



BLUE HILL GOLF COURSE
CENTENNIAL
CELEBRATION

GOLF OUTING & TAILGATE BBQ

OPEN TO THE PUBLIC | 18+

OPEN BAR* | BBQ DINNER | LIVE MUSIC

FRIDAY **JULY 19** *2024*

CENTENNIAL SWAG FOR ALL GOLFERS!

LIVE MUSIC

PROXIMITY EFFECT 3-6PM
KICKIN NASH 6-9PM

TICKETS

TAILGATE TICKETS (3-9PM): \$75
GOLF OUTING & TAILGATE: \$250

OPEN BAR INCLUDES - BEER, WINE,
WHITE CLAWS, & SOFT DRINKS

***ADULTS ONLY**



FOR TICKETS, GOLF
REGISTRATION, AND MORE
INFORMATION, PLEASE VISIT:

www.BlueHillCentennial.com

285 BLUE HILL RD | PEARL RIVER, NY



Climate Smart Communities

Certified Bronze



Orangetown Climate Smart Community Task Force

(845) 359-5100 x2293

akardon@orangetown.com

On June 27, 2024, the Town of Orangetown became a Bronze-Certified Climate Smart Community, the first **town** in Rockland County to achieve that status. The Town has been working for over 5 years to combat climate change by reducing greenhouse gas emissions, implementing sustainable development projects and reducing energy use.

Some of our notable accomplishments have been to develop a comprehensive plan with sustainability elements, adopt the NYStretch Energy Code, install alternative-fuel infrastructure, launch a food scrap recycling program, and convert our street lights to LEDs.



TOWN OF ORANGETOWN

PROPOSED LOCAL LAW # ____ - 2024

A LOCAL LAW TO AMEND CHAPTER 30 OF THE TOWN CODE ENTITLED “SEWERS-RULES AND REGULATIONS”, TO AUTHORIZE THE COMMISSIONER OF THE TOWN’S DEPARTMENT OF ENVIRONMENTAL MANAGEMENT AND ENGINEERING TO ISSUE CERTIFICATES OF SEWER REGISTRATION

Be it enacted by the Town Board of the Town of Orangetown as follows: The Code of the Town of Orangetown, shall be amended to incorporate revisions as described (additions are underlined, deletions are ~~strikethrough~~):

Section 1. Amend Definition section

Section 30-1 of Chapter 30 of the Town Code entitled “Definitions” is hereby amended as follows:

CERTIFICATE OF REGISTRATION

Documented approval issued by the ~~Town Board~~ Commissioner of the Town of Orangetown Department of Environmental Management and Engineering which grants the recipient the right to plan, excavate, construct and connect, in accordance with all Town regulations, house sewers from curb to main interceptor line.

Section 2. Amend Certificate section

Section 30-6 of Chapter 30 of the Town Code entitled “Certificate of registration” is hereby amended as follows:

§ 30-6 Certificate of registration.

A. All applications for certificates of registration to construct any house sewer or do any work indicated to any connection to said system shall be made, in writing, to the ~~Director~~ Commissioner of the Department of Environmental Management and Engineering, and all certificates of registration shall be granted by ~~the Board~~ the Commissioner upon satisfaction of the criteria set forth herein. The fee for such certificate of registration shall be \$250. An applicant, before receiving such certificate, shall furnish to the ~~Board~~ Director proof satisfactory to it that:

- (1) Said applicant is qualified to do such work in a good, workmanlike manner.
- (2) Said application is accompanied by a bond with sureties acceptable to the Board in the sum of not less than \$25,000 guaranteeing that:
 - (a) The applicant shall duly and faithfully perform said work in all respects.
 - (b) Said applicant shall comply in all respects with all rules and regulations established by the Town.

- (c) Said applicant will indemnify the Town for all loss or damage that may result from his work.
 - (d) Said applicant shall obtain a permit from the Town before commencing any work or excavation.
 - (e) In the event that the applicant has been deemed to have violated this ordinance or any rule or regulation, upon notice thereof, said applicant will forthwith, at his own expense, cure said violation, and in the event of his failure to do so within a reasonable time thereafter, said violation may be cured by the Town, and any expense incidental thereto will be paid by the applicant.
- B. The applicant shall furnish certificates of public liability insurance in the sum of \$1,000,000 and property damage insurance in the sum of \$100,000, which shall indemnify and save harmless the district and the Town, its officers, agents and employees from all suits and actions for the recovery of damages, money or otherwise, for and on account of any injury or damages, resulting in death or otherwise, received or sustained by any person, persons or property as a direct or indirect result of any work, labor or materials used by the applicant and/or as a result of negligence, carelessness or recklessness of the applicant in the performance of said work and/or as a result of any act of omission or commission of said applicant. Said applicant shall have workers' compensation insurance as required by law, and the application shall be accompanied by certificates thereof or by satisfactory proof of exemption. All of said policies of insurance shall bear an endorsement in favor of the Town of Orangetown. [Amended 9-10-1991 by L.L. No. 17, 1991; 11-27-1995 by L.L. No. 34, 1995]
- C. All materials used in conforming to this ordinance will be of the best quality and all work will be executed by skilled workers in a thorough, workmanlike manner.
- D. ~~Upon receiving said certificate from the Board the applicant shall furnish to the Superintendent a certificate of its issuance, signed by the Town Clerk.~~ Said certificate of registration may be canceled and annulled by the Board Commissioner for cause after a public hearing thereon, but such certificate of registration shall be automatically canceled and annulled upon the expiration of either the bond or the insurances required for such certificate of registration. The owner of such canceled certificate shall not thereafter be registered for a period of two years after the date of the cancellation of said certificate. Said certificate of registration shall expire on the 31st day of December in each year succeeding the date of its initial issuance. All applications for renewals of said certificates shall be filed between the 15th day of November and the 30th day of November next preceding the date of expiration, and such renewal certificates shall become effective on the first day of January thereafter.
- E. Nothing herein contained shall prevent any owner from constructing the connection and/or furnishing the material from the house drain to the property line, and any owner doing such work on his private property need not, unless required by any other law, obtain a certificate of registration nor furnish any bond, public liability insurance nor any workers' compensation insurance but shall otherwise comply with this ordinance. The owner shall

comply with this ordinance concerning any work and materials necessary for the connection outside of the property line, and such work shall be performed under a certificate of registration.

- F. Any person, firm or corporation who is registered under § 30-6 of this ordinance will not be permitted to subcontract the installation of these facilities. Any signature for work performed by others will immediately revoke the certificate of the signee. [Added 5-25-1964]

Section 3. Severability Clause

The invalidity of any word, section, clause, paragraph, sentence, part or provision of this local law shall not affect the validity of any other part of this local law that can be given effect without such invalid parts.

Section 4. Effective Date.

This Local Law shall become effective immediately upon being filed with the Secretary of State.

Donald Brenner, P.E., LL.B.

Attorney-At-Law • Professional Engineer

4 Independence Avenue, Tappan, New York 10983

Phone 845-359-2210

Fax 845-359-8070

April 15, 2024

Supervisor Teresa Kenny, Esq.
Members of the Town Board
Town of Orangetown
26 West Orangeburg Road
Orangeburg, New York 10962

TOWN OF ORANGETOWN
2024 APR 16 A 8:58
TOWN CLERK'S OFFICE

Re: Petition for Amendment to Zoning Ordinance
Western Hwy and Ellsworth Dr.
In the Hamlet of Blauvelt
Section 70.05, Block 1 and Lot(s) 14.1, 14.2, 17.1
Professional Services
24-1431D-5B(1)

Dear Supervisor Kenny and Members of the Town Board:

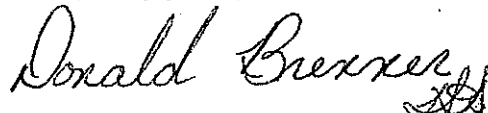
My clients Hegarty Homes, Inc. and Hudson Valley Nursery, Inc. are attempting to develop a parcel of land located at Western Hwy and Ellsworth Drive, Blauvelt, New York 10913 for uniform residential housing.

Accordingly, I enclose (1) a Petition for Amendment to the Zoning Ordinance of the Town of Orangetown from an "R-80 District to an "R-15" District.

The client respectfully requests that this matter be placed on the next Town Board Agenda for final consideration.

If you require additional information feel free to call me.

Very truly yours,



Donald Brenner

DB/hi

Enclosures

cc: Town Attorney
Town Clerk
Hagerty Homes, Inc.
Hudson Valley Nursery, Inc.

TOWN BOARD: TOWN OF ORANGETOWN
COUNTY OF ROCKLAND
STATE OF NEW YORK

TOWN OF ORANGETOWN
2021 JUN 19 A 9:58
TOWN CLERK'S OFFICE

-----X
IN THE MATTER OF THE
PETITION OF
HEGARTY HOMES, INC.
AND
HUDSON VALLEY NURSERY, INC.
AMENDMENT TO THE ZONING ORDINANCE
OF THE TOWN OF ORANGETOWN FROM AN
"R-80" DISTRICT TO AN "R-15" DISTRICT
-----X

PETITION

TO THE TOWN BOARD OF
THE TOWN OF ORANGETOWN

The undersigned petitioner respectfully petitions your Honorable Board as follows:

FIRST:

HEGARTY HOMES, INC. and HUDSON VALLEY NURSERY, INC., whose principal place of business is located at 75 Michael Roberts Court, Pearl River, NY 10965, are the owners of properties located at Western Highway and Ellsworth Drive in the hamlet of Blauvelt, more particularly bounded and described in Addendum "A" annexed hereto.

SECOND:

The properties described in Addendum "A" are known and designated on the Tax Map of the Town of Orangetown as:

<u>Section</u>	<u>Block</u>	<u>Lot</u>
70.05	1	14.1
70.05	1	14.2
70.05	1	17.1

THIRD:

Annexed hereto and marked Exhibit "A" is a copy of the Vicinity and Zoning Area Map; and Exhibit "B" is a copy of the Tax Lots which are the subject of the Petition and of the surrounding parcels.

FOURTH:

Annexed hereto and marked Addendum "B" is a list of names and addresses of all owners owning property within 500 feet of the properties which are the subject of this application as the same appears on the tax roll of the Town of Orangetown.

FIFTH:

That the properties which are the subject of this Petition comprise approximately 6.950 acres.

SIXTH:

Said properties are presently zoned R-80.

SEVENTH:

Pursuant to the Town Law of the State of New York, and the Zoning Ordinance of the Town of Orangetown, petitioners hereby request that the Zoning Ordinance be amended to place the aforesaid real property, as described and shown in Exhibit "B," in an R-15 Zoning

District which would allow the development of uniform residential housing under the requirements of that zone. (See Exhibit "C" and Exhibit "D")

EIGHTH:

That said proposed change would be compatible with the present and proposed uses of the adjoining and neighboring properties. Further, this would be the most practical way, economically and beneficially, in which the property could be utilized.

NINTH:

That said proposed use would be in the public interest of the residents of the Town of Orangetown in that:

- (a) the development of the property under an R-15 Zone would establish a substantial tax ratable for the Town of Orangetown;
- (b) the development of the property under an R-15 Zone would fill a need for the residents of the Town of Orangetown;
- (c) the development of the property under an R-15 Zone would be consistent with the general character of the immediate area surrounding the subject premises, which is principally residential.
- (d) the development of the parcel under an R-15 Zone would permit the developers to install needed water and sewer facilities to this area;
- (e) the granting of such relief as is sought in this Petition will be the most appropriate use of the subject parcel, and will promote the general health and welfare of the community, will preserve property values and will be beneficial to the owners.

TENTH:

That the parcel which is the subject of this Petition can best be developed under the proposed R-15 Zone.

ELEVENTH:

That the subject premises are not within 500 feet of any of the following:

(a) any county or state park or recreation area;

(b) any right-of-way of any county or state park or recreation area, expressway, or other limited access highway;

(c) any county or state owned land on which a public building or institution is situated.

WHEREFORE, petitioner respectfully prays that your Honorable Board take such steps and such action as may be necessary to grant the relief sought in this Petition.

Dated: April 12th, 2024

Respectfully submitted,

HEGARTY HOMES, INC.

By: _____

Edmund Lane

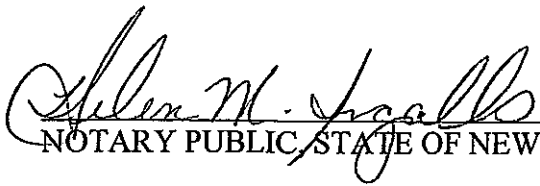
HUDSON VALLEY NURSERY, INC.

By: _____

Edmund Lane

STATE OF NEW YORK)
) ss.:
COUNTY OF ROCKLAND)

On this 12th day of April in the year 2024, before me the undersigned, a notary public in and for said state, personally appeared **EDMUND LANE**, personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.


NOTARY PUBLIC, STATE OF NEW YORK

HELEN M. INGALLS NOTARY PUBLIC, STATE OF NEW YORK Registration No. 01IN6129380 Qualified in Rockland County Commission Expires June 20, 20 <u>25</u>
--

ADDENDUM "A"

ADDENDUM "A"

21916

Schedule "A"

Tax Lots 70.05-1-14.1, 70.05-1-14.2, 70.05-1-17.1

Overall Description

All that certain plot, piece or parcel of land, situate and being in Blauvelt, Town of Orangetown, Rockland County, New York, and being more particularly bounded and described as follows:

BEGINNING at a point the northeasterly corner of Lot #2 as shown on a subdivision plat entitled "Hudson Valley Estates," said plat having been filed in the Rockland County Clerk's Office as Map #7173, said point lying on the westerly line of North Western Highway, as widened as shown on said map, and running thence:

1. Along said westerly line of North Western Highway, as widened, S 10°43'22" E distant 10.97 feet; thence
2. Along the same, S 24°18'22" E distant 676.45 feet; thence
3. Along the westerly line of Old Western Highway, S 01°45'56" E distant 199.01 feet (200.37 feet per Filed Map #7173) to the southeast corner of the parcel herein described; thence
4. Along the northerly line of Lands n/f O'Rourke (Tax Lot 70.09-1-50), generally along a stone wall, N 83°24'47" W distant 184.69 feet to an iron pipe; thence
5. Along the northerly line of lands n/f Buckley (Tax Lot 70.09-1-37) generally along a stone wall, N 81°29'30" W distant 170.49 feet to an iron pin; thence
6. Along the terminus of a "tee" turnaround, the following three (3) courses and distances:
 - a. N 08°30'30" E distant 25.00 feet; thence
 - b. N 81°29'30" W distant 100.00 feet; thence
 - c. S 08°30'30" W distant 25.12 feet to a stone wall and the northerly line of lands n/f Fitzpatrick (Tax Lot 70.09-1-36); thence
7. Along the northerly line of said lands n/f Fitzpatrick, N 81°46'45" W distant 68.02 feet to the southwest corner of the parcel herein described; thence
8. Along the easterly line of lands n/f Corwick Realty Corp., (Tax Lot 70.05-1-17.2), N 07°27'33" E distant 389.82 feet (394.08 feet per Filed Map #7172); thence
9. Still along same, N 84°41'38" E distant 93.78 feet; thence
10. Still along same, N 24°18'22" W distant 440.21 feet to the southerly line of lands n/f Macy (Tax Lot 70.05-1-11); thence
11. Along the southerly line of said lands n/f Macy, and generally along a stone wall, S 81°19'54" E distant 272.02, to the point or place of BEGINNING.

Note that the bearings and distances along the southerly boundary of the property described herein for courses #4, #5, #6, and #7 have been adjusted from those shown on Filed Maps #7173 and #7172 in order to match the adjoining deeds for properties to the south and the description of Ellsworth Drive without overlap or gore.

ADDENDUM “B”

SWIS	PRINT KEY	NAME	ADDRESS
392489	70.05-1-12	Addolorata Rinaldi	10 Leber Rd,Blauvelt, NY 10913
392489	70.05-1-13	Jose L Bermudez	22 Leber Rd,Blauvelt, NY 10913
392489	70.05-1-14.1	Hegarty Homes LLC	75 Michael Roberts Dr,Pearl River, NY 10965
392489	70.05-1-14.2	Hudson Valley Nursery Inc	64 Central School Rd,Wantage, NJ 07641
392489	70.05-1-17.1	Hegarty Homes LLC	75 Michael Roberts Dr,Pearl River, NY 10965
392489	70.06-1-25	Salina N Nordstrom	3 Redbud Ln,Blauvelt, NY 10913
392489	70.06-1-26	Dennis Kieman	2 Redbud Ln,Blauvelt, NY 10983
392489	70.06-1-27	Thomas F Rooney	675 Western Hwy,Blauvelt, NY 10913
392489	70.06-1-28	Ronald Pastore	679 Western Hwy,Blauvelt, NY 10913
392489	70.06-1-29	Donald H Gabel Jr	683 Western Hwy,Blauvelt, NY 10913
392489	70.06-1-30	Michael Talone	693 Western Hwy,Blauvelt, NY 10913
392489	70.06-1-31	Alfredo Zaldivar	29 Leber Rd,Blauvelt, NY 10913
392489	70.06-1-32	Jarrod Esposito	37 Leber Rd,Blauvelt, NY 10913
392489	70.06-1-33	Patrick Mulvihill	1 Redbud Ln,Blauvelt, NY 10913
392489	70.06-1-34	C Scott Vanderhoef	51 Leber Rd,Blauvelt, NY 10913
392489	70.06-1-55	Qiong Li	36 Leber Rd,Blauvelt, NY 10913
392489	70.09-1-20	Lalu Varughese	27 Milton Grant Dr,Blauvelt, NY 10913
392489	70.09-1-21	James J Hayes Jr	30 Milton Grant Dr,Blauvelt, NY 10913
392489	70.09-1-33	Laurence DeCaro	19 Ellsworth Dr,Blauvelt, NY 10913
392489	70.09-1-34	Ronald J Harmon	25 Ellsworth Dr,Blauvelt, NY 10913
392489	70.09-1-35	Anton Usic	33 Ellsworth Dr,Blauvelt, NY 10913
392489	70.09-1-36	John C Fitzpatrick	35 Ellsworth Dr,Blauvelt, NY 10913
392489	70.09-1-37	Dennis Buckley	36 Ellsworth Dr,Blauvelt, NY 10913
392489	70.09-1-38	Thomas Shalvey	34 Ellsworth Dr,Blauvelt, NY 10913
392489	70.09-1-39	James J Mc Caffrey Jr	28 Ellsworth Dr,Blauvelt, NY 10913
392489	70.09-1-40	Joseph Kennedy	18 Ellsworth Dr,Blauvelt, NY 10913
392489	70.09-1-45	Frederick J Vero	79 Old Western Hwy,Blauvelt, NY 10913
392489	70.09-1-46	David Kosberg	81 Old Western Hwy,Blauvelt, NY 10913
392489	70.09-1-47	Steven Weiss	83 Old Western Hwy,Blauvelt, NY 10913
392489	70.09-1-48	Paul K Silva	89 Old Western Hwy,Blauvelt, NY 10913
392489	70.09-1-49	Michael Klomberg	91 Old Western Hwy,Blauvelt, NY 10913
392489	70.09-1-50	Christopher M O'Rourke	646 Gilbert Ave,Pearl River, NY 10965
392489	70.09-1-51	Town Of Orangetown	26 Oranburg Rd,Orangeburg, NY 10962
392489	70.09-1-52	Brian Segarra	102 Old Western Hwy,Blauvelt, NY 10913
392489	70.09-1-53	Josef Schmutzer	100 Old Western Hwy,Blauvelt, NY 10913
392489	70.09-1-54	Paul Kaczmarczyk	80 Old Western Hwy,Blauvelt, NY 10913
392489	70.09-1-65	Patrick O'Connor	668 Western Hwy,Blauvelt, NY 10913
392489	70.10-1-1	Jenna Isker	2 Shorn Dr,Blauvelt, NY 10983
392489	70.10-1-2	Howard Suckle	4 Shorn Dr,Blauvelt, NY 10913

EXHIBIT "A"

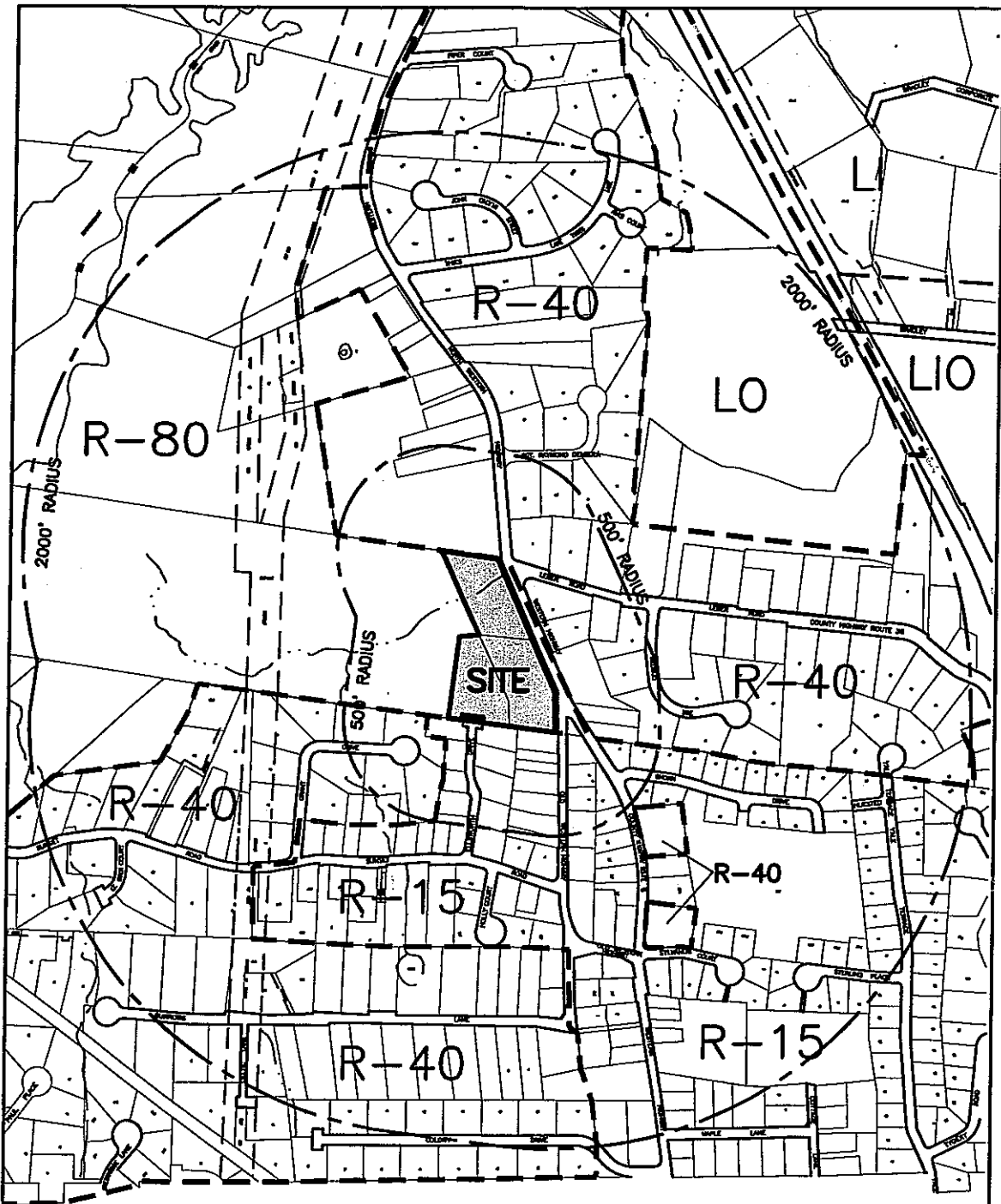


EXHIBIT "A"

VICINITY AND ZONING MAP

DESIGNED <u>DB</u>	<p>PROJECT: HEGARTY HOMES, INC TOWN OF ORANGETOWN ROCKLAND COUNTY, NY</p> <p>CLIENT: HUDSON VALLEY NURSERY INC & HEGARTY HOMES INC</p>
DRAWN <u>LDW</u>	
CHECKED <u>JAC</u>	
APPROVED <u>JAC</u>	
DATE 04/03/24	SCALE 1"=800'
<p>JAY A. GREENWELL, PLS, LLC</p> <p>LAND SURVEYING - LAND PLANNING 34 WAYNE AVENUE, SUFFERN, NEW YORK, 10901 PHONE 845-357-0830 GREENWELLPLS@AOL.COM</p>	

EXHIBIT "B"

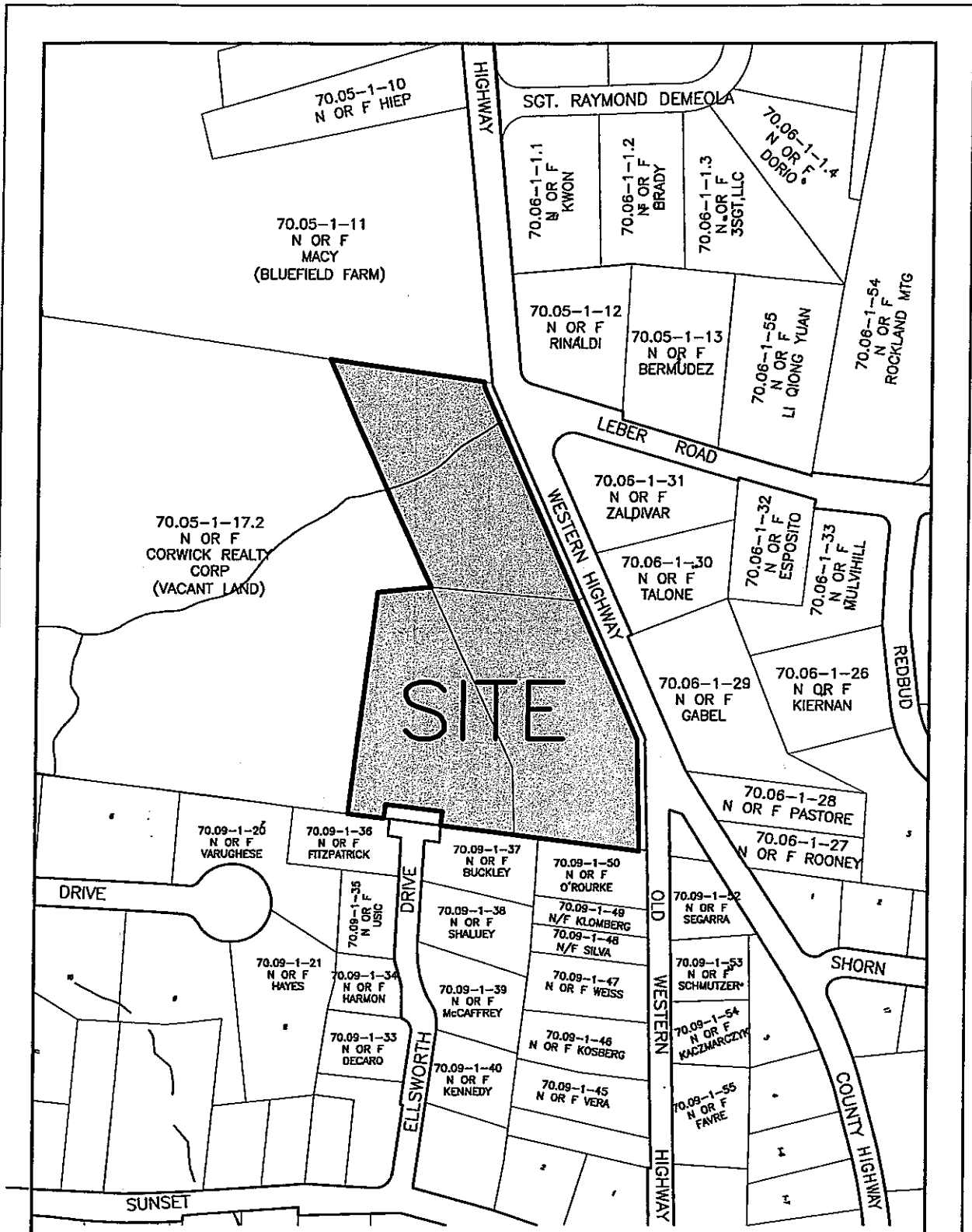


EXHIBIT "B"

MAP OF TAX LOT
FOR ZONE CHANGE

DESIGNED DB
 DRAWN LDW
 CHECKED JAC
 APPROVED JAG
 DATE
 04/03/24

SCALE
 1"=200'

JAY A. GREENWELL, PLS, LLC
 LAND SURVEYING - LAND PLANNING
 34 WAYNE AVENUE, SUFFERN, NEW YORK, 10901
 PHONE 845-337-0830 GREENWELLPLS@GMAIL.COM

PROJECT:
 HEGARTY HOMES, INC
 TOWN OF ORANGETOWN
 ROCKLAND COUNTY, NY

CLIENT:
 HUDSON VALLEY
 NURSERY INC
 &
 HEGARTY HOMES INC.



EXHIBIT "C"

ZONING

43 Attachment 13

Town of Orangetown
Table of General Bulk Regulations
(§ 2.12)
R-80 District
R-40 District
R-22 District
R-15 District

[Amended 9-27-2016 by L.L. No. 9-2016; 5-23-2017 by L.L. No. 6-2017]

1	2	3	4	5	6	7	8	9	10	11	12
District	Group	For Uses Listed Below	Maximum Floor Area Ratio	Minimum Lot Area (See Note 14) (square feet)	Minimum Lot Width (feet)	Minimum Street Frontage (See Note 5) (feet)	Required Front Yard (See Notes 6 and 7) (feet)	Required Side Yard (See Note 2) (feet)	Total Side Yard (feet)	Required Rear Yard (See Note 2) (feet)	Maximum Building Height* (See Note 7)
R-15	M	Single-family detached residences and uses in Group B	0.20	15,000	100	75	30	20	50	35	1 foot
	M1	Same as Group B	0.20	3 acres	200	150	60	40	80	50	1 foot
	N	Attached veteran housing and single-family attached residences for adults in buildings not more than 2 stories high**	0.20 (See Note 13)	See Note 13	100	75	30	30	75	35	8 inches
	O	All other uses allowed in R-15 (See Notes 3 and 13)	0.20	30,000	250	100	100	75	200	100	3 inches
	P	Police, fire, government buildings	None	None	None	50	100	100	200	100	None

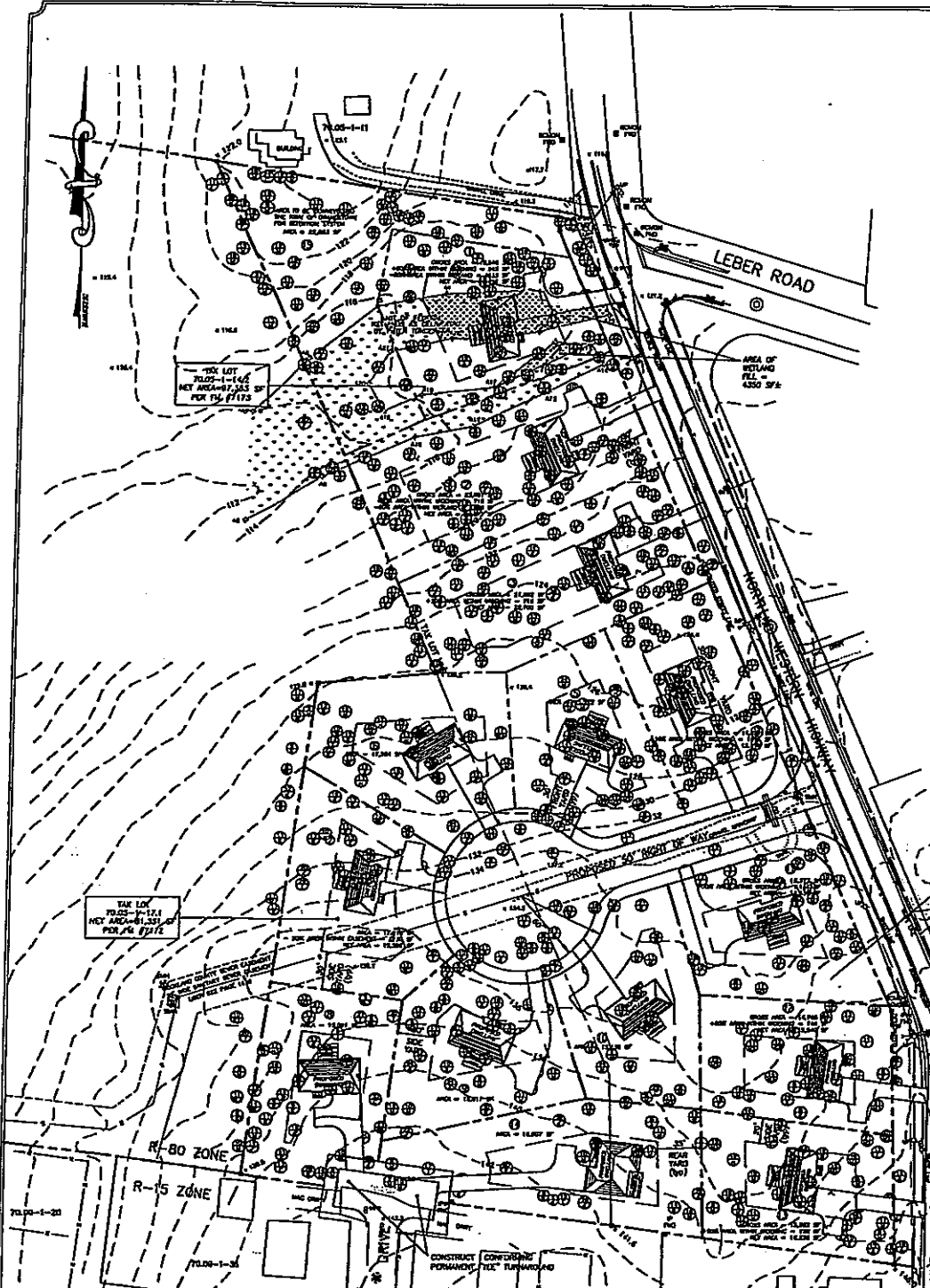
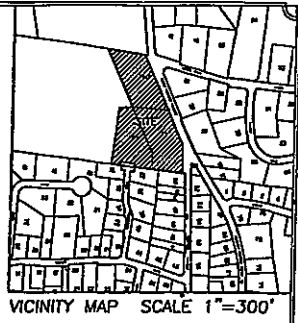
NOTES:

* Maximum height in feet and inches per foot from lot line.

** Not more than five dwelling units per acre for adult housing on a minimum of five acres.

*** The limitations of Note 13 shall not apply to attached veteran housing to the extent same impose limits or requirements relating to bedroom count or prior construction within 500 feet.

EXHIBIT "D"



TAX LOT
7022-1-14,1
NET AREA=101,852 SF
FOR PL #1122

TAX LOT
7022-1-11,1
NET AREA=61,331 SF
FOR PL #1122

- PRICE LEGEND**
1. SIZE IN INCHES BARRETT OR SHOWN AS DIMENSIONS
LETTER INDICATES PRICE TYPE (SEE BELOW)
BIDDING METHOD (1) BIDDING TIME/PRICE
- | | |
|-----------|----------|
| A - A/B | K - K/PC |
| B - B/CH | L - L/PC |
| BC - B/CH | M - M/PC |
| C - C/CH | N - N/PC |
| D - D/CH | O - O/PC |
| E - E/CH | P - P/PC |
| F - F/CH | Q - Q/PC |
| G - G/CH | R - R/PC |
| H - H/CH | S - S/PC |
| I - I/CH | T - T/PC |
| J - J/CH | U - U/PC |
| K - K/CH | V - V/PC |
| L - L/CH | W - W/PC |
| M - M/CH | X - X/PC |
| N - N/CH | Y - Y/PC |
| O - O/CH | Z - Z/PC |

GROUP	NO. OF LOTS	MIN. LOT AREA	MIN. STREET FRONTAGE	MIN. FRONT YARD	MIN. SIDE YARD	MIN. REAR YARD	MIN. BLOCK FRONT	MIN. BLOCK AREA	MIN. FAR
REQUIRED	12,000 SF	100 FT	75 FT	30 FT	30 FT	30 FT	1 FOOT	0.30	

- LEGEND**
- 10' --- CONTOUR
 - 5' --- SPOT GRADE
 - 10' --- 5' --- CATCH BASIN/YIELD W/LET
 - --- DRAIN LINE
 - --- SANITARY MANHOLE / P/PC
 - --- EDGE OF PAVED/PT
 - --- CONCRETE CURB
 - --- GAS LINE / VALVE
 - --- WATER LINE / VALVE
 - --- UTILITY POLE
 - --- LIGHT POLE
 - --- OVERHEAD WIRE
 - --- UNDERGROUND ELECTRIC

Exhibit "D"

DATE	REVISIONS	SUBDIVISION R-15 HUDSON VALLEY NURSERY INC & HEGARTY HOMES INC. TOWN OF ORANGETOWN ROCKLAND COUNTY, NEW YORK JAY A. GREENWELL, PLS, LLC LAND SURVEYING - LAND PLANNING 85 LAFAYETTE AVENUE, SUFFERN, NEW YORK, 10981	TAX LOT # (SEE ABOVE)
DESIGNED JAC	DRAWN JAC		AREA 280,722 SF
CHECKED JAC	APPROVED JAC	8.44 AC±	FILE 21916CONCP
		SCALE 1"=40'	DATE 3/23/24
			JOB NO. 21016

**TOWN OF ORANGETOWN
FINANCE OFFICE MEMORANDUM**

TO: THE TOWN BOARD
FROM: JEFF BENCIK, *DIRECTOR OF FINANCE*
SUBJECT: AUDIT MEMO
DATE: 07/03/24
CC: DEPARTMENT HEADS



The audit for the Town Board Meeting of 07/09/2024 consists of 3 warrants for a total of \$1,365,822.50.

The first warrant had 251 vouchers for \$304,259.90 and was for retiree Medicare premium reimbursements.

The second warrant had 16 vouchers for \$3,366.07 and was for utilities.

The third warrant had 180 vouchers for \$1,058,196.53 and had the following items of interest.

1. Bobcat of North Jersey (p10) - \$67,519 for Deme equipment (bonded).
2. CSEA Employee Benefit Fund (p14) - \$33,949 for employee dental premiums.
3. De Lage Landen Public Finance (p15) - \$24,869 for golf cart leases (August).
4. Fred Devens Construction (p20) - \$188,155 for Tier IV pump station project (bonded).
5. Furniture Pro Corporation (p20) - \$25,698 for Building Department furniture.
6. Jack Doheny Companies Inc (p25) - \$7,327 for emergency vac truck repair.
7. Keane & Beane, PC (p28) - \$14,204 for legal counsel.
8. Kevin Stokes Excavating Inc (p28) - \$5,000 permit release.
9. Kuehne Chemical Co., Inc (p29) - \$7,453 chemicals for sewer plant.
10. Metropolitan Life (p32) - \$14,500 for Police dental premiums.
11. Munis (p34) - \$13,535 for Fire Prevention permit software.
12. Orangetown Senior Citizens Club Pearl River A (p36) - \$8,370 for trip reimbursement.
13. Rockland County Solid Waste (p41) - \$5,875 for drop off center recycling.

14. Rockland County Paramedic Services (p42) - \$127,643 for July services.
15. Schultz Ford (p46) - \$6,392 for Highway & Sewer truck parts.
16. Slack Chemical Company (p47) - \$36,021 chemicals for sewer plant.
17. Tilcon New York Inc (p52) - \$39,740 for road resurfacing materials.
18. Troon Golf LLC (p56) - \$198,048 for Management services (July).
19. Vanas Construction Co, Inc (p57) - \$111,550 for Town Hall GC (bonded).
20. Verde Electric Corp (p58) - \$5,600 for traffic signal maintenance.
21. W.W. Grainger Inc (p61) - \$6,012 for Townwide supplies.

Please feel free to contact me with any questions or comments.

Jeffrey W. Bencik, CFA
845-359-5100 x2204

WARRANT

Warrant Reference	Warrant #	Amount	
Approved for payment in the amount of			
	062124	\$ 304,259.90	Medicare reimbursements
	062624	\$ 3,366.07	utilities
	070924	\$ 1,058,196.53	
		\$ 1,365,822.50	

The above listed claims are approved and ordered paid from the appropriations indicated.

APPROVAL FOR PAYMENT

AUDITING BOARD

Councilman Gerald Bottari

Councilman Paul Valentine

Councilman Daniel Sullivan

Councilman Brian Donohue

Supervisor Teresa M. Kenny