

**TOWN OF SOUTHEAST**  
**1360 Route 22, Brewster, New York 10509**  
**Thursday, June 27, 2019**  
**WORK SESSION / REGULAR MEETING 7:00 P.M.**

**Pledge of Allegiance**

**Notation of Exits**

**Turn Off/Put on Vibrate – All Electronic Devices**

Present: Supervisor Tony Hay  
Councilman John Lord  
Councilman Eric Larca  
Councilwoman Lynne Eckardt

Also: Town Clerk Michele Stancati

Absent: Councilman Edwin Alvarez  
Town Attorney Willis H. Stephens Jr.

And: 10 Persons

**PUBLIC HEARING**

Supervisor Hay made a motion to open the Public Hearing and Councilwoman Eckardt seconded. All in favor.

*Chapter 71- Explosives and Blasting*

Councilwoman Eckardt stated the changes to the Blasting Local Law will be that residents that are 1000 ft. away will be notified, there will be no blasting on Saturdays, Sundays, and Holidays and it will be between the hours of 8 am through 5 pm weekdays. Also, Insurance will be raised to \$2,000,000.00, there will be a definition of explosives added, and the Building Inspector will be in charge, not the Town Board.

There was no Public comment.

Supervisor Hay made a motion to close the Public Hearing and Councilman Lord seconded. All in favor.

## **PRESENTATION**

Mr. Stephen Hartnett from the NYS Office of Real Property Tax Services could not be present but has awarded Town Assessor Laurie Bell and the Town of Southeast with the Excellence in Equity Award. The Town Board thanked Laurie for all her hard work.

## **WORK SESSION**

Supervisor Hay made a motion to open the Work Session and Councilwoman Eckardt seconded. All in favor.

### *Discussion – 577 North Main Street – Special Permit*

Bart Lansky, representing 577 North Main St, is before the Town Board for a Special Permit for a motor vehicle station for Brewster Taxi in the ED Zoning District. It would not be open to the general public and would be solely for the use by Brewster Taxi. There was a discussion about the hours of operation, parking and enforcement. The Supervisor asked that the Town Attorney have an opportunity to write something up and it be reviewed by the Board and Mr. Lansky before It's put on the agenda for a vote.

### *Discussion – Water and Sewer District Billing*

Supervisor Hay stated that there we a few questions about the different amounts being billed to different water districts concerning vacant land and multifamily houses that need to be consistent, and to make sure the residents are paying their fair share.

## **REGULAR MEETING**

Supervisor Hay made a motion to open the Regular Meeting and waive the reading of the Correspondence. Councilman Lord seconded. All in favor.

### **CORRESPONDENCE**

#### **Correspondence Received**

1. HVEA to TOSE Re: Architectural/Engineering Consultant Contract-Welfare Rd. Over East Branch Croton River Culvert Replacement
2. Meagan McFarline to Michele Stancati, (TC) Re: Enbridge Update
3. CNA Surety to TC Re: Contract Status Inquiry
4. NYSTCA to TC Re: Town Recorder

5. Elan City to TOSE Re: Evolis Radar Speed Sign
6. Richard Baldelli to TC Re: Referral Under Section 8-7d of the CT General Statutes: Application for Amendment to Sections 3.3.B, 3.3.C, 3.4.C.1, 3.4.C.2, 3.4.C.3, 5.1.C, 5.2.C, 5.4.C, and 5.6.C.
7. Richard Baldelli to TC Re: Referral Under Section 8-7d of the CT General Statutes: Application for Amendment to Sections 2.2 and 3.2.C of the Zoning Regulations and Section 2-1 and 4-12 of the Subdivision Regulations
8. NYS Office of Alcoholism & Substance Abuse Services to TOSE Re: Opioid Overdose
9. Matt Skane to Kathleen Burgess Re: COMCAST-Xfinity TV Updates
10. PC Historian to TOSE Re: PC Day-207<sup>th</sup> Birthday Celebration
11. Yolanda Cappelli to TOSE Re: Kent Town Board Public Hearing
12. Joseph Castellano to Supervisor Hay Re: PC Agricultural District
13. Mike Bartolotti to Supervisor Hay Re: PC Day-207<sup>th</sup> Birthday Celebration
14. John Auricchio to TOSE Re: Suez Water New York
15. Kim Volpe to Supervisor Hay Re: Municipal Shelter Inspection Report
16. Austin Powder to TOSE Re: Notice of Blasting
17. Resident to TOSE Re: Resume
18. Brian Moon to Supervisor Hay Re: Final State Equalization Rate
19. ACORD to TOSE Re: Liability Insurance-TOSE
20. Mark Page to Town Supervisors Re: Proposed Revisions to Chapter 16 of Title 15 of the Rules of the City of NY: "Rules for the Recreational Use of Water Supply Lands and Waters"
21. Meredith Streeter to TOSE Re: Sewage Pollution-NY Alert System
22. Matthew Giannetta to Supervisor Hay Re: Middle Branch Reservoir Drainage Basin
23. Matt Skane to Kathleen Burgess Re: Comcast-Xfinity TV Updates
24. Resident to Supervisor Hay/Levon Bedrosian Re: Thank you
25. Residents to TOSE/Highway Superintendent Mike Bruen Re: Fed Up in Brewster
26. Mike Cunningham to Supervisor Hay Re: Annual Senior Picnic
27. Cristina Scalamandre to TC Re: Vital Record Request
28. Lauri Taylor to Supervisor Hay Re: PC Agricultural District #1
29. Stefanie Hubert to Supervisor Hay Re: PC 4-H Fair
30. Federated Insurance to TOSE Re: Cancellation Notice-Clearheart Construction Company Inc.
31. Diane Schonfeld to TC Re: PC 2017 Book of Proceedings
32. Chris Lang to John & Josephine Maffei Re: 57 Milltown Rd.
33. NYS Liquor License to TC Re: Signora Bella, LLC-Liquor License
34. Lance MacMillan to Supervisor Hay Re: Run-Off Water on Rt. 121
35. NYS Comptroller to Supervisor Hay Re: Justice Court Fund-5/19
36. Barbara Barosa to Supervisor Hay Re: John Simpson Rd. Land Donation
37. NYSTCA to TC Re: Renew Annual Membership

#### Foils

- Kevin O'Donnell to Bldg. Dept. Re: Files-67.10-1-23, 67.10-1-21 & 67.10-1-20
- Denyce Vedovino to Bldg. Dept. Re: CO's & Survey-281 Allview Ave.
- Peter Levy to Bldg. Dept. Re: File-101 Orchard Hill Ln.
- Mike Bruen to TC Re: Lakeview Manor Invoices
- Joanne Whalen to TC Re: Southeast Town Court Foil
- Marcie Nolletti to Bldg. Dept. Re: CO's, Permits & Survey-328 Milltown Rd.
- Grace Savoca to Bldg. Dept. Re: File-40 Tulip Dr.

- Luis Diaz to Bldg. Dept. Re: File-2566 & 2597 Carmel Ave. & 41 Bloomer Rd.
- Dawn Gambichler to Bldg. Dept. Re: CO's, Permits & Violations-71 Stallion Trail
- Janet Glover to Bldg. Dept. Re: Permits-60 International Blvd.
- Daman Akram to Bldg. & Plng. Depts. Re: Files-1505, 1515, 1519 & 1525 Rt. 22
- Aimee Orłowski to Bldg. Dept. Re: CO's & Survey-71 Stallion Trail
- Peter Levy to Bldg. Dept. Re: File-99 Enoch Crosby Rd.
- Michele Hamburg to Bldg. Dept. Re: File-902 Somerset Knoll
- Dianne Tejera to Bldg. Dept. Re: Permits & Violations-702 Village Dr.
- Silvia Delgado to Bldg. Dept. Re: Violations & Surveys-51 North Brewster Rd.
- Lauren Camerino to Bldg. Dept. Re: CO's, Survey & Permits-225 Solmons Hollow Rd.
- Morgan Sheperd to Bldg. Dept. Re: Permits-1620 Rt. 22
- Frontier Abstract to Acctg. Dept. Re: Water & Sewer Billing-43 Seven Oaks Ln.
- Debra Felton to Bldg. Dept. Re: File-200 Starr Ridge Rd.
- Aimee Orłowski to Bldg. Dept. Re: File-6 Hickory Ln.
- Jane DelRegno to Bldg. Dept. Re: File-328 Milltown Rd.
- Maria Makey to Bldg. Dept. Re: CO's, Survey & Violations-553 Farm to Market Rd.
- Kathleen DeYoung to Bldg. Dept. Re: Survey-43 Nancy Ln.
- Dawn Gambichler to Bldg. Dept. Re: CO's, Permits & Violations-804 Holly Stream Ct.
- Tony Dee to Bldg. Dept. Re: CO's, Permits & Violations-95 Lakeview Dr.
- Barbara Negro to Bldg. Dept. Re: File-58 Harvest Dr.
- Michael Willman to Bldg. Dept. Re: Permits-27 Vails Lake Shore Dr.
- Tom Roach to Bldg. Dept. Re: File-80 & 82 Rt. 22
- John Huntington to Bldg. Dept. Re: File-7 Maple Ln.
- Karina Jurell to Bldg. Dept. Re: CO's & Permits-328 Milltown Rd.
- Ed Scelia to Bldg. Dept. Re: File-606 Town Brook Ct.
- JoAnn Johnston to Bldg. Dept. Re: CO's & Survey-1 Minor Ct.
- Eric Gillman to Bldg. Dept. Re: CO's, Permits & Violations-22 South Dr.
- Marlene Rosero to Bldg. Dept. Re: Survey-90 Cooledge Dr.
- Josephine Eagan to Bldg. Dept. Re: File-1606 Eagles Ridge Rd.
- Eric Gillman to Bldg. Dept. Re: CO's, Permits & Violations-16 Forest Ln.
- Dominick DiFilippo to Bldg. Dept. Re: File-60 Lakeview Dr.
- Mike Taraboulos to Bldg. Dept. Re: File-2384 & 2390 Rt. 6
- Pamela Carinci to Bldg. Dept. Re: File-10 Pine Tree Ln.
- Alison Kukulka to Bldg. Dept. Re: CO's, Permits & Survey-5 Farmstead Ln.
- Elizabeth Macchio to Bldg. Dept. Re: File-5105 Applewood Circle
- Karina Jurell to Bldg. Dept. Re: File-51 Allview Ave.
- Robert Gladman to Bldg. Dept. File-483 North Salem Rd.
- David Beshears to Bldg. Dept. Re: File-239 Gage Rd.
- Elizabeth Macchio to Bldg. Dept. Re: File-5105 Applewood Circle
- Filiz Dalo to Bldg. Dept. Re: File-805 Kensington Ct.
- Pamela Carinci to Bldg. Dept. Re: File-10 Pine Tree Ln.
- Zsolt Csepke to Bldg. Dept. Re: File-69 Deans Corner Rd.
- Jim Yale to Plng. Dept. Re: File-281 Fields Ln.
- Lawrence Zacks to Bldg. Dept. Re: File-5 Middle Branch Ln.
- Mike Blank to Plng. Dept. Re: Subdivision Application-273 Starr Ridge Rd.
- Stacy Cronin to TC Re: File-Maplewood North Development
- Sophia Delgado to Bldg. Dept. Re: CO's, Violations & Permits-95 Lakeview Dr.
- Myrian Menchi to Bldg. Dept. Re: File-26 Manor Way
- Stacey Cronin to TC Re: File-Maplewood North Development
- String Info. to Acctg. Dept. Re: Water & Sewer Billing-7 Juniper Circle
- Preziosa Piscopo to Tax Assessor Re: All Records-14 Birch Hill Rd.

- Mike Oehwalzder to Bldg. Dept. Re: File-31 International Blvd.
- Nanci Kubik to Bldg. Dept. Re: File-404 Eagles Ridge Rd.
- Lisa McDermott to Bldg. Dept. Re: File-45 Hubbard Dr.
- Dawn Gambichler to Bldg. Dept. Re: CO's, Permits & Violations-1041 Rt. 22
- Mike Marra to Bldg. Dept. Re: File-13 Bloomer Rd.
- Lisa Berliner to Bldg. Dept. Re: CO's & Survey-78 Fairview Rd.
- Rick Cowle to TC Re: Court Records
- Lucille Ettere to Bldg. Dept. Re: File-1105 Scarborough Dr.
- Jerry Skalaski to Bldg. Dept. Re: Permit-Shady Ln.
- Dennis Santucci to RC Re: ZBA Audio from meetings and emails
- Michael Liguori to TC Re: ZBA emails

### Emails

1. Laurie Green to TC Re: Image Data Update
2. Carrie Mackey to TC Re: Maffei Property
3. E. Heinecke to Mike Levine Re: Shady Ln.
4. Supervisor Hay to Mr. Demarco Re: International Blvd. Traffic Light-Payment
5. Resident to TOSE Re: Milltown Association Proclamation
6. John Forbush to Supervisor Hay Re: Milan Dr.
7. Robert Leippe to Diane Greenberg Re: TSOUT-2019-001-001 Encompass a/s/o McDermott v. TOSE
8. Supervisor Hay to Kathleen Fitzpatrick Re: Senior Account Clerk Agreement
9. Laurie Bell to TOSE Re: Board of Assessment Review Vacancy & New Candidates
10. Lynne Eckardt to Highway Superintendent Mike Bruen Re: E-Waste Discussion
11. Barbara Skaarup to Supervisor Hay/Lisa Johnson/Laurie Bell Re: 2019 Final State Equalization Rates
12. Sandy Hess to Eric Larca Re: Municipality Software
13. Resident to Mike Levine Re: 5 Shady Ln. Driveway Complaint
14. Levon Bedrosian to Judy Marano/Olenna Truskett/Frank Funigiello Re: Emergency Access
15. Christina Scagnelli to TC Re: Peaceable Hill Final Payment
16. Resident to TOSE Re: Cement Drainage for 24 Carillon Rd.
17. Carol Morali to Supervisor Hay Re: Southeast Station Update
18. Mike Calamari to Supervisor Hay Re: Markel Park Porta Potty
19. Levon Bedrosian to Jim Schoenig Re: Peaceable Hill Interconnection
20. Resident to TOSE/Highway Superintendent M. Bruen Re: Concerns with Crosswalk at Brewster High School and JFK
21. Richard Bottali to Supervisor Hay Re: Maybrook Trailway
22. Cory Levine to TC Re: Liquor License for El Universal Corp.
23. Residents to TOSE Re: Project for Lake Tonetta
24. Jaysel Demecillo to TC Re: Handling Community Input
25. Highway Superintendent M. Bruen to Supervisor Hay Re: Newly Hired Employee
26. Supervisor Hay to Nancy Fagnani Re: LENS Notification
27. Supervisor Hay to Kristine Garbarino Re: Tectonic, Led Testing Estimate
28. TC to Joanne Whalen Re: Foil Appeal
29. Skip Zimmerman to TOSE Re: NYS OASAS Narcan Training
30. Resident to Mike Levine Re: Brewster Hill Deli
31. TC to TOSE/Jim Schoenig/Joseph Castellano/Paul Jonke/Mary Odell Re: Brewster Little League Opening Day, 6/22/19
32. Carrie Mackey to TOSE Re: Empire State Trail & Maybrook Trailway Permit
33. Dennis Santucci to Mike Levine Re: Front Fence Permit

34. Resident to TOSE Re: No Thru Traffic-Saint James Place
35. Resident to Highway Superintendent Mike Bruen/TOSE Re: Pipe Repair at Friendly & Ames Rd.
36. Sheila Harker to Diane Greenberg Re: Defensive Driving Open Invoice
37. Resident to TC Re: SE Justice Court
38. Levon Bedrosian to Domenic Consentino Re: Peaceable Hill Interconnection
39. Mike Budzinski to Supervisor Hay Re: Retirement

#### Correspondence Sent

1. Chris DeBellis to Property Owner Re: NOV/OTR-56.8-2-37
2. Chris DeBellis to Property Owner Re: NOV/OTR-46.9-1-9
3. Gerald Schramek to Tompkins Mahopac National Bank Re: False Electronic Intrusion Devices
4. Mike Levine to Property Owner Re: NOV/OTR-79.-1-59
5. Supervisor Hay to MS4 Coordinator Re: MS4 Annual Report
6. Supervisor Hay to Nathan Jacobson & Associates Re: Volunteer Park Letter of Authorization
7. Tom LaPerch to TOSE Re: Planning Board Public Hearing
8. Gerald Schramek to Property Owner Re: NOV/OTR-79 North Brewster Rd.
9. Gerald Schramek to Property Owner Re: NOV/OTR-20 Shore Dr.
10. Chris DeBellis to Property Owner Re: NOV/OTR-49 Settlers Hill Rd.
11. Chris DeBellis to Property Owner Re: NOV/OTR-95 North Brewster Rd.
12. Chris DeBellis to Property Owner Re: NOV/OTR-105-109 Deans Corner Rd.
13. Supervisor Hay to PC Legislature Re: PC Agricultural District #1
14. Tom LaPerch to John Folchetti Re: Escrow Account-Las Mananitas/LSAR Realty, Inc.

#### **VOUCHERS**

Supervisor Hay made a motion to approve the Vouchers in the amount of \$726,630.77. Councilwoman Eckardt seconded. All in favor.

#### **MEETINGS**

Supervisor Hay made a motion to set the following meeting dates to be held at 1360 Route 22, Brewster, New York, 10509, at 7:00 P.M. unless otherwise noted. Councilman Larca seconded. All in favor.

Thursday, July 12, 2019 – Work Session / Regular Meeting

Thursday, August 1, 2019 – Work Session / Regular Meeting

Thursday, August 29, 2019 – Work Session / Regular Meeting

#### **BUDGET TRANSFERS**

Supervisor Hay made a motion to approve the Budget Transfers and Councilman Larca seconded. All in favor.

**RESOLUTION NO. 47 / 2019 BOARD OF ASSESSMENT REVIEW  
APPOINTMENT OF TERENCE McARDLE TO FILL UNEXPIRED TERM**

INTRODUCED BY: Supervisor Hay  
SECONDED BY: Councilwoman Eckardt

WHEREAS, the Town Board is in receipt of the resignation of Randall Calano as a member of the Board of Assessment Review of the Town of Southeast; and

WHEREAS, the Town Board is in receipt of a recommendation regarding the appointment of Terrance McArdle to fill the vacant position.

NOW, THEREFORE, BE IT

RESOLVED, that the Town Board of the Town of Southeast hereby appoints

**TERENCE McARDLE**

to serve the unexpired term of Randall Calano on the Southeast Board of Assessment Review to expire on September 30, 2023.

And be it further

RESOLVED, that this appointment shall take effect upon the taking and filing of the appropriate oath of office with the Clerk of the Town of Southeast.

Upon Roll Call Vote:

Councilman Alvarez	<u>Aye</u>
Councilwoman Eckardt	<u>Absent</u>
Councilman Larca	<u>Aye</u>
Councilman Lord	<u>Aye</u>
Supervisor Hay	<u>Aye</u>

VOTE: carried by a vote of 4 in favor, 0 against; 0 abstained.

**RESOLUTION NO. 48 / 2019 BOARD OF ASSESSMENT REVIEW APPOINTMENT OF JOHN  
PIAZZA TO FILL UNEXPIRED TERM**

INTRODUCED BY: Supervisor Hay  
SECONDED BY: Councilwoman Eckardt

WHEREAS, on November 8, 2018 the Town Board appointed Kevin Schick to fill the unexpired term of John Handy as a member of the Board of Assessment Review of the Town of Southeast; and

WHEREAS, Kevin Schick failed to file his oath of office within the time prescribed by law and such failure renders the position vacant pursuant to Public Officer's Law, Section 30(1)(h); and

WHEREAS, the Town Board is in receipt of a recommendation regarding the appointment of John Piazza to fill the vacant position.

NOW, THEREFORE, BE IT

RESOLVED, that due to the failure to make and file the oath of office in the time prescribed by law, the Town Board declares the position on the Board of Assessment Review vacant; and be it further

RESOLVED, that the Town Board of the Town of Southeast hereby appoints

**JOHN PIAZZA**

to serve an unexpired term on the Southeast Board of Assessment Review to expire on September 30, 2021; and be it further

RESOLVED, that this appointment shall take effect upon the taking and filing of the appropriate oath of office with the Clerk of the Town of Southeast.

Upon Roll Call Vote:

Councilman Alvarez	<u>Absent</u>
Councilwoman Eckardt	<u>Aye</u>
Councilman Larca	<u>Aye</u>
Councilman Lord	<u>Nay</u>
Supervisor Hay	<u>Aye</u>

VOTE: carried by a vote of 3 in favor, 1 against; 0 abstained.

**SUPERVISOR'S FINANCIAL REPORT**

Supervisor Hay stated that everything is good, we have a good budget and are watching our pennies. The exception is Court revenues, which are still down.

**PUBLIC COMMENT**

There was no Public comment.

**TOWN BOARD COMMENT**

Councilwoman Eckardt thanked Assemblyman Byrne and Senator Harckham for restoring the Extreme Winter Recovery Act, which will put money back into the state budget and help the Town of Southeast. She also stated she went to a NYSEG meeting and the good news is there are a lot of less outages, but that will come at a cost, there will be a rate increase coming. It's an eleven-month process and there will be public hearings so please get involved and voice your opinion. NYSEG is talking about a 13.5 %



increase and the average bill will go up about \$10.20. The gas bill will go up only about \$1.03 a month. Go to their website for more information.

Councilman Lord stated that the Empire State Maybrook Bike Trail which connects the Old New Haven tracks from our town park to Hopewell Junction will be 23 miles and expected to be finished by next year. The bike trail near Kobackers has some issues that they are working on. They need to be resolved in 18 months in order to get the funding. The Putnam County Planning Department is involved.

Supervisor Hay reminded everyone that the Fireworks will be held on Sunday, June 30<sup>th</sup> with a rain date of Sunday, July 7<sup>th</sup> at the Highlands Shopping. The music begins at 7:30 PM with the fireworks at 9:30 PM.

**MOTION TO GO BACK INTO THE MEETING**

Supervisor Hay made a motion to go back into the Regular Meeting and Councilwoman Eckardt seconded. All in favor.

Supervisor Hay made a motion to set a Public Hearing for Thursday, July 11<sup>th</sup> to amend chapter 138 Zoning. Councilwoman Eckardt seconded. All in favor.

Supervisor Hay made a motion to close the meeting and Councilman Lord seconded. All in favor.

Respectfully Submitted,

Michele Stancati  
Southeast Town Clerk