

# Town Board Meeting Agenda

TOWN OF WALLKILL

TOWN BOARD MEETING

September 23, 2021

TIME: 7:30 PM

**Pledge of Allegiance/Moment Of Silence For Harriett Clark Of Wildflowers**

**Public Hearing: NONE**

## **TOPICS:**

- 1 Public Participation-Agenda Items Only (3 minute limit per individual)**
- 2 Correspondence:**
- 3 Resolutions:**
  - A. Resolution Of The Town Board Of The Town Of Wallkill Approving The Site Improvement Bond To Be Posted By Singh Deli & Gas For Private Site Improvements
  - B. Resolution of The Wallkill Town Board Of The Town Of Wallkill Appointing Full-Time Police Officer
  - C. Resolution of The Town Board Of The Town Of Wallkill To Schedule A Public Hearing To Consider Local Law Amending Town Code Section 249-26.2 "C" Relating To Special Permit Uses Within The O-R District
- 4 Department Head Reports**
- 5 Town Clerk's Comments**
- 6 Committee /Councilman Comments**
- 7 Supervisor's Comments/Announcements**
- 8 Public Comment (5 minute limit per individual)**
- 9 Motion to Adjourn**

LOCAL LAW NO. \_\_\_\_ OF 2021

**A LOCAL LAW OF THE TOWN OF WALLKILL, COUNTY OF ORANGE,  
AMENDING CHAPTER 249 OF THE TOWN CODE-ZONING TO INCLUDE THE SALE  
AND REPAIR OF MOTORHOMES, TRAILERS AND CAMPERS AS SPECIAL PERMIT  
USES WITHIN THE OFFICE AND RESEARCH DISTRICT**

BE IT ENACTED BY THE TOWN BOARD OF THE TOWN OF WALLKILL AS  
FOLLOWS:

**Section 1. Purpose**

In connection with the continued utilization and effectiveness of the Comprehensive Zoning Plan for the Town of Wallkill, and in the interest of the protection and promotion of the public health and safety, convenience, amenities and general welfare, the amendments to the Town Zoning Code set forth in this Local Law have been established in consideration of the following specific criteria:

- A. The provision of varied business uses within the Office Research District;
- B. Continued economic development;
- C. The encouragement of flexibility in the design and development of land in such a way as to promote the most appropriate use of lands to facilitate the adequate and economical provision of services to the public.

**Section 2.**

The Town of Wallkill Code, Section 249-26.2 entitled "O/R-Office Research District", shall be amended by adding the following sentence to the end of existing subsection C:

- C. Special Permitted Uses.

**"(15) Sales and repair of motorhomes and campers, including trailers, popup trailers and truck campers. Each such unit must have some form of sleeping accommodations, such as beds, etc. Specifically excluded are boats, recreational vehicles such as all-terrain vehicles/ATV's motorcycles, automobiles, off-road vehicles, snowmobiles and personal watercraft.**

- (a) The minimum lot size for this use shall be fifteen (15) acres and one side of the lot must have at least one thousand (1,000)**

**continuous feet of frontage along a state highway or interstate highway.**

- (b) The lot coverage/maximum impervious coverage for such use shall be no greater than sixty percent (60%), with any wetlands and land within a 100-year floodplain being excluded from the lot coverage ratio.**
- (c) To the extent not modified by subparagraphs (a) and (b) above, the area and bulk requirements set forth in Town Code Section 249-26.2(E) shall be applicable to all such proposed facilities.**

**Section 3. Separability**

If any provision of this local law or the application thereof to any person or circumstance be adjudged invalid by any court of competent jurisdiction, such judgment shall be confined in its operation to the part or provision or application directly involved in the controversy in which such judgment shall have been rendered and shall not affect or impair the validity of the remainder of this local law or the application thereof to other persons or circumstances, and the Town Board of the Town of Wallkill hereby declares that it would have passed this local law or the remainder thereof had such invalid application or invalid provision been apparent.

**Section 4. Statutory Authority**

This local law is enacted in accordance with the powers granted to the Town Board pursuant to the provisions of Article 16 of the New York State Town Law and Article 10 of the Municipal Home Rule Law of the State of New York, pursuant to which the Town Board has the authority to enact local laws and amend local laws for the purpose of promoting the health, safety or general welfare of the Town of Wallkill and for the protection and enhancement of its physical environment.

**Section 5. Repeal**

All ordinances, local laws and parts thereof inconsistent with this Local Law are hereby repealed.

**Section 6. Effective Date**

This Local Law shall take effect immediately upon filing in the office of the New York State Secretary of State in accordance with Section 27 of the Municipal Home Rule Law.

**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> <b>Mr. Coyne</b>				
<i>Councilman</i> <b>Mr. Valentin</b>				
<i>Councilman</i> <b>Mr. Meyer</b>				
<i>Councilman</i> <b>Mr. Johnson</b>				
<i>Supervisor</i> <b>Mr. DenDanto</b>				
<b>TOTAL</b>				

**RESOLUTION OF THE TOWN BOARD OF THE TOWN OF WALLKILL  
APPROVING THE SITE IMPROVEMENT BOND TO BE POSTED BY SINGH DELI &  
GAS FOR PRIVATE SITE IMPROVEMENTS**

**WHEREAS**, Singh Deli & Gas has been required to post a certain performance bond with the Town to serve as a security for the completion of certain private improvements at the project site located at Route 211 and Goshen Turnpike, which improvements were required by the Town of Wallkill Planning Board's final conditional site plan approval for said project; and

**WHEREAS**, McGoey, Hauser and Edsall, P.C., the Town's Consulting Engineer, has advised by correspondence dated August 26, 2021 that the proposed bond amount specified below is sufficient;

**NOW, THEREFORE, IT IS HEREBY**

**RESOLVED**, that the Town Board of the Town of Wallkill hereby approves the following Performance Bond amount:

Private Site Improvement Bond (Roadway, Parking Lot, Tree/Stump Removal, Drainage, Watermain, Sanitary Sewer System Construction): **\$1,718,911.70**, and be it further

**RESOLVED**, that the Town Board shall accept such Performance Bond for posting upon review and approval of the form and content of same by the Town Attorney and Town Consulting Engineer.

**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> <b>Mr. Coyne</b>				
<i>Councilman</i> <b>Mr. Valentin</b>				
<i>Councilman</i> <b>Mr. Meyer</b>				
<i>Councilman</i> <b>Mr. Johnson</b>				
<i>Supervisor</i> <b>Mr. DenDanto, III</b>				
<b>TOTAL</b>				

**RESOLUTION OF THE TOWN BOARD OF THE TOWN OF WALLKILL  
APPOINTING FULL-TIME POLICE OFFICER**

**WHEREAS**, there exists vacancies in the Town of Wallkill Police Department for a full-time police officer; and

**WHEREAS**, Elizabeth Leonardi fulfills the civil service requirements of knowledge, skill, and experience for the full-time police officer position; and

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

**WHEREAS**, it is the opinion of the Chief of Police and the Town Board of the Town of Wallkill that the aforesaid individual is qualified to fill said position;

**NOW, THEREFORE, BE IT HEREBY**

**RESOLVED**, that the Town Board of the Town of Wallkill hereby appoints **Elizabeth Leonardi** to the position of full-time Police Officer to serve in said capacity at the Town of Wallkill Police Department, effective upon receipt of satisfactory background checks, medical and psychological evaluations and the submission to and approval by the Orange County Department of Human Resources-Civil Service Department of all appropriate documentation.