

Work Session Agenda

TOWN OF WALLKILL
DATE: June 16, 2021

Work Session
TIME: 7:00 PM

- Topics: Juneteenth
- - Goshen Garden Apartments, Cambridge Manor Apartments
- Chief's Grant Discussion

- Announcements: NONE

- Resolutions:
 1. Resolution Of The Town Board Of The Town Of Wallkill Authorizing Persons To The Position Of Part-Time Police Dispatcher
 2. Resolution Of the Town Board Of The Town Of Wallkill Appointing Seasonal Interns
 3. Resolution Of The Town Board Of The Town Of Wallkill Authorizing The Transfer Of Funds

Motion to Adjourn:

Executive:

**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. DenDanto, III				
TOTAL				

**RESOLUTION OF THE TOWN BOARD OF THE TOWN OF WALLKILL
APPOINTING PERSONS TO THE POSITION OF PART-TIME POLICE DISPATCHER**

WHEREAS, there exists vacancies in the Town of Wallkill Police Department for part-time dispatchers; and

WHEREAS, Andre Frontis, Daniel Nowicki, Bryan Reid, and Jordan Tetreault all fulfill the civil service requirements of knowledge, skills, and experience for the part-time Dispatcher positions; and

WHEREAS, the Town of Wallkill Police Department has a need for part-time Police Dispatchers for the efficient and cost-effective functioning of that Department; and

WHEREAS, it is the opinion of the Chief of the Wallkill Police Department and the Town Board of the Town of Wallkill that the aforesaid persons are qualified to fill said positions;

NOW, THEREFORE, BE IT HEREBY

RESOLVED, that the Town Board of the Town of Wallkill hereby appoints **Andre Frontis, Daniel Nowicki, Bryan Reid, and Jordan Tetreault** to the position of part-time Dispatchers to serve in said capacity at the Town of Wallkill Police Department, effective immediately provided that: 1) the Chief of Police approves said appointees following a final employment interview; 2) all background checks are satisfactorily completed; and 3) all appropriate documentation is submitted and accepted by the Orange County Department of Human Resources-Civil Service Department.

**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. DenDanto, III				
TOTAL				

**RESOLUTION OF THE TOWN BOARD OF THE TOWN OF WALLKILL
APPOINTING SEASONAL INTERNS**

WHEREAS, there is a need to hire seasonal interns in the Town of Wallkill Assessor’s Office, Clerk’s Office and Planning Department; and

WHEREAS, Jillian DenDanto, Nevada Dysard and Ciara Dejesus fulfill the requirements of knowledge, skill, and experience for the seasonal intern positions; and

WHEREAS, it is the opinion of the Town Board that the aforesaid person are qualified to fill said positions;

NOW, THEREFORE, BE IT HEREBY

RESOLVED, that the Town Board of the Town of Wallkill hereby appoints the following persons to the position of seasonal intern to serve in the Town of Wallkill departments noted below at the salary of \$12.50/hr., effective as of June 17, 2021 through the summer season, pending completion and submission of all appropriate documentation:

<u>Name</u>	<u>Department</u>
Jillian DenDanto	Assessor’s Office
Nevada Dysard	Planning Department
Ciara Dejesus	Town Clerk’s Office

**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. DenDanto				
TOTAL				

**RESOLUTION OF THE TOWN BOARD OF THE TOWN OF WALLKILL
AUTHORIZING THE TRANSFER OF FUNDS**

IT IS HEREBY RESOLVED, that the Town Board hereby authorizes and directs the Town Comptroller to transfer funds with respect to the 2021 Town Budget as follows:

1) GENERAL FUND

	Account:	Description:	Debit (From):	Credit (To):
From:	A1990.4	General Fund Contingency	12,595.00	
To:	A1670.455	LaserFiche		12,595.00

This transfer will cover the remaining balance needed for the LaserFiche software.

2) GENERAL FUND

	Account:	Description:	Debit (From):	Credit (To):
From:	A1990.4	General Fund Contingency	48,000.00	
To:	A7021.4413	Boys & Girls Club Management		48,000.00

This transfer funds the management fee due to the Boys & Girls Club for the 2021 season.

3) GENERAL FUND

	Account:	Description:	Debit (From):	Credit (To):
From:	TA80	Celebrations (donations)	1,000.00	
To:	A7550.4816	Celebrations – PRIDE event		1,000.00

This amendment covers the costs for the Town of Wallkill PRIDE event, held Saturday, June 12, 2021.

4) GENERAL FUND

	Account:	Description:	Debit (From):	Credit (To):
From:	A3120.4494	Police OEM Supplies	1,300.00	
To:	A3120.211	Police Computer Equipment		1,300.00

This amendment covers the cost of a laptop for the Town of Wallkill Office of Emergency Management.

5) GENERAL FUND

	Account:	Description:	Debit (From):	Credit (To):
From:	A599	General Fund Balance	25,000.00	
To:	A1624.4616	Building B Repairs		337,052.00

This amendment will fund the Police Buildout project, pending receipt of a grant in the amount of \$135,000 (to be received later in 2021, or in 2022).

6) WATER FUND

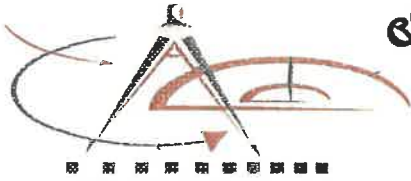
	Account:	Description:	Debit (From):	Credit (To):
From:	SWA599	Consolidated Water Fund Balance	337,052.00	
To:	SWA8340.46404	Water Transmission/Dist. Repairs		337,052.00

This amendment will fund the emergency replacement of the Crotty Road water main that runs under Interstate 84.

FUSCO ENGINEERING

& LAND SURVEYING, P.C.

Consulting Engineers



Alfred A. Fusco, Jr., P.E., Principal

Alfred A. Fusco, III, General Manager

- 233 East Main Street
Middletown, NY 10940
Phone: (845) 344-5863
Fax: (845) 956-5865
- 19 Waywayup Lane
Port Jervis, NY 12771
Phone: (845) 956-5866

June 11, 2021

Honorable Frank DenDanto III, Supervisor
Town Board
Town of Wallkill
99 Tower Drive
Middletown, New York 10941

RE: Goshen Garden Apartments Inc.
Cambridge Manor Apartments
Section 41, Block 1, Lot 78.211
Town of Wallkill
Orange County, New York
Our File No. 09-139

Dear Supervisor DenDanto,

We hope all is well with you and the Town. We are doing well with the apartment complex we built with your assistance it has been fully occupied over a year. However, we are still paying for a bond on the public improvements which are completed, and all certificates of occupancy have been issued.

The only reason the bond was not eliminated was because we offered the Town a choice of 2 adjacent parcels to the subject project, Section 41, Block 1, Lot 78.15 on Stoneridge Road or Section 42, Block 4, Lot 2.2 on Dundee Circle.

To that end in October 2020 we gave two deeds of dedication, (copy attached) for the Town to pick one or tell us you do not want any and we will continue to pay taxes and possibly develop other ratables for the Town.

I respectfully request however that you reduce the bond of \$758,000.00 as soon as possible. It has cost the client over \$15,000.00 since the project was completed. We appreciate your assistance and please call me to discuss or meet with you so we can resolve this.

Respectfully submitted,

Alfred A. Fusco Jr., P.E.
FUSCO ENGINEERING
& LAND SURVEYING, P.C.
AAF/jh

Cc: William Frank, Esq.
David Fritts, MHE
Alfred A. Fusco, III
Tim and Maureen Foley
Fiona Fusco, Esq.
Marylynn Hunt

FIONA A. FOLEY, ESQ.

233 East Main Street
Middletown, New York 10940
Tel: 914.850.5314
Fax: 845.386.1096

October 26, 2020

Mr. Will Frank, Esq.
Blustein, Shapiro, Rich and Barone
10 Matthews Street
Goshen, New York 10924

Re: Cambridge Manor Apartments II, Inc.
Goshen Garden Apts., Inc.

Dear Mr. Frank:

We have enclosed Offers of Dedication for either of the two parcels that the Town of Wallkill chooses, per the final approval from the Planning Board. This is in compliance with our commitment to complete the above noted project paperwork and reduce the bond to \$30,000.00, considering the remainder of the project is completed and final Certificates of Occupancy have been issued. Once the Town Board decides which single parcel they prefer to be dedicated, we will provide a formal deed and legal paperwork, as may be required.

For clarity purposes, please note that the parcel located on Stoneridge Road is denoted as 41-1-78.215 and the parcel located on Dundee Circle will be a portion of SBL 42-4-2.2, as is shown on the plan.

Please prepare the necessary resolution to reduce the bond at your earliest convenience. Subsequently, please advise which, if any, parcel the Town Board wishes to have dedicated. We would appreciate any assistance in closing this project as soon as practicable. Thank you for your time and please advise if you require any additional information.

Very truly yours,



FIONA A. FOLEY

cc: Honorable Frank DenDanto, Town Supervisor
David Fritts
Alfred A. Fusco, Jr., P.E.

IRREVOCABLE OFFER OF DEDICATION

OFFER OF DEDICATION given this _____ day of October, 2020, by GOSHEN GARDEN APTS., INC., ("Owner") with offices located at 26 Stoneridge Road, Unit 206, Middletown, New York 10941 (hereinafter "Owner") to the Town of Wallkill, a municipal corporation of the State of New York, with its principal offices at 99 Tower Drive, Building A, Middletown, New York 10941 (hereinafter "Municipality")

WITNESSETH:

WHEREAS, the Owner made application to the Planning Board of the Town of Wallkill for approval of a site plan map entitled "Cambridge Manor, SBL 42-4-2.2, 41-1-78.211, 41-1-78.213, 41-1-78.214, 41-1-78.215, Town of Wallkill, Orange County, New York" prepared by Fusco Engineering and Land Surveying, PC, dated May 29, 2015, last revised December 31, 2019, and

WHEREAS, the Planning Board of the Town of Wallkill granted final approval of the site plan subject to conditions of approval, including the submission of an Irrevocable offer of dedication and deed for either Parcel 41-1-78.215 or Portion of Parcel 42-4-4.22 as shown on the site plan, whichever the Town decides; and

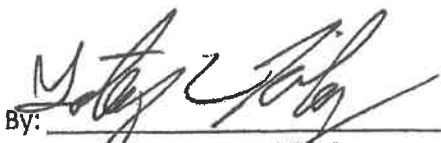
WHEREAS, Owner wishes to comply with the conditions of approval so as to satisfy the conditions of approval and to allow the site plan deemed complete and bond reduced to \$30,000.00,

NOW THEREFORE, Owner hereby:

1. Irrevocably offers to the Town of Wallkill the dedication of one of the premises more particularly described in Schedule "A" annexed hereto and made apart hereof; and
2. Will deliver to the Town of Wallkill a proper conveyance in statutory form for recording, so as to convey in fee simple one of the lands described in respective Schedule "A's" to the Town of Wallkill, said instrument to be held by the Town of Wallkill and recorded in the Office of the Orange County Clerk at such times as the Town of Wallkill accepts this Irrevocable offer; and
3. Covenants and warrants that it possesses title to said premises in fee simple and has good and unencumbered right to convey same; and
4. Covenants that at the time of acceptance of this offer by the Town of Wallkill that title to such land shall be good and marketable and free from all liens and encumbrances.

IN WITNESS WHEREOF, Owner has executed this Offer of Dedication the day and year first above written.

GOSHEN GARDEN APTS, INC.

By: 
TIMOTHY C. FOLEY, Owner

IRREVOCABLE OFFER OF DEDICATION

OFFER OF DEDICATION given this ____ day of October, 2020, by GOSHEN GARDEN APTS., INC., ("Owner") with offices located at 26 Stoneridge Road, Unit 206, Middletown, New York 10941 (hereinafter "Owner") to the Town of Wallkill, a municipal corporation of the State of New York, with its principal offices at 99 Tower Drive, Building A, Middletown, New York 10941 (hereinafter "Municipality")

WITNESSETH:

WHEREAS, the Owner made application to the Planning Board of the Town of Wallkill for approval of a site plan map entitled "Cambridge Manor, SBL 42-4-2.2, 41-1-78.211, 41-1-78.213, 41-1-78.214, 41-1-78.215, Town of Wallkill, Orange County, New York" prepared by Fusco Engineering and Land Surveying, PC, dated May 29, 2015, last revised December 31, 2019, and

WHEREAS, the Planning Board of the Town of Wallkill granted final approval of the site plan subject to conditions of approval, including the submission of an irrevocable offer of dedication and deed for either Parcel 41-1-78.215 or Portion of Parcel 42-4-4.22 as shown on the site plan, whichever the Town decides; and

WHEREAS, Owner wishes to comply with the conditions of approval so as to satisfy the conditions of approval and to allow the site plan deemed complete and bond reduced to \$30,000.00,

NOW THEREFORE, Owner hereby:

1. Irrevocably offers to the Town of Wallkill the dedication of one of the premises more particularly described in Schedule "A" annexed hereto and made apart hereof; and
2. Will deliver to the Town of Wallkill a proper conveyance in statutory form for recording, so as to convey in fee simple one of the lands described in respective Schedule "A's" to the Town of Wallkill, said instrument to be held by the Town of Wallkill and recorded in the Office of the Orange County Clerk at such times as the Town of Wallkill accepts this Irrevocable offer; and
3. Covenants and warrants that it possesses title to said premises in fee simple and has good and unencumbered right to convey same; and
4. Covenants that at the time of acceptance of this offer by the Town of Wallkill that title to such land shall be good and marketable and free from all liens and encumbrances.

IN WITNESS WHEREOF, Owner has executed this Offer of Dedication the day and year first above written.

GOSHEN GARDEN APTS, INC.

By: 

TIMOTHY C. FOLEY, Owner