

Town Board Meeting Agenda

TOWN OF WALLKILL
May 24, 2018

TOWN BOARD MEETING
TIME: 7:30 PM

Pledge of Allegiance

Moment of Silence:

- Albert Hassenmeyer 70 Year Member Howells Fire Department and Past President & Chairman of the Board of Fire Commissioners.

7:25 Public Hearings

- Arfman Sewer District
- Arfman Water District
- Zone Change Petition Golden Triangle

1. PUBLIC PARTICIPATION ON AGENDA ITEMS BELOW ONLY (3 MINUTES EACH INDIVIDUAL)

2. CORRESPONDENCE:

- Highway Department
- School Resource Officer
- NY Government Finance Officers Association Achievement
- Storm Thank You

3. RESOLUTIONS:

1. Resolution to Hire a Part Time Bus Driver.
2. Resolution Authorizing the Supervisor to Sign Boys & Girls Club Contract.
3. Resolution Referring the Proposed Establishment of an Open Development Area to the Planning Board (Bloomingburg Road).
4. Resolution to Establish Arfman Water District.
5. Resolution to Establish Arfman Sewer District.

4. COMMITTEE REPORTS

5. COUNCILMAN'S COMMENTS:

6. SUPERVISOR'S COMMENTS:

7. TOWN CLERK'S COMMENTS:

8. COMMISSIONERS/POLICE CHIEF REPORTS:

9. PUBLIC PARTICIPATION (5 MINUTES EACH INDIVIDUAL)

10. MOTION TO ADJOURN

**TOWN OF WALLKILL
NOTICE OF PUBLIC HEARING**

PLEASE TAKE NOTICE that a public hearing will be held by the Town Board of the Town of Wallkill on May 24, 2018 at 7:25 p.m. at Wallkill Town Hall regarding the formation of the Arfman Sewer District pursuant to the Order of the Wallkill Town Board Calling For Public Hearing Dated April 26, 2018 bounded and described in accordance with the Map, Plan and Report dated April 2, 2018 prepared by Pitingaro & Doetsch Consulting Engineers, P.C. which concerns the lots designated on the Tax Map of the Town of Wallkill set forth in the grid which is available in the Office of the Town Clerk. If you wish to inquire as to whether you may own an effected parcel, you may contact the Town Clerks Office 845-692-7826. You may also refer to the Towns website for a complete list of the effected properties.

The map, plan and Engineering Report are now on file in the office of the Town Clerk of the Town, and

Any resident of the Town of Wallkill is entitled to be heard upon said proposed extension and drainage district at such public hearing. Copies of the Order Calling for Public Hearing and other documentation related thereto are available for review at:

Wallkill Town Hall
99 Tower Drive, Bldg. A
Middletown, New York 10941

The Town of Wallkill will make every effort to assure that the hearing is accessible to persons with disabilities. Anyone requiring special assistance and/or reasonable accommodations should contact the Town Clerk.

BY ORDER OF THE TOWN BOARD OF THE TOWN OF WALLKILL.

Dated: May 2, 2018

Louisa Ingrassia, Town Clerk

**TOWN OF WALLKILL
NOTICE OF PUBLIC HEARING**

PLEASE TAKE NOTICE that a public hearing will be held by the Town Board of the Town of Wallkill on May 24, 2018 at 7:25 p.m. at Wallkill Town Hall regarding the formation of the Arfman Water District pursuant to the Order of the Wallkill Town Board Calling For Public Hearing Dated April 26, 2018 bounded and described in accordance with the Map, Plan and Report dated April 2, 2018 prepared by Pitingaro & Doetsch Consulting Engineers, P.C. which concerns the lots designated on the Tax Map of the Town of Wallkill. If you wish to inquire as to whether you may own an effected parcel, you may contact the Town Clerks Office 845-692-7826. You may also refer to the Towns website for a complete list of the effected properties.

The map, plan and Engineering Report are now on file in the office of the Town Clerk of the Town, and

Any resident of the Town of Wallkill is entitled to be heard upon said proposed extension and drainage district at such public hearing. Copies of the Order Calling for Public Hearing and other documentation related thereto are available for review at:

Wallkill Town Hall
99 Tower Drive, Bldg. A
Middletown, New York 10941

The Town of Wallkill will make every effort to assure that the hearing is accessible to persons with disabilities. Anyone requiring special assistance and/or reasonable accommodations should contact the Town Clerk.

BY ORDER OF THE TOWN BOARD OF THE TOWN OF WALLKILL.

Dated: May 2, 2018

Louisa Ingrassia, Town Clerk

TOWN OF WALLKILL NOTICE OF PUBLIC HEARING

PLEASE TAKE NOTICE that a public hearing will be held by the Town Board of the Town of Wallkill on May 24, 2018 at 7:25 p.m. at Wallkill Town Hall to consider the petition of Rombam Associates, Inc., Michael Jeremias, Meshuga Enterprises, Inc., Brazelton Brazilian Assoc. and Danann Equity Associates seeking the adoption of a local law to rezone certain parcels of real property within the Town as set forth below from Town Center District to Light Enterprise District:

<u>Address:</u>	<u>Tax Map ID #</u>
Silver Lake Scotchtown Road	40-1-16
Silver Lake Scotchtown Road	40-1-35
Route 17 and 84	41-1-45
Route 17 and 84	50-1-62;

PLEASE TAKE FURTHER NOTICE that, pursuant to Article 8 of the Environmental Conservation Law (State Environmental Quality Review Act/SEQRA), a SEQRA public hearing will be held by the Town Board of the Town of Wallkill at the aforesaid time for the purposes of reviewing any SEQRA impacts relative to the potential zoning change.

NOTICE IS HEREBY ALSO GIVEN that, pursuant to Article 8 of the Environmental Conservation Law (SEQRA) and its implementing regulations contained in NYCRR Part 617, the Applicant has prepared a Short Environmental Assessment Form (EAF) associated with the above proposed actions; and the Town Board has preliminarily classified this as a Type I action; has determined that it defer to the Town Planning Board to act as Lead Agency for the purposes of SEQRA review; will request that the Planning Board coordinate environmental review pursuant to Article 8 of the ECL and the implementing regulations with any other interested and involved agencies; and will that the Planning Board conduct said SEQRA review. For additional information related to the SEQRA review of this proposed action, please contact Louisa Ingrassia, Town Clerk, at the address or telephone number below.

PLEASE TAKE FURTHER NOTICE that, pursuant to Article 8 of the ECL and its implementing regulations, any resident of the Town of Wallkill is entitled to be heard upon the Town Board's SEQRA review of this action. Copies of the Short EAF are available for review at:

Town of Wallkill
99 Tower Drive - Bldg. A
Middletown, New York 10941

The Town of Wallkill will make every effort to assure that the hearing is accessible to persons with disabilities. Anyone requiring special assistance and/or reasonable accommodations should contact the Town Clerk.

BY ORDER OF THE TOWN BOARD OF THE TOWN OF WALLKILL, NEW YORK.

DATED: May 2, 2018

Louisa M. Ingrassia, Town Clerk

**THE TOWN OF WALLKILL
TOWN BOARD**

ROLL CALL VOTE

The following was presented

By: _____

Sec'd by: _____

Date of Adoption: _____

Names	Ayes	Noes	Abstain	Absent
<i>Councilman</i> Mr. Coyne				
<i>Councilman</i> Mr. Valentin				
<i>Councilman</i> Mr. Meyer				
<i>Councilman</i> Mr. Johnson				
<i>Supervisor</i> Mr. Diana				
TOTAL				

**RESOLUTION OF THE TOWN BOARD OF THE TOWN OF WALLKILL
APPOINTING A PART-TIME DIAL-A-BUS DRIVER**

WHEREAS, there exists a vacancy in the Town of Wallkill Dial-A-Bus Department for a part-time driver; and

WHEREAS, Justin Tuck fulfills the civil service requirements of knowledge, skill, and experience for the full-time driver position; and

WHEREAS, the Town of Wallkill Dial-A-Bus Department has a need for a part-time driver for the efficient and cost-effective functioning of that Department; and

WHEREAS, it is the opinion of the Dial-A-Bus Coordinator and the Town Board of the Town of Wallkill that the aforesaid person is qualified to fill said position;

NOW, THEREFORE, BE IT HEREBY

RESOLVED, that the Town Board of the Town of Wallkill hereby appoints Justin Tuck to the position of part-time driver to serve in said capacity at the Town of Wallkill Dial-A-Bus Department at the starting hourly rate of \$17.00/hr., effective immediately, pending the receipt of a satisfactory background check, passage of all required testing under NYS Vehicle & Traffic Law Article 19-A and the Town of Wallkill Drug and Alcohol Policy as same relates to Bus Drivers, and the submission to and approval by the Orange County Department of Human Resources-Civil Service Department of all appropriate documentation.

**THE TOWN OF WALLKILL
TOWN BOARD**

ROLL CALL VOTE

The following was presented

By: _____

Sec'd by: _____

Date of Adoption: _____

Names	Ayes	Noes	Abstain	Absent
<i>Councilman</i> Mr. Coyne				
<i>Councilman</i> Mr. Valentin				
<i>Councilman</i> Mr. Meyer				
<i>Councilman</i> Mr. Johnson				
<i>Supervisor</i> Mr. Diana				
TOTAL				

**RESOLUTION OF THE TOWN BOARD OF THE TOWN OF WALLKILL
AUTHORIZING THE TOWN SUPERVISOR TO ENTER INTO CONTRACTS FOR
2018 SUMMER CAMP SERVICES AND RECREATIONAL SERVICES**

BE IT HEREBY RESOLVED, by the Town Board of the Town of Wallkill as follows:

1. That the Town Supervisor is hereby authorized to enter into a contract with the Boys and Girls Club of Wallkill for summer camp services in the Town of Wallkill for the year 2018 in the form annexed hereto; and
2. That the Town Supervisor is hereby authorized to enter into a contract to enter into a contract with the Boys and Girls Club of Wallkill for summer recreational services in the Town of Wallkill for the year 2018 in the form annexed hereto;
3. The aforesaid contracts shall be subject to the approval in form and content by the Town Attorney.

**THE TOWN OF WALLKILL
TOWN BOARD**

ROLL CALL VOTE

The following was presented
 By: _____
 Sec'd by: _____
 Date of Adoption: _____

Names	Ayes	Noes	Abstain	Absent
<i>Councilman</i> Mr. Coyne				
<i>Councilman</i> Mr. Valentin				
<i>Councilman</i> Mr. Meyer				
<i>Councilman</i> Mr. Johnson				
<i>Supervisor</i> Mr. Diana				
TOTAL				

**RESOLUTION OF THE TOWN BOARD OF THE TOWN OF WALLKILL
REFERRING THE PROPOSED ESTABLISHMENT OF AN OPEN
DEVELOPMENT AREA TO THE TOWN PLANNING BOARD PURSUANT TO
SECTION 280-A(4) OF THE NEW YORK STATE TOWN LAW**

WHEREAS, by letter dated May 10, 2018, Hallister, LLC, HNR Associates, LLC and Keith Reardon requested that the Town Board of the Town of Wallkill establish an open development area pursuant to New York State Town Law §280-a in connection with the premises commonly known as Tax Map Nos. 3-1-69 and 3-1-7.2 involving the direct access to public roads by lots on a private road near Bloomingburg Road; and

WHEREAS, Town Law §280-a authorizes the Town Board to establish open development areas within the Town wherein permits may be issued for the erection of structures to which access is given by right of way, private roads and/or easements, after referral to the planning board for its advice and report; and

NOW, THEREFORE, BE IT RESOLVED, that the Town Board of the Town of Wallkill, after due deliberation, pursuant to Town Law §280-a(4), hereby refers the matter to the Town of Wallkill Planning Board for its advice regarding the establishment of an open development area with respect to the parcels in question, and the Planning Board is directed to provide its report to the Town Board within thirty (30) days of the date of this resolution.

**THE TOWN OF WALLKILL
TOWN BOARD**

ROLL CALL VOTE

The following was presented

By: _____

Sec'd by: _____

Date of Adoption: _____

Names	Ayes	Noes	Abstain	Absent
<i>Councilman</i> Mr. Coyne				
<i>Councilman</i> Mr. Valentin				
<i>Councilman</i> Mr. Meyer				
<i>Councilman</i> Mr. Johnson				
<i>Supervisor</i> Mr. Diana				
TOTAL				

**RESOLUTION OF THE TOWN BOARD OF THE TOWN OF WALLKILL
ISSUING A NEGATIVE DECLARATION PURSUANT TO SEQRA AND CREATING
THE ARFMAN WATER DISTRICT**

WHEREAS, in accordance with New York State Town Law Article 12-A, the Town Board of the Town of Wallkill, County of Orange, State of New York wishes to consider the formation of the Arfman Water District in the Town of Wallkill bounded and described in a Map, Plan and Report dated April 2, 2018 prepared by Pitingaro & Doetsch Consulting Engineers, P.C.; and

WHEREAS, the proposed Arfman Water District shall provide water distribution services to the properties bounded and described in the aforesaid Map, Plan and Report as described and now on file in the office of the Town Clerk of the Town, and

WHEREAS, the water distribution services and facilities to be utilized within the proposed district to be formed are already in place and the cost of any new connections to such facilities shall be borne solely by the property owner(s) within said district seeking same, and

WHEREAS, the estimated cost of the connection fee to any incoming parcels is a minimum of \$2,300.00 for residential connections and with respect to non-residential purposes, the connections fee will be determined by the City of Middletown Treasurer and Commission of Public Works based upon estimated consumption; and there will be no past debt service fee, and

WHEREAS, the Town Board is the sole Involved Agency in connection with the formation of the Arfman Water District and classifies this action as "Unlisted" in accordance with the SEQRA regulations and has prepared a Short Environmental Assessment Form with respect to the district formation, and

Resolution No. :_of 2018

WHEREAS, this Board having thoroughly reviewed the Environmental Assessment Form and considered each and every impact in accordance with SEQRA

WHEREAS, an order was duly adopted by The Town Board on the 26th day of April, 2018, reciting the foregoing and specifying May 24, 2018 at 7:25 P.M., as the time, and the Town Hall, 99 Tower Drive, Building A, Middletown, New York, as the place, where the said Board would meet to consider the petition and to hear all persons interested in the subject thereof concerning the same; and

WHEREAS, such order was duly posted and published and served as required by law; and

WHEREAS, a hearing in the matter was duly held by the Town Board on the 24th day of May, 2018, commencing at or after 7:25 P.M., in the Town Hall, 99 Tower Drive, Building A, Middletown in said Town, and discussion upon the matter having been had and all persons desiring to be heard having been duly heard,

NOW THEREFORE, upon the evidence given at such hearing, it is

RESOLVED AND DETERMINED THAT:

1. That the creation and construction of this water district will not have a negative impact on the environment;
2. That the Town Board adopts a Negative Declaration with respect to the formation of the proposed water district;
3. That all the property and property owners within the proposed water district are benefited thereby;
4. All the property and property owners benefited are included within the limits of the proposed district; and
5. It is in the public interest to form the water district.
6. That the establishment of the district as proposed in the Map, Plan and Report dated April 2, 2018 prepared by Pitingaro & Doetsch Consulting Engineers, P.C. be approved, and that such district shall be designated and known as the Arfman Water District and that such district shall be bounded and described as set forth in the aforesaid Map, Plan and Report, all such lands and territory therein described are situate within the Town of Wallkill and outside of any incorporated village or city; and it is further

RESOLVED, that the Town Clerk be and she hereby is authorized and directed to file a certified copy of this resolution, in duplicate, in the office of the State Department of Audit and Control, at Albany, New York; and it is further

Resolution No. : _of 2018

RESOLVED, that this project does not require the approval of the Office of the State Department of Audit and Control, at Albany, New York, because the projected annual cost of \$920.58 for a single-family residence is less than \$966.00 per year; and it is further

RESOLVED, that the Town Supervisor, or his designee, be, and he hereby is authorized and directed to make application to the Water Resources Commission of the State of New York for the approval of the Arfman Water District; and it is further

RESOLVED, that this resolution shall take effect immediately.

**THE TOWN OF WALLKILL
TOWN BOARD**

ROLL CALL VOTE

The following was presented

By: _____

Sec'd by: _____

Date of Adoption: _____

Names	Ayes	Noes	Abstain	Absent
<i>Councilman</i> Mr. Coyne				
<i>Councilman</i> Mr. Valentin				
<i>Councilman</i> Mr. Meyer				
<i>Councilman</i> Mr. Johnson				
<i>Supervisor</i> Mr. Diana				
TOTAL				

**RESOLUTION OF THE TOWN BOARD OF THE TOWN OF WALLKILL
ISSUING A NEGATIVE DECLARATION PURSUANT TO SEQRA AND CREATING
THE ARFMAN SEWER DISTRICT**

WHEREAS, in accordance with New York State Town Law Article 12-A, the Town Board of the Town of Wallkill, County of Orange, State of New York wishes to consider the formation of the Arfman Sewer District in the Town of Wallkill bounded and described in a Map, Plan and Report dated April 2, 2018 prepared by Pitingaro & Doetsch Consulting Engineers, P.C.; and

WHEREAS, the proposed Arfman Sewer District shall provide sewage treatment services to the properties bounded and described in the aforesaid Map, Plan and Report as described and now on file in the office of the Town Clerk of the Town, and

WHEREAS, the sewage treatment services and facilities to be utilized within the proposed district to be formed are already in place and the cost of any new connections to such facilities shall be borne solely by the property owner(s) within said district seeking same, and

WHEREAS, the estimated cost of the connection fee to any incoming parcels is a minimum of \$2,300.00 for residential connections and with respect to non-residential purposes, the connections fee will be determined by the City of Middletown Treasurer and Commission of Public Works based upon estimated consumption; and there will be no past debt service fee, and

WHEREAS, the Town Board is the sole Involved Agency in connection with the formation of the Arfman Sewer District and classifies this action as “Unlisted” in accordance with the SEQRA regulations and has prepared a Short Environmental Assessment Form with respect to the district formation, and

Resolution No. :_of 2018

WHEREAS, this Board having thoroughly reviewed the Environmental Assessment Form and considered each and every impact in accordance with SEQRA

WHEREAS, an order was duly adopted by The Town Board on the 26th day of April, 2018, reciting the foregoing and specifying May 24, 2018 at 7:25 P.M., as the time, and the Town Hall, 99 Tower Drive, Building A, Middletown, New York, as the place, where the said Board would meet to consider the petition and to hear all persons interested in the subject thereof concerning the same; and

WHEREAS, such order was duly posted and published and served as required by law; and

WHEREAS, a hearing in the matter was duly held by the Town Board on the 24th day of May, 2018, commencing at or after 7:25 P.M., in the Town Hall, 99 Tower Drive, Building A, Middletown in said Town, and discussion upon the matter having been had and all persons desiring to be heard having been duly heard,

NOW THEREFORE, upon the evidence given at such hearing, it is

RESOLVED AND DETERMINED THAT:

1. That the creation and construction of this Sewer district will not have a negative impact on the environment;
2. That the Town Board adopts a Negative Declaration with respect to the formation of the proposed Sewer district;
3. That all the property and property owners within the proposed Sewer district are benefited thereby;
4. All the property and property owners benefited are included within the limits of the proposed district; and
5. It is in the public interest to form the Sewer district.
6. That the establishment of the district as proposed in the Map, Plan and Report dated April 2, 2018 prepared by Pitingaro & Doetsch Consulting Engineers, P.C. be approved, and that such district shall be designated and known as the Arfman Sewer District and that such district shall be bounded and described as set forth in the aforesaid Map, Plan and Report, all such lands and territory therein described are situate within the Town of Wallkill and outside of any incorporated village or city; and it is further

Resolution No. :_of 2018

RESOLVED, that the Town Clerk be and she hereby is authorized and directed to file a certified copy of this resolution, in duplicate, in the office of the State Department of Audit and Control, at Albany, New York; and it is further

RESOLVED, that this project does not require the approval of the Office of the State Department of Audit and Control, at Albany, New York, because the projected annual cost of \$920.58 for a single-family residence is less than \$966.00 per year; and it is further

RESOLVED, that the Town Supervisor, or his designee, be, and he hereby is authorized and directed to make application to the Sewer Resources Commission of the State of New York for the approval of the Arfman Sewer District; and it is further

RESOLVED, that this resolution shall take effect immediately.