**MEMBERS PRESENT: MAYOR DENNIS K LEAHY, DEPUTY MAYOR ROBERT PRITCHARD, TRUSTEE KEVIN GREANY, TRUSTEE JAMES R BARNETT, TRUSTEE DARYL CAPOZZOLI**

**ALSO PRESENT: ATTORNEY KELLY NAUGHTON, ENGINEER SEAN HOFFMAN, POLICE CHIEF ARNOLD AMTHOR, DPW SUPERINTENDENT MATTHEW THORP, CLERK-TREASURER VALENTINA JOHNSON**

**PUBLIC PRESENT: JOE BYRNE, ALISON SKINNER, AUDEEN MOORE**

Mayor opened the meeting with the Pledge of Allegiance.

**APPROVAL OF MINUTES**

Motion by Trustee Greany, seconded by Trustee Capozzoli, approving the minutes of the January 24,

2022 meeting as transcribed. 5 ayes, 0 nays.

**APPROVAL OF BILLS & CLAIMS**

Motion by Trustee Barnett, seconded by Trustee Greany, authorizing the following bills and claims as

audited by the Board of Trustees: ( Deputy Mayor had one exception for P.O. # 1186 is not listed on the

audit.) Clerk advised she will advise Deputy Clerk of error.

**GENERAL $67,357.40**

**WATER $ 7,326.74**

**SEWER $216,243.64**

**REFUSE $21,029.37**

**CAP $ 4,000.00**

**TOTAL $315,957.15**

**TRANSFER OF FUNDS**

Motion by Trustee Barnett, seconded by Trustee Greany, authorizing the following transfer of funds to

cover deficit lines in the budget as requested by Clerk-Treasurer:

From: 8510.400A, Comm Beautify Christmas Lighting

To: 9045.800A, Life Insurance

Amount: $465.00

Mayor presented Trustee Kevin Greany with a plaque for his 20 years of service as a Village Trustee.

Congratulations!

Trustee Greany thanked the residents for giving him the privilege to serve.

**CORRESPONDENCE**

1. BUILDING INSPECTOR’S REPORT, JANUARY 2022- Trustee Barnett will advise later when we discuss the local law. Rec. & filed.
2. RESOLUTION, UNIFIED COURT SYSTEM: RE: VILLAGE JUSTICE COURT AUDIT IS COMPLETED- Motion by Trustee Pritchard, seconded by Trustee Capozzoli, acknowledging that the Village of Maybrook’s Court records for fiscal year ending 2021 have been audited and completed, and a copy has been received by the Village of Maybrook Board of Trustees. 5 ayes, 0 nays.
3. COUNTY WASTE CONTRACT EXTENSION- 2022-2023- Engineer advised on the two (2) one year extensions we have in the contract, this year will be the final, asked Board if they are interested, it is up to the Board. It is for the same price for a total of $248,727.12. The amount of $15,000 is included for leave and grass clippings pick up from April through October. Engineer advised same service, no increase, contract amount is $233, 727.12. Motion by Trustee Barnett, seconded by Trustee Pritchard, authorizing the one year contract extension for County Waste for total contract of $248,727.12. 5 ayes, 0 nays.
4. INTRODUCTORY LOCAL LAW #1 OF 2022- AMENDING CHAPTER 81 (“BUILDINGS, UNSAFE”) OF THE CODE OF THE VILLAGE OF MAYBROOK TO EXPAND THE CHAPTER TO INCLUDE UNSAFE STRUCTURES AND TREES- Trustee Barnett advised he spoke to Tim and Tim advised he is not an arborist, he will not know if the tree is bad or not. If it’s on my property, I can cut it, if it’s dangerous it’s up to the Board. Attorney advised not the tree, the limbs that are on your property. Attorney read Tim’s email sent out to the Board:

ALCON

Since I am not a tree expert or professional but as the authority having jurisdiction on a potentially unsafe tree, I would only be offering an opinion on a tree condition based on visual observation.  I assume the owner would be allowed to offer evidence of safety when the Village Board holds the required public hearing.  What is the Village and personal liability of having to make a removal decision if an error is made?  My only other concern at this time is that people will be using this in a vindictive manner against their neighbors.  I will remind them that owners own up to the sky above and can limb anything over their own property.  I think this local law will be a valuable addition to enforcement activities with safety in mind.

Deputy Mayor advised he doesn’t believe it can be enforced. Trustee Capozzoli agrees with the Deputy Mayor. Attorney advised Tim declares it unsafe. Deputy Mayor advised on how and why we got here, this is on an abandoned property, to create a local law for one property is not the way to go. This whole thing is mute, someone’s bought the property.

Mayor advised if you don’t want to do this, we have to do something. Trustee Barnett advised it’s ultimately the Board’s decision. Attorney advised yes, a Hearing. Trustee Barnett advised we may want to add abandoned and/or negligent and put it into the law. Deputy Mayor advised it’s not the right answer. Trustee Barnett added his recommendations, to add dis-repaired or neglected. Trustee Capozzoli agrees it’s an issue, we just need a better answer. Attorney advised she will take all comments and come up with something else. Deputy Mayor advised he is not sure it should be intermixed with unsafe buildings, doesn’t seeing it having any teeth in it.

**MAYOR’S REPORT**

* **Maybrook COVID-19 Update-** A COVID-19 Report is provided on the Village of Maybrook website and social media pages twice a week (Tuesday’s and Thursday’s) to provide residents information pertaining to the pandemic.

As of February 10, 2022, there are 107,824 positive cases reported in Orange County since the beginning of the pandemic. On January 20, 2022, there were 102,870, an **INCREASE** of 4,954 cases.

As of February 10, 2022, there are 1,500 active COVID-19 cases in Orange County. On January 20, 2022, there were 9,648 active COVID-19 cases in Orange County which is a **DECREASE** of 8,148 active cases.

Hospitalizations on January 20, 2022, were at 214. February 10, 2022, at 81. A **DECREASE** of 133.

People on ventilators on January 20, 2022, were at 34. On February 10, 2022, at 25. A **DECREASE** of 9.

On February 9, 2022, New York State Governor Kathy Hochul announced mask mandates have been lifted for indoors and public places. Public transit, daycares and schools will continue to be required to wear masks until further notice.

On Friday, February 11, 2022, the Village of Maybrook Government Center and the George C. Bullis Community Center re-opened to the public.

Today, we are back hosting “in person” Village Board Meetings. This is due to the significant decrease in active COVID-19 cases in the County.

Information on booster shots is available on the village website for residents interested in obtaining one. I will continue to post updates pertaining to the pandemic as received on the Maybrook website and social media pages. It’s good to be back!

* **Rt. 208 South of Maybrook Closure UPDATE**– I reached out to the New York State Department of Transportation after our last Village Board Meeting for an update on the construction on the rail bridge south of Maybrook which has caused Rt 208 to be closed and traffic detoured to Maybrook Rd (County Rt 4). I received the following on February 2, 2022; “Dear Mayor Leahy, The New York State Department of Transportation (NSYDOT) conducted a bi-annual bridge inspection on the Route 208 bridge and found deficiencies that required action. Upon further inspection and in order to effectively complete repairs, steel framework supports will be needed. Crews have been onsite preparing the ground below the bridge and are installing the base this week, weather permitting. Plans for the steel framework are being progressed and we hope to have a solid timetable for fabrication and installation soon. NYSDOT thanks the traveling public for their patience and for supporting our efforts with this project.” This information was posted on the Maybrook website and social media pages. I will keep everyone apprised of any new developments. I understand the inconvenience as I also travel to work in that direction however, I’m pleased the NYSDOT is addressing the issue and making it safe. Updates will be posted.
* **Galaxy Project-**– The Deputy Mayor Bob Pritchard and I have had several meetings with the representatives for Galaxy. We are focused on the Main Street extension. We are finally seeing the light at the end of the tunnel, and we hope to have good news to share before spring. I will keep the Village Board and the residents updated as soon as our progress moves forward. A lot of work has gone into our efforts to revitalize our village unfortunately after years of neglect, it takes time to rebuild. I’m pleased where we are now and I’m doing everything possible with the assistance of Deputy Mayor Pritchard, our Village Consultants and the Village Board to push forward with positive results.
* **Dog Poop-** I received a few complaints from concerned parents who bring their kids to the bus stop at Bodle Circle and Everett Place about excessive “Dog Poop” being left on the ground. This is even more disturbing since I had the DPW install a “Dog Waste Station” to avoid future issues and it did for a while but it’s happening again. Our DPW Superintendent Matt Thorp sent a crew up to clean the area on Friday. I reached out to a few residents and think we found the individual responsible for leaving the mess. Chief Amthor sent a police officer to advise we had an issue and if caught, citations would be issued. The resident was very apologetic and assured there will be no issues going forward. The reason I’m mentioning this is because this does happen in other parts of the village and I’m asking the dog owners in the village to please be respectful of your neighbors and clean up after your dog.  I won’t mention any names, but I do appreciate the residents who brought this issue to my attention, and I hope we have no other incidents going forward. Thank you to our Superintendent Matt Thorp and Chief Amthor for their efforts in getting this issue resolved.
* **No Parking on Village Streets During Snowfall**– Just a reminder to all residents, the snow season is here and there is no parking on village streets during snowfall. Everyone’s cooperation allows the Maybrook DPW to expeditiously and safely to clear the roads for emergency vehicles. Please remind your friends and neighbors if snow is in the forecast. Thank you. I would also like to add another reminder and that is snow removal on sidewalks, especially on Homestead Ave. The Maybrook DPW will on occasion, when we get significant snow and the manpower is available, we assist in clearing sidewalks. Just understand, this is the responsibility of the homeowner so please make sure you clear a path on your sidewalk in front of your residence for the safety of those who walk about the village. As always, I appreciate everyone’s cooperation. Let’s hope for an early spring!
* **Maybrook 2022 Calendar of Events-** Our Village of Maybrook Event Calendar is posted on the Maybrook website.
* **Montgomery St. Pat’s Ramble-** The Village of Montgomery will be hosting their annual St. Pat’s Ramble Parade on Saturday, March 19, 2022. The St. Pat’s Ramble Committee has reached out to me and welcomed the Village of Maybrook section to march in the parade as we did previously before the pandemic. Any organizations interested in marching in the Maybrook section of the parade can contact me directly by email or phone. Looking forward to returning this year.
* **Next Village Board Meeting-** Our next Village Board Meeting is scheduled for Monday, February 28th, 2022 at 7 pm here, at the Village of Maybrook Government Center. Happy Valentines Day to all!

**TRUSTEES’ REPORTS**

**TRUSTEE KEVIN GREANY-** Thanked the Board and Tina for the 20 year award. It’s been a pleasure to serve the residents of our village and he appreciates it.

Advised Donnie was under the weather but doing a lot better.

Advised all is good at the sewage treatment plant.

**TRUSTEE JAMES R BARNETT-** Happy St. Valentine’s Day to all!

Advised Tony Raia passed away, keep him in your prayers.

Advised March 19th is the Montgomery St. Pat’s Ramble, they want each village represented and Mayor will have different groups, line up is noon or 1PM and 2PM step off.

**DEPUTY MAYOR ROBERT PRITCHARD-** Advised the Village of Maybrook will be losing a fixture here in the village, Jordan at Main Line Diner is relocating, Jordan has been at the diner since the day they opened and she will certainly be missed. Stop in and see her and wish her well!

Advised Economic Development should be starting soon.

**TRUSTEE DARYL CAPOZZOLI-** Advised on the re-opening of the Community Center, the ladies were happy to be opened up.

**DEPARTMENT HEADS**

**DPW SUPERINTENDENT MATT THORP-** Asked for approval for Billy Sharpe and him to attend the NYRWA Conference from 5/22-5/25.

Motion by Trustee Pritchard, seconded by Trustee Barnett, authorizing Billy Sharpe & Matt Thorp to attend NYRWA Conference. 5 ayes, 0 nays.

Advised NYCOM Public Works Conference is 10/2-10/5, if anyone is available to attend, its at Fort William Henry.

Thanked Chief, they went back and forth during the last storm.

Advised the crew is doing housework at the garage.

Advised the materials will be here tomorrow for the DPW roof.

Advised on the status of his truck.

Advised they will begin replacing the parts for the meters for water-sewer, they’re 16 years old.

**POLICE CHIEF ARNOLD AMTHOR-** All’s good, he coordinated well with Matt on the radios.

**ENGINEER SEAN HOFFMAN-** e of Mybrook. All Rights Reserved.  
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**FY-2023 Community Development Block Grant (CDBG)** – On February 7, 2022 the Village received notification for the FY-2023 CDBG Program. Similar to prior years, the minimum application amount is $25,000 and the maximum is $375,000. If a municipality is awarded more than $125,000 the municipality is ineligible to apply again for three (3) years. The Orange County Office of Community Development will conduct an Application Workshop on Thursday, March 24, 2022 which we will participate on your behalf.

* 1. 2. **Homestead Avenue Sidewalk Improvements** a. Main Line Diner to Aristotle Drive (SAM Grant ID No. 7732) & Sidewalk and Road Repairs (SAM Grant ID No. 19285) – During your November 8, 2021 we discuss difficulties in obtaining permits from NYSDOT and you authorized our office to contact DASNY regarding reprograming grant funds. We understand approximately $209,135.25 in grant funds remain ($59,135.25 + $150,000.00). We met with Superintendent Thorp in mid-December and identified two (2) potential projects (Tower Avenue curb replacement Wiley Street to Veterans Memorial Park) and Broadway sidewalk stair replacement. We contacted DASNY January 24, 2022 and followed up today with a request for a video conference/conference call to start discussing the process of revising the Grant Disbursement Agreement for these alternative locations. **[\*\*]**

3. **Galaxy Maybrook Rail Yard Annexation** – In November 2021 Attorney Naughton circulated contracts requiring the Village to remove and reinstall existing chain-link fencing and gates in accordance with the new property boundary within sixty (60) days. This morning Engineering & Surveying Properties, PC has indicated the fence openings (gates) may be reduced to 40-feet and the cost to stake out the fence locations by survey will cost $2,750. We have asked Attorney Naughton to confirm the reduced fence openings are satisfactory to the property owners. **[\*\*]**

* 1. 4. **Planning Board Applications** – The following provides a summary of ongoing Planning Board applications: a. *Maybrook Glen* – This is an application for a fifty (50) lot residential subdivision on 64.656 acres with frontage on Highland Avenue, Prospect Avenue and Logan’s Way. A Resolution of Condition Subdivision Approval was approved during the August 14, 2017 Planning Board meeting. The developer is working to submit a number of legal documents, some of which will require your consideration (i.e., performance bond form, offers of dedication, abandonment of a portion of Prospect Avenue right-of-way). During the February 11, 2021 Planning Board meeting, the Board granted an extension.
  2. b. *Knollwood Development* – This is an application for a 12-lot residential subdivision on 18.812 acres with frontage on NYS Route 208/Homestead Avenue. Pursuant with your request, our office met with DPW Superintendent Thorp to review the plans for extension of the Village water distribution system and sewer collection system. The applicant revised the plans based on this review and plans have been submitted to the Department of Health and Department of

Village of Maybrook February 14, 2022 Page 2 of 3

* 1. Environmental Conservation for approval.
  2. c. *Bluestone – Phase 3 (Formerly The Evergreens – Phase 4)* – This is an application for site plan and special permit approval for a senior housing development consisting of 38 residential units on 2.6-acres located within the Senior Citizens Housing (R-SC) District along Broadway adjacent to The Evergreens (Phase 1) and Bluestone Commons. During the January 18, 2022 meeting the Board conducted a public hearing and adopted the SEQRA Negative Declaration. The Board requested additional information relative to the applicant’s request for waivers from the maximum habitable area, bedroom-to-unit ratio, and wetlands.
  3. d. *CZR Autobody, Inc. (dba C&E Autobody)* – This is an application for site plan and special exception use permit approval to convert an existing retail with incidental repair (i.e., Cherry Tire) to a repair garage on a 0.5914-acre parcel along Homestead Avenue/NYS Route 208 in the Highway Commercial (B-4) zoning district. During the December 20, 2021 Planning Board the Board adopted a resolution of conditional approval. To date the applicant has not submitted revised plans to satisfy the Board’s resolution conditions.
  4. e. Westchester Waste Oil – This is an application for site plan and special exception use permit for a contractor storage and/or equipment yard. On September 9, 2021 Building Inspector Ippolito observed unpermitted construction and issued a Notice of Violation requiring the applicant to obtain Planning Board approval. The applicant made an initial appearance during the December 21, 2021 Planning Board meeting and was requested to submit a site plan in accordance with the Code and complete SEQRA and Village application forms.

5. **Refuse** – The current contract for refuse removal services is due to expire May 31, 2022. The original refuse contract (2018) included a provision which provides the Village with the option for up to two (2) one (1) year extensions at the same price. I had an initial conversation with County Waste this afternoon and forwarded them some additional information regarding the extension. If you chose to exercise this option, the base contract will be $233,727.12 and weekly grass and leaf collection (April 1st to October 31st) is an additional $15,000.00 for a total contract amount of $248,727.12. This is the final contract extension so it will be necessary to bid refuse collection services next year. **[\*\*]**

6. **Village Fees** – During the December 6, 2021 staff meeting with Mayor Leahy we discussed Village fees and understand it has been sometime since the Village has reviewed fees. We recommend you consider reviewing fees early next year and possibly revisit fees annually thereafter (e.g., as part of the organizational meeting).

7. **Pavement Management** – Pavement management involves the collection of information on pavement condition, traffic and street classification (e.g., arterials, collectors, local streets) to create a long-term Village-wide maintenance program. Cornell University has a summer intern program (i.e., Cornell Asset Management Program) where a summer intern, working with a municipal employee, collects pavement inventory and condition data and creates a five (5) year maintenance plan using Cornell’s computer software. We met with Superintendent Thorp and this appears to be a viable, cost efficient program for the Village. Participation in the program requires the Village to: (1) provide an employee to work with the student; (2) attend 1 ½ days of training at Cornell (May 25 – 26, 2022); (3) providing a laptop for training; (4) hiring the student ($12 - $15 per hour for a minimum of ten (10) weeks); (5) provide a vehicle for the student or reimburse milage for personal vehicle use; (6) provide a computer for the student. Cornell estimated the total cost to be $4,500 to $6,600. If the Village is interested, Cornell requires a letter on Village letterhead to the NYS LTAP Center – Cornell Local Roads Program by February 28, 2022. **[\*\*]**

**Motion by Trustee Barnett, seconded by Trustee Capozzoli, authorizing Mayor to do a letter of interest for the program. 5 ayes, 0 nays.**

Motion by Trustee Capozzoli, seconded by Trustee Greany, meeting was adjourned at 8PM. 5 ays, 0 nays.

Respectfully submitted,

Valentina Johnson

Clerk-Treasurer