



**TOWN OF ORANGETOWN
TOWN BOARD MEETING MINUTES
November 26, 2024**

This meeting was opened at 7:00 PM. Supervisor Teresa M. Kenny presided and Rosanna Sfraga, Town Clerk, called the roll.

Present were:

Councilperson Paul Valentine
Councilperson Jerry Bottari
Councilperson Brian Donohue
Councilperson Dan Sullivan
Supervisor Teresa M. Kenny

Also Present:

Denis Troy, Deputy Supervisor
Allison Kardon, Supervisor's Confidential Assistant
Carmel Reilly, Director of Economic Development & Tourism
Rosanna Sfraga, Town Clerk
Joseph Thomassen, Deputy Clerk
Robert Magrino, Town Attorney
Jeff Bencik, Finance Director
James Dean, Superintendent of Highways
Jane Slavin, Director of OBZPAE
Eamon Reilly, Commissioner of DEMA
Aric Gorton, Superintendent of Parks, Recreation & Building Maint.
Bob Urban, Human Resource Coordinator
Matthew Lenihan, Computer Network Specialist
Brendon Carton, IT Department
Donald Butterworth, Police Chief

Pledge of Allegiance to the Flag

ANNOUNCEMENTS:

- **33rd Annual Santa Claus 5K Run on Sunday, December 8, 2024. Please visit orangetown.com to sign up.**
- **Public Hearing scheduled for December 17, 2024 on the proposed zone change for 676 and 680 Western Highway and the north end of Ellsworth Drive, Blauvelt (continued from September 24, 2024).**

PRESENTATIONS:

ALS United Greater New York Check Presentation

DISCUSSION:

- Proposed Local Law: Definition of Family / Boarders / Illegal Occupancies
- Workshop of Agenda Items

RESOLUTION NO. 531

OPEN PUBLIC COMMENT PORTION

RESOLVED, that the public portion is hereby opened.

RESOLUTION NO. 531 - Continued

Councilperson Paul Valentine offered the above resolution, which was seconded by Councilperson Dan Sullivan and was Adopted:

Motion: 5 - 0

Ayes: Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue, Councilperson Dan Sullivan, Supervisor Teresa M. Kenny

Noes: None

Summary of Public Comments:

Don Gabel, Blauvelt, spoke about the proposed development (Western Hwy & Ellsworth Dr) and the new Comprehensive Plan. He asked for an Environmental Impact Study.

Patti Pogewit, Pearl River, questioned the definition of boarders in the proposed local law.

Dorothy Rooney, Pearl River, reported an illegal rental near her residence and asked who is responsible.

Grace, ask what are the "Do Not Knock" regulations. People are going around her neighborhood.

Sue Loughran, Pearl River, asked several questions regarding the Landlord Registry.

RESOLUTION NO. 532**CLOSE PUBLIC COMMENT PORTION**

RESOLVED, that the public portion is hereby closed.

Councilperson Paul Valentine offered the above resolution, which was seconded by Councilperson Jerry Bottari and was Adopted:

Motion: 5 - 0

Ayes: Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue, Councilperson Dan Sullivan, Supervisor Teresa M. Kenny

Noes: None

RESOLUTION NO. 533**APPROVE / MEMORANDUM OF AGREEMENT / POLICE CHIEF DONALD BUTTERWORTH AND THE TOWN OF ORANGETOWN / JANUARY 1, 2023- DECEMBER 31, 2027**

RESOLVED, that the Town Board approves of the memorandum of agreement by and between the Town of Orangetown and Donald Butterworth, Chief, Orangetown Police Department, for the effective period of January 1, 2023 through and including December 31, 2027.

Councilperson Paul Valentine offered the above resolution, which was seconded by Councilperson Brian Donohue and was Adopted:

Motion: 5 - 0

Ayes: Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue, Councilperson Dan Sullivan, Supervisor Teresa M. Kenny

Noes: None

RESOLUTION NO. 534**APPROVE / MEMORANDUM OF AGREEMENT / BETWEEN POLICE CAPTAIN MICHAEL SHANNON AND THE TOWN OF ORANGETOWN / JANUARY 1, 2023- DECEMBER 31, 2027**

RESOLVED, that the Town Board approves of the memorandum of agreement by and between the Town of Orangetown and Michael Shannon, Captain, Orangetown Police Department, for the effective period of January 1, 2023 through and including December 31, 2027.

RESOLUTION NO. 534 - Continued

Councilperson Jerry Bottari offered the above resolution, which was seconded by Councilperson Brian Donohue and was Adopted:

Motion: 5 - 0

Ayes: Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue, Councilperson Dan Sullivan, Supervisor Teresa M. Kenny

Noes: None

RESOLUTION NO. 535

APPROVE / MEMORANDUM OF AGREEMENT BETWEEN POLICE CAPTAIN JAMES ACHESON AND THE TOWN OF ORANGETOWN / JANUARY 1, 2023- DECEMBER 31, 2027

RESOLVED, that the Town Board approves of the memorandum of agreement by and between the Town of Orangetown and James Acheson, Captain, Orangetown Police Department, for the effective period of January 1, 2023 through and including December 31, 2027.

Councilperson Dan Sullivan offered the above resolution, which was seconded by Councilperson Brian Donohue and was Adopted:

Motion: 5 - 0

Ayes: Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue, Councilperson Dan Sullivan, Supervisor Teresa M. Kenny

Noes: None

RESOLUTION NO. 536

APPROVE / 2025 TOWN BOARD MEETING CALENDAR

RESOLVED, that the following 2025 Town Board Meeting Calendar is hereby approved:

- 01/07/25 Re-Organizational Meeting
- 01/28/25 Police Commission / Regular Town Board Meeting
- 02/11/25 Police Commission / Regular Town Board Meeting
- 02/25/25 Regular Town Board Meeting
- 03/11/25 Police Commission / Regular Town Board Meeting
- 03/25/25 Regular Town Board Meeting
- 04/08/25 Police Commission / Regular Town Board Meeting
- 04/22/25 Regular Town Board Meeting
- 05/06/25 Police Commission / Regular Town Board Meeting
- 05/20/25 Regular Town Board Meeting
- 06/10/25 Police Commission / Regular Town Board Meeting
- 06/24/25 Regular Town Board Meeting
- 07/08/25 Police Commission / Regular Town Board Meeting
- 07/22/25 Regular Town Board Meeting
- 08/05/25 Regular Town Board Meeting
- 08/19/25 Police Commission / Regular Town Board Meeting
- 09/09/25 Police Commission / Regular Town Board Meeting
- 09/30/25 Regular Town Board Meeting
- 10/14/25 Police Commission / Regular Town Board Meeting
- 10/28/25 Regular Town Board Meeting
- 11/18/25 Police Commission / Regular Town Board Meeting
- 12/02/25 Police Commission / Regular Town Board Meeting
- 12/16/25-Regular Town Board Meeting

Police Commission Meetings start at 6:30 pm; Town Board Meetings begin at 7:00 pm.

Councilperson Jerry Bottari offered the above resolution, which was seconded by Councilperson Dan Sullivan and was Adopted:

Motion: 5 - 0

Ayes: Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue, Councilperson Dan Sullivan, Supervisor Teresa M. Kenny

Noes: None

RESOLUTION NO. 537**ACCEPT GRANT / FUND OVERAGE / THE NEW YORK STATE ENERGY RESEARCH AND DEVELOPMENT AUTHORITY (NYSERDA) / \$15,000 CLEAN ENERGY COMMUNITY ACTION GRANT / ELECTRIC UTILITY VEHICLE**

WHEREAS, under the New York State Energy Research and Development Authority's (NYSERDA) Clean Energy Communities program, the Town of Orangetown recently completed a Community Solar Campaign and became eligible for a \$15,000 Action Grant; and,

WHEREAS, to demonstrate the Town's commitment to lowering greenhouse gas emissions, the Town of Orangetown applied and was awarded \$15,000 for an electric utility vehicle on November 20, 2024; and,

NOW THEREFORE BE IT RESOLVED, that the Town Board hereby agrees to accept the NYSEDA grant for the purpose of purchasing an electric utility vehicle according to the Town's procurement policy; and,

BE IT FURTHER RESOLVED, the Town Board agrees to fund any overages in costs for the electric utility vehicle, not to exceed \$3,000 and to be charged to account # A.7110.200; and,

BE IT FURTHER RESOLVED, the Town Board authorizes and directs the Supervisor or her designee to execute any and all documents necessary for the financial and administrative processes of the grant program.

Councilperson Paul Valentine offered the above resolution, which was seconded by Councilperson Brian Donohue and was Adopted:

Motion: 5 - 0

Ayes: Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue, Councilperson Dan Sullivan, Supervisor Teresa M. Kenny

Noes: None

RESOLUTION NO. 538**APPROVE / AUTHORIZE TOWN ATTORNEY TO SIGN SETTLEMENT DOCUMENTS / TAX CERTIORARI PROCEEDING RE. MATTHEW JANECZKO V. TOWN OF ORANGETOWN (TAX LOT #77.15-1-72.1)**

RESOLVED that, upon the recommendation of the Tax Assessor, approve and authorize Robert V. Magrino, Town Attorney, and any of his Deputy Town Attorneys, to sign settlement documents regarding the tax certiorari proceeding *Matthew Janeczko v. Town of Orangetown* (NYS Supreme Court, Rockland County, Index Number 034452/2024), for property commonly known as 40 Van Wardt Place, Tappan (Tax Map Designation: 77.15-1-72.1), for the tax certiorari filing year 2024, for a total refund by the Town of \$0.00, a total refund by the School District of \$1,503.00, and a total refund by the County of \$0.00. The South Orangetown Central School District has approved of this settlement. Interest on the Town's liability, as a result of a property tax assessment decrease or refund, is waived if payment is made within sixty (60) days after a copy of the Court Order, based upon the settlement, is served on the Rockland County Finance Department.

Councilperson Jerry Bottari offered the above resolution, which was seconded by Councilperson Brian Donohue and was Adopted:

Motion: 5 - 0

Ayes: Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue, Councilperson Dan Sullivan, Supervisor Teresa M. Kenny

Noes: None

RESOLUTION NO. 539**APPOINT TERESA HALPIN / RECEPTIONIST / PERMANENT/ GRADE 3, STEP 1/ EFFECTIVE DECEMBER 9, 2024**

RESOLVED, upon the Recommendation of the Superintendent of Highways, appoint Teresa Halpin from RC EL #68-013/23170 to the position of Receptionist, Grade 3, Step 1 at a salary of \$41,749.00, effective December 9, 2024.

RESOLUTION NO. 539 - Continued

Councilperson Paul Valentine offered the above resolution, which was seconded by Councilperson Brian Donohue and was Adopted:

Motion: 5 - 0

Ayes: Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue, Councilperson Dan Sullivan, Supervisor Teresa M. Kenny

Noes: None

RESOLUTION NO. 540

RECOGNIZE APPOINTMENT / JASON ELMENDORF/ MOTOR EQUIPMENT OPERATOR III / PROBATIONARY / GRADE 14, STEP 14/18 / EFFECTIVE DECEMBER 2, 2024

RESOLVED, that the Town Board hereby recognizes the appointment of Jason Elmendorf by the Superintendent of Highways, to the position of Motor Equipment Operator III, Probationary, Grade 14, Step 14/18 at a salary of \$104,346, effective December 2, 2024.

Councilperson Dan Sullivan offered the above resolution, which was seconded by Councilperson Brian Donohue and was Adopted:

Motion: 5 - 0

Ayes: Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue, Councilperson Dan Sullivan, Supervisor Teresa M. Kenny

Noes: None

RESOLUTION NO. 541

RECOGNIZE APPOINTMENT / ALPHONSE SOMMA/ MAINTENANCE SUPERVISOR (AUTOMOTIVE) / PROVISIONAL / GRADE 17, STEP 14/18 EFFECTIVE DECEMBER 2, 2024

RESOLVED, that the Town Board hereby recognizes the appointment of Alphonse Somma by the Superintendent of Highways, to the position of Maintenance Supervisor (Automotive), Provisional, Grade 17, Step 14/18 at a salary of \$119,629, effective December 2, 2024.

Councilperson Brian Donohue offered the above resolution, which was seconded by Councilperson Dan Sullivan and was Adopted:

Motion: 5 - 0

Ayes: Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue, Councilperson Dan Sullivan, Supervisor Teresa M. Kenny

Noes: None

RESOLUTION NO. 542

RECOGNIZE APPOINTMENT / MICHAEL O'SULLIVAN/ LABORER PROBATIONARY / GRADE 9, STEP 1 / EFFECTIVE DECEMBER 2, 2024

RESOLVED, that the Town Board hereby recognizes the appointment of Michael O'Sullivan by the Superintendent of Highways, to the position of Laborer, Probationary, Grade 9, Step 1 at a salary of \$56,265, effective December 2, 2024.

Councilperson Jerry Bottari offered the above resolution, which was seconded by Councilperson Brian Donohue and was Adopted:

Motion: 5 - 0

Ayes: Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue, Councilperson Dan Sullivan, Supervisor Teresa M. Kenny

Noes: None

**RESOLUTION NO. 543
RECOGNIZE APPOINTMENT / ROCCO KUBASEK/ LABORER / PROBATIONARY
GRADE 9, STEP 1 / EFFECTIVE DECEMBER 2, 2024**

RESOLVED, that the Town Board hereby recognizes the appointment of Rocco Kubasek by the Superintendent of Highways, to the position of Laborer, Probationary, Grade 9, Step 1 at a salary of \$56,265, effective December 2, 2024.

Councilperson Brian Donohue offered the above resolution, which was seconded by Councilperson Jerry Bottari and was Adopted:

Motion: 5 - 0

Ayes: Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue, Councilperson Dan Sullivan, Supervisor Teresa M. Kenny

Noes: None

**RESOLUTION NO. 544
COMBINE / APPROVE AGENDA ITEMS #15 TO 17**

RESOLVED, the Town Board hereby combines and approves agenda items #15 to 17.

Councilperson Brian Donohue offered the above resolution, which was seconded by Councilperson Dan Sullivan and was Adopted:

Motion: 5 - 0

Ayes: Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue, Councilperson Dan Sullivan, Supervisor Teresa M. Kenny

Noes: None

**RESOLUTION NO. 545
APPROVE / LEND ASSISTANCE / ST. THOMAS AQUINAS WINTER WONDERLAND
SHOWMOBILE / DECEMBER 7, 2024**

RESOLVED, that upon the completion of the necessary paperwork, the Superintendent of Parks, Recreation & Building Maintenance has forwarded to the Town Board for approval the use of the showmobile by St. Thomas Aquinas College for their Winter Wonderland event to be held on December 7, 2024. A certificate of insurance naming the Town of Orangetown as being additionally insured is on file.

Councilperson Brian Donohue offered the above resolution, which was seconded by Councilperson Dan Sullivan and was Adopted:

Motion: 5 - 0

Ayes: Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue, Councilperson Dan Sullivan, Supervisor Teresa M. Kenny

Noes: None

**RESOLUTION NO. 546
APPROVE / LEND ASSISTANCE / PEARL RIVER ROTARY SHARE CHRISTMAS
DECEMBER 13, 2024**

RESOLVED, upon completion of all necessary paperwork and the recommendation of the Superintendent of Highways and Chief of Police the Town Board hereby approves the Pearl River Rotary Club's request for assistance, which includes police detail from the Police Department and an enhanced security perimeter, barricades, trash barrels, and a message board from the Highway Department for their Share Christmas and the Holidays Event to be held on Friday, December 13, 2024 from 6pm-10pm with a rain date of December 20, 2024.

RESOLUTION NO. 546 - Continued

BE IT FURTHER RESOLVED, that upon the completion of the necessary paperwork, the Superintendent of Parks, Recreation and Building Maintenance has forwarded to the Board for approval the use of the showmobile for the Pearl River Rotary Club Share Christmas & the Holidays event on December 13, 2024 at a cost of \$500.00 and for two porto-jons (1 regular and 1 ADA). A certificate of insurance is on file.

Councilperson Brian Donohue offered the above resolution, which was seconded by Councilperson Dan Sullivan and was Adopted:

Motion: 5 - 0

Ayes: Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue, Councilperson Dan Sullivan, Supervisor Teresa M. Kenny

Noes: None

RESOLUTION NO. 547**APPROVE / LEND ASSISTANCE / ORANGEBURG FIRE DEPARTMENT HOLIDAY PARADE / SHOWMOBILE / DECEMBER 14, 2024**

RESOLVED, that upon the completion of the necessary paperwork, the Superintendent of Parks, Recreation & Building Maintenance has forwarded to the Board for approval the use of the use of the showmobile by the Orangeburg Volunteer Fire Department for their annual holiday parade on December 14, 2024 at a cost of \$500.00 and the use of nine porto-jons (8 regular & 1 ADA). A certificate of insurance is on file for this event.

Councilperson Brian Donohue offered the above resolution, which was seconded by Councilperson Dan Sullivan and was Adopted:

Motion: 5 - 0

Ayes: Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue, Councilperson Dan Sullivan, Supervisor Teresa M. Kenny

Noes: None

RESOLUTION NO. 548**ACCEPT / RECEIVE / FILE DOCUMENTS/TOWN CLERK'S OFFICE**

RESOLVED that the following documents are accepted, received and filed in the Town Clerk's Office:

- Town Board Meeting minutes: September 24th, October 8th, October 22nd and November 12th Regular Town Board Meeting; and October 8, 2024 and November 12, 2024 Police Commission Meeting.
- Agreements:
Christmas Lighting Company for Pearl River.

Councilperson Brian Donohue offered the above resolution, which was seconded by Councilperson Jerry Bottari and was Adopted:

Motion: 5 - 0

Ayes: Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue, Councilperson Dan Sullivan, Supervisor Teresa M. Kenny

Noes: None

RESOLUTION NO. 549**PAY VOUCHERS**

RESOLVED, upon the recommendation of the Director of Finance, Jeffrey Bencik, the Finance Office is hereby authorized to pay vouchers for a total amount of three (3) warrants (Exhibit 11-26-A) for a total of \$756,278.15.

RESOLUTION NO. 549 - Continued

Councilperson Paul Valentine offered the above resolution, which was seconded by Councilperson Dan Sullivan and was Adopted:

Motion: 5 - 0

Ayes: Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue, Councilperson Dan Sullivan, Supervisor Teresa M. Kenny

Noes: None

RESOLUTION NO. 550

ENTER EXECUTIVE SESSION

In attendance, at this Executive Session were Supervisor Kenny, Deputy Supervisor Troy, Councilpersons Dan Sullivan, Paul Valentine, Jerry Bottari and Brian Donohue, Robert Magrino, and Jeff Bencik.

RESOLVED, at 7:40 pm, the Town Board entered Executive Session to discuss matters relating to personnel and the proposed acquisition/sale/lease of real property when publicity might affect value.

Councilperson Paul Valentine offered the above resolution, which was seconded by Councilperson Dan Sullivan and was Adopted:

Motion: 5 - 0

Ayes: Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue, Councilperson Dan Sullivan, Supervisor Teresa M. Kenny

Noes: None

RESOLUTION NO. 551

RE-ENTER RTBM / ADJOURNED / MEMORY

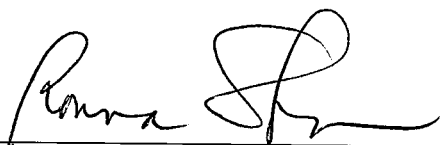
RESOLVED, at 8:50 pm, the Town Board re-entered the Regular Town Board Meeting and adjourned in memory of: *Francis Aiello*, Resident of Pearl River; *Louise Duffy*, Resident of West Nyack and Owner of Café Diem in Pearl River and Piermont; *Vincent Fortino*, Resident of Pearl River and Grandfather of Congressman Michael Lawler; *Martin Galvin*, Resident of Pearl River; and *Henry Sullivan*, Resident of Blauvelt.

Councilperson Paul Valentine offered the above resolution, which was seconded by Councilperson Dan Sullivan and was Adopted:

Motion: 5 - 0

Ayes: Councilperson Paul Valentine, Councilperson Jerry Bottari, Councilperson Brian Donohue, Councilperson Dan Sullivan, Supervisor Teresa M. Kenny

Noes: None



Rosanna Sfraga, Town Clerk

Town of Orangetown

DATE: November 26, 2024

WARRANT

Warrant Reference	Warrant #	Amount
Approved for payment in the amount of		
	110624	\$ 223,660.03 utilities & other
	111324	\$ 92,442.00 utilities & other
	112624	\$ 440,176.12
		\$ 756,278.15

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

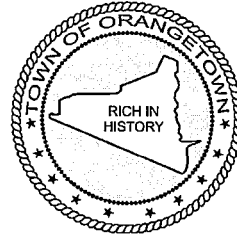
Councilman Brian Donohue

Supervisor Teresa M. Kenny

EXHIBIT
11-26-A

**TOWN OF ORANGETOWN
FINANCE OFFICE MEMORANDUM**

TO: THE TOWN BOARD
FROM: JEFF BENCIK, *DIRECTOR OF FINANCE*
SUBJECT: AUDIT MEMO
DATE: 11/21/24
CC: DEPARTMENT HEADS



The audit for the Town Board Meeting of 11/26/2024 consists of 3 warrants for a total of \$756,278.15.

The first warrant had 10 vouchers for \$223,660 and was for utilities.

The second warrant had 6 vouchers for \$92,442 and was for utilities.

The third warrant had 137 vouchers for \$440,176 and had the following items of interest.

1. Applied Business Systems (p5) - \$5,958 for postage on tax bills.
2. Global Montello (p19) - \$14,743 for fuel.
3. Goosetown Enterprises (p19) - \$8,066 Police leases.
4. Keane & Beane (p21) - \$5,014 for outside counsel.
5. Lowe's (p22) - \$7,035 for sewer equipment.
6. Savatree (p26) - \$129,879 for tree removal at the golf courses.
7. Slack Chemical Co. (p36) - \$7,727 for sewer chemicals.
8. Springbrook Holding Co. (p37) - \$18,179 for finance software.
9. Thomson Reuters (p41) - \$7,550 for Town Attorney software.
10. Virtuit Systems (p44) - \$38,743 for IT licenses and consulting.

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

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