

REGULAR MEETING  
OF THE BOARD OF TRUSTEES  
OF THE VILLAGE OF HIGHLAND FALLS'

December 16, 2019

A regular meeting of the Board of Trustees of the Village of Highland Falls was held in the Senior Center, 15 Drew Ave, Highland Falls, New York on December 16, 2019.

The Meeting was called to order by Mayor D'Onofrio at 7:00P.M.

Members present were:

Mayor Joseph E. D'Onofrio  
Trustee Brian Aylward  
Trustee James DiSalvo  
Trustee Mervin R. Livsey  
Trustee James Ramus

Also present were:

Village Clerk, Regina M. Taylor  
Camera Operator, Sean Lackhan  
Village Attorney, Alyse Tehune, Esq.  
Village Engineer, Todd Atkinson, P.E. (7:27p.m.)  
Police Chief, Kenneth Scott  
Police Officers, Ruger, Santiago & Esparra  
Chief WWTP Operator, John Jones  
TOH Councilman, Richard Sullivan  
Consolidated Planning Board Chairman, Erik Smith  
Assemblyman, Colin Schmitt  
News of the Highlands Editor, Mary Jane Pitt  
Approximately 25 community residents

Mayor D'Onofrio opened the meeting with a moment of silence for all our fallen soldiers and community members since the last meeting.

Public comment was held.

Martha Aylward, 13 Church St, commented in support of the project planned at 479 Main Street. Mrs. Aylward commented that the community needs to get behind it also.

Olga Anderson, 78 Ondaora Parkway, asked about consolidation and why matching funds were not available if the Village committed to meeting matching funds when the grant application was submitted. Trustee DiSalvo responded to Ms. Anderson by explaining that the prior study was not completed before the prior contractor abandoned the project. Trustee DiSalvo explained that the two proposals received to complete the study, actually cost more than what was left after the first study was left incomplete. Mayor D'Onofrio commented that the Board would like to budget funds in the upcoming budget season to complete a study since now the information gathered would need to be updated.

Assemblyman Colin Schmitt was on hand to present a Certificate of Merit to Daryll Conley , who is retiring after more than thirty years working in the local post office.

The local Postmaster presented a Certificate to Mr. Conley as did Mayor D'Onofrio.

A Public Hearing, as duly advertised, was opened at 7:34P.M. to hear comments on the proposed local law titled "Amendment of the Zoning Law Modifying the Uses Allowed Within the Business-1 Main Street Corridor and Associated Bulk Table Modifications" Mayor D'Onofrio stated for the record that the Public Hearing was properly noticed and that written comments, which the Board will review and made part of these minutes, have been received from the Consolidated Planning Board and Nelson, Pope & Voorhis, LLC, representatives of the project developers.

Mr. Gus Koutsourades, owner of the West Point Motel, asked what the parameters of the local law were. The Village Attorney responded to Mr. Koutsourades that a new B-3 district would be created that would go from Thayer Gate to Cozzens Ave. on the west side of Main Street and that B-1 would continue from Cozzens Ave. to Walker Rd. and B-2 would run from Walker Rd to 9W. Mr. Koutsourades asked why the east side could not have the same parameters as the proposed B-3.

Mr. Ed Dunn, 4 Revolutionary Rd, asked about the depth of the parameters and commented that he would like to see the depth go back as far as Church Street. Mr. Dunn commented that he would like to see the B-3 expanded to Dale Ave., to encompass properties such as the old Key Bank (HSBC) building.

Erik Smith, Chairman of the Consolidated Planning Board, commented that the Board has provided written comments.

Ellen Malecot, 7 Parry Ave., commented that the proposed project is in her backyard and she does not think it is a fit for our community. Ms. Malecot questioned the parking and strain on local utilities. Ms. Malecot questioned what she would be looking at as her property is located directly behind the proposed project.

Alyse Terhune, Village Attorney, responded to Ms. Malecot. Ms. Terhune explained that the Village Board referenced the comprehensive plan and how it proposes economic development. Ms. Terhune also explained that the Village Board does not approve projects, they approve zoning changes. Ms. Terhune explained the responsibility of the local Boards.

Greg Louks, representative of the project's developers, explained that it is a 5 story structure and on Thursday they will be presenting to the consolidated planning board.

Rosemary Wisniewski, 16 Drew Ave., asked who will approve the project. The Village Attorney responded

that the Village Board only approves zoning.

Trustee Ramus, speaking as a Village resident, commented that maybe the overlay district that was discussed a few years ago should be looked at again.

Trustee Livsey commented that he has concerns about the project, but he did not elaborate.

All comments being heard and all questions being asked, Mayor D’Onofrio did not close the public hearing and has kept it open the until the January 6, 2020 Board meeting.

Trustee DiSalvo motioned to approve the following minutes:

Regular Meeting November 19, 2019

The motion was seconded by Trustee Aylward and unanimously carried.

Trustee Livsey motioned to approve the quote from Optima Environmental Services for removal of the existing 500 gallon hopper tank and installation of a 1000 gallon fireguard tank at 26 Havens Rd, as recommended by interim Street Superintendent John Jones, for the cost of \$21,115.00.

The motion was seconded by Trustee DiSalvo and unanimously carried.

Trustee DiSalvo motioned to approve the transfer of \$10,000.00 from the General Fund to the Workers Compensation Fund to replenish the fund, as recommended by the Deputy Village Treasurer.

The motion was seconded by Trustee Aylward and unanimously carried.

Trustee Ramus motioned the following:

Village of Highland Falls Board of Trustees  
Resolution Rescinding Award of Contractor For  
65 Schneider Avenue Drainage Improvement Project

The motion was seconded by Trustee Aylward and on a roll call vote, the results which follow:

5 Ayes 0 Nays

motion carried. (A true and complete copy of the resolution is appended to these minutes)

Trustee Ramus motioned to appoint part time police officer Richard Santiago to a full time police officer, from the Civil Service eligible’s list, effective December 17, 2019, per the recommendation of Police Chief Kenneth Scott, at the rate of \$54,687/yr, step 1 of the CBA and with maximum probation of 78 weeks.

The motion was seconded by Trustee Livsey and unanimously carried.

Trustee Livsey motioned to approve covering the parking meters from December 1, 2019 to January 2, 2020, to promote shopping local for the holidays.

The motion was seconded by Trustee DiSalvo and unanimously carried.

Trustee Ramus motioned to approve the request from St. John’s A.M.E. Zion Church to change the date for the use of the gazebo in Memorial Park for a Christmas Celebration from December 16<sup>th</sup> to December 22<sup>nd</sup> from 2:15pm-4:00pm.

The motion was seconded by Trustee DiSalvo and unanimously carried.

Trustee DiSalvo motioned the following changes to the Village Board meetings: Monday, January 20, 2020 to Tuesday, January 21, 2020 due to Martin Luther King Holiday & Monday, February 17, 2020 to Tuesday, February 18, 2020 due to the President’s Day Holiday.

The motion was seconded by Trustee Aylward and unanimously carried.

A motion was made by Trustee Livsey to approve the bills and claims for \$798,707.73 from the following listed funds:

FY 19-20	General Fund	\$672,464.63
	Section 8	\$ 59,875.00
	Water Fund	\$ 28,668.41
	Sewer Fund	<u>\$ 37,699.69</u>
		\$798,707.73

The motion was seconded by Trustee DiSalvo and unanimously carried.

Trustee Livsey motioned to enter into executive session for contract negotiations and advice of counsel on real property matters. The motion was seconded by Trustee DiSalvo and unanimously carried.

The Board entered executive session at 8:22p.m.

Trustee Livsey motioned out of executive session. The motion was seconded by Trustee Aylward and unanimously carried. The regular meeting reconvened at 9:01p.m. No Board action was taken.

Trustee Aylward motioned to adjourn. The motion was seconded by Trustee Ramus and unanimously carried.

The meeting closed at 9:01P.M.