

MINUTES OF THE REGULAR MEETING OF THE RAMAPO TOWN BOARD HELD ON
NOVEMBER 10, 2021

The Town Board of the Town of Ramapo convened in on Wednesday, November 10, 2021 in the Edwin Wallace Auditorium of Ramapo Town Hall, 237 Route 59, Suffern, New York 10901.

Supervisor Michael B. Specht called the meeting to order and **Town Clerk, Sharon Osherovitz** called the roll. The following Board members were present and answered to their names:

Call to Order

Attendee Name	Title	Status	Arrived
Michael B. Specht	Supervisor	Present	
Brendel Charles	Councilwoman	Present	
Michael Rossman	Councilman	Present	
David Wanounou	Councilman	Present	
Yehuda Weissmandl	Councilman	Present	
Alyssa Slater	First Assistant Town Attorney	Present	
Sharon M. Osherovitz	Town Clerk	Present	

Personnel:

Appointment of Provisional Police Radio Dispatcher (Spanish Speaking)

RESOLUTION NO. 2021-447

WHEREAS, there is a vacancy in the position of Police Radio Dispatcher (CAD) (Spanish Speaking) 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 ***SYNDY CANO*** as provisional **Police Radio Dispatcher (CAD) (Spanish Speaking)** effective November 15, 2021, at an annual salary of \$66,995, in accordance with the current CSEA contract.

SOURCE OF FUNDS: 3125AB.3100

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

Appointment of Police Radio Dispatcher (CAD)

RESOLUTION NO. 2021-448

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 ***THOMAS BONKOSKI*** from Civil Service List #19007 (OC), as Probationary Police Radio Dispatcher (CAD), effective November 22, 2021, at an annual salary of \$63,805.

SOURCE OF FUNDS: 3125AB.3100

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

Promotion of Police Sergeant to Lieutenant: PO Gannon

RESOLUTION NO. 2021-449

WHEREAS, there are vacancies in the position of Police Lieutenant 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 ***MICHAEL GANNON*** to the position of **POLICE LIEUTENANT** from Promotional Civil Service List #19147, effective November 11, 2021, with an annual salary of \$188,315, excluding longevity.

OPERATING BUDGET 3120AB.3100

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

Promotion of Police Sergeant to Lieutenant: PO Youngman

RESOLUTION NO. 2021-450

WHEREAS, there are vacancies in the position of Police Lieutenant 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 YOUNGMAN*** to the position of **POLICE LIEUTENANT** from Promotional Civil Service List #19147, effective November 11, 2021, with an annual salary of \$188,315, excluding longevity.

OPERATING BUDGET 3120AB.3100

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

Public Participation:

The following persons wished to address the Town Board this evening:

Robert Romanowski - 183 Maple Avenue, Monsey, NY - in favor of “Opt-Out” (Cannabis Law),

Adam Umansky - 4 Dorchester Drive, Airmont, NY - questioned cannabis for religious purposes

Nana Koch - 45-47 S Mountain Road, New City, NY - questioned why no update tonight; requested more details on progress of proposals; queried time frame of DGEIS

Deborah Munitz - 5 Rose Hill Road, Montebello, NY - sent an email on Budget; against scheduling of Town Board and ZBA meetings at same time; FEIS- ROSA comments general questions not being addressed

Edward Lefty Grimes - advocate for people with disabilities - thanked Board for holding hybrid meetings; asked if opting out would affect persons from getting meds

Claudia Braymer- Braymer Law LLP-470 Glen Street, Glen Falls, NY - requested Town Board consider public comments on the FEIS; suggested Board should take their time and requested 30 days before Findings

Close Open Period For Public Participation

RESOLUTION NO. 2021-451

RESOLVED by the Town Board of the Town of Ramapo that the Open Period For Pubic Participation held this evening, November 10, 2021 be hereby **closed at 7:42 P.M.**

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

Public Hearing: Park Crest Fire Protection District

PROPOSED CONTRACT AGREEMENT FOR FIRE PROTECTION SERVICES FOR PARK CREST FIRE PROTECTION DISTRICT FOR THE YEAR 2022

The following Exhibits were entered into the record:

- S. Public Hearing Notice (adjourned at 10/27/2021 meeting to 11/10/2021)
- T. Affidavit of Posting (Town Clerk)
- U. Affidavit of Publication

No one wished to address the Board this evening.

Close Public Hearing: Agreement: Park Crest Fire Protection District for 2022

RESOLUTION NO. 2021-452

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, November 10, 2021 to solicit public comment regarding the **PROPOSED CONTRACT AGREEMENT FOR FIRE PROTECTION SERVICES FOR PARK CREST FIRE PROTECTION DISTRICT FOR THE YEAR 2022**, be hereby **closed at 7:49 P.M.**

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

Public Hearing: Ramapo Fire Protection District No. 1

PROPOSED CONTRACT AGREEMENT FOR FIRE PROTECTION SERVICES FOR RAMAPO FIRE PROTECTION DISTRICT NO. 1 FOR THE YEAR 2022

The following Exhibits were entered into the record:

- A. Public Hearing Notice (adjourned at 10/27/2021 meeting to 11/10/2021)
- B. Affidavit of Posting (Town Clerk)

C. Affidavit of Publication

No one wished to address the Board this evening.

Close Public Hearing: Agreement: Ramapo Fire Protection District No.1 for 2022

RESOLUTION NO. 2021-453

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, November 10, 2021, to solicit public comment regarding the **PROPOSED CONTRACT AGREEMENT FOR FIRE PROTECTION SERVICES FOR RAMAPO FIRE PROTECTION DISTRICT NO. 1 FOR THE YEAR 2022**, be hereby closed at 7:50 P.M.

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

Public Hearing: Ramapo Fire Protection District No. 4

PROPOSED CONTRACT AGREEMENT FOR FIRE PROTECTION SERVICES FOR RAMAPO FIRE PROTECTION DISTRICT NO. 4 FOR THE YEAR 2022

The following Exhibits were entered into the record:

J. Public Hearing Notice (adjourned at 10/27/2021 meeting to 11/10/2021)

K. Affidavit of Posting (Town Clerk)

L. Affidavit of Publication

No one wished to address the Board this evening.

Close Public Hearing: Agreement: Ramapo Fire Protection District No. 4 for 2022

RESOLUTION NO. 2021-454

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, November 10, 2021, to solicit public comment regarding the **PROPOSED CONTRACT AGREEMENT FOR FIRE PROTECTION SERVICES FOR RAMAPO FIRE PROTECTION DISTRICT NO. 4 FOR THE YEAR 2022**, be hereby closed at 7:51 P.M.

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

Public Hearing: Ramapo Fire Protection District No. 5

PROPOSED CONTRACT AGREEMENT FOR FIRE PROTECTION SERVICES FOR RAMAPO FIRE PROTECTION DISTRICT NO. 5 FOR THE YEAR 2022

The following Exhibits were entered into the record:

M. Public Hearing Notice (adjourned at 10/27/2021 meeting to 11/10/2021)

N. Affidavit of Posting (Town Clerk)

O. Affidavit of Publication

No one wished to address the Board this evening.

Close Public Hearing: Agreement: Ramapo Fire Protection District No. 5 for 2022**RESOLUTION NO. 2021-455**

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, November 10, 2021, to solicit public comment regarding the **PROPOSED CONTRACT AGREEMENT FOR FIRE PROTECTION SERVICES FOR RAMAPO FIRE PROTECTION DISTRICT NO. 5 FOR THE YEAR 2022**, be hereby closed at 7:52 P.M.

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

Public Hearing:Johnsontown Road Fire Protection District**PROPOSED CONTRACT AGREEMENT FOR FIRE PROTECTION SERVICES FOR JOHNSONTOWN ROAD FIRE PROTECTION DISTRICT FOR THE YEAR 2022****The following Exhibits were entered into the record:**

- P. Public Hearing Notice (adjourned at 10/27/2021 meeting to 11/10/2021)
- Q. Affidavit of Posting (Town Clerk)
- R. Affidavit of Publication

No one wished to address the Board this evening.

Close Public Hearing: Agreement: Johnsontown Road Fire Protection District for 2022**RESOLUTION NO. 2021-456**

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening November 10, 2021, to solicit public comment regarding the **PROPOSED CONTRACT AGREEMENT FOR FIRE PROTECTION SERVICES FOR JOHNSONTOWN ROAD FIRE PROTECTION DISTRICT FOR THE YEAR 2022**, be hereby closed at 7:53 P.M.

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

Public Hearing: Ramapo Fire Protection District No. 2**PROPOSED CONTRACT AGREEMENT FOR FIRE PROTECTION SERVICES FOR RAMAPO FIRE PROTECTION DISTRICT NO. 2 FOR THE YEAR 2022****The following Exhibits were entered into the record:**

- D. Public Hearing Notice
- E. Affidavit of Posting (Town Clerk)
- F. Affidavit of Publication

No one wished to address the Board this evening.

Close Public Hearing: Agreement: Ramapo Fire Protection District No. 2 for 2022

RESOLUTION NO. 2021-457

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, November 10, 2021, to solicit public comment regarding the **PROPOSED CONTRACT AGREEMENT FOR FIRE PROTECTION SERVICES FOR RAMAPO FIRE PROTECTION DISTRICT NO. 2 FOR THE YEAR 2022**, be hereby closed at 7:54 P.M.

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

Public Hearing: Ramapo Fire Protection District No. 3

PROPOSED CONTRACT AGREEMENT FOR FIRE PROTECTION SERVICES FOR RAMAPO FIRE PROTECTION DISTRICT NO. 3 FOR THE YEAR 2022

The following Exhibits were entered into the record:

- G. Public Hearing Notice
- H. Affidavit of Posting (Town Clerk)
- I. Affidavit of Publication

No one wished to address the Board this evening.

Close Public Hearing: Agreement: Ramapo Fire Protection District No. 3 for 2022

RESOLUTION NO. 2021-458

RESOLVED by the Town Board of the Town of Ramapo that the Public Hearing held this evening, November 10, 2021, to solicit public comment regarding the **PROPOSED CONTRACT AGREEMENT FOR FIRE PROTECTION SERVICES FOR RAMAPO FIRE PROTECTION DISTRICT NO. 3 FOR THE YEAR 2022**, be hereby closed at 7:55 P.M.

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

Waive Rules of Order

Waive Rules of Order: 24hr Rule

RESOLUTION NO. 2021-459

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

New Business:**The following person wished to address the Town Board:**

Deborah Munitz - 5 Rose Hill Road, Montebello, NY - stated Park Crest Fire Protection District should be able to tap into meeting and voice their concerns about this issue.

Authorization for Payment to Village of Spring Valley for Fire Protection Services 2017-2021: Park Crest Fire Protection District

RESOLUTION NO. 2021-460

WHEREAS, the Village of Spring Valley provides fire protection on behalf of the Town of Ramapo to the Park Crest Fire Protection District, and

WHEREAS, the Village of Spring Valley has provided the fire protection services to the Park Crest Fire Protection District for the period 2017-2021 for a combined service charge of \$23,762.22, and

WHEREAS, these funds have been raised in the tax assessment of the Park Crest Fire Protection District during the period 2017-2021

NOW, THEREFORE, BE IT RESOLVED that the Town Board of the Town of Ramapo authorizes the payment of \$23,762.22, in full and final settlement, to the Village of Spring Valley for services rendered to the Park Crest Fire Protection District from 2017-2021, subject to documentation approved by the Town Attorney.

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

Acceptance of Minutes:

Regular Meeting of October 27, 2021

RESOLUTION NO. 2021-461

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

OCTOBER 27, 2021- REGULAR

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

Special Meeting of November 4, 2021

RESOLUTION NO. 2021-462

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 4, 2021- SPECIAL

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

Town Attorney:

Adopt Local Law: Opt-Out Cannibas Law

RESOLUTION NO. 2021-463

RESOLVED by the Town Board of the Town of Ramapo, on a *ROLL CALL VOTE*, that the proposed local law entitled “**A PROPOSED LOCAL LAW TO OPT-OUT OF ALLOWING ADULT-USE CANNABIS RETAIL DISPENSARIES AND ON-SITE CANNABIS CONSUMPTION SITES IN THE TOWN OF RAMAPO THAT WOULD OTHERWISE BE ALLOWED UNDER THE ARTICLE 4 OF THE CANNABIS LAW**”, and which was the subject of a Public Hearing held October 13, 2021, be hereby **adopted as advertised**, subject to permissive referendum, and shall be known as **Local Law No. 2 of 2021**.

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

Settlement of Tax Certiorari: 23 Chestnut Estates LLC

RESOLUTION NO. 2021-464

23 CHESTNUT ESTATES LLC

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

<u>Tax Year</u>	<u>Section/Lot</u>	<u>Original Assessment</u>	<u>Corrected Assessment</u>
2017/18	42.11-2-2	\$38,600	\$34,500
2018/19	42.11-2-2	\$29,750	\$29,750, 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

Settlement of Tax Certiorari: Congregation Otzar Hazmanim of Tashnad, Inc.

RESOLUTION NO. 2021-465

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

CONGREGATION OTZAR HAZMANIM OF TASHNAD, INC.

<u>Tax Year</u>	<u>Section/Lot</u>	<u>Original Assessment</u>	<u>Corrected Assessment</u>
2020/21	50.78-1-7	\$29,500	\$29,500*, 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:	Yehuda Weissmandl, Councilman
SECONDER:	Brendel Charles, Councilwoman
AYES:	Specht, Charles, Rossman, Wanounou, Weissmandl

Satisfaction of Lien: Fernande Despestre

RESOLUTION NO. 2021-466

WHEREAS, the Town of Ramapo brought an action in the Ramapo Justice Court for the collection of monies owed from providing ambulance services to Fernande Despestre, and a judgment in the amount of \$666.36 was entered against Ms. Despestre. On June 25, 2020, a lien was filed with the Rockland County Clerk in the amount of \$776.33, including interest to date of lien and costs, and

WHEREAS, recently Ms. Despestre contacted the Town Attorney’s Office wishing to pay the Town the sum of \$776.33 in full satisfaction of the judgment amount, and on November 1, 2021, the Town accepted payment of \$776.33 from Ms. Despestre, and

WHEREAS, the Town Attorney’s Office recommends that the Town Board accept the above amount in full satisfaction of the judgment,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the amount of \$776.33 in full satisfaction of the above judgment.

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

Increase in Fee: Lewis & Greer, PC

RESOLUTION NO. 2021-467

WHEREAS, the Town Board by Resolution No. 2021-16 authorized Lewis & Greer, P.C. to serve as special counsel to the Town Attorney’s Office with respect to assessment litigation matters for a fee not to exceed \$50,000.00, and

WHEREAS, the assigned work requires the allocation of additional funds,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the fee for services by *LEWIS & GREER, P.C.* is hereby increased to an amount not to exceed \$70,000.00.

SOURCE OF FUNDS: 1420A.3452

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

Authorizing The Town of Ramapo To Purchase Real Property (4.123 Acres) From The New York State Thru

RESOLUTION NO. 2021-468

WHEREAS, The New York State Thruway Authority (the “Authority”) is the owner of certain premises located at Old Mill Road in the Town of Ramapo, County of Rockland, New York, and

WHEREAS, said Premises are known as NYSTA Real Property Reference # 536, as shown on Map 1600C R-1, Parcel 1600 (NYS Thruway Hudson Section, Subdivision No. 8) (herein the “Premises”) , and

WHEREAS, the purchase price is One Dollar with payment waived and the Premises are to be used as a public road and title to the Premises reverts back to the Authority if used for any other purpose, and

WHEREAS, said Premises are adjacent to the south mainline section of the Thruway, to serve as a key public thoroughfare that would provide continuity of access between Hemion Road and real property owned by the Town. The road would be used for public access from Hemion Road to the former quarry property now owned by the Town, and

WHEREAS, the Town Board of the Town of Ramapo has determined that the acquisition of the Premises will be beneficial to the Town to promote better public access as well to encourage economic development in the Town and is in the best interest of the Town to purchase the aforementioned Premises from the New York State Thruway Authority, and

WHEREAS, having reviewed the criteria contained in 6 NYCRR, Section 617.7, the Town finds that the land acquisition is classified as an Unlisted Action and that there will be no significant adverse environmental impact resulting from the land acquisition,

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo, by a **ROLL CALL VOTE**, that the Town Supervisor is hereby authorized to enter into a contract to purchase the Premises and is also authorized to sign all documents legally required and necessary to effectuate the transaction for the Town to acquire title and close on the Premises, subject to, and contingent upon, approval by the Authority Board of Directors Meeting scheduled for December 6, 2021, and a review of all said documents by the Office of the Town Attorney for the Town, and

BE IT FURTHER RESOLVED that the Town Board of the Town of Ramapo does hereby adopt a **Negative Declaration** dated November 10, 2021, and the Town Supervisor is hereby is authorized to sign a Negative Declaration of Environmental Impact under the State Environmental Quality Review Act (SEQRA), Article 8 of the New York State Environmental Conservation Law, stating that there will be no significant adverse environmental impact resulting from the land acquisition.

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

Tax Certiorari Proceedings: Proposal of Jacobowitz and Gubits, LLP

RESOLUTION NO. 2021-469

WHEREAS, the following tax certiorari proceedings have been commenced against the Town of Ramapo to contest the 2017-18, 2018-19, 2019-20, and 2021-22 assessments rolls:

<u>Name:</u>	<u>Index No.</u>
Friedwald Center for Rehab	033447-2017,034191-2018, 034Q15-2019, 033017-2020 and 033906-2021

Ramapo Realty Corp.032616-2016,033351-2017,
034046-2018 and 033766-2019

Ramapo Realty Group032943-2020 and 034149-2021

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 cases.

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

Approval of PILOT Agreement: Spring Valley Housing Development Fund Corp.

RESOLUTION NO. 2021-470

WHEREAS, the Spring Valley Housing Development Fund Corporation (HDFC) owns property located in the Village of Spring Valley, Town of Ramapo, at 18-36 and 28-40 Columbia Avenue, which property consists of a 54-unit multi-family residential building consisting of one-, two-, three-, and four-bedroom units, and

WHEREAS, pursuant to a Regulatory Agreement between the Federal Housing Administration (FHA) and HDFC, occupancy of the units is limited to members of a low or moderate income families as defined by the FHA and who do not have a total current family income which exceeds the limits established by the FHA, and

WHEREAS, HDFC has requested that the Town of Ramapo and Village of Spring Valley consent to a PILOT Agreement as authorized by and pursuant to §577 of the state Private Housing Finance Law (PHFL), and

WHEREAS, the PILOT Agreement provides that HDFC shall make an annual PILOT payment to the Town, to be apportioned among all of the taxing entities having jurisdiction over the Project in proportion to each taxing entity’s proportionate share of the overall tax rate, of \$1,000 per dwelling unit, or a minimum of \$54,000, and

WHEREAS, HDFC in each subsequent year shall pay an additional two percent greater than the preceding year, as set forth in the Schedule annexed to the Agreement., and if additional units in excess of 54 units are constructed, then the PILOT payment shall increase on a \$1,000 per unit basis., and

WHEREAS, HDFC shall pay all assessments for local improvements, including but not limited to special ad valorem levies, special assessments, ad valorem taxes, special district and improvement district ad valorem assessments, and

WHEREAS, the Village of Spring Valley has approved said PILOT Agreement, and the Town Board desires to approve that Agreement.

NOW, THEREFORE, IT IS RESOLVED by the Town Board of the Town of Ramapo that said *PILOT AGREEMENT* with HDFC is a SEQR Type II action, and

BE IT FURTHER RESOLVED, the Town Board hereby approves the PILOT Agreement as presented, and

BE IT FURTHER RESOLVED, the Supervisor is hereby authorized to execute the PILOT agreement 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

Police Matters:

Authorization for 6 Police Officers to Attend Firearms Trafficking Investigations Course

RESOLUTION NO. 2021-471

WHEREAS, Police Chief Martin Reilly has requested authorization for six (6) Police Officers to attend the Firearms Trafficking Investigations Course to be held at the Rockland County Police Academy November 18, 2021, and

WHEREAS, attendance at the course is \$60.00 per police officer

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that permission be hereby granted for *PO M. MCRORY, PO M. CARBONE, PO R. BARBA, PO L. GANNON, DET. J. QUINN, AND DET. R. CURTIS*, to attend the Firearms Trafficking Investigations Course to be held at the Rockland County Police Academy November 18, 2021, at cost not to exceed \$360.00, 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, Training and Seminars

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

Purchasing:

Authorization to Allocate Full Funding of Police Command Van: Reimbursement- Based Grant: SAM

RESOLUTION NO. 2021-472

WHEREAS, the Town of Ramapo has been nominated to receive a grant through the NYS and Municipal Facilities Program (SAM) in the amount of \$200,000 to defray the cost of a command van for the Town of Ramapo Police Department, and

WHEREAS, said grant is a reimbursement-based grant and the Town must provide evidence of full funding, and

WHEREAS, the total estimated cost of the command van is \$310,000, and

WHEREAS, the Town desires to advance 100% of the funding to cover the total estimated cost of said command van

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby authorizes 100% advanced funding in the estimated amount of \$310,000 to cover the full cost of the command van, with \$200,000 to be reimbursed by said grant, and

BE IT FURTHER RESOLVED, the Finance Department is hereby authorized to use \$310,000 from the 2022 Operating Police Budget to cover said funding.

SOURCE of FUNDS: 3120AB.3260

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

Acceptance of Proposal: Surveying and Engineering Services

RESOLUTION NO. 2021-473

WHEREAS, the Town Board by Resolution No. 2018-275 entered into an agreement with Atzl, Nasher and Zigler, P.C for the preparation of a topographic and boundary survey of a portion of Town Hall parcel 237 RT 59, Tax Lot 55.12-1-53, and

WHEREAS, the Town is in receipt of a proposal from Atzl, Nasher & Zigler P.C., for surveying and engineering services for the preparation of a topographic and boundary survey relative to the remaining portion of said Town Hall parcel, and

WHEREAS, Mona Montal, Director of Purchasing, recommends that the Town accept the proposal of Atzl, Nasher and Zigler, P.C., dated October 21, 2021

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that it hereby accepts the proposal of *ATZL, NASHER AND ZIGLER, P.C.* 234 North Main Street, New City, New York, dated October 21, 2021, in the amount of \$14,250.00, for surveying and engineering services for the preparation of a topographic and boundary survey relative to the remaining portion of Town Hall parcel 237 RT 59, Tax Lot 55.12-1-53, to be consolidated with the previous work done to provide one plan for the entire parcel, and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized to execute an agreement with Atzl, Nasher and 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:	Specht, Charles, Rossman, Wanounou, Weissmandl

General Matters:

Update Schedule of Fees: Ambulance Services

RESOLUTION NO. 2021-474

WHEREAS, the Town of Ramapo, having established an Ambulance District is authorized by virtue of Section 198.10(f) of the Town Law of the State of New York to provide, by utilization of the existing Ambulance District, emergency medical services and related general ambulance service including service provided by Certified Basic Emergency Medical Technicians ("EMTs") and Certified Advance Emergency Medical Technicians ("AEMTs") for the purpose of providing pre-hospital emergency medical treatment and transport of sick and injured persons found within the boundaries of its districts to a hospital clinic, sanatorium or other place of treatment of such illness or injury, and

WHEREAS, Section 122-b.2 of the General Municipal Law provides that the Town shall fix a schedule of fees or charges to be paid by persons requesting the services as aforementioned, and

WHEREAS, Joshua Hans, Program Coordinator for Emergency Preparedness, has recommended the established schedule of fees or said services be updated as follows:

.	Oxygen Charge	\$135.00	
.	Mileage		\$20.00
.	Advanced Life Support Service I (ALS I)	\$1,365.00	
.	Basic Life Support Services (BLS) Non Emergency	\$1,160.00	
.	Basic Life Support Services (BLS)	\$1,160.00	
.	Advanced Life Support Service II (ALS II)	\$1,950.00	
.	Specialty Care Transport (SCT)	\$2,400.00	
.	Non Covered Mileage		\$20.00
.	Non-Transport		
	\$850.00		

NOW, THEREFORE, BE IT RESOLVED by the Town Board of the Town of Ramapo that the Board does hereby adopt the above updated schedule of fees for said ambulance services, effective immediately:

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

Watchtower

SUPERVISOR SPECHT tabled tonight’s scheduled discussion on the status of Watchtower’s FEIS and Public Hearing dates for local law amendments to a later date to give the Board more time to review the FEIS.

Adjournment:

Adjournment

RESOLUTION NO. 2021-475

RESOLVED by the Town Board of the Town of Ramapo that the Regular Meeting of the Ramapo Town Board held this evening, November 10, 2021 be hereby **adjourned at 8:18 P.M. IN HONOR OF OUR VETERANS.**

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