

Minutes

Village of Monticello

Tuesday, June 2nd, 2015

7:00pm

Call Meeting to Order

The meeting was called to order at 7:05pm

Pledge to the Flag

Roll Call

Acting Deputy Mayor Solomon-Present

Trustee Bennett-Present

Trustee Rue-Absent

Trustee Weyer-Present

Trustee Gomez-Present

Also Present:

David Sager, Village Manager-Present

Michael Davidoff, Special Council

Motion to Accept the Agenda

A motion was made by Trustee Rue with a second by Trustee Weyer to accept the agenda with the addition of the wording of "426 Broadway" added to resolution #21. Upon the call of the roll, all were in favor.

Public Hearing-2015/2016 Fiscal Budget

A motion was made by Trustee Weyer with a second by Trustee Rue to open the Public Hearing at 7:06pm. Upon the call of the roll, all were in favor.

The Village Manager, David Sager, made the public aware that the tentative budget has a 1.6% tax increase, which is below the State mandated 2% tax cap and there will also not be any raises in the water, sewer & sanitation fees for residents.

The floor was offered to the Public three (3) times for 2015/2016 Fiscal Budget and the following people spoke:

Mayor Solomon

Trustee Rue

David Sager, Village Manager

Josephine Finn, Village Justice

Lilu Li, Village Treasurer

Vernon Horace

A motion was made by Trustee Bennett with a second by Trustee Rue to close the Public Hearing at 7:11pm. Upon the call of the roll, all were in favor.

Approval of Minutes from the May 19th, 2015 meeting

A motion was made by Trustee Weyer with a second by Trustee Bennett to approve the minutes. Upon the call of the roll, the vote went as follows:

- Mayor Solomon-yea
- Trustee Bennett-yea
- Trustee Rue-abstain
- Trustee Weyer-yea
- Trustee Gomez-yea

Mayor's Report

Mayor Solomon reported that he sent a letter to the NYS regarding the need for joint patrols in the Village. He stated that they have been done in the past and have been very successful and he would like to re-instate them with the consent from the NYS PD.

He also stated that he is working to strike a deal through a lease agreement with Mobil Medic to get them back into the Ted Strobele Center (Neighborhood Facility).

Lastly, the Mayor stated that he is happy to see business' opening and re-opening on Broadway, such as Nature's Lounge, Nelly's Latin Restaurant, Grab & Go Deli and Buried Treasures Thrift Store.

Mayor's Appointments w/Board Approval-One (1) Year Appointment

Village Attorney	Term Expiration
Drew, Davidoff & Edwards	April 2016

A motion was made by Trustee Rue with a second by Trustee Weyer. Upon the call of the roll, all were in favor.

Deputy Village Attorney	Term Expiration
Richard S. Baum	April 2016

A motion was made by Trustee Rue with a second by Trustee Weyer. Upon the call of the roll, all were in favor.

Manager's Report

Good Evening Mayor Solomon, Honorable Trustees & Members of the Public:

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I hope that everyone has taken notice of the improvements made to the former Kapito Tires building on Jefferson Street. My efforts in negotiating with the bank who now owns the property have finally begun to pay off and I see this as a symbol of what is to come in terms of clean up, code enforcement and beautification in the Village of Monticello under this board and my tenure. While not complete, much of the debris and tires that surrounded the building has been removed and their efforts are continuing until the village has been satisfied. They have also addressed a number of items on a punch list that I had given them, including painting over graffiti, securing certain doors to the building, removing signage and covering broken window panes. It is certainly a vast improvement and will set a tone moving forward. In addition, the crumbling boarding house diagonal to the Kapito Tires property is set to be demolished and removed sometime this month.

In terms of beautification and code enforcement, the Code Enforcer and I have begun to take an account of all the properties in the village that have not been mowed or up-kept and will be addressing each property owner with notices of violations and potential fines. In addition, we will be in communication with our DPW to begin clean up at the expense of each property owner. I also plan on working with the property owners of several vacant village parcels in the coming days to remove debris, fallen trees, garbage, etc.

In the next couple of weeks, the Code Review Committee will have completed the current code updates with regard to the B1 District and they will be presented to both the Board of Trustees and the Village Planning Board for review and comment. It is my understanding and belief that both Village Engineer, Glenn Smith and Village Planning/Zoning Board Attorney, Richard Baum have worked diligently to make the necessary changes and expect to come in well under the originally estimated and authorized budget to do so.

As you are likely aware, we are hoping to finalize the donation of a residence at 25 Burton Avenue from Wells Fargo in the coming days. Upon recommendation from Trustee Rue, I have already been in contact with Sullivan County Habitat for Humanity to see if there would be an interest in rehabbing the property for future home owners. Once we have taken possession of the parcel, I will have further discussions with not only Habitat for Humanity, but also am scheduling a meeting with Rural Ulster Preservation Corp. (RUPCO) who has a strong track record of property renovation in struggling communities throughout the Hudson Valley. Regardless of the route we ultimately take, it is my goal to develop relationships and provide opportunities to first-time or entry level homeowners who want to reside in the Village of Monticello and be productive property owners/taxpayers.

The USDA Sewer Project continues to move along. Due to delays in the manufacturing and shipment of custom machines for the plant, it can be anticipated that the project will be delayed approximately 6 months. The engineers from Barton & Loguidice are working to mitigate the added potential costs of delays and discussions continue. We are awaiting approval of the USDA Water Project, which is currently in Washington, D.C. and should occur in the next couple of weeks. With the payment of Barton & Loguidice for preliminary engineering and design fees of the Jefferson Street Project, the NYS Department of Transportation will begin

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to move the project forward. I will keep the board abreast of any developments. In addition, the village will be working to submit several large grant requests through the NYS CFA's. I intend to work with Sullivan County Planning, Barton & Loguidice and the regional representative from the Empire State Development Corporation to make sure that our submissions are timely, relevant and most likely to given consideration.

Following tonight's meeting and with the approval of the board, I hope to finally be able to forward valid project information to the Empire State Development Corporation regarding Entertainment City at 426 Broadway. It has been a long time coming, but I do believe that the data being submitted is appropriate for the project submission parameters and is expected to be accepted by ESDC for approval. Once accepted, I fully expect to hold Mr. Ting's feet to the fire so that this project can be seen through its fruition and we have not only another viable building on Broadway, but a viable business as well.

I have completed interviews for the position of Account Clerk and will be sending out an official offer of employment to a qualified candidate tomorrow morning. If the offer is accepted, we are hoping that the person can begin work on Monday, June 15th. Again, this Account Clerk position will work primarily under Village Treasurer, LiLu Li and will assume a number of bookkeeping and payroll functions. Once the position is filled, we will begin to assess and reassign specific duties amongst the other account clerks so that the office can run in a more logical and efficient manner.

Chief Mir and I have interviewed several candidates for the position of Police Officer and have only one or two remaining. We have been able to utilize the canvass list for village residents and believe that there are several promising candidates from that list. Those interviews should be completed by the end of the day on Friday, June 5th. Once that is completed, the field of candidates will be narrowed and an additional round of interviews will be held followed by extensive background checks and testing. We hope to have multiple candidates identified so that they can attend police academy, which I am told starts again in September.

Presentation-Possible Annexation of a Parcel- Jacob Billig

Jacob Billig was present and spoke with the Board regarding a possible annexation of a parcel on 17B.

Presentation-Ivan Davis- Warren Dumas Memorial Basketball Tournament-June 11th, 2015-Monticello Housing Authority

Not Present

Resolution authorizing the Village of Monticello to enter into a Donation Agreement concerning 25 Burton Avenue, Monticello, NY with Wells Fargo and to accept a deed for 25 Burton Avenue

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The Village Attorney, Michael Davidoff, stated that Wells Fargo contacted the Village with this home and it's a total win-win for the Village because they are also giving \$25,000.00 for improvements.

A motion was made by Trustee Rue with a second by Trustee Weyer. Upon the call of the roll, all were in favor.

Resolution authorizing repairs to Police Car #27 by 52 Automotive for an amount not to exceed \$2,669.85 from app#A.2680, Insurance Recoveries. Current account balance is \$12,852.08

A motion was made by Trustee Rue with a second by Trustee Weyer. Upon the call of the roll, all were in favor.

Resolution authorizing repairs to Police Car #23 by 52 Automotive for an amount not to exceed \$3,950.02 from app#A.2680, Insurance Recoveries. Current account balance is \$12,852.08

A motion was made by Trustee Weyer with a second by Trustee Rue. Upon the call of the roll, all were in favor.

Resolution declaring our Intent to be Lead Agency, Considering an Environmental Assessment Form (EAF), notifying interested and involved agencies for the SEQRA Process for the Water Systems Improvements Projects

A motion was made by Trustee Rue with a second by Trustee Weyer. Upon the call of the roll, the vote went as follows:

Mayor Solomon-yea

Trustee Bennett-yea

Trustee Rue-yea

Trustee Weyer-yea

Trustee Gomez-abstain

Resolution authorizing the waiving of the \$150.00 penalty associated with the water bill of Leatrice Deitsch bill#51-0000924-0 for the billing period of October 7, 2014 to January 7, 2015 in the amount of \$150.00 which is in the best interest of the Village as the taxpayer desires to resolve this billing issue

A motion was made by Trustee Rue with a second by Trustee Weyer. Upon the call of the roll, all were in favor.

Resolution ordering the removal of a structure owned by Lillian Kapelow, SBL#105.-3-1, premise located on the corner of Crystal Street & Liberty Street

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Michael Davidoff commented that the Village has been more the lenient with this property owner and this property has been a huge eye-sore for years and the property has continued to enclose upon itself each year it has continued to sit. We are tired of this and are doing something about it. It is unsafe and a disaster waiting to happen and because the property owner has been negligent with any progress whether to remove or repair the property, the Village is now doing so, but to do this properly, these steps in resolution #17 & #18 have to be taken.

A motion was made by Trustee Weyer with a second by Trustee Rue. Upon the call of the roll, all were in favor.

Resolution Setting a Public Hearing date for the Correction of Structure owned by Lillian Kapelow. Public Hearing date to be set for Tuesday, June 16th, 2015 at 7:00pm

A motion was made by Trustee Rue with a second by Trustee Gomez. Upon the call of the roll, all were in favor.

Resolution awarding the annual bids for the Water & Sewer Department to the lowest bidders for the 2015/2016 Fiscal year

A motion was made by Trustee Rue with a second by Trustee Weyer. Upon the call of the roll, all were in favor.

Resolution authorizing the Village Mayor or Village Manager to execute any & all documents required by ESCD in order to submit the reimbursement request package, or to seek reimbursement on behalf of the developer for 426 Broadway

A motion was made by Trustee Rue with a second by Trustee Weyer. Upon the call of the roll, the vote went as follows:

Mayor Solomon-yea

Trustee Bennett-yea

Trustee Rue-yea

Trustee Weyer-yea

Trustee Gomez-abstain

Executive Session (if necessary)

A motion was made by Trustee Bennett with a second by Trustee Rue to go into Executive Session at 8:00pm to discuss the following:

Possible Litigation

Personnel

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Upon the call of the roll, all were in favor.

A motion was made by Trustee Weyer with a second by Trustee Bennett to come out of Executive Session at 8:14pm. Upon the call of the roll, all were in favor.

Adjournment

A motion was made by Trustee Rue with a second by Trustee Bennett to close the meeting at 8:15pm. Upon the call of the roll, all were in favor.

Submitted by:



Janine Gandy, Village Clerk