

INCORPORATED VILLAGE OF PIERMONT
VILLAGE BOARD MEETING

August 14, 2007

Present: Mayor Edward Traynor, Deputy Mayor Fred Devan, Trustees Joan Gussow, Chris Sanders, Audie Moran, Walter Sevastian, Esq.-Village Attorney, Denise Ehrhart- Village Clerk-Treasurer

Mayor Traynor called the meeting to order and led everyone in the Pledge of Allegiance.

Public Comment:

Dennis Hardy – representing the Lions Club – advised the Board that the Annual Apple Festival would be on Sunday, September 23, 2007 from 10:00 a.m. to 5:00 p.m. and that they have received permission from Phil Griffin. Mr. Hardy added that any non profit organization can have a table at this event.

Mayor Traynor commented that this event has been successful for the last few years. A motion to approve was made by Trustee Moran and seconded by Trustee Sanders. Upon vote the motion carried.

Anna Hickey – TZ Rotary Club would like to hold their annual Attic Treasures Street Fair on Saturday, September 15, 2007 in front of Village Hall from 10:00 a.m. to 3:00 p.m. A motion to approve was made by Trustee Sanders and seconded by Trustee Moran. Upon vote the motion carried.

A Special Permit application for two new entry signs at Diplomat Gardens was reviewed by the Board.

The current sign is substantially smaller than the one requested according to John Angelis, Building Inspector.

Walter Sevastian stated that the applicant should provide an elevation drawing to show the location of the signs.

Trustee Sanders asked that they also include information on sight lines at the proposed locations

Trustee Sanders moved to disapprove the application and for John Angelis to send a letter with Village code requirements and requesting additional information. The motion was seconded by Trustee Gussow and upon vote the motion carried.

Trustee Moran made a motion to set a Public Hearing to discuss amending the current Veterans Exemption for September 25, 2007 at 9:00 p.m. The motion was seconded by Trustee Gussow. Upon vote the Public Hearing was set.

733 Rt. 9W update: Walter Sevastian advised that he met at the site with the homeowner to ascertain where new easement would run. It will be moved to the south side and made a little narrower. All parties involved are ready to go forward. Mr. Sevastian will fax a License Agreement to the homeowner's attorney. When the work is complete, the old easement will be discarded and the new one will be filed. However, the homeowner is concerned about the patio/deck that was damaged/collapsed. There is a repair cost of \$12,740.

Mayor Traynor said he understood that the original repair on the easement should come from FEMA. The additional work on the deck/patio would be separate. The Village Attorney said the Village could submit the \$12,740 with the site work but there are no guarantees FEMA would pick up that expense.

Al Bartley advised the Board that he, FEMA/SEMO and Ken DeGennaro have been working on an estimate for the repairs and reminded the Board that this was declared an emergency 4 months ago and if the Village does not move forward soon we may not get any coverage from FEMA.

Mayor Traynor asked if the Board agrees to the additional repairs tonight and moves forward with all work, would the Village stay within the FEMA timeline and the response was yes.

Motion to proceed with the repairs at 733 Rt. 9W to include the landscaping with the original damage repairs was made by Trustee Sanders and seconded by Trustee Devan. Upon vote the motion carried.

Trustee Devan explained to the Board that the Village Clerk was being pressured to release tax collection money to the Library with no approval from them to hold the Bond Debt funds which total approximately \$45,000. The Library Budget is submitted once a year in December and the Village is required to collect the money. There was an agreement between Sal Pennini and the Library that these funds be withheld as a standard procedure and the money is to be placed in a separate interest bearing account.

Ed Nelson advised that Board that the Library budget did not include the debt service due to the fact that the old library was not yet been sold and they were still negotiating with the McHugh family for the final \$100,000 donation. Therefore, the budget was only an Operating Budget.

Trustee Devan advised the Library representatives that they had two choices to resolve the budget shortage. They could issue a second tax levy, which Trustee Devan thought would not be a wise choice, or they could issue a Budget Note or TAN and pay that back within one year of issue. If the Budget Note/TAN was the choice, the Library Board would need to adopt a resolution to be given to the Village authorizing the issue of new debt. The money would be available approximately the third or fourth week of October.

A motion to authorize the Village Clerk to withhold the amount of all Debt Service from the Library tax collections in the future was made by Trustee Devan and seconded by Trustee Gussow. Upon vote the motion carried.

Village Hall roof repair estimates were presented by Al Bartley who requested four quotes and received only two:

Frank Valerio General Contracting Corp - \$34,500

Tuceck & Sons Roofing - \$18,900

The Village Attorney advised that the GML limits were raised to approx. \$50,000 and a public bid for this project would not be necessary.

The Board felt there was a very large spread between the two proposals and asked Mr. Bartley to meet with both of them for further discussion of the proposals.

Al Bartley also noted that he has a firm coming in to identify the mold caused by the roof leaking and for the preparation of a plan of action for its removal. Trustee Moran asked to be included in that process and that she receive all data.

Trustee Sanders moved to award the roof repair to the lowest responsible bidder as a Capital Project to be paid with funds from a BAN issue to include other Capital Projects. The motion was seconded by Trustee Moran. Upon vote the motion carried.

YUDA Unit 311 was purchased in 1993 for \$96,000 and is now for sale in the amount of \$147,387. The Contract of Sale was sent to the Village Attorney and the Housing Action Council for verification.

A motion was made by Trustee Gussow to waive right of first refusal on YUDA Unit 311. The motion was seconded by Trustee Sanders. Upon vote the motion carried.

R.C. Highway Department requested a fee waiver for use of the Pavilion on Friday, September 28, 2007. The security of \$500 has been posted. A motion was made by Trustee Gussow and seconded by Trustee Devan to waive the fee for the Pavilion use by the R.C. Highway Department. Upon vote the motion carried.

CASA por CASA will be holding their fundraiser at the Pavilion on Sunday, September 30, 2007 and is requesting that the rental and security fees be waived. A motion was made by Trustee Moran to waive both fees for CASA por CASA. The motion was seconded by Trustee Sanders and upon vote the motion carried.

The Village of South Nyack is asking if the Rockland Road Runners can pass through Piermont on the morning of Sunday, September 9, 2007. A motion by Trustee Sanders to approve the run through Piermont was seconded by Trustee Moran. Upon vote the motion carried.

Trustee Devan made a motion to approve the warrant in the amount of \$1,388,202.71. The motion was seconded by Trustee Gussow and upon vote the warrant was approved.

The Workshop of August 28, 2007 to discuss Employee Agreements was rescheduled for September 11, 2007 at 8:00 p.m.

The preliminary findings of the Planning Board with reference to the North Parking Lot will be discussed in detail at the meeting of September 25, 2007.

The Board was advised by copy of a letter from Brooker Engineering to Bergmann Associated that there was a Floodplain Development Permit Application for the rehabilitation of the Bridge Street Bridge over the Sparkill Creek.

A Citizen Advisory Committee for the 2008 CDBG Program must be selected by September 15, 2007 if the Village wishes to submit any projects. Trustee Sanders will research the qualifications of the Village to determine if there will be a grant submission this year.

Trustee Gussow made a motion to waive the rental fee for the Pavilion for the Sons of Italy's Annual Pig Roast. The motion was seconded by Trustee Devan and upon vote the motion carried.

Chief Michael O'Shea advised the Board that the Department received grant for radar detectors and defibrillators. The Chief expects to have the new Durango on the road tomorrow, August 15, 2007.

Al Bartley asked that a meeting be set up with Ellen Jaffee, Thom Kleiner, Jim Dean, Skip Vezzetti, Mayor Traynor, Trustee Gussow and the Village Attorney to discuss the status and necessary repair of the Rockland Road Bridge.

The Board of Health cited the Village with a notice to replace the diesel fuel tank. Al Bartley received two quotes: \$22,640 and \$13,595. Trustee Devan made a motion to approve the replacement of the diesel fuel tank at a cap of \$15,000 as a Capital Project funded through a BAN that will include the Village Hall roof repairs. The motion was seconded by Trustee Sanders. Upon vote the motion carried.

A motion by Trustee Devan to authorize the Mayor to sign the Cornell Cooperative Agreement with reference to EPA Phase 2 Stormwater Regulations was seconded by Trustee Sanders. Upon vote the motion carried.

The Village Attorney advised that of the \$82,000 Letter of Credit the Village was holding in the Paradise Harbor chiller lawsuit, \$42,627 was paid out. An additional \$34,426 has now been requested with no details. Mr. Sevastian will request details on the additional money being requested.

Walter Sevastian is reviewing a new local law with reference to the assessment method of apartment units that are being converted to condominiums. He will prepare a draft for a future meeting.

Mayor Traynor advised the Board that he had asked the Village Attorney about the possibility of the Piermont Historical Society using the Railroad Station on Ash Street as their office and meeting room. The Village purchased this property and building from the County and the Historical Society received grants and raised funds to cover all of the work they have done so far.

Trustee Gussow felt that this should be discussed in more detail at an upcoming meeting and should not be decided on without further information.

Trustee Devan added that there would need to be clarification on the utility expenses, possible rent, etc. before a decision could be made. There was also the question of the expense of furnishings for the office space and meeting area.

The Building Inspector commented that he would need to research the allowed occupancy for meeting purposes.

This will be readdressed when additional information becomes available and all questions can be answered by the Village and the Historical Society.

A motion was made by Trustee Devan to adjourn the meeting. The motion was seconded by Trustee Gussow and upon vote the meeting adjourned.