

A meeting of the Town Board of the Town of Lewisboro, Westchester County, New York, was held on Monday, April 6, 2015, at 7:30 p.m. at the Town House, 11 Main Street, South Salem, New York.

PRESENT: Supervisor - Peter H. Parsons
Councilmen - Frank Kelly, John Pappalardo, Daniel Welsh
Town Clerk - Janet Donohue
Absent - Peter DeLucia

Also attending was the Attorney for the Town Anthony Mole', Facilities Maintenance Manager Joel Smith, Comptroller Leo Masterson and Confidential Secretary/Benefits Coordinator Mary Hafter.

Mr. Parsons called the meeting to order at 7:33 p.m.

PLEDGE OF ALLEGIANCE

Supervisor Parsons led the Pledge of Allegiance to the flag.

PUBLIC COMMENT PERIOD

There were no public comments.

CONSENT AGENDA

On motion by Mr. Parsons, seconded by Mr. Kelly, the Board voted 3-0 to approve meeting minutes and the Board voted 4-0 to receive and file departmental reports.

MINUTES - Approved

On the above motion and second, the minutes of the March 23, 2015, Town Board meeting were approved.

THE VOTE:	Yes	- Kelly, Parsons, Welsh	(3)
	No	- None	(0)
	Absent	- DeLucia	(1)
	Abstain	- Pappalardo	(1)

REPORTS – Monthly Reports

On the above motion and second, the March reports from the Building, Planning and Police Departments were received and filed.

THE VOTE:	Yes	- Kelly, Pappalardo, Parsons, Welsh	(4)
	No	- None	(0)
	Absent	- DeLucia	(1)

TOWN OFFICIALS AND EMPLOYEES – Resignation of Police Officer John Faye

On motion by Mr. Parsons, seconded by Mr. Kelly, the Board voted as follows:

THE VOTE:	Yes	- Kelly, Pappalardo, Parsons, Welsh	(4)
	No	- None	(0)
	Absent	- DeLucia	(1)

RESOLVED, that the Town Board does accept the resignation of Police Officer John Faye, effective April 15, 2015, and they thank him for his years of service.

HIGHWAY - Consolidated Local Street and Highway Improvement Program (CHIPs) Money and Basic Winter Damage Supplement

Mr. Parsons reported that the Town received a total of \$150,512 in Consolidated Local Street and Highway Improvement Program (CHIPs) money this year which is \$512 more than the previous year. He also reported that a winter damage supplement of \$20,908 was given to the Town (versus \$17,000 last year). Mr. Parsons thanked Senator Murphy and Assemblyman Buchwald for all their help.

FINANCE – Highway Transfers Authorized

On motion by Mr. Parsons, seconded by Mr. Kelly, the Board voted as follows:

THE VOTE:	Yes	- Kelly, Pappalardo, Parsons, Welsh	(4)
	No	- None	(0)
	Absent	- DeLucia	(1)

RESOLUTION

RESOLVED, that the Director of Finance be and hereby is authorized to make the following transfers:

\$50,000 from Highway Reserve and \$173,900 D5112.401 Road Resurfacing and paving into the following lines:

- D5142.45 Meal Tickets \$2,500.00
- D5142.10 Snow Overtime \$100,000.00
- D5142.41 Outside Contractors \$11,000
- D5142.42 Salt \$102,000
- D5142.44 Magnesium Chloride \$3,400
- D5142.46 Plow Maintenance \$5,000

EAST OF HUDSON WATERSHED CORPORATION – Authorize Supervisor to Sign Agreement

On motion by Mr. Kelly, seconded by Mr. Pappalardo, the Board voted as follows:

THE VOTE:	Yes	- Kelly, Pappalardo, Parsons, Welsh	(4)
	No	- None	(0)
	Absent	- DeLucia	(1)

RESOLUTION

RESOLVED, the Town Board does hereby authorize the Supervisor to sign the agreement with the East of Hudson Watershed Corporation for reimbursement of storm water retrofit expenses for the Mead Street project, as reviewed by counsel.

WESTCHESTER COUNTY – Submission to Town’s Efficiency and Shared Service Plan

The Supervisor reported that the town was required to and did make a submission to Westchester County for the Town’s Efficiency and Shared Service Plan. This is part of the tax freeze. The town was required to show a \$62,000 savings and the we did show approximately \$188,000 savings from personnel reductions. The Town has also included the shared service of East of Hudson Watershed calculation.

LAKE KITCHAWAN – Authorize Supervisor to Accept Quote

On motion by Mr. Kelly, seconded by Mr. Welsh, the Board voted as follows:

THE VOTE:	Yes	- Kelly, Pappalardo, Parsons, Welsh	(4)
	No	- None	(0)
	Absent	- DeLucia	(1)

RESOLUTION

RESOLVED, the Town Board does hereby authorize the Supervisor to accept the quote of \$7,000 for Russell Reid to service and replace storm filters at Lake Kitchawan and this will be paid out of the BAN for East of Hudson grant matching funds, subject to review by counsel.

AUDITOR- Authorize Supervisor to Sign Agreement

On motion by Mr. Kelly, seconded by Mr. Pappalardo, the Board voted as follows:

THE VOTE:	Yes	- Kelly, Pappalardo, Parsons, Welsh	(4)
	No	- None	(0)
	Absent	- DeLucia	(1)

RESOLUTION

RESOLVED, that the Town Board does authorize the Supervisor to sign an agreement with O'Connor, Davies LLP for audit services to the Town for 2014, 2015, 2016 with an option for 2017 and 2018, subject to review by counsel.

WEEK OF THE YOUNG CHILD – Proclamation

On motion by Mr. Parsons, seconded by Mr. Kelly, the Board voted as follows:

THE VOTE:	Yes	- Kelly, Pappalardo, Parsons, Welsh	(4)
	No	- None	(0)
	Absent	- DeLucia	(1)

RESOLUTION

WHEREAS, the Town of Lewisboro and other local municipalities and organizations, in conjunction with the National Association for the Education of Young Children and the Country Children’s Center, with five child care sites in Bedford and Yorktown Heights, are celebrating the Week of the Young Child April 13 through 17; and

WHEREAS, by joining with The Country Children’s Center in calling attention to the need for high-quality early childhood services for all children and families within our community, these groups hope to improve the quality and availability of such services; and

WHEREAS, the purpose of the Week of the Young Child is also to focus on recognizing the early childhood programs and services that meet the needs of young children in our community;

WHEREAS, the future of our community depends on the quality of the early childhood experiences provided to young children today; and

WHEREAS, high-quality early childhood services represent a worthy commitment to our children’s future,

BE IT RESOLVED, that I, Peter Parsons, Supervisor of the Town of Lewisboro, do hereby proclaim April 13 through 17 as the Country Children’s Center Week of the Young Child in Lewisboro New York, and urge all citizens to recognize and support the needs of young children in our community, and

BE IT FURTHER RESOLVED, that this resolution be spread upon the minutes of this April 6, 2015 Town Board Meeting for future generations to see.

FEES – Renewal of Building Permits and Certificate of Occupancy’s in Multi-Family Developments (7:59 p.m. – 8:09 p.m.)

Board members discussed setting new fees to renew building permits and certificates of occupancy in multifamily developments in town. The example that Supervisor Parsons stated was the Laurel Ridge condominium project in Vista. In 2013, the Town became concerned that residents were starting a projects on their homes, getting a building permit, and then extending the building permit for several months if not years. Severe penalties were put in place for this. However, the town did not consider the situation of a multi-family development where the developer builds the “shell” but does not complete the inside until the unit is sold. Mr. Parsons was wondering if the Building Inspector could use his discretion with these extensions.

The Town Attorney stated that in the code it states that the Building Inspector can grant a six month extension. It is not plural the way it is worded. It appears that he has the discretion of one extension, and then they would have to pay.

Since this is not an urgent matter, the Supervisor would like the Town Attorney to work with the Building Inspector on the wording.

LEWISBORO LIBRARY – Authorize Supervisor to Sign Letter of Comfort to Planning Board

On motion by Mr. Welsh, seconded by Mr. Parsons, the Board voted as follows:

THE VOTE:	Yes	- Kelly, Pappalardo, Parsons, Welsh	(4)
	No	- None	(0)
	Absent	- DeLucia	(1)

RESOLUTION

WHEREAS, the Lewisboro Library is nearing completion of its renovation project with an official opening date set for April 18, 2015, and

WHEREAS, within the next two weeks the Library intends to obtain its Certificate of Occupancy, and

WHEREAS, in connection with the renovation project, the Library has obtained from the Lewisboro Planning Board a special use permit, wetland activity permit and Town stormwater permit (the “permits”), and

WHEREAS, as a condition of the Planning Board approvals, it is required that the Library install certain plantings in accordance with the plans related to the renovation, and

WHEREAS, the Library will not be able to obtain a certificate of occupancy until the plantings are completed, or until the Planning Board extends the time frame for such condition, or unless the Building Department has a representation from the Town Board that the plantings will be completed, and

WHEREAS, due to the weather, the Library will not be able to install the plantings until May, and the Library intends to complete the plantings by the end of May, and

WHEREAS, the Town Board has received from Insite Engineering, Surveying and Landscape Architecture, P.C. a cost estimate for the plantings, which provides that it is anticipated that the approximate cost of the proposed plantings would be \$25,000.00, and that the work would be completed by the end of May of this year, and

WHEREAS, the Town of Lewisboro designates certain funds each year to be paid to the Library to fund a portion of the Library’s budget, and such sum for the year 2015 exceeds \$25,000.00, and

WHEREAS, the Town Board of the Town of Lewisboro would like to commit the sum of \$25,000.00 of said funds designated for the Library for the completion of the plantings, so that the Library may obtain a certificate of occupancy and proceed with its intended opening date of April 18, 2015;

NOW THEREFORE, BE IT RESOLVED, that the Town Board of the Town of Lewisboro hereby commits for the purpose of completion of the Library plantings the sum of \$25,000.00 of the total amount designated for funding the Library budget for the year 2015, and

BE IT FURTHER RESOLVED, that the designation of the sum of \$25,000.00 for the purpose of completing the plantings, does not in any way relieve the Library from completing the plantings at its own cost and expense, but rather is intended to provide the Building Department with a guarantee that the plantings will be completed should the Library fail to do so, in order for a certificate of occupancy to be issued, and

BE IT FURTHER RESOLVED, that if the Planning Board amends its condition to extend the time frame within which the plantings may be completed, or after the plantings have been completed, and there is no longer a need to have said funds designated for the completion of the plantings, then the aforementioned sum would no longer be designated for such purpose, and

BE IT FURTHER RESOLVED, that the Supervisor of the Town of Lewisboro is hereby authorized to execute any and all documents to give effect to this resolution.

ALS TRI-STATE BICYCLE TOUR – Authorize the use of Town Park and Town Roads

On motion by Mr. Kelly, seconded by Mr. Pappalardo, the Board voted as follows:

THE VOTE:	Yes	- Kelly, Pappalardo, Parsons, Welsh	(4)
	No	- None	(0)
	Absent	- DeLucia	(1)

RESOLUTION

RESOLVED, that the Town Board does hereby authorize the use of the Town Park to be used as a rest stop area, provided that the date is coordinated through the Parks & Recreations Department, for a Tri-State Trek bicycle ride to take place on Sunday, June 28, 2015, in the Town of Lewisboro and be it further

RESOLVED, that the Town Board does hereby authorize use of Town roads for a Tri-State Trek bicycle ride to take place on Sunday, June 28, 2015 through the Town of Lewisboro.

ZONING AMENDMENT – Discussion re Multi-Family Housing in all Non-Residential Areas
(8:14 p.m. – 8:18 p.m.)

The Board members agreed to move forward with the section of the document that would change the zoning code to allow multifamily housing in all non-residential districts of the town. Mr. Parsons has a map of the precise areas that are being discussed. This map will be brought to the public hearing to be used as a visual.

The Board did agree to bring this portion of the amendment to a public hearing.

PUBLIC HEARING ANNOUNCED – Housing

On motion by Mr. Parsons, seconded by Mr. Pappalardo, the Board voted as follows:

THE VOTE:	Yes	- Kelly, Pappalardo, Parsons, Welsh	(4)
	No	- None	(0)
	Absent	- DeLucia	(1)

RESOLUTION

RESOLVED, that the Town Board of the Town of Lewisboro, will hold a public hearing on Monday, May 18, 2015 at 7:30 p.m., or shortly thereafter, at the Lewisboro Town House, 11 Main Street, South Salem, New York, for the purpose of hearing the public with regard to amendments to Chapter 220, Sections 220-2 “Definitions and word usage”, 220-24 “Schedule of regulations for nonresidential districts”, and 220-26 “R-MF Multifamily Residence District” of the Town Code of the Town of Lewisboro.

CLAIMS – Authorized for Payment

On motion by Mr. Parsons, seconded by Mr. Kelly, the Board voted 4-0 to authorize payment of the Town’s bills in the amount of \$177,720.21.

POLLING OF BOARD

GOLDENS BRIDGE WORKSHOP – Meeting

Mr. Welsh announced that there will be another Goldens Bridge workshop at the Goldens Bridge Community House on Saturday, April 11, 2015 at 9 a.m.

GARBAGE – Pay as You Throw

Mr. Welsh will have a meeting later this week regarding “Pay as You Throw”. He will give the Board feedback at the next meeting.

LIONS CLUB – Roadside Cleanup

Mr. Parsons noted that after this long winter there is a lot of litter on our roads. He noted that the Lions Club will be having their annual roadside cleanup the weekend of April 25th. He encouraged residents to participate.

HIGHWAY – Plan for Roadway Repairs

Mr. Pappalardo apologized for not being at the last meeting but would like to make sure that the Board does see a definitive plan for the roadway repairs from our Highway Superintendent prior to money being expended.

MEETINGS – Date Set

There will be a Town Board meeting on Monday, April 20, 2015 at 7:30 p.m. at the Town House, 11 Main Street, South Salem, NY.

EXECUTIVE SESSION – To Discuss Real Estate and Other Contracts

On motion by Mr. Parsons, seconded by Mr. Pappalardo, the Board voted 4-0 to go into executive session at 8:23 p.m. to discuss personnel matters.

On motion by Mr. Parsons, seconded by Mr. Kelly, the Board voted 4-0 to come out of executive session at 8:40 p.m.

ADJOURNMENT

On motion by Mr. Parsons, seconded by Mr. Welsh, the Board voted 4-0 to adjourn at 8:41 p.m.

Janet L. Donohue
Town Clerk