

The minutes of the Regular Meeting of the Village of Haverstraw Board of Trustees on Monday, January 7th, 2019, beginning at 7:00 PM.

PLEDGE OF ALLEGIANCE

ROLL CALL	Trustee Bueno	- Present
	Trustee Watson	- Present
	Trustee Dominguez	- Present
	Trustee Santana	- Present
	Mayor Kohut	- Present

Mayor Kohut: The Mayor opened the floor to the public for the first Public Participation portion of the meeting inviting people to ask questions or make comments.

Mel Post, 1422 Round Pointe Drive: Mr. Post requested an update on the GDC matter.

Mayor Kohut: The Mayor informed Mr. Post that there has been no change since his last update.

Mel Post: To clarify the matter, Mr. Post inquired if it is just the North Rockland School Board that is having a problem settling the situation.

Mayor Kohut: The Mayor responded as far as the "PILOT" is concerned, "Yes".

Stuart Suchotliff, 1413 Round Pointe Drive: Mr. Suchotliff informed the Board that the construction site at the Harbors is still not secured at night when the crews are not working and he feels this is still a hazard that needs to be taken care of before someone gets hurt. He then inquired if there is some kind of safety requirement for construction sites.

Mayor Kohut: The Mayor informed Mr. Suchotliff that GDC is handling it in the same manner they did with their other buildings being constructed and he does not believe there is any kind of requirement for safety hazards on construction sites.

Mel Post: Mr. Post remembers going back a few years that there was a guard at the property because they were worried about equipment being stolen.

Avram Schwartz, Village Square, 46 Main Street, Monsey: Mr. Schwartz is in the process of purchasing the Graziosi property at 49 West Broad Street in the Village. He pointed out height measurements, etc. on plans he laid out before the Board, which the Mayor thought was 1 floor too many. Mr. Schwartz then pointed out that the first floor would be for commercial use.

Mayor Kohut: The Mayor requested Village Attorney Jay Hood to explain the project to the public.

Jay Hood, Esq.: Counselor Hood reported that Mr. Schwartz is looking to redevelop the property known as the "Graziosi Building" by utilizing the upper floors of the building for 1 and 2 bedroom residential apartments, approximately 36 units, with the ground level floor being used for commercial space. He mentioned that this building has been vacant for a long time and feels everyone would like to see it put to good use. Counselor Hood also reported that there is parking available in the front and side of the building. He stated that the first thing required for this proposal is to declare the intention for the Board to be Lead Agency.

Mayor Kohut entertained a motion to declare the Haverstraw Village Board's intention to become Lead Agency for SEQRA purposes.

RESOLUTION #1-2019

Motion by: Emily Dominguez
Seconded by: Joel I. A. Santana
Motion Carries: All

Jay Hood, Esq.: Counselor Hood requested Judy Curcio, Village Clerk/Treasurer to send a "Notice of Intent" to the Village of Haverstraw Zoning Board of Appeals (ZBA), Village of Haverstraw Planning Board and the Rockland County Planning Board. He mentioned that there will have to be some sort of zoning amendment to allow this use in that district. The applicant would have to get Site Plan approval from the Village Planning Board and eventually there would have to be a Special Permit issued for this application which would have to be approved by the Village Zoning Board. The Village Board can declare itself Lead Agency after 30 days.

Mayor Kohut: The Mayor informed Mr. Schwartz that he will have to appear before the Planning Board, who after reviewing the plans, will then make a recommendation to the Village Board, who will have the final say in the approval process and will also have to create whatever necessary zoning text amendment is necessary to make this project happen.

With no further input from the public, the Mayor continued with the agenda for that night's meeting with a Public Hearing regarding the Community Development Block Grant (CDBG).

Mayor Kohut then entertained a motion to open the Public Hearing on Community Development Block Grant funding.

RESOLUTION #2-2019

Motion by: Terence Watson
Seconded by: Emily Dominguez
Motion Carries: All

Mayor Kohut: The Mayor informed the public that the Village has been able to utilize funds from CDBG in a variety of ways over the years, including paving and sidewalks along with several smaller projects that have improved the Village. He mentioned this is a consortium type of program in which most Villages and Towns participate and the Village of Haverstraw has been the recipient of almost \$125,000.00 per year to use for Village projects, which has enabled the Village to accomplish a lot over the past 11 years. The Mayor then opened the floor to the public for questions or comments.

Mel Post: Mr. Post wanted to know some specific items that these funds were used towards.

Mayor Kohut: The Mayor responded that one thing these funds cannot be used for is the general conduct of government for example paying staff salaries, etc. The funds can be utilized for compliance issues such as handicapped facilities, capital projects (sidewalks, paving, etc.), economic development purposes, etc. This award is based on census tract information for low to moderate income municipalities, therefore, this funding can be used in 2/3 of the Village. Basically anything above the railroad tracks is not inclusive in this funding.

With no further comments from the floor, Mayor Kohut entertained a motion to close the Public Hearing.

RESOLUTION #3-2019

Motion by: Emily Dominguez
Seconded by: Rafael Bueno
Motion Carries: All

Mayor Kohut:

REPORTS OF VILLAGE OFFICIALS

VILLAGE ATTORNEY, Jay Hood, Jr.: Counselor Hood had nothing further to report.

VILLAGE TREASURER, Judith Curcio: Ms. Curcio gave the following Treasurers Report for the months of September, October and November, 2018:

Total Disbursements:	\$2,462,365.00
Total Revenue:	\$1,208,676.00

Ms. Curcio had nothing further to report.

MAYOR'S REPORT, Mayor Kohut: The Mayor reported that the "Gran Fondo" would like to continue its annual bike ride through the Village, which is being held this year on May 19th.

Mayor Kohut entertained a motion to that affect.

RESOLUTION #4-2019

Motion by: Emily Dominguez
Seconded by: Rafael Bueno
Motion Carries: All

Mayor Kohut entertained a motion to change the Village Board Meeting from Monday, January 21st, due to a federal holiday honoring Martin Luther King, Jr., to Tuesday, January 22nd.

RESOLUTION #5-2019

Motion by: Emily Dominguez
Seconded by: Joel I. A. Santana
Motion Carries: All

Mayor Kohut then entertained a motion to change the Village Board Meeting from Monday, February 18th, to Tuesday, February 19th due to the Presidents Day federal holiday.

RESOLUTION #6-2019

Motion by: Emily Dominguez
Seconded by: Joel I. A. Santana
Motion Carries: All

Mayor Kohut entertained a motion to hold the Board of Assessment Review meeting, which is required to be held on the 2nd Tuesday in February each year, on Tuesday, February 19th, from 4:00 PM to 8:00 PM.

RESOLUTION #7-2019

Motion by: Emily Dominguez
Seconded by: Terence Watson
Motion Carries: All

The Mayor reported that there was a sanitary sewer blockage and collapse in the area of Grant Street & Broadway affecting all points east, causing the Village to have to pump out the buildup into tanker trucks for 2 days. Bypass lines were run and emergency repairs began with excavation and laying new lines.

Mayor Kohut entertained a motion to declare this sewer collapse an emergency situation to allow for the necessary repairs.

RESOLUTION #8-2019

Motion by: Emily Dominguez
Seconded by: Joel I. A. Santana
Motion Carries: All

Mayor Kohut entertained a motion to have the emergency taken care of by “King & Sons” and “TAM Industries”.

RESOLUTION #9-20149

Motion by: Emily Dominguez
Seconded by: Terence Watson
Motion Carries: All

The Mayor then mentioned that the whole process should take approximately 1 week to complete.

Mayor Kohut entertained a motion to schedule a Public Hearing for Hudson Senior Day Care on January 22nd, at 7:05 PM.

RESOLUTION #10-2019

Motion by: Emily Dominguez
Seconded by: Terence Watson
Motion Carries: All

Mayor Kohut then entertained a motion for the Village Clerk to request the County List for the Village of Haverstraw DPW Supervisor 1 position.

RESOLUTION #11-2019

Motion by: Emily Dominguez
Seconded by: Terence Watson
Motion Carries: All

Mayor Kohut entertained a motion to accept the Department of State Grant in the amount of \$262,500.00 to be used for Hudson River shoreline improvements.

RESOLUTION #12-2019

Motion by: Rafael Bueno
Seconded by: Emily Dominguez
Motion Carries: All

The Mayor received a request from “POW’R Against Tobacco” to approve the following “Statement of Support Resolution” to protect our children from becoming smokers:

WHEREAS, tobacco companies have developed carefully calculated campaigns to recruit new youth smokers;

WHEREAS, internal documents show that tobacco companies have perceived children as a key market and developed products and marketing campaigns aimed directly at them;

WHEREAS, not does “**Big Tobacco**” sell sickness, but also puts it on sale;

WHEREAS, the density of tobacco retailers translates to increased tobacco use;

WHEREAS, there are more tobacco retailers then there are Starbucks;

WHEREAS, tobacco retailers located near schools increases the probability of youth smokers;

WHEREAS, local tobacco licensing insures adhering to Building Codes creating safer buildings;

WHEREAS, only a comprehensive tobacco policy will protect our youth from becoming smokers and help smokers quit;

THEREFORE, BE IT RESOLVED that the Village of Haverstraw hereby partners with POW’R Against Tobacco in requesting that our communi8ties protect our children by prohibiting discounting tobacco products, restricting the density of tobacco retailers in proximity to schools and requiring local tobacco licenses, that will bring revenue to the community and ensure they meet building and maintenance codes.

Mayor Kohut then entertained a motion to adopt the above statement in support of ending recruitment of New York smoker’s.

RESOLUTION #13-2019

Motion by: Emily Dominguez

Seconded by: Terence Watson

Motion Carries: All

Mayor Kohut entertained a motion authorizing the Mayor to attend an Urban Redevelopment Workshop, presented by “Hudson Valley Pattern for Progress” on February 4th from 1:00 to 3:00 PM at SUNY Orange, Newburg Campus, at a cost of \$25.00.

RESOLUTION #14-2019

Motion by: Emily Dominguez

Seconded by: Rafael Bueno

Motion Carries: All

The Mayor read the following adjustments to the 2018-2019 budget year submitted by Joseph Modafferi, Village Accountant and Clerk/Treasurer Judith Curcio:

2018-2019 BUDGET ADJUSTMENTS				
Acct. #	Account Name	Increase Appropriations	Decrease Appropriations	Increase Revenue
1110.11	Justice Court	\$ 5,393.11		
1410.11	Clerk/Treasurer Office	\$ 20.30		
9961.9	Reach Out	\$ 5,002.54		
7140.1	Recreation	\$ 5,002.54		
3620.1	Building Department	\$ 4,802.63		

5110.1	DPW – Laborers, etc.	\$ 29,876.15		
5010.1	DPW - Administration	\$ 19,229.28		
A1990.41	OT Contingency		\$ 69,326.55	
A5110.0400	Street Maintenance	\$ 20,000.00		
A1990.0400	Contingent		\$ 20,000.00	
A1620.0420	Building Repairs	\$ 15,000.00		
A1990.0400	Contingent		\$ 15,000.00	

Mayor Kohut entertained a motion to approve the above budget adjustments.

RESOLUTION #15-2019

Motion by: Emily Dominguez
 Seconded by: Rafael Bueno
 Motion Carries: All

The Mayor had nothing further to report.

Mayor Kohut:
REPORTS OF STANDING COMMITTEES

FIRE & ORDINANCES – Trustee Rafael Bueno: Trustee Bueno read the following report of fire activity for the month of December, 2018, submitted by Fire Chief Thomas Price:

Total Alarms	-	22
General Alarms	-	14
Special Calls	-	6
Mutual Aid Calls	-	2
Structure Fires	-	0
Cooking Fires	-	1
Electrical Fires	-	1
Gas Leaks	-	3
Boat Calls	-	1
Pump Out/Water Leaks	-	5
Good Intent/Misc.	-	1
False Alarms	-	8

Total Manpower Responding - 445 members

Trustee Bueno had nothing further to report.

PUBLIC WORKS, BUILDINGS & GROUNDS – Deputy Mayor Emily Dominguez: Deputy Mayor Dominguez read the following report submitted by Robert Drexler, Superintendent of Public Works, as of January 7th, 2019:

- 1) Removed incorrectly worded overnight parking signage from all lots and replaced them with corrected signage.
- 2) Replaced old fencing with new wooden fence at the Warren Avenue Pumping Station.
- 3) Installed 3 new “No Parking On This Side” signage at the Harbors.
- 4) Replaced gate at entrance to the Greenway Trail adjacent to Warren Avenue Pump Station.
- 5) Repaired lights at Emeline Park.

- 6) Replaced 300 feet of 18 inch sewer pipe on Grant Street due to a major sewer blockage caused by severe cracks and settling of the old pipe.
- 7) Trimmed trees on all village streets and alleyways.
- 8) Due to inclement weather on December 24th, trucks salted all village streets.
- 9) Removed snow from Harbors Circle.
- 10) Cleaned all trucks after storm.
- 11) Laborers attended MS4 Training on December 18th, 2018 at Cornell Cooperative Extension.
- 12) Moved furniture at Village Hall.
- 13) Transported 2 loads of white goods to Teplitz.
- 14) Cleaned Emeline Park.

Deputy Mayor Dominguez had nothing further to report.

YOUTH & FAMILY SERVICES - Trustee Terence Watson: Trustee Watson read the following report of activities at the Community Center for the period of December 17th thru January 7th, 2019:

- 1) Holiday Party: Annual Holiday Party was held on December 20th at the Center. Haverstraw youth along with their families for a total of 200 participants enjoyed food, fun and a visit with Santa where they received gifts.
- 2) Haverstraw Collaborative: The Collaborative met on January 2nd, with guest speaker Jennifer Ocasio from Mid Hudson Prevention Resource Center did a presentation on the legalization of recreational marijuana. The next meeting will be held on February 6, 2019.
- 3) Spanish Speaking Parents Group: The Spanish Speaking Parents Group will meet on Wednesday January 9th, 6:00PM at the Haverstraw Elementary School where Spanish speaking parents learn how to be involved in their children's education. For more information contact Jinet Remigio/Mirna Franco 845-429-5731, ext. 10.
- 4) Jump Program: This program is in need of English and Spanish speaking mentors. Anyone willing to volunteer time should contact Pete Fata, Assistant Director at the Center.
- 5) Homework Help Program: This program is geared to students up to and including 8th grade. It has been a success over the years due to the great job the student workers do assisting the kids with hands-on individualized help, leaving the kids feeling better about themselves because of what they learned. Anyone interested in this program can contact Nikki Merriman at (845) 429-5731, Ext. 20.
- 6) Celebrating Families: The Center's staff, in conjunction with the Department of Social Services will be running this program, however, the start date is still to be determined.
- 7) Positive Alternatives: On January 4th, approximately 25 youth came to the center to exercise and practice drills. On January 5th, staff member Tim Sanders took 10 youth to a varsity basketball game at NRHS.
- 8) Point-in-Time, Kathy Lathrop, Coordinator: The annual Point-in-Time homeless count for the North Rockland area will be taken from Thursday, January 24th at 7:00 AM thru Friday, January 25th at 6:59 AM. Volunteers are needed and will work in 3 hour shifts to be coordinated at the Haverstraw Center. Walking routes will be provided. Contact Kathy Lathrop at (845)356-0100 or Marion Breland, Tim Sanders, or Jeanmarie Galietta at the Center (845)429-5731.

Other programs available and ongoing at the Center during this time period are:

- 1) Individual/Family Counseling/Assessments.
- 2) Managing Emotions

- 3) Butts Out/Smokers Aftercare
- 4) Project Shift (A Call to Action)
- 5) Girl's Life Skills - Ages 11 to 14 and Ages 8 to 10
- 6) Boy's Life Skills - Ages 11 to 14
- 7) In the Bag
- 8) Late Night Friday's

Trustee Watson had nothing further to report.

BUILDINGS & CODE ENFORCEMENT – Trustee Joel I. A. Santana: Trustee Santana read the following report submitted by the Building Inspector, Ruben Berrios, for the period of December 17th, thru December 28th, 2018:

Rental registrations	-	25
Miscellaneous inspections	-	38
Complaints	-	5
Municipal searches	-	5
Construction inspections	-	3
Violations/Tickets	-	5
Building Permits & C.O.'s	-	3

Fines collected at court - \$3,400.00

Trustee Santana then welcomed Stefanie Serrano to her position as secretary for the Village Building Department.

Trustee Santana had nothing further to report.

MINUTES: The Mayor presented the minutes of the Regular Meetings of November 5th and November 19th for approval by the Board.

Mayor Kohut entertained a motion to that effect.

RESOLUTION #16-2019

Motion by: Emily Dominguez
 Seconded by: Terence Watson
 Motion Carries: All

Mayor Kohut:
OLD BUSINESS
 None.

Mayor Kohut:
NEW BUSINESS
 Deputy Mayor Emily Dominguez announced that the free holiday parking in the downtown area is over and parking regulations are back to normal.

Mayor Kohut:
2nd PUBLIC PARTICIPATION

Stuart Suchotliff: Mr. Suchotliff inquired if there has been any progress with the Chair Factory.

Mayor Kohut: The Mayor responded that there is nothing new happening with the Chair Factory site. Once the Village is advised of all the zoning requirements, a

Public Hearing would be required for all the zoning issues to be heard and passed, however, the Village has not yet reached that point.

Stuart Suchotliff: Mr. Suchotliff then inquired about the location of the property that Mr. Schwartz would like to develop.

Mayor Kohut: The Mayor informed Mr. Suchotliff that the property in question is the old Graziozi Building on West Broad Street across from the Knights of Columbus. The Mayor mentioned it has been sitting vacant for about 20 years, but is still on the tax rolls.

Mel Post: Mr. Post inquired about the enormous tent on Maple Avenue.

Mayor Kohut: The Mayor informed Mr. Post that O&R had to put up that tent to keep the dust in and to keep it negatively pressurized so that nothing escapes to the outside. It processes the inside air so that the outgoing air is clean. The Mayor was there the previous week and was told that they are hoping to have the job completed by July.

Mel Post: Mr. Post then inquired what would happen to the property once O&R has completed the remediation.

Mayor Kohut: The Mayor responded that the property will be cleaned to the level where it cannot be used for single family homes, but can be used safely for multi-family housing. The rationale, as it was explained to the Mayor, is that with a single family home the owners could dig into the ground for swimming pools, etc. and with multi-family housing that is not a threat. The Mayor and the Board are hoping that O&R will turn the property over to the Village upon completion of the remediation.

Stuart Suchotliff: Mr. Suchotliff inquired about the zoning in that area of the Village.

Mayor Kohut: The Mayor responded that particular area is zoned for light industrial. He also mentioned that it is a big piece of property that the Village could utilize for parking or just green space.

Stuart Suchotliff: Mr. Suchotliff inquired if the housing development across from that area will also need remediation, to which the Mayor responded "yes". He then inquired if all the properties on that side of the road, including Harbors, will need soil remediation, also mentioning the big tanks that were located on the Harbors property.

Mayor Kohut: The Mayor responded that the Harbors area was not affected by this contamination. He explained that the plant was located right on the property that they are working on now and some leached across the street to the apartment complex but not any further down the road. He then informed Mr. Suchotliff that the fuel tanks that were removed from the Harbors property were a completely different remediation project which was completed upon removal of the tanks.

Mayor Kohut: With no further business to be conducted by the Board, the Mayor entertained a motion to adjourn the meeting.

RESOLUTION #17-2019

Motion by: Emily Dominguez

Seconded by: Joel I. A. Santana

Motion Carries: All

Respectfully submitted by,
Beverly A. Swift, Senior Steno Clerk