingency reserve (1990A.3499C) to community support (6310A.34493 - Other Programs).

NOW, THEREFORE, BE IT RESOLVED that the Town Board of the Town of Ramapo approve the transfer of funds from contingency reserve (1990A.3499C) to Other Programs (6310A.34493), and

BE IT FURTHER RESOLVED, that the Chief of Staff is authorized to subject to allocate up to $20,000 in financial support to local not-for-profit organizations providing relief assistance to the citizens of Ukraine, subject to customary documentation approved by the Town Attorney office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/09/22 07:00 PM
DOC ID: 8370

ADOPTED

2022-137

Close Open Period for Public Participation

RESOLVED by the Town Board of the Town of Ramapo that the Open Period for Public Participation held this evening, March 9, 2022, be hereby **closed at 7:28 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Appointment of Two Police Officers

WHEREAS, there are vacancies in the position of Police Officer within the Town of Ramapo Police Department, and

WHEREAS, Chief of Police, Martin Reilly, has made the following recommendations,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***CHRISTOPHER DODRILL*** and ***MATTHEW PERAGINE*** from Civil Service List #67540 to the position of probationary **POLICE OFFICER - GRADE 5 CERTIFIED,** effective March 15, 2022 with an annual salary of $54,086, according to the current PBA contract.

SOURCE OF FUNDS: 3120AB.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-139

Appoint Permanent Police Officers

WHEREAS, there are vacancies in the position of Police Officer at the Town of Ramapo Police Department, and

WHEREAS, Sean Armstrong, Brendan Lenihan and Krzysztof Zalewski were previously appointed as a temporary Police Officers effective February 1, 2022, and

WHEREAS, Chief of Police Martin Reilly has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint **SEAN ARMSTRONG, BRENDAN LENIHAN** and **KRZYSZTOF ZALEWSKI** from Civil Service List #67540 as **Permanent Probationary Police Officers - Grade 5 (non-certified)** effective March 10, 2022 with no change in salary.

SOURCE OF FUNDS: 3120AB.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-140

Appoint Custodial Worker - Buildings & Grounds Department

WHEREAS, there is a vacancy in the position of Custodial Worker in the Buildings & Grounds Department within the Town of Ramapo, and

WHEREAS, the Town Supervisor, Michael B. Specht, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***DON ROY BULUSAN,*** as probationary ***Custodial Worker*** retroactively effective March 1, 2022. The annual salary is $49,039 in accordance with the current CSEA contract.

SOURCE OF FUNDS: 1620A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/09/22 07:00 PM
DOC ID: 8366

ADOPTED

2022-141

Appoint Program Coordinator for the Cultural Arts Center

WHEREAS, there is a vacancy in the position of Program Coordinator, Cultural Arts Center within the Town of Ramapo Parks and Recreation Department, and

WHEREAS, the Town Supervisor, Michael B. Specht, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***JEFFREY POSNER*** on a provisional basis to the position of Program Coordinator, Cultural Arts Center, effective March 14, 2022, at an annual salary of $100,000.

Source of Funds: 7020A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/09/22 07:00 PM
DOC ID: 8364

ADOPTED

2022-142

Agreement with ESI Group Inc: Employee Assistance Program - Non-Police 2022

WHEREAS, ESI Group Inc. (hereinafter, "ESI") conducts an employee assistance program, (hereinafter "EAP,") which provides professional and confidential assistance to help employees and their families resolve personal problems which may affect their home life, their health, and possibly their employment, and

WHEREAS, ESI has submitted a proposal to continue to provide to the Town of Ramapo (Non-Police) employees and their families the services hereinabove described for the one-year time period of April 1, 2022 through March 31, 2023 for a fee of $5,019.93, and

WHEREAS, there is no cost to the individual employee or their family members for these EAP services, and

WHEREAS, Chief of Staff, Mona Montal, recommends accepting the proposal from ESI,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Supervisor is hereby authorized to execute an agreement with ***ESI GROUP INC.***, to provide professional and confidential assistance to help Town employees and their families at a fee of $5,019.93 for the time period of April 1, 2022 to March 31, 2023.

Source of Funds: Various.389060

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/09/22 07:00 PM
DOC ID: 8377

ADOPTED

2022-143

Designation of Town Deferred Compensation Committee

WHEREAS, New York State Finance Law, §5; L. 1982, ch. 547 states a deferred compensation committee shall be appointed by a local employer to act on behalf of the local employer under the model plan or a plan described in section 9001.2(a)(3) of this Subtitle to the extent permitted or required by this Subtitle and by such plan whenever such employer adopts such plan and shall continue in existence, as it may be reconstituted from time to time by the local employer in accordance with applicable law, for so long as such plan remains in existence.

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the members of the ***TOWN DEFERRED COMPENSATION COMMITTEE*** shall be as follows:

Five (5) voting members:
MONA MONTAL - PLAN ADMINISTRATOR
FRANCES ARSA ARTHA - FINANCE DEPARTMENT REPRESENTATIVE
EDWARD MORAN - CSEA REPRESENTATIVE
ROBERT OLIVEIRA - PBA REPRESENTATIVE
ANTHONY GIARDINA - RPSOA REPRESENTATIVE

Three (3) non-voting members:
MICHAEL B. SPECHT - SUPERVISOR
MARTIN REILLY - POLICE CHIEF
SHARON HENDLER - PERSONNEL ADMINISTRATOR

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner

_____

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-144

Appoint Two Provisional Paralegal Specialist I (Municipal Law)

WHEREAS, there are two vacancies in the position of Paralegal Specialist I (Municipal Law) in the Town Attorney's Office within the Town of Ramapo, and

WHEREAS, Town Supervisor, Michael B. Specht, has made the following recommendations,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***KASSIDI WALLIS AND ASHLEY TORTORA,*** as Paralegal Specialist I (Municipal Law), on a provisional basis, effective March 14, 2022, pending final approval from Rockland County Department of Personnel. The annual salary will be $65,719, according to the current CSEA contract.

SOURCE OF FUNDS: 1420A.3100

RESULT:	**ADOPTED [4 TO 0]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSTAIN:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/09/22 07:00 PM
DOC ID: 8372

ADOPTED

2022-145

Regular Meeting of February 23, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

FEBRUARY 23, 2022- REGULAR

RESULT:	**ADOPTED [4 TO 0]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSTAIN:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/09/22 07:00 PM
DOC ID: 8368

ADOPTED

2022-146

Settlement of Claim: Town of Ramapo v. Tornheim and Needleman

WHEREAS, an automobile owned by Meyer Tornheim and driven by Dorit Needleman struck and damaged street signs on Haverstraw Road at Prosperity Drive, and

WHEREAS, the Town is in receipt of a check from GEICO General Insurance Company, the insurance company for Dorit Needleman, in the amount of $423.62, for repair/replacement of the damaged signs, and

WHEREAS, the Town Attorney's Office recommends acceptance of the above settlement,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts payment of $423.62 in full settlement of the Town's claim against Meyer Tornheim and Dorit Needleman for damage to the street signs, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to sign all Release documents in a form recommended by the Town Attorney's Office.

Account: AB22680 (Insurance Recovery)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-147

Acceptance of Proposal: Brown & Weinraub, PLLC- Legislative and Regulatory Representation- 2022

WHEREAS, the Town Board, by Resolution No. 2020-515, retained Brown & Weinraub PLLC to provide legislative and regulatory representation on behalf of the Town for year 2021, and

WHEREAS, the Town is in receipt of a proposal from Brown and Weinraub, PLLC to provide legislative and regulatory representation for the year 2022, at a monthly fee of $4,166.66

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***BROWN AND WEINRAUB, PLLC*** to provide legislative and regulatory representation, at a monthly fee of $4,166.66 plus disbursements, for **year 2022**, with said agreement being able to be terminated by either party upon thirty days' written notice, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Brown and Weinraub, PLLC in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1220A.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Amendment of Resolution No. 2022-28 Metropolitan Valuation Services: Preparation of Appraisals -2022

WHEREAS, the Town Board, by Resolution No. 2022-28, entered into an agreement with Metropolitan Valuation Services to provide tax appraisals for the year 2022, pursuant to the schedule of fees in their proposal dated January 6, 2022, and

WHEREAS, said proposal was amended to reflect the hourly billing rate for consulting services, and

WHEREAS, the Town Board wishes to amend said resolution to include the amended proposal's hourly billing rate for consulting services

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that ***RESOLUTION NO. 2022-28 IS HEREBY AMENDED*** to read as follows:

"WHEREAS, the Town Attorney's Office requires the retaining of an appraiser for the preparation of preliminary and trial appraisals to assist in the defense of certiorari actions brought against the Town, and

WHEREAS, the Town Attorney's Office has received a proposal dated January 6, 2022, as amended, from Metropolitan Valuation Services, 44 East 32nd Street - 11th Floor, New York, NY 10016, to provide appraisals pursuant to the schedule of fees in said proposal, and

WHEREAS, Scott Shedler, Town Assessor, has recommended that said proposal be accepted,

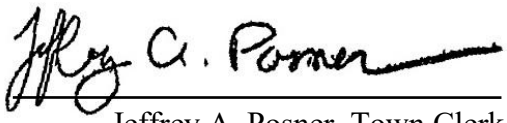
NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***METROPOLITAN VALUATION SERVICES*** to provide tax appraisals for the **year 2022** subject to the terms set forth below:

Pursuant to schedule of fees in said proposal on file in the Town Clerk's Office
Court testimony: $5,500 per day
Consulting services: $450 per hour
Annual total cost not to exceed $50,000,

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute a letter agreement with Metropolitan Valuation Services, in a form approved by the Town Attorney's Office subject to the terms set forth above and that the agreement can be terminated upon thirty (30) days' written notice."

SOURCE OF FUNDS: 1420A.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl



Jeffrey A. Posner, Town Clerk

ADOPTED

2022-149

Authorization to Install No Parking Signs

WHEREAS, the Town has received a request regarding the installation of traffic control signs in the following areas:

- Cedar Lane north (even) side between Dover Terrace and NY Route 306
- Parker Boulevard between Forshay Road and S Parker Drive
- Parker Boulevard between S. Parker Drive and NY Route 306
- S. Parker Drive between Forshay Road and Parker Boulevard, and

WHEREAS, MJ Engineering and Land Surveying, P.C. has reviewed the above request and recommends that signs prohibiting parking be erected,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby authorizes Frederic Brinn, Superintendent of Highways, to install the above ***TRAFFIC CONTROL SIGNS*** subject to further review by MJ Engineering.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/09/22 07:00 PM
DOC ID: 8374

ADOPTED

2022-150

Acceptance of Easement and Dedication: 35 College Road

WHEREAS, the Town of Ramapo Planning Board approved a site plan for a subdivision entitled, "35 College Road," and

WHEREAS, said approval required the granting of the following easement and dedication to the Town:

- Shade Tree Easement;
- Road Widening Dedication, and

WHEREAS, MJ Engineering and the Town Attorney's Office have reviewed the above easement and dedication and recommend their acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above easement and dedication, subject to recording.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/09/22 07:00 PM
DOC ID: 8376

ADOPTED

2022-151

Acceptance of Easement and Dedication: 67 College Road

WHEREAS, the Town of Ramapo Planning Board approved a site plan for a subdivision entitled, "67 College Road," and

WHEREAS, said approval required the granting of the following easement and dedication to the Town:

- Storm Water Access Easement;
- Road Widening Dedication, and

WHEREAS, MJ Engineering and the Town Attorney's Office have reviewed the above easement and dedication and recommend their acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above easement and dedication, subject to recording.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/09/22 07:00 PM
DOC ID: 8383

ADOPTED

2022-152

Acceptance of Easement: 183 Maple Avenue

WHEREAS, the Town of Ramapo Planning Board approved a subdivision entitled, "183 Maple Avenue," and

WHEREAS, said approval required the granting of the following easement to the Town:

- Five-Foot Shade Tree Easement, and

WHEREAS, MJ Engineering and the Town Attorney's Office have reviewed the above easement and recommend its acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above easement, subject to recording.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Amendment of Resolution No. 2021-526: Approval of Agreement: Not for Profit Agencies (2022)

WHEREAS, the Town Board, by Resolution No. 2021-526, entered into contracts with Not for Profit agencies for the year 2022, and

WHEREAS, the Town Board wishes to amend said resolution

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby ***AMENDS RESOLUTION NO. 2021-526*** as follows:

"WHEREAS, the New York State Comptroller's Office has advised the Town of Ramapo that no funds should be provided to outside agencies by the Town without execution of a formal contract, and

WHEREAS, the 2022 Town Budget provides for allocation of funds to various outside agencies, and

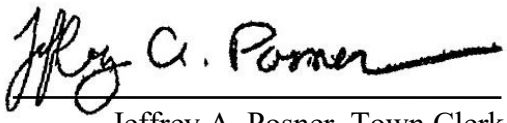
NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby agree to enter into contracts with the following agencies for the following amounts for the **year 2022**:

ORGANIZATION	**AMOUNT**	**TYPE OF SERVICE**
African American Historical Society	$10,000	Community Services
Ancient Order of Hibernians	$5,000	Community Services
Big Brothers-Big Sisters of Rockland County, Inc	$3,000	Youth Services
Bikur Cholim, Inc.	$20,000	Health Services
Bikur Cholim, Inc.	$10,000	Children at Risk
C.A.N.D.L.E.	$1,000	Community Services
Camp Venture, Inc.	$8,000	Services for the Handicapped
Chaverim	$20,000	Community Services
Areivim	$5,000	Community Services
CHORE	$1,000	Youth Services
Community Improvement Council, Inc.	$35,000	Youth Services
Community Outreach Center	$20,000	Community Services
East Ramapo Marching Band Parents' Association	$5,000	Youth Services
Falling Angels	$600	Community Services
First Timothy Christian Church	$10,000	Community Services
Good Samaritan Foundation	$25,000	Community Services

Haitian American Cultural and Social Organization (HACSO)	$4,000	Community Services
Head Start of Rockland	$6,000	Youth Services
Helping Hands	$6,000	Community Services
Historical Society of Rockland County	$600	Community Services
Jamaican Civic and Cultural Association of Rockland, Inc.	$1,800	Youth Services
Keep Rockland Beautiful	$3,500	Great American Clean Up
Konbit Neg Lakay	$14,000	Community Services
Kupath Ezrah	$15,000	Community Services
Ladies' Ancient Order of Hibernians	$5,000	Community Services
Legal Aide Society	$4,500	Community Services
M.A.D.E. Transitional Services	$12,000	Community Services
Martin Luther King Multi-Purpose Center, Inc.	$15,000	Community Services
NAACP - Spring Valley	$2,000	Community Services
New Square Emergency Services	$20,000	Community Services
People to People	$1,200	Community Services
Ramapo Police Athletic League	$10,000	Youth Services
Rockland Community College Senior Citizens Club	$1,500	Senior Citizens
Rockland Community Development Center, Inc. - Senior Citizen Program	$15,000	Senior Citizens
Rockland Holocaust Museum and Study Center	$5,000	Community Services
Rockland Opportunity Development Association - Kaser (Youth)	$50,000	Youth Services
Rockland Opportunity Development Association - Kaser (Seniors)	$55,000	Senior Services
Rockland 21C	$3,600	Family Services
Temicha Support Line, Inc.	$3,000	Community Services
Touching Bases	$3,000	Youth Services
Village of Kaser Emergency Services	$15,000	Community Services
West Street Day Care, Inc.	$9,000	Daycare Services
Yedei Chesed	$4,000	Services for the Handicapped
Ray of Hope	$10,000	Community Services

SOURCE OF FUNDS: 6310A (Community Action)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl



Jeffrey A. Posner, Town Clerk

Acceptance of Quotation: Towing of Town of Ramapo Vehicles, Including Trucks

CORRECTED RESOLUTION

WHEREAS, the Purchasing Department of the Town of Ramapo solicited quotations for Towing of Ramapo Vehicles Including Trucks, and

WHEREAS, quotations were received by the Director of Purchasing and opened on February 28,2022, in accordance with the provisions of the law, and

WHEREAS, the Police Department and Mona Montal, Director of Purchasing, recommend that the following quotation submitted by Jan's Med-A-Car Service, 15 West Route 59, Hillburn, New York 10931**,** be accepted:

COMMERCIAL RATES:

CARS (24 HOURS).....$75.00
1/2 TON PICKUP…….....$90.00
3/4 TON PICKUPS AND VANS (24 HOURS)..... $95.00
1 TON PICKUPS AND VANS $100.00
WAITING TIME $60.00
WINCHING TIME PER HOUR.....$90.00

LARGE WRECKERS:
MEDIUM DUTY:

8 AM TO 6 PM.....$125.00
6 PM TO MIDNIGHT..... $135.00
MIDNIGHT TO 8 AM.....$175.00
ROAD SERVICE PER HOUR PLUS PARTS (1 HOUR MINIMUM)… $125.00
WINCHING MEDIUM.....$100.00

ADDITIONAL:

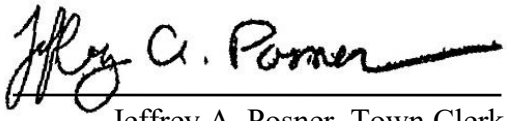
DRIVE SHAFT REMOVAL.....$ 75.00

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo, that the above quotation of ***JAN'S MED-A-CAR*** for Towing of Ramapo Vehicles Including Trucks, be accepted, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to sign an agreement with Jan's Med-a-Car in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: Various Operating

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl



Jeffrey A. Posner, Town Clerk

Acceptance of Proposal: Bonadio Group- Auditors for 2021-2023

WHEREAS, the Town's *Comprehensive Financial Policies and Procedures Manual* requires that the Town retain new auditors every five years in line with best practices to maintain the highest level of independence between the Town and its independent auditing firm, and

WHEREAS, Mona Montal, Director of Purchasing published a "request for proposals" and proposals were received from four qualified firms, and

WHEREAS, the Director of Purchasing and John Lynch, Director of Finance, have reviewed said proposals in detail and recommend the acceptance of the proposal from Bonadio Group, 488 Madison Avenue 23rd Floor, New York, New York 10022, to serve as independent auditors for the Town, the RLDC and the Justice Court for the years 2021 through 2023 for fees not to exceed the following:

Town	**2021**	**$74,000**	**RLDC**	**2021**	**$15,000**	**Justice Court 2021**	**$5,000**
	2022	**$76,000**		**2022**	**$15,500**	**2022**	**$5,130**
	2023	**$78,000**		**2023**	**$16,000**	**2023**	**$5,300**

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***BONADIO GROUP*** to serve as the independent auditor for the Town of Ramapo (Town), and its component unit, the Ramapo Local Development Corporation (Corporation) and the Justice Court for the years 2021-2023, at the above terms, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Bonadio Group in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1320A.3400

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/09/22 07:00 PM
DOC ID: 8395

ADOPTED

2022-156

Acceptance of Proposal: McGiff HalversonDooley LLP - FOIL Review

WHEREAS, the Town is in receipt of a proposal from McGiff Halverson Dooley LLP, 96 South Ocean Avenue, Patchogue, New York 11772, to conduct FOIL reviews and render opinions, at an hourly rate of $345.00, and

WHEREAS, Police Chief Martin Reilly recommends acceptance of said proposal

NOW THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it does hereby accept the proposal from ***MCGIFF HALVERSON DOOLEY LLP*** to conduct FOIL reviews and render opinions, at an hourly rate of $345.00

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with McGiff Halverson Dooley LLP, in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 3120AB.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Acceptance of Proposal: Boiler and Machinery from Travelers by Lebaum Company, Inc. 2022

WHEREAS, the Town is in receipt of a proposal from Travelers by Lebaum Company, Inc., to provide boiler and machinery insurance coverage for the period of March 15, 2022 to March 15, 2023,

NOW THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it does hereby accept the proposal from Travelers of ***LEBAUM COMPANY, INC.*** of 17 Monsey Boulevard, Monsey, New York, for the insurance coverage for the above-stated period for the following coverage:

Travelers

Boiler and Machinery…… $4,280.00

Total Cost……....$4,280.00

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute all documents approved by the Town Attorney's Office necessary to accomplish the foregoing.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Acceptance of Proposal: Property Coverage - Lebaum Company, Inc. 2022

WHEREAS, the Town is in receipt of a proposal from Lebaum Company, Inc., dated February 18, 2022, to provide insurance coverage for the period of March 1, 2022 to March 1, 2023,

NOW THEREFORE, BE IT RESOLVED by the Town of Ramapo that the Board does hereby accept the proposal of ***LEBAUM COMPANY, INC.*** of 17 Monsey Boulevard, Monsey, New York, for the insurance coverage for the above stated period for the following coverage:

Annual Package Premium:	$762,599.00
Limited Terrorism per Proposal:	$2,967.00
OCP (Incl. limited Terrorism:	$757.00
New York Fire Insurance Fee:	
$405.54	
Motor Vehicle fee:	$1,250.00
Broker Fee:	$49,500.00
TOTAL	$817,478.54

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute all documents approved by the Town Attorney's Office necessary to accept the above proposal for insurance coverage.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/09/22 07:00 PM
DOC ID: 8396

ADOPTED

2022-159

Acceptance of Proposal: Excess Liability Coverage: Lebaum Company, Inc .2022

WHEREAS, the Town is in receipt of a proposal from Lebaum Company, Inc. for Excess Liability Coverage for the term of March 1, 2022 to March 1, 2023, and

WHEREAS, the Director of Purchasing recommends its acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***LEBAUM COMPANY, INC.*** of 17 Monsey Boulevard, Monsey, New York, for the following **Excess Liability Coverage**:

Allied World: Excess Liability Coverage ($10,000,000)
Premium……. $76,097.00
TRIA…….. $443.00
Total……...…… **$76,539.00**, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute all documents approved by the Town Attorney's Office necessary for the Town to accept the above proposal

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/09/22 07:00 PM
DOC ID: 8385

ADOPTED

2022-160

Acceptance of Proposal: Central Square Technologies: Upgrade of Accounting Software

WHEREAS, the Town of Ramapo has been licensing the Finance Plus Version 5.0 software for accounting, payroll, human resources and purchasing functions since 2014 licensed by Central Square Technologies ("CST"), and

WHEREAS, the software provider has announced that support for Version 5.0 will end in 2022, and

WHEREAS, the Director of Finance and the Director of IT recommend upgrading to Version 5.2 which will provide significant operating improvements over the previous version and will continue to be supported by the software provider, and

WHEREAS, the cost of the upgrade consists of a onetime charge of $43,485 for the installation, testing, training and data conversion plus an annual license fee for the first year of $41,232 with optional annual renewal subject to an annual increase of 5%

NOW THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***CENTRAL SQUARE TECHNOLOGIES*** for the software upgrade at the above terms, and

BE IT FURTHER RESOLVED that the Supervisor is authorized to execute the license agreement for Finance Plus Version 5.2 in a form approved by the Town Attorney Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/09/22 07:00 PM
DOC ID: 8373

ADOPTED

2022-161

Accceptance of Bid: Purchase of Screen Printed & Embroidered Clothing

WHEREAS, the Purchasing Department of the Town of Ramapo has solicited bids for the Purchase of Screen Printed and Embroidered Clothing, and

WHEREAS, bids were received by the Town Clerk of the Town of Ramapo and opened on February 25, 2022, in accordance with the provisions of the law, and

WHEREAS, Michelle Antosca, Director of Parks and Recreation, recommends that the bids from Impressive Promotional Products and Star Print be accepted as the lowest responsible bids, and

WHEREAS, Mona Montal, Director of Purchasing, concurs with said recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the lowest responsible bids submitted by ***IMPRESSIVE PROMOTIONAL PRODUCTS***, 645 North Rochester Road, Clawson, Michigan 48017 and ***STAR PRINT***, 260 West Nyack Road, West Nyack, New York 10994, as set forth below**:**

IMPRESSIVE PROMOTIONAL PRODUCTS
Item #1 50/50 T- Shirt Printing Front & Back Tye Dye
Item #2 50/50 T-Shirt Printing Front & Back Colors
Item #4 50/50 Long Sleeve T-Shirt 2 Sided Print
Item #7 50/50 Drawstring Elastic Waiste Sweatpants with Pockets
Item #8 Coach Nylon Jackets

Item# 11 Moisture Wicking T-Shirt

STAR PRINT
Item #5 100% Cotton Tank Top-Printing on Both Sides
Item #6 Heavyweight 9oz 50/50 Sweatshirt Double Lined Hood with Drawcord
Item #9 Hat-Trrucker-C112
Item #20 Drawstring Back 14 X 18 201D Polyester with Screen Print-BG615

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute agreements with Impressive Promotional Products and Star Print as set forth above**.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/09/22 07:00 PM
DOC ID: 8386

ADOPTED

2022-162

Authorization for Monthly Payments to RVAC Equal to the Net Billing Collected on their behalf

WHEREAS, the Town of Ramapo (Town) has been served on a voluntary basis by the Ramapo Volunteer Ambulance Corps (RVAC) for the period of January 1, 2020 to the present, and

WHEREAS, the Town has accepted such voluntarily provided services from RVAC for such period, but the Town has not bound itself to accept such services from RVAC in the future; and

WHEREAS, RVAC has billed patients for its services and the Town has been in receipt of such billing revenues; and

WHEREAS, the Town raised funds sufficient to arrange for emergency medical services within the Town pursuant to General Municipal Law § 122-b, and approved contracts with four ambulance services (See, resolution 2020-65); and

WHEREAS, the Town's belief that RVAC should receive payment for its past services is based only upon the Town's receipt and maintenance of billing funds from RVAC; and

WHEREAS, net billing funds received from RVAC billing during 2020 totaled $565,446, which has been fully paid to RVAC, pursuant to Resolution No.s 2020-193, 2020-269 and 2021-95; and

WHEREAS, net billing funds received from RVAC billing during the period January to June of 2021 totaled $178,317, which has been fully paid to RVAC pursuant to Resolution No. 2021-155; and

WHEREAS, net billing funds received from RVAC billing during the period July of 2021 to January 2022 totaled $245,296

WHEREAS, on January 4, 2022, the Town notified RVAC that the Town would no longer be involved in any billing transactions for the services rendered by RVAC as of January 31, 2022,

WHEREAS, effective April 30, 2022, the Town will be closing the bank account dedicated to receiving electronic payments related to RVAC billing

WHEREAS, all funds received in the bank account dedicated to receiving electronic payments related to RVAC billing during February, March and April 2022 will be paid to RVAC in May of 2022

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo thatit hereby resolves as follows:

1. The Town hereby agrees to pay to RVAC the fair value of RVAC's services for the period of July 2021 to January 2022;
2. The Town deems the fair value of RVAC's services to be $245,296.

3. The Town agrees to pay RVAC any future funds received during February, March and April 2022 for the services voluntarily rendered by RVAC during the period of July of 2021 to January 2022.
4. The Town's method of calculating these payments shall not be binding upon the Town in the future.
5. The Town, through this resolution, reserves all rights when making payments to RVAC including but not limited to the following:

a. The Town does not have a contract with RVAC, does not presently desire to enter into a contract with RVAC, and does not bind itself to continue providing services through RVAC

b. The payments do not represent an intent to enter into any contract with RVAC and do not serve as an admission that any such contract exists or ever existed for the year

c. This resolution and payment do not constitute a request for continued services from RVAC and does not serve as an admission that the Town desired services from RVAC for the year 2022

d. This payment does not bind the Town to pay any future amounts to RVAC

e. The Town does not waive the right to any notice requirements which may exist underany law.

6. RVAC may apply to the Town for continued reimbursement, but the Town does not make any guarantee of payment or any specific amount of payment or formula for calculating the fair market value of such services voluntarily rendered
7. RVAC is free to cease providing services at any time and is not bound by the Town to continue to provide services, and

BE IT FURTHER RESOLVED by the Town Board of the Town of Ramapo that it hereby authorizes the Director of Finance to make a payment to RVAC of the net collections from July 1, 2021 through January 31, 2022 of $245,296 and to make a final payment to RVAC of collections received during February, March and April of 2022 in May of 2022.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/09/22 07:00 PM
DOC ID: 8371

ADOPTED

2022-163

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Regular Meeting of the Ramapo Town Board held this evening, March 9, 2022, be hereby **adjourned at 8:02 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/15/22 07:00 PM
DOC ID: 8400

ADOPTED

2022-164

Public Hearing: Northeast Ramapo FGEIS; Comprehensive Plan Amendments; and Proposed Zoning Amendments

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, March 15, 2022, to solicit public comments on the ***FGEIS on the NORTHEAST RAMAPO DEVELOPMENT PLAN; COMPREHENSIVE PLAN AMENDMENTS and PROPOSED ZONING AMENDMENTS*** be hereby **Adjourned to March 23, 2022 at 7:00 P.M.**, and

BE IT FURTHER RESOLVED, the written comment period is hereby extended to March 28, 2022, written comments to be submitted to Sharon Osherovitz, Town Clerk, at <mailto:Osherovitzs@ramapo.org> or hand delivered to the Town Clerk's Office, Town Hall, 237 Route 59, Suffern, NY 10901 no later than 5:00 P.M.

RESULT:	**ADOPTED [4 TO 0]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Michael B. Specht, Brendel Charles, David Wanounou, Yehuda Weissmandl
ABSTAIN:	Michael Rossman

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/15/22 07:00 PM
DOC ID: 8398

ADOPTED

2022-165

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Special Meeting of the Ramapo Town Board held this evening, March 15, 2022, be hereby **adjourned at 8:23 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/21/22 07:00 PM
DOC ID: 8401

ADOPTED

2022-166

Adjourn Public Hearing: Petition of Watchtower

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, March 21, 2022, to solicit public comments on the ***PETITION OF WATCHTOWER: DRAFT COMPREHENSIVE PLAN & ZONING AMENDMENTS*** be hereby **adjourned to April 27, 2022 at 7:00 P.M.**

RESULT:	**ADOPTED [4 TO 1]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Michael Rossman, David Wanounou, Yehuda Weissmandl
NAYS:	Brendel Charles

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-167

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Special Meeting of the Ramapo Town Board held this evening, March 21, 2022, be hereby **adjourned at 7:42 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael B. Specht, Supervisor
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/23/22 07:00 PM
DOC ID: 8413

ADOPTED

2022-168

Close Open Period For Public Participation

RESOLVED by the Town Board of the Town of Ramapo that the Open Period for Public Participation held this evening, March 23, 2022, be hereby **closed at 7:08 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Michael Rossman, David Wanounou, Yehuda Weissmandl
ABSENT:	Brendel Charles

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/23/22 07:00 PM
DOC ID: 8414

ADOPTED

2022-169

Close Public Hearing: Northeast Ramapo FGEIS; Comprehensive Plan Amendments; and Proposed Zoning Amendments

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, March 23, 2022, to solicit public comments on the ***FGEIS on the NORTHEAST RAMAPO DEVELOPMENT PLAN; COMPREHENSIVE PLAN AMENDMENTS; and PROPOSED ZONING AMENDMENTS*** be hereby **closed at 7:40 P.M.**
,and

BE IT FURTHER RESOLVED, written comments may be submitted to Sharon Osherovitz, Town Clerk, at <mailto:Osherovitzs@ramapo.org> or hand delivered to the Town Clerk's Office, Town Hall, 237 Route 59, Suffern, NY 10901 no later than 5:00 P.M., March 28, 2022

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Adopt FEIS - Petition of Watchtower

WHEREAS, Watchtower Bible and Tract Society of New York, Inc., (the "Project Sponsor") proposes to build a new Audio/Video Production Center at 155 Sterling Mine Road, in the Town of Ramapo, New York (the "Project Site");

WHEREAS, the Project Sponsor petitioned the Town Board to rezone its property from the existing RSH Zoning District to a new MU-3 Zoning District to allow such development (the "SEQRA Action"), acknowledged that the proposed development had the potential for one or more significant adverse impacts on the environment that would require preparation of a Draft Environmental Impact Statement ("DEIS") and submitted a draft scoping document with its rezoning petition;

WHEREAS, the Town Board assumed Lead Agency status by Resolution No. 2020-322 adopted on August 12, 2020, issued a Positive Declaration for the proposed action, requiring the preparation of a DEIS;

WHEREAS, the Town Board, after providing an extensive opportunity for public comment on a draft scope for the DEIS, and on considering the public comments it received and the recommendation of the Town's professional consultants, by Resolution No. 2020-466, adopted the Final Scoping Outline for the Watchtower DEIS;

WHEREAS, the Town Board by Resolution No. 2021-190 accepted the Project Sponsor's DEIS as complete on April 28, 2021, and authorized the Supervisor to file and circulate the DEIS once the revised conforming building height alternative was reviewed by the Town's consulting planners and determined to be adequate to allow environmental review of that alternative; and

WHEREAS, on May 26, 2021 the Town Board held a duly noticed public hearing on the DEIS, as well as the proposed Comprehensive Plan and zoning amendments, to receive comment from interested members of the public and involved and interested agencies, and thereafter by Resolution No. 2021-256, allowed the submission of written comment until July 7, 2021;

WHEREAS, the Project Sponsor submitted a preliminary draft of the Final Environmental Impact Statement ("FEIS") on October 22, 2021 for review by the Town Board and its professional consultants;

WHEREAS, the Project Sponsor submitted proposed revisions to the original Comprehensive Plan and zoning amendments in December that responded to comments and concerns expressed by the public and by Town Board members;

WHEREAS, the Project Sponsor submitted a revised preliminary draft of the FEIS on January 25, 2022 for review by the Town Board and its professional consultants;

WHEREAS, the Town's consulting planners have reviewed the FEIS and recommended that the Town Board consider accepting and filing the January 25, 2022 FEIS prepared by the Project Sponsor; and

WHEREAS, representatives of the Project Sponsor requested at a continued public hearing on the Comprehensive Plan and zoning amendment held at a special meeting of the Town Board on March 21, 2022, and again at a duly convened meeting of the Town Board on March 23, 2022, that the Town Board file and circulate the preliminary FEIS, with any revisions it deems

appropriate to clarify the Comprehensive Plan and zoning amendments submitted in December;

NOW, THEREFORE, BE IT RESOLVED on a ***ROLL CALL VOTE*** by the Town Board of the Town of Ramapo that it hereby adopts the Final Environmental Impact Statement, submitted by the Project Sponsor on January 25, 2021, prepared in response to the public comments by involved and interested agencies, organizations and interested members of the public, as well as comments and concerns of the Town Board, subject to final review and revision by the Town's professional consultants, with the Proposed Action establishing a 45 foot maximum building height in the proposed MU-3 Zoning District, but allowing the Town Board to issue a Conceptual Development Special Permit that allows building height to be increased up to 75 feet when its finds specific building incentives have been met, and when the FEIS is revised to clarify the Proposed Action and is otherwise revised as necessary to allow the Town Board to fulfill its responsibilities as lead agency, the Supervisor may authorize the FEIS to be filed and circulated.

BE IT FURTHER RESOLVED that the Town Clerk is directed to cause the SEQRA Notice of FEIS Completion, and the FEIS and its Appendices, to be circulated to all involved and interested agencies, by email or mail as such agencies wish; provided to the Sloatsburg Public Library and to any individual or organization who has requested it by email, and said Notice shall be provided to the Environmental Notice Bulletin, and posted on the Town's website.

RESULT:	**ADOPTED [3 TO 2]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
NAYS:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/23/22 07:00 PM
DOC ID: 8405

ADOPTED

2022-172

Regular Meeting of March 9, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

MARCH 9, 2022 - REGULAR

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, David Wanounou, Yehuda Weissmandl
ABSENT:	Michael Rossman

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/23/22 07:00 PM
DOC ID: 8406

ADOPTED

2022-173

Special Meeting of March 15, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

MARCH 15, 2022 - SPECIAL

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Michael B. Specht, Brendel Charles, David Wanounou, Yehuda Weissmandl
ABSENT:	Michael Rossman

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/23/22 07:00 PM
DOC ID: 8421

ADOPTED

2022-174

Special Meeting of March 21, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

MARCH 21, 2022- SPECIAL

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Michael B. Specht, Brendel Charles, David Wanounou, Yehuda Weissmandl
ABSENT:	Michael Rossman

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/23/22 07:00 PM
DOC ID: 8397

ADOPTED

2022-175

Acceptance of Easement: 16 Cedar Lane

WHEREAS, the Town of Ramapo Planning Board has granted certain approval(s) for "16 Cedar Lane," and

WHEREAS, said approvals required the granting of the following easement to the Town:

- Five-Foot Shade Tree Easement, and

WHEREAS, MJ Engineering and the Town Attorney's Office have reviewed the above easement and recommend its acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above easement, subject to recording.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Michael B. Specht, Brendel Charles, David Wanounou, Yehuda Weissmandl
ABSENT:	Michael Rossman

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-176

Acceptance of Easements: 3 Lane Street

WHEREAS, the Town of Ramapo Planning Board has granted certain approval(s) for "3 Lane Street," and

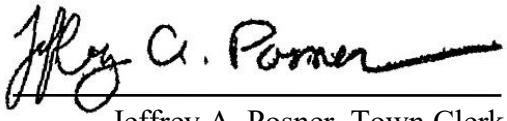
WHEREAS, said approvals required the granting of the following easements to the Town:

- Five-Foot Shade Tree Easement
- Stormwater Inspection Easement, and

WHEREAS, MJ Engineering and the Town Attorney's Office have reviewed the above easements and recommend their acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above easements, subject to recording.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Michael B. Specht, Brendel Charles, David Wanounou, Yehuda Weissmandl
ABSENT:	Michael Rossman



Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/23/22 07:00 PM
DOC ID: 8363

ADOPTED

2022-177

Settlement of Tax Certiorari: Suffern Partners LLC

SUFFERN PARTNERS LLC

WHEREAS, the Town Attorney's Office and the Office of the Assessor have recommended that the following certiorari matter be settled:

Tax Year	Section/Lot	Original Assessment	Corrected Assessment
2019/20	55.22-1-1	$3,980,000	$3,932,180
2019/20	55.06-1-1	$807,800	$795,620, and

WHEREAS, Scott Shedler, the Town Assessor, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town Attorney be hereby authorized to settle the above matter, and

BE IT FURTHER RESOLVED that settlement is subject to approval by the Suffern Central School District, and

BE IT FURTHER RESOLVED that refunds can only be made when the Petitioner is current on all tax liability.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, David Wanounou, Yehuda Weissmandl
ABSENT:	Michael Rossman

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/23/22 07:00 PM
DOC ID: 8410

ADOPTED

2022-178

Approval of Agreement: Village of Spring Valley- Summer Camp 2022

WHEREAS, the Village of Spring Valley has requested that the Town of Ramapo provide space in the Town's 2022 Create and Explore Summer Camp Program for Village of Spring Valley children, and

WHEREAS, Michelle Antosca, Director of Parks and Recreation, has advised that the Town can accommodate up to eighty (80) children at the Town's 2022 Create and Explore Summer Camp program at Camp Scuffy

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby approves an agreement with the ***VILLAGE OF SPRING VALLEY***, to provide space for up to eighty (80) children, with priority given to Ramapo residents, entering grades one through eight in the Town's **2022 Create and Explore Summer Camp Program** for six (6) weeks at the following rates:

- $700 per child from the hours of 8:30 A.M. to 3:30 P.M.
- $200 for extended care from 3:30 P.M. to 5:30 P.M.

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with the Village of Spring Valley in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, David Wanounou, Yehuda Weissmandl
ABSENT:	Michael Rossman

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/23/22 07:00 PM
DOC ID: 8402

ADOPTED

2022-179

Settlement of Claim: Baruch Rosenfeld

WHEREAS, Baruch Rosenfeld of 32 Lenore Avenue, Monsey, New York, has filed a Notice of Claim against the Town for damages caused by a drain backup, and

WHEREAS, the Town Attorney's Office has reviewed the claim and recommends that it be settled in the amount of $2,086.22,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby settles the claim of ***BARUCH ROSENFELD*** in the amount of $2,086.22, said settlement to be charged to Account 8130SS.341931, and

BE IT FURTHER RESOLVED that said settlement is subject to receipt of a General Release from Baruch Rosenfeld.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, David Wanounou, Yehuda Weissmandl
ABSENT:	Michael Rossman

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/23/22 07:00 PM
DOC ID: 8407

ADOPTED

2022-180

Appoint Office Services Aide - Assessor's Office

WHEREAS, there is a vacancy in the position of Office Services Aide in the Assessor's Office within the Town of Ramapo, and

WHEREAS, the Town Assessor, Scott Shedler, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***MEG CAVE*** as probationary ***OFFICE SERVICES AIDE***, effective March 28, 2022, at an annual salary of $44,481 in accordance with the current CSEA contract.

SOURCE OF FUNDS: 1355A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, David Wanounou, Yehuda Weissmandl
ABSENT:	Michael Rossman

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/23/22 07:00 PM
DOC ID: 8409

ADOPTED

2022-181

Appoint Part-Time Court Attendant - Justice Court

WHEREAS, there is a vacancy is the position of Part-Time Court Attendant within the Town of Ramapo Justice Court, and

WHEREAS, Town Supervisor, Michael B. Specht, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint **SAMUIL MILSHTEIN** as **Part-Time Court Attendant**, effective March 28, 2022, at the hourly pay rate of $25.00.

SOURCE OF FUNDS: 1110A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael B. Specht, Supervisor
AYES:	Michael B. Specht, Brendel Charles, David Wanounou, Yehuda Weissmandl
ABSENT:	Michael Rossman

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/23/22 07:00 PM
DOC ID: 8408

ADOPTED

2022-182

Appoint Provisional Accountant III - Finance Department

WHEREAS, there is a vacancy in the position of Accountant III within the Town of Ramapo Finance Department, and

WHEREAS, Director of Finance, John Lynch has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby provisionally appoint ***LORETTA FURLONG*** as **ACCOUNTANT III**, effective March 28, 2022, at an annual salary of $161,786.

SOURCE OF FUNDS: 1310A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael B. Specht, Supervisor
AYES:	Michael B. Specht, Brendel Charles, David Wanounou, Yehuda Weissmandl
ABSENT:	Michael Rossman

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/23/22 07:00 PM
DOC ID: 8404

ADOPTED

2022-183

Authorization for Eight (8) Highway Employees to Attend Cornell Local Roads Highway School in Ithaca

WHEREAS, Town of Ramapo Superintendent of Highways, Fredric Brinn, has requested authorization for eight (8) Highway Department employees to attend the 2022 Cornell Local Roads Highway School in Ithaca, New York, June 6th through June 8th, 2022, and

WHEREAS, the costs involved will not exceed $5,800.00

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for ***EIGHT (8) HIGHWAY DEPARTMENT EMPLOYEES*** to attend the *2022 Cornell Local Roads Highway School* in Ithaca, New York, June 6th through June 8th, 2022, at a cost not to exceed $5,800.00, and

BE IT FURTHER RESOLVED that said expense incurred by the above at this School is to be considered a proper Municipal Charge under Town Law, Section 116(12) and General Municipal Law, Section 77B.

SOURCE OF FUNDS: Highway 5110DB.3465; 5010A.3465

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, David Wanounou, Yehuda Weissmandl
ABSENT:	Michael Rossman

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/23/22 07:00 PM
DOC ID: 8415

ADOPTED

2022-184

Approval of Street Name: 28 Eckerson Lane Subdivision

WHEREAS, the Planning Board approved a subdivision entitled *28 Eckerson Lane,* on December 21, 2020, and

WHEREAS, the Rockland County Office of Fire and Emergency Services informed the owner of the property that there were no more house numbers available for Eckerson Road, and

WHEREAS, the Town is in receipt of a letter from the owner's attorney dated March 4, 2022, requesting the Town Board approve the naming of the private street adjoining the development "Mile Way", with said private street to be maintained by the developer

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Ramapo that it hereby approves the name "**S*MILE WAY***" for the private street adjoining said subdivision.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, David Wanounou, Yehuda Weissmandl
ABSENT:	Michael Rossman

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 03/23/22 07:00 PM
DOC ID: 8419

ADOPTED

2022-185

Approval of Fire Hydrant: 7 Lane Street, Monsey

WHEREAS, Sharon M. Osherovitz, Town Clerk of the Town of Ramapo, is in receipt of a proposal from Suez Water New York, Inc. for the installation of one (1) fire hydrant in the Town of Ramapo, as listed below:

- **HYDRANT #TBD - IN FRONT OF 7 LANE STREET, MONSEY**

WHEREAS, Adam Peltz, Fire Inspector for the Town of Ramapo, recommends that said proposal be accepted,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that Sharon M. Osherovitz, Town Clerk, is hereby authorized to accept the proposal of **SUEZ WATER NEW YORK INC.** to install the above fire hydrant with respect to the above location.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, David Wanounou, Yehuda Weissmandl
ABSENT:	Michael Rossman

Jeffrey A. Posner, Town Clerk

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Regular Meeting of the Ramapo Town Board held this evening, March 23, 2022, be hereby **adjourned at 8:30 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, David Wanounou, Yehuda Weissmandl
ABSENT:	Michael Rossman

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8427

ADOPTED

2022-187

Close Open Period for Public Participation

RESOLVED by the Town Board of the Town of Ramapo that the Open Period for Public Participation held this evening, April 27, 2022, be hereby **closed at 7:25 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8426

ADOPTED

2022-188

Adjourn Public Hearing: Petition of Watchtower

RESOLVED by the Town Board of the Town of Ramapo that the Continued Public Hearing held this evening, April 27, 2022, to solicit public comments on the ***PETITION OF WATCHTOWER: DRAFT COMPREHENSIVE PLAN & ZONING AMENDMENTS*** be hereby **Adjourned to June 8, 2022 at 7:00 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8445

ADOPTED

2022-189

Set Public Hearing on Introductory Local Law: Reimbursement of Consultant Fees

BE IT RESOLVED that an introductory Local Law, entitled **"REIMBURSEMENT OF CONSULTANT FEES"** be, and it hereby is, introduced by Councilwoman Charles before the Town Board of the Town of Ramapo in the County of Rockland and State of New York at a duly noticed meeting of the Town Board held April 27, 2022, and

BE IT FURTHER RESOLVED that copies of the aforesaid proposed local law be laid upon the desk of each member of the Board, and

BE IT FURTHER RESOLVED that the proposed local law shall thereafter be duly considered by the Board, and

BE IT FURTHER RESOLVED that a Public Hearing be hereby held on May 11, 2022, at 7:00 P.M., at Ramapo Town Hall, 237 Route 59, Suffern, New York, and via the zoom platform, for the purpose of soliciting public comment on said Introductory Local Law entitled "Reimbursement of Consultant Fees".

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8429

ADOPTED

2022-190

Regular Meeting of March 23, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted and recorded in the Minute Book:

MARCH 23, 2022 - REGULAR

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8425

ADOPTED

2022-191

Settlement of Claim: Eliezer Schmelczer v. Town of Ramapo

WHEREAS, Eliezer Schmelczer filed a Notice of Claim against the Town for damage to his vehicle which was struck by a Town of Ramapo vehicle, and

WHEREAS, the Town Attorney's Office has reviewed the claim and recommends it be settled in the amount of $2,712.79,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby settles the claim of ***ELIEZER SCHMELCZER*** in the amount of $2,712.79, said settlement to be charged to 1930A.341931, and

BE IT FURTHER RESOLVED that said settlement is conditioned upon receipt of a general release executed by Eliezer Schmelczer.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8424

ADOPTED

2022-192

Settlement of Claim: Philip Ephraim Salb v. Town of Ramapo

WHEREAS, Philip Ephraim Salb filed a Notice of Claim against the Town for damage to his vehicle which was struck by a Town of Ramapo vehicle, and

WHEREAS, the Town Attorney's Office has reviewed the claim and recommends it be settled in the amount of $3,064.85,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby settles the claim of ***PHILIP EPHRAIM SALB*** in the amount of $3,064.85, said settlement to be charged to 1930A.341931, and

BE IT FURTHER RESOLVED that said settlement is conditioned upon receipt of a general release executed by Philip Ephraim Salb.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8432

ADOPTED

2022-193

Settlement of Tax Cert: 35 Ostereh Boulevard

WHEREAS, the Town Attorney's Office and the Office of the Assessor have recommended that the following certiorari matter be settled:

Tax Year	Section/Lot	Original Assessment	Corrected Assessment
2019/2020	50.07-2-12.11-202	$36,100.00	$32,500.00

WHEREAS, Scott Shedler, the Town Assessor, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town Attorney be hereby authorized to settle the above matter, and

BE IT FURTHER RESOLVED that settlement is subject to approval by the East Ramapo Central School District, and

BE IT FURTHER RESOLVED that refunds can only be made when the Petitioner is current on all tax liability.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Adopt SEQR Negative Declaration- Unlisted Action: Ramapo River Bank Erosion Mitigation

WHEREAS, the Town Board of the Town of Ramapo is initiating plans for a project that includes grading and installation of a riprap channel for bank stabilization to mitigate the erosion of the Ramapo River banks adjacent to the JTS Center Sports Bubble in Hillburn, New York. The area affected by the Project is approximately 0.25 acres with 0.05 acres of disturbance into the Ramapo River, a Class A stream (#880-17). The project will require the following permits:

- NYSDEC - 401 Water Quality Certification, Stream Disturbance, Coastal Erosion Management, Recreational River Permit
- ACOE - Section 404 - Nationwide Permit 13 - Bank Stabilization
- Rockland County Drainage Agency - Rockland County Stream Control Act Permit

WHEREAS, the Ramapo Town Board has received a Short Environmental Assessment Form ("EAF") dated March 2, 2022 for the project with Part I completed by the Town's design professional for the project, Civil Design Works, LLC. The Town of Ramapo Town Board determined this application to be an Unlisted SEQR Action pursuant to Part 617 of Environmental Conservation Law (ECL). The Town of Ramapo Town Board assumes SEQR Lead Agency Status for this Unlisted action and will undergo an uncoordinated review under SEQR.

WHEREAS, the Town of Ramapo Town Board, as the SEQR Lead Agency has reviewed Part 2 of the EAF, which identifies potential project impacts, and;

WHEREAS, the Town of Ramapo Town Board, in its review of Part 2 of the EAF has determined that the project impacts that may occur will be minimal in nature, and;

NOW, THEREFORE, BE IT RESOLVED, that the Town of Ramapo Town Board hereby determines that the information provided is adequate for determining the significance of the proposed action; and,

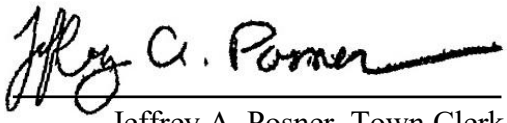
BE IT FURTHER RESOLVED, that based upon its review of the project and the EAF, review of the application by the Town's professional staff, including, town attorney and town engineer, and comparison with the criteria for determining significance found at 6 NYCRR Section 617.7 (c), the Town Board hereby finds that the project will not have a significant impact on the environment and therefore does not require the preparation of a Draft Environmental Impact Statement, and;

BE IT FURTHER RESOLVED, that this determination is based upon the facts and conclusions outlined within the Part 3 of the EAF completed by MJ Engineering & Land Surveying PC and reviewed by the Town of Ramapo Town Board affixed to this resolution, and

BE IT FURTHER RESOLVED, that this Determination of Significance shall be considered a Negative Declaration made pursuant to Article 8 of the Environmental Conservation Law; and,

BE IT FURTHER RESOLVED, that the Town's professional staff is hereby authorized to file any and all appropriate notices so that the intent of this Resolution is carried out.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl



Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8449

ADOPTED

2022-195

Sale of Surplus Property: New Hempstead Road

WHEREAS, the Town is the owner of property located along New Hempstead Road in the Village of New Hempstead, consisting of 21.59± acres, identified as Village of New Hempstead Tax Parcel Section 42.13, Block 2, Lot 50 (the "Property"), and known currently as 679 New Hempstead Road, New Hempstead, New York, and

WHEREAS, Mona Montal, Director of Purchasing, has advised the Town Board that the above property is not required by the Town and can be declared surplus, and

WHEREAS, the Village of New Hempstead has offered to purchase the above property,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo on a ***ROLL CALL VOTE*** that it hereby declares the above property surplus, and

BE IT FURTHER RESOLVED that the Town accepts the purchase price for the above property offered by the Village of New Hempstead of $1,350,000.00, conditioned upon the execution of a Contract of Sale and compliance with SEQR, and subject to permissive referendum, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to sign said contract with the Village of New Hempstead, subject to confirmation of the identity of the purchasers and the proposed use of the property, as well as approval of the form of said contract by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-196

Amendment of Resolution No. 2022-193: Settlement of Tax Cert: 35 Ostereh Boulevard

WHEREAS, the Town Board by Resolution No. 2022-193 settled a tax certiorari matter for certain real property located at 35 Ostereh Boulevard, New Square, s/b/l 50.07-2-12.11-202, and

WHEREAS, the tax certiorari matter comprised s/b/l 50.07-2-12.11-102 which was not included in said resolution

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that ***RESOLUTION NO. 2022-193 be AMENDED*** to read as follows:

"WHEREAS, the Town Attorney's Office and the Office of the Assessor have recommended that the following certiorari matter be settled:

Tax Year	Section/Lot	Original Assessment	Corrected Assessment
2019/2020	50.07-2-12.11-202	$36,100.00	$32,500.00
2019/2020	50.07-2-12.11-102	$17,800.00	$16,900.00
2020/2021	50.07-2-12.11-102	$17,800.00	$16,900.00

WHEREAS, Scott Shedler, the Town Assessor, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town Attorney be hereby authorized to settle the above matter, and

BE IT FURTHER RESOLVED that settlement is subject to approval by the East Ramapo Central School District, and

BE IT FURTHER RESOLVED that refunds can only be made when the Petitioner is current on all tax liability.**"**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8450

ADOPTED

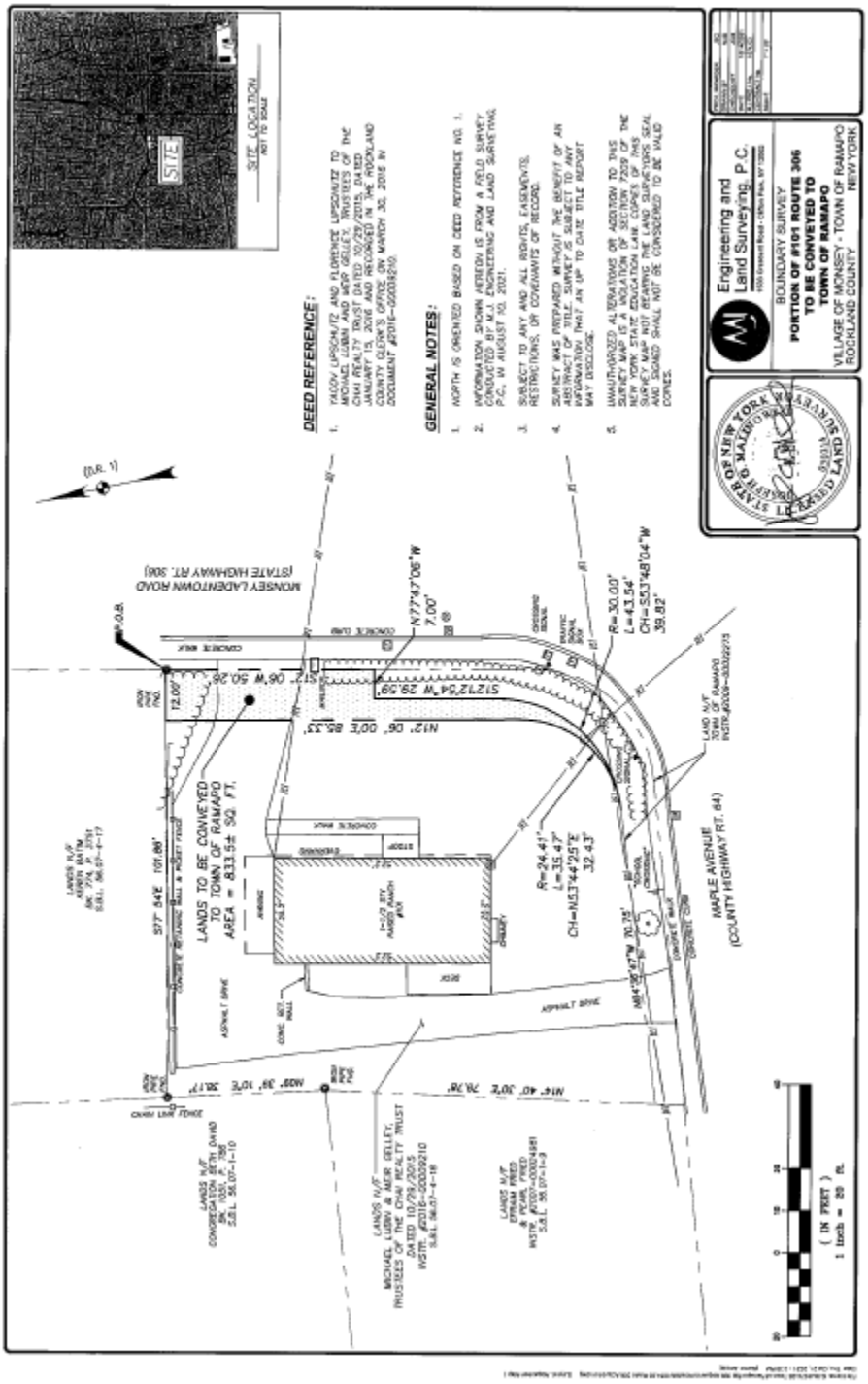
2022-197

Acquisition of State Route 306 Road Widening Parcel

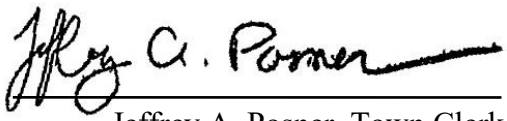
WHEREAS, in order to address traffic safety and maneuverability concerns at the intersection of State Route 306 and Maple Avenue, the Town Board intends to acquire a portion of private property, consisting of 833 +/- square feet, fronting on State Route 306 and Maple Avenue for potential road widening at the intersection. The property is identified as Tax Map No. 56.07-4-18. The Town's professional consulting engineer has recommended this acquisition in order to benefit the public. As part of the acquisition, and to further benefit the public by reducing vehicle trips to and from the property, the property owner has agreed to restrict future development of the owner's property to two dwelling units and one accessory dwelling unit, as opposed to three dwelling units and three accessory dwelling units, as is permitted in the R-15C zoning district where the property is located. The Board determines, consistent with the Town's appraiser, that a purchase price of $200,000.00 is fair consideration for the conveyance of land and the restriction of development rights. The Board has reviewed a Short Environmental Assessment Form and considered the criteria for determining significance of potential environmental impact, and

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the acquisition of the property described in Schedule A annexed and the restriction of development rights on tax parcel 56.07-4-18 to two (2) dwelling units and one (1) accessory dwelling unit (i) is a SEQR Unlisted action which will not have any significant adverse impact on the environment; and (ii) serves a public purpose and serves the public interest by potentially mitigating traffic impacts at the State Route 306/Maple Avenue intersection, and

BE IT FURTHER RESOLVED the Board authorizes an agreement with the property owner, subject to customary real estate contract contingencies, to acquire the property described in Schedule A annexed to this resolution and to restrict the development rights of the Seller's remaining parcel for a purchase price of $200,000.00, and to authorize the Town Supervisor to execute any necessary documents.


SITE LOCATION
NOT TO SCALE
SITE
DEED REFERENCE:
1. TAGOV LIPSCHUTZ AND FLORENCE LIPSCHUTZ TO MICHAEL LUBIN AND MEIR GELLEY, TRUSTEES OF THE CHAI REALTY TRUST DATED 10/29/2015, DATED JANUARY 15, 2016 AND RECORDED IN THE ROCKLAND COUNTY CLERK'S OFFICE ON MARCH 30, 2016 IN DOCUMENT #2016-00009210.
GENERAL NOTES:
1. NORTH IS ORIENTED BASED ON DEED REFERENCE NO. 1.
2. INFORMATION SHOWN HEREON IS FROM A FIELD SURVEY CONDUCTED BY M.J. ENGINEERING AND LAND SURVEYING, P.C., IN AUGUST '20, 2021.
3. SUBJECT TO ANY AND ALL RIGHTS, EASEMENTS, RESTRICTIONS, OR COVENANTS OF RECORD.
4. SURVEY WAS PREPARED WITHOUT THE BENEFIT OF AN ABSTRACT OF TITLE. SURVEY IS SUBJECT TO ANY ASSERTION THAT AN UP TO DATE TITLE REPORT MAY DISCLOSE.
5. UNAUTHORIZED ALTERATIONS OR ADDITION TO THIS SURVEY MAP IS A VIOLATION OF SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW. ONLY COPIES OF THIS SURVEY MAP BEARING THE LAND SURVEYOR'S SEAL AND SIGNED SHALL NOT BE CONSIDERED TO BE VALID COPIES.
Engineering and Land Surveying, P.C.
BOUNDARY SURVEY
PORTION OF #101 ROUTE 306 TO BE CONVEYED TO TOWN OF RAMAPO
VILLAGE OF MONSEY - TOWN OF RAMAPO
ROCKLAND COUNTY NEW YORK
STATE OF NEW YORK
REG. MAURICE J. MOSHE
LICENSED LAND SURVEYOR
MONSEY LAKENTOWN ROAD (STATE HIGHWAY RT. 306)
MAPLE AVENUE (COUNTY HIGHWAY RT. 64)
LANDS TO BE CONVEYED TO TOWN OF RAMAPO AREA = 833.5± SQ. FT.
N17°43'06"W 7.00'
R=30.00' L=43.54' CH=S53°48'04"W 39.82'
S12°12'54"W 28.59'
N12° 06' 00"E 85.33'
S12° 06'W 50.26'
S77° 54'E 101.88'
R=24.41' L=35.47' CH=N53°44'25"E 32.43'
N84°58'47"W 70.75'
N16° 40' 30"E 78.39'
N08° 39' 10"E 38.17'
LANDS N/F CONGREGATION BETH CHAIM INC. LIBER 11551, P. 759 S.B.L. 56.07-1-10
LANDS N/F MICHAEL LUBIN & MEIR GELLEY, TRUSTEES OF THE CHAI REALTY TRUST DATED 10/29/2015 INSTR. #2016-00009210 S.B.L. 56.07-4-18
LANDS N/F ESTHER FRIED INSTR. #2007-00004681 S.B.L. 56.07-1-9
LANDS N/F KAREN BATH INSTR. #2004-00032715 S.B.L. 56.07-4-17
LAND N/F TOWN OF RAMAPO INSTR.#2008-00022215
(IN FEET)
1 inch = 20 ft.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl



Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8455

ADOPTED

2022-198

Waiver of Rules of Order: 24hr. Rule

WHEREAS the Town Board, by Resolution No. 2018-83, adopted Rules of Order for the Town Board of the Town of Ramapo, and

WHEREAS, pursuant to said Rules, to the extent practicable, no resolution may be brought for a vote unless printed or digital copies are presented to each Board member 24 hours prior to the opening of the meeting, and

WHEREAS, said rule can be waived by a majority consent of the Board members present,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby waives the ***RULES OF ORDER*** with regard to the 24 hour rule.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8452

ADOPTED

2022-199

Settlement of Tax Certiorari: 5700 MG Realty, LLC

5700 MG REALTY, LLC

WHEREAS, the Town Attorney's Office and the Office of the Assessor have recommended that the following certiorari matter be settled:

Tax Year	Section/Lot	Original Assessment	Corrected Assessment
2020/21	50.07-2-15.601	$127,600	$114,400
2021/22	50.07-2-15.601	$127,600	$114,600

WHEREAS, Scott Shedler, the Town Assessor, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town Attorney be hereby authorized to settle the above matter, and

BE IT FURTHER RESOLVED that settlement is subject to approval by the East Ramapo School District, and

BE IT FURTHER RESOLVED that refunds can only be made when the Petitioner is current on all tax liability.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8423

ADOPTED

2022-200

Amendment to 2022 Budget: Adopt a K-9 Grant

WHEREAS, the Town is in receipt of an Adopt a K-9 Grant in the amount of $7,500, and
WHEREAS, receipt of said funds is not reflected in the 2022 Town Budget,
NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Department of Finance is hereby authorized to **amend the 2022 Town Budget** as follows:

- Increase Revenue: AB.227704 (Adopt A Cop Other) - $7,500
- Increase Expenditure: 3120AB.3482 (Special Supplies) - $7,500

to reflect receipt of the above Grant.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8422

ADOPTED

2022-201

Amendment to 2022 Budget: 2021-22 Justice Court Assistance Program Grant

CORRECTED RESOLUTION

WHEREAS, the Town is in receipt of a Justice Court Assistance Program Grant in the amount of $10,322.15, and

WHEREAS, receipt of said funds is not reflected in the 2022 Town Budget,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Department of Finance is hereby authorized to **amend the 2022 Town Budget** as follows:

- Increase Revenue: A.233894 (NYS Criminal Justice) $10,322.15
- Increase Expenditures: 1110A.3210 (Furniture & Furnishings) $10,322.15

to reflect receipt of the above Grant.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8378

ADOPTED

2022-202

Acceptance of Bid: Connect the Existing Trane Condensing Unit to New Hastings Unit JTS Bubble

WHEREAS, the Purchasing Department solicited bids to Connect the Existing Trane Condensing Unit to New Hastings Unit at the JTS Bubble, to provide services to the JTS Bubble, and

WHEREAS, said bids were received by the Town Clerk of the Town of Ramapo and opened on March 1, 2022, in accordance with the provisions of the law, and

WHEREAS, Michelle Antosca, Director of Parks and Recreation, recommends acceptance of the sol bid from Joe Lombardo Plumbing and Heating, 321 Spook Rock Road, Suffern, NY 10901, in the amount of $35,000, and

WHEREAS, Mona Montal, Director of Purchasing, concurs with said recommendation

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Ramapo that it hereby accepts the above bid of ***JOE LOMBARDO PLUMBING AND HEATING*** in the amount of $35,000, to Connect the Existing Trane Condensing Unit to New Hastings Unit at the JTS Bubble, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Joe Lombardo Plumbing and Heating in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-203

Extension of Agreement: Bituminous Concrete Furnished and Applied

WHEREAS, the Town of Ramapo, by Resolution No. 2021-123, approved an agreement with Tilcon New York Inc., 9 Etin Road, Parsippany, New Jersey 07054 for Bituminous Concrete Furnished and Applied, and

WHEREAS, the agreement with Tilcon New York, Inc. provided for an extension of said agreement for an additional one (1) year period, and

WHEREAS, Frederic Brinn, Superintendent of Highways, recommends that the above agreement be extended, and

WHEREAS, Mona Montal, Director of Purchasing, concurs with said recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the agreement between the Town and ***TILCON NEW YORK, INC.*.** for Bituminous Concrete Furnished and Applied, be extended for an additional year.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8442

ADOPTED

2022-204

Extension of Agreement: Maintenance of Elevator-St. Lawrence Center

WHEREAS, the Town of Ramapo, by Resolution No. 2021-97, approved an agreement with Thyssenkrupp Elevator Corporation, 500 Executive Boulevard, Elmsford NY 10523**,** for Maintenance of Elevators-St. Lawrence Center, and

WHEREAS, the agreement with ThyssenKrupp Elevator Corporation provided for an extension of said agreement for an additional two (2) year period, and

WHEREAS, Michelle Antosca, Director of Parks and Recreation, recommends that the above agreement be extended, and

WHEREAS, Mona Montal, Director of Purchasing, concurs with said recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the agreement between the Town and ***THYSSENKRUPP ELEVATOR CORPORATION*** for Maintenance of Elevators-St Lawrence Center, be extended for two additional years.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Acceptance of Proposal and Quote: Welder Park Playground

CORRECTED RESOLUTION

WHEREAS, Welder Park has well over 1000 children within walking distance and its' current playground is suitable for less than 20 children, and

WHEREAS, a new 100' x 100' playground to be located at Welder Park has been designed to be considered an all-inclusive playground and will be a designated National Demonstration Site, and

WHEREAS, the Town is in receipt of a proposal from GameTime, under NYS Contract/NASPO cooperative, for playground equipment and rubber surfacing for the new playground in the amount of $491,854.15, and

WHEREAS, the Town is in receipt of a separate quote from Pat Corsetti, Inc., a certified GameTime installer, for installation of the above playground equipment as per manufacturer's specifications and layout equipment according to all CPSC guidelines, and supervised by a NRPA Certified Playground Safety Inspector, in the amount of $166,170.00, and

WHEREAS, Michelle Antosca, Director of Parks & Recreation and Mona Montal, Director of Purchasing, recommend that the above proposal and quote be accepted,

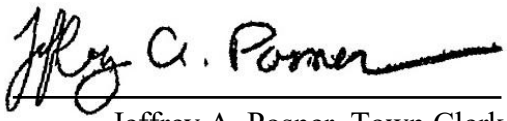
NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above proposal of ***GAMETIME***, PO Box 106, Spring Lake, NJ 07762, in the amount of $491,854.15 for playground equipment and rubber surfacing for the new 100' x 100' playground to be located at Welder Park, and hereby accepts the separate quote of ***PAT CORSETTI, INC.,*** 610 Fenimore Road, Mamaroneck, NY 10543, in the amount of $166,170.00 for the installation of said playground equipment, for a total price of $658,024.15, and

BE IT FURTHER RESOLVED partial funding of the above playground will be from funds received under the 2020 CDBG/CARES Act Program, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute agreements with GameTime and Pat Corsetti, Inc., in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: CDBG/CARES Act Program
7110A.3260

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl



Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8447

ADOPTED

2022-206

Acceptance of Bid: New Fence & Landscaping at Saddle River Pool

WHEREAS, Michelle Antosca, Director of Parks and Recreation, has solicited bids for New Fence & Landscaping at Saddle River Pool, and

WHEREAS, said proposals were received by the Town Clerk of the Town of Ramapo and opened on April 19th 2022, in accordance with the provisions of the law, and

WHEREAS Michelle Antosca has recommended that the bid of **GIACORP CONTRACTING INC.,** 11 Bradhurst Avenue, Hawthorne, NY, 10532 for $88,499.00, be accepted, and

WHEREAS, Mona Montal, Director of Purchasing, concurs with said recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the bid from ***GIACORP CONTRACTING INC*.,** for New Fence & Landscaping at Saddle River Pool be accepted**,** and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to sign an agreement with Giacorp Contracting Inc., in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8435

ADOPTED

2022-207

Appoint Office Services Aide - Justice Court

WHEREAS, there is a vacancy in the position of Office Services Aide in the Justice Court within the Town of Ramapo, and

WHEREAS, the Court Clerk, Melinda Mallia, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***CLAUDIA MENJIVAR*** as probationary ***OFFICE SERVICES AIDE*****,** effective May 2, 2022, at an annual salary of $44,481 in accordance with the current CSEA contract.

SOURCE OF FUNDS: 1110A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-208

Appoint Permanent Police Officer

WHEREAS, there is a vacancy in the position of Police Officer at the Town of Ramapo Police Department, and

WHEREAS, McAntoine Morisset was previously appointed as a temporary Police Officer effective February 1, 2022, and

WHEREAS, Chief of Police Martin Reilly has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint **MCANTOINE MORISSET** from Civil Service List #67540 as **Permanent Probationary Police Officer - Grade 5 (non-certified)** effective April 5, 2022 with no change in salary.

SOURCE OF FUNDS: 3120AB.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8436

ADOPTED

2022-209

Appoint Data Entry Operator - Building and Safety Inspection

WHEREAS, there is a vacancy in the position of Data Entry Operator in the Building and Safety Inspection Department within the Town of Ramapo, and

WHEREAS, the Town Supervisor, Michael B. Specht, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***ANDREA CALORAS*** as probationary ***DATA ENTRY OPERATOR*****,** effective May 2, 2022, at an annual salary of $54,066 in accordance with the current CSEA contract.

SOURCE OF FUNDS: 3620B.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8444

ADOPTED

2022-210

Appoint Assistant Town Attorney

WHEREAS, there is a vacancy in the position of Assistant Town Attorney within the Town of Ramapo

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***VERONICA PHILLIPS*** to the position of Assistant Town Attorney effective May 16, 2022, at an annual salary of $120,000, and serves at the pleasure of the Town Board, subject to a thirty (30) day notice of termination.

OPERATING BUDGET 1420A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8431

ADOPTED

2022-211

Authorization for 2 Police Officers to attend Crash Reconstruction Course

WHEREAS, Police Chief Martin Reilly has requested authorization for PO William O'Connor and PO Christopher Maida to attend the Crash Reconstruction Course, hosted by the NYS DCJS in the Oriskany, NY, from May 9th through May 20th, 2022, and

WHEREAS, attendance at the class for two (2) Officers call for hotel accommodations cost of $1,920.00, fuel & toll expense estimated at $100.00, and per diem meal reimbursement of $1,062.00,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for ***PO WILLIAM O'CONNOR and PO CHRISTOPHER MAIDA*** to attend the Crash Reconstruction Course, hosted by the NYS DCJS in the Oriskany, NY, from May 9th through May 20th, 2022, a, **at an estimated cost not to exceed $4,000.00,** which has been budgeted for in 2022, and

BE IT FURTHER RESOLVED that said expense incurred by the above at this Course is to be considered a proper Municipal Charge under Town Law, Section 116(12) and General Municipal Law, Section 77B.

SOURCE OF FUNDS: 3120AB.3465 Schools, Seminars and Travel

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8430

ADOPTED

2022-212

Authorization for 2 Police Officers to Attend Street Crimes Training

WHEREAS, Chief Martin Reilly has requested authorization for PO Michael Milovich and PO Raymond Burr to attend "Street Crimes" training to be held in West Nyack, New York on June 21st through June 23rd, 2022, and

WHEREAS, the cost to attend said training is $450.00 per officer, which has been budgeted for in 2022

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for ***PO MICHAEL MILOVICH*** **and** ***PO RAYMOND BURR*** to attend "Street Crimes" training to be held in West Nyack, New York on June 21st through June 23rd, 2022, **at a cost not to exceed $900.00,** and

BE IT FURTHER RESOLVED that said expenses incurred by the above are to be considered a proper municipal charge under Town Law, Section 116(12) and General Municipal Law, Section 77b.

SOURCE OF FUNDS: Operating Budget: 3120AB.3465- Schools, Travel and Seminars

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8437

ADOPTED

2022-213

Authorization for 2 Officers to Attend International Police Mountain Bike Training

WHEREAS, Police Chief Martin Reilly has requested authorization for Sgt. Michael Carbone and PO William Gravina to attend the annual International Police Mountain Bike Training Conference to be held in Dayton, Ohio, June 20th through June 25th, 2022, and

WHEREAS, the cost to attend said training course for two POs is as follows: $1,500.00 registration fee, membership fee $120.00, lodging double occupancy for 6 nights $828.00, per diem meal reimbursement total of $896.00 and fuel and toll expense not to exceed $300.00, which has been budgeted for in 2022

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for ***SGT. MICHAEL CARBONE and PO WILLIAM GRAVINA*** to attend the annual International Police Mountain Bike Training Conference to be held in Dayton, Ohio, June 20th through June 25th, 2022, at a cost not to exceed $4,500.00 and

BE IT FURTHER RESOLVED that expenses incurred by the above are to be considered a proper municipal charge under Town Law, Section 116(12) and General Municipal Law, Section 77b.

SOURCE OF FUNDS: 3120AB.3465 - Schools, Training and Seminars

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8439

ADOPTED

2022-214

Authorization for Chief Reilly and Capt Hyman to attend NYS Chiefs of Police Annual Training Conf

WHEREAS, Police Chief Martin Reilly has requested authorization for himself and Capt. Daniel Hyman to attend the *New York State Chiefs of Police Annual Training Conference,* to be held in Glens Falls, New York, July 24th thru July 27th, 2022, and

WHEREAS, attendance at the Conference calls for registration fees of $650.00, hotel accommodations cost of $1,060.00, per diem meal reimbursements of $483.00 and fuel cost approximately $150.00, which has been budget for in 2022

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for ***POLICE CHIEF MARTIN REILLY*** **and** ***CAPT. DANIEL HYMAN*** to attend the *New York State Chiefs of Police Annual Training Conference,* to be held in Glens Falls, New York, July 24th thru July 27th, 2022, **at a cost not to exceed $2,500.00,** which has been budgeted for in 2022, and

BE IT FURTHER RESOLVED that said expense incurred by the above at this Course is to be considered a proper Municipal Charge under Town Law, Section 116(12) and General Municipal Law, Section 77B.

SOURCE OF FUNDS: 3120AB.3465 Schools, Seminars and Travel

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8440

ADOPTED

2022-215

Identifying the Responsible Local Official Authorized to Access NYSDOT's EBO System

WHEREAS, the New York State Department of Transportation (NYSDOT) has implemented a web-based reporting system called Equitable Business Opportunities (EBO) to streamline and satisfy Title VI Civil Rights Reporting requirements for Federal-Aid locally sponsored contracts, and

WHEREAS, NYSDOT requires that each local municipality as a sub-recipient to NYSDOT of Federal funds and sponsor of Federal-Aid contracts to identify a single primary user in order to access and use the system for Title VI compliance reporting requirements,

NOW, THEREFORE, BE IT RESOLVED, that the Town Board of the Town of Ramapo on a Roll Call, identifies ***CHIEF OF STAFF MONA MONTAL***, as the Town's *Responsible Local Official* authorized to access the EBO System as the Town's EBO Administrator, and

BE IT FURTHER RESOLVED that this resolution is effective immediately.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8446

ADOPTED

2022-216

Authorization for Assessor to Attend Cornell Seminar on Appraising

WHEREAS, Town of Ramapo Assessor, Scott Shedler, has requested authorization for himself and one Assessor's department employee to attend the 2022 Cornell Seminar on Appraising to be held July 17th through July 22nd, 2022, in Ithaca, New York, and

WHEREAS, the costs involved will not exceed $5,000,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for ***ASSESSOR, SCOTT SHEDLER and ONE ASSESSOR'S DEPARTMENT EMPLOYEE*** to attend the 2022 Cornell Seminar on Appraising to be held July 17th through July 22nd, 2022, in Ithaca, New York, **at a cost not to exceed $5,000**, and

BE IT FURTHER RESOLVED that said expense incurred by above at this Seminar is to be considered a proper Municipal Charge under Town Law, Section 116(12) and General Municipal Law, Section 77B.

SOURCE OF FUNDS: Assessor 1355A.3465 (Schools, Seminar & Travel)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 04/27/22 07:00 PM
DOC ID: 8428

ADOPTED

2022-217

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that theRegular Meeting of the Ramapo Town Board held this evening, April 27, 2022, be hereby **adjourned at 8:03 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8458

ADOPTED

2022-218

Close Open Period For Public Participation

RESOLVED by the Town Board of the Town of Ramapo that the Open Period For Public Participation held this evening, May 11, 2022, be hereby **closed at 7:20 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8460

ADOPTED

2022-219

Close Public Hearing: Introductory Local Law: Reimbursement of Consultant Fees

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, May 11, 2022 to solicit public comments on an **INTRODUCTORY LOCAL LAW ENTITLED " REIMBURSEMENT OF CONSULTANT FEES" be hereby closed at 7:27 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Adopt Local Law: Introductory Local Law: Reimbursement of Consultant Fees

RESOLVED by the Town Board of the Town of Ramapo, on a ***ROLL CALL VOTE*****,** that the proposed Introductory local law entitled **"REIMBURSEMENT OF CONSULTANT FEES",** and which was the subject of a Public Hearing held May 11, 2022, be hereby **adopted as advertised,** and shall be known as **Local Law No. 4 of 2022.**

TOWN OF RAMAPO

INTRODUCTORY LOCAL LAW
REIMBURSEMENT OF CONSULTANT FEES

BE IT ENACTED by the Town Board of the Town of Ramapo, County of Rockland, State of New York, as follows:

Section 1. Chapter 122, titled "Consultant Fees," of the Code of the Town of Ramapo is repealed and replaced with a new Chapter 122, titled "Reimbursement of Consultant Fees," to read as follows:

§122-1. Legislative intent.

A. Intent. The Town incurs significant expense in connection with the review of zoning, land use, and other applications made to the Town Board, Planning Board, Zoning Board of Appeals, Architectural Review Board, CDRC, Building Department, Town Engineer, Town Clerk and other agencies and departments of the Town ("reviewing body") required to review those applications. In many cases, the Town has found that the circumstances of specific properties and/or the proposed use of a property require the participation of consultants with relevant experience and expertise to properly advise the reviewing body on health, safety, welfare and environmental issues raised by the application, and do not make it feasible to equitably determine the average cost of reviewing all land use applications. Since the applicants seek to obtain reviews and approvals to use land regulated by the zoning, subdivision and other regulatory provisions of the Town Code, the State Environmental Quality Review Act and implementing regulations, and other applicable laws and regulations, so as to secure substantial benefits for the applicant and/or property owner, it is appropriate that the applicant and property owner bear the application-specific burden of securing those benefits that are not general costs to the Town. The intent of this Chapter is to ensure in appropriate cases that the benefited parties reimburse the Town of Ramapo for all reasonable and necessary fees, costs and expenses (collectively, "fees") incurred by the Town in connection with the review of applications that require the Town to retain the services of consultants to review the adequacy and substance of such applications.

B. Authority. This Chapter is enacted pursuant to the authority conferred by §10 of the Municipal Home Rule Law, including but not limited to §10(1)(ii)(a)(9-a).

§122-2. Establishment of comprehensive fee schedule.

A. The Town Board shall establish by Resolution a schedule of fees to be paid to the Town of Ramapo upon the filing of certain applications or other requests ("application") for a reviewing body to issue an approval, permit, certificate or other determination or to otherwise authorize, in whole or part, a proposed project or activity ("approval").

B. The schedule of fees may thereafter be amended, from time to time, by Resolution of the Town Board. All such fees in effect at the time of adoption of any local law amending this Chapter shall remain in effect until such time as those application fees are amended by Resolution of the Town Board. Any Resolution amending the schedule of fees shall be filed with the Town Clerk. The failure to file such Resolution with the Town Clerk shall not affect the obligation to pay such fee.

C. Any fee established elsewhere in this Code which is not inconsistent with a fee established pursuant to this Chapter shall remain effective.

§122-3. Application review fees; procedure for reimbursement.

A. The application fees established pursuant to Section 122-3 shall be deemed to be the minimum fee to be charged.

B. The applicant shall also be responsible for reimbursing the Town for the additional fees that are reasonably and necessarily incurred by reviewing bodies of the Town for the services of professional consultants, including but not limited to planners, civil and traffic engineers, environmental consultants, architects, forensic experts, accountants and attorneys, whether employed by the Town or retained as an independent contractor ("consultants") that are reasonably and necessarily required by the reviewing body to exercise its duties and responsibilities with respect to the application. The applicant is only responsible for reimbursing the Town for the reasonable and necessary fees it incurs in review of a specific application. Reimbursement shall not be used to offset the Town's general costs for engineering, legal, planning or other services provided to the reviewing bodies of the Town or to offset the Town's general expenses.

C. The Chair of the reviewing body or other designated person(s) are authorized to require an applicant to establish an escrow account in accordance with this Chapter so that

sufficient funds will be available to the Town from time to time to reimburse the reasonable and necessary costs of application review services that are required by the reviewing body.

D. Reimbursement payments required pursuant to by this Chapter shall be for services required by a particular application, and shall not affect any other application, inspection or other fees required by any other laws, resolutions, provisions, regulations or codes of the Town that may apply to the application.

§122-4. Application fee; establishment of escrow account required for complete application.

A. Payment of the application fee required by Section 122-2 shall be necessary, but not sufficient, for the submitted application to be considered a complete application for purposes of commencing review.

B. When required by the reviewing body, establishment of an escrow account as required by Section 122-3 shall be necessary, but not sufficient, for the proposed or submitted application to be considered a complete application for purposes of commencing review.

§122-5. Escrow deposit required; replenishment of escrow account.

A. Prior to incurring any fees for the services of consultants in connection with review of an application for an approval, the reviewing body with jurisdiction over such application shall require the applicant to deposit funds into an escrow account maintained by the Town in sufficient amount to reimburse the Town for the anticipated fees to be incurred for such services.

B. No later than the time of the first meeting or appearance on the application, the reviewing body shall fix the amount of the initial escrow deposit to be made by the applicant. Prior to the first meeting or appearance of any application on any agenda, the Building Department may set an initial escrow amount which shall be thereafter reviewed and may be revised by the reviewing body.

C. When appropriate to do so in order to facilitate the initial review of an application prior to any appearance of an applicant before the reviewing body, the chair or other designated person(s) of the reviewing body may require that the applicant make the initial escrow deposit before such appearance or any review undertaken by the reviewing body.

D. The Town's consultants shall provide invoices to the Town within 60 days for services rendered in review of each application and performance of their responsibilities with respect to such application.

E. If at any time during the review process the amount of the escrow account falls below 50% of the initial escrow amount, as determined by the Chair or designated person(s) of the reviewing body, then the applicant shall be required to submit an additional deposit to bring the total escrow up to the full amount of the initial deposit or such different amount as determined by the reviewing body or designated person(s).

F. Subsequent to the establishment of an escrow account for an application, the Building Department or other designated person(s) shall, prior to placing that application on the agenda for review or action that will cause the Town to incur consultant fees, determine whether sufficient funds are available in the escrow account to reimburse the Town for the anticipated consultant fees. When sufficient funds are not available, but the Building Department determines it is necessary to place the applicant on the agenda for action, the Building Department shall advise the applicant that it will be placed on the agenda solely for the purpose of taking such necessary action, but that the reviewing body shall not incur additional review fees until sufficient funds to reimburse those fees are available in the escrow account. The reviewing body may elect to suspend review of the application, in whole or part, or to waive the requirement to replenish the escrow account for good cause shown.

G. Following final action by the reviewing board or written withdrawal of the application, the applicant may make written request for the return of any unencumbered funds in the escrow account. Within 60 days after the date the final action is filed or the meeting at which the written withdrawal is received by the reviewing body, the Town will return any amount held in escrow that is not required to reimburse the Town for outstanding fees. In the event that the action of the reviewing body is subject to conditions, the unencumbered escrow funds will be released 60 days after the conditions are met and final action is taken by the reviewing body.

H. In the event the amount of escrow is less than the full amount that the Town is charged by the Town's consultants, the applicant shall reimburse the Town for those fees in excess of the escrow amount.

§122-6. Presentation of vouchers.

A. Town consultants who provide services to a reviewing body pertaining to a land use or development application shall present their itemized vouchers to the Town, setting forth, in sufficient detail, the services performed and the amounts charged for such services, within 60 days of providing those services.

B. The Chair or other designated person(s) of the reviewing body shall cause the voucher to

be reviewed to determine that the services were appropriate and the charges were reasonable and necessary to assist the reviewing body in performing its responsibilities.

C. Following review by the Chair or the designated person(s), the Building Department shall promptly forward the itemized voucher to the Town Board for review and audit.

D. To ensure that that the applicant has an opportunity to bring any objections to the attention of the Town Board prior to audit of the voucher, a copy of the voucher shall be transmitted to the applicant within 24 hours of delivery to the Town Board. The applicant will have 15 days from the date of delivery to the applicant to object to the payment of charges set forth in the itemized voucher out of escrow funds. The failure of the applicant to notify the Town Board that it objects to the payment of any such charge within 15 days of delivery of the voucher shall constitute the applicant's consent to withdrawal of the charges from the escrow account.

E. Vouchers to be charged against the escrow deposit shall be deemed delivered when emailed by the Town to the applicant's designated representative of record. All applicants that are required establish an escrow account with the Town must provide an email address for a designated representative who will accept service of said vouchers. If any application does not have an email address for said designated representative, the application will be placed on hold until appropriate contact information is provided by the applicant.

§122-7. Review and audit of vouchers.

A. The Town Board shall review and audit all such vouchers, and any objections thereto, and shall determine, in its sole discretion, whether the fees incurred by the reviewing body are reasonable in amount and necessarily incurred by the Town in connection with the review of and action on the application by the reviewing body. The Town Board may require submission of any additional documentation the Board deems necessary to make this determination.

B. The Town Board will consider that a fee or part thereof is reasonable in amount if it bears a reasonable relationship to the customary fee charged by consultants within the region for similar services performed on behalf of applicants or municipal boards in connection with similar applications for land use or development approval. The Town Board may also take into account any special circumstances that it deems relevant to the application review.

C. The Town Board will consider that a fee or part thereof is necessarily incurred if it was charged by the reviewing body's consultant for a service which was rendered in order to

assist in the protection or promotion of the health, safety or welfare of the Town or its residents; to assist in the protection of public or private property or the environment from potential damage that otherwise may be caused by the proposed land use or development; to assure or assist in compliance with laws, regulations, standards or codes which govern land use and development; to assure or assist in the orderly development and sound planning of a land use or development; to assure the proper and timely construction of public improvements, parks and other facilities which affect the public welfare; to protect the legal interests of the review process and to avoid claims against or liability related to the review and action undertaken by the reviewing body; or to promote such other interests that the Town Board may specify as relevant.

§122-8. Disputed charges.

An applicant may appeal, in writing, to the Town Board for a reduction in the required reimbursement amount. An appeal must be filed with the Town Clerk no later than 15 days after delivery to the applicant of the contested invoice. Upon good cause being shown on such appeal, the Town Board, in its sole discretion, may determine that it will relieve the applicant of the obligation to reimburse the Town for that part of any consultant fee incurred by the Town for services performed in connection with an application which the Town Board determines were not reasonable and necessary. The Town Board's determination shall be in writing and shall be made within 45 days of the date that the Town Board receives all information it requires to decide the applicant's appeal.

§122-9. Remedy for failure to reimburse costs.

The applicant and the owner(s) of the subject real property, if different from the applicant, shall be jointly and severally responsible to reimburse the Town for funds expended to pay for consultant services rendered to the Town. In order for an application to be deemed complete, the applicant shall provide the written consent of all owners of the subject real property acknowledging concurrent property owner responsibility to reimburse the Town for reasonable and necessary consultant fees incurred by the Town. In the event that insufficient funds have been deposited in escrow and the applicant and property owner fail to reimburse the Town for such fees, the following shall apply:

A. The Town may seek recovery of unreimbursed costs for application review by Town consultants by action in a court of appropriate jurisdiction, and the defendant(s) shall be responsible for and shall pay the reasonable and necessary attorneys' fees expended by the Town in prosecuting such action.

B. Alternatively, and at the sole discretion of the Town Board, the failure of an applicant or

property owner to fully reimburse the Town for consultant fees incurred and expended by the Town may be remedied by assessing and levying the unpaid amount on the property owner's property tax bill. Upon approval by the Town Board, such unpaid amount shall be assessed and levied against and constitute a lien on the real property upon which it is levied until paid, and shall be collected in the same manner and at the same time as other Town real property taxes.

C. In the event the affected premises comprise more than one tax lot, then the Town Comptroller is authorized to distribute such levy in proportion to the assessed value of each lot of the aggregate value of all lots comprising the premises.

D. Such charges shall be assessed, levied and collected at the same time and in the same manner as Town real property taxes and shall be applied by reimbursing the fund from which the Town made payment of the consultant fees.

E. Prior to Town Board approval to levy such charges or assessments on the tax bill, the owner of the real property shall be provided written notice to its last known address as shown on the most recent Town assessment roll, by certified mail, return receipt requested, of an opportunity to be heard and object before the Town Board to the proposed real property charge or assessment, at a date to be designated in the notice, which shall be no less than 20 days after its mailing.

F. In the event any applicant or property owner is not in agreement with any determination by the Town Board regarding fee issues, then the applicant or property owner shall have the right to file an Article 78 proceeding in the Supreme Court for the County of Rockland within thirty (30) days of said Town Board determination to challenge that Town Board determination.

§122-10. Pre-application reviews; reimbursement of costs.

A. Intent. From time to time, property owners or their representatives contemplate undertaking complex land development activities that involve review and analysis of zoning, planning and environmental issues prior to making a formal land use application. The Town Board recognizes that it may be necessary for a property owner or their representative contemplating such development to the consult with representatives of the Town and Town consultants with special experience and expertise to assist in the development of an appropriate proposal that will address Town objectives, ongoing municipal planning initiatives, and allow the efficient allocation of Town resources for such purpose, particularly with respect to zoning and environmental analysis of the proposal. The Town Board believes it would therefore be in the public interest to afford property owners and their representatives the opportunity to involve Town

representatives and Town consultants in the development of land use proposals for specific properties that involve unique circumstances or unanticipated uses of a property, where the proposal would benefit from the participation of consultants with relevant experience and expertise before a formal application is submitted.

B. Such pre-application review shall be limited to proposals which are likely to be designated as a Type I SEQRA action and/or which would provide a significant opportunity for the development of significant rateable property in the Town, generate a significant increase in employment in the Town or otherwise provide an opportunity to create significant economic development in the Town. The Town Board may, by Resolution, establish the specific criteria for proposals to qualify for the pre-application review procedure to accomplish the Town's objectives, which may be amended by Resolution from time to time.

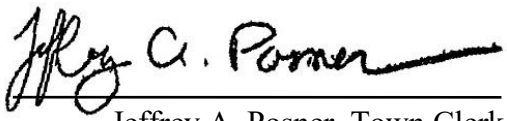
C. Since it is appropriate for the property owner or their representative seeking such approvals to bear the burden of securing those benefits by reimbursing the Town of Ramapo for all reasonable and necessary fees incurred by the Town in connection with the review of pre-application proposals that require the Town to retain the services of consultants to review the adequacy and substance of such proposals, the procedures and requirements of this Chapter shall apply to pre-application reviews.

Section 2. Supercession of Inconsistent Laws, if any. The Town Board hereby declares it legislative intent to supersede any provision of the state Town Law or any special law that may be declared inconsistent or in conflict with this local law. The state law provisions that shall be and hereby are, superseded include, but are not limited to, all of Article 16 of the Town Law, §§261 to 285 inclusive, and any other provision of law that the Town may supersede pursuant to the state Municipal Home Rule Law and the Constitution of the State of New York. The courts are specifically requested to take notice of this legislative intent and apply such intent in the event the Town has failed to specify any provision of law that may require supercession.

Section 3. Severability. If any section, part or provision of this local law or the application thereof to any person, property or circumstance is adjudged invalid by any court of competent jurisdiction, such judgment shall be confined in its operation to the section, part, provision or application directly and expressly adjudged invalid and shall not affect or impair the validity of the remainder of this local law or the application thereof.

Section 4. Effective date. This local law shall take effect immediately upon filing with the Secretary of State.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl



Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8457

ADOPTED

2022-221

Regular Meeting of April 27, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

APRIL 27, 2022-REGULAR

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8453

ADOPTED

2022-222

Acceptance of Easement: 16 Ronald Drive

WHEREAS, the Town of Ramapo Planning Board has granted certain approval(s) for "16 Ronald Drive," and

WHEREAS, said approvals required the granting of a drainage easement to the Town, and

WHEREAS, MJ Engineering and the Town Attorney's Office have reviewed the above easement and recommend its acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above easement, subject to recording.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-223

Extension of Agreement: Maintenance of Elevators - Clover Park

WHEREAS, the Town Board, by Resolution No. 2021-96, approved an agreement with ThyssenKrup Elevator Corporation, 500 Executive Boulevard, Elmsford, New York 10513, for maintenance of elevators at the Palisades Credit Union Bank Park, now renamed Clover Stadium, at a fee of $6,423.60 per year, and

WHEREAS, Michelle Antosca, Director of Parks and Recreation, has recommended that the contract be extended for an additional year at the same terms, and

WHEREAS, Mona Montal, Director of Purchasing, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Ramapo that it hereby extends the above agreement with ***THYSSENKRUP ELEVATOR CORPORATION*** for maintenance of elevators at Clover Stadium for the year 2022 at the terms set forth above , and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with ThyssenKrup Elevator Corporation in a form approved by the Town Attorney's office.

SOURCE OF FUNDS: 7155A.3400

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Amendment of Resolution No. 2021-526 as amended by Resolution No. 2022-153: Not for Profit Agencies (2022)

WHEREAS, the Town Board, by Resolution No. 2021-526, as amended by Resolution No. 2022-153, entered into contracts with Not for Profit agencies for the year 2022, and

WHEREAS, the Town Board wishes to amend said resolution

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby ***AMENDS RESOLUTION NO. 2021-526***, **AS AMENDED BY RESOLUTION NO. 2022-153**
to read as follows:

"WHEREAS, the New York State Comptroller's Office has advised the Town of Ramapo that no funds should be provided to outside agencies by the Town without execution of a formal contract, and

WHEREAS, the 2022 Town Budget provides for allocation of funds to various outside agencies, and

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby agree to enter into contracts with the following agencies for the following amounts for the **year 2022**:

ORGANIZATION	**AMOUNT**	**TYPE OF SERVICE**
African American Historical Society	$10,000	Community Services
Ancient Order of Hibernians	$5,000	Community Services
Big Brothers-Big Sisters of Rockland County, Inc	$3,000	Youth Services
Bikur Cholim, Inc.	$20,000	Health Services
Bikur Cholim, Inc.	$10,000	Children at Risk
C.A.N.D.L.E.	$1,000	Community Services
Camp Venture, Inc.	$8,000	Services for the Handicapped
Chaverim	$20,000	Community Services
Areivim	$5,000	Community Services
Catholic Charities of Rockland County Inc.	$3,000.00	Community Services
CHORE	$1,000	Youth Services
Community Improvement Council, Inc.	$35,000	Youth Services
Community Outreach Center	$20,000	Community Services
East Ramapo Marching Band Parents'	$5,000	Youth Services

Association		
Falling Angels	$600	Community Services
First Timothy Christian Church	$10,000	Community Services
Good Samaritan Foundation	$25,000	Community Services
Haitian American Cultural and Social Organization (HACSO)	$4,000	Community Services
Head Start of Rockland	$6,000	Youth Services
Helping Hands	$6,000	Community Services
Historical Society of Rockland County	$600	Community Services
Jamaican Civic and Cultural Association of Rockland, Inc.	$1,800	Youth Services
Keep Rockland Beautiful	$3,500	Great American Clean Up
Konbit Neg Lakay	$14,000	Community Services
Kupath Ezrah	$15,000	Community Services
Ladies' Ancient Order of Hibernians	$5,000	Community Services
Legal Aide Society	$4,500	Community Services
M.A.D.E. Transitional Services	$12,000	Community Services
Martin Luther King Multi-Purpose Center, Inc.	$15,000	Community Services
NAACP - Spring Valley	$2,000	Community Services
New Square Emergency Services	$20,000	Community Services
People to People	$1,200	Community Services
Ramapo Police Athletic League	$10,000	Youth Services
Rockland Community College Senior Citizens Club	$1,500	Senior Citizens
Rockland Community Development Center, Inc. - Senior Citizen Program	$15,000	Senior Citizens
Rockland Holocaust Museum and Study Center	$5,000	Community Services
Rockland Opportunity Development Association - Kaser (Youth)	$50,000	Youth Services
Rockland Opportunity Development Association - Kaser (Seniors)	$55,000	Senior Services
Rockland 21C	$3,600	Family Services
Temicha Support Line, Inc.	$3,000	Community Services
Touching Bases	$3,000	Youth Services
Village of Kaser Emergency Services	$15,000	Community Services
West Street Day Care, Inc.	$9,000	Daycare Services
Yedei Chesed	$4,000	Services for the Handicapped
Ray of Hope	$10,000	Community Services

SOURCE OF FUNDS: 6310A (Community Action)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8477

ADOPTED

2022-225

Approval of Agreement: Rockland Conservation and Service Corps Workers - 2022

WHEREAS, the Town is eligible to be assigned workers from Rockland County Conservation and Service Corps for the summer, and

WHEREAS, Michael Sadowski, Engineer III of the Department of Public Works, has requested the assignment of two (2) workers for his Department, and

WHEREAS, the cost of said Conservation and Service Corps workers will be $2,200.00 per worker,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby agrees to utilize two (2) ***ROCKLAND COUNTY CONSERVATION AND SERVICE CORPS WORKERS*** for the Department of Public Works at a cost of $2,200 per worker for a total cost of $4,400, and

BE IT FURTHER RESOLVED that Supervisor Michael B. Specht is hereby authorized to execute an agreement with the County of Rockland with respect to the use of two Conservation and Service Corps workers in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 5110DB.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8478

ADOPTED

2022-226

Approval of Terms of PILOT for TRHV, LLC and Authority for Signing of the Proposed PILOT Agreement

WHEREAS, TRHV, LLC, also known as The Ranch Hudson Valley, and Tralom, LLC (collectively the "Developer") are in negotiations to purchase a parcel of property in the Town of Ramapo, SBL # 38.17-1-2, upon which TRHV, LLC intends to build a luxury health and wellness retreat with administrative offices, and

WHEREAS, TRHV, LLC was induced by the Rockland County IDA, and

WHEREAS, as part of the inducement, TRHV, LLC has requested that it enter a Payment in Lieu of Tax Agreement ("PILOT") with the Town of Ramapo and Suffern Central School District to set a reduced assessment for a period of time to benefit the new development in the Town of Ramapo, and

WHEREAS, respective Counsel for the Town of Ramapo and Suffern Central School District (the "Taxing Jurisdictions") have negotiated with TRHV, LLC to agree to terms in principle, requiring approval of each respective Board,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby agrees to enter into a PILOT Agreement for the project known as ***The Ranch Hudson Valley***, and

BE IT FURTHER RESOLVED that said approval is conditioned upon approval by the other Taxing Jurisdictions and parties to the PILOT Agreement, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute a PILOT Agreement that is in a form approved by Lewis & Greer, P.C.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8479

ADOPTED

2022-227

Acceptance of Retroactive Application for Real Property Tax Exemption

WHEREAS, legislation will be introduced in the New York State Legislature that would grant authority for the Town to accept retroactive application by the following organization for real property tax exemptions as follows :

a) Community Outreach Center
MONSEY, NY 10952
SBL: 89/56.10-2-21
31 Remsen Ave.
2020 and 2021 Assessment Rolls

2021 and 2022 School and Town/County Tax Rolls

WHEREAS, the State Legislature requires the Town Board to state that it will grant the retroactive tax exemptions once appropriate State authority is granted,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it has no objection to the passage of the above legislation and it hereby agrees that it will grant a tax exemptions for the above properties for the tax years in question if legislation is passed and signed by the Governor.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8249

ADOPTED

2022-228

F.J. Rella and Company, LLC - SCAR Consultant (2022)

WHEREAS, every year the Town is served with hundreds of Small Claim Assessment Review Actions (SCAR), challenging the Town's assessment roll, and

WHEREAS, the Town Board, by Resolution No. 2021-15, retained F.J. Rella and Company, LLC to assist the Town Attorney's Office in the defense of SCAR Proceedings, and

WHEREAS, the Town Attorney's Office and Scott Shedler, the Town Assessor, are recommending that the Town retain F.J. Rella and Company, LLC, 15 Chestnut Street, #436, Suffern, New York 10901, to assist the Town Attorney's Office in defense of SCAR proceedings for the year 2022 at a fee of $50.00 per hour, total fee not to exceed $40,000.00,

NOW, THEREFORE BE IT RESOLVED by the Town Board of the Town of Ramapo, that it hereby retains ***F.J. RELLA AND COMPANY, LLC*** to assist the Town Attorney's Office in defense of SCAR proceedings challenging the Town Assessment rolls, at a fee of $50.00 per hour, total fee not to exceed $40,000.00, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with F.J. Rella and Company, LLC, in a form approved by the Town Attorney's Office, and

BE IT FURTHER RESOLVED that the prior agreement is hereby terminated.

SOURCE OF FUNDS: 1420A.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8482

ADOPTED

2022-229

Authorization to Retain Appraiser: Bob Sterling MAI

WHEREAS, there is pending litigation entitled Connectivity Systems, LLC v. The Town of Ramapo et al., Docket No.: 7:20-cv-05251-CS-AEK in the United States District Court for the Southern District of New York (the "Litigation") where the value of investment in real property is in issue; and

WHEREAS, the Town denies all allegations against the Town in this Litigation; and

WHEREAS, it appears from the recommendation of the Federal Court Attorneys representing the Town that Bob Sterling MAI should be retained as an Appraiser to review and testify as to any appraisal issues for a cost not to exceed $7,500 for a Trial Ready Appraisal and at an hourly rate of $200 per hour for all other services required. and

WHEREAS, the fee proposal from Bob Sterling MAI is reasonable and reflects the appropriate standard of expertise required for the assignment,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the fee proposal submitted by ***BOB STERLING MAI*** is accepted and Bob Sterling MAI, is hereby retained to provide the necessary appraisal opinions, any required additional work and, if necessary, trial testimony, as presented in the proposal described above.

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute a Letter Agreement with Bob Sterling MAI in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8483

ADOPTED

2022-230

Authorization to Retain Analytical Economics Associates

WHEREAS, there is pending litigation entitled Connectivity Systems, LLC v. The Town of Ramapo et al., Docket No.: 7:20-cv-05251-CS-AEK in the United States District Court for the Southern District of New York (the "Litigation") where the value of investment in real property is in issue; and

WHEREAS, the Town denies all allegations against the Town in this Litigation; and

WHEREAS, it appears from the recommendation of the Federal Court Attorneys representing the Town that Josephina V. Tranfa-Abboud, Ph.D. of Analytical Economics Associates (the "Expert") should be retained as an Expert to evaluate and to review and testify as to any financial calculations concerning a return on real property investment issues for a cost not to exceed $7,500 and at an hourly rate not to exceed $475 for all said services and any other related services required and

WHEREAS, the fee proposal from said Expert is reasonable and reflects the appropriate standard of expertise required for the assignment,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the fee proposal submitted by ***JOSEPHINA V. TRANFA-ABBOUD, Ph.D. of ANALYTICAL ECONOMICSASSOCIATES*** is accepted and said Expert is hereby retained to provide the necessary appraisal opinions, any required additional work and, if necessary, trial testimony, as presented in the proposal described above.

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute a Letter Agreement with Josephina V. Tranfa-Abboud, Ph.D. of Analytical Economics Associates in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8464

ADOPTED

2022-231

Acceptance of Proposal: Replace Field Turf at Joseph T. St. Lawrence Center

WHEREAS, Michelle Antosca, Director of Parks and Recreation, is in receipt of a proposal from LandTek Group / FieldTurf USA, 175 N. Industrial Boulevard NE, Calhoun, Georgia 30701, to remove the turf field, which is past its lifetime, at the Joseph T. St. Lawrence Center, and replace it with a new technology which will be cleaner and safer for all sports, at a fee of $473,482, with the Town logo inlaid in the center of the turf at an additional fee of $19,656, said fees based upon Sourcewell Cooperative Contract # 060518-FTU, and

WHEREAS, Michelle Antosca and Mona Montal, Director of Purchasing, recommend acceptance of the above proposal,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above the above proposal of ***LANDTEK GROUP / FIELDTURF USA*** with respect to the removal and replacement of the turf field at the St. Lawrence Center, at the terms set forth above, and

BE IT FURTHER RESOLVED that Michelle Antosca is hereby authorized to execute an agreement with LandTek Group / FieldTurf USA in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 7150A.3446

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8480

ADOPTED

2022-232

Acceptance of Bid:Purchase of New or Used Transit Van

WHEREAS, Mona Montal, Director of Purchasing, has solicited bids for Purchase of New or Used Transit Van, and

WHEREAS, said proposals were received by the Town Clerk of the Town of Ramapo and opened on April 20, 2022 in accordance with the provisions of the law, and

WHEREAS Mona Montal has recommended that the bid of **HBA & MFL NY LLC, 321 ROUTE 59, SUITE E4, TALLMAN, NY 10982** for $63,509.00, be accepted, and,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the bid from **HBA & MFL NY LLC,** for Purchase of New or Used Transit Van be accepted**,** and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to sign an agreement with **HBA & MFL NY, LLC**, in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1989A.3230

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8469

ADOPTED

2022-233

Appoint Permanent Custodian III

WHEREAS, Robert Dawson has been a provisional Custodian III, within the Town of Ramapo Buildings & Grounds Department, and

WHEREAS, Robert Dawson's name is on Civil Service List No. 21138,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***ROBERT DAWSON*** as probationary permanent Custodian III, effective May 12, 2022. Salary is to remain the same.

SOURCE OF FUNDS: 1620A.3100 (Operating Budget)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8472

ADOPTED

2022-234

Appoint Personnel Assistant

WHEREAS, there is a vacancy in the position of Personnel Assistant in the Personnel Department within the Town of Ramapo, and

WHEREAS, Mona Montal, Chief of Staff, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***TARA WANAMAKER,*** as Personnel Assistant, on a provisional basis, effective May 12, 2022, at the annual salary of $94,593, in accordance with the current CSEA contract.

SOURCE OF FUNDS: 1430A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8473

ADOPTED

2022-235

Appoint Payroll Clerk - Finance Department

WHEREAS, there is a vacancy in the position of Payroll Clerk in the Finance Department within the Town of Ramapo, and

WHEREAS, the Chief of Staff, Mona Montal, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***ANNA MILOVICH*** as probationary ***PAYROLL CLERK*****,** from Civil Service List #21077 effective June 6, 2022, at an annual salary of $54,066 in accordance with the current CSEA contract.

SOURCE OF FUNDS: 1310A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-236

Reinstatement of Part-Time Police Radio Dispatcher (CAD)

WHEREAS, there is a vacancy in the position of Part-Time Police Radio Dispatcher (CAD) within the Town of Ramapo Police Department, and

WHEREAS, Chief of Police Martin Reilly has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby reinstate ***PETER MAIR*** as **Police Radio Dispatcher (CAD)** on a Part-Time basis effective May 12, 2022, at a pay rate of $31.60 per hour, in accordance with the current CSEA contract.

SOURCE OF FUNDS: 3125AB.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8475

ADOPTED

2022-237

Establish Two Senior Recreation Leaders - Parks & Recreation

WHEREAS, the classification of two Senior Recreation Leader positions in the Parks & Recreation Department within the Town of Ramapo has been recommended by the Director of Parks & Recreation, Michelle Antosca, and

WHEREAS, the Rockland County Personnel Office has classified the two positions of Senior Recreation Leader,

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Ramapo that the Board authorizes the establishment of two full-time positions of Senior Recreation Leader in the Parks & Recreation Department.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8476

ADOPTED

2022-238

Appoint Two Senior Recreation Leaders - Parks and Recreation Department

WHEREAS, there are two vacancies in the position of Senior Recreation Leader in the Parks & Recreation Department within the Town of Ramapo, and

WHEREAS, Director of Parks & Recreation, Michelle Antosca, has made the following recommendations,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***MEGHAN PHILLIPS*** and ***MICHAEL LESLIE,*** as Senior Recreation Leaders, from Civil Service List #18050, effective May 14, 2022. The annual salary will be $99,322, according to the current CSEA contract.

SOURCE OF FUNDS: 7150A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8468

ADOPTED

2022-239

Authorize PO Daniel Lynch and Robert Navarro to attend NASRO Conference

WHEREAS, Town of Ramapo Chief of Martin Reilly has requested authorization PO Daniel Lynch and Robert Navarro to attend the NASRO Conference to be held in Aurora, Colorado July 2, 2022 through July 9, 2022, and

WHEREAS, arrangements for the Conference call for registration fees of $1,100.00, airfare $925.40, hotel accommodations $2,148.00, car rental $410.00, and meal reimbursement of $869.99, which has been budgeted for in 2022,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for ***PO DANIEL LYNCH and ROBERT NAVARRO*** to attend the NASRO Conference to be held in Aurora, Colorado July 2, 2022 through July 9, 2022, at a cost not to exceed $6,000.00, and

BE IT FURTHER RESOLVED that said expense incurred by the above at this Convention is to be considered a proper Municipal Charge under Town Law, Section 116(12) and General Municipal Law, Section 77B.

SOURCE OF FUNDS: Operating Budget 3120AB.3465 (Schools, Seminars and Travel)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8470

ADOPTED

2022-240

Amendment to 2022 Budget - Stop DWI

WHEREAS, the Town is in receipt of $5,000.00 from the County of Rockland for DWI Overtime Patrols, and

WHEREAS, receipt of said funds is not reflected in the 2022 Town Budget,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby authorizes the Department of Finance to **amend the 2022 *TOWN BUDGET*** as follows:

- Increase Revenue Account AB.222601 (DWI) by $5,000.00,
- Increase Expenditure Account 3120AB.3122 (Police Overtime DWI) by $5,000.00

to reflect receipt of the above funds.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8465

ADOPTED

2022-241

Authorize Sgt Margaret Sammarone to attend IACA Training

WHEREAS, Police Chief Martin Reilly has requested authorization for Sgt. Margaret Sammarone to attend the International Association of Crime Analyst Training to be held in Chicago, Illinois, August 21st through August 27th, 2022, and

WHEREAS, the cost to attend said training is as follows: $500.00 IACA member registration fee, lodging for 6 nights $1,098.00, per diem meal reimbursement at location rate of $76.00, 6 day total of $532.00, round-trip airfare NY to Chicago approximately $550.00, and transportation (UBER/LYFT) approximately $350.00, which has been budgeted for in 2022

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for ***SGT. MARGARET SAMMARONE*** to attend the *International Association of Crime Analyst Training* to be held in Chicago, Illinois, August 21st through August 27th, 2022, at a cost not to exceed $3,400.00 and

BE IT FURTHER RESOLVED that expenses incurred by the above are to be considered a proper municipal charge under Town Law, Section 116(12) and General Municipal Law, Section 77b.

SOURCE OF FUNDS: 3120AB.3465 - Schools, Training and Seminars

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8467

ADOPTED

2022-242

Authorization for PO Pegley to attend Scales Testing

WHEREAS, Police Chief Martin Reilly, has requested authorization for PO Pegley to attend the Scales Testing in Syracuse, New York, June 5th - June 6th , 2022, and

WHEREAS, cost for attendance will not exceed $435.00

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for ***PO PEGLEY*** to attend the Scales Testing in Syracuse, New York, June 5th - June 6th, 2022, and

BE IT FURTHER RESOLVED that expenses incurred by the above are to be considered a proper municipal charge under Town Law, Section 116(12) and General Municipal Law, Section 77b.

SOURCE OF FUNDS: 3120AB.3465 - Schools, Training and Seminars

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8484

ADOPTED

2022-243

Authorizing the Sale of Town Property: 679 New Hempstead Road

WHEREAS, the Town is the owner of property located along New Hempstead Road in the Village of New Hempstead, consisting of 21.59 ± acres, identified as Village of New Hempstead Tax Parcel Section 42.13, Block 2, Lot 50 (the "Property") and known currently as 679 New Hempstead Road, New Hempstead, New York, and

WHEREAS, the Town Board by Resolution No. 2022-195 declared said property as surplus, and

WHEREAS, after review of the Short Environmental Assessment Form, Part I, II and III prepared by MJ Engineering and Land Surveying, PC, the Town's consultants, it appears that the proposed action will not have a significant adverse environmental impact

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Ramapo, on a **ROLL CALL VOTE,** that upon recommendation of Joel Bianchi of MJ Engineering and Land Surveying, PC, the proposed action is classified as an unlisted action and will not result in any significant adverse environmental impact and the Town Board does hereby adopt a ***NEGATIVE DECLARATION*** dated May 11, 2022, and

BE IT FURTHER RESOLVED that the Town Board agrees to sell the surplus property to the Village of New Hempstead for $1,350,000.00, conditioned upon the execution of a Contract of Sale, and compliance with SEQR, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to sign said Contract of Sale with the Village of New Hempstead, subject to the identity of the purchasers and subject to a restrictive covenant as to the use of the property, in a form approved by the Town Attorney's office, and

BE IT FURTHER RESOLVED that the above sale is subject to a permissive referendum pursuant to the Town law.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8487

ADOPTED

2022-244

Waiver of Rules of Order: 24hr. Rule

WHEREAS the Town Board, by Resolution No. 2018-83, adopted Rules of Order for the Town Board of the Town of Ramapo, and

WHEREAS, pursuant to said Rules, to the extent practicable, no resolution may be brought for a vote unless printed or digital copies are presented to each Board member 24 hours prior to the opening of the meeting, and

WHEREAS, said rule can be waived by a majority consent of the Board members present,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby waives the ***RULES OF ORDER*** with regard to the 24 hour rule.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8486

ADOPTED

2022-245

Acceptance of Proposal: GHD - Topographic Survey and Design - Francis Place

WHEREAS, Michael Sadowski, P.E., Deputy Director of Public Works, is in receipt of a proposal dated April 1, 2022, from GHD, 5788 Widewaters Parkway, Syracuse, New York 13214, for professional services for a topographic survey, and design and preparation of plans for the construction of concrete curb and sidewalk along Francis Place, and

WHEREAS, the Department of Public Works has reviewed the proposal and has recommended that the Town Board accept the GHD proposal, and

WHEREAS, this project will ultimately be funded by Community Development Block Grant (CDBG) funds,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***GHD*** for professional services for a topographic survey, and design and preparation of plans for the construction of concrete curb and sidewalk along Francis Place, in the amount of $39,500.00, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with GHD in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1490A.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-246

Acceptance of Proposal: GHD - Topographic Survey and Design - Elaine Place and Howard Drive

WHEREAS, Michael Sadowski, P.E., Deputy Director of Public Works, is in receipt of a proposal dated April 1, 2022, from GHD, 5788 Widewaters Parkway, Syracuse, New York 13214, for professional services for a topographic survey, and design and preparation of plans for the construction of concrete curb and sidewalk along Elaine Place and Howard Drive, and

WHEREAS, the Department of Public Works has reviewed the proposal and has recommended that the Town Board accept the GHD proposal, and

WHEREAS, this project will ultimately be funded by Community Development Block Grant (CDBG) funds,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***GHD*** for professional services for a topographic survey, and design and preparation of plans for the construction of concrete curb and sidewalk along Elaine Place and Howard Drive, in the amount of $38,000.00, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with GHD in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1490A.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/11/22 07:00 PM
DOC ID: 8459

ADOPTED

2022-247

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Regular Meeting of the Ramapo Town Board held this evening, May 11, 2022, be hereby **adjourned at 8:30 P.M.** ***IN TRIBUTE TO PHIL TISI.***

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/25/22 07:00 PM
DOC ID: 8489

ADOPTED

2022-248

Close Open Period For Public Participation

RESOLVED by the Town Board of the Town of Ramapo that the Open Period For Public Participation held this evening, May 25, 2022, be hereby **closed at 7:06 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Michael B. Specht, Michael Rossman, Yehuda Weissmandl
ABSENT:	Brendel Charles, David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/25/22 07:00 PM
DOC ID: 8498

ADOPTED

2022-249

Regular Meeting of May 11, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

MAY 11, 2022 - REGULAR

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Michael B. Specht, Michael Rossman, Yehuda Weissmandl
ABSENT:	Brendel Charles, David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/25/22 07:00 PM
DOC ID: 8488

ADOPTED

2022-250

Settlement of Tax Certiorari: Valleyside Gardens LLC

VALLEYSIDE GARDENS LLC

WHEREAS, the Town Attorney's Office and the Office of the Assessor have recommended that the following certiorari matter be settled:

Tax Year	Section/Lot	Original Assessment	Corrected Assessment
2020/21	57.46-2-3	$785,800	$707,200

WHEREAS, Scott Shedler, the Town Assessor, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town Attorney be hereby authorized to settle the above matter, and

BE IT FURTHER RESOLVED that settlement is subject to approval by the East Ramapo School District, and

BE IT FURTHER RESOLVED that refunds can only be made when the Petitioner is current on all tax liability.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/25/22 07:00 PM
DOC ID: 8494

ADOPTED

2022-251

Settlement of Tax Certiorari: Two-Sixty-Seven Cherry Lane Realty

TWO-SIXTY-SEVEN CHERRY LANE REALTY

WHEREAS, the Town Attorney's Office and the Office of the Assessor have recommended that the following certiorari matter be settled:

Tax Year	Section/Lot	Original Assessment	Corrected Assessment
2018/19	56.13-1-49	$149,000	$117,000
2019/20	56.13-1-49	$149,000	$117,000
2020/21	56.13-1-49	$149,000	$117,000
2021/22	56.13-1-49	$149,000	$108,800

WHEREAS, Scott Shedler, the Town Assessor, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town Attorney be hereby authorized to settle the above matter, and

BE IT FURTHER RESOLVED that settlement is subject to approval by the Suffern Central School District, and

BE IT FURTHER RESOLVED that refunds can only be made when the Petitioner is current on all tax liability.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-252

Authorization to Accept New York State Legislature Authority to Accept Retroactive Application for Real Property Tax Exemptions

WHEREAS, legislation will be introduced in the New York State Legislature that would grant authority for the Town to accept retroactive application by the following organization for real property tax exemptions as follows:

a) SPRING VALLEY CHURCH OF THE NAZARENE
Spring Valley, NY 10977
SBL: 05/57.39-2-35
11 Church Street
2018, 2019 and 2020 Assessment Rolls, and

WHEREAS, the State Legislature requires the Town Board to state that it will grant the retroactive tax exemptions once appropriate State authority is granted

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it has no objection to the passage of the above legislation and it hereby agrees that it will grant tax exemptions for the above property for the tax years in question if legislation is passed and signed by the Governor.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/25/22 07:00 PM
DOC ID: 8500

ADOPTED

2022-253

Amend Local Law Designation: Reimbursement of Consultant Fees

WHEREAS, the Town Board by Resolution No. 2022-220 adopted a Local Law entitled **"REIMBURSEMENT OF CONSULTANT FEES",** and

WHEREAS, at the time of adoption said Local Law was designated as Local Law No. 4-2022, and forwarded to the New York State Records Office, and

WHEREAS, the Town Attorney has advised that the assigned Local Law number was out of sequence and needs to be assigned a new number

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Local Law entitled **"REIMBURSEMENT OF CONSULTANT FEES",** which Local Law was previously ***DESIGNATED AS LOCAL LAW NO. 4-2022 IS HEREBY AMENDED TO BE KNOWN AS LOCAL LAW NO. 3-2022.***

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-254

Establish Assistant Building Maintenance Mechanic Position

WHEREAS, the classification of a Assistant Building Maintenance Mechanic position in the Buildings and Grounds Department within the Town of Ramapo has been recommended by the Town Supervisor, Michael B. Specht, and

WHEREAS, the Rockland County Personnel Office has classified the position of Assistant Building Maintenance Mechanic,

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Ramapo that the Board authorizes the establishment of the position of **Assistant Building Maintenance Mechanic** in the Ramapo Buildings and Grounds Department, retroactively to May 16, 2022.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/25/22 07:00 PM
DOC ID: 8493

ADOPTED

2022-255

Appoint Assistant Building Maintenance Mechanic

WHEREAS, there is a vacancy in the position of Assistant Building Maintenance Mechanic in the Buildings & Grounds Department within the Town of Ramapo, and

WHEREAS, the Town Supervisor, Michael B. Specht, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***CARLOS ESTRADA,*** as probationary ***Assistant Building Maintenance Mechanic*** retroactively effective May 16, 2022. The annual salary will remain the same.

SOURCE OF FUNDS: 1620A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/25/22 07:00 PM
DOC ID: 8492

ADOPTED

2022-256

Authorization for Fire Inspector to Attend ICC Annual Conference

WHEREAS, Director of Building & Zoning Ian Smith, has requested authorization for Adam Peltz, Fire Inspector for the Town of Ramapo, to attend the International Code Council (ICC) Annual Conference to be held in Louisville, Kentucky, September 12th thru September 16th, 2022, and

WHEREAS, as Treasurer and State Delegate of the New York Building Officials Conference Rockland Chapter (NYSBOC), registration will be complimentary, and travel and lodging expenses will be paid by NYSBOC Rockland Chapter,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that authorization be hereby granted for ***ADAM PELTZ, FIRE INSPECTOR*** for the Town of Ramapo, to attend the International Code Council (ICC) Annual Conference to be held in Louisville, Kentucky, September 12th thru September 16th, 2022, at no cost to the Town.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/25/22 07:00 PM
DOC ID: 8502

ADOPTED

2022-257

Authorization to Commence Injunction Action: 10 Cedar Lane LLC

WHEREAS, Ian Smith, Building Inspector for the Town of Ramapo, has advised the Town Board that the premises located at 10 Cedar Lane, Monsey, New York present an imminent threat to the safety and welfare of the residents of the Town and is in violation of the New York State Property Maintenance Code, New York State Uniform Fire Prevention and Building Code, and the Revised Code of the Town of Ramapo, and

WHEREAS, Ian Smith has requested that the Town commence an injunction action to enjoin the continuing use of the property.

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby authorizes the Town Attorney's Office to commence a proceeding in the Supreme Court, Rockland County, New York, against ***10 CEDAR LANE LLC***, owner of the above property, to enjoin use of the above property in violation of the New York State Property Maintenance Code, New York State Uniform Fire Prevention and Building Code, and the Revised Code of the Town of Ramapo.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/25/22 07:00 PM
DOC ID: 8501

ADOPTED

2022-258

Authorization to accept $200 donation

WHEREAS, Chief Martin Reilly requests authorization to accept a donation in the amount of $200.00 from Fredi and Frank Alessio of Suffern, New York, and

WHEREAS, the Chief requests the 2022 Town Budget be amended as follows:

- Increase Revenue: AB.22705 (Gifts & Donations) - $200.00
- Increase Expenditures: 3120AB.3465 (Training & Seminars) - $200.00

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby authorizes Chief Reilly to accept the donation from Fredi and Frank Alessio in the amount of $200.00, and

BE IT FURTHER RESOLVED the Finance Department is hereby authorized to **amend the 2022 Town Budget** as stated above to reflect receipt of said donation.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 05/25/22 07:00 PM
DOC ID: 8503

ADOPTED

2022-259

Authorization to Award Scholarship to Attend Camp Scuffy

WHEREAS, the previous owners of Camp Scuffy established a scholarship fund for those that wish to attend the camp, and

WHEREAS, said scholarship fund has a balance of $2,025.00, and

WHEREAS, Michelle Antosca, Director of Parks & Recreation, is in receipt of a request from a Montebello Elementary School Social Worker asking the Board to consider awarding a scholarship to one of the school's needy students, and

WHEREAS, Michelle Antosca recommends a scholarship in the amount of $1,600.00 be awarded to said student as they would greatly benefit from the opportunity to attend Camp Scuffy

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that a Camp Scuffy Scholarship in the amount of $1,600.00 be hereby awarded to said student of Montebello Elementary School to attend Camp Scuffy this summer.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-260

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Regular Meeting of the Ramapo Town Board held this evening, May 25, 2022, be hereby **adjourned at 7:22 P.M.** ***IN MEMORY*** of the victims of a gunman's racist attack at a supermarket in Buffalo NY. on Saturday, May 14, 2022, which killed 10 people and injured 3 others, and

BE IT FURTHER RESOLVED that the Regular Meeting of the Ramapo Town Board held this evening, May 25, 2022, be hereby **adjourned at 7:22 P.M.** ***IN MEMORY*** of the 19 children and two teachers that were killed in a shooting at Robb Elementary School in Uvalde, Texas, on Tuesday, May 24, 2022.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 06/08/22 07:00 PM
DOC ID: 8506

ADOPTED

2022-261

Close Open Period For Public Participation

RESOLVED by the Town Board of the Town of Ramapo that the Open Period For Public Participation held this evening, June 8, 2022, be hereby **closed at 7:17 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 06/08/22 07:00 PM
DOC ID: 8508

ADOPTED

2022-262

Public Hearing: Petition of Watchtower

RESOLVED by the Town Board of the Town of Ramapo that the Continued Public Hearing held this evening, June 8, 2022, to solicit public comments on the ***PETITION OF WATCHTOWER: DRAFT COMPREHENSIVE PLAN & ZONING AMENDMENTS*** be hereby **Adjourned to July 27, 2022 at 7:00 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 06/08/22 07:00 PM
DOC ID: 8510

ADOPTED

2022-263

Regular Meeting of May 25, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

MAY 25, 2022 - REGULAR

RESULT:	**ADOPTED [4 TO 0]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSTAIN:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 06/08/22 07:00 PM
DOC ID: 8505

ADOPTED

2022-264

Acceptance of Easement: 34 Ellish Parkway Subdivision

WHEREAS, the Town of Ramapo Planning Board has granted certain approval(s) for "34 Ellish Parkway Subdivision," and

WHEREAS, said approvals required the granting of the following easement to the Town:

- Five-Foot Shade Tree Easement

WHEREAS, MJ Engineering and the Town Attorney's Office have reviewed the above easement and recommend its acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above easement, subject to recording.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 06/08/22 07:00 PM
DOC ID: 8516

ADOPTED

2022-265

Settlement of Tax Certiorari: Executive Associates North II, LLC

CORRECTED RESOLUTION
EXECUTIVE ASSOCIATES NORTH II, LLC

WHEREAS, the Town Attorney's Office and the Office of the Assessor have recommended that the following certiorari matter be settled:

Tax Year	Section/Lot	Original Assessment	Corrected Assessment
2018/19	55.07-1-7.2	$1,000,000	$947,500
2019/20	55.07-1-7.2	$1,000,000	$947,500
2020/21	55.07-1-7.2	$1,000,000	$947,500
2021/22	55.07-1-7.2	$1,000,000	$860,000

WHEREAS, Scott Shedler, the Town Assessor, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town Attorney be hereby authorized to settle the above matter, and

BE IT FURTHER RESOLVED that settlement is subject to approval by the Suffern Central School District, and

BE IT FURTHER RESOLVED that refunds can only be made when the Petitioner is current on all tax liability.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-266

Amendment of Resolution No. 2022-229: Authorization to Retain Appraiser- Bob Sterling MAI

WHEREAS, the Town Board by Resolution No. 2022-229 retained Bob Sterling MAI as an appraiser, and

WHEREAS, the scope of work described in said resolution was incorrect

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby ***AMENDS RESOLUTION NO. 2022-229*** to read as follows:

"WHEREAS, there is pending litigation entitled Connectivity Systems, LLC v. The Town of Ramapo et al., Docket No.: 7:20-cv-05251-CS-AEK in the United States District Court for the Southern District of New York (the "Litigation") where the value of investment in real property is in issue; and

WHEREAS, the Town denies all allegations against the Town in this Litigation; and

WHEREAS, it appears from the recommendation of the Federal Court Attorneys representing the Town that Bob Sterling MAI should be retained as an Appraiser for preparation of a narrative appraisal of the subject property as-is for a cost not to exceed $7,500 for a Trial Ready Appraisal and at an hourly rate of $200 per hour for all other services required. and

WHEREAS, the fee proposal from Bob Sterling MAI is reasonable and reflects the appropriate standard of expertise required for the assignment,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the fee proposal submitted by ***BOB STERLING MAI*** is accepted and Bob Sterling MAI, is hereby retained for preparation of a narrative appraisal of the subject property as-is for a cost not to exceed $7,500 for a Trial Ready Appraisal and at an hourly rate of $200 per hour for all other services required

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute a Letter Agreement with Bob Sterling MAI in a form approved by the Town Attorney's Office."

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Amendment of Resolution No. 2022-230: Authorization to Retain Analytical Economics Associates

WHEREAS, by Resolution No. 2022-230 the Town Board retained Josefina V. Tranfa-Abboud, Ph.D. of Analytical Economics Associates (AEA) to evaluate, review and testify as to any financial calculations concerning a return on real property investment issues with regard to pending litigation, and

WHEREAS, said resolution did not include the rate schedule submitted by AEA in their proposal

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby ***AMENDS RESOLUTION NO. 2022-230*** to read as follows:

"WHEREAS, there is pending litigation entitled Connectivity Systems, LLC v. The Town of Ramapo et al., Docket No.: 7:20-cv-05251-CS-AEK in the United States District Court for the Southern District of New York (the "Litigation") where the value of investment in real property is in issue; and

WHEREAS, the Town denies all allegations against the Town in this Litigation; and

WHEREAS, it appears from the recommendation of the Federal Court Attorneys representing the Town that Josefina V. Tranfa-Abboud, Ph.D. of Analytical Economics Associates (the "Expert") should be retained as an Expert to evaluate and to review and testify as to any financial calculations concerning a return on real property investment issues, and

WHEREAS, the following fee proposal from said Expert is reasonable and reflects the appropriate standard of expertise required for the assignment:

Billing Rates for Professional Services Provided by Josefina V. Tranfa-Abboud, Ph.D

- **All professional services exclusive of testimony: $480 per hour**
- **Trial/Deposition testimony:**
  - **Hourly Rate $500 per hour**
  - **Daily Rate $4,800 per day**

Billing Rates for Professional Services Provided by Supporting Staff

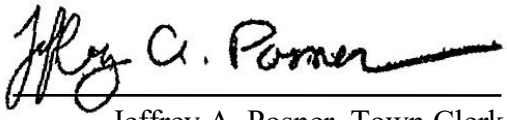
- **Senior Economic Analyst and Project Manager $215 per hour**
- **Paraprofessional and Assistant Project Manager $135 per hour**

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the fee proposal submitted by ***JOSEFINA V. TRANFA-ABBOUD, Ph.D. of***

ANALYTICAL ECONOMICSASSOCIATES is accepted and said Expert is hereby retained to provide the necessary appraisal opinions, any required additional work and, if necessary, trial testimony, as presented in the proposal described above, for a fee **not to exceed $7,500.00**

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute a Letter Agreement with Josefina V. Tranfa-Abboud, Ph.D. of Analytical Economics Associates in a form approved by the Town Attorney's Office."

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl



Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 06/08/22 07:00 PM
DOC ID: 8523

ADOPTED

2022-268

211 Saddle River Road: Authorization to Pay for Upgraded 8" Sewer Line and Manholes

WHEREAS, a sewer installation project will be taking place at 211 Saddle River Road, and

WHEREAS, the Department of Public Works wishes to ensure that an upgrade is installed to service other properties in the immediate vicinity not currently served by the Town's sewer lines, and

WHEREAS, the builder, JB Developers, will contract with Scaffidi's Paving and Excavating, 34 North Route 9W, West Haverstraw, New York 10993, to build an 8" sewer main with two manholes so that others may in the future connect to this line, and

WHEREAS, the Town of Ramapo will only be responsible for the additional $12,000 cost, and

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Supervisor is hereby authorized to sign a letter agreement with JB Developers in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 06/08/22 07:00 PM
DOC ID: 8512

ADOPTED

2022-269

Acceptance of Agreements: Elevated Computing and Dell Marketing LP

WHEREAS, the Ramapo Police Department is currently using Microsoft Office 2013 but has its email in the Microsoft Cloud, and

WHEREAS, Microsoft Office 2013 is end-of-life and will have no more support, and

WHEREAS, Harry Grossman, Director of Automated Services, has recommended that the Police Department migrate to the Microsoft Government Community Cloud (GCC), which is considered more secure, and move to Microsoft Office 365 which provides all updates and 5 licenses per user, and

WHEREAS, Harry Grossman, Director of Automated Services, is in receipt of a proposal from Elevated Computing, 2537 Route 52, Building 3, Suite 1, Hopewell Junction, New York 12533, for migration to the GCC at a one-time cost of $5,640.00, and a proposal from Dell Marketing LP, One Dell Way, Round Rock, Texas 78680, for the purchase of Microsoft Office 365 for three years at a cost of $37,208.40 per year, and

WHEREAS, Mona Montal, Director of Purchasing, concurs with the above recommendations,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above proposals, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute the agreements in forms approved by the Town Attorney's Office.

SOURCE OF FUNDS: 3120AB.3444

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-270

Approval of Agreement: Purchase of Software Licensing and Related Professional Services- PROS Real Property Software Solutions

WHEREAS, the Town Assessor for the Town of Ramapo (the "Assessor") requires the most appropriate Software License and Professional Services of said Software (collectively the "Software") to properly administer and operate the Assessor's Office to best service the Town Residents as well as Town taxpayers; and

WHEREAS, the aforesaid Software and Professional Services require the Office of the Town Assessor to contract for a 2022 pro rata fee at a cost of $3,750 as well as data conversion and website initial set-up at a cost of $5,500 with PROS Real Property Software Solutions, to provide the public with assessment information and

WHEREAS, no part of this acquisition of said Supporting Software and related services involves the purchase of any hardware; and

WHEREAS, the Town Assessor has reviewed and fully considered the best provider of said Supporting Software and the best provider of said Support Software is PROS whose record of supplying these professional services is well established; and

WHEREAS, the total costs for said Supporting Software shall not exceed $9,250; and

WHEREAS, the Town is in need of said Supporting Software at this time for the Assessor to properly carry out the duties of the Office of the Town Assessor.

NOW THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo:

(1) All "WHEREAS" paragraphs above stated are hereby incorporated herein by reference as though set forth in full.

(2) The Town Board hereby authorizes the Town Supervisor to execute any and all agreements for the purchase from PROS Real Property Software Solutions of the Supporting Software in the form of any agreement as recommended by the Town Attorney.

(3) This Resolution shall take effect immediately

SOURCE OF FUNDS: 1355A.3444

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 06/08/22 07:00 PM
DOC ID: 8513

ADOPTED

2022-271

Appoint Part-Time Court Attendant - Justice Court

WHEREAS, there is a vacancy is the position of Part-Time Court Attendant within the Town of Ramapo Justice Court, and

WHEREAS, Town Supervisor, Michael B. Specht, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint **PETER NUGNES** as **Part-Time Court Attendant**, effective June 13, 2022, at the hourly pay rate of $25.00.

SOURCE OF FUNDS: 1110A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 06/08/22 07:00 PM
DOC ID: 8509

ADOPTED

2022-272

Authorization for Two Officers to Attend "Social Media and Open Source Investigations"

WHEREAS, Chief Martin Reilly requests authorization for two (2) Police Officers to attend "Social Media and Open Source Investigations" training to be held June 14, 2022 in White Plains, NY, and

WHEREAS, the cost for the Police Officers to attend said training will not exceed $450.00,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that authorization is hereby granted for two (2) Police Officers to attend "Social Media and Open Source Investigations" training to be held June 14, 2022 in White Plains, NY, at a cost not to exceed $450.00.

SOURCE OF FUNDS: Operating Budget: 3120AB.3465 - Schools, Travel and Seminars

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 06/08/22 07:00 PM
DOC ID: 8522

ADOPTED

2022-273

Authorization to Refer to NYSDOT: Establishment or Improvement of Helipad

WHEREAS, Moshe Silber is the owner of a certain parcel of real property located at 1092 Haverstraw Road, Town of Ramapo, County of Rockland, State of New York; and

WHEREAS, New York State General Business Law Section 249 provides that no person shall establish or improve a privately owned helipad except by authorization of the governing board of the Town in which such private helipad is proposed to be established or improved; and

WHEREAS, New York State General Business Law Section 249 provides that the governing body of a Town shall not authorize the establishment or improvement of a private helipad at the requested location unless in accordance with the standards prescribed by the Commissioner of Transportation of the State of New York; and

WHEREAS, the helipad proposed to be established or improved will be privately owned and the owner of the real property upon which the establishment is to take place has consented to such establishment; and

NOW, THEREFORE, BE IT RESOLVED that the New York State Commissioner of Transportation is hereby requested to make a determination as to whether or not the establishment or improvement of such a privately owned helipad complies with his standards adopted pursuant to Section 249 of the New York State General Business Law.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 06/08/22 07:00 PM
DOC ID: 8526

ADOPTED

2022-274

Renaming of Road - Phil Tisi Way

WHEREAS, the interior roadway at the stadium facility in the vicinity of Fireman's Memorial Drive is named Palisades Credit Union Park Drive incident to the prior naming rights, and

WHEREAS, the Town wishes to honor Phil Tisi in recognition of his 30 years of service and dedication to the residents of the Town of Ramapo,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that Palisades Credit Union Park Drive is hereby changed and re-named ***PHIL TISI WAY.***

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael B. Specht, Supervisor
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 06/08/22 07:00 PM
DOC ID: 8531

ADOPTED

2022-275

Waiver of Rules of Order: 24hr. Rule

WHEREAS the Town Board, by Resolution No. 2018-83, adopted Rules of Order for the Town Board of the Town of Ramapo, and

WHEREAS, pursuant to said Rules, to the extent practicable, no resolution may be brought for a vote unless printed or digital copies are presented to each Board member 24 hours prior to the opening of the meeting, and

WHEREAS, said rule can be waived by a majority consent of the Board members present,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby waives the ***RULES OF ORDER*** with regard to the 24 hour rule.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 06/08/22 07:00 PM
DOC ID: 8530

ADOPTED

2022-276

Acceptance of Proposal: Ralph Blvd Drain Collapse

WHEREAS, Fred Brinn, Superintendent of Highways, is in receipt of proposals for the Ralph Boulevard Drainage Collapse Project, to replace approximately 350 linear feet of collapsed drainage pipe on Ralph Blvd that caused a collapse of the ground resulting in a very large sink hole, and

WHEREAS, the Highway Department and Department of Public Works have reviewed said proposals and recommend the acceptance of the lowest responsible proposal submitted by Cioffi Services, 201 N Route 9W, Congers, NY 10920, in the amount of $157,700.00, and

WHEREAS, Mona Montal, Director of Purchasing, concurs with the above recommendation, and

WHEREAS, the work was filed as part of the Town's claim for reimbursement with FEMA as a result of the storm known as Hurricane Ida on September 1st - 2nd, 2021,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the proposal as filed in the Town Clerk's office submitted by ***CIOFFI SERVICES***, 201 N Route 9W, Congers, NY 10920, in the amount of $157,700.00 to supply equipment, labor and the materials necessary for the completion of the Ralph Boulevard Drainage Collapse Project, be hereby approved and accepted, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Cioffi Services., in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 5197H21.34460

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 06/08/22 07:00 PM
DOC ID: 8515

ADOPTED

2022-277

Acceptance of Proposal: Financial Advisory Services- Capital Markets Advisors, LLC - 2022

WHEREAS, the Town is in receipt of a proposal from Capital Markets Advisors, LLC, 1055 Route 82, Suite 4, Hopewell Junction, New York 12533, to provide financial advisory services with respect to bond, note, and lease financings by the Town, a copy of which is on file in the Town Clerk's Office, and

WHEREAS, John Lynch, Director of Finance, has reviewed the proposal and recommends its acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***CAPITAL MARKETS ADVISORS, LLC***, to provide financial advisory services to the Town for **year 2022,** at the terms set forth in the above proposal**,** and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Capital Markets Advisors, LLC in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1310A.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 06/08/22 07:00 PM
DOC ID: 8517

ADOPTED

2022-278

Acceptance of Audited Financial Statements year ending 2021

WHEREAS, the Town of Ramapo by Resolution No. 2022-155 retained Bonadio Group (Bonadio) to examine the financial statements of the Town for the year ending December 31, 2021, and

WHEREAS, Bonadio has concluded its examination of said financial statements, and the final audit was presented to the Supervisor and the Town Board, May 19, 2022, for its review and acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts for filing the final audit and findings of the Town of Ramapo Financial Statements, audited by Bonadio Group, for the **year ending December 31, 2021.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-279

Approval of Petty Cash Funds - Town Facilities

WHEREAS, Michelle Antosca, Director of Parks & Recreation has requested petty cash funds for the day-to-day operations of Town facilities, as follows:

- **Pools:**
  Saddle River Pool……$500.00
  Spook Rock Pool……..$500.00
- **Rustic Brook……....$100.00**
- **Camps……..$300.00**

WHEREAS, the full amount is returned to the General Fund at the end of the season,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Finance Department is hereby authorized to establish ***PETTY CASH FUNDS*** as stated above.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-280

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Regular Meeting of the Ramapo Town Board held this evening, June 8, 2022, be hereby **adjourned at 8:11 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8553

ADOPTED

2022-281

Close Open Period for Public Participation

RESOLVED by the Town Board of the Town of Ramapo that the Open Period for Public Participation held this evening, July 13, 2022, be hereby **closed at 7:18 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8535

ADOPTED

2022-282

Regular Meeting of June 8, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

JUNE 8, 2022 - REGULAR

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-283

Adoption Of SEQRA Findings Statement Town of Ramapo Comprehensive Plan Amendment for the Northeast Ramapo Development Plan And Comprehensive Plan Update of Town-Wide Existing Conditions And Code Amendments for Northeast Ramapo

WHEREAS, the Town Board has conducted an environmental review pursuant to the New York State Environmental Quality Review Act and the New York State SEQRA Regulations (6 NYCRR Part 617) as part of its review of a potential Comprehensive Plan Amendment for the Northeast Ramapo Development Plan and Comprehensive Plan Update of Town-wide Existing Conditions and Code Amendments for Northeast Ramapo. The history, procedure and substance of the Board's review is set forth in the Draft Generic Environmental Impact Statement (DGEIS), Final Generic Environmental Impact Statement (FGEIS) and Findings Statement as well as the record of these proceedings. The Town Board has had the opportunity to review and consider a draft Findings Statement, which addresses the relevant potential environmental impacts presented in the EIS and potential mitigation measures, weighs and balances such impacts with social, economic and other essential considerations, and provides the basis on which the Town Board may certify that the SEQRA requirements have been met; and

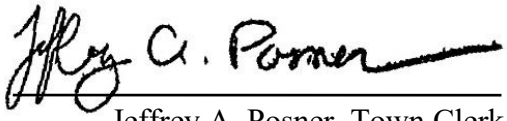
WHEREAS, the Town has undertaken considerable and extensive planning analysis of all areas within the Northeast Ramapo Development Plan ("NRDP") and all of that compilation and evaluation of information has served as the basis for the actions to be taken by the Town Board regarding the NRDP; and

WHEREAS, as set forth in Section 2.1 of the FGEIS, property identified as Opportunity Area C located along a portion of Route 45, including a zone change of certain parcels to the Neighborhood Shopping (NS) District, has been eliminated from the NRDP in response to local community concerns and based upon proper planning principles. Nevertheless, the Town Board and its Planning Professionals will monitor developments in this area to evaluate future planning for this area of the Route 45 corridor. All of the studies and analysis associated with the eliminated Opportunity Area C shall be maintained by the Town professionals. Nothing in the foregoing precatory language commits the Town to take any planning or other action without full compliance with all applicable laws, rules, and regulations.

NOW,THEREFORE, BE IT RESOLVED that the Town Board, after consideration of all public and agencies' comments, the DGEIS and FGEIS as well as all matters in the record of these proceedings, on a **ROLL CALL VOTE** adopts and approves the attached SEQRA Findings Statement for the Town of Ramapo Comprehensive Plan Amendment for the Northeast Ramapo Development Plan and Comprehensive Plan Update of Town-wide Existing Conditions and Code Amendments for Northeast Ramapo pursuant to §617.11 of the SEQRA Regulations and authorizes the Town Clerk to file, publish and distribute this Findings Statement in accordance with the requirements of §617.12 of the SEQRA Regulations, and to take all other

actions required by law or necessary to discharge the Town Board's responsibilities regarding this action.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl



Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8538

ADOPTED

2022-284

Adoption of Comprehensive Plan Amendment for the Northeast Ramapo Development Plan and Comprehensive Plan Update of Town-Wide Existing Conditions Northeast Ramapo

WHEREAS, the Town Board has conducted an environmental and planning review of potential amendments to the 2004 Comprehensive Plan focused on the Northeast Ramapo area, and titled "Comprehensive Plan Amendment for the Northeast Ramapo Development Plan and Update of Town-wide Existing Conditions and Code Amendments for Northeast Ramapo". The history, procedure and substance of that review is set forth in the Draft Generic Environmental Impact Statement (DGEIS), Final Generic Environmental Impact Statement (FGEIS) and the Board's SEQRA Findings Statement, which review included but was not limited to referrals to the Town Planning Board, County Planning Department and other agencies, public hearings, and review and consideration of all comments received as well as all matters in the record for the DGEIS and FGEIS.

NOW, THEREFORE, IT IS RESOLVED by the Town Board of the Town of Ramapo on a **ROLL CALL VOTE** that the 2004 Comprehensive Plan is amended by incorporating into that Plan the Northeast Ramapo Development Plan, which consists of the DGEIS, FGEIS and Findings Statement, and is further amended by inclusion of the Comprehensive Plan Update of Town-wide Existing Conditions, which is found in Appendix Volume I, Appendix A of the DGEIS.

BE IT FURTHER RESOLVED that to the extent the comments received from the Rockland County Department of Planning recommend disapproval or modification of the Northeast Ramapo Development Plan, such comments are overridden for the reasons set forth in the memorandum, dated June 1, 2022, to the Board from Deputy Town Attorney Lynch.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-285

Adopt Local Law No. 4 of 2022 Establishment of Commercial Corridor Zoning District and Zoning Map Change to Commercial Corridor Zoning District: Northeast Ramapo

WHEREAS, an introductory Local Law, entitled "Establishment of Commercial Corridor Zoning District and Zoning Map Change to Commercial Corridor Zoning District" was introduced before the Town Board of the Town of Ramapo on August 25, 2021, and upon notice duly published and posted, public hearings were held on September 13, 2021, and March 15, 2022, before the Town Board, and

WHEREAS, public discussion was heard at such hearing concerning the merits and environmental significance of said introductory local law.

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Ramapo on a **ROLL CALL VOTE** that the adoption of the introductory Local Law entitled "Establishment of Commercial Corridor Zoning District and Zoning Map Change to Commercial Corridor Zoning District" is a SEQR Type I action and has been evaluated in a Findings Statement adopted by the Town Board on June 22, 2022, and

BE IT FURTHER RESOLVED, that to the extent the comments of the Rockland County Department of Planning recommend disapproval or modification of this introductory Local Law, such comments are overridden for the reasons set forth in the memorandum, dated June 1, 2022, to the Board from Deputy Town Attorney Lynch, and

BE IT FURTHER RESOLVED, that the introductory Local Law entitled "Establishment of Commercial Corridor Zoning District and Zoning Map Change to Commercial Corridor Zoning District" of the Town of Ramapo be and hereby is **adopted as Local Law No. 4 of 2022** of the Town of Ramapo on June 22, 2022.

The Supervisor declared the resolution adopted.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

_____

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8541

ADOPTED

2022-286

Adopt Local Law No. 5 of 2022 Flex-Overlay Planned Unit Development Zone: Northeast Ramapo

WHEREAS, an introductory Local Law, entitled "Flex-Overlay Planned Unit Development Zone" was introduced before the Town Board of the Town of Ramapo on August 25, 2021, and upon notice duly published and posted, public hearings were held on September 13, 2021, and March 15, 2022, before the Town Board, and

WHEREAS, public discussion was heard at such hearing concerning the merits and environmental significance of said introductory local law.

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Ramapo on a **ROLL CALL VOTE** that the adoption of the introductory Local Law entitled "Flex-Overlay Planned Unit Development Zone" is a SEQR Type I action and has been evaluated in a Findings Statement adopted by the Town Board on June 22, 2022, and

BE IT FURTHER RESOLVED, that to the extent the comments of the Rockland County Department of Planning recommend disapproval or modification of this introductory Local Law, such comments are overridden for the reasons set forth in the memorandum, dated June 1, 2022, to the Board from Deputy Town Attorney Lynch.

BE IT FURTHER RESOLVED, that the introductory Local Law entitled "Flex-Overlay Planned Unit Development Zone" of the Town of Ramapo be and hereby is **adopted as Local Law No. 5 of 2022** of the Town of Ramapo on June 22, 2022.

The Supervisor declared the resolution adopted.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8534

ADOPTED

2022-287

Acceptance of Easement: 244 Viola Road

WHEREAS, the Town of Ramapo Planning Board has granted certain approval(s) for "244 Viola Road," and

WHEREAS, said approvals required the granting of a drainage access and maintenance easement to the Town, and

WHEREAS, MJ Engineering and the Town Attorney's Office have reviewed the above easement and recommend its acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above easement, subject Planning Board approval and subject to recording, and

BE IT FURTHER RESOLVED acceptance of the above easement is not an endorsement of the Planning Board approval.

RESULT:	**ADOPTED [4 TO 1]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
NAYS:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8552

ADOPTED

2022-288

Acceptance of Easement: Montebello Crossing

WHEREAS, the Village of Montebello has granted certain approval(s) for "Montebello Crossing," and

WHEREAS, said approvals required the granting of a gratuitous sanitary sewer easement to the Town, and

WHEREAS, the Department of Public Works and the Town Attorney's Office have reviewed the above sewer easement and recommend its acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above easement, subject to recording; and

BE IT FURTHER RESOLVED that the Town Board hereby authorizes the Town Supervisor to sign all necessary paperwork to effect the purpose of this Resolution.

RESULT:	**ADOPTED [4 TO 1]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
NAYS:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8543

ADOPTED

2022-289

Acceptance of Easement: 4 Crown LLC

WHEREAS, the Town of Ramapo Planning Board has granted certain approval(s) for "4 Crown LLC," and

WHEREAS, said approvals required the granting of the following easement to the Town:

- Shade Tree Easement, and

WHEREAS, MJ Engineering and the Town Attorney's Office have reviewed the above easement and recommend its acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above easement, subject to recording.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Extension of License Agreement: Uncle Mike's Ice Cream, LLC

WHEREAS, the Town Board, by Resolution No. 2014-305, amended by Resolution No. 2014-339, and Resolution No. 2018-222, granted a license agreement to Uncle Mike's Ice Cream, LLC, 470 Piaget Avenue, Apt. K8, Clifton, New Jersey, 07011, to operate ice cream trucks at various Town facilities, and

WHEREAS, Uncle Mike's Ice Cream, LLC has requested extension of the above agreement, and

WHEREAS, Michelle Antosca, Director of Parks and Recreation, has recommended that said agreement be extended at the following terms:

1) Soft Serve and Novelty Ice Cream Trucks

    a) Ramapo Town Hall
    b) Rella Fields
    c) Eugene Levy Park
    d) Manny Weldler Park
    e) Children's Park
    f) Clark Park
    g) St. Lawrence Center
    h) Spook Rock Pool
    i) Saddle River Pool
    j) Special Events

2) One year term:
    a) year 2022 at a fee of $2,750.00

3) Additional Terms:

    a) All trucks will be Rockland County Board of Health certified, if required
    b) Town to be provided with a list of drivers, drivers' licenses and background information
    c) All drivers will provide fingerprints and undergo background checks
    d) Town to be named as an additional insured

e) All prices to be clearly marked on outside of trucks
f) No music or announcements at Saddle River Pool and Manny Welder Park

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby agrees to extend the License Agreement to operate ice cream trucks at various Town facilities with ***UNCLE MIKE'S ICE CREAM, LLC,*** at the terms set forth above, subject to licensee applying for and receiving a Town of Ramapo Peddling Permit and

BE IT FURTHER RESOLVED the Town reserves the right to revoke said license for non-adherence to all the above terms, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute a license agreement with Uncle Mike's Ice Cream, LLC, in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8567

ADOPTED

2022-291

Purchase and Installation of License Plate Readers

WHEREAS, the Town Board, by Resolution No. 2021-144, authorized the purchase and installation of license plate readers in and for the Town of Ramapo, at a maximum estimated cost of $1,350,000 and authorized the issuance of $1,350,000 Bonds to pay the cost thereof, and

WHEREAS, the Town of Ramapo Police Department is in receipt of a proposal from NDI Technologies, Inc., 105 E. State Road 434, Winter Springs, Florida 32708, to provide, install, and service one hundred (100) license plate readers in the Town at a fee not to exceed $1,219,323.28, and

WHEREAS, Chief Martin Reilly recommends the acceptance of the above proposal,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above proposal of ***NDI TECHNOLOGIES, INC.*** for the provision, installation, and service of license plate readers at the terms set forth above, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with NDI Technologies, Inc. in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8564

ADOPTED

2022-292

Approval of Agreement: Use of Weldler Park- Camp Yachad

WHEREAS, Congregation Yachad, Inc., 295 Grandview Avenue, Suffern, New York, has requested use of a portion of Manny Weldler Park for a camp (Camp Yachad), and

WHEREAS, Michelle Antosca, Director of Parks and Recreation, has recommended that the camp be permitted to use a portion of Manny Weldler Park subject to the following terms:

1) Term: June 29, 2022 - August 19, 2022 Monday- Friday, 9:00 A.M. - 5:00 P.M.
2) Facilities:
    a) Fields 1, 2 and 3,
    b) Tents/trailers to be supplied by Camp
3) Fee: $8,000.00
4) Utilities: All electric installed by licensed electrician, and payable by Camp
5) Garbage: Facilities cleaned on a daily basis,
6) Insurance: Naming Town as additional insured,
7) Permit from Rockland County Health Department,
8) Additional Dumpster - $154.00 per week for bi-weekly pick up
9) Security Deposit: $1,000.00 - to be returned if Park cleaned and vacated by one week after Camp ends

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby grants a license agreement to ***CONGREGATION YACHAD, INC***. for use of Manny Weldler Park subject to the terms set forth above, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute a license agreement with Congregation Yachad, Inc. in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Renewal of Workers' Compensation Third Party Administrator - PMA

WHEREAS, the Town presently self-insures its workers' compensation claims, and

WHEREAS, the Town currently has an agreement with PMA Management Corp., 330 Fellowship Road, Suite 200, Mount Laurel, New Jersey 08054, to provide third party administrative services with respect to the Town's workers' compensation self-insurance program, which expires on July 31, 2022, and

WHEREAS, the Town is in receipt of a proposal from PMA Management Corp., to extend the above agreement at the following terms:

1. August 1, 2022 - July 31, 2023 $28,600
2. August 1, 2023 - July 31, 2024 $28,600
3. August 1, 2024 - July 31, 2025 $28,600
4. Medical Bill Review Fee: 22% of savings, and

WHEREAS, Mona Montal, Director of Purchasing, has reviewed the above proposal and recommends its acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above proposal of ***PMA MANAGEMENT CORP.*** to provide third party administrative services with respect to the Town's workers' compensation self-insurance program for the period August 1, 2022 through July 31, 2025, subject to the terms set forth above, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with PMA Management Corp. in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1710CSW-341710

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-294

Accept Resignation - Payroll Clerk

WHEREAS, Anna Milovich, has submitted a letter of resignation from her position as Payroll Clerk in the Town of Ramapo Finance Department, effective July 1, 2022,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the resignation, as submitted by **ANNA MILOVICH**, is hereby accepted.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8550

ADOPTED

2022-295

Appoint Automotive Mechanic I - Central Garage

WHEREAS, there is a vacancy in the position of Automotive Mechanic I within the Town of Ramapo Central Garage, and

WHEREAS, the Deputy Director of Public Works, Mike Sadowski has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***JOHN SMITH*** to the position of Automotive Mechanic I, effective July 18, 2022, at the annual salary of $99,322 in accordance with the CSEA contract.

SOURCE OF FUNDS: 1640A.3100 (Operating Budget)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8551

ADOPTED

2022-296

Appoint Automotive Mechanic I - Central Garage

WHEREAS, there is a vacancy in the position of Automotive Mechanic I within the Town of Ramapo Central Garage, and

WHEREAS, the Deputy Director of Public Works, Mike Sadowski has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***ANTHONY BROWN*** to the position of Automotive Mechanic I, effective August 1, 2022, at the annual salary of $62,589 in accordance with the CSEA contract.

SOURCE OF FUNDS: 1640A.3100 (Operating Budget)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8559

ADOPTED

2022-297

Appoint Real Property Appraiser Assistant

WHEREAS, there is a vacancy in the position of Real Property Appraiser Assistant in the Assessor's Office within the Town of Ramapo, and

WHEREAS, Town Assessor, Scott Shedler, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***HARLEY VALENCIA-MCNALLY*** from Civil Service List #21160 (PROM) as Probationary *Real Property Appraiser Assistant*, effective July 18, 2022, at an annual salary of $59,608, according to the current CSEA contract.

SOURCE OF FUNDS: 1355A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8557

ADOPTED

2022-298

Appoint Permanent Real Property Data Collector II

WHEREAS, Nicholas Tiso has been a provisional Real Property Data Collector II, within the Town of Ramapo Assessor's Office, and

WHEREAS, Nicholas Tiso's name is on Civil Service List #21158 (OC),

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***NICHOLAS TISO*** as *probationary permanent Real Property Data Collector II* effective July 14, 2022. Salary is to remain the same.

SOURCE OF FUNDS: 1355A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8560

ADOPTED

2022-299

Acceptance of Proposal: Emergency Repair Ramapo Town Hall Fire Alarm

WHEREAS, the Town is in receipt of a proposal from Reddi Alarm & Time Systems, Inc., 370 Western Highway, Tappan, New York 10983, for emergency repair of the Ramapo Town Hall Fire Alarm, and

WHEREAS, Yitzchok Ullman, Supervisor of Facilities and Risk Management, recommends acceptance of the above proposal in the amount of $24,150.00, and

WHEREAS, Mona Montal, Director of Purchasing, concurs with said recommendation

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above proposal of ***REDDI ALARM & TIME SYSTEMS, INC.*** for emergency repair of the Ramapo Town Hall Fire Alarm, in the amount of $24,150.00, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Reddi Alarm & Time Systems, Inc. in a form as recommended by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8563

ADOPTED

2022-300

Renewal of Agreement: Honeywell International, Inc. - Maintenance of Heating and Air Conditioning Systems at Ramapo Police Department

WHEREAS, the Town of Ramapo is in receipt of an agreement renewal from Honeywell International Inc., 1985 Douglas Drive, Golden Valley, Minnesota 55422, for maintenance of the heating and air conditioning systems at the Ramapo Police Department, and

WHEREAS, Yitzchok Ullman, Supervisor of Facilities and Risk Management, recommends acceptance of the above proposal, and

WHEREAS, Mona Montal, Director of Purchasing, concurs with the above recommendation, and

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the agreement with ***HONEYWELL INTERNATIONAL INC.***, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Honeywell International Inc. in a form approved by the Town Attorney's Office

SOURCE OF FUNDS: 3120AB.3446

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8546

ADOPTED

2022-301

Authorization for Det. Omar Olayan to attend "Major Cities Chiefs Assoc. Intel. Commanders Group

WHEREAS, Police Chief Martin Reilly, has requested authorization for Det. Omar Olayan to attend the "*Major Cities Chiefs Association Intelligence Commanders Group*" to be held in Las Vegas, Nevada, July 20, 2022 through July 21, 2022, and

WHEREAS, associated costs are as follows: conference registration $249.00 hotel $582.78, airfare $777.20, ground transportation $60.00, meal reimbursement $241.50

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for ***DET. OMAR OLAYAN*** to attend the "*Major Cities Chiefs Association Intelligence Commanders Group*" to be held in Las Vegas, Nevada, July 20, 2022 through July 21, 2022, at a cost not to exceed $2,100.00, and

BE IT FURTHER RESOLVED expenses incurred by the above are to be considered a proper municipal charge under Town Law, Section 116(12) and General Municipal Law, Section 77b.

SOURCE OF FUNDS: 3120AB.3465 - Schools, Training and Seminars

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8545

ADOPTED

2022-302

Authorization for Sgt Galvin to attend the "Police Treatment & Community Collaborative Conference"

WHEREAS, Police Chief Martin Reilly, has requested authorization for Sgt. Joseph Galvin to attend the "*Police Treatment & Community Collaborative (PTACC) Conference* to be held in Chicago, Illinois, August 1st , 2022, through August 5th , 2022, and

WHEREAS, associated costs will be funded by the Project Connect Grant which is managed through the Rockland County District Attorney's Office

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for ***SGT. JOSEPH GALVIN*** to attend the "*Police Treatment & Community Collaborative (PTACC) Conference* to be held in Chicago, Illinois, August 1st , 2022, through August 5th , 2022, all costs to be covered by the Project Connect Grant..

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8544

ADOPTED

2022-303

Authorization for Det Sgt Higgins to attend "Offender Watch Training"

WHEREAS, Police Chief Martin Reilly, has requested authorization for Det. Sgt. Michael Higgins to attend the "*Offender Watch Training*" to be held in Saratoga, New York, June 28, 2022, at a cost not to exceed $500.00

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for ***DET. SGT. MICHAEL HIGGINS*** to attend the "*Offender Watch Training*" to be held in Saratoga, New York, June 28, 2022, at a cost not to exceed $500.00, and

BE IT FURTHER RESOLVED expenses incurred by the above are to be considered a proper municipal charge under Town Law, Section 116(12) and General Municipal Law, Section 77b.

SOURCE OF FUNDS: 3120AB.3465 - Schools, Training and Seminars

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8524

ADOPTED

2022-304

Authorization for Sgt. Michael Anton to attend "Supervisor Leadership" training

WHEREAS, Police Chief Martin Reilly has requested authorization for Sgt. Michael Anton to attend the FBI-LEEDA training class titled "Supervisor Leadership Institute" to be held in Randolph, New Jersey, November 7th through November 11th, 2022, and

WHEREAS, the cost to attend said training will not exceed $900.00 which has been budgeted for in 2022

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for ***SGT. MICHAEL ANTON*** to attend the FBI-LEEDA training class titled "Supervisor Leadership Institute" to be held in Randolph, New Jersey, November 7th through November 11th, 2022, at a cost not to exceed $900.00 and

BE IT FURTHER RESOLVED that expenses incurred by the above are to be considered a proper municipal charge under Town Law, Section 116(12) and General Municipal Law, Section 77b.

SOURCE OF FUNDS: 3120AB.3465 - Schools, Training and Seminars

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8562

ADOPTED

2022-305

Authorization for Assessor to Attend 2022 NYSAA Meeting & Seminar

WHEREAS, Town of Ramapo Assessor, Scott Shedler, has requested authorization to attend the 2022 NYSAA Annual Meeting & Seminar on Assessment Administration to be held September 18th - 21st, 2022 in Lake George, New York, and

WHEREAS, the costs involved will not exceed $1,650

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for ***ASSESSOR, SCOTT SHEDLER*** to attend the 2022 NYSAA Annual Meeting & Seminar on Assessment Administration to be held September 18th - 21st, 2022 in Lake George, New York, **at a cost not to exceed $1,650**, and

BE IT FURTHER RESOLVED that said expense incurred by above at this Seminar is to be considered a proper Municipal Charge under Town Law, Section 116(12) and General Municipal Law, Section 77B. Part of this cost may also be reimbursed by New York State.

SOURCE OF FUNDS: Assessor 1355A.3465 (Schools, Seminar & Travel)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8536

ADOPTED

2022-306

Authorization for Fire Inspector to Attend International Code Council (ICC) Annual Conference

WHEREAS, Ian Smith, Director of Building & Zoning, has requested authorization for Adam Peltz, Fire Inspector for the Town of Ramapo, to attend the National Conference of Building and Fire Officials of the International Code Council (ICC) Annual Conference to be held in Louisville, Kentucky, September 12th thru September 16, 2022, and

WHEREAS, as the current Treasurer and State Delegate of the New York Building Officials Conference Rockland Chapter (NYSBOC), registration will be complimentary; travel and lodging expenses will be paid by NYSBOC Rockland Chapter,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that authorization be hereby granted for ***ADAM PELTZ, FIRE INSPECTOR*** for the Town of Ramapo, to attend the National Conference of Building and Fire Officials of the International Code Council (ICC) Annual Conference to be held in in Louisville, Kentucky, September 12th thru September 16, 2022, at no cost to the Town.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-307

Designation of Certifying Officer: 2020 CDBG/CARES Act Program

WHEREAS, the Town Board by Resolution No. 2021-478 authorized the Supervisor to execute and file an application on behalf of the Town of Ramapo with the New York State Office of Homes and Community Renewal for a community development grant pursuant to Title I of the Housing and Community Development Act of 1974, as amended, with respect to the following projects:

1) WELDLER PARK PLAYGROUND
2) COMMUNITY OUTREACH CENTER - SENIOR TRANS. VAN
3) TOMECHE SHABBOS - FOOD DISTRIBUTION
4) GOOD SAMARITAN HOSPITAL BIRTHING CENTER, and

WHEREAS, all projects that include CDBG funds must be assessed in accordance with the National Environmental Policy Act of 1969 (NEPA) and the related authorities listed at 24 CFR Part 58, and

WHEREAS, except for actions involving activities determined to be exempt (per 24 CFR 58.34 and NYS Office of Community Renewal procedures), no physical alteration to individual sites can occur nor can funds for those activities be committed or expended until receipt of an environmental clearance letter from the Housing Trust Fund Corporation and, for any subsequently identified specific sites, site-specific reviews are completed for which the Certifying Officer determines that there are no unanticipated impacts nor impacts not adequately addressed in the program review related to the environmental clearance letter and said Officer certifies such determination

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby designates Chief of Staff ***MONA MONTAL*** as the ***CERTIFYING OFFICER*** responsible for all activities associated with the environmental review process to be completed in conjunction with NYS CDBG project number 3416CVPF49-22 awarded to the Town of Ramapo.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8566

ADOPTED

2022-308

Acceptance of Proposal - Legal Matters

WHEREAS, the Town of Ramapo requires the services of a law firm to serve as legal counsel for the Town in connection with various projects as deemed necessary, and

WHEREAS, the Town is in receipt of a proposal from West Group Law PLLC (WGL) to serve as legal counsel for the Town for legal services in connection with various projects as deemed necessary by the Town

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***WEST GROUP LAW PLLC*** to provide legal services in connection to various projects as deemed necessary by the Town in an amount not to exceed $25,000.00, at the following rates:

- **Partners** **$375.00 hourly**
- **Senior Counsel** **$325.00 hourly**
- **Associates** **$250.00 hourly**
- **Reimbursable Expenses to be charged only the actual documented out-of-pocket costs**
- **No billing for travel time or expenses**

and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with WGL in a form approved by the Town Attorney's Office."

SOURCE OF FUNDS: 1420A.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

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Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/13/22 07:00 PM
DOC ID: 8565

ADOPTED

2022-309

Approval of Collective Bargaining Agreement: PBA

WHEREAS, the Collective Bargaining Agreement between the Town of Ramapo and the Ramapo Police Benevolent Association expired on December 31, 2019, and

WHEREAS, the Town and the Ramapo Police Benevolent Association wish to extend the above agreement pursuant to the terms of a Memorandum of Agreement, a copy of which is on file in the Town Clerk's Office

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby approves a ***COLLECTIVE BARGAINING AGREEMENT*** between the Town of Ramapo and the Ramapo Police Benevolent Association for the period retroactive from January 1, 2020, and expiring on December 31, 2022, subject to the terms set forth in the agreement on file in the Town Clerk's Office.

RESULT:	**ADOPTED [4 TO 0]**
MOVER:	David Wanounou, Councilman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Michael B. Specht, Michael Rossman, David Wanounou, Yehuda Weissmandl
ABSTAIN:	Brendel Charles

Jeffrey A. Posner, Town Clerk

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Regular Meeting of the Ramapo Town Board held this evening, July 13, 2022, be hereby **adjourned at 9:04 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/27/22 07:00 PM
DOC ID: 8528

ADOPTED

2022-311

Close Open Period For Public Participation

RESOLVED by the Town Board of the Town of Ramapo that the Open Period For Public Participation held this evening, July 27, 2022, be hereby **closed at 712 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/27/22 07:00 PM
DOC ID: 8555

ADOPTED

2022-312

Close Public Hearing: Petition of Watchtower

RESOLVED by the Town Board of the Town of Ramapo that the continued Public Hearing held this evening, July 27, 2022, to solicit public comments on the **PETITION OF WATCHTOWER: DRAFT COMPREHENSIVE PLAN & ZONING AMENDMENTS** be hereby **closed at 7:31 P.M.**, and

BE IT FURTHER RESOLVED written comments may be submitted to Sharon Osherovitz, Town Clerk, at <<mailto:Osherovitzs@ramapo.org>> or hand delivered to the Town Clerk's Office, Town Hall, 237 Route 59, Suffern, NY 10901 no later than 4:00 P.M., August 10, 2022.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/27/22 07:00 PM
DOC ID: 8587

ADOPTED

2022-313

Reschedule Regular Town Board Meeting: August 10, 2022

RESOLVED by the Town Board of the Town of Ramapo that it hereby **reschedules** the ***REGULAR TOWN BOARD MEETING*** of August 10, 2022, at 7:00 P.M. at Ramapo Town Hall, 237 Route 59, Suffern, New York.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/27/22 07:00 PM
DOC ID: 8572

ADOPTED

2022-314

Agreement with Cornell Cooperative Extension Rockland County: Community-Wide Education - Storm Water Regulations 2022-2023

WHEREAS, the Town Board, by Resolution No. 2020-211 and Resolution No. 2021-295, entered into an agreement with Cornell Cooperative Extension Rockland County, 10 Patriot Hills Drive, Stony Point, New York 10980, to provide community-wide education with respect to Phase II Storm Water Regulations, and

WHEREAS, Michael Sadowski, Deputy Director of Public Works, has recommended that the Town enter into a new agreement for the period retroactive to April 1, 2022 through March 31, 2023, at a fee of $7,300.00,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it does hereby accept the above proposal of ***CORNELL COOPERATIVE EXTENSION*** to provide the above community-wide education service at a fee of $7,300.00 for the period retroactive to April 1, 2022 through March 31, 2023, and

BE IT FURTHER RESOLVED that Supervisor Michael B. Specht is hereby authorized to execute an agreement with Cornell Cooperative Extension in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 8160B.3407S

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-315

Waiver of Rules of Order: 24hr. Rule

WHEREAS the Town Board, by Resolution No. 2018-83, adopted Rules of Order for the Town Board of the Town of Ramapo, and

WHEREAS, pursuant to said Rules, to the extent practicable, no resolution may be brought for a vote unless printed or digital copies are presented to each Board member 24 hours prior to the opening of the meeting, and

WHEREAS, said rule can be waived by a majority consent of the Board members present,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby waives the ***RULES OF ORDER*** with regard to the 24 hour rule.

RESULT:	**ADOPTED [4 TO 0]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSTAIN:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/27/22 07:00 PM
DOC ID: 8576

ADOPTED

2022-316

Settlement of Claim: Town of Ramapo v. David Columbia

WHEREAS, on January 5, 2022, a vehicle owned by Linda Columbia and driven by David Columbia struck a Town of Ramapo Police vehicle, causing damage in the amount of $4,982.82, and,

WHEREAS, the Town is in receipt of a check from Progressive Insurance in the amount of $4,982.82 for the cost of repair of the above Police vehicle, and

WHEREAS, the Town Attorney's Office has recommended that the Town accept the payment from Progressive Insurance in full settlement of the above claim,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts payment of $4,982.82 from ***PROGRESSIVE INSURANCE*** in full settlement of the above claim, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to sign all Release documents in a form recommended by the Town Attorney's Office.

Account: A22680 (Insurance Recovery)

RESULT:	**ADOPTED [4 TO 1]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
NAYS:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/27/22 07:00 PM
DOC ID: 8568

ADOPTED

2022-317

Nominate Police Officers

WHEREAS, there are vacancies in the position of Police Officer within the Town of Ramapo Police Department, and

WHEREAS, Chief of Police, Martin Reilly, has made the following recommendations,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby nominate the following candidates from Civil Service List #21033 (OC) as **Police Officer:**

PHILIP CAMPBELL
SAMANTHA GABRIEL
VINCENT OBOJKOVITS

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/27/22 07:00 PM
DOC ID: 8569

ADOPTED

2022-318

Appointment of Temporary Police Officers

WHEREAS, there are vacancies in the position of Police Officer at the Town of Ramapo Police Department, and

WHEREAS, Chief of Police Martin Reilly has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint the following nominees from Civil Service List #21033 as **Temporary Police Officer Grade 5 (non-certified),** effective August 23, 2022 at an annual salary of $54,552, for the purpose of attending the Police Academy, pending final approval from the Rockland County Department of Personnel:

SAMANTHA GABRIEL
VINCENT OBOJKOVITS

SOURCE OF FUNDS: 3120AB.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/27/22 07:00 PM
DOC ID: 8570

ADOPTED

2022-319

Establish Litigation Assistant Position

WHEREAS, the classification of a full-time Litigation Assistant position in the Town Attorney's Office within the Town of Ramapo has been recommended by Supervisor Michael B. Specht, and,

WHEREAS, the Rockland County Personnel Office has classified the position of Litigation Assistant,

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Ramapo that the Board authorizes the establishment of a full-time position of **LITIGATION ASSISTANT** in the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/27/22 07:00 PM
DOC ID: 8571

ADOPTED

2022-320

Appoint Litigation Assistant

WHEREAS, there is a vacancy in the position of Litigation Assistant within the Town of Ramapo Town Attorney's Office, and

WHEREAS, Supervisor Michael B. Specht, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***DORI KAPLAN,*** as probationary ***LITIGATION ASSISTANT,*** from Civil Service List #21177, effective August 1, 2022, at the annual salary of $74,116, in accordance with the current CSEA contract.

SOURCE OF FUNDS: 1420A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/27/22 07:00 PM
DOC ID: 8573

ADOPTED

2022-321

Acceptance of Bid: Pedestrian Safety Improvement Project

WHEREAS, the Purchasing Department solicited bids for the Town of Ramapo Pedestrian Safety Improvement Project, and

WHEREAS, bids were received by the Town Clerk and opened on March 3, 2022, in accordance with provisions of the law, and

WHEREAS, said project is a Federal Aid Project receiving partial project funding, and

WHEREAS, Town engineering consultants MJ Engineering and Land Surveying, P.C.has recommended that the lowest responsible bid of Paladino Concrete Creations, Corp., 315 N. Mac Questen Pkwy, Mount Vernon, NY 10550, be accepted in the amount of $1,196,353.00, and

WHEREAS, Mona Montal, Director of Purchasing, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the bid of ***PALADINO CONCRETE CREATIONS, CORP.,*** as the lowest responsible bid

BE IT FURTHER RESOLVED that Supervisor Michael B. Specht is authorized to execute an agreement with Paladino Concrete Creations, Corp., in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/27/22 07:00 PM
DOC ID: 8547

ADOPTED

2022-322

Acceptance of Justice Court Audit for Year Ending December 31, 2021

WHEREAS, Section 2019-a of the Uniform Justice Court Act requires that Town Justices annually provide their court records and dockets to the Town Board and that such records be audited by the Town Board and said audit be entered into the minutes of the Board, and

WHEREAS, Bonadio & Co., LLP was authorized to perform an audit of the Town Justice Court, and

WHEREAS, said audit was presented to the Town Board for its review and acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts for filing the **audit** of the ***TOWN JUSTICE COURT*** for the year ending December 31, 2021.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 07/27/22 07:00 PM
DOC ID: 8529

ADOPTED

2022-323

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Regular Meeting of the Ramapo Town Board held this evening, July 27, 2022, be hereby **adjourned at 8:00 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/10/22 07:00 PM
DOC ID: 8578

ADOPTED

2022-324

Close Open Period for Public Participation

RESOLVED by the Town Board of the Town of Ramapo that the Open Period For Public Participation held this evening, August 10, 2022, be hereby **closed at 7:08 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-325

Settlement of Claim: Eileen Greenstein

WHEREAS, Eileen Greenstein of 12 Macintosh Lane, Monsey, New York, has filed a Notice of Claim against the Town for damages caused by a sewer backup, and

WHEREAS, the Town Attorney's Office has reviewed the claim for damages and recommends that it be settled in the amount of $2,710.21, and

WHEREAS, said settlement requires that the homeowner install, at Town expense, a check valve at a cost of $3,480.00, making the total settlement amount $6,190.21,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby settles the claim of ***EILEEN GREENSTEIN*** in an amount not to exceed $6,190.21, said settlement to be charged to Account 8130SS.341931, and

BE IT FURTHER RESOLVED that said settlement is subject to receipt of a General Release from Eileen Greenstein and a final invoice of the cost of the check valve installation.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/10/22 07:00 PM
DOC ID: 8582

ADOPTED

2022-326

Appoint Office Services Aide

WHEREAS, there is a vacancy in the position of Office Services Aide in the Personnel Department within the Town of Ramapo, and

WHEREAS, the Chief of Staff, Mona Montal, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***KLAIRE DEBROCK*** as probationary ***OFFICE SERVICES AIDE*****,** at an annual salary of $44,481 in accordance with the current CSEA contract.

SOURCE OF FUNDS: 1430A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/10/22 07:00 PM
DOC ID: 8583

ADOPTED

2022-327

Acceptance of Proposal: Storage Tank Liability- Lebaum

WHEREAS, the Town is in receipt of a proposal from Lebaum Company, Inc., dated August 4, 2022, to provide Storage Tank Liability Coverage for the period August 25, 2022 through August 25, 2023

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***LEBAUM COMPANY, INC.***, of 17 Monsey Boulevard, Monsey, New York, for the above insurance coverage for the above stated period as follows:

Ace American Insurance

Limits…….$1M/$1M
Retention…… $5,000.00
Premium……$1,050.00
Program Fee…… $175.00
Total……...…$1,225.00, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute all documents approved by the Town Attorney's Office necessary for the Town to accept the above proposal.

SOURCE OF FUNDS: 1910A.341710

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-328

Acceptance of Proposals: Remsen Avenue Concrete Curb and Sidewalk Project

WHEREAS, Michael Sadowski, P.E., Deputy Director of Public Works, is in receipt of a proposal dated July 21, 2022, from Atzl, Nasher & Zigler, P.C., 232 North Main Street, New City, New York 10956, for professional services for survey work, and design and preparation of plans for the construction of concrete curb and sidewalk along Remsen Avenue from the intersection with the southern side of Hilda Avenue to the intersection with the northern side of New York State Route 59 at a fee of $29,835.00, and

WHEREAS, Michael Sadowski, P.E. is in receipt of a proposal dated July 21, 2022, from Atzl, Nasher & Zigler for professional services for survey work, and design and preparation of plans for the construction of concrete curb and sidewalk along Remsen Avenue from the intersection with the southern side of Mountain Avenue to the intersection with the northern side of Hilda Lane, at a fee of $26,875, and

WHEREAS, the Department of Public Works has reviewed the above proposals and has recommended their acceptance, and

WHEREAS, these projects may ultimately be partially funded by Community Development Block Grant (CDBG) funds,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***ATZL, NASHER & ZIGLER, P.C.*** for professional services for survey work, and design and preparation of plans for the construction of concrete curb and sidewalk along Remsen Avenue, in the amounts of $29,835.00 and $26,875, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute agreements with Atzl, Nasher & Zigler, P.C. in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1490A.3452

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Override Resolution Pursuant to General Municipal Law §239-m

WHEREAS, The Town Board previously adopted four resolutions on July 13, 2022, which adopted (i) a SEQRA Findings Statement Regarding the Town Comprehensive Plan Amendment for the Northeast Ramapo Development Plan and Comprehensive Plan Update of Town-Wide Existing Conditions and Code Amendments for Northeast Ramapo; (ii) a Comprehensive Plan Amendment for the Northeast Ramapo Development Plan and Comprehensive Plan Update of Town-Wide Existing Conditions for Northeast Ramapo; (iii) Local Law No. 4 of 2022 - Establishment of Commercial Corridor Zoning District and Zoning Map Change to Commercial Corridor Zoning District; and (iv) Local Law No. 5 of 2022 To Establish A Flex-Overlay Planned Unit Development zone for Northeast Ramapo. Each of the latter three resolutions state that to the extent that the comments of the Rockland County Department of Planning recommend disapproval or modification of the particular proposed action, such comments are overridden with supporting reasons. General Municipal Law §239-m requires a board, within thirty days after final action, to file a report of the final action it has taken with the county planning agency and, if the board has acted contrary to a recommendation of modification or disapproval of the proposed action, to set forth the reasons for the contrary action in such report. The Board has received and reviewed three draft letters prepared by the Town's professional consultants which set forth the reasons for the Board's actions to the extent such actions are contrary to the recommendation of modifications or disapproval of the County Planning Department.

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo

to approve each of the three letters, dated August 8, 2022, which, together with this resolution, shall constitute the Board's reports of its final actions described above.

The Supervisor declared the resolution adopted.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/10/22 07:00 PM
DOC ID: 8609

ADOPTED

2022-330

Authorization to Lead Discussions on Funding for Additional Emergency and Related Ambulance Service

WHEREAS, the Town has determined there is a need for additional emergency and related ambulance services, and

WHEREAS, William Paul Faist Volunteer Ambulance Corps, Inc. and Spring Hill Community Ambulance Corps have agreed to provide additional needed services to the Town,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby authorizes ***SUPERVISOR MICHAEL B. SPECHT, COUNCILMAN DAVID WANOUNOU, CHIEF OF STAFF MONA MONTAL, and PROGRAM COORDINATOR FOR EMERGENCY SERVICES JOSHUA HANS*** to continue to lead discussions on funding for additional emergency and related ambulance services with William Paul Faist Volunteer Ambulance Corps, Inc. and Spring Hill Community Ambulance Corps for a period of one month, or until the next Town Board meeting, whichever comes first.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/10/22 07:00 PM
DOC ID: 8579

ADOPTED

2022-331

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Regular Meeting of the Ramapo Town Board held this evening, August 10, 2022, be hereby **adjourned at 10:46 P.M. IN HONOR OF** the **EMS WORKERS** in attendance this evening and all the Ambulance corps. serving the Town of Ramapo.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael B. Specht, Supervisor
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/24/22 07:00 PM
DOC ID: 8605

ADOPTED

2022-332

Close Open Period for Public Participation

RESOLVED by the Town Board of the Town of Ramapo that the Open Period for Public Participation held this evening, August 24, 2022, be hereby **adjourned at 7:01P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/24/22 07:00 PM
DOC ID: 8598

ADOPTED

2022-333

Set Public Hearing on Introductory Local Law: Amendment to Certain Real Property Tax Exemptions-Seniors and Persons with Disabilities

BE IT RESOLVED that an introductory Local Law, entitled **"AMENDMENT TO CERTAIN REAL PROPERTY TAX EXEMPTIONS"** be, and it hereby is, introduced by Councilwoman Charles before the Town Board of the Town of Ramapo in the County of Rockland and State of New York at a duly noticed meeting of the Town Board held August 24, 2022, and

BE IT FURTHER RESOLVED that copies of the aforesaid proposed local law be laid upon the desk of each member of the Board, and

BE IT FURTHER RESOLVED that the proposed local law shall thereafter be duly considered by the Board, and

BE IT FURTHER RESOLVED that a Public Hearing be hereby held on September 28, 2022, at 7:00 P.M., at Ramapo Town Hall, 237 Route 59, Suffern, New York, for the purpose of soliciting public comment on said Introductory Local Law entitled "Amendment To Certain Real Property Tax Exemptions".

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/24/22 07:00 PM
DOC ID: 8601

ADOPTED

2022-334

Regular Meeting of July 13, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

JULY 13, 2022 - REGULAR

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/24/22 07:00 PM
DOC ID: 8602

ADOPTED

2022-335

Regular Meeting of July 27, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

JULY 27, 2022 - REGULAR

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/24/22 07:00 PM
DOC ID: 8607

ADOPTED

2022-336

Regular Meeting of August 10, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Board:

AUGUST 10, 2022- REGULAR

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/24/22 07:00 PM
DOC ID: 8596

ADOPTED

2022-337

Acceptance of Easements: 4 Fern Drive and 14 Fern Drive

WHEREAS, the Town of Ramapo Planning Board has granted certain approval(s) for 4 Fern Drive and 14 Fern Drive, part of a project known as "Viola Mansion", and

WHEREAS, said approvals required the granting of the following easements to the Town:

- Five-Foot Shade Tree Easement, and

WHEREAS, the Town Attorney's Office has reviewed the above easements and recommends their acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above easements, subject to recording.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/24/22 07:00 PM
DOC ID: 8599

ADOPTED

2022-338

Acceptance of Easements: 53-55 Carlton Road

WHEREAS, the Town of Ramapo Planning Board has granted certain approval(s) for "53-55 Carlton Road," and

WHEREAS, said approvals required the granting of a stormwater maintenance agreement and an access easement to the Town, and

WHEREAS, MJ Engineering and the Town Attorney's Office have reviewed the above easements and recommend their acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above easements, subject Planning Board approval and subject to recording, and

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/24/22 07:00 PM
DOC ID: 8574

ADOPTED

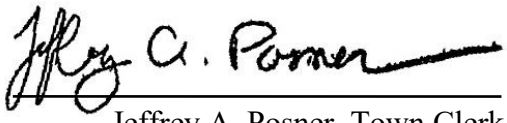
2022-339

Storm Water Maintenance Agreement: Veolia / Suez Water

WHEREAS, the Town of Ramapo is in receipt of a Stormwater Control Facility Maintenance Agreement from Veolia formerly known as Suez Water New York, Inc., to provide for the long-term maintenance and continuation of stormwater control measures,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Supervisor is hereby authorized to execute the above Agreement with ***VEOLIA*** in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou



Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/24/22 07:00 PM
DOC ID: 8591

ADOPTED

2022-340

Settlement of Tax Certiorari: Beth Medrash Ohr Chaim, Inc.

WHEREAS, the Town Attorney's Office has recommended that the following certiorari matter be settled:

BETH MEDRASH OHR CHAIM, INC.

Tax Year	Section/Lot	Original Assessment	Corrected Assessment
2019/20	49.06-1-14	$57,800	$57,800*
2019/20	49.06-2-53	$60,300	$60,300*
2019/20	49.06-2-54	$17,000	$17,000*, and

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town Attorney is hereby authorized to settle the above matter, and

BE IT FURTHER RESOLVED that refunds can only be made when the Petitioner is current on all tax liability.

*Property shall be 100% exempt

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/24/22 07:00 PM
DOC ID: 8593

ADOPTED

2022-341

Authorization for Three Detectives to Attend Background Investigation Course

WHEREAS, Police Chief Martin Reilly, has requested authorization for three (3) Detectives to the "Background Investigations for Police Applicants" course to be held in Fishkill, NY, October 17th - October 18th , 2022, and

WHEREAS, the cost to attend said course is $395 per Detective will be $250.00 per officer

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for ***DETECTIVE WAYNE MITCHELL, DETECTIVE ROBERT MCINTOSH, and DETECTIVE DANIEL SANTA*** to attend the "Background Investigations for Police Applicants" course to be held in Fishkill, NY, October 17th - October 18th , 2022, at a total cost not to exceed $1185.00, and

BE IT FURTHER RESOLVED that expenses incurred by the above are to be considered a proper municipal charge under Town Law, Section 116(12) and General Municipal Law, Section 77b.

SOURCE OF FUNDS: 3120AB.3465 - Schools, Training and Seminars

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-342

Appoint Real Property Data Collector II

WHEREAS, there is a vacancy in the position of Real Property Data Collector II in the Assessor's Office within the Town of Ramapo, and

WHEREAS, Town Assessor, Scott Shedler, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***MEG CAVE,*** as probationary **REAL PROPERTY DATA COLLECTOR II**, from Civil Service List #21158, effective August 29, 2022 with an annual salary of $51,491, according to the current CSEA contract.

SOURCE OF FUNDS: 1355A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/24/22 07:00 PM
DOC ID: 8611

ADOPTED

2022-343

Amendment of Resolution No. 2022-318: Appointment of Police Officers

RESOLVED by the Town Board of the Town of Ramapo that Resolution No. 2022-318 be hereby **AMENDED** to read as follows:

"WHEREAS, there are vacancies in the position of Police Officer at the Town of Ramapo Police Department, and

WHEREAS, Chief of Police Martin Reilly has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint from Civil Service List #67-540 the following nominees: ***PHILLIP CAMPBELL*** as **Police Officer Grade 5 (certified)**, at an annual salary of $58,244, and ***SAMANTHA GABRIEL*** **and** ***VINCENT OBOJKOVITS*** as **Police Officer Grade 5 (non-certified),** at an annual salary of $54,552, effective August 23, 2022."

SOURCE OF FUNDS: 3120AB.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/24/22 07:00 PM
DOC ID: 8595

ADOPTED

2022-344

Acceptance of Proposal: John W. Neubauer - AVP Business Products - Canon Scanner/Printer/Copier

WHEREAS, Michael Sadowski, P.E., Deputy Director of Public Works, is in receipt of a proposal dated August 9, 2022, from John W. Neubauer - AVP Business Products. 2717 Route 22, Patterson, NY 12563, for the lease-to-buy of a Canon TZ-30000 MFP Z36 2 Roll Scanner/Printer/Copier, and

WHEREAS, the Department of Public Works has reviewed the above proposal and recommends its acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***JOHN W. NEUBAUER - AVP BUSINESS PRODUCTS*** for the lease-to-buy of a Canon TZ-30000 MFP Z36 2 Roll Scanner/Printer/Copier, in the amount of $20,349.09, to be paid at the rate of $323.00 per month for 63 months, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with John W. Neubauer, AVP Business Products in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1490A-3440

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/24/22 07:00 PM
DOC ID: 8592

ADOPTED

2022-345

Authorization to Accept Proposal: Hush Maintenance Corp

WHEREAS, The Ramapo Police Department is in receipt of a proposal dated July 26, 2022, from Hush Electrical Contracting, (RC Contract Number RFB-RC-2020-053) P.O. Box 189, West Haverstraw, New York 10993, in the amount of $140,000, for electrical work for 58 sights at 76 locations to facilitate the License Plate Readers that will be installed at various locations throughout the Town, and

WHEREAS, Chief Martin Reilly has reviewed the above proposal and recommends its acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above proposal of ***HUSH ELECTRICAL CONTRACTING*** for the above electrical work.

CAPITAL BUDGET: 5197H33.3260 - Other Equipment

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/24/22 07:00 PM
DOC ID: 8608

ADOPTED

2022-346

Acceptance of Proposal - Life Insurance

CORRECTED RESOLUTION

WHEREAS, the Town's current life insurance coverage with The Hartford Life Insurance Company expires on January 31, 2023, and

WHEREAS, the Town is in receipt of a proposal from The Hartford for life insurance coverage to renew the policy with no changes to the current rates:

.274/1000 Life Rate
.036/1000 AD&D Rate, and

WHEREAS, said rates will be in effect for a two-year period, and

WHEREAS, Director of Purchasing, Mona Montal, has reviewed the above proposal and recommends its acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town does hereby accept the proposal of ***THE HARTFORD*** to provide life insurance coverage to all eligible Town employees for the period of February 1, 2023 through January 31, 2025, subject to the terms set forth above.

Source of Funds: Various.389045

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/24/22 07:00 PM
DOC ID: 8606

ADOPTED

2022-347

Authorization to Accept Grant for New York State's Highway Safety Program for Police Traffic Services

WHEREAS, the New York State Governor's Traffic Safety Committee has awarded a grant in the amount of $34,884 to the Town of Ramapo Police Department to participate in New York State's Program for Police Traffic Services, and

WHEREAS, the goal of this program is to increase seat belt usage and reduce dangerous driving behaviors in an effort to reduce serious injury and death from traffic crashes,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the grant from the ***NEW YORK STATE GOVERNOR'S TRAFFIC SAFETY COMMITTEE*** in the amount of $34,884 to participate in New York State's Program for Police Traffic Services, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute the Agreement with the New York State Governor's Traffic Safety Committee in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/24/22 07:00 PM
DOC ID: 8600

ADOPTED

2022-348

Authorization to Accept Grant for New York State's Highway Safety Program for Pedestrian Enforcement and Education

WHEREAS, the New York State Governor's Traffic Safety Committee has awarded a grant in the amount of $11,424 to the Town of Ramapo Police Department to participate in New York State's Highway Safety Program for Pedestrian Enforcement and Education, and

WHEREAS, the goal of this program is to reduce the number of crashes, injuries, and deaths on New York's roads,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the grant from the ***NEW YORK STATE GOVERNOR'S TRAFFIC SAFETY COMMITTEE*** in the amount of $11,424 to participate in New York State's Highway Safety Program for Pedestrian Enforcement and Education, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute the Agreement with the New York State Governor's Traffic Safety Committee in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/24/22 07:00 PM
DOC ID: 8610

ADOPTED

2022-349

Agreement for Additional Ambulance and EMS Services

WHEREAS, the Town Board, by Resolution No. 2021-532, as amended by Resolution No. 2022-80 approved an agreement with William Paul Faist Volunteer Ambulance Corps, Inc. and Spring Hill Community Ambulance Corps ("Ambulance Corps") for the provision of Emergency and Related Ambulance Services, for year 2022, and

WHEREAS, the Town has determined there is a need for additional services from the Ambulance Corps, and

WHEREAS, the Ambulance Corps have agreed to provide the additional services as requested by the Town,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby authorizes funding for additional Emergency and related Ambulance Services from ***WILLIAM PAUL FAIST VOLUNTEER AMBULANCE CORPS, INC***. and ***SPRING HILL COMMUNITY AMBULANCE CORPS*** in a combined amount not to exceed $275,000 for a 3 month period commencing Tuesday, August 16, 2022, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute agreements with the Ambulance Corps, in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS:

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/24/22 07:00 PM
DOC ID: 8597

ADOPTED

2022-350

Approval of Liquor License: La Parrilla Huerto Inc. d/b/a Mt. Ivy All American Diner

WHEREAS, pursuant to the requirements of the New York State Alcoholic Beverage Control Law, an applicant for a license to sell alcoholic beverages at retail, for on-premises consumption, must notify the Town Clerk of the municipality wherein the premises are located, and

WHEREAS, this notice is given in order that the municipality, if it so desires, may express an opinion for or against the granting of said license or renewal, to the ABC Board,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo, that with respect to the application submitted by ***LA PARRILLA HUERTO INC. d/b/a MT. IVY ALL AMERICAN DINER*** for on premises consumption, the Ramapo Town Board does hereby express a **Favorable Opinion.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 08/24/22 07:00 PM
DOC ID: 8604

ADOPTED

2022-351

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Regular Meeting of the Ramapo Town Board held this evening, August 24, 2022, be hereby **adjourned at 7:38 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/14/22 07:00 PM
DOC ID: 8613

ADOPTED

2022-352

Close Open Period For Public Participation

RESOLVED by the Town Board of the Town of Ramapo that the Open Period For Public Participation held this evening, September 14, 2022, be hereby **closed at 7:10 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/14/22 07:00 PM
DOC ID: 8620

ADOPTED

2022-353

Regular Meeting of August 24, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

AUGUST 24, 2022- REGULAR

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/14/22 07:00 PM
DOC ID: 8635

ADOPTED

2022-354

Fire District- Tax Levy

WHEREAS, there are six fire districts in the Town of Ramapo (the "Town") that provide fire protection within the Town, and

WHEREAS, such fire districts are Moleston, Spring Valley #1, Monsey, Tallman, East Spring Valley and South Spring Valley (the "Town Fire Districts"), and

WHEREAS, fire districts in New York State receive the majority of their funding from property taxes levied on properties within the fire district, and

WHEREAS, in 2021, each of the Town Fire Districts adopted their 2022 annual budgets and submitted them to the Town to be attached to the Town budget in order for property taxes to be appropriately levied on the properties within each of the respective Town Fire Districts, and

WHEREAS, due to a transcription error, the full amount of the 2022 annual budgets for each of the respective Town Fire Districts were not levied, resulting in a shortfall for each district as set forth on the attached schedule, and

WHEREAS, in order to correct this error and to protect the health, safety and welfare of the Town residents, the Town has determined that it is in the best interests of Town residents to fund the shortfall to each district

NOW, THEREFORE, BE IT RESOLVED by the Town Board that authorization is hereby granted to fund a shortfall in the 2022 annual budgets submitted by each of the Town Fire Districts as set forth in the attached schedule.

SOURCE OF FUNDS: General Fund

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/14/22 07:00 PM
DOC ID: 8634

ADOPTED

2022-355

Settlement of Pending Tax Certiorari Litigation

WHEREAS, there is pending litigation entitled *Congregation Vien of Monsey v. Town of Ramapo* under Rockland County Supreme Court Index No. 03644/2018 ("Litigation") where the tax status of a certain parcel of property has been contested; and

WHEREAS, the Town desires to resolve this Litigation based upon the recommendation of the Office of the Town Attorney that will allow the tax exempt status of the subject property referenced in said Litigation to be restored for the 2018/2019 Tax Year; and

WHEREAS, the Town desires to resolve this Litigation upon such terms as recommended by the Office of the Town Attorney to so conclude this Litigation

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Office of the Town Attorney is authorized to resolve this Litigation by executing a proposed Settlement Agreement that has been presented to and reviewed by the Town Board and such authorization shall extend to executing any other required documentation to finally conclude this Litigation.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-356

Settlement of Tax Certiorari: Qing Zhang and Cheng Qian

QING ZHANG AND CHENG QIAN

WHEREAS, the Town Attorney's Office and the Office of the Assessor have recommended that the following certiorari matter be settled:

Tax Year	Section/Lot	Original Assessment	Corrected Assessment
2021/22	46.08-1-2	$172,000	$148,980, and

WHEREAS, Scott Shedler, the Town Assessor, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town Attorney be hereby authorized to settle the above matter, and

BE IT FURTHER RESOLVED that settlement is subject to approval by the Suffern Central School District, and

BE IT FURTHER RESOLVED that refunds can only be made when the Petitioner is current on all tax liability.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-357

Authorization for 4 Officers to attend Special Event Management Seminar:

WHEREAS, Chief Martin Reilly has requested authorization for himself, Capt. Michael Colbath, Lt. Blaine Howell, and Sgt. Shawn Bakker, to attend the *Special Event Management Seminar* to be held in Fort Lauderdale, Florida, on November 8th through November 10th, 2022, and

WHEREAS, the associated costs for four (4) POs to attend said Seminar, travel days being November 7th and November 11th, is as follows: registration $2,796.00, hotel $3,184.00, flights $1,200.00, per diem meal reimbursement $1,242.00, and car rental $1,000.00, which has been budgeted for in 2022

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that authorization be hereby granted for ***CHIEF MARTIN REILLY, CAPT. MICHAEL COLBATH, LT. BLAINE HOWELL, and SGT. SHAWN BAKKER,*** to attend the *Special Event Management Seminar* to be held in Fort Lauderdale, Florida, on November 8th through November 10th, 2022, **at a cost not to exceed $10,000.00,** and

BE IT FURTHER RESOLVED that said expenses incurred by the above are to be considered a proper municipal charge under Town Law, Section 116(12) and General Municipal Law, Section 77b.

SOURCE OF FUNDS: Operating Budget: 3120AB.3465- Schools, Travel and Seminars

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/14/22 07:00 PM
DOC ID: 8619

ADOPTED

2022-358

Authorization for Sgt Andres Sanchez to attend "NYS Volunteer Ambulance & Rescue Association"

WHEREAS, the New York State Volunteer Ambulance & Rescue Association (NYSVARA) will be hosting their annual PULSE Check Conference in Albany, NY, October 7th through October 9th, 2022, and

WHEREAS, Town of Ramapo Police Dispatchers Peter Mair and Kyle Lynch are being recognized as *EMS Communications Specialist of Excellence* for their work during the Evergreen fire in 2021, and

WHEREAS, Chief Martin Reilly has requested authorization for Sgt. Andres Sanchez to represent the Town of Ramapo Police Department at said Conference on October 8, 2022, at a cost not to exceed $300.00, which has been budgeted for in 2022

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that authorization be hereby granted for Sgt. Andres Sanchez to represent the Town of Ramapo Police Department at the NYSVARA Conference on October 8, 2022 in Albany, NY, at a cost not to exceed $300.00, and

BE IT FURTHER RESOLVED that said expenses incurred by the above are to be considered a proper municipal charge under Town Law, Section 116(12) and General Municipal Law, Section 77b.

SOURCE OF FUNDS: Operating Budget: 3120AB.3465- Schools, Travel and Seminars

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/14/22 07:00 PM
DOC ID: 8622

ADOPTED

2022-359

Authorization for 7 Officers to attend NYS Highway Safety Annual Symposium

WHEREAS, Police Chief Martin Reilly has requested authorization for seven (7) Police Officers to attend the *New York Highway Safety Annual Fall Symposium* to be held in Albany, New York on October 26th -October 28th, 2022, and

WHEREAS, arrangements for attendance at the Symposium call for registration fees of $2,520.00, hotel accommodations of $1,140.00, transportation costs not to exceed $150.00 and dinner meal reimbursements of $699.00

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that authorization be hereby granted for ***LT. BLAINE HOWELL, SGT. SHAWN BAKKER, SGT. MICHAEL CARBONE, PO MATTHEW MURPHY, PO MICHAEL MILOVICH, PO WILLIAM O'CONNOR & PO JOHN GENITO*** to attend the *New York Highway Safety Annual Fall Symposium* in Albany, New York, October 26th - October 28th, 2022, at a cost not to exceed $4,600.00, which has been budgeted for in 2022, and

BE IT FURTHER RESOLVED that said expenses incurred by the above are to be considered a proper municipal charge under Town Law, Section 116(12) and General Municipal Law, Section 77b.

SOURCE OF FUNDS: 3120AB.3465 Schools, Seminars and Travel

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/14/22 07:00 PM
DOC ID: 8615

ADOPTED

2022-360

Re-Appointment: Board of Assessment Review Member: Martha Patrick

RESOLVED by the Town Board of the Town of Ramapo that the following named person be hereby **re-appointed** to serve as a Member of the Town of Ramapo ***BOARD OF ASSESSMENT REVIEW*** effective October 1, 2022 for a five (5) year term, said term expiring September 30, 2027:

MARTHA PATRICK
Spring Valley, NY

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/14/22 07:00 PM
DOC ID: 8632

ADOPTED

2022-361

Acceptance of Bid: Various Fencing Work Within The Town of Ramapo

WHEREAS, the Purchasing Department of the Town of Ramapo has solicited bids for Various Fencing Work Within the Town of Ramapo, and

WHEREAS, bids were received by the Town Clerk of the Town of Ramapo and opened on May 19, 2022, in accordance with the provisions of the law, and

WHEREAS, Michelle Antosca, Director of Parks and Recreation, recommends the acceptance of the bid from Yaboo Fence Co., Inc., 95 West Nyack Way, West Nyack, New York 10994, as the lowest responsible bidder paying prevailing wage rates, and

WHEREAS, Mona Montal, Director of Purchasing, concurs with said recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the sole bid submitted by ***YABOO FENCE CO., INC.***, be accepted, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an Agreement with Yaboo Fence Co., Inc., in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS:

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-362

Authorization to Re-Bid: Purchase of Motor Oil, Anti-Freeze, Hydraulic Oil & Transmission Fluid

WHEREAS, the Purchasing Department solicited bids for the Purchase of Motor Oil, Anti-Freeze, Hydraulic Oil and Transmission Fluid, and

WHEREAS, no bids were submitted, and

WHEREAS, Mona Montal, Director of Purchasing, recommends that said bid be re-bid,

NOW, THEREFORE, BE IT RESOLVED by the Town Board and the Town of Ramapo that the bid for the ***PURCHASE OF MOTOR OIL, ANTI-FREEZE, HYDRAULIC OIL and TRANSMISSION FLUID*** be re-bid and the Director of Purchasing is hereby authorized to re-solicit bids for said purchases.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-363

Appoint Office Services Aide (Yiddish Speaking) - Attorney's Office

WHEREAS, there is a vacancy in the position of Office Services Aide (Yiddish Speaking) within the Attorney's Office in the Town of Ramapo, and

WHEREAS, Supervisor, Michael B. Specht, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***YVES LEVY*** as probationary ***OFFICE SERVICES AIDE (YIDDISH SPEAKING)*****,** effective September 19, 2022, at an annual salary of $46,704 in accordance with the current CSEA contract.

SOURCE OF FUNDS: 1420A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael B. Specht, Supervisor
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/14/22 07:00 PM
DOC ID: 8623

ADOPTED

2022-364

Appoint Office Services Aide - Assessor's Office

WHEREAS, there is a vacancy in the position of Office Services Aide within the Assessor's Office in the Town of Ramapo, and

WHEREAS, the Town Assessor, Scott Shedler, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***CARSEN DEBROCK*** as probationary ***OFFICE SERVICES AIDE*****,** effective September 19, 2022, at an annual salary of $44,481 in accordance with the current CSEA contract.

SOURCE OF FUNDS: 1355A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael B. Specht, Supervisor
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-365

Refund of Overcharged Building Permit Fee: 6 Holly Circle

WHEREAS, Benjamin Kahan, 7 Rose Garden Way Unit 111, Monsey, New York, 10952, was issued building permit 2022-0162 on June 3, 2022, for a project at 6 Holly Circle, property tax lot 56.06-3-29, for which he paid an application fee of $12,595.50, and

WHEREAS, upon calculating the square footage of the work area per the submitted electronic pdf files, Sandro Bucci, Assistant Building Inspector, determined there was a miscalculation, whereby Mr. Kahan should have been charged an application fee of $9,411.00, and

WHEREAS, Benjamin Kahan in an email to the Town Clerk dated August 26, 2022, has requested a refund of his overcharge in the amount of $3,184.50

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that John Lynch, Director of Finance, is hereby authorized to refund $3,184.50 to ***BENJAMIN KAHAN*** for his overpayment for building permit 2022-0162.

SOURCE OF FUNDS: B22555

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-366

Approval of Waiver of Fees: Extension of Permits - Blueberry Equities LLC.

WHEREAS, the Town Board by Resolution No. 2020-213 allowed for extension of building permits and approvals for the reasons set forth therein, and

WHEREAS, impacts and after effects and other sequella from COVID-19 that is the basis for said Resolution is still evidenced by those lingering impacts, and

WHEREAS, Blueberry Equities LLC, 260 Kearsing Parkway, Monsey, New York, was issued building permits for a project located at 200A Route 306, and

WHEREAS, said building permits expired or are due to expire before the project can be completed due to those lingering impacts, including but not limited to supply chain issues and material shortages, and

WHEREAS, the Town is in receipt of a request from Blueberry Equities LLC for the waiver of fees to extend the permits for an additional six (6) months to complete the project, and

WHEREAS, Building Inspector Ian Smith, supports the permit extension fee waivers

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo, that building permits issued to Blueberry Equities LLC related to the project located at 200A Route 306, be hereby extended for an additional six (6) months in order to complete the project, and

BE IT FURTHER RESOLVED, Building Inspector Ian Smith is hereby authorized to waive the permit extension fees.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/14/22 07:00 PM
DOC ID: 8621

ADOPTED

2022-367

Approval of Relocation of Fire Hydrant

WHEREAS, Veolia Water New York, Inc., is in receipt of a request from Sparaco & Youngblood Engineering & Land Surveying, PLLC to relocate a fire hydrant at the following location:

- **HYDRANT #TBD - IN FRONT OF 10 MELANEY DRIVE, MONSEY, NY**

WHEREAS, Sharon M. Osherovitz is in receipt of a sketch from Veolia covering the proposed relocation, and

WHEREAS, Joseph Tiso, Fire Inspector for the Town of Ramapo, recommends that said relocation be approved

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that Sharon M. Osherovitz, Town Clerk, is hereby authorized to accept the proposal of **VEOLIA WATER NEW YORK INC.** to relocate the above fire hydrant with respect to the above location.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/14/22 07:00 PM
DOC ID: 8638

ADOPTED

2022-368

Waiver of Rules of Order: 24hr. Rule

WHEREAS the Town Board, by Resolution No. 2018-83, adopted Rules of Order for the Town Board of the Town of Ramapo, and

WHEREAS, pursuant to said Rules, to the extent practicable, no resolution may be brought for a vote unless printed or digital copies are presented to each Board member 24 hours prior to the opening of the meeting, and

WHEREAS, said rule can be waived by a majority consent of the Board members present,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby waives the ***RULES OF ORDER*** with regard to the 24 hour rule.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/14/22 07:00 PM
DOC ID: 8636

ADOPTED

2022-369

Intermunicipal Agreement: Dog Control Services

WHEREAS, there is a need for dog control services in the Town of Ramapo, and

WHEREAS, the Town Board desires to provide dog control services to the residents of the Town,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Supervisor is hereby authorized to enter into an intermunicipal agreement for dog control services in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/14/22 07:00 PM
DOC ID: 8639

ADOPTED

2022-370

Move Into Executive Session: Litigation Matters

RESOLVED by the Town Board of the Town of Ramapo that the Board hereby moves **INTO EXECUTIVE SESSION** to discuss litigation matters at **7:40 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/14/22 07:00 PM
DOC ID: 8640

ADOPTED

2022-371

Move Out Of Executive Session

RESOLVED by the Town Board of the Town of Ramapo that the Board hereby moves **OUT OF EXECUTIVE SESSION** to discuss litigation matters at **8:30 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-372

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Regular Meeting of the Ramapo Town Board held this evening, September 14, 2022, be hereby **adjourned at 8:33 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/28/22 07:00 PM
DOC ID: 8627

ADOPTED

2022-373

Close Open Period For Public Participation

RESOLVED by the Town Board of the Town of Ramapo that the Open Period For Public Participation held this evening, September 28, 2022, be hereby **closed at 7:07 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/28/22 07:00 PM
DOC ID: 8628

ADOPTED

2022-374

Public Hearing: Introductory Local Law Entitled: " Amendment To Certain Real Property Tax Exemptions"

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, September 28, 2022, to solicit public comments on an **INTRODUCTORY LOCAL LAW ENTITLED "AMENDMENT TO CERTAIN REAL PROPERTY TAX EXEMPTIONS" be hereby adjourned to October 26, 2022 at 7:07 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/28/22 07:00 PM
DOC ID: 8645

ADOPTED

2022-375

Set Public Hearing: Agreement: Park Crest Fire Protection District for 2023

WHEREAS, the Agreement with respect to the furnishing of fire protection services for Park Crest Fire Protection District expires December 31, 2022, and

WHEREAS, the Town of Ramapo wishes to enter into a new agreement for the year 2023 with respect to the above Fire Protection District,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the following ***PUBLIC HEARING*** be held on October 26, 2022 as follows:

7:00 P.M. Provision of Fire Protection Services: ***PARK CREST FIRE PROTECTION DISTRICT*** (for the year 2023)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/28/22 07:00 PM
DOC ID: 8646

ADOPTED

2022-376

Set Public Hearing: Agreement: Johnsontown Road Fire Protection District For 2023

WHEREAS, the Agreement with respect to the furnishing of fire protection services for Johnsontown Road Fire Protection District expires December 31, 2022, and

WHEREAS, the Town of Ramapo wishes to enter into a new agreement for the year 2023 with respect to the above Fire Protection District,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the following ***PUBLIC HEARING*** be held on October 26, 2022 as follows:

7:01P.M. Provision of Fire Protection Services: ***JOHNSONTOWN ROAD FIRE PROTECTION DISTRICT*** (for the year 2023)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/28/22 07:00 PM
DOC ID: 8647

ADOPTED

2022-377

Set Public Hearing: Agreement: Ramapo Fire Protection District No. 1 for 2023

WHEREAS, the Agreement with respect to the furnishing of fire protection services for Ramapo Road Fire Protection District No. 1 expires December 31, 2022, and

WHEREAS, the Town of Ramapo wishes to enter into a new agreement for the year 2023 with respect to the above Fire Protection District,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the following ***PUBLIC HEARING*** be held on October 26, 2022 as follows:

7:02 P.M. Provision of Fire Protection Services: ***RAMAPO FIRE PROTECTION DISTRICT NO. 1*** (for the year 2023)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/28/22 07:00 PM
DOC ID: 8648

ADOPTED

2022-378

Set Public Hearing: Agreement: Ramapo Fire Protection District No. 2 for 2023

WHEREAS, the Agreement with respect to the furnishing of fire protection services for Ramapo Road Fire Protection District No. 2 expires December 31, 2022, and

WHEREAS, the Town of Ramapo wishes to enter into a new agreement for the year 2023 with respect to the above Fire Protection District,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the following ***PUBLIC HEARING*** be held at Ramapo Town Hall on October 26, 2022 as follows:

7:03 P.M. Provision of Fire Protection Services: ***RAMAPO FIRE PROTECTION DISTRICT NO. 2*** (for the year 2023)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-379

Set Public Hearing: Agreement: Ramapo Fire Protection District No. 3 for 2023

WHEREAS, the Agreement with respect to the furnishing of fire protection services for Ramapo Road Fire Protection District No. 3 expires December 31, 2022, and

WHEREAS, the Town of Ramapo wishes to enter into a new agreement for the year 2023 with respect to the above Fire Protection District,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the following ***PUBLIC HEARING*** be held at Ramapo Town Hall on October 26, 2022 as follows:

7:04 P.M. Provision of Fire Protection Services: ***RAMAPO FIRE PROTECTION DISTRICT NO. 3*** **(**for the year 2023)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/28/22 07:00 PM
DOC ID: 8650

ADOPTED

2022-380

Set Public Hearing: Agreement: Ramapo Fire Protection District No. 4 for 2023

WHEREAS, the Agreement with respect to the furnishing of fire protection services for Ramapo Road Fire Protection District No. 4 expires December 31, 2022, and

WHEREAS, the Town of Ramapo wishes to enter into a new agreement for the year 2023 with respect to the above Fire Protection District,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the following ***PUBLIC HEARING*** be held on October 26, 2022 as follows:

7:05 P.M. Provision of Fire Protection Services: ***RAMAPO FIRE PROTECTION DISTRICT NO. 4*** (for the year 2023)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/28/22 07:00 PM
DOC ID: 8651

ADOPTED

2022-381

Set Public Hearing: Agreement: Ramapo Fire Protection District No. 5 for 2023

WHEREAS, the Agreement with respect to the furnishing of fire protection services for Ramapo Road Fire Protection District No. 5 expires December 31, 2022, and

WHEREAS, the Town of Ramapo wishes to enter into a new agreement for the year 2023 with respect to the above Fire Protection District,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the following ***PUBLIC HEARING*** be held on October 26, 2022:

7:06 P.M. Provision of Fire Protection Services: ***RAMAPO FIRE PROTECTION DISTRICT NO. 5*** (for the year 2023)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/28/22 07:00 PM
DOC ID: 8642

ADOPTED

2022-382

Settlement of Claim: Erwin Herbst

WHEREAS, Erwin Herbst of 7-9 Forshay Road, Monsey, New York, has filed a Notice of Claim against the Town for damages caused by a sewer backup, and

WHEREAS, the Town Attorney's Office has reviewed the claim for damages and recommends that it be settled in the amount of $21,000, and

WHEREAS, said settlement requires that the homeowner install, at Town expense, a check valve at a cost not to exceed $5,000, making the total settlement amount $26,000.00,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby settles the claim of ***ERWIN HERBST*** in an amount not to exceed $26,000.00, said settlement to be charged to Account 8130SS.341931, and

BE IT FURTHER RESOLVED that said settlement is subject to receipt of a General Release from Erwin Herbst and a final invoice of the cost of the check valve installation.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/28/22 07:00 PM
DOC ID: 8637

ADOPTED

2022-383

Settlement of Tax Certiorari: Uri Bayer

URI BAYER

WHEREAS, the Town Attorney's Office and the Office of the Assessor have recommended that the following certiorari matter be settled:

Tax Year	Section/Lot	Original Assessment	Corrected Assessment
2020/21	42.19-1-69.42	$106,400	$89,376
2021/22	42.19-1-69.42	$106,400	$94,700
2022/23	42.19-1-69.42	$106,400	$94,700, and

WHEREAS, Scott Shedler, the Town Assessor, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town Attorney be hereby authorized to settle the above matter, and

BE IT FURTHER RESOLVED that settlement is subject to approval by the East Ramapo Central School District, and

BE IT FURTHER RESOLVED that refunds can only be made when the Petitioner is current on all tax liability.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-384

Settlement of Tax Certiorari: Airmont Plaza Associates

AIRMONT PLAZA ASSOCIATES

WHEREAS, the Town Attorney's Office and the Office of the Assessor have recommended that the following certiorari matter be settled:

Tax Year	Section/Lot	Original Assessment	Corrected Assessment
2013/14	55.11-1-23	$1,160,300	$847,019
2014/15	55.11-1-23	$ 980,000	$882,000
2015/16	55.11-1-23	$ 980,000	$833,000
2016/17	55.11-1-23	$ 980,000	$833,000
2017/18	55.11-1-23	$ 980,000	$784,000
2018/19	55.11-1-23	$ 980,000	$784,000
2019/20	55.11-1-23	$ 980,000	$764,400
2020/21	55.11-1-23	$ 980,000	$774,200
2021/22	55.11-1-23	$ 980,000	$725,200
2022/23	55.11-1-23	$ 980,000	$715,400, and

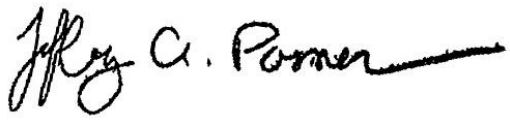
WHEREAS, Scott Shedler, the Town Assessor, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town Attorney be hereby authorized to settle the above matter, and

BE IT FURTHER RESOLVED that settlement is subject to approval by the Suffern Central School District, and

BE IT FURTHER RESOLVED that refunds can only be made when the Petitioner is current on all tax liability.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl



_____

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/28/22 07:00 PM
DOC ID: 8653

ADOPTED

2022-385

Approval of Change Order: GameTime- Weldler Park Playground

CORRECTED RESOLUTION

WHEREAS, the Town Board, by Resolution No. 2022-205, entered into agreements with GameTime, PO Box 106, Spring Lake, NJ 07762, for playground equipment and rubber surfacing for a new playground to be located at Weldler Park, and Pat Corsetti, Inc., 610 Fenimore Road, Mamaroneck, NY 10543 for the installation of said playground equipment for a total price of $658,024.15, and

WHEREAS, Michelle Antosca, Director of Parks and Recreation, has recommended that the following Change Order be approved:

Change Order No. 1
Additional 5,440SF poured in place rubber surfacing added to original plan and 30 swing mats……$103,640.00

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that **Change Order No. 1** is hereby approved and the contract amount for the above services with respect to the new ***WELDLER PARK PLAYGROUND*** is hereby increased to $761,664.15

SOURCE OF FUNDS: 7110A.3260

RESULT:	**ADOPTED [4 TO 0]**
MOVER:	Michael Rossman, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSTAIN:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/28/22 07:00 PM
DOC ID: 8652

ADOPTED

2022-386

Authorization for Installation of Traffic Control Signs on Neil Road

WHEREAS, parking restrictions are being considered to address safety for vehicular and pedestrian traffic using the Neil Road roadway, and

WHEREAS, Joel Bianchi, P.E., of MJ Engineering, the Town's Traffic Consultant, has analyzed the above concerns and recommends intermediate signs prohibiting parking be erected as indicated on the attached *Proposed Illustrative Plan Neil Road "No Parking Any Time"*, dated September 21, 2022,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby authorizes Frederic Brinn, the Superintendent of Highways, to install the above ***TRAFFIC CONTROL SIGNS*** on Neil Road at the locations set forth on the above- mentioned Plan.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/28/22 07:00 PM
DOC ID: 8655

ADOPTED

2022-387

Authorization to Apply for Justice Court Assistance Program Grant

WHEREAS, Melinda Mallia, Chief Court Clerk, requests authorization from the Town Board to apply for funding from the Justice Court Assistance Program ("JCAP"), during the upcoming grant cycle, and

WHEREAS, all Town and Village Courts may apply for a JCAP Grant for a variety of purposes including security equipment items, furniture, office equipment, courtroom and court facilities improvement, and renovations, and

WHEREAS, the maximum JCAP award is $30,000.00 per Court,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby authorizes the Town of Ramapo Justice Court to apply for a ***Justice Court Assistance Program Grant*** in the 2022-23 grant cycle up to $30,000.00.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/28/22 07:00 PM
DOC ID: 8643

ADOPTED

2022-388

Schedule Special Town Board Meeting: October 3, 2022

RESOLVED by the Town Board of the Town of Ramapo that it hereby schedules a Special Town Board Meeting on Tuesday, October 3, 2022 at 8:30 A.M., in the Supervisor's office, and

BE IT FURTHER RESOLVED said Special Meeting shall be duly noticed by the Town Clerk.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/28/22 07:00 PM
DOC ID: 8657

ADOPTED

2022-389

Approval of Amended Liquor License : La Parrilla Huerto Inc. d/b/a Mt. Ivy All American Diner

WHEREAS, pursuant to the requirements of the New York State Alcoholic Beverage Control Law, an applicant for a license to sell alcoholic beverages at retail, for on-premises consumption, must notify the Town Clerk of the municipality wherein the premises are located, and

WHEREAS, La Parrilla Huerto Inc. d/b/a Mt. Ivy All American Diner gave such notice and the Town Board by Resolution No. 2022-350 expressed a favorable opinion, and

WHEREAS, La Parrilla Huerto Inc. d/b/a Mt. Ivy All American Diner submitted an amended notice to the Town Clerk on September 21, 2022

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo, that with respect to the amended notice submitted by ***LA PARRILLA HUERTO INC. d/b/a MT. IVY ALL AMERICAN DINER*** for a license to sell alcoholic beverages at retail, for on-premises consumption, the Ramapo Town Board does hereby express a **Favorable Opinion .**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 09/28/22 07:00 PM
DOC ID: 8626

ADOPTED

2022-390

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Regular Meeting of the Ramapo Town Board held this evening, September 28, 2022, be hereby **adjourned at 7:29 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Michael B. Specht, Supervisor
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/03/22 08:30 AM
DOC ID: 8692

ADOPTED

2022-391

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Special Meeting of the Ramapo
Town Board held this morning , October 3, 2022, be hereby **adjourned at 8:37 A.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Michael Rossman, David Wanounou, Yehuda Weissmandl
ABSENT:	Brendel Charles

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8666

ADOPTED

2022-392

Close Open Period For Public Participation

RESOLVED by the Town Board of the Town of Ramapo that the Open Period For Public Participation held this evening, October 26, 2022, be hereby **closed at 7:08 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8716

ADOPTED

2022-393

Memorializing Resolution: Condolences to the Families of Two Retired Police Officers

WHEREAS, the Town Board wishes to express its condolences to the Pugliese and Holmes families on the passing of retired Captain Thomas Pugliese and retired Special Service Lieutenant David Holmes, and

WHEREAS, Capt. Pugliese served with the Ramapo Police Department from October of 1952 to July of 1998, he was a veteran, having served in the U.S. Air Force prior to joining RPD, and

WHEREAS, Lt. Holmes served with the Ramapo Police Department from August 1980 to January 2019

NOW THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby expresses condolences to the Pugliese and Holmes families for their losses, and

BE IT FURTHER RESOLVED by the Town Board that it hereby recognizes the contributions of both officers to the residents of the Town of Ramapo and the law enforcement community. Rest in peace Capt. Pugliese and Lt. Holmes.

RESULT:	**ADOPTED [UNANIMOUS]**
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8668

ADOPTED

2022-394

Close Public Hearing- Agreement-Park Crest Fire Protection District Year 2023

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, October 26, 2022 to solicit public comment regarding the **PROPOSED CONTRACT AGREEMENT FOR FIRE PROTECTION SERVICES FOR PARK CREST FIRE PROTECTION DISTRICT FOR THE YEAR 2023**, be hereby **closed at 7:12 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8669

ADOPTED

2022-395

Close Public Hearing: Agreement- Johnsontown Road Fire Protect District Year 2023

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, October 26, 2022, to solicit public comment regarding the **PROPOSED CONTRACT AGREEMENT FOR FIRE PROTECTION SERVICES FOR JOHNSONTOWN ROAD FIRE PROTECTION DISTRICT FOR THE YEAR 2023**, be hereby **closed at 7:13 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8670

ADOPTED

2022-396

Close Public Hearing: Agreement- Ramapo Fire Protection District No. 1 Year 2023

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, October 26, 2022, to solicit public comment regarding the **PROPOSED CONTRACT AGREEMENT FOR FIRE PROTECTION SERVICES FOR RAMAPO FIRE PROTECTION DISTRICT NO. 1 FOR THE YEAR 2023**, be hereby **closed at 7:14 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8671

ADOPTED

2022-397

Close Public Hearing: Agreement - Ramapo Fire Protection District No. 2 Year 2023

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, October 26, 2022, to solicit public comment regarding the **PROPOSED CONTRACT AGREEMENT FOR FIRE PROTECTION SERVICES FOR RAMAPO FIRE PROTECTION DISTRICT NO. 2 FOR THE YEAR 2023**, be hereby **closed at 7:15 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8672

ADOPTED

2022-398

Close Public Hearing: Agreement - Ramapo Fire Protection District No. 3 Year 2023

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, October 26, 2022, to solicit public comment regarding the **PROPOSED CONTRACT AGREEMENT FOR FIRE PROTECTION SERVICES FOR RAMAPO FIRE PROTECTION DISTRICT NO. 3 FOR THE YEAR 2023**, be hereby **closed at 7:16 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8673

ADOPTED

2022-399

Close Public Hearing: Agreement - Ramapo Fire Protection District No. 4 Year 2023

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, October 26, 2022, to solicit public comment regarding the **PROPOSED CONTRACT AGREEMENT FOR FIRE PROTECTION SERVICES FOR RAMAPO FIRE PROTECTION DISTRICT NO. 4 FOR THE YEAR 2023**, be hereby **closed at 7:17 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8674

ADOPTED

2022-400

Close Public Hearing: Agreement - Ramapo Fire Protection District No. 5 Year 2023

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, October 26, 2022, to solicit public comment regarding the **PROPOSED CONTRACT AGREEMENT FOR FIRE PROTECTION SERVICES FOR RAMAPO FIRE PROTECTION DISTRICT NO. 5 FOR THE YEAR 2023**, be hereby **closed at 7: 18 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8695

ADOPTED

2022-401

Close Public Hearing: Introductory Local Law Entitled "Amendment To Certain Real Property Tax Exemptions"

RESOLVED by the Town Board of the Town of Ramapo that the Continued Public Hearing held this evening, October 26, 2022, to solicit public comments on an **INTRODUCTORY LOCAL LAW ENTITLED "AMENDMENT TO CERTAIN REAL PROPERTY TAX EXEMPTIONS" be hereby closed at 7:20 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Adopt Local Law: Introductory Local Law Entitled "Amendment To Certain Real Property Tax Exemptions"

RESOLVED by the Town Board of the Town of Ramapo, that the **INTRODUCTORY LOCAL LAW ENTITLED "AMENDMENT TO CERTAIN REAL PROPERTY TAX EXEMPTIONS"**, which was the subject of a Public Hearing held this evening, September 28, 2022, at 7:00 P.M., at Ramapo Town Hall, be hereby **Adopted as advertised** and shall be known as **Local Law No. 6 of 2022.**

TOWN OF RAMAPO
INTRODUCTORY LOCAL LAW
AMENDMENT TO CERTAIN REAL PROPERTY TAX EXEMPTIONS

Section 1. Paragraph D of §253-3, titled "Qualifications for exemption" for the Senior Citizen Tax Exemption, of Chapter 253, titled "Taxation," of the Code of the Town of Ramapo is amended by adding a new schedule at the end of said paragraph D to read as follows:

Effective July 1, 2022

Annual Income	**Percentage of Assessed Valuation Exempt from Taxation**
Less than $50,000	50%
$50,000 but less than $51,000	45%
$51,000 but less than $52,000	40%
$52,000 but less than $53,000	35%
$53,000 but less than $53,900	30%
$53,900 but less than $54,800	25%
$54,800 but less than $55,700	20%
$55,700 but less than $56,600	15%
$56,600 but less than $57,500	10%
$57,500 but less than $58,400	5%

Section 2. Section 253-32, titled "Exemption" for Persons with Disabilities, of Chapter 253, titled "Taxation," of the Code of the Town of Ramapo is amended by adding a new

schedule to the end of said §253-32 to read as follows:

Effective July 1, 2022

Annual Income	**Percentage of Assessed Valuation Exempt from Taxation**
Less than $50,000	50%
$50,000 but less than $51,000	45%
$51,000 but less than $52,000	40%
$52,000 but less than $53,000	35%
$53,000 but less than $53,900	30%
$53,900 but less than $54,800	25%
$54,800 but less than $55,700	20%
$55,700 but less than $56,600	15%
$56,600 but less than $57,500	10%
$57,500 but less than $58,400	5%

Section 3. This local law shall take effect immediately upon filing with the Secretary of State.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8703

ADOPTED

2022-403

Set Public Hearing: Preliminary Budget Year 2023

WHEREAS, Town Law requires a public hearing be held on the Town's Preliminary Budget for the year 2023,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that a Public Hearing be held on November 9, 2022 at 7:00 P.M., at Ramapo Town Hall, to solicit public comment on the **PRELIMINARY BUDGET FOR THE TOWN OF RAMAPO FOR THE YEAR 2023.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8711

ADOPTED

2022-404

Regular Meeting of September 14, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

SEPTEMBER 14, 2022- REGULAR

RESULT:	**ADOPTED [3 TO 0]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSTAIN:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8694

ADOPTED

2022-405

Regular Meeting of September 28, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

SEPTEMBER 28, 2022 - REGULAR

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8704

ADOPTED

2022-406

Special Meeting Of October 3, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be herby accepted, adopted, and recorded in the Minute Book:

OCTOBER 3, 2022- SPECIAL

RESULT:	**ADOPTED [4 TO 0]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Michael Rossman, David Wanounou, Yehuda Weissmandl
ABSTAIN:	Brendel Charles

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8727

ADOPTED

2022-407

Acceptance of Proposal For Town Wide Traffic Study: MJ Engineering

WHEREAS, the Town of Ramapo Town Board ("Town Board") is in the process of further updating and amending its Town of Ramapo Comprehensive Plan ("Comprehensive Plan") as to other areas of the Town after having adopted its Northeast Ramapo Development Plan ("NRDP") and related Local Laws (collectively the "Comprehensive Plan Updates"); and

WHEREAS, the Town Board desires to continue with the review and potential amendment of its Comprehensive Plan for those other areas of the Town not previously studied and the collection of appropriate information as well as data is required in that effort; and

WHEREAS, the Planning Professionals for the Town Board require that additional areas of the Town be studied with regard to existing conditions and potential traffic related impacts and the Town Planning Consultants, MJ Engineering, has in that regard presented a Proposal for the same that has been reviewed by Planning Counsel for the Town assisting in that continued review process concerning the Comprehensive Plan and said Counsel has recommend that the Town Board accept said Proposal of MJ Engineering dated February 23, 2022 providing for a total cost for all such Traffic Study services in the amount of $235,000 (the "Proposal") ; and

WHEREAS, the aforesaid services of MJ Engineering are professional in nature and are part of the continued services of MJ Engineering related to matters concerning review of the Town Comprehensive Plan so that any competitive bidding requirements have been duly complied with; and

WHEREAS, due to the timing of traffic conditions it is necessary to undertake the Traffic Counts that are part of this Traffic Study at this time.

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Ramapo that it hereby accepts said Proposal and authorizes the Town Supervisor to execute any required documents in a format as approved by the Office of the Town Attorney. This Resolution shall take effect immediately.

RESULT:	**ADOPTED [4 TO 0]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSTAIN:	Yehuda Weissmandl

Jeffrey A. Porr

_____

Jeffrey A. Posner, Town Clerk

Settlement of Claim: Damage to Town Vehicle

WHEREAS, a Town vehicle was damaged in the amount of $2,595.81, when debris from a vehicle owned by Montana Construction struck its windshield, and

WHEREAS, Montana Construction has agreed to settle the Town's claim for the full amount of $2,595.81, and

WHEREAS, the Town Attorney's Office has recommended that the above settlement be accepted,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts $2,595.81 in full settlement of the above claim.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8693

ADOPTED

2022-409

Settlement of Claim: James Tambini

WHEREAS, James Tambini filed a Notice of Claim against the Town for damage to his vehicle which was struck by a Town of Ramapo vehicle, and

WHEREAS, the Town Attorney's Office has reviewed the claim and recommends it be settled in the amount of $2,425.86,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby settles the claim of ***JAMES TAMBINI*** in the amount of $2,425.86, said settlement to be charged to 1930A.341931, and

BE IT FURTHER RESOLVED that said settlement is conditioned upon receipt of a general release executed by James Tambini.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8713

ADOPTED

2022-410

Settlement of Tax Certiorari: The Sentinel of Rockland Realty, LLC

THE SENTINEL OF ROCKLAND REALTY, LLC

WHEREAS, the Town Attorney's Office and the Office of the Assessor have recommended that the following certiorari matter be settled:

Tax Year	Section/Lot	Original Assessment	Corrected Assessment
2021/22	55.08-1-9	$1,432,771	$1,260,600
2022/23	55.08-1-9	$2,425,900	$1,526,000, and

WHEREAS, Scott Shedler, the Town Assessor, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town Attorney be hereby authorized to settle the above matter, and

BE IT FURTHER RESOLVED that settlement is subject to approval by the Suffern Central School District, and

BE IT FURTHER RESOLVED that refunds can only be made when the Petitioner is current on all tax liability.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Authorization to Defend Town in Tax Certiorari Proceedings: Jacobowitz and Gubits, LLC

WHEREAS, the following tax certiorari proceedings have been commenced against the Town of Ramapo to contest the 2012, 2013, 2014, 2015, 2016, 2017, 2018, 2019, 2020, 2021 and 2022 assessment rolls:

Name	**Index No.**
Congregation Radin Development Inc.	033211-2022
Sentinel of Rockland Realty	033250-2022
Shem Olam, LLC	033289/2022, 22-22493-SHL (Bankruptcy Court of the United States District Court for the Southern District of New York)
100 Route 59, LLC	033021-2020, 034524-2021, 033257-2022
Twenty Robert Pitt Drive LLC	033031-2020, 034533-2021
7 Lane Street LLC	033252-2022
Fifteen Terrace Road	033579-2015, 033097-2016, 033603-2017, 034543-2018, 034255-2019, 033366-2020, 034520-2021
Ramapo Eckerson, LLC	033374-2014, 033105-2015, 032914-2016, 033127-2017, 034226-2018, 033788-2019, 033050-2020, 034523-2021, 033259-2022

Robert Pitt Drive LLC	033120-2015, 032907-2016, 033126-2017, 034204-2018, 033776-2019, 033055-2020, 034531-2021
Route 59 Holdings	033113-2017, 034227-2018, 033775-2019, 033052-2020, 034530-2021, 033258-2022
Four East View LLC	034535-2021, 033256-2022
Pierson Lakes Homeowners Association Inc.	034202-2012, 034198-2013, 033612-2014, 033599-2017, 034541-2018, 034254-2019, 033364-2020, 034516-2021, 033255-2022
Verizon New York, Inc.	032819-2022,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the law firm of Jacobowitz and Gubits, LLP is hereby authorized to defend the Town in the above-referenced proceedings.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

_____

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8718

ADOPTED

2022-412

Authorizing Special Counsel To Defend Town In Federal Court Litigation

WHEREAS, the Town of Ramapo ("Town") previously retained Special Counsel, Feerick Nugent MacCartney, PLLC, to represent the Town in certain legal matters; and

WHEREAS, a Summons and Complaint has been filed against two Police Officers currently employed by the Town in a proceeding entitled Surdak-Read v. Town of Ramapo, et al., under Docket No. 22 CV 03044 (CS) in the United States District Court, Southern District of New York; and

WHEREAS, the Town requires legal Counsel to undertake representation of the Town in the proceeding.

NOW, THEREFORE, **BE IT RESOLVED** as follows:

Section 1. Special Counsel, Feerick Nugent MacCartney, PLLC, is authorized to appear on behalf of the Defendants, Town of Ramapo and said Police Officers, and shall be compensated for all services performed for the Town with regard to the aforesaid proceeding entitled Surdak-Read v. Town of Ramapo, et al., under SDNY Docket No. 22 CV 03044 (CS) at the hourly rate as set forth in the Town Board Resolution appointing Special Counsel Feerick Nugent MacCartney, PLLC. Said services will be paid separate and apart from those services for which Special Counsel has previously been retained to handle for the Town.

Section 2. The Town Supervisor is authorized to execute any documents necessary to carry out the provisions of this Resolution.

Section 3. This Resolution shall be effective immediately.

The question of the adoption of the foregoing Resolution was duly put to a vote and was thereupon duly adopted.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

_____

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-413

Rejection of Dedication: Country Squire Estates

WHEREAS, this Declaration affects a certain subdivision entitled "Country Squire Estates" as shown on a map filed in the Rockland County Clerk's Office on July 2, 1976, in Book 90 of Maps at page 25, as Map No. 4744 ("Plat"), and

WHEREAS, in connection with the approval of the Plat, Harold A. Smith, Abraham Baum, and Morris Baum, the Developers at the time, entered into an agreement with the Town dated October 23, 1975, recorded in the Rockland County Clerk's Office on July 21, 1976 in Liber 979 of conveyances at page 705 ("Agreement"), and

WHEREAS, pursuant to the Agreement, the Developers, *inter alia*, delivered to the Town certain deeds of conveyance for premises described therein, "said delivery being a formal offer of dedication to the Town of Ramapo to be held by the TOWN until the acceptance or rejection of such offer of dedication by the TOWN", which offer, by the terms of the Agreement, was irrevocable, and

WHEREAS, the specific premises affected by said offer of dedication are set forth in Schedule A to the Agreement, and

WHEREAS, the Plat consists of three Blocks in two Sections; Section I contains Block A, Section II contains Blocks B and C, and

WHEREAS, Block A of the Plat has been developed, infrastructure has been installed, and individual lots have been conveyed, and

WHEREAS, Blocks B and C of the Plat have not been developed: no infrastructure has been installed, and no individual lots have been conveyed, and

WHEREAS, since the filing of the Plat, alternative development proposals have been entertained by the Planning Board of the Town for said Blocks B and C, which proposals do not conform to the existing Plat, and

WHEREAS, by resolution dated September 7, 2022, the Planning Board of the Town granted final approval to a site plan ("Site Plan") for said Blocks B and C which, to be implemented, requires the rejection of the offer of dedication contained in the Agreement to the extent that said offer affects said Blocks B and C, and

WHEREAS, the Town Board of the Town has reviewed the site plan approved by the Planning Board and finds that it is in the best interests of the Town to allow said Blocks B and C to be developed in accordance with said site plan for the following reasons:

1. The existing Plat includes development within a wetland area regulated by the New York State Department of Environmental Conservation ("DEC");
2. The existing Plat includes development with the 100-foot adjacent area of said DEC-regulated wetland area;

3. The existing Plat includes a dead-end public street which must be plowed and maintained by the Town;
4. The new Site Plan leaves the DEC-regulated wetland area undisturbed;
5. The new Site Plan leaves the said 100-foot adjacent area undisturbed;
6. The new Site Plan creates a private thru-road in place of the public dead-end road, to be maintained by the owner of the premises; and

WHEREAS, the Town has never accepted the offer of dedication contained in the Agreement as said offer applies to said Blocks B and C,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo, as follows:

1. The offer of dedication contained in the Agreement as to the following premises, as described in the Agreement and as shown on the Plat, be and hereby is rejected:
    a. Van Ness Road;
    b. A five (5) foot wide shade tree easement abutting Van Ness Road;
    c. A 25’ slope easement abutting the northerly side of Viola Road extension;
    d. A 20 foot wide sewer and drainage easement affecting the easterly portion of Lots 1, 2, 3, 4, 5 and 6 in Block C in SECTION II as shown on the Plat;
    e. A 20 foot wide sewer and drainage easement affecting the southerly portion of Lot 6 in Block C in SECTION II as shown on the Plat;
    f. A 20 foot -wide sewer and drainage easement affecting the southerly portion of Lot 4 in Block C, SECTION II of the Plat; and
    g. Two (2) temporary turnaround easements affecting the northeasterly corner of Lot 1 in Block B and the northwesterly corner of Lot 6 in Block C, both in SECTION II, as shown on the Plat, both being app. 25' by 25'.
2. The within rejection of the said offer does not affect any premises or easements in Section I, Block A of the Plat, nor does it affect a 20 foot wide sewer and drainage easement affecting the northerly portion of Lot 1 in Block B and Lot 6 in Block C in SECTION II of the Plat, nor any premises or easements heretofore accepted by the Town.
3. All right, title and interest in the premises heretofore affected by said offer of dedication, to the extent rejected hereby, shall be deemed to revert to the successors in title of the original offerors, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute any documents in a form approved by the Town Attorney’s Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8707

ADOPTED

2022-414

Acceptance of Easements: 27 Orchard Street

WHEREAS, the Town of Ramapo Planning Board has granted certain approval(s) for "Shoppers Haven Subdivision" located at 37 Orchard Street, and

WHEREAS, said approvals required the granting of a stormwater maintenance agreement and an access easement to the Town, and

WHEREAS, MJ Engineering and the Town Attorney's Office have reviewed the above easements and recommend their acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above easements, subject to recording.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8660

ADOPTED

2022-415

Acceptance of Bids: Purchase of Auto and Truck Parts and Service

WHEREAS, the Purchasing Department of the Town of Ramapo has solicited bids for the Purchase of Auto and Truck Parts and Service, and

WHEREAS, bids were received by the Town Clerk of the Town of Ramapo and opened on August 31, 2022, in accordance with the provision of the law, and

WHEREAS, Michael Sadowski, Deputy Director, Department of Public Works, in a memorandum dated September 19th, 2022, has made the following recommendations to accept the bid proposals from the following vendors: ***BEYER BROTHERS CORP.***, 109 Broad Avenue, Fairview, New Jersey 07022, ***CAMPBELL FREIGHTLINER OF ORANGE COUNTY, LLC***, PO Box 2249, Newburgh, New York 12550, ***ADVANCE STORES COMPANY INC. D/B/A ADVANCE AUTO PARTS***, 4200 Six Forks Road, Raleigh, North Carolina 27022, ***DESHARNAIS ENTERPRISES INC., D/B/A INTERSTATE BATTERY*****,** 12770 Merit Drive**,** Suite 1000, Dallas, Texas 75251**,** ***RG GROUP*****,** 305 Island Road, Mahwah, New Jersey 07430**,** ***IEH AUTO PARTS LLC D/B/A AUTO PLUS AUTO PARTS*****,** 112 Townpark Drive NW, Suite 300**,** Kennesaw, Georgia 30144, and ***NATIONAL GEAR***, 255 4th Avenue, Mount Vernon, New York 10550, and

WHEREAS, Mona Montal, Director of Purchasing, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the lowest responsible bids as set forth above.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8691

ADOPTED

2022-416

Acceptance of Bid; Dry Cleaning and Laundering of Police Uniforms

WHEREAS, the Purchasing Department of the Town of Ramapo has solicited bids for the Dry Cleaning and Laundering of Police Uniforms**,** and

WHEREAS, bids were received by the Town Clerk of the Town of Ramapo and opened on September 28, 2022 , in accordance with the provisions of the law, and

WHEREAS, Mona Montal, Director of Purchasing, and Chief Martin Reilly have recommended that the bids of **Value Rite Cleaners**, 214 Route 59, Suffern, New York 10901 be accepted as the lowest responsible bid, and

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the bid of ***VALUE RITE CLEANERS*** for the Dry Cleaning and Laundering of Police Uniforms, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute agreements with **Value Rite Cleaners** in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8699

ADOPTED

2022-417

Acceptance of Bid: Cleaning and Furnishing of Work Uniforms

WHEREAS, the Purchasing Department of the Town of Ramapo solicited bids for the Furnishing and Cleaning of Work Uniforms, and

WHEREAS, bids were received by the Town Clerk's Office and opened on September 30, 2022, in accordance with the provisions of the law, and

WHEREAS, Mona Montal, Director of Purchasing, recommends acceptance of the sole bid from American Wear, Inc., 261 North 18th Street, East Orange, New Jersey 07017,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the responsible bid submitted by ***AMERICAN WEAR INC***. be hereby approved and accepted.

SOURCE OF FUNDS: Various

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8726

ADOPTED

2022-418

Acceptance of Bid : Purchase of Motor Oil, Antifreeze, Hydraulic Oil and Transmission Fluid

WHEREAS, the Purchasing Department solicited bids for Purchase of Motor Oil, Gear Oil, Hydraulic Oil, Transmission Fluid, Lubricants, Antifreeze and Window Wash, and

WHEREAS, said bids were opened by the Town Clerk on October 6th 2022, in accordance with the provisions of the law, and

WHEREAS, Mona Montal, Director of Purchasing, recommends the acceptance of the bid of Advanced Auto Parts, 4200 Six Forks Drive, Raleigh, North Carolina, 27609 and Lubenet, LLC, 136 Morgan Avenue, Brooklyn, NY 11237

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the lowest responsible bid submitted by ***ADVANCED AUTO PARTS*** **and** ***LUBENET, LLC*** be hereby approved and accepted.

Source of Funds: 1640A.3426

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8729

ADOPTED

2022-419

Acceptance of Proposal: Renewal of Cyber Risk Policy

WHEREAS, the Town is in receipt of a proposal from Lebaum Company, Inc. to renew cyber insurance coverage for the period of November 1, 2022 to November 1, 2023,

NOW THEREFORE, BE IT RESOLVED by the Town of Ramapo that the Board does hereby accept the proposal of ***LEBAUM COMPANY, INC.*** of 17 Monsey Boulevard, Monsey, New York, for the insurance coverage for the above stated period for the following coverage:

Travelers:

Option #2 $25,000.00 Retention Premium $33,165.00

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute all documents approved by the Town Attorney's Office as necessary to accept the above proposal for insurance coverage.

SOURCE OF FUNDS: 1910A.341710

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8715

ADOPTED

2022-420

Authorization to Purchase Equipment - Department of Public Works

WHEREAS, the Sewer Department is in need of an Excavator, and

WHEREAS, Item # U48-5R3P Excavator is listed on New York State Contract PC#6940 for the amount of $74,101.65, and

WHEREAS, Mike Sadowski recommends the Town purchase said Excavator from Marshall Machinery Inc., 3207 Route 6, Middletown, New York 10940, and

WHEREAS, Mona Montal, Director of Purchasing concurs with said recommendation

NOW THEREFORE BE IT RESOLVED by the Town Board of the Town of Ramapo that authorization is hereby granted for the purchase of Item # U48-5R3P Excavator listed on New York State Contract PC#6940 for the amount of $74,101.65.

SOUCRE OF FUNDS: 8130SS.3230

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8663

ADOPTED

2022-421

Amendment to 2022 Budget- JTTF Grant

WHEREAS, the Town is in receipt of a JTTF Grant in the amount of $6,336, and

WHEREAS, receipt of said funds is not reflected in the 2022 Town Budget,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Department of Finance is hereby authorized to **amend the 2022 Town Budget** as follows:

- Increase Revenue: AB.24390 (COPS Federal Grant)- $6,336
- Increase Expenditures: 3120AB.3141 (Homeland Security)- $6,336

to reflect receipt of the above Grant.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8664

ADOPTED

2022-422

Amendment to 2022 Budget: STEP Grant

WHEREAS, the Town is in receipt of a STEP Grant in the amount of $18,254, and

WHEREAS, receipt of said funds is not reflected in the 2022 Town Budget,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Department of Finance is hereby authorized to **amend the 2022 Town Budget** as follows:

- Increase Revenue: AB.24394 (Traffic Safety Federal) -$18,254
- Increase Expenditure: 3120AB.3144 (Patrol Traffic)- $18,254

to reflect receipt of the above Grant.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8665

ADOPTED

2022-423

Amendment to 2022 Budget: FBI Task Force Grant

WHEREAS, the Town is in receipt of a FBI Task Force Grant in the amount of $9,271, and

WHEREAS, receipt of said funds is not reflected in the 2022 Town Budget,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Department of Finance is hereby authorized to **amend the 2022 Town Budget** as follows:

- Increase Revenue: AB.24391 (US Dept of Justice Grant)- $9,271
- Increase Expenditure: 3120AB.3101- (Overtime)- $9,271

to reflect receipt of the above Grant.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8710

ADOPTED

2022-424

Authorization for 4 Officers to attend NYS LEAP - Crisis Intervention Training

WHEREAS, Police Chief Martin Reilly has requested authorization for four (4) Police Officers to attend the New York Law Enforcement Assistance Program - Group Crisis Intervention Seminar to be held in Lake George, New York November 14, 2022, and

WHEREAS, arrangements for attendance at the Seminar call for hotel accommodations of $870.00, Fuel $150.00 and per diem meal reimbursement of $414.00

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that authorization be hereby granted for ***SGT. ANDRES SANCHEZ, PO ROBERT NAVARRO, PO VALERIE MENDEZ, and PO LUIS MALDONADO*** to attend the *New York Law Enforcement Assistance Program - Group Crisis Intervention Seminar* to be held in Lake George, New York November 14, 2022, at a cost not to exceed $1,500.00, which has been budgeted for in 2022, and

BE IT FURTHER RESOLVED that said expenses incurred by the above are to be considered a proper municipal charge under Town Law, Section 116(12) and General Municipal Law, Section 77b.

SOURCE OF FUNDS: 3120AB.3465 Schools, Seminars and Travel

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-425

Authorization for 2 Officers to Attend Annual Operation Sentry Conf.

WHEREAS, Chief Martin Reilly has requested authorization for Captain Daniel Hyman and Sgt. Andres Sanchez to attend the Annual Operation Sentry Conference to be held in New York, New York, November 9th - November 10th , 2022, and

WHEREAS, attendance at the Conference will be at an approximate cost of $1,300.00,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that authorization is hereby granted for ***CAPTAIN DANIEL HYMAN and SGT. ANDRES SANCHEZ*** to attend the Annual Operation Sentry Conference to be held in New York, New York on November 9th - November 10th, 2022 **at a cost not to exceed $1300.00,** and

BE IT FURTHER RESOLVED that said expenses incurred by the above are to be considered a proper municipal charge under Town Law, Section 116(12) and General Municipal Law, Section 77b.

SOURCE OF FUNDS: 3120AB.3465-Schools, Travel, Seminars

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8714

ADOPTED

2022-426

Authorization for Sgt Sanchez and PO Mendez to attend "Post Critical Incident Training"

WHEREAS, Chief Martin Reilly has requested authorization for Sgt. Andres Sanchez and PO Valerie Mendez to attend *Post Critical Incident Training* to be held in Nassau County, New York, November 7, 2022 through November 9, 200 with travel date as November 6, 2022, and

WHEREAS, attendance for two (2) POs at said Training call for the following estimated costs: hotel accommodations $1,050.00, Fuel and Tolls not to exceed $150.00 and per diem meal reimbursement $518..00

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that authorization is hereby granted for ***SGT. ANDRES SANCHEZ*** **and** ***PO VALERIE MENDEZ*** to attend *Post Critical Incident Training* to be held in Nassau County, New York November 7, 2022 through November 9, 200 with travel date as November 6, 2022, **at a cost not to exceed $1800.00,** and

BE IT FURTHER RESOLVED that said expenses incurred by the above are to be considered a proper municipal charge under Town Law, Section 116(12) and General Municipal Law, Section 77b.

SOURCE OF FUNDS: 3120AB.3465-Schools, Travel, Seminars

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8731

ADOPTED

2022-427

Changes to Town Board Meeting Schedule

WHEREAS, the Town Board would like to make the following changes to the Town Board Meeting Schedule:

SCHEDULE

Special Meeting	**Monday**	**November 21, 2022**	**7:00 P.M.**

CANCEL

Meeting	**Wednesday**	**November 23, 2022**	**7:00 P.M.**

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the dates and times of the Town Board Meeting Schedule be changed as stated above.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 10/26/22 07:00 PM
DOC ID: 8667

ADOPTED

2022-428

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Regular Meeting of the Ramapo Town Board held this evening, October 26, 2022, be hereby **adjourned at 8:12 P.M. In Memory of *CAPT. THOMAS PUGLIESE and SPECIAL SERVICES LIEUTENANT DAVID HOLMES.***

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael B. Specht, Supervisor
SECONDER:	Brendel Charles, Michael Rossman, David Wanounou, Yehuda Weissmandl
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 11/09/22 07:00 PM
DOC ID: 8719

ADOPTED

2022-429

Close Open Period for Public Participation

RESOLVED by the Town Board of the Town of Ramapo that the Open Peripod for Public Participation held this evening, November 9, 2022, be hereby **closed at 7:05 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 11/09/22 07:00 PM
DOC ID: 8725

ADOPTED

2022-430

Close Public Hearing: Preliminary Budget for Year 2023

RESOLVED by the Town Board of the Town of Ramapo, that the Public Hearing held this evening, November 9, 2022, to solicit public comments on the **PRELIMINARY BUDGET FOR THE TOWN OF RAMAPO FOR THE YEAR 2023, be hereby closed at 7:07 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 11/09/22 07:00 PM
DOC ID: 8753

ADOPTED

2022-431

Introductory Local Law and Providing for Public Notice and Hearing: First Time Homebuyers

BE IT RESOLVED that an Introductory Local Law, titled "**FIRST-TIME HOMEBUYERS PROPERTY TAX EXEMPTION**," be and it hereby is introduced by Supervisor Specht, before the Town Board of the Town of Ramapo in the County of Rockland and State of New York, and

BE IT FURTHER RESOLVED that copies of the aforesaid proposed local law be laid upon the desk of each member of the Board, and

BE IT FURTHER RESOLVED that the Board hold a public hearing on said proposed local law at the Town Hall, 237 Route 59, Suffern, NY 10901, at 7:00P.M. on January 11, 2023, and

BE IT FURTHER RESOLVED that the Clerk post and publish or cause to be published a public notice in the official newspaper of the Town of Ramapo of said public hearing at least five (5) days prior thereto.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 11/09/22 07:00 PM
DOC ID: 8743

ADOPTED

2022-432

Regular Meeting of October 26, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

OCTOBER 26, 2022 - REGULAR

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-433

Adoption of SEQRA Lead Agency Findings Statement on Watchtower Audio/Video Production Center and Proposed Amendments to 2004 Comprehensive Plan, Town Zoning Law and Town Zoning Map

WHEREAS, Watchtower Bible and Tract Society of New York, Inc., (the "Project Sponsor") proposes to build a new Audio/Video Production Center at 155 Sterling Mine Road, in the Town of Ramapo, New York (the "Project Site");

WHEREAS, the Project Sponsor petitioned the Town Board to amend the 2004 Comprehensive Plan of the Town of Ramapo ("Comprehensive Plan"), amend the Town Zoning Law to create a new mixed-use (MU-3) zoning district and amend ancillary provisions of the Zoning Law, including the Use and Bulk Tables, and to amend the Town Zoning Map to rezone its property from the existing RSH Zoning District into the proposed MU-3 Zoning District in order to allow such development (the "SEQRA Action");

WHEREAS, the Project Sponsor acknowledged that the proposed development had the potential for one or more significant adverse impacts on the environment that would require preparation of a Draft Environmental Impact Statement ("DEIS") and submitted a draft scoping document with its rezoning petition;

WHEREAS, the Town Board determined that it would consider the petition, and then conducted its SEQRA review of the proposed action by taking the following steps:

1. On July 8, 2020, made a preliminary determination that the action was a Type I SEQRA action and circulated a Notice of Intent to be SEQRA Lead Agency to all identified involved and interested agencies, together with the draft scoping outline;

2. On August 5, 2020, received a revised draft scope for the DEIS from the Project Sponsor, which was thereafter posted to a dedicated page on the Town's website;

3. On August 12, 2020, assumed Lead Agency status by Resolution No. 2020-322, adopted on that date, and then issued a Positive Declaration for the proposed action, requiring the preparation of a DEIS;

4. The Town Board thereafter provided an extensive opportunity for public comment on the draft scope, including inviting comment by posting and circulating to all involved and interested agencies, and interested members of the public, a Notice adopted on September 10, 2020 that the Town Board had scheduled an informational meeting on September 23, 2020 to hear a presentation by the Project Sponsor on the Project and proposed scope, which invited comment on the scope, and extending the written comment period to October 14, 2020;

5. On December 9, 2020, the Town Board, after considering the public comments it received and the recommendation of the Town's professional consultants, adopted Resolution No. 2020-466 issuing the Final Scoping Outline for the Watchtower DEIS;

6. On April 28, 2021, the Town Board adopted Resolution No. 2021-190, accepting the Project Sponsor's DEIS as complete and authorizing the Supervisor to file and circulate the DEIS once the revised conforming building height alternative was reviewed by the Town's consulting planners and determined to be adequate to allow environmental review of that alternative; and

7. The Town Board determined that public hearings on the DEIS, and the Comprehensive Plan and zoning amendments, should be set for May 26, 2021.

8. The Town Board then directed that: the DEIS be circulated with a Notice of Completion and Public Hearing to involve and interested agencies, referred to the Rockland County Planning Department, and posted to the Town's website; that notice of the hearings be published and posted; that those documents be made available for public review at the Office of the Town Clerk and the Town Building Department; and that notice of the hearing on the Comprehensive Plan and zoning amendments required by GML 239-nn be sent to municipal clerks of adjoining municipalities.

9. On May 26, 2021, the Town Board held duly noticed public hearings on the DEIS and the proposed Comprehensive Plan and zoning amendments.

10. After allowing opportunity for all interested members of the public to be heard, and receiving written comment, the Board closed those public hearings on that date, after announcing that written comments would be accepted, and extending that time until July 7, 2021.

11. On October 22, 2021, the Town Board received a preliminary draft of a Final Environmental Impact Statement ("FEIS") prepared by the Project Sponsor for review and consideration by the Town Board and its professional consultants, and posted it to the Town's dedicated web page for the Proposed Action;

12. On December 8, 2021, the Project Sponsor submitted proposed revisions to the original Comprehensive Plan and zoning amendments that responded to comments and concerns expressed by Town Board members, interested members of the public, and involved/interested agencies and organizations, which were also posted to the Town's dedicated web page;

13. The Town Board determined that it would consider the proposed amendments, which revised the proposed zoning amendments to include a special permit process and other modifications to the proposed zoning amendments, and set a public hearing on the revised Comprehensive Plan and zoning amendments for January 26, 2021.

14. The Town Board then directed that: the revised Comprehensive Plan and zoning amendments be sent to involved and interested agencies, referred to the Rockland County

Planning Department, and posted to the Town's website; that notice of the hearings be published and posted; that those documents be made available for public review at the Office of the Town Clerk and the Town Building Department; and that notice of the hearing required by GML 239-nn be sent to municipal clerks of adjoining municipalities.

15. On January 24, 2022, the Town Clerk received the Rockland County Planning Department's GML 239 review letter, with several recommended modifications, primarily to the proposed local law establishing the MU-3 zoning district regulations.

16. On January 25, 2022, the Project Sponsor submitted a revised preliminary draft Final Environmental Impact Statement (FEIS) for review by the Town Board and its professional consultants, which included the revised Comprehensive Plan and zoning amendments as an appendix, and addressed them in the appropriate chapters of the FEIS, which was posted to the Town's dedicated web page as a draft document;

17. On January 26, 2022, the Town Board opened its duly noticed public hearing on the revised Comprehensive Plan and zoning amendments; which hearing was thereafter continued to the following dates certain: February 23, 2022; March 21, 2022; April 27, 2022; June 8, 2022; and July 27, 2022.

18. In the course of that continued hearing, the Project Sponsor further revised the proposed Comprehensive Plan and zoning amendments to address the RCPD GML comments on zoning amendments, which included concerns about the potential visual impact of allowing additional building height on public viewsheds, development coverage, net lot area and other zoning provisions, by proposed a special permit process that would address those concerns.

19. On March 22, 2022, the Project Sponsor again appeared before the Town Planning Board and presented the revised proposed zoning amendments, and the Planning Board thereafter provided a positive recommendation without comment to the Town Board.

20. On March 23, 2022, the Town Board, on considering those revisions and the recommendations of the Town's professional planning consultants, accepted the Final Environmental Impact Statement ("FEIS") by Town Board Resolution 2022-171, subject to any necessary modification to address the revised zoning before it was filed and circulated.

21. After the Project Sponsor proposed to amend the proposed zoning to further clarify the procedure and standards for allowing additional building height, and other aspects of the zoning that the County GML letter had recommended be modified, the Town Board caused the proposed Comprehensive Plan and zoning revisions, as revised though June 26, 2022, to be referred to the RCPD for GML 239 review.

22. The Town also directed that: notice be given that those further revised Comprehensive Plan and zoning amendments would be considered at the continued public hearing on July 27, 2022, and the notice should be sent, with the Comprehensive Plan and zoning

amendments as revised through June 26, 2022. to all involved and interested agencies, and others who had requested notice; that they be posted to the Town's website, with that notice, and made available for public review at the Office of the Town Clerk and the Town Building Department; and that GML 239-nn notice of the continued hearing be sent to municipal clerks of adjoining municipalities.

23. The Town Board then directed that: notice be given that the revised Comprehensive Plan and zoning amendments would be considered at the continued public hearing on July 27, 2022, and the notice be sent, with the revised Comprehensive Plan and zoning amendments to all involved and interested agencies, and others who had requested notice; that they be posted to the Town's website, with that notice, and made available for public review at the Office of the Town Clerk and the Town Building Department; and that GML-nn notice of the continued hearing be sent to municipal clerks of adjoining municipalities.

24. On July 14, 2022, the Project Sponsor made a presentation to the Rockland County Planning Department staff to explain how it had addressed the concerns that the Department identified in its January 25, 2022, review letter, particularly with respect to the visual impact of additional building height on public viewsheds and surrounding properties, and the modified procedures and standards incorporated into the proposed Town Board special permit process.

25. On July 27, 2022, the Town Board opened its continued public hearing on the revised Comprehensive Plan and zoning amendments. After receiving RCPD's GML 239 review letter dated July 27, 2022, which acknowledged that the revised zoning incorporated specific procedures and evaluation criteria whereby any proposal for additional building height would be evaluated had addressed its previous concern, and that the modified zoning had addressed many of its prior comments, and after allowing opportunity for all interested members of the public to be heard, and receiving written public comment, the Board closed the hearing, after announcing that written comment would be accepted until August 3, 2022.

26. On August 10, 2022, the Project Sponsor appeared at a special meeting of the Town Board to request guidance on certain open issues that needed to be addressed before the FEIS could be filed, and to discuss the preparation of findings.

27. On August 19, 2022, the Project Sponsor thereafter reviewed and responded to the July 27, 2022, GML 239 recommendations by letter from Emanuel Law, P.C., the Project Sponsor's land use counsel, of that date, which commented on various provisions, and affirmatively represented that it would not request any GML overrides.

28. On September 16, 2002, the revised FEIS was filed in accordance with the SEQRA regulations and circulated to all involved and interested agencies.

29. On October 21, 2022, the Town Board received a draft Findings Statement that had been prepared by its professional consultants, which set forth proposed findings and conclusions

with respect to the environmental impacts of the Proposed Action for the Board's consideration, including the proposed Comprehensive Plan and zoning amendments.

30. At its October 26, 2022, meeting, the Town Board considered the draft Findings Statement and had opportunity to hear the report of its professional consultants and special counsel as to the readiness of the draft Findings Statement for adoption.

WHEREAS, the members of the Town Board have had adequate opportunity to review the proposed Findings Statement, which considers the relevant environmental impacts presented in the EIS, proposed mitigation measures to address those impacts, weighs and balances such impacts with social, economic, and other essential considerations, and provides the basis on which the Town Board may, as Lead Agency, certify that the requirements of SEQRA have been met; and

WHEREAS, the proposed Findings Statement sets forth the Town Board's reasoned elaboration as to its findings on environmental impacts, required mitigation measures and conditions that either have been or should be incorporated in the action, and its consideration of alternatives to the action proposed by the Project Sponsor, based on the facts and analysis contained in the environmental record before the Town Board; and

WHEREAS, the Town Board finds that the action on the annexed Findings Statement will comply with the requirements of 6 NYCRR 617.11(a), in that more than ten calendar days have passed since the filing of the FEIS;

NOW, THEREFORE, BE IT RESOLVED on a ***ROLL CALL VOTE*** by the Town Board of the Town of Ramapo that it hereby adopts the Findings Statement prepared by the Town's professional planning and engineering consultants, annexed hereto as Exhibit "A", as its official Lad Agency Findings Statement, pursuant to 6 NYCRR 617.11(c); and.

BE IT FURTHER RESOLVED that the Town Clerk is directed to cause the Findings Statement to be filed and circulated in accordance with 6 NYCRR 617.12 to all involved and interested agencies, by email or mail as such agencies wish; provided to the Sloatsburg Public Library and to any individual or organization who has requested it by email, and said Notice shall be provided to the Environmental Notice Bulletin, and posted on the Town's website.

RESULT:	**ADOPTED [3 TO 1]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
NAYS:	David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-434

Amending the Comprehensive Plan of the Town of Ramapo

WHEREAS, the Town Board of the Town of Ramapo received a petition from Watchtower Bible and Tract Society of New York, Inc. (applicant/owner, hereafter "Watchtower") requesting amendment of the Town's Comprehensive Plan, the Town Zoning Law, and the Town Zoning Map applicable to premises located at 155 Sterling Mine Road;

WHEREAS, the aforesaid premises are owned by Watchtower and comprise +/- 242 acres of land located on the south side of Sterling Mine Road. Property, identified on the Town Tax Map as Tax Lots 38.10-1-10 through 60; 38.13-1-2 through 55; 38.14-1-1 through 76; 38.14-2-1 through 44; 38.14-3-1 through 46; 38.17-1-3 through 11; and 38.18-1-1 through 14; and to the adjacent centerline of Sterling Mine Road (hereafter the "Zoning Parcel"); and

WHEREAS, the Zoning Parcel is currently zoned RSH, a zoning designation requested by the former owner during the 2004 Comprehensive Plan process in order facilitate development of that land as an age-restricted housing development known as the Lorterdan project; and

WHEREAS, although that project received all necessary land use approvals and a subdivision plan was filed, the proposed development ultimately proved infeasible, and no improvements were constructed; and

WHEREAS, Watchtower subsequently acquired the land; and

WHEREAS, Watchtower has established its world headquarters near the Project site and determined that it requires a consolidated audio/visual center in order to support its religious activities;

WHEREAS, Watchtower now proposes to build a new facility on the property, to be known as the World Headquarters of Jehovah's Witnesses Audio/Video Production Center ("A/V Production Center" or the "Proposed Project");

WHEREAS, Watchtower has represented that the proposed development will be planned and designed to allow the creation and production of audio and video/film recordings in an integrated working, living, and worship facility for members of the religious order known as the Worldwide Order of Special Full Time Servants of Jehovah's Witnesses (the "Order") and assisting religious volunteers;

WHEREAS, the proposed use is not currently permitted in any zoning district of the Town, necessitating the petition for the Comprehensive Plan and zoning amendments, and the creation of a new zoning district that would replace the existing RSH zoning now on the Watchtower property;

. **WHEREAS,** Watchtower requested that those elements of 2004 Comprehensive Plan specific to the RSH zoning required by the Loredana development be deleted, replaced by elements consistent with the proposed live\work facility;

WHEREAS, Watchtower has further requested that the Town Zoning Law then be amended to create a new mixed-use zoning district, to be designated as the MU-3 Zoning District, and that the Zoning Map then be amended to place the Zoning Parcel into the new MU-3 District;

WHEREAS, the Town Board determined that it would consider the petition;

WHEREAS, in conducting its review of the Proposed Comprehensive Plan Amendments

pursuant to Town Law 272-a concurrently with its environmental review of the Proposed Action pursuant to the State Environmental Quality Review Act (SEQRA), the Town Board conducted several public hearings, allowing ample opportunity for citizen participation in the preparation of the Proposed Comprehensive Plan Amendments, pursuant to Town Law Section 272-a(6);

WHEREAS, the procedural details of that review are fully set forth in Town Board Resolution No. 2022-433, but for purposes of this Resolution, certain actions relevant to the Town Board's review of the Comprehensive Plan amendments are described below;

1. On April 28, 2021, the Town Board accepted the Project Sponsor's Draft Environmental Impact Statement, which included the proposed Comprehensive Plan and zoning amendments in an appendix of the DEIS and discussed them in the appropriate narrative sections of the DEIS.

2. The Town Board determined that public hearings on the DEIS, and the Comprehensive Plan and zoning amendments, be set for May 26, 2021.

3. The Town Board then directed that: the DEIS be circulated with a Notice of Completion and Public Hearing to involve and interested agencies, referred to the Rockland County Planning Department, and posted to the Town's website; that notice of the hearings be published and posted; that those documents be made available for public review at the Office of the Town Clerk and the Town Building Department; and that notice of the hearing on the Comprehensive Plan and zoning amendments required by GML 239-nn be sent to municipal clerks of adjoining municipalities.

4. On May 26, 2021, the Town Board held duly noticed public hearings on the DEIS and the proposed Comprehensive Plan and zoning amendments.

5. After allowing opportunity for all interested members of the public to be heard, and receiving written comment, the Board announced that written comments would be accepted, and extended that time by written notice until July 7, 2021.

6. The Project Sponsor submitted proposed revisions to the original Comprehensive Plan and zoning amendments in December 2021 that responded to comments and concerns expressed by Town Board members, the Town's professional consultants, involved and interested agencies and organizations, and interested members of the public.

7. The Town Board determined that it would consider the proposed amendments, which revised the proposed zoning amendments to include a special permit process and other modifications to the proposed zoning amendments.

8. On December 8, 2021, the Town Board determined that a public hearing on the revised the Comprehensive Plan and zoning amendments be set for January 26, 2021.

9. The Town Board then directed that: the revised Comprehensive Plan and zoning amendments be sent to involve and interested agencies, referred to the Rockland County Planning Department, and posted to the Town's website; that notice of the hearings be published and posted; that those documents be made available for public review at the Office of the Town Clerk and the Town Building Department; and that notice of the hearing required by GML 239-nn be sent to municipal clerks of adjoining municipalities.

10. On January 24, 2022 the Town Clerk received the Rockland County Planning Department's GML 239 review letter, with several recommended modifications, primarily to the proposed local law establishing the MU-3 zoning district regulations.

11. On January 25, 2022, the Project Sponsor submitted a revised preliminary draft Final

Environmental Impact Statement (FEIS) for review by the Town Board and its professional consultants, which included the revised Comprehensive Plan and zoning amendments as an appendix, and addressed them in the appropriate chapters of the FEIS;

12. On January 26, 2022, the Town Board opened its duly noticed public hearing on the revised Comprehensive Plan and zoning amendments; the public hearing was thereafter continued to the following dates certain: February 23, 2022; March 21, 2022; April 27, 2022; May 11, 2022; and July 27, 2022.

13. In the course of that continued hearing, the Project Sponsor further revised the proposed Comprehensive Plan and zoning amendments to address the RCPD GML comments on zoning amendments, which included concerns about the potential visual impact of allowing additional building height on public viewsheds, development coverage, net lot area and other zoning provisions, by proposed a special permit process that would address those concerns.

14. On March 22, 2022, the Project Sponsor again appeared before the Town Planning Board and presented the revised proposed zoning amendments, and the Planning Board thereafter provided a positive recommendation without comment to the Town Board.

15. On March 23, 2022, the Town Board, on considering those revisions, accepted the Final Environmental Impact Statement ("FEIS") by Town Board Resolution 2022-171, subject to any necessary modification to address the revised zoning before it was filed and circulated.

16. After the Project Sponsor proposed to amend the proposed zoning to further clarify the procedure and standards for allowing additional building height, and other aspects of the zoning that the County GML letter had recommended be modified, the Town Board caused the proposed Comprehensive Plan and zoning revisions to be referred to the RCPD for GML 239 review.

17. The Town Board then directed that: notice be given that the revised Comprehensive Plan and zoning amendments would be considered at the continued public hearing on July 27, 2022, and the notice be sent, with the revised Comprehensive Plan and zoning amendments to all involved and interested agencies, and others who had requested notice; that they be posted to the Town's website, with that notice, and made available for public review at the Office of the Town Clerk and the Town Building Department; and that GML-nn notice of the continued hearing be sent to municipal clerks of adjoining municipalities.

18. On July 14, 2022, the Project Sponsor made a presentation to the Rockland County Planning Department staff to explain how it had addressed the concerns that the Department identified in its January 25, 2022, review letter, particularly with respect to the visual impact of additional building height on public viewsheds and surrounding properties, and the modified procedures and standards incorporated into the proposed Town Board special permit process.

19. On July 27, 2022, the Town Board opened its continued public hearing on the revised Comprehensive Plan and zoning amendments. After receiving RCPD's GML 239 review letter dated July 27, 2022, which acknowledged that the revised zoning incorporated specific procedures and evaluation criteria whereby any proposal for additional building height would be evaluated address its previous concern, and that the modified zoning had addressed many of its prior comments, and after allowing opportunity for all interested members of the public to be heard, and receiving written public comment, the Board closed the hearing, after announcing that written comment would be accepted until August 3, 2022.

20. The Project Sponsor responded to the July 27, 2022 GML 239 recommendation by

letter from Emanuel Law, P.C., the Project Sponsor's land use counsel, dated August 19, 2022, which commented on various provisions, but did not request any overrides.

21. On September 16, 2002, the revised FEIS was filed in accordance with the SEQRA regulations and circulated to all involved and interested agencies.

22. On October 21, 2022, the Town Board received a draft Findings Statement that had been prepared by its professional consultants, which discussed proposed findings with respect to the Comprehensive Plan and zoning amendments.

23. At its October 26, 2022, meeting, the Town Board's professional consultants provided an overview of the draft Findings Statement for the members of the Town Board.

24. At its November 9, 2022, meeting, the Town Board, by Resolution No. 2022-433, adopted the proposed Findings Statement as its own Lead Agency SEQRA Findings Statement, setting forth its findings and conclusions with respect to the environmental impacts of the Proposed Action, including the proposed Comprehensive Plan and zoning amendments.

WHEREAS, as shown above and in the Board's SEQRA Findings Statement, which is incorporated in this Resolution as if set forth herein, there has been an extensive public review process, which included an initial review of the DEIS Scope, the hearings on the DEIS and on the Comprehensive Plan and zoning amendments, and then another extended hearing on the Comprehensive Plan and zoning amendments, satisfying the requirement of Town Law 272-a that two public hearings be held on a proposed Comprehensive Plan amendment; and

WHEREAS, the Town Board received many comments on the Comprehensive Plan review process which advocated for a comprehensive planning process that extended beyond the Watchtower process; and

WHEREAS, the Town Board carefully considered those comments, but ultimately determined as more fully set forth in its SEQRA Findings Statement, which are incorporated by reference as if stated here in full, the that it would be most appropriate to continue treating the property as a discrete planning unit, as had been done during the 2004 Comprehensive Plan process due to its unique size, single ownership and the opportunity it presents for the property to be planned and designed in a manner that allow the property to be used while protecting neighboring property and community character from impacts of the proposed action, and also preserving substantial areas of open space that will protect environmentally sensitive areas to the extent practicable; and

WHEREAS, upon now considering the revised Comprehensive Plan amendments, the Town Board recognizes the Proposed Action will, as explained in Section D.1 of the Town Board's Findings Statement, not only be consistent with, but in some cases exceed, the Comprehensive Plan recommendations that supported the Lorterdan zoning: that 50% of the site be maintained as open space; that open space areas be contiguous where possible; that development coverage not exceed 25% of the site; that environmentally sensitive areas be protected by inclusion in open space areas where possible; and that sustainability measures be encouraged in any proposed development on the site; and

WHEREAS, the proposed amendments to the 2004 Comprehensive Plan are appropriate, as they largely excise provisions of the Plan that described and/or addressed a specific project proposed by the former owner for the same property, and then add the Project Sponsor's proposed mixed-use development to the appropriate section of the Plan and to its Land Use Plan; and

WHEREAS, in doing so, the Town Board has not disregarded the needs of the Town as a whole, but has given consideration to the nature of the Project Sponsor, who is the current property owner and has explained the reasons why the proposed development is necessary to support its religious activities, and the nature of the proposed development, and has done so throughout its review of the proposed Comprehensive Plan and zoning amendments, including thorough and deliberate consideration of the alternatives identified in the EIS; and

WHEREAS, the Town Board has also considered that the Project Sponsor has also modified its proposed zoning to address other important concerns raised during the review process, including providing for a conceptual development special permit to be issued by the Town Board, setting out its approval of a conceptual plan of development, in addition to a site development approval from the Town of Ramapo Planning Board; conducting clearing and grading activities in a manner that reduces the construction period and off-site construction traffic while ensuring adequate safeguards are in place during construct; reducing the FAR and development coverage that would be allowed, and 1requiring that any increase in building height demonstrate that it would be more protective of the environment by protecting at least 50% of the property as open space and demonstrating that such increase reduces development coverage and reduces the visual impact on off-site viewpoints from a conforming height development; and

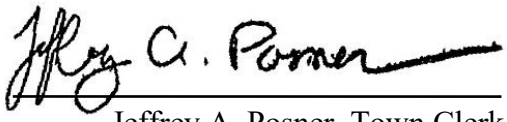
WHEREAS, the Town Board has further considered that those modification are consistent with the general goals and objectives of the 2004 Comprehensive Plan; and

WHEREAS, the Town Board has appreciated the Project Sponsor's willingness to work with the Town to revise the proposed Comprehensive Plan and zoning amendments to address concerns raised in the course of review by the Town Board, the Town's planning and engineer consultants, Rockland County Planning, other involved and interested agencies, and members of the public and advocacy organizations;

NOW THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo, on a **ROLL CALL VOTE**, that the petition of Watchtower Bible and Tract Society of New York, Inc., for the adoption of a resolution amending the 2004 Comprehensive Plan of the Town of Ramapo to delete existing text referring to the Lorterdan development on Pages B-18, C-17, and D-5, and amending the "Mixed-Use Development" section on Page D-14 to include the Watchtower property as an appropriate location for the establishment of a mixed-use zoning district that allows a well-designed mixture of commercial and residential use in a development that is planned and designed for such mixed-uses, as more fully set forth in the proposed amendment included in FEIS Appendix C, and amending the Land Use Plan in the Comprehensive Plan of the Town of Ramapo to show the anticipated rezoning of the Watchtower property into the MU-3 is granted.

BE IT FURTHER RESOLVED that the Town Clerk is directed to file this Resolution in her Office, to file the Comprehensive Plan amendments with the Rockland County Planning Department, and to take all other actions required by law to implement the action of the Town Board in adopting this resolution.

RESULT:	**ADOPTED [3 TO 1]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
NAYS:	David Wanounou
ABSENT:	Yehuda Weissmandl



Jeffrey A. Posner, Town Clerk

ADOPTED

2022-435

A Local Law Amending the Zoning Law of the Town Of Ramapo to Add a New MU-3 Zoning District; Amending the Use Table and Bulk Regulations; and Amending the Town Zoning Map to Rezone Certain Lands from the RSH Zoning District to the MU-3 Zoning District

WHEREAS, the Town Board of the Town of Ramapo received a petition from Watchtower Bible and Tract Society of New York, Inc. (applicant/owner, hereafter "Watchtower") requesting amendment of the Town's Comprehensive Plan, the Town Zoning Law, and the Town Zoning Map applicable to premises located at 155 Sterling Mine Road;

WHEREAS, the aforesaid premises are owned by Watchtower and comprise +/- 242 acres of land located on the south side of Sterling Mine Road. Property, identified on the Town Tax Map as Tax Lots 38.10-1-10 through 60; 38.13-1-2 through 55; 38.14-1-1 through 76; 38.14-2-1 through 44; 38.14-3-1 through 46; 38.17-1-3 through 11; and 38.18-1-1 through 14; (hereafter the "Zoning Parcel" or "Project Site"); and

WHEREAS, the Zoning Parcel also includes, in addition to said lands owned by Watchtower, that portion of the right of way of Sterling Mine Road which is adjacent to the said lands owned by Watchtower, to the centerline of said right of way; and

WHEREAS, the Zoning Parcel is currently zoned RSH, a zoning designation requested by the former owner during the 2004 Comprehensive Plan process in order facilitate development of that land as an age-restricted housing development known as the Lorterdan project; and

WHEREAS, although that project received all necessary land use approvals and a subdivision plan was filed, that proposed development ultimately proved infeasible and no improvements were constructed; and

WHEREAS, Watchtower subsequently acquired the land; and

WHEREAS, Watchtower has established its World Headquarters near the Project Site and determined that it requires a consolidated audio/video center to support its religious activities;

WHEREAS, Watchtower now proposes to build that facility on the Project Site, to be known as the World Headquarters of Jehovah's Witnesses Audio/Video Production Center ("A/V Production Center" or the "Proposed Project");

WHEREAS, Watchtower represented that the proposed facility will be planned and designed to allow the creation and production of audio and video/film recordings in an integrated working, living, and worship facility for members of the religious

order known as the Worldwide Order of Special Full Time Servants of Jehovah's Witnesses and assisting religious volunteers;

WHEREAS, the proposed use is not currently permitted in any zoning district of the Town, necessitating the petition for the Comprehensive Plan and zoning amendments, and the creation of a new zoning district that would replace the existing RSH zoning now on the Watchtower property;

WHEREAS, Watchtower therefore requested that a new zoning district be created, to be designated MU-3, and that the zoning of the Zoning Parcel be changed to that new MU-3 District, in order to allow Watchtower to build the Proposed Project at the site.

WHEREAS, the Town Board determined that it would consider the petition, and has, with the assistance of its professional planning and engineering consultants and special outside counsel for land use and zoning matters, engaged in an extensive review of the proposed Comprehensive Plan and zoning amendments before it; and

WHEREAS, the Town Board, acting in its capacity as SEQRA Lead Agency, required the preparation of an Environmental Impact Statement on the proposed Action, including the Comprehensive Plan and zoning amendments proposed by the Project Sponsor; and

WHEREAS, the proposed Comprehensive Plan and zoning amendments, were extensively revised during that review process to address concerns raised during the environmental review process, and at hearings on the proposed zoning amendments, by the Town Board, the Town's professional planning consultants, the Rockland County Planning Department, interested and involved agencies and organizations and the public; and

WHEREAS, the revised zoning now requires the Project Sponsor to apply for a Conceptual Development Special Permit from the Town of Ramapo Town Board and site development approval from the Town of Ramapo Planning Board; and

WHEREAS, the SEQRA process concluded with the Town Board's SEQRA Lead Agency Findings Statement on the Proposed Action, adopted by Resolution No. 2022-433, which includes a description of the procedural history followed by the Town Board, and its findings on the revised Comprehensive Plan and zoning amendments, which are incorporated in relevant part in the Resolution as if fully set forth here; and

WHEREAS, the Town Board thereafter adopted Res. No. 2022-434, amending the 2004 Comprehensive Plan as requested by the Project Sponsor, which Resolution further supplements the reasoned elaboration in the SEQRA Findings Statement, as well as the procedural history of the Town Board's consideration of the zoning amendments, and which is also incorporated in this Resolution as if fully set forth here; and

WHEREAS, the proposed Comprehensive Plan and zoning amendments, including the revised zoning amendments, were referred to the Rockland County

Planning Department for GML 239 review; and

WHEREAS, the revised Local Law was introduced to the Town Board on January 26, 2022, prior to a duly noticed public hearing, and all substantive revisions were incorporated into the revised local law now before the Town Board for consideration prior to the close of that hearing;

WHEREAS, by letter, dated August 19, 2022, in response to the Rockland County Planning Department's July 27, 2022 GML 239 review letter, Watchtower submitted its comments on the Department's letter, and agreed to certain recommended revisions of the local law in that letter, affirmatively representing that no overrides would be necessary; and

WHEREAS, by Resolution No. 2022-433, in adopting its SEQRA Lead Agency Findings Statement, this Board carefully considered the potential development of the subject lands in a manner evaluated in the environmental review record before the board, as an integrated live/work use that is planned and designed in the manner allowed by proposed MU-3 zoning, and found that the conceptual development considered in the EIS would conserve open space and protect environmentally sensitive areas and community character to the maximum extent feasible while avoiding, minimizing or mitigation environmental impacts of development on neighboring property where possible; and

WHEREAS, the Town Board considered the most recent GML review letter, dated July 27, 2022, and the recommendations therein, including the recommendation that the Town Board consider the potential for the proposed zoning to applied to other properties in the Town, and

WHEREAS, as more fully set forth in its Findings Statement, which is incorporated in this Resolution as if fully set forth herein, the Town Board has considered whether this zoning action could set an undesirable precedent that would encourage the aggregation of land to qualify for rezoning into the MU-3 Zoning District, and has determined that there are numerous reasons why such a precedent would not be established, and incorporates its conclusions as if they were fully set forth here;

WHEREAS, by Resolution No. 2022-434, this Board amended the 2004 Town of Ramapo Comprehensive Plan, further recognizing that development of the subject lands consistent with the proposed MU-3 zoning would, consistent with the purposes of the Town Zoning Law, conserve open space and protect environmentally sensitive areas and community character to the maximum extent feasible, while allowing the Project Sponsor to plan and construct the development necessary to accomplish its religious purposes while incorporating sustainability and sound land planning principles, and that the revised zoning allows the Town Board to utilize the special permit procedure to ensure that development of the Project Site will be consistent with its SEQRA Finding Statement; and

WHEREAS, the Town Board therefore now finds that the proposed zoning would be in the best interests of the Town;

NOW THEREFORE, BE IT RESOLVED that the petition of Watchtower Bible and Tract Society of New York, Inc., to amend the Zoning Code of the Town of Ramapo to add a new mixed-use zoning district, designated as "MU-3", with ancillary modifications to the Zoning Code, including the proposed MU-3 District regulations and amendments to the Use Table and Bulk Table, all as set forth in the revised local law attached as Exhibit 1 hereto, is hereby granted, and

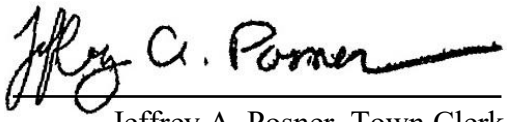
BE IT FURTHER RESOLVED, that this Town Board hereby finds that the rezoning of the subject lands from the RSH Zoning District to the MU-3 Zoning District is consistent with the Comprehensive Plan of the Town of Ramapo, as amended; and

BE IT FURTHER RESOLVED, that the petition of Watchtower Bible and Tract Society of New York, Inc., for an amendment of the Zoning Map of the Town of Ramapo to change the designation of the Zoning Parcel from the RSH Zoning District to the MU-3 Zoning District is hereby granted, and the Zoning Map is hereby amended to rezone from the RSH Zoning District to the MU-3 Zoning District the premises set forth in Exhibit A and shown on the map set forth in Exhibit B of the revised local law attached as Exhibit 1; and

BE IT FURTHER RESOLVED by the Town Board of the Town of Ramapo on a **ROLL CALL VOTE**, that the proposed local law entitled **A LOCAL LAW AMENDING THE ZONING LAW OF THE TOWN OF RAMAPO TO ADD A NEW MU-3 ZONING DISTRICT AND AMENDING THE USE TABLE AND BULK REGULATIONS, AND AMENDING THE TOWN ZONING MAP TO REZONE CERTAIN LANDS FROM THE RSH ZONING DISTRICT TO THE MU-3 ZONING DISTRICT,** and which was the subject of duly noticed public hearings held and closed on May 26, 2021, and opened on January 26, 2022 and thereafter continued until it was closed on July 27, 2022, be hereby adopted, and shall be known as Local Law No.7 of 2022; and

BE IT FURTHER RESOLVED that the Town Clerk is directed to file this Resolution in her Office, and to cause the adopted Local Law to be filed with the Secretary of State, and to take such other actions as may be required to implement this law.

RESULT:	**ADOPTED [3 TO 1]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
NAYS:	David Wanounou
ABSENT:	Yehuda Weissmandl



Jeffrey A. Posner, Town Clerk

Acknowledging Application for Conceptual Development Special Permit Application, and Setting Public Hearing

WHEREAS, Watchtower Bible and Tract Society of New York, Inc., (the "Project Sponsor") proposes to build a new Audio/Video Production Center at 155 Sterling Mine Road, in the Town of Ramapo, New York (the "Project Site"); and

WHEREAS, the Town Board assumed SEQRA Lead Agency status for the proposed SEQRA Action, and following an extensive environmental review of that Action, which included the Project Sponsor's petition to amend the 2004 Comprehensive Plan of the Town of Ramapo ("Comprehensive Plan") and rezone its property from the existing RSH Zoning District to a new MU-3 Zoning District to allow such development, adopted its SEQRA Lead Agency Findings Statement by Resolution No. 2022-433 which considered the environmental impacts of the proposed Action disclosed in the Environmental Impact Statement, proposed mitigation measures, and alternatives to the proposed Action; and

WHEREAS, the Town Board thereafter adopted Resolution No.2022-434 amending the 2004 Comprehensive Plan of the Town of Ramapo ("Comprehensive Plan"); and

WHEREAS, the Town Board thereafter by Resolution No. 2022-435 adopted Local Law 7 of 2022, which amended the Town Zoning Law to create a new mixed-use (MU-3) Zoning District; established regulations for such district, including provision for a Conceptual Development Special Permit, to be issued by the Town Board; amended the Use Table to include the MU-3 District and its allowed uses; amended the Bulk Table to establish bulk regulations for the MU-3 District; and amended the Town Zoning Map to reclassify the Project Site as a MU-3 District; and

WHEREAS, the Project Sponsor, acting at its own risk, submitted a special permit application and supporting documents, including its conceptual development plan, to the Town Clerk on October 18, 2022 for a Conceptual Development Special Permit; and

WHEREAS, Article XVI, Town Board Special Permits and Standards, of the Town Code, provides that all special permit applications be referred to the Community Design Review Committee (CDRC) for preliminary review prior to Town Board consideration; and

WHEREAS, CDRC has considered the Project Sponsor's application package and finds it complete and adequate to allow the Town Board to commence its review of the Conceptual Development Special Permit and the Conceptual Development Plan; and

WHEREAS, the Town Board wishes to afford ample opportunity for public review of the CDSP Application, while remaining mindful that the environmental review of the proposed development and the Comprehensive Plan and zoning amendments has already allowed the public, including interested and involved agencies and the public substantial opportunities throughout the process to bring issues and concerns to the Board's attention; and

WHEREAS, the Town Board also wishes to refer the CDSP application and all supporting documents to the Rockland County Planning Department for GML 239 review;

NOW, THEREFORE, BE IT RESOLVED on a ***ROLL CALL VOTE*** by the Town Board of the Town of Ramapo that the Board hold a public hearing at the Town Hall, Suffern, New York,

on December 14, 2022. at 7:00 P.M. (Prevailing Time), or as soon thereafter as the matter may be heard, on the application of [Watchtower] for approval of a Conceptual Development Special Permit and Conceptual Development Plan (CDP), including a request for approval of a proposed Additional Building Height Plan, and authorization to conduct tree clearing activities within the limits of disturbance shown on the CDP, and

NOW, THEREFORE, BE IT RESOLVED the Town Clerk is directed to:

(1) publish or cause to be published a public notice of said public hearing in the official newspaper(s) of the Town of Ramapo at least five (5) days prior thereto;

(2) give such notice of the hearing on the proposed local law as is required by the General Municipal Law, the Town Law and the Town Code; and

(3) refer the proposed local law to the Rockland County Planning Department for GML-239 review, together with all required documentation of the proposed local law.

RESULT:	**ADOPTED [3 TO 1]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
NAYS:	David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 11/09/22 07:00 PM
DOC ID: 8732

ADOPTED

2022-437

Settlement of Claim: Town v. Letrica Leverett-Williams

WHEREAS, on October 27, 2021, a vehicle owned by Letrica Everett-Williams and driven by Leah Williams struck a Town of Ramapo Police vehicle, causing damage in the amount of $4,011.10, and,

WHEREAS, the Town is in receipt of a check from Nationwide Insurance in the amount of $4,011.10 for the cost of repair of the above Police vehicle, and

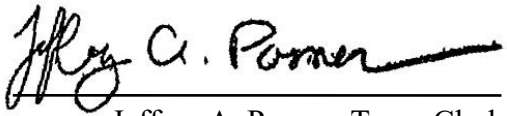
WHEREAS, the Town Attorney's Office has recommended that the Town accept the payment from Nationwide Insurance in full settlement of the above claim,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts payment of $4,011.10 from ***NATIONWIDE INSURANCE*** in full settlement of the above claim, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to sign all Release documents in a form recommended by the Town Attorney's Office.

Account: A22680 (Insurance Recovery)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl



Jeffrey A. Posner, Town Clerk

ADOPTED

2022-438

Settlement of Tax Certiorari: Morris Grunfeld

MORRIS GRUNFELD

WHEREAS, the Town Attorney's Office and the Office of the Assessor have recommended that the following certiorari matters be settled:

Tax Year	Section/Lot	Original Assessment	Corrected Assessment
2018/19	54.28-1-20	$36,700	$30,107
2019/20	54.28-1-20	$36,700	$30,815
2020/21	54.28-1-20.	$36,700	$31,910
2021/22	54.28-1-20.	$36,700	$33,565
2022/23	54.28-1-20	$36,700	$31,716
2018/19	54.44-1-14	$28,400	$20,825
2019/20	54.44-1-14	$28,400	$21,315
2020/21	54.44-1-14.	$28,400	$22,072
2021/22	54.44-1-14.	$28,400	$23,216
2022/23	54.44-1-14.	$28,400	$21,910
2018/19	47.14-2-35	$43,400	$25,350
2019/20	47.14-2-35	$43,400	$26,100
2020/21	47.14-2-35.	$43,400	$28,142
2021/22	47.14-2-35.	$43,400	$29,600
2022/23	47.14-2-35	$43,400	$27,935
2020/21	68.10-1-8	$75,400	$67,000, and

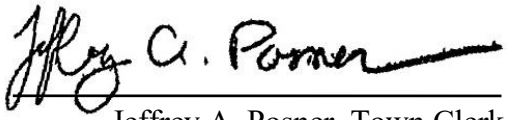
WHEREAS, Scott Shedler, the Town Assessor, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town Attorney be hereby authorized to settle the above matter, and

BE IT FURTHER RESOLVED that settlement is subject to approval by the Suffern Central School District and East Ramapo Central School District, for their respective districts, and

BE IT FURTHER RESOLVED that refunds can only be made when the Petitioner is current on all tax liability.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl



Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 11/09/22 07:00 PM
DOC ID: 8662

ADOPTED

2022-439

Authorization to Commence Ejectment Proceedings: Equestrian Center Tenants

WHEREAS, by Resolution No. 2020-445, the Town of Ramapo was authorized to enter into license agreements with MFB Equestrian, LLC for the use of the facilities at the Ramapo Equestrian Center, and

WHEREAS, MFB Equestrian, LLC has not satisfied the terms of the license agreement with the Town, and

WHEREAS, MFB Equestrian, LLC continues use and occupancy of the Ramapo Equestrian Center, and

WHEREAS, the Town gave MFB Equestrian LLC ample opportunity to cure the defaults, including, but not limited to, providing the Town with a sufficient insurance certificate, and

WHEREAS, the Town Attorney's Office recommends that the Town Board authorize the Town Attorney's Office to commence an ejectment proceeding to remove MFB Equestrian LLC and all other unauthorized tenants from the property on or after November 11, 2022,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo, that it hereby commences an ejectment proceeding to remove MFB Equestrian LLC and all other unauthorized tenants from the property on or after November 10, 2022.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 11/09/22 07:00 PM
DOC ID: 8741

ADOPTED

2022-440

Establish One (1) Deputy Building Inspector PT Position

WHEREAS, the classification of One (1) Deputy Building Inspector PT position in the Building Department within the Town of Ramapo has been recommended by Ian Smith, Building Inspector II, and

WHEREAS, the Rockland County Personnel Office has classified the One (1) Deputy Building Inspector PT position,

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Ramapo that the Board authorizes the establishment of one (1) part-time position of **Deputy Building Inspector** in the Building Department.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 11/09/22 07:00 PM
DOC ID: 8740

ADOPTED

2022-441

Establish Six (6) Crossing Guard Positions

WHEREAS, the classification of Six (6) Crossing Guard positions in the Police Department within the Town of Ramapo has been recommended by Police Chief, Martin Reilly, and

WHEREAS, the Rockland County Personnel Office has classified the Six (6) positions of Crossing Guard,

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Ramapo that the Board authorizes the establishment of six (6) part-time positions of **Crossing Guard** in the Police Department.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 11/09/22 07:00 PM
DOC ID: 8742

ADOPTED

2022-442

Acceptance of Proposal: Audit of Deferred Compensation Plan - 2022, 2023, and 2024.

WHEREAS, the Town is in receipt of a proposal from Bonadio & Co., LLP, 6 Wembley Court, Albany, New York 17205, dated September 21, 2022, to audit the statements of the net assets available for benefits of the Town's Deferred Compensation Plan and the related statements of changes in net assets available for the years ending December 31, 2022, December 31, 2023, and December 31, 2024 at the following fees:

- 2022 - $13,700
- 2023 - $14,900
- 2024 - $16,100, and

WHEREAS, the Town's Deferred Compensation Plan Administrator, has reviewed the proposal and recommends its acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby retain ***BONADIO & CO., LLP*** to audit the Town's Deferred Compensation Plan for the years 2022, 2023, and 2024 at the fee set forth above, and

BE IT FURTHER RESOLVED that Mona Montal, the Plan Administrator, is hereby authorized to execute a letter agreement with Bonadio & Co., LLP in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1320A.3400

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

_____

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 11/09/22 07:00 PM
DOC ID: 8744

ADOPTED

2022-443

Extension of Agreement: Ameriflex 2023

WHEREAS, the Town Board, by Resolution No**.** 2020-409, approved an agreement with Ameriflex, 700 East Gate Drive, Suite 510, Mount Laurel, New Jersey 08054, to provide a Health Flexible Spending Account and a Dependent Care Flexible Spending Account to Town employees at a fee of $5.10 per participant per month, and

WHEREAS, said agreement expires on December 31, 2022, and

WHEREAS, the Town and Ameriflex wish to extend the agreement subject to the following:

a) Health Spending Account: minimum contribution of $700.00 and maximum contribution $3,050;
b) Dependent Care Flexible Spending Account: minimum contribution of $700 and maximum contribution of $5,000;
c) Fee: $5.10 per participant per month,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby agrees to extend its agreement with ***AMERIFLEX*** for the period commencing January 1, 2023 and expiring December 31, 2023, with respect to a Health Flexible Spending Account and Dependent Care Flexible Spending Account subject to the terms set forth above, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Ameriflex in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-444

Acceptance of Proposal: Elevated Computing - Ramapo Police Department 2022-2023

WHEREAS, Harry Grossman, Director of Automated Services, has received a proposal from Elevated Computing, 2537 Route 52, Building 3, Suite 1, Hopewell Junction, New York 12533, to provide the Town of Ramapo with a Network Engineer/Systems Administrator resource for eighty hours of remote support for the Ramapo Police Department each month between the hours of 9 A.M. and 5 P.M., including 32 hours of onsite support at a fee of $7,040.00 per month for fifteen (15) months, and

WHEREAS, Harry Grossman has recommended that the above proposal be accepted,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***ELEVATED COMPUTING*** to provide the Ramapo Police Department with a Network Engineer/Systems Administrator resource for eighty hours of remote support each month between the hours of 9 A.M. and 5 P.M., including 32 hours of onsite support at a fee of $7,040.00 per month for fifteen (15) months, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Elevated Computing in a form approved by the Town Attorney's Office; said agreement may be terminated upon thirty (30) days' prior written notice.

SOURCE OF FUNDS: 1680A.3452 (Consultant)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-445

Authorization to Purchase Department Issued Firearm: Retiring Police Officer

WHEREAS, a Police Officer has requested to purchase his department issued firearm, a Sig Sauer P-320, Serial # 58C371293, upon his retirement, and

WHEREAS, said firearm can be sold to a licensed firearms dealer who in turn can transfer the firearms to the retiring Police Officer upon his retirement, and

WHEREAS, the retiring officer has the necessary pistol permit, and the Police Department has no objection to the above sale and transfer, and

WHEREAS, said sale and transfer will be facilitated by Ramapo Police Department Firearms Officer Sgt. Robert Bassett through a licensed firearms dealer

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby declares the above firearm previously issued to the Police Officer as surplus, and

BE IT FURTHER RESOLVED Ramapo Police Department Firearms Officer Sgt. Robert Bassett is hereby authorized to facilitate said sale and transfer through a licensed firearms dealer upon the Officer's retirement.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 11/09/22 07:00 PM
DOC ID: 8722

ADOPTED

2022-446

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Regular Meeting of the Ramapo Town Board held this evening, November 9, 2022, be hereby **adjourned at 7:54** ***IN HONOR*** of all Veterans who served our country in war or peace and in gratitude for their sacrifices**,** and ***IN MEMORY*** of the 6 million Jews killed between 1939-1945.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael B. Specht, Supervisor
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSENT:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 11/16/22 07:00 PM
DOC ID: 8761

ADOPTED

2022-447

Close Open Period for Public Participation

RESOLVED by the Town Board of the Town of Ramapo that the Open Period For Public Participation held this evening, November 16, 2022, be hereby **closed at 7:02 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 11/16/22 07:00 PM
DOC ID: 8760

ADOPTED

2022-448

Adoption of Town of Ramapo Budget for Year 2023

WHEREAS, the Preliminary Budget for the Town of Ramapo for year 2023 was filed in the Town Clerk's office, and

WHEREAS, the Town Board reviewed said Preliminary Budget at a duly noticed Public Hearing, held on November 9, 2022, and

WHEREAS, the Town Board has amended the 2023 Preliminary Budget as presented at said public Hearing, pursuant to "Schedule A", a copy of which is on file in the Town Clerk's Office,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo, on a **roll call vote**, that the ***PRELIMINARY BUDGET OF THE TOWN OF RAMAPO FOR THE YEAR 2023***, as amended, be hereby approved and adopted for the fiscal year beginning January 1, 2023.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 11/16/22 07:00 PM
DOC ID: 8763

ADOPTED

2022-449

Regular Meeting of November 9, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

NOVEMBER 9, 2022 - REGULAR

RESULT:	**ADOPTED [4 TO 0]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSTAIN:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-450

Approval of Terms of PILOT for 59 Owner LLC/25 Route 59 LLC and Authority for Signing of the Proposed PILOT Agreement

WHEREAS, 59 Owner LLC and 25 Route 59 LLC (collectively the "Developer" or "Owner") are the owners of a parcel of property in the Town of Ramapo, located at 33 Route 59, SBL # 56.16-1-13.1 (the "Property"), on which the Developer intends to construct an office building on an underdeveloped parcel of land, and

WHEREAS, 59 Owner LLC was induced by the Rockland County IDA on or about May 20, 2021, and

WHEREAS, as part of the inducement, 59 Owner LLC has requested that it enter a Payment in Lieu of Tax Agreement ("PILOT") with the Town of Ramapo and East Ramapo Central School District to set a reduced assessment for a period of time to benefit the new development in the Town of Ramapo, and

WHEREAS, respective Counsel for the Town of Ramapo and East Ramapo Central School District (the "Taxing Jurisdictions") have negotiated with the Developer to agree to terms in principle, requiring approval of each respective Board, and

WHEREAS, the PILOT Agreement will utilize "PILOT Assessments" for the computation of annual payments, which will be based upon the chart annexed as Exhibit "A", over a fifteen (15) year term,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby agrees to enter into a PILOT Agreement for the project located at 33 Route 59 and owned by 59 Owner LLC and 25 Route 59 LLC, and

BE IT FURTHER RESOLVED that said approval is conditioned upon approval by the other Taxing Jurisdictions and parties to the PILOT Agreement, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute a PILOT Agreement that is in a form approved by Lewis & Greer, P.C.

EXHIBIT "A"

Dev. Yr.	Tax Year	AV	PILOT Red.
1	2023	$1,625,000.00	35%
2	2024	$2,437,500.00	35%
3	2025	$3,250,000.00	35%
4	2026	$3,250,000.00	35%
5	2027	$3,250,000.00	35%
6	2028	$3,250,000.00	30%

7	2029	$3,250,000.00	30%
8	2030	$3,250,000.00	30%
9	2031	$3,250,000.00	30%
10	2032	$3,250,000.00	30%
11	2033	$3,250,000.00	25%
12	2034	$3,250,000.00	25%
13	2035	$3,250,000.00	20%
14	2036	$3,250,000.00	20%
15	2037	$3,250,000.00	15%

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Yehuda Weissmandl, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 11/16/22 07:00 PM
DOC ID: 8764

ADOPTED

2022-451

Approval of Change Order: Weldler Park Playground

WHEREAS, the Town Board, by Resolution No. 2022-205, entered into agreements with Gametime, PO Box 106, Spring Lake, NJ 07762, for playground equipment and rubber surfacing for a new playground to be located at Weldler Park, and Pat Corsetti, Inc., 610 Fenimore Road, Mamaroneck, NY 10543 for the installation of said playground equipment for a total price of $658,024.15, and

WHEREAS, the Town Board, by Corrected Resolution No. 2022 - 385, approved Change Order No. 1 for an **a**dditional 5,440SF poured in place rubber surfacing added to original plan and 30 swing mats for a total price of $103,640.00 increasing the project cost to $761,664.15.

WHEREAS, Michelle Antosca, Director of Parks and Recreation, has recommended the approval of Change Order #2 which includes additional playground equipment with a cost of $35,054, additional installation services with a cost of $23,400 and the supply and installation of additional concrete curbing for a cost of $26,670

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that **Change Order No. 2** is hereby approved and the aggregate contract amount for the above services with respect to the new ***WELDLER PARK PLAYGROUND*** is hereby increased to $846,788.15

SOURCE OF FUNDS: 7110A.3260

RESULT:	**ADOPTED [4 TO 0]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
ABSTAIN:	Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-452

Approval of Change Order: Ralph Boulevard Drainage Collapse Project

WHEREAS, the Town Board**,** by Resolution No. 2022 - 276 accepted the proposal of Cioffi Services, 201 N Route 9W Congers NY 10920 for the Ralph Boulevard Drainage Collapse Project, to replace approximately 350 linear feet of collapsed drainage pipe on Ralph Blvd that was caused by a collapse of the ground resulting in a very large sink hole, in the amount of $157,700 and

WHEREAS, additional labor and materials are required to complete the restoration of the collapsed drain for an additional cost of $59,100 and,

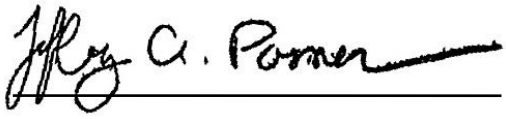
WHEREAS, Fred Brinn, Superintendent of Highways, and the Department of Public Works request the approval of Change Order #1 for the additional work necessary to complete the project, and

WHEREAS, the project was filed as part of the Town's claim for reimbursement with FEMA as a result of the storm known as Hurricane Ida on September 1st - 2nd, 2021,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that **Change Order No. 1** is hereby approved for the additional work to complete the project by ***CIOFFI SERVICES***, 201 N Route 9W, Congers, NY 10920, in the amount of $59,100, and the aggregate contract amount for the Ralph Boulevard Drainage Project is hereby increased to $216,800.

SOURCE OF FUNDS: 5197H21.34460

RESULT:	**ADOPTED [4 TO 1]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, David Wanounou
NAYS:	Yehuda Weissmandl



Jeffrey A. Posner, Town Clerk

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Special Meeting of the Ramapo Town Board held this evening, November 16, 2022, be hereby **adjourned at 7:23 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8720

ADOPTED

2022-454

Close Open Period for Public Participation

RESOLVED by the Town Board of the Town of Ramapo that the Open Peripod for Public Participation held this evening, December 14, 2022, be hereby **closed at 7:18 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8766

ADOPTED

2022-455

Close Public Hearing: Watchtower Conceptual Development Special Permit (CDSP) and Conceptual Development Plan (CDP); Proposed Additional Height Plan, Authorization to Conduct Tree Clearing Activities Within Limits of Disturbance Shown on the CDP

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, December 14, 2022, to solicit public comment on the **APPLICATION OF WATCHTOWER FOR APPROVAL OF CONCEPTUAL DEVELOPMENT SPECIAL PERMIT (CDSP) AND CONCEPTUAL DEVELOPMENT PLAN (CDP); PROPOSED ADDITIONAL HEIGHT PLAN, AUTHORIZATION TO CONDUCT TREE CLEARING ACTIVITIES WITHIN LIMITS OF DISTURBANCE SHOWN ON THE CDP** be hereby **closed at 8:07 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8841

ADOPTED

2022-456

Conceptual Development Special Permit Application: Watchtower

RESOLVED by the Town Board of the Town of Ramapo that the Watchtower Bible and Tract Society of New York, Inc. Watchtower Audio/Video Production Center Conceptual Development Special Permit Application is hereby **TABLED** to the December 28, 2022 Town Board Meeting.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Michael B. Specht, Supervisor
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8831

ADOPTED

2022-457

Set Public Hearing: Introductory Local Law Establishing Filming Rights & Requirements in the Town of Ramapo

BE IT RESOLVED that an Introductory Local Law, entitled **"ESTABLISHING FILMING RIGHTS & REQUIREMENTS IN THE TOWN OF RAMAPO"** be, and it hereby is, introduced by Supervisor Specht before the Town Board of the Town of Ramapo in the County of Rockland and State of New York at a duly noticed meeting of the Town Board held December 14, 2022, and

BE IT FURTHER RESOLVED that copies of the aforesaid proposed local law be laid upon the desk of each member of the Board, and

BE IT FURTHER RESOLVED that the proposed local law shall thereafter be duly considered by the Board, and

BE IT FURTHER RESOLVED that a **Public Hearing** be hereby held on January 25, 2023 at 7:00 P.M., at Ramapo Town Hall, 237 Route 59, Suffern, New York, for the purpose of soliciting public comment on said Introductory Local Law entitled "Establishing Filming Rights & Requirements in The Town Of Ramapo".

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8752

ADOPTED

2022-458

Set Public Hearing: Proposed Revisions to Article VI of Chapter 37 of the Town Code- Police Officer Residency

WHEREAS, the Town Board of the Town of Ramapo ("Town Board") hereby desires to set a Public Hearing to consider **A LOCAL LAW TO AMEND CHAPTER 37, ARTICLE VI OF THE TOWN CODE REGARDING RESIDENCY REQUIREMENTS FOR POLICE OFFICERS EMPLOYED BY THE TOWN OF RAMAPO**; and

WHEREAS, the Town Board wishes to solicit public comment prior to the adoption of the proposed amendment that would modify requirements for residency for police officers employed by the Town.

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo as follows:

Section 1. The above "WHEREAS" clauses are incorporated herein as if set forth in full.

Section 2. The Town Clerk is hereby directed to publish a Notice of Public Hearing for the proposed adoption of a Local Law Regarding Residency Requirements for police officers. The Town Clerk is authorized to publish notification for the **Public Hearing** to be held on January 25, 2023 at 7:15 P.M. at Ramapo Town Hall, and, the Town Clerk is directed to proceed with all appropriate notifications and required publications of the Notice of Public Hearing and proposed Local Law as required by law and as recommended by Special Counsel for the Town.

Section 3. This Resolution shall be effective immediately.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8768

ADOPTED

2022-459

Special Meeting of November 16, 2022

RESOLVED by the Town Board of the Town of Ramapo that the following Minutes of the Ramapo Town Board be hereby accepted, adopted, and recorded in the Minute Book:

NOVEMBER 16, 2022- SPECIAL

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8772

ADOPTED

2022-460

Settlement of Claim: Yoseph Meth

WHEREAS, Yoseph Meth of 12 Parker Street, Spring Valley, New York, has filed a Notice of Claim against the Town for damages caused by a sewer backup, and

WHEREAS, the Town Attorney's Office has reviewed the claim for damages and recommends that it be settled in the amount of $6,203.80,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby settles the claim of ***YOSEPH METH*** in an amount not to exceed $6,203.80, said settlement to be charged to Account 8130SS.341931, and

BE IT FURTHER RESOLVED that said settlement is subject to receipt of a General Release from Yoseph Meth.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8836

ADOPTED

2022-461

Settlement of Claim: James Tambini

WHEREAS, James Tambini filed a Notice of Claim against the Town for damage to his vehicle which was struck by a Town of Ramapo vehicle, and

WHEREAS, the claim was settled by Resolution 2022-409 in the amount of $2,425.86, and

WHEREAS, an amount of $312.97, for a vehicle rental, was not included in the original payout of $2,425.86, and

WHEREAS, the Town Attorney's Office has reviewed the rental receipt and recommends it be reimbursed in the amount of $312.97, as part of the full and final settlement of the claim.

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby reimburses ***JAMES TAMBINI*** in the amount of $312.97, said reimbursement to be charged to 1930A.341931.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8767

ADOPTED

2022-462

Settlement of Tax Certiorari: 475 Beacon Partners, LLC

475 BEACON PARTNERS, LLC

WHEREAS, the Town Attorney's Office and the Office of the Assessor have recommended that the following certiorari matter be settled:

Tax Year	Section/Lot	Original Assessment	Corrected Assessment
2021/22	54-35-1-16	$110,000	$63,000
2022/23	54-35-1-16	$110,000	$63,000, and

WHEREAS, Scott Shedler, the Town Assessor, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town Attorney be hereby authorized to settle the above matter, and

BE IT FURTHER RESOLVED that settlement is subject to approval by the Suffern Central School District, and

BE IT FURTHER RESOLVED that refunds can only be made when the Petitioner is current on all tax liability.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8813

ADOPTED

2022-463

Settlement of Tax Certiorari: Sima Halpern

SIMA HALPERN

WHEREAS, the Town Attorney's Office and the Office of the Assessor have recommended that the following certiorari matter be settled:

Tax Year	Section/Lot	Original Assessment	Corrected Assessment
2021/22	56.06-2-66.1	$175,000	$137,280
2022/23	56.06-2-66.1	$175,000	$133,900, and

WHEREAS, Scott Shedler, the Town Assessor, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town Attorney be hereby authorized to settle the above matter, and

BE IT FURTHER RESOLVED that settlement is subject to approval by the East Ramapo Central School District, and

BE IT FURTHER RESOLVED that refunds can only be made when the Petitioner is current on all tax liability.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8661

ADOPTED

2022-464

Retention of Special Counsel: Morris Duffy Alonso & Faley

WHEREAS, the Town of Ramapo requires the services of a special counsel to represent the Town with respect to general legal matters as requested by the Town, and

WHEREAS, the Town is in receipt of a proposal, dated September 27, 2022, from Morris Duffy Alonso & Faley, 101 Greenwich Avenue, 22nd Floor, New York, New York 10006, to serve as special counsel at a fee not to exceed $250.00 per hour, and

WHEREAS, the Town Attorney's Office has reviewed the proposal and recommends its acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby retains ***MORRIS DUFFY ALONSO & FALEY*** to serve as special counsel to the Town of Ramapo with respect to general legal matters as requested by the Town, at a fee not to exceed $250.00 per hour, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute a Letter Agreement with Morris Duffy Alonso & Faley in a form approved by the Town Attorney's Office, subject to the terms set forth above.

SOURCE OF FUNDS: 1420A.3452 (Consultant)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael B. Specht, Supervisor
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-465

Agreement with the Village of Sloatsburg - Johnsontown Road Fire Protection District

WHEREAS, the Town Board of the Town of Ramapo has duly established a Fire Protection District known as the Johnsontown Road Fire Protection District, and

WHEREAS, it is proposed that a contract be entered into with the Village of Sloatsburg for the year 2023 for the furnishing of fire protection to such district at the following compensation:

2023 - $8,000.00, and

WHEREAS, a public hearing was held on October 26, 2022 with respect to the proposed agreement,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby agree to enter into an agreement with Village of Sloatsburg for fire protection services for the ***JOHNSONTOWN ROAD FIRE PROTECTION DISTRICT*** for the **year 2023** at the terms set forth above, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Village of Sloatsburg in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-466

Agreement with the Village of Spring Valley - Park Crest Fire Protection District

WHEREAS, the Town Board of the Town of Ramapo has duly established a Fire Protection District known as the Park Crest Fire Protection District, and

WHEREAS, it is proposed that a contract be entered into with the Village of Spring Valley for the year 2023 for the furnishing of fire protection to such district at the following compensation:

2023 - $5,950.00, and

WHEREAS, a public hearing was held on October 26, 2022 with respect to the proposed agreement,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby agree to enter into an agreement with the Village of Spring Valley for fire protection services for the ***PARK CREST FIRE PROTECTION DISTRICT*** for the **year 2023** at the terms set forth above, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with the Village of Spring Valley in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8735

ADOPTED

2022-467

Agreement with the Village of Hillburn - Fire Protection District No. 5

WHEREAS, the Town Board of the Town of Ramapo has duly established a Fire Protection District known as Ramapo Fire Protection District No. 5, and

WHEREAS, it is proposed that a contract be entered into with the Village of Hillburn for the year 2023 for the furnishing of fire protection to such district at the following compensation:

2023 - $70,000.00, and

WHEREAS, a public hearing was held on October 26, 2022 with respect to the proposed agreement,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby agree to enter into an agreement with the Village of Hillburn for fire protection services for ***RAMAPO FIRE PROTECTION DISTRICT NO. 5*** for the **year 2023** at the terms set forth above, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with the Village of Hillburn in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8736

ADOPTED

2022-468

Agreement with the Moleston Fire District - Fire Protection District No. 4

WHEREAS, the Town Board of the Town of Ramapo has duly established a Fire Protection District known as Ramapo Fire Protection District No. 4, and

WHEREAS, it is proposed that a contract be entered into with the Moleston Fire District for the year 2023 for the furnishing of fire protection to such district at the following compensation:

2023 - $25,000.00, and

WHEREAS, a public hearing was held on October 26, 2022 with respect to the proposed agreement,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby agree to enter into an agreement with Moleston Fire District for fire protection services for ***RAMAPO FIRE PROTECTION DISTRICT NO. 4*** for the **year 2023** at the terms set forth above, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Moleston Fire District in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-469

Agreement with the Village of Sloatsburg - Fire Protection District No. 3

WHEREAS, the Town Board of the Town of Ramapo has duly established a Fire Protection District known as Ramapo Fire Protection District No. 3, and

WHEREAS, it is proposed that a contract be entered into with the Village of Sloatsburg for the year 2023 for the furnishing of fire protection to such district at the following compensation:

2023 - $103,500.00, and

WHEREAS, a public hearing was held on October 26, 2022 with respect to the proposed agreement,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby agree to enter into an agreement with the Village of Sloatsburg for fire protection services for ***RAMAPO FIRE PROTECTION DISTRICT NO. 3*** for the **year 2023** at the terms set forth above, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with the Village of Sloatsburg in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8738

ADOPTED

2022-470

Agreement with the Village of Sloatsburg - Fire Protection District No. 2

WHEREAS, the Town Board of the Town of Ramapo has duly established a Fire Protection District known as Ramapo Fire Protection District No. 2, and

WHEREAS, it is proposed that a contract be entered into with Village of Sloatsburg for the year 2023 for the furnishing of fire protection to such district at the following compensation:

2023 - $198,500.00, and

WHEREAS, a public hearing was held on October 26, 2022 with respect to the proposed agreement,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby agree to enter into an agreement with Village of Sloatsburg for fire protection services for ***RAMAPO FIRE PROTECTION DISTRICT NO. 2*** for the **year 2023** at the terms set forth above, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Village of Sloatsburg in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8739

ADOPTED

2022-471

Agreement with the Village of Hillburn - Fire Protection District No. 1

WHEREAS, the Town Board of the Town of Ramapo has duly established a Fire Protection District known as Ramapo Fire Protection District No. 1, and

WHEREAS, it is proposed that a contract be entered into with the Village of Hillburn for the year 2023 for the furnishing of fire protection to such district at the following compensation:

2023 - $120,525.00, and

WHEREAS, a public hearing was held on October 26, 2022 with respect to the proposed agreement,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby agree to enter into an agreement with the Village of Hillburn for fire protection services for ***RAMAPO FIRE PROTECTION DISTRICT NO. 1*** for the **year 2023** at the terms set forth above, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with the Village of Hillburn in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Approval of Agreement: Not for Profit Agencies (2023)

WHEREAS, the New York State Comptroller's Office has advised the Town of Ramapo that no funds should be provided to outside agencies by the Town without execution of a formal contract, and

WHEREAS, the 2023 Town Budget provides for allocation of funds to various outside agencies, and

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby agree to enter into contracts with the following agencies for the following amounts for the **year 2023**:

ORGANIZATION	AMOUNT	TYPE OF SERVICE
Big Brothers-Big Sisters of Rockland County, Inc	$3,000	Youth Services
Bikur Cholim, Inc.	$20,000	Health Services
Bikur Cholim, Inc.	$10,000	Children at Risk
C.A.N.D.L.E.	$1,000	Community Services
Camp Venture, Inc.	$8,000	Services for the Handicapped
Chaverim	$20,000	Community Services
Areivim	$10,000	Community Services
Catholic Charities of Rockland County Inc.	$3,000	Community Services
Community Improvement Council, Inc.	$35,000	Youth Services
Community Outreach Center	$35,000	Community Services
Falling Angels	$600	Community Services
First Timothy Christian Church	$10,000	Community Services
Good Samaritan Foundation	$25,000	Community Services
Haitian American Cultural and Social Organization (HACSO)	$4,000	Community Services
Head Start of Rockland	$6,000	Youth Services
Helping Hands	$6,000	Community Services
Historical Society of Rockland County	$600	Community Services
Jamaican Civic and Cultural Association of Rockland, Inc.	$1,800	Youth Services
J.O.W.M.A.	$3,000	Community Services
Keep Rockland Beautiful	$3,500	Great American Clean Up
Konbit Neg Lakay	$14,000	Community Services

Kupath Ezrah	$15,000	Community Services
Ladies' Ancient Order of Hibernians	$5,000	Community Services
Legal Aid Society	$3,000	Community Services
Lighthouse	$3,000	Community Services
M.A.D.E. Transitional Services	$12,000	Community Services
Martin Luther King Multi-Purpose Center, Inc.	$15,000	Community Services
NAACP - Spring Valley	$2,000	Community Services
New Square Emergency Services	$20,000	Community Services
Ramapo Police Athletic League	$10,000	Youth Services
Rockland Community College Senior Citizens Club	$1,500	Senior Citizens
Rockland Community Development Center, Inc. - Senior Citizen Program	$15,000	Senior Citizens
Rockland Holocaust Museum and Study Center	$5,000	Community Services
Rockland Opportunity Development Association - Kaser (Youth)	$50,000	Youth Services
Rockland Opportunity Development Association - Kaser (Seniors)	$55,000	Senior Services
Rockland 21C	$3,600	Family Services
Suffern American Legion Post 859	$1000	Community Services
Temicha Support Line, Inc.	$3,000	Community Services
Touching Bases	$3,000	Community Services
Village of Kaser Emergency Services	$15,000	Community Services
West Street Day Care, Inc.	$9,000	Daycare Services
Yedei Chesed	$4,000	Services for the Handicapped
Ray of Hope	$10,000	Community Services

SOURCE OF FUNDS: 6310A (Community Action)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-473

Approval of Agreement: Police Firing Range (2023)

WHEREAS, the Town had previously entered into agreements with various municipalities for use of the Police Firing Range at the former Town landfill, and

WHEREAS, all of the agreements will expire on December 31, 2022,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby agrees to enter into agreements for use of the ***POLICE FIRING RANGE*** for the **year 2023** with the following agencies:

1. ***County of Rockland Sheriff's Department***
2. ***Town of Haverstraw***
3. ***Town of Orangetown***
4. ***Village of Piermont***
5. ***Village of Spring Valley***
6. ***Town of Stony Point***
7. ***Village of Suffern***
8. ***United States Marshals Service***
9. ***Borough of Paramus***, and

BE IT FURTHER RESOLVED that said agreements are subject to the following terms:

1. Compliance with Police Department General Order Number 105
2. Name the Town as an additional insured
3. Hold the Town harmless with respect to the use of the Police Firing Range, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute agreements with the above municipalities in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Fueling Agreements (2023)

WHEREAS, the Town of Ramapo and the following not-for-profit organizations and municipal corporations within the Town of Ramapo have, on an annual basis, entered into agreements permitting such not-for-profit organizations to utilize the fueling facilities of the Town of Ramapo:

- Bikur Cholim, Inc.
- East Ramapo School District
- Hamaspik of Rockland County
- Hatzolah EMS, Inc. and Chevrah Hatzoloh of Rockland County, Inc.
- Monsey Fire District
- Ramapo Housing Authority
- Rockland Paramedic Services, Inc.
- Spring Hill Community Ambulance Corps, Inc.
- Tallman Fire District
- Village of Chestnut Ridge
- Village of Kaser
- Village of Montebello
- William Paul Faist Volunteer Ambulance Corps, Inc.
- Yedei Chesed
- Chaverim of Rockland; and
- Good Samaritan Hospital, and

WHEREAS, the not-for-profit organizations have requested a continuance of the fueling arrangement for 2023, and

WHEREAS, the Town of Ramapo is agreeable to providing such facility to the not-for-profit organizations subject to an additional twenty (20%) percent administrative fee above the cost of the fuel,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby agrees to enter into agreements for the utilization of the Town of Ramapo's ***FUELING FACILITIES*** for the **year 2023** with the above organizations at the terms set forth above, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute agreements with the above organizations in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8807

ADOPTED

2022-475

Intermunicipal Agreement - Village of New Hempstead - Wireless Communications Tower (2023)

WHEREAS, the Town Board, by Resolution No. 2021-524, approved an agreement with the Village of New Hempstead by which the Town divides equally with the Village all revenue received from the County of Rockland with respect to the wireless communication tower installed in the Fred Loescher Veterans Cemetery in the Village of New Hempstead, and

WHEREAS, said agreement expires on December 31, 2022,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby agrees to enter into an *Intermunicipal Agreement* with the ***VILLAGE OF NEW HEMPSTEAD*** for the year **2023**, by which the Town will pay the Village one-half (1/2) of any revenue received from the County of Rockland with respect to the wireless communication tower in the Veterans Cemetery in the Village of New Hempstead, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with the Village of New Hempstead in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: A.0631 - Due to Other Governments

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Highway Maintenance and Snow Removal Services for Various Villages (2023)

WHEREAS, New York State Villages have a non-delegable duty to maintain Village roads in a safe condition allowing for public travel, and

WHEREAS, various Villages within the Town of Ramapo lack the personnel and equipment to perform the above duties, and

WHEREAS, the Villages listed below have requested that the Town of Ramapo contractually provide certain Highway Maintenance and Snow Removal services for them, and

WHEREAS, the Town of Ramapo, in 2022, provided Highway Maintenance and Snow Removal Services pursuant to written agreements to the following Villages:

1. Chestnut Ridge
2. Pomona
3. New Hempstead
4. Wesley Hills
5. Kaser
6. New Square
7. Montebello, and

WHEREAS, the Town and Villages are desirous of entering into new agreements for the year 2023, and

WHEREAS, the cost for providing said services to the Villages is as follows:

1.	Chestnut Ridge	$648,075.96
2.	Pomona	$273,156.00
3.	New Hempstead	$350,281.92
4.	Wesley Hills	$427,408.80
5.	Kaser	$37,491.96
6.	New Square	$88,909.56
7.	Montebello	$385,632.00,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby agree to enter into ***INTER-MUNICIPAL AGREEMENTS*** with the aforementioned Villages for the above services for the **year 2023,** the Town to be compensated as follows:

1. **Chestnut Ridge** $648,075.96
2. **Pomona** $273,156.00
3. **New Hempstead** $350,281.92
4. **Wesley Hills** $427,408.80
5. **Kaser** $37,491.96
6. **New Square** $88,909.56
7. **Montebello** $385,632.00, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute agreements with the above Villages in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8819

ADOPTED

2022-477

Extension of Agreement: Management / Operation of Spook Rock Golf Course

WHEREAS, the Town Board, by Resolution No**.** 2017-464, approved an agreement with Applied Golf, 400 Rike Drive, Millstone Township, New Jersey 08535, for the management/operation of Spook Rock Golf Course, and

WHEREAS, said agreement expires on December 31, 2022, and

WHEREAS, the Town and Applied Golf wish to extend the agreement for an additional two years under the same terms and conditions as listed in the License Agreement dated September 12, 2019.

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby agrees to extend its agreement with ***APPLIED GOLF*** for the period commencing January 1, 2023 and expiring December 31, 2024, with respect to the management/operation of Spook Rock Golf Course, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Applied Golf in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-478

Extension of License Agreement: GC Baseball Club LLC

WHEREAS, the Town, by Resolution No. 2018-397, entered into a License Agreement with GC Baseball Club LLC, 115 Birch Lane, New City, New York 10956, to utilize a portion of the Town's maintenance building, known as the Pavilion Building at Clover Stadium for athletic training, and

WHEREAS, said License Agreement, as renewed, is set to expire on September 20, 2022, and

WHEREAS, GC Baseball Club LLC requests a further five-year extension of said License Agreement, beginning October 1, 2022 running through September 30, 2027 and proposes the following rent increases (3% per year):

Year	Annual Rental	Monthly Rental
1	$40,514.47	$3,376.21
2	$41,729.91	$3,477.49
3	$42,981.82	$3,581.82
4	$44,271.26	$3,689.27
5	$45,599.10	$3,799.95

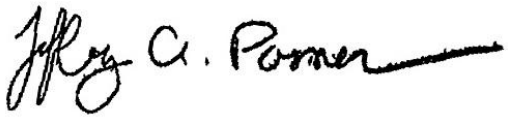
and

WHEREAS, Michelle Antosca, Director of Parks and Recreation, recommends the granting of the five-year extension of said License Agreement,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby grants a further five -year extension of said License Agreement, as renewed, to ***GC BASEBALL CLUB LLC*** for the use of a portion of the Town's maintenance building, known as the Pavilion Building at Clover Stadium, subject to the rents as stated above, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute a Renewal Agreement with GC Baseball Club LLC in a form approved by the Town Attorney's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl



_____

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8808

ADOPTED

2022-479

Rates for Town Police During Traffic Control- 2023

WHEREAS, the Town receives requests for use of Town Police for traffic control,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the following rates will be charged for the year 2023:

Patrolman:	$151.00 per hour
Supervisor:	$200.00 per hour

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Michael Rossman, David Wanounou, Yehuda Weissmandl
ABSENT:	Brendel Charles

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8771

ADOPTED

2022-480

Rescission of Resolution No. 2022-413 - Rejection of Dedication: Country Squire Estates

WHEREAS, the Town Board, by Resolution No. 2022-4132022-4132022-413, adopted a Rejection of Dedication with respect to Country Squire Estates, and

WHEREAS, the Town Board wishes to rescind said Resolution,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that **Resolution No. 2022-413 is hereby rescinded.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Michael Rossman, David Wanounou, Yehuda Weissmandl
ABSENT:	Brendel Charles

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8795

ADOPTED

2022-481

Appoint Community Development Program Citizens Advisory Committee Members

RESOLVED by the Town Board of the Town of Ramapo that the following persons be hereby appointed to serve on the ***COMMUNITY DEVELOPMENT PROGRAM CITIZENS ADVISORY COMMITTEE - ROCKLAND COUNTY CONSORTIUM*** for a 2 year term, effective January 1, 2023, said term to expire December 31, 2024:

MONA MONTAL

JOSEPH MARGARETTEN

YAAKOV ROSENBERG

SHIMON SINGER

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Michael Rossman, David Wanounou, Yehuda Weissmandl
ABSENT:	Brendel Charles

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8806

ADOPTED

2022-482

Establish Principal Registry Clerk Position

WHEREAS, the classification of a full-time Principal Registry Clerk position in the Town Clerk's Office within the Town of Ramapo has been recommended by Town Clerk Sharon Osherovitz, and,

WHEREAS, the Rockland County Personnel Office has classified the position of Principal Registry Clerk,

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Ramapo that the Board authorizes the establishment of a full-time position of **PRINCIPAL REGISTRY CLERK** in the Town Clerk's Office.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Michael Rossman, David Wanounou, Yehuda Weissmandl
ABSENT:	Brendel Charles

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8821

ADOPTED

2022-483

Appoint Dog Control Officer

WHEREAS, there is a vacancy in the position of Dog Control Officer within the Town of Ramapo Police Department, and

WHEREAS, Supervisor Michael B. Specht, has made the following recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***DANIEL CONDON,*** as provisional ***DOG CONTROL OFFICER***, effective January 3, 2023, at the annual salary of $64,467, in accordance with the current CSEA contract.

SOURCE OF FUNDS: 3510A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Michael B. Specht, Brendel Charles, David Wanounou, Yehuda Weissmandl
ABSENT:	Michael Rossman

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8770

ADOPTED

2022-484

Agreement with ESI Group Inc: Employee Assistance Program - Police 2023

WHEREAS, ESI Group Inc. (hereinafter, "ESI") conducts an employee assistance program, (hereinafter "EAP,") which provides professional and confidential assistance to help public safety employees and their families resolve personal problems which may affect their home life, their health, and possibly their employment, and

WHEREAS, ESI has submitted a proposal to provide to the Town of Ramapo Police Department and their families the services hereinabove described for the calendar year 2023 at the fee of $3,119.55, and

WHEREAS, there is no cost to the individual police officers or their family members for these EAP services, and

WHEREAS, Chief of Staff, Mona Montal, recommends accepting the proposal from ESI,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Supervisor is hereby authorized to execute an agreement with ***ESI GROUP INC.***, to provide professional and confidential assistance to help police officers and their families at a fee of $3,119.55 for the time period of January 1, 2023 to December 31, 2023.

SOURCE OF FUNDS: 3120AB.389060

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	David Wanounou, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, David Wanounou, Yehuda Weissmandl
ABSENT:	Michael Rossman

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8769

ADOPTED

2022-485

Acceptance of Bid: Maintenance of Generators

WHEREAS, the Purchasing Department of the Town of Ramapo has solicited bids for Maintenance of Town of Ramapo Generators, and

WHEREAS, said proposals were received by the Purchasing Department and opened November 14th, 2021, in accordance with the law, and

WHEREAS, Michael Sadowski, Deputy Director of Public Works, recommends the acceptance of the lowest responsible bid of Peak Power Systems, Inc., and

WHEREAS, Mona Montal, Director of Purchasing, concurs with said recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the lowest responsible bid submitted by ***PEAK POWER SYSTEMS, INC.,*** is hereby approved and accepted, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Peak Power Systems, Inc. in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 8130SS.3448 (Sewers)
1640A.3446 (Central Garage)
1620A.3446 (Town Hall)
3120AB.3428 (Police)
7155A.3446 (Parks)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael B. Specht, Supervisor
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8800

ADOPTED

2022-486

Acceptance of Bid:Printing of Facilities 2023 Brochures

WHEREAS, Michelle Antosca, Director of Parks and Recreation, has solicited bids for 2023 Printing of Summer Activities and Facilities Brochure, and

WHEREAS, said proposals were received by the Town Clerk of the Town of Ramapo and opened on November 15th, 2023, in accordance with the provisions of the law, and

WHEREAS Michelle Antosca has recommended that the bid of Graphic Image, 561 Boston Post Road, Milford, Conn 06460 **,** be accepted, and

WHEREAS, Mona Montal, Director of Purchasing, concurs with said recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the bid from ***GRAPHIC IMAGE*****,** for 2023 Printing of Summer Activities and Facilities Brochure be accepted**,** and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to sign an agreement with KB Offset Printing, Inc., in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: Operating 7020/3498

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8804

ADOPTED

2022-487

Acceptance of Bid: Building Materials and Supplies

WHEREAS, the Purchasing Department of the Town of Ramapo has solicited bids for the Purchase of Building Materials and Supplies, and

WHEREAS, bids were received by the Town Clerk, and opened on November 29th, 2022 , in accordance with the provisions of the law, and

WHEREAS, Mona Montal, Director of Purchasing, recommends acceptance of the responsible bid for the Purchase of Building Materials and Supplies submitted by Beckerle Lumber Supply, Inc., 3 Chestnut Street, Spring Valley, New York 10977,

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Ramapo that the responsible bid submitted by ***BECKERLE LUMBER SUPPLY, INC.*****,** be hereby accepted and approved.

SOURCE OF FUNDS: Various Operating

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8812

ADOPTED

2022-488

Acceptance of Bid; Repair of Traffic Signals and Pedestrian Control Devices

WHEREAS, the Purchasing Department of the Town of Ramapo has solicited bids for Repair of Traffic Signals and Control Devices, and

WHEREAS, said bids were opened November 16th, 2022, in accordance with provisions of the law, and

WHEREAS, Frederic Brinn, Superintendent of Highways, has recommended that the sole bid of Verde Electric Maintenance Corp., 89 Edison Avenue, Mount Vernon, New York, 10550, be accepted, and

WHEREAS, Mona Montal, Director of Purchasing, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of ***VERDE ELECTRIC MAINTENANCE CORP***., , and

BE IT FURTHER RESOLVED that Supervisor Michael B. Specht is authorized to execute an agreement with Verde Electric Maintenance Corp., in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 3310A.3446

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8803

ADOPTED

2022-489

Rejection of Bid: HVAC

WHEREAS, the Purchasing Department solicited bids for HVAC, and

WHEREAS, bids were received by the Town Clerk and opened on November 21, 2022, and

WHEREAS, Michelle Antosca, Director of Parks and Recreation, recommends the bid be rejected and re-bid at a later date, and

WHEREAS, Mona Montal, Director of Purchasing, concurs with said recommendation

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the bid for HVAC be **rejected.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Appointment of Marriage Officers - 2023

WHEREAS, Chapter 49 of the Laws of 1988 amended the New York State Domestic Relations Law to permit the government body of a Town, commencing January 1, 1989, to appoint one (1) or more Marriage Officers, who would have the authority to solemnize marriages within the territory of the Town which makes the appointment,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint and designate the following named persons as ***MARRIAGE OFFICERS*** of the Town of Ramapo for one (1) year term, commencing January 1, 2023 and ending December 31, 2023.

Michael B. Specht, Supervisor

Mona Montal

Hon. Brendel Charles

Hon. Michael Rossman

Hon. David Wanounou

Hon. Yehuda Weissmandl

Sharon M. Osherovitz

Maureen Pehush

Maria Rosario

Yitzchok Ullman

Alvin Spitzer

Christian G. Sampson

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	David Wanounou, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8745

ADOPTED

2022-491

Authorization to Attend Association of Towns 2023 Annual Meeting & Training School

WHEREAS, the ***ANNUAL ASSOCIATION OF TOWNS CONFERENCE*** will be held in New York City on February 19th through February 22nd, 2023

RESOLVED by the Town Board of the Town of Ramapo that the Supervisor is hereby authorized to grant permission to individual Town Employees to attend said Conference, and

BE IT FURTHER RESOLVED, that any expenses incurred by the above Town employees at said seminar are to be considered a proper Municipal Charge under Town Law, Section 116(12) and General Municipal Law, Section 77B, and

BE IT FURTHER RESOLVED, that the maximum meal allowance for the Association of Towns' Seminar shall be U.S. General Services Administration 2023 Per Diem Rate for New York and shall be reimbursable upon submission of receipts to the Town of Ramapo Finance Department, and

BE IT FURTHER RESOLVED, that reimbursement allowable without receipts will be made up to a maximum of $60.00 per day.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-492

Appointment of Delegate and Alternate: Association of Towns February 20th - 23rd, 2023

RESOLVED by the Town Board of the Town of Ramapo, that the following named person shall be designated **"DELEGATE"**, and shall attend the Annual Business Sessions for the **Association of Towns Seminar** of the State of New York, to be held in New York City, February 19th through February 22nd, 2023, and shall be hereby authorized to cast the vote for the Town of Ramapo, pursuant to Section 6 of Article III of the Constitution and By-Laws of said Association:

SUPERVISOR MICHAEL B. SPECHT

, and

BE IT FURTHER RESOLVED that in the absence of the person so designated above, the following named person shall be designated **"ALTERNATE"**, and shall be authorized to cast the vote of said Town:

DEPUTY SUPERVISOR CHARLES

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8820

ADOPTED

2022-493

Appropriation of Coronavirus Local Fiscal Recovery Funds

WHEREAS, the American Rescue Plan Act was signed into law by President Biden on March 11, 2021, guaranteeing direct relief to cities, towns and villages in the United States to respond to the COVID-19 emergency, and

WHEREAS, the Coronavirus State and Local Fiscal Recovery Funds provide governments with a substantial infusion of resources to help turn the tide on the pandemic, address its economic fallout and lay the foundation for a strong and equitable economy as the country recovers from the COVID-19 pandemic, and

WHEREAS, the Town of Ramapo is a recipient of a second payment of fiscal recovery funds, in the amount of $2,296,198.21, and may use these funds to support public health expenditures; support urgent COVID-19 response efforts to continue to decrease the spread of the virus; address negative economic impacts; replace lost revenue, and invest in water, sewer, and broadband infrastructure, and

WHEREAS, within these overall categories, recipients have broad flexibility to decide how best to use this funding to meet the needs of their communities

NOW, THEREFORE BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby appropriates local fiscal recovery funds for the following Town purposes:

• **TOWN OUTSIDE HIGHWAY EQUIPMENT**	**$50,000.00**
• **TOWNWIDE HIGHWAY SNOWPLOW**	**$300,000.00**
• **PARKS & OTHER GENERAL TOWN EXPENSES**	**$296,198.21**
• **POLICE EQUIPMENT**	**$100,000.00**
• **AMBULANCE RECOVERY**	**$800,000.00**
• **WATER DISTRICT RECOVERY**	**$750,000.00**
	$2,296,198.21

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8811

ADOPTED

2022-494

Amendment to 2022 Budget: DASNY Grant for Renovations at Ramapo Senior Citizens Community Center

WHEREAS, the Town is in receipt of a DASNY Grant for renovations at the Ramapo Senior Citizens Community Center in the amount of $84,029, and

WHEREAS, receipt of said funds is not reflected in the 2022 Town Budget,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Department of Finance is hereby authorized to **amend the 2022 Town Budget** as follows:

- Increase Revenue: A.23989 (DASNY Grant) - $84,029
- Increase Expenditures: 7611A.3446 (Property Repair and Maintenance) -$84,029

to reflect receipt of the above Grant.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Amendment of Resolution No. 2022-354 Fire District Tax Levy

WHEREAS, the Town Board by Resolution No. 2022-354 granted authorization to fund a shortfall in the 2022 annual budgets submitted by each of the Town Fire Districts, and

WHEREAS, the Town Board wishes to amend said resolution,

NOW, THEREFORE BE IT RESOLVED by the Town Board that ***RESOLUTION NO. 2022- 354 BE HEREBY AMENDED*** to read as follows:

"WHEREAS, there are six fire districts in the Town of Ramapo (the "Town") that provide fire protection within the Town, and

WHEREAS, such fire districts are Moleston, Spring Valley #1, Monsey, Tallman, East Spring Valley and South Spring Valley (the "Town Fire Districts"), and

WHEREAS, fire districts in New York State receive the majority of their funding from property taxes levied on properties within the fire district, and

WHEREAS, in 2021, each of the Town Fire Districts adopted their 2022 annual budgets and submitted them to the Town to be attached to the Town budget in order for property taxes to be appropriately levied on the properties within each of the respective Town Fire Districts, and

WHEREAS, due to a transcription error, the full amount of the 2022 annual budgets for each of the respective Town Fire Districts were not levied, resulting in a shortfall for each district as set forth on the attached schedule, and

WHEREAS, Monsey Fire District agrees to amend their 2022 adopted budget from $3,526,500 to $1,312,699.68, and

WHEREAS, in order to correct this error and to protect the health, safety and welfare of the Town residents, the Town has determined that it is in the best interests of Town residents to fund the shortfall of Moleston, Spring Valley #1, Tallman, East Spring Valley and South Spring Valley (the "Town Fire Districts")

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that authorization is hereby granted to fund a shortfall in the 2022 annual budgets submitted by Moleston, Spring Valley #1, Tallman, East Spring Valley and South Spring Valley (the "Town Fire Districts")

Districts as set forth in the attached schedule.**"**

SOURCE OF FUNDS: General Fund

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8814

ADOPTED

2022-496

Authorization to Purchase Department Issued Firearm: Retiring Police Officer

WHEREAS, a Police Officer has requested to purchase their department issued firearm, a Sig Sauer P-320, Serial # 58C371441, upon their retirement, and

WHEREAS, said firearm can be sold to a licensed firearms dealer who in turn can transfer the firearms to the retiring Police Officer upon their retirement, and

WHEREAS, the retiring officer has the necessary pistol permit, and the Police Department has no objection to the above sale and transfer, and

WHEREAS, said sale and transfer will be facilitated by Ramapo Police Department Firearms Officer Sgt. Robert Bassett through a licensed firearms dealer

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby declares the above firearm previously issued to the Police Officer as surplus, and

BE IT FURTHER RESOLVED Ramapo Police Department Firearms Officer Sgt. Robert Bassett is hereby authorized to facilitate said sale and transfer through a licensed firearms dealer upon the Officer's retirement.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8815

ADOPTED

2022-497

Authorization to Purchase Department Issued Firearms: Retiring Police Officer

WHEREAS, a Police Officer has requested to purchase their department issued firearms, a Sig Sauer P-320, Serial # 58C371434, and a Sig Sauer P365, Serial # 66B780059, upon their retirement, and

WHEREAS, said firearms can be sold to a licensed firearms dealer who in turn can transfer the firearms to the retiring Police Officer upon their retirement, and

WHEREAS, the retiring officer has the necessary pistol permit, and the Police Department has no objection to the above sale and transfer, and

WHEREAS, said sale and transfer will be facilitated by Ramapo Police Department Firearms Officer Sgt. Robert Bassett through a licensed firearms dealer

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby declares the above firearms previously issued to the Police Officer as surplus, and

BE IT FURTHER RESOLVED Ramapo Police Department Firearms Officer Sgt. Robert Bassett is hereby authorized to facilitate said sale and transfer through a licensed firearms dealer upon the Officer's retirement.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8816

ADOPTED

2022-498

Authorization for PO Patrick Pegley to attend Scales Testing

WHEREAS, Police Chief Martin Reilly, has requested authorization for PO Pegley to attend the Scales Testing in Syracuse, New York, January 2nd - January 3rd ,2023, and

WHEREAS, cost for attendance will not exceed $450.00

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for ***PO PEGLEY*** to attend the Scales Testing in Syracuse, New York, January 2nd - January 3rd, 2023, at a cost not to exceed $450.00, and

BE IT FURTHER RESOLVED that expenses incurred by the above are to be considered a proper municipal charge under Town Law, Section 116(12) and General Municipal Law, Section 77b.

SOURCE OF FUNDS: 3120AB.3465 - Schools, Training and Seminars

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8833

ADOPTED

2022-499

Authorization for 2 Officers to attend NYLEAP Post Critical Incident Seminar

WHEREAS, Police Chief Martin Reilly has requested authorization for two (2) Police Officers to attend the New York Law Enforcement Assistance Program Post Critical Incident Seminar (NYLEAP PCIS) to be held in Buffalo, New York January 23rd - January 25th, 2023, and

WHEREAS, arrangements for attendance at said Seminar call for hotel accommodations of $1050.00, Fuel $350.00 and per diem meal reimbursement of $483.00

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that authorization be hereby granted for ***SGT. ANDRES SANCHEZ and PO RANDY ORTIZ*** to attend the *New York Law Enforcement Assistance Program Post Critical Incident Seminar* to be held in Buffalo, New York January 23rd - January 25th, 2023, at a cost not to exceed $2,000.00, which has been budgeted for in 2023, and

BE IT FURTHER RESOLVED that said expenses incurred by the above are to be considered a proper municipal charge under Town Law, Section 116(12) and General Municipal Law, Section 77b.

SOURCE OF FUNDS: 3120AB.3465 Schools, Seminars and Travel

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8834

ADOPTED

2022-500

Authorization for Reimbursement of Expenses: DRE School Interview

WHEREAS, Police Chief Martin Reilly has requested authorization for reimbursement of expenses to PO Michael Simpson and PO Robert J. Barba incurred from their attendance at a panel interview for the upcoming Drug Recognition Expert (DRE) school held in Rochester, New York November 29th - November 30th, 2022, and

WHEREAS, expenses incurred by PO Simpson are as follows: Hotel $104.72, Fuel $42.50, and two (2) days of meal allowances $103.50, totaling $250.72, and

WHEREAS, expenses incurred by PO Barba are as follows: two (2) days of meal allowances $103.50, and

WHEREAS, said expenses have been budgeted for in 2022

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for reimbursement of above expenses to ***PO MICHAEL SIMPSON*** **and** ***PO ROBERT J. BARBA*** incurred from their attendance at a panel interview for the upcoming Drug Recognition Expert (DRE) school held in Rochester, New York November 29th - November 30th, 2022 and

BE IT FURTHER RESOLVED that said expenses incurred by the above are to be considered a proper municipal charge under Town Law, Section 116(12) and General Municipal Law, Section 77b.

SOURCE OF FUNDS: 3120AB.3465 Schools, Training and Seminars

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Yehuda Weissmandl, Councilman
SECONDER:	Michael Rossman, Councilman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/14/22 07:00 PM
DOC ID: 8723

ADOPTED

2022-501

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Regular Meeting of the Ramapo Town Board held this evening, December 14, 2022, be hereby adjourned **at 9:18 P.M.** ***IN MEMORY of STACIE IOVINELLI***, wife of Joel Bianchi, Town's Engineering Consultant who passed away December 10, 2022. The Board expresses complete and sincere condolence and support to the Bianchi Family.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael B. Specht, Supervisor
SECONDER:	Brendel Charles, Michael Rossman, David Wanounou, Yehuda Weissmandl
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/28/22 07:00 PM
DOC ID: 8721

ADOPTED

2022-502

Close Open Period for Public Participation

RESOLVED by the Town Board of the Town of Ramapo that the Open Peripod for Public Participation held this evening, December 28, 2022, be hereby **closed at 7:02 P.M.**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/28/22 07:00 PM
DOC ID: 8857

ADOPTED

2022-503

Set Public Hearing: Introductory Local Law: Real Property Tax Exemption for Qualifying Volunteer Firefighters and Volunteer Ambulance Service Workers

BE IT RESOLVED that an Introductory Local Law, entitled **"REAL PROPERTY TAX EXEMPTION FOR VOLUNTEER FIREFIGHTERS AND VOLUNTEER AMBULANCE SERVICE WORKERS"** be, and it hereby is, introduced by Supervisor Specht before the Town Board of the Town of Ramapo in the County of Rockland and State of New York at a duly noticed meeting of the Town Board held December 28, 2022, and

BE IT FURTHER RESOLVED that copies of the aforesaid proposed local law be laid upon the desk of each member of the Board, and

BE IT FURTHER RESOLVED that the proposed local law shall thereafter be duly considered by the Board, and

BE IT FURTHER RESOLVED that a **Public Hearing** be hereby held on January 11, 2023 at 7:05 P.M., at Ramapo Town Hall, 237 Route 59, Suffern, New York, for the purpose of soliciting public comment on said Introductory Local Law entitled **"REAL PROPERTY TAX EXEMPTION FOR VOLUNTEER FIREFIGHTERS AND VOLUNTEER AMBULANCE SERVICE WORKERS"**

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Approval of Conceptual Development Special Permit: Watchtower

Watchtower Bible and Tract Society of New York, Inc.
Watchtower Audio/Video Production Center
Conceptual Development Special Permit Approval

At a duly noticed meeting of the Town of Ramapo Town Board ("Board"), held on December 14, 2022, the Board, acting pursuant to Article XVI of Chapter 376, Zoning, of the Town Code, initially considered the application of Watchtower Bible and Tract Society of New York, Inc., 900 Red Mills Road, Wallkill, NY 12589, for approval of a Conceptual Development Special Permit (CDSP), which is required by § 1219 B.(6)(b) of the Town Zoning Law for uses permitted in the MU-3 Zoning District.

After receiving written comments and affording all present an opportunity to be heard, the Board closed the public hearing on that date, and then determined that it would continue its consideration of the CDSP application at its next regular meeting on December 28, 2022.

Background

Applicant Watchtower Bible and Tract Society of New York, Inc., ("Watchtower") proposes to build a new Audio/Video Production Center on property located at 155 Sterling Mine Road, in the Town of Ramapo, New York (the "Project Site").

The Applicant previously petitioned the Town Board to amend the Town's 2004 Comprehensive Plan, amend the Town Zoning Law to create a new mixed-use (MU-3) zoning district and amend ancillary provisions of the Zoning Law, including the Use and Bulk Tables, and to amend the Town Zoning Map to rezone its property from the existing RSH Zoning District into the new MU-3 Zoning District in order to allow such development (the "SEQRA Action") as an integrated live/work development.

As adopted on November 9, 2022, the revised zoning amendments require that any proposed use in the MU-3 Zoning District obtain a Conceptual Development Special Permit from the Town Board.

The zoning allows a CDSP applicant to request approval of an Additional Building Height Plan, if the applicant demonstrates, to the satisfaction of the Town Board, that the development allowed by that Plan would further the Town's interests in reducing impacts on the environment, including, but not limited to, protecting environmentally sensitive areas, reducing development coverage and encouraging the protection of open space areas, and reducing visual impacts of the proposed development on surrounding properties and viewsheds to a greater

extent than a plan restricted to the conforming building height.

An applicant may also request that the Town Board authorize tree clearing activities within the limits of disturbance allowed by the CDSP approval prior to Site Development Plan approval by the Planning Board, if the applicant demonstrates that restrictions on the period of time when tree clearing is permitted would otherwise prevent the overall site from being developed in a coordinated and efficient manner that would reduce the duration or extent of construction activities on the site, and that those activities will be done in a manner that avoids, minimizes or mitigates any associated environmental impacts.

CDSP Application

On October 7, 2022, the Applicant submitted its CDSP application, acknowledging that by doing so before the Town Board acted on the Comprehensive Plan and zoning amendments before it, the Applicant accepted the risk that the Board might decline the rezoning request.

The CDSP application, and the documents submitted in the support of that application, are listed in Schedule A. In accordance with the standard procedure for Town Board special permits, the Applicant also submitted an application for Site Development Plan (SDP) approval.

The application requests that the Town Board approve the Applicant's proposed Additional Building Height Plan; the Application Narrative and supporting exhibits address that Plan's compliance with the standards set forth in §376-1219 B.(6)(b) (Exhibit B, at pages 8-13).

The application also requests that the Board authorize tree clearing activities prior to Planning Board approval of a Site Development Plan; the Narrative and supporting exhibits address compliance with the requirements for that authorization (Exhibit B, pages 14-15)

The CDSP application was referred to the Community Design Review Committee (CDRC) for review and report to the Town Board. The Applicant appeared at the November 9, 2022 CDRC meeting, and CDRC subsequently issued a report advising the Town Board that the application was complete for purposes of referring it to the Rockland County Planning Department (RCPD) for GML 239 review, and setting a public hearing.

The Town Board has now considered the review and report of the Town's professional planning and engineering consultants, MJ Engineering and Land Surveying, P.C., dated December 22, 2022, and the recommendations therein with respect to the CDSP application, the Applicant's request for authorization to conduct tree clearing activities, and the additional building height plan.

GML 239 Referral

On November 10, 2022, the CDSP application and supporting exhibits, together with the environmental review record, including the Watchtower Environmental Impact Statement and

the Town Board's SEQRA Findings Statement, were delivered to the Rockland County Planning Department for GML 239 review.

On December 1, 2022, the Applicant made a presentation to the Rockland County Planning Department staff to explain its CDSP application and how it had addressed the procedures and standards that had been incorporated into the Town Board special permit process, partly as a result of concerns that the Department identified in prior GML 239 reviews, particularly with respect to the visual impact of additional building height on public viewsheds and surrounding properties.

On December 14, 2022, the Town Clerk received RCPD's GML 239 review letter, dated December 12, 2022, which recommended modifications for the Board's consideration.

On December 14, 2022, the Applicant reviewed and responded to the Department's GML 239 recommendations by letter from Emanuel Law, P.C., the Applicant's land use counsel. While that letter commented on various provisions of the Department's letter, it affirmatively represented that the Applicant would not request any GML overrides.

It will therefore be a condition of this approval that all aspects of the proposed actions to be undertaken by the Applicant be consistent with the GML 239 review comments listed in the RCPD's December 12, 2022 letter, except to the extent that those Recommendations may suggest, but do not expressly require, modification of the proposed action.

Public Hearing

At its November 9, 2022 meeting, the Town Board received the report of CDRC, advising that the CDSP application appeared complete and recommending that the Board consider scheduling a public hearing.

By resolution, the Town Board then determined that a public hearing should be scheduled for its December 14, 2022 meeting, and directed that: the CDSP application, supporting narrative, and other exhibits be circulated to involve and interested agencies, and others who had requested notice, and referred to the Rockland County Planning Department for GML 239 review; notice of the hearing be published and posted on the Town website; the application and supporting documents be posted to the Town's website and made available for public review at the Office of the Town Clerk and the Town Building Department; and that notice of the public hearing required by GML 239-nn be sent to municipal clerks of adjoining municipalities.

At its December 14, 2022 meeting, the Town Board received affidavits of publication in the Town's official newspaper on November 13, 2022, of posting on the Town Clerk's bulletin Board on November 10, 2022, of mailing to adjoining owners by the Applicant on November 16, 2022, [*]and acknowledged that the CDSP application has been posted to the Town website on November 9, 2022 and the public hearing notice had been posted on November 10, 2022.

[*Town Code does not require property posting for special permits]

The Board also acknowledged receipt of the Rockland County Planning Department's GML 239 letter, dated December 12, 2022.

The Town Board then opened the public hearing, first acknowledging its receipt of written comment from interested agencies, organizations, and members of the public, and then offering the opportunity for any interested members of the public to be heard.

The Board then closed the hearing, after ensuring that all present in person and wishing to speak were heard. Following discussion among the members, consideration of the application was then continued to the next Town Board meeting on December 28, 2022.

SEQRA

The Town Board assumed the role of SEQRA Lead Agency for the overall SEQRA Action, which comprised the Applicant's rezoning request, its conceptual development plan for the Audio/Video Center, and numerous other approvals. That SEQRA Action was the subject of an extensive environmental review process, which included preparation of an Environmental Impact Statement. That process concluded when the Town Board adopted its SEQRA Lead Agency Findings Statement on November 9, 2022.

That SEQRA Findings Statement considered the environmental impacts of the proposed development, identified potential mitigation measures to avoid, minimize or mitigate those impacts, and various alternatives to the proposed action, include a conforming building height plan that was studied in detail, with an extensive visual impact analysis.

The Town Board, acting as an involved agency, must now consider whether the EIS is adequate to inform its environmental review of the CDSP application. In doing so, the Board notes that the CDSP process was developed in response to comments by Rockland County Planning, interested organizations and the public that recommended use of a special permit process and clear standards for consideration of any proposal that allowed additional building height, and the overall CDSP process, including the standards for allowing additional building height, was extensively discussed in the FEIS and the Town Board's Findings Statement.

On consideration of the EIS, the review and report of the Town's consultants on the consistency of the actions now proposed as part of the CDSP application with the actions considered in the EIS, the Town Board's SEQRA Findings Statement, and the standards set forth in 6 NYCRR 617.9 (a)(7), the Town Board determines that the environmental record is

sufficient for its SEQRA review of the CDSP application, that on its review of the CDSP application there are no project modifications, new information, or changed circumstances that require preparation of a Supplemental EIS, The Town Board therefore reaffirms its SEQRA Findings Statement.

Additional Building Height Determination

The MU-3 Zoning District regulations provide that the Town Board may permit additional building height where it finds that such additional height, in the context of the development of a project site pursuant to site-specific building envelope controls, furthers the Town's interests in reducing impacts on the environment, including, but not limited to environmentally sensitive areas, and (1) reduces development coverage, and (2) mitigates visual impacts of the proposed development on surrounding properties and viewsheds to a greater extent than a plan restricted to the conforming building height.

The Applicant's CDSP application narrative proposes that the Town Board do so.

The Applicant has submitted both its proposed Additional Building Height Plan ("ABH Plan") that allows a maximum building height of 75 feet (Appendix E), and a narrative explaining how it believes the proposed ABH Plan meets each of the standards set forth in § 376-1219 B.(6)(b) apply (Appendix B, pages 8-13), and a conceptual development plan consistent with the bulk regulations of the MU-3 zoning district, including the 45-foot maximum building height (the "Base Height Plan"), that is proposed to establish a baseline for the Town Board's consideration of the ABH Plan (Appendix J).

Based on its review of the CDSP application narrative and the report and recommendations of the CDRC and the Board's engineering and planning consultants, the entire record of environmental review, and the SEQRA Lead Agency Findings Statement previously adopted by the Town Board in its capacity as SEQRA Lead Agency, the Town makes the following findings of fact:

1. the Base Height Plan reasonably attempts to accomplish the Project Sponsor's objectives, and conforms to all dimensional requirements for the MU-3 zoning district, and to the applicable dimensional requirements of the site development plan regulations and the subdivision regulations of the Town without waivers or variances.

2. On consideration of the Additional Building Height Plan, and comparison of the ABH Plan to the Base Height Plan, the Project Sponsor has demonstrated to the satisfaction of the Town Board that the standards of § 379-1219 B.(6)(b) have been met, in that:

A. The FAR of the proposed ABH Plan (0.194) does not increase the Floor Area Ratio allowed by the Base Height Plan (0.196).

B. The application demonstrates that the maximum increase in permitted height for proposed buildings within the building envelope allowed by the CDSP will be no more than one foot for every three feet separating the nearest point of the building and the nearest lot line, and that no building will exceed 75 feet (Narrative, page 10).

C. The proposed building heights on the ABH Plan will not violate the MU-3 ridgeline protection requirements.

D. The highest rooftop elevation (Residence 9, 784 feet) allowed by the ABH Plan will not be higher than the highest rooftop elevation of the Base Height Plan (Residences 14-17, 807.5 feet') (Narrative, page 10).

E. The overall development coverage shown on the ABH Plan is 18.7% (35.02 acres), while the development coverage shown on the Base Height Plan is 24.67 % (47.24 acres). The reduction in development coverage due to the increased building height is 24.2 percent (12.22 acres), which substantially exceeds the minimum reduction of 10% required by this standard. . The ABH Plan shows 50% of the gross lot area of the Project Site (121.10 acres) will be deed restricted open space.

F. Each of the multistory buildings on the ABH Plan that benefit from increased building height contains at least one level, but not more than two levels, of interior parking within its footprint.

G. Each of the buildings that benefit from increased building height are setback a minimum of 200 feet from front property line (Narrative, page 11).

H. On consideration of the visual impact analysis included as Appendix I of the FEIS, which is incorporated by reference in the CDSP Application, and the reports and recommendations of the CDRC, and the Board's professional planning and engineering consultants, as well as the environmental review record before the Board and the findings set forth in its SEQRA Findings Statement, that the siting of the increased height buildings mitigates the visual impacts of the proposed development on surrounding properties and viewsheds to a greater extent than a plan restricted to the conforming building height (Narrative, pages 11-12)

In reaching that conclusion, the Board specifically considered that the Base Height Plan would require a substantially greater area of disturbance and tree clearing, reducing screening from off-site locations; that clearing and construction of buildings would be required at higher elevations on the slopes; that increased amounts of fill would result that would have to be accommodated in those areas of disturbance in order to maintain a balance site, increasing the actual elevation of those building and their visibility from off-site locations; that the resulting increase in the height of the roof of those buildings above sea level will not only increase visibility but reduce the effectiveness of the mitigation measures identified during the environmental review process.

I. Due to distance between the location of the buildings benefited by the increased building heights allowed by the ABH Plan and the eastern and western property lines, as well as the further distance separating existing buildings from the property, those buildings will not create any significant visual or shadow impacts on off-site structures (Narrative, page 12).

The Town Board, after its extensive review of the CDSP Application, which included receiving the report and recommendations of CDRC and of its professional planning and engineering consultants, the GML review of Rockland County Planning, conducting a public hearing on the CDSP Application at which the comments of interested and involved agencies, organizations, and members of the public were received and considered, and the environmental review record set forth above, finds that the CDSP conceptual development plan should incorporate the Additional Building Height Plan, subject to the following conditions:

1. prior to final Site Development Plan approval, the Planning Board shall find and determine that the proposed Site Development Plan:

a. conforms in all respects to the approved CDSP conceptual development plan with respect to maximum building height and each of the standards set forth above.

b. incorporates all of the visual impact mitigation measures identified in the environmental review process.

2. In the event that site conditions or project modifications require an increase in the building height of any proposed additional height building beyond the final building height shown in the CDSP application (Appendix B, Narrative, page 10), the Applicant shall return to CDRC for a determination as to whether that increase in height may be considered a field change, requiring no modification of the CDSP approval, or whether it requires amendment of the CDSP approval. In no case will any building be allowed with additional building height that exceeds 75 feet.

CDSP Approval

Upon considering the CDSP application, the application narrative and the documents and plans submitted in support of the application, which are listed in Exhibit A, the reports of the Town's Community Review Design Committee (CDRC) and the Town's professional planning and engineering consultants, as well as the environmental review record that was established by the Board in its role as SEQRA Lead Agency for the overall SEQRA Action that included the plan of development that would be allowed by this Special Permit, which is more fully described in the Town Board's Lead Agency SEQRA Findings Statement, and in Town Board Resolution 2022-433, which adopted the Findings Statement on November 9, 2022, the Board finds that the Conceptual Development Special Permit should be approved, subject to appropriate conditions.

Tree Clearing Authorization

The MU-3 Zoning District regulations provide that the Town Board may authorize tree clearing within the limits of disturbance allowed by the CDSP where it finds that doing so prior to approval of a site development plan by the Planning Board would allow the coordination of site development activities in a manner that would (1) avoid, minimize or mitigate any associated environmental impact and (2) allow the site to be developed in a coordinated manner that would reduce the duration or extent of construction activities on the site.

The Applicant's CDSP application requests that the Town Board authorize tree clearing activities within the limits of the conceptual development plan in order to allow those activities to be undertaken prior to Planning Board action on the Site Development Plan that will be allowed by approval of this CDSP application.

The Narrative (Appendix B, pages 13-14) explains the nature and extent of the tree clearing activities that will be required in order to allow the site to be developed in a coordinated manner that allows the necessary site grading and clearing activities to be balanced between cuts and fills, avoiding the need for a substantial amount of construction traffic that would otherwise be required, and allow the construction phase to be completed sooner. The substantial reduction of truck trips to and from the site during the clearing and grading phase of the development will reduce traffic, noise and dust impacts on local roads and neighboring property.

The Narrative further explains that federal and State agencies have established various restrictions on tree cutting activities between November 1 and March 31 in order to protect threatened and endangered species that may be present on or near the Project.

Therefore, if the Planning Board's site development plan review is not completed in time to allow the necessary tree cutting activities to be completed prior to March 31, the resulting delay in tree cutting activities would likely delay the commencement of clearing and grading activities until early 2024 and delay the proposed construction schedule by at least a year.

The Board notes that the potential impact of tree clearing activities was considered in the course of the Town Board's environmental review of the proposed action. The Findings Statement concluded that the potential impact of tree clearing on disturbed areas of the Project Site would be adequately mitigated by a Storm Water Pollution Prevention Plan ("SWPPP") that incorporates appropriate erosion and sediment controls and measures to manage stormwater runoff from disturbed areas of the Project Site and maintain water quality, and by implemented a phased tree clearing plan avoids removal of stumps and otherwise reduces the extent of site disturbance in individual phases, so that best practice site stabilization measures will reduce the potential impact of site disturbance associated with such tree cutting activities.

On considering the record before it, including the report and recommendations of the CDRC and the Town's professional engineering and planning consultants, the Board, mindful that the limits of disturbance shown on the conceptual development plan will result in the preservation of open space areas on at least 50% of the overall site, will allow open space to be retained in contiguous areas to the maximum extent feasible, and will avoid, minimize or mitigate impacts on environmentally sensitive areas of the Site, to the extent practicable, finds that the tree clearing activities within the proposed limits of disturbance shown on the Tree Clearing Plan are necessary to allow development of the site in a coordinated manner.

The Board is also mindful that it has considered the Applicant's proposed tree clearing activities and the related stormwater plan in the course of its environmental review, including the Applicant's representations that it would agree to enter into a performance agreement to ensure that best practices are followed during the tree cutting activities, including the development of a SWPPP to ensure appropriate erosion and sediment controls, stormwater management and water

quality practices are installed and maintained at all times, and provide performance security such that if the Applicant abandons the Project or defaults on its obligations, the Town would have both the opportunity, but not the obligation, to enter the property and install or maintain disturbed aeras of the Site and the resources to do so, and the further representation that it would enter into a restoration agreement that would allow the Town to cause such planting of trees as would in the course of time restore the Site to conditions similar to the existing conditions described in the EIS in the event the Applicant fails to do so.

The Board further notes that Chapter 237 of the Town Code authorizes the Town to require that a developer provide, prior to undertaking land development activities, a performance bond, cash escrow, or irrevocable letter of credit to guarantee satisfactory completion of all conditions set forth by the Town of Ramapo in its approval of the stormwater pollution prevention plan for a proposed development.

The Town Board therefore finds and determines that the Applicant be authorized to conduct the tree cutting activities proposed in the CDSP application, within the limits of disturbance shown on the Tree Clearing Plan (Appendix H), subject to the condition that prior to conducting any tree clearing activities, the applicant shall provide a stabilization and restoration bond in such amount as the Town engineer recommends as necessary to ensure that all areas disturbed by that work can be stabilized, and that the disturbed areas can be restored in the event that the Applicant fails to do. That authorization is also subject to the further condition that all approved tree clearing activities shall be conducted in accordance with the phased plan for such activities incorporated in the Storm Water Pollution Prevention Plan (SWPPP) Appendix G, once that SWPPP has been reviewed by the Town's Storm Water Management Officer and the Town's consulting engineer, granted MS4 approval and filed with the DEC, and those activities shall, as a continuing condition of this authorization, remain in compliance with the applicable requirements of the General Permit for Discharge of Stormwater from Construction Sites and Chapter 237 of the Ramapo Code.

NOW, THEREFORE, BE IT RESOLVED that the Town Board, having considered the adequacy of the Watchtower EIS, the consistency of the actions now proposed as part of the CDSP application with the actions consider in the EIS and the Town Board's SEQRA Findings Statement, and the standards set forth in 6 NYCRR 617.9 (a)(7), determines and finds that the environmental record is sufficient, that there are no project modifications, new information, or changed circumstances that require preparation of a Supplemental EIS, and the Town Board therefore reaffirms its SEQRA Findings Statement.

NOW, THEREFORE, BE IT FURTHER RESOLVED that the Town Board, upon its thorough review of the CDSP Application and the record before, which included receiving the report and recommendations of CDRC and its professional planning and engineering consultants, the GML review of Rockland County Planning, conducting a public hearing on the CDSP Application at which the comments of interested and involved agencies, organizations and members of the public were received and considered, and the environmental review record set forth above, finds and determines that the CDSP conceptual development plan should incorporate the Additional Building Height Plan, subject to the following conditions:

1. prior to final Site Development Plan approval, the Planning Board shall find and determine that the proposed Site Development Plan:

a. conforms in all respects to the approved CDSP conceptual development plan with respect to maximum building height and each of the standards set forth above, and

b. incorporates all of the visual impact mitigation measures identified in the environmental review process.

2. In the event that site conditions or project modifications require an increase in the building height of any proposed additional height building beyond the final building height shown of the CDSP application, the Applicant shall return to CDRC for a determination as to whether that increase in height may be considered a field change, requiring no modification of the CDSP approval, or whether it requires amendment of the CDSP. In no case will any building be allowed with additional building height that exceeds 75 feet.

NOW, THEREFORE, BE IT FURTHER RESOLVED by the Town Board, upon its thorough review of the CDSP Application and the aforesaid record before it, hereby finds and determines that it will grant the Applicant's request for approval of the conceptual development special permit, subject to the conditions set forth above and in Schedule C.

NOW, THEREFORE, BE IT FURTHER RESOLVED by the Town Board, upon its thorough review of the CDSP Application and the aforesaid record before it, that it hereby grants the Applicant's request for authorization to conduct tree cutting activities on the Project Site for the reasons set forth above, subject to compliance with the conditions set forth above and in Schedule B.

On a ***ROLL CALL VOTE***, the aforesaid motion was adopted by a vote of 3 in favor, 0 opposed, 2 absent. The Supervisor declared the motion adopted.

The Town Clerk is directed to cause this Resolution to be promptly filed in the Office of the Town Clerk, and to be posted on the Town's website.

Schedule A - CDSP Application and Exhibits

Conceptual Design Special Permit Application, dated October 6, 2022

Appendix A: Site Development Permit Application Form, dated October 6, 2022, signed and prepared by Watchtower Bible and Tract Society of New York, Inc., pages 2 through 17

Appendix A: Special Permit Application Form, dated October 7, 2022, signed and prepared by Watchtower Bible and Tract Society of New York, Inc., pages 18 through 34.

Appendix B: Narrative Summary, dated October 6, 2022, prepared by Watchtower Bible and Tract Society of New York, Inc., pages 2 through 17.

Appendix C: Legal Description of Properties Involved, October 2022, prepared by Watchtower Bible and Tract Society of New York, Inc., pages 2 through 4. ALTA/ACSM Land Title Survey, prepared by Atzl, Scatassa & Zigler, P.C., dated February 21, 2009, 1 sheet.

Appendix D: Zoning Compliance Table - 19001-GP002-P12-Site Zoning Compliance Summary-Additional Building Height Plan, last revised October 3, 2022. Signed, sealed, and prepared by Watchtower Bible and Tract Society of New York, Inc., page 2

Appendix D: Zoning Compliance Table - 19001-GP101-P10-Site Zoning Compliance Summary-Additional Building Height Plan, last revised October 3, 2022. Signed, sealed, and prepared by Watchtower Bible and Tract Society of New York, Inc., page 3

Appendix E: Conceptual Site Plan Drawing - 19001-GP101-P10-Site Zoning Compliance Summary-Additional Building Height Plan, last revised October 3, 2022. Signed, sealed, and prepared by Watchtower Bible and Tract Society of New York, Inc., page 2.

Appendix F: Analyses of Existing Water and Sanitary Sewer Infrastructure, October 2022, prepared by Watchtower Bible and Tract Society of New York, Inc., pages 2 through 3.

Appendix G: Stormwater Pollution Prevention Plan (SWPPP), last revised October 4, 2022, prepared by Watchtower Bible and Tract Society of New York, Inc., pages 2 through 1445.

Appendix H: Tree Clearing and Grading Plan - 19001-CC101-P12-Site Tree Removal Plan, last revised September 14, 2022. Signed, sealed, and prepared by Watchtower Bible and Tract Society of New York, Inc., page 2.

Appendix I: Open Space Preservation Plan - 19001-GP101-P10-Site Zoning Compliance Summary-Additional Building Height Plan, last revised October 3, 2022. Signed, sealed, and prepared by Watchtower Bible and Tract Society of New York, Inc., page 2.

Appendix J: Base Height Plan - 19001-GP003-P1-Site Zoning Compliance Summary-Base Height Plan, last revised October 3, 2022. Signed, sealed, and prepared by Watchtower Bible and Tract Society of New York, Inc., page 2.

Appendix J: Base Height Plan - 19001-GP004-P1-Site Zoning Compliance Elevations-Base Height Plan, last revised October 3, 2022. Signed, sealed, and prepared by Watchtower Bible and Tract Society of New York, Inc., page 3.

Appendix J: Base Height Plan - 19001-GP102-P1-Site Zoning Compliance Plan-Base Height Plan, last revised October 3, 2022. Signed, sealed, and prepared by Watchtower Bible and Tract Society of New York, Inc., page 4.

Schedule B - Tree Clearing Conditions

The Town Building Inspector may issue a letter authorizing the Tree Clearing Activities

shown on the plan entitled Tree Clearing and Grading Plan, dated September 14, 2022, as last revised, following the Applicant's compliance with the following conditions:

1. the Town Clerk's written acknowledgement that the Applicant has submitted:

(a) A duly signed and acknowledged Performance Agreement for the proposed Tree Clearing Activities; and

(b) Security for the Applicant's performance of its obligations pursuant to the Agreement, in the amount of $2,283,000, of which 25% shall be in the form of cash or an "evergreen" letter of credit acceptable to the Town Attorney's Office, and 75% may be in the form of cash, an "evergreen" letter of credit, or a performance surety bond issued by an entity authorized to do so in New York State.

2. The submittal of a record copy of the Tree Clearing Plan in proper form and in compliance with the Board's resolution of approval, bearing original signatures of the Owner/Applicant, and the professional who prepared and sealed the plan, together with:

(a) a record copy of the tree clearing SWPPP that was approved by the Town MS4 enforcement official, and evidence that it has been accepted by DEC for filing so that General Permit coverage will in effect prior to the start of any proposed Tree Clearing Activities requiring such coverage; and

(b) any other documentation required to demonstrate that the Applicant has complied with the conditions of approval for the Building Inspector to issue a letter allowing the Tree Clearing Activities authorized by the Town Board resolution.

3. A written narrative explaining how the phased implementation plan for Tree Clearing Activities will conducted in accordance with the approved Tree Clearing SWPPP, including how inspections will be conducted to confirm that all prior phases have been properly stabilized before the next phase of tree clearing activities begins.

Schedule C - CDSP Conditions of Approval

Residential and Non-residential Development

Condition 1: To ensure that the site is developed in accordance with the representations of the Applicant during the course of the Town Board's environmental review, it is a continuing condition of this Special Permit that any Site Development Plan approval be limited to 645 residential units (consisting of 545 are one-bedroom units and 100 are studio units) that will occupy approximately no more than 775,000 gross square feet of floor area (approximately 1,195 square feet per unit), and the non-residential development shown on the conceptual development plan, which will occupy no more than 1,050,000 gross square feet of floor area. Any additional build-out of the site or any material change from the conceptual development plan considered as part of this CDSP application will require amendment of the CDSP and be subject to independent review under SEQRA and site plan review. The Project Sponsor would be required to mitigate any new impacts caused by amendment of this Special Permit, including, but not limited to, additional build-out of residential or non-residential space.

Condition 2: To ensure that the site is developed in accordance with the representations of the Applicant during the course of the Town Board's environmental review, it is a condition of this Special Permit that that within 60 days of the date this resolution is adopted, that the Applicant either file an instrument abandoning the subdivision map filed by the Lorterdan developer in accordance with the procedure established in Section 560 of the Real Property Tax Law, and provide evidence of that filing to the Town Clerk, or, if such procedure is not available, file an application with the Town Planning Board to resubdivide the property by consolidating all of the existing subdivision lots into a single lot. In that event, it is a condition of this Special Permit approval that any Site Development Plan approval issued by the Planning Board include as a condition of approval that the approved plat be filed before that site plan is signed.

Tree Clearing Activities

Condition 1: As a condition of the Town Board authorization to implement tree cutting activities prior to Site Development Plan Approval, before engaging in any tree cutting activities or site disturbance, the Applicant must: (1) obtain MS4 approval of the tree clearing SWPPP submitted with its CDSP application, including the proposed waiver of the 5 acre limit on the area disturbed in any phase; (2) submit its Notice of Intent (NOI) to gain permit coverage under DEC General Permit GP-0-20-001 for those activities and provide confirmation to the SMO and the Town's consulting engineer that the requisite time period has passed from the submission of the NOI to obtain General Permit coverage; and (3) submit a Performance and Restoration Agreement specific to the proposed tree cutting activities, with performance and restoration security acceptable to the Town's consulting engineers to ensure that the erosion and sediment controls and stormwater management practices required by the approved SWPPP are properly implement and maintained, that all disturbed areas will be promptly stabilized and restored, and any violation of applicable stormwater management requirements and water quality standards

can be remediated, and tree restoration activities are secured.

Condition 2: As a condition of the Town Board authorization to implement tree cutting activities prior to Site Development Plan Approval, before engaging in any tree cutting activities or site disturbance, the Applicant must:

a. Address all open comments in the December 22, 2022 letter-report from MJ Engineering regarding the tree clearing SWPPP to the satisfaction of the Town's consulting engineer.

b. Submit the SWPPP Acceptance Form to the Town SMO once the SWPPP is deemed technically correct by the Town's consulting engineer.

c. Not commence Site Disturbances associated with tree clearing until such time as the prior conditions are met, the Notice of Intent has been filed with the NYSDEC, the requisite time passes from the date of submission to the NYSDEC as prescribed in General Permit GP-0-20-001, and the Applicant receives the NYSDEC Acknowledgement letter.

d. Not commence Site Disturbances until the Applicant and its contractors have held a pre-construction meeting with the Town.

e. Not disturb more than 5-acres of land at any one time unless and until such time that the Town grants a 5-acre disturbance waiver.

f. Provide the appropriate security for tree clearing as stipulated in the Statement of Findings with the value and form of security to be determined in accordance with the project documents.

g. Address any other reasonable conditions that the Town Board, their professionals or Town staff find to be necessary and appropriate.

Condition 3: As a condition of the Town Board authorization to implement tree cutting activities prior to Site Development Plan Approval, if a site disturbance waiver is granted, it shall ensure that the specific measures to be employed during that stage of site work meet the standard best management practices (BMPs) for erosion and sediment controls and that inspections are performed with sufficient regularity to ensure site disturbances do not become unmanageable and the site susceptible to turbid discharges.

Condition 4: As a condition of the Town Board authorization to implement tree cutting activities prior to Site Development Plan Approval, the Applicant must ensure that tree cutting activities only take place within the limits of disturbance shown on the Tree Clearing Plan (Appendix H), which shall be located in the field in accordance with the direction of the Town's consulting engineer, and follow the phasing and stabilization plan in the SWPPP, as that plan may be amended from time to time.

Condition 5: As a condition of the Town Board authorization to implement tree cutting activities

prior to Site Development Plan Approval, the Planning Board shall condition any Site Development Plan approval on the tree clearing SWPPP be amended to cover the overall site development activities in Stages 2 and 3. The amended SWPPP must be reviewed by the Town's consulting engineers and the Town of Ramapo Stormwater Management Officer (SMO). If a disturbance waiver is requested for activities in Stages 2 and 3, the amended SWPPP shall include specific measures to be employed that meet the standard best management practices (BMPs) for erosion and sediment controls to ensure site disturbances do not become unmanageable and the site susceptible to turbid discharges.

Blasting

Condition: To avoid impact on surrounding properties during construction, it is a condition of this Special Permit that any Site Development Plan approval require that prior to initiating blasting on the Project Site, the Applicant prepare and submit a site-specific Blasting Plan for review and approval by the Town Building Department and the Town's consulting engineers.

As the Building Inspector and the Town's consulting engineers deem it necessary and appropriate, that Plan may include a geotechnical report and a seismographic survey to determine maximum charges that can be used at each location in an area of excavation without damaging adjacent properties, which identifies the area of the Project Site where blasting is anticipated, the circumstances that require blasting instead of mechanical means of rock removal, any areas where the geotechnical report finds that conditions do or may exist that could result in off-site damage to buildings, structures or wells, and recommendations for avoiding or minimizing the risk of such damage.

The Blasting Plan should also explain how blasting schedules will be established in each construction phase (day, hour, and duration), how notice will be given to neighboring residents and owners, particularly to any properties where individuals or use is sensitive to noise measures to mitigate noise-related impacts, actions that will be taken to document conditions of nearby buildings and structures and monitoring wells within 1,000 feet of a blasting activity, and safety protocols associated with both blasting activities and the handling and transport of blasting materials. (FEIS Page 2-30; Response 3-1; Findings Statement, Pages 15, 19, 49)

Condition 2: To avoid impact on surrounding properties during construction, it is a condition of this Special Permit that any Blasting Permit issued by the Building Department shall incorporate the recommendations of the Town's consulting engineers, and shall require that blasting activities be conducted in conformance with the 2020 edition of the Fire Code of New York State and the National Fire Protection Association Explosive Materials Code (NFPA 495-2018) and all applicable laws and regulations, including Chapter 104 of the Town Code.

Vernal Pool and Wetlands Habitat

Condition: To avoid impact on impact on amphibian species of special concern during construction, it is a condition of this Special Permit that any Site Development Plan approval require the Applicant to avoid disturbance of vernal pools and other wetlands where possible,

and minimize disturbance when necessary, so that at least four of the six vernal pools on Project Site will remain intact and viable as breeding habitat for Jefferson salamanders and other pool-breeding amphibians, and, consistent with best development practices for maintaining vernal pool function and integrity, further require that at least 200 meters of upland forest also be maintained in at least three directions from these wetlands, in order to provide ample terrestrial habitat into which Jefferson and other salamanders can migrate for the non-breeding seasons. (FEIS Response 4-21; DEIS page 4-18)

Rattlesnake Protection

Condition: To avoid impact on impact on rattlesnakes during construction, it is a condition of this Special Permit that any Site Development Plan approval require the Applicant to consult with DEC Region 3 prior to commencing blasting or other construction activities on precautionary measures to avoid potential impacts, such as avoiding disturbance of to rock formations on the Site to the maximum extent practicable, and the implementation of other mitigation measures discussed at FEIS Pages 2-9/10; FEIS Response 4-3Findings Statement, Page 45). The Applicant shall provide the Building Department with confirmation that such consultation has taken place before any building permit or blasting permit is issued.

Traffic

Condition 1: To avoid impact on the local road network during construction, to the maximum extent practicable, it is a condition of this Special Permit that all construction staging, parking, and deliveries must occur on the Project Site. in the course of Site Plan review, the Applicant must identify on-site construction access, internal circulation routes, and parking areas during construction stages for all vehicles that will be utilized by site contractors, employees and volunteers and ensure that any off-site impact of construction activities on the surrounding road network are promptly addressed.

Condition 2: To avoid impact on the local road network during construction to the maximum extent practicable, it is a condition of this Special Permit that the Applicant must require all site contractors and their suppliers to direct trucks carrying heavy equipment and construction materials to and from the Project Site to use State routes (e.g., I-87 and NYS Route 17) and County Road 72 (Sterling Mine Road) to travel to/from the Project Site, thus minimizing impacts from large trucks on other area roadways.

Condition 3: To avoid impact on the local road network during construction to the maximum extent practicable, it is a condition of this Special Permit that the Applicant ensure that the volunteer construction workers residing at the Woodgrove at Sterlington apartment complex, or at other Applicant controlled residential areas, utilize jitney vehicles provided by the Applicant for travel to and from the Project Site, such that the majority of worker trips occur during off-peak travel times (7:00 AM to 8:00 AM and 4:00 PM to 5:00 PM) to avoid or minimize traffic impacts during the standard peak vehicular travel hours on surrounding roadways (8:00 AM to 9:00 AM and 5:00 PM to 6:00 PM) (see FEIS 2-29, Response 14-8; Findings Statement, Page

44)

Condition 4: To avoid impact on the local road network, it is a continuing condition of this Special Permit that any Site Development Plan approval provide for monitoring of the need for the traffic signal required to be installed by the Tuxedo Reserve project at the intersection of Sterling Mine Road and Eagle Valley Road, and when that signal is warranted, that the Applicant coordinate with the County to ensure the traffic signal (if approved) accommodates their driveway for alignment Option A, and that the signal timing plan maximizes efficiency and minimizes lost time per cycle for the two T-legged intersections under Option "A , (FEIS Appendix E, Traffic Impact Study; FEIS Responses 11-3, --14, -21) in addition to the traffic mitigation measures identified in the Town Board's SEQRA Findings (Page 38).

Condition 5: To avoid impact on the local road network, it is a continuing condition of this Special Permit that any Site Development Plan approval identify adequate post-construction parking and delivery areas on the Project Site to accommodate the anticipated need during site operations.

Condition 6: To avoid impact on the local road network, it is a continuing condition of this Special Permit that the Applicant ensure that non-resident staff traveling from other Applicant-controlled sites, including Tuxedo Bethel, in connection with site operations utilize jitney vehicles provided by the Applicant when practicable for their travel to and from the Project Site.

Air Quality

Condition: To avoid impact on air quality during construction to the maximum extent practicable, it is a condition of this Special Permit that the Applicant must include erosion and dust control best practices during construction to avoid, minimize or mitigate fugitive dust from construction activities, including the provision of a water truck during clearing and grading activities, and scheduling construction activities to avoid unfavorable wind conditions. (FEIS, Pages 2-30-31)

Noise

Condition 1: To avoid noise impacts on surrounding properties during construction, it is a condition of this Special Permit approval that the Applicant conduct all construction activities in full compliance with existing regulations, including Chapter 188 of the Town Code, which allows construction activities between the hours of 8 AM and 10 PM, except on Sundays and legal holidays, when no activity that would create an unreasonable noise across a residential real property boundary is permitted. (FEIS Page 2-29, Response 12-4; Town Code Section 188-4 C.)

Condition 2: While it is anticipated, as discussed in Chapter 12 of the DEIS, that noise generating activities would be concentrated in the center of the Project Site and would not generate unreasonable levels of noise at any property line, to avoid noise impacts on surrounding properties during construction, it shall be a condition of this Special Permit and of any Site Development Plan approval issued by the Planning Board, that in the event a specific

construction activity, such as blasting or rock crushing, must be conducted at locations where it would generate noise exceeding allowable limits at the property line, the Applicant will be required to obtain a noise variance from the Town Board pursuant to 188-6. (FEIS Response 14-6)

Outdoor lighting

Condition: To avoid the adverse impact of lighting on surrounding properties, it is a condition of this Special Permit approval that any Site Development Plan approval granted by the Planning Board include a lighting plan that fully complies with existing regulations, and further includes those mitigation measures identified in the FEIS, including outdoor and interior design elements that minimize light spillover, glare, and are consistent with dark-sky preservation principles.

With respect to Interior lighting, mitigation will include bi-level dimming, photo sensors, occupancy sensors, time clocks, and egress lighting control, all of which minimize potential visibility of indoor lighting in the upper floors of the proposed Project Site buildings in the evening hours. In addition, the broad side of the residential buildings are oriented to the east and west to reduce the visibility of interior light sources from off-site locations, as the east windows face the interior of the Project Site and the west windows face a thick buffer of trees and a ridge. Balconies must be situated when possible to orient views toward the south, and be designed and constructed to provide a screen for the majority of the windows that prevents light spillage toward Sterling Mine Road and the neighborhood to the north.

With respect to outdoor lighting, the lighting plan shall utilize low energy LED light sources in outdoor fixtures with full-cutoffs to minimize light spillover and glare, and daylight, timeclock, and presence controls; building design will incorporate elements consistent with the NYStretch Energy Code 2020. Any Site Development Plan approval by the Planning Board and the Town Architectural Review Board must ensure that all elements of the outdoor lighting plan are compatible and of appropriate scale for the development, that outdoor lighting will not adversely impact existing residences on surrounding properties, and that the lighting plan includes all mitigation measures identified in the EIS, and conforms to all applicable town regulations. (DEIS Chapter 7, “Visual Resources and Community Character”; DEIS Chapter 12, “Noise and Lighting”; FEIS Page 1-22, Response 1-39; Findings Statement, Pages 39-40)

Archeological Protection Plan

Condition: To avoid any adverse impact of construction activities on precontact archeological resources identified in the EIS, it is a condition of this Special Permit approval that any Site Development Plan approval issued by the Planning Board include as a condition of approval that the Applicant prepare and submit an Archaeological Avoidance Plan to the New York State Office of Historic Preservation that proposes protection measures to be implemented during construction activities to prevent disturbance to these sites, and that it be a condition of any building permit that no site disturbance activities will be allow in the vicinity of those resources until those protection measures are in place (Findings Statement, Page 34).

Community Facilities

Condition 1: To avoid any adverse impact of the development on fire protection services identified in the EIS, it is a condition of this Special Permit approval that any Site Development Plan approval issued by the Planning Board include as a condition of approval that no building permit be issued for any building or structure until the Applicant, provides the Village of Sloatsburg with funding for the acquisition of a mini-pumper and brush truck to replace the Fire Department's existing apparatus. FEIS Page 1-20; FEIS Response 8-3)

Condition 2: To avoid any adverse impact of the development on fire protection services identified in the EIS, it is a condition of this Special Permit approval that any Site Development Plan approval issued by the Planning Board include as a condition of approval that no certificate of occupancy be issued until the Applicant demonstrates that a water reserve with sufficient storage to meet the flow requirements for the largest fire area has been provided with the necessary water pressure, and that a loop hydrant system has been installed to allow for fire department connection for firefighting.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSENT:	David Wanounou, Yehuda Weissmandl

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/28/22 07:00 PM
DOC ID: 8844

ADOPTED

2022-505

Settlement of Tax Certiorari: Polnoya Homes, LLC

POLNOYA HOMES, LLC

WHEREAS, the Town Attorney's Office and the Office of the Assessor have recommended that the following certiorari matter be settled:

Tax Year	Section/Lot	Original Assessment	Corrected Assessment
2022/23	42.19-1-2.28	$105,000	$52,500
2022/23	42.19-1-2.27	$60,000	$30,000
2022/23	42.19-1-2.26	$30,000	$15,000
2022/23	42.19-1-2.25	$30,000	$15,000
2022/23	42.19-1-2.24	$30,000	$15,000
2022/23	42.19-1-2.23	$30,000	$15,000
2022/23	42.19-1-2.22	$99,300	$49,650, and

WHEREAS, Scott Shedler, the Town Assessor, concurs with the above recommendation,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Town Attorney be hereby authorized to settle the above matter, and

BE IT FURTHER RESOLVED that settlement is subject to approval by the East Ramapo Central School District, and

BE IT FURTHER RESOLVED that refunds can only be made when the Petitioner is current on all tax liability.

RESULT:	**ADOPTED [3 TO 0]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman
ABSTAIN:	Yehuda Weissmandl
ABSENT:	David Wanounou

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Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/28/22 07:00 PM
DOC ID: 8846

ADOPTED

2022-506

Settlement of Claim: Julia Schiller v. Town of Ramapo

WHEREAS, Julia Schiller filed a Notice of Claim against the Town of Ramapo for personal injuries she sustained as a result of a fall on a pedestrian pathway, and

WHEREAS, outside counsel, Morris Duffy Alonso Faley & Pitcoff, settled the personal injury claim on September 7, 2022 in the amount of $100,000, the Town's portion of the payment being $50,000,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the personal injury claim of ***JULIA SCHILLER*** is hereby settled in the amount of $100,000, the Town's portion being $50,000, said settlement to be charged to 5142DA341931.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/28/22 07:00 PM
DOC ID: 8858

ADOPTED

2022-507

Settlement of Claim: Yaakov Bayer

WHEREAS, Yaakov Bayer of 77 Reagan Road, Apt. 7, Spring Valley, New York, has filed a Notice of Claim against the Town for damages caused by a sewer backup, and

WHEREAS, the Town Attorney's Office has reviewed the claim for damages and recommends that it be settled in the amount of $699.02,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby settles the claim of ***YAAKOV BAYER*** in an amount not to exceed $699.02, said settlement to be charged to Account 8130SS.341931, and

BE IT FURTHER RESOLVED that said settlement is subject to receipt of a General Release from Yaakov Bayer.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/28/22 07:00 PM
DOC ID: 8849

ADOPTED

2022-508

Acceptance of Easements: Bluefield Extension Subdivision

WHEREAS, the Town of Ramapo Planning Board has granted certain approval(s) for "Bluefield Extension Subdivision" located at 122, 126, 128, and 130 Union Road, Spring Valley, and

WHEREAS, said approvals required the granting of a Stormwater Maintenance Agreement, Stormwater Access Easement, Sanitary Sewer and Drainage Easement and 5-Foot Wide Shade Tree Easement to the Town, and

WHEREAS, MJ Engineering and the Town Attorney's Office have reviewed the above easements and recommend their acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the above easements, subject to recording.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/28/22 07:00 PM
DOC ID: 8750

ADOPTED

2022-509

Adoption of Tax Rates

RESOLVED by the Town Board of the Town of Ramapo that upon the advice of the Director of Finance, the Town Board does hereby adopt the following rates as the **TAX RATES FOR THE YEAR 2023** for the Town of Ramapo as shown on the attached "Schedule A."

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/28/22 07:00 PM
DOC ID: 8852

ADOPTED

2022-510

Amendment to 2022 Budget - Stop DWI

WHEREAS, the Town is in receipt of $3,327 from the County of Rockland for DWI Overtime Patrols, and

WHEREAS, receipt of said funds is not reflected in the 2022 Town Budget,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby authorizes the Department of Finance to **amend the *2022 TOWN BUDGET*** as follows:

- Increase Revenue Account AB.222601 (DWI) by $3,327,
- Increase Expenditure Account 3120AB.3122 (Police Overtime DWI) by $3,327,

to reflect receipt of the above funds.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/28/22 07:00 PM
DOC ID: 8853

ADOPTED

2022-511

Amendment to 2022 Budget - JTTF Grant

WHEREAS, the Town is in receipt of a JTTF Grant in the amount of $4,275, and

WHEREAS, receipt of said funds is not reflected in the 2022 Town Budget,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Department of Finance is hereby authorized to **amend the *2022 TOWN BUDGET*** as follows:

- Increase Revenue: AB.24390 (COPS Federal Grant) - $4,275
- Increase Expenditures: 3120AB.3141 (Homeland Security) - $4,275

to reflect receipt of the above Grant.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/28/22 07:00 PM
DOC ID: 8854

ADOPTED

2022-512

Amendment to 2022 Budget - FBI Task Force Grant

WHEREAS, the Town is in receipt of a FBI Task Force Grant in the amount of $4,843, and

WHEREAS, receipt of said funds is not reflected in the 2022 Town Budget,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Department of Finance is hereby authorized to **amend the *2022 TOWN BUDGET*** as follows:

- Increase Revenue: AB.24391 (US Dept of Justice Grant) - $4,843
- Increase Expenditure: 3120AB.3101 (Overtime) - $4,843

to reflect receipt of the above Grant.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/28/22 07:00 PM
DOC ID: 8855

ADOPTED

2022-513

Amendment to 2022 Budget - STEP Grant

WHEREAS, the Town is in receipt of a STEP Grant in the amount of $23,933, and

WHEREAS, receipt of said funds is not reflected in the 2022 Town Budget,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Department of Finance is hereby authorized to **amend the *2022 TOWN BUDGET*** as follows:

- Increase Revenue: AB.24394 (Traffic Safety Federal) - $23,933
- Increase Expenditure: 3120AB.3144 (Patrol Traffic) - $23,933

to reflect receipt of the above Grant.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/28/22 07:00 PM
DOC ID: 8845

ADOPTED

2022-514

Appoint Permanent Assessing Clerk I

WHEREAS, Alyssa Luis has been a provisional Assessing Clerk I, within the Town of Ramapo Assessor's Office, and

WHEREAS, Alyssa Luis' name is on Civil Service List No. 22045,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby appoint ***ALYSSA LUIS*** as probationary permanent ASSESSING CLERK I, effective December 29, 2022. Salary is to remain the same.

SOURCE OF FUNDS: 1355A.3100

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

ADOPTED

2022-515

Acceptance of Proposal: Third Party Administrator for Alcohol and Drug Testing 2023

WHEREAS, the Town requires the services of a contractor to provide alcohol and drug testing services, and

WHEREAS, Mona Montal, Chief of Staff, is in receipt of a proposal from Partners in Safety to administer the federally mandated DOT program and provide alcohol and drug testing services for the calendar year 2023 for the following fee:

$43.00 Per DOT mandated employee

Additional fees, as needed, for pre-employment, post-accident, reasonable suspicion, and follow-up tests during normal business hours at a lab or office of Partners in Safety:

$49.00 per DOT Drug Test at lab or offices of Partners in Safety
$92.00 per DOT Drug Test at approved walk-in medical facility
$40.00 per DOT Alcohol Test at offices of Partners in Safety
$62.00 per DOT Alcohol Test at approved walk-in medical facility
$79.00 per Return to Duty/Follow-up drug test at offices of Partners in Safety
$112.00 per Return to Duty/Follow-up drug test at approved walk-in medical facility
$275.00 per DOT Split Specimen Retest
$185.00 per hour for 24 hour/day Emergency Services (2 hour minimum)
$72.00 pre-employment DOT physical at offices of Partners in Safety

WHEREAS, Mona Montal has reviewed the proposal and recommends its acceptance,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby accept the proposal of ***PARTNERS IN SAFETY*** to provide alcohol and drug testing services subject to the fees set forth above for the period of January 1, 2023 to December 31, 2023.

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Partners in Safety in a form approved by the Town Attorney's Office.

SOURCE OF FUNDS: 1989A.3466 (Drug and Alcohol Testing)

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/28/22 07:00 PM
DOC ID: 8856

ADOPTED

2022-516

Acceptance of Proposal: Excess Workers' Compensation 2023

WHEREAS, the Town is in receipt of a proposal from Safety National Casualty Corporation through LeBaum Company, Inc., 17 Monsey Boulevard, Monsey, New York 10952, for renewal of the Town's Specific Excess Workers Compensation by Safety National Casualty Corporation as follows:

SPECIFIC EXCESS WORKERS COMPENSATION

W.C. Limit Each Accident	Statutory
E.L. Limit Each Accident	$2,000,000.00
Retention Each Accident (Non-Police)	$600,000.00
Retention Each Accident (Police)	$900,000.00
Rate Per $100 Payroll	0.6825
Minimum Premium	Not to exceed $236,143.00
Deposit Premium	Not to exceed $262,381.00
Term	January 1, 2023 - January 1, 2024

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the proposal of ***LEBAUM COMPANY, INC.*** with respect to the Specific Excess Workers Compensation as set forth above is hereby approved and accepted.

SOURCE OF FUNDS: 1710CSW 341710

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

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Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/28/22 07:00 PM
DOC ID: 8868

ADOPTED

2022-517

Waiver of Rules of Order: 24 hr rule

WHEREAS the Town Board, by Resolution No. 2018-83, adopted Rules of Order for the Town Board of the Town of Ramapo, and

WHEREAS, pursuant to said Rules, to the extent practicable, no resolution may be brought for a vote unless printed or digital copies are presented to each Board member 24 hours prior to the opening of the meeting, and

WHEREAS, said rule can be waived by a majority consent of the Board members present,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby waives the ***RULES OF ORDER*** with regard to the 24 hour rule.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/28/22 07:00 PM
DOC ID: 8869

ADOPTED

2022-518

Amendment of Resolution No. 2022-493: Appropriations of Coronavirus Local Fiscal Recovery Funds

WHEREAS, the Town Board wishes to amend Resolution No. 2022-493,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that Resolution No. 2022-493 is hereby amended to read as follows:

"WHEREAS, the American Rescue Plan Act was signed into law by President Biden on March 11, 2021, guaranteeing direct relief to cities, towns and villages in the United States to respond to the COVID-19 emergency, and

WHEREAS, the Coronavirus State and Local Fiscal Recovery Funds provide governments with a substantial infusion of resources to help turn the tide on the pandemic, address its economic fallout and lay the foundation for a strong and equitable economy as the country recovers from the COVID-19 pandemic, and

WHEREAS, the Town of Ramapo is a recipient of a second payment of fiscal recovery funds, in the amount of $2,296,198.21, and may use these funds to support public health expenditures; support urgent COVID-19 response efforts to continue to decrease the spread of the virus; address negative economic impacts; replace lost revenue, and invest in water, sewer, and broadband infrastructure, and

WHEREAS, within these overall categories, recipients have broad flexibility to decide how best to use this funding to meet the needs of their communities

NOW, THEREFORE BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby appropriates local fiscal recovery funds for the following Town purposes:

• **TOWN OUTSIDE HIGHWAY EQUIPMENT**	**$50,000.00**
• **TOWNWIDE HIGHWAY SNOWPLOW**	**$300,000.00**
• **PARKS & OTHER GENERAL TOWN EXPENSES**	**$296,198.21**
• **POLICE EQUIPMENT**	**$100,000.00**
• **AMBULANCE RECOVERY**	**$703,000.00**
• **PURCHASE OF AMBULANCE**	**$97,000.00**
• **WATER DISTRICT RECOVERY**	**$750,000.00**
	$2,296,198.21

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Brendel Charles, Councilwoman
SECONDER:	Michael Rossman, Councilman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk

Town Board
237 Rt 59
Suffern, NY 10901

Meeting: 12/28/22 07:00 PM
DOC ID: 8724

ADOPTED

2022-519

Adjournment

RESOLVED by the Town Board of the Town of Ramapo that the Regular Meeting of the Ramapo Town Board held this evening, December 28, 2022, be hereby a**djourned at 7:40 P.M.** ***IN MEMORY of RABBI JOSEF NEUMAN*** who succumbed to his injuries from a machete attack three years ago today.

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Michael Rossman, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Michael B. Specht, Brendel Charles, Michael Rossman, Yehuda Weissmandl
ABSENT:	David Wanounou

Jeffrey A. Posner, Town Clerk