

VILLAGE OF PELHAM BOARD OF TRUSTEES
REGULAR MEETING
TUESDAY, APRIL 21, 2015, 7:30 PM
VILLAGE HALL – 195 SPARKS AVENUE, PELHAM, NY

Minutes

1. Call To Order
2. Pledge of Allegiance
3. Mayor's Report
4. Trustees' Reports
5. Village Administrator's Report
6. Public Comment

Agenda Items:

Non-Recurring Items		
7.	Fiscal Year 2015-2016 Village of Pelham Budget Adoption, All Resolutions	Approved
8.	Tax Certiorari Settlement and Payment Authorization for HSL Realty, LLC at 510 Fifth Avenue	Approved
9.	Resolution to Accept a Donation from the Pelham Preservation and Garden Society of Flower Baskets and Flowers for the Downtown	Approved
10.	Resolution to Accept a Donation from the Pelham Preservation and Garden Society for Plantings in Wolfs Lane Park at First Street and Pelhamdale Avenue Wolfs Lane Park	Approved
11.	Resolution to Accept a Donation from the Junior League of Pelham for the Playground Equipment, Fence, Path and Plantings in the Woodlands Childrens Play Area	Approved
12.	Presentation by Sean Jancski Landscape Architects	Discussed
13.	Resolution Approving AT&T's Application for Upgrade of Antennae on Fire House	Approved
14.	Update on the Government Efficiency Plan (GEP) with Westchester County	Discussed
15.	Authorizing A Chamber of Commerce "Pelham Block Party" to Take Place Saturday, June 6, 2015	Approved
16.	Other Business-Where we are with Expense Revenues	
Recurring Items		
17.	Discussion of Tax Freeze and Government Efficiency Plan	
18.	Authorizing Accounts Payable	Approved
19.	Authorizing Minutes of: April 7, 2015	Tabled
20.	Adjournment to Executive Session	Approved

Next Regularly Scheduled BOT Meetings:

Tuesday, May 5, 2015

Tuesday May 19, 2015

All meetings start at 7:30 p.m. unless otherwise noted.

Item #1 – Meeting called to order: The meeting of the Board of Trustees was called to order by Deputy Mayor Mutti at 7:30 p.m.

The following members of the Board of Trustees were present:

Trustees Cassidy, Mutti, Reim, Kagan, Ferrara, and Marty

The following members of the Board of Trustees were absent: Mayor Volpe arrived at 8:15 pm

Village staff in attendance:

Administrator Yamuder, Village Clerk Terri Rouke

Item #2 – Pledge of Allegiance:

The Pledge of Allegiance was led by Deputy Mayor Mutti.

Reports:

Trustees Reports:

Trustee Marty-Nothing to report that is not on the agenda.

Trustee Cassidy reported that he was very happy with the amount of work that took place in the four or five budget meetings and that the meetings made it very helpful to come up with a very solid, responsible, aggressive budget.

Trustee Ferrara stated that she had initial meetings with the Police and the Building Departments as their liaison. She reported that the social media project was moving forward. She also met with Luisa DeCicco to discuss the Social Media for the Chamber and the new format of a Chamber of Commerce block party.

Trustee Mutti reports that she is continuing to work with MTA on several issues. She says that they are working on the loose steps and might possibly have to work on the entire staircase. They are also addressing the chronic situation with the drainage problem under the Highbrook Bridge.

Trustee Reim had nothing to report that was not on the agenda but did want to say that he had opening discussions with the Fire Dept. He reported that they had a very active week and wanted say how hard they work and how brave they were.

Trustee Kagan addressed the United Water application before the Public Service Commission. He wrote a letter requesting that Senator Klein intervene with the process. Trustee Kagan introduced Christina Lang from Senator Klein's office, who read a letter from Senator Klein into the minutes that the Senator had sent to his contacts at PSC. Trustee Kagan received notification from the PSC that stated the Short Form Environmental Assessment had been signed and that there would be no significant adverse environmental impact from the sale of the Heights water system to United Water. Trustee Kagan states that this was a positive step.

Village Administrator's Report

Administrator Yamuder said that Virtual Town had sent back a signed contract and that they would send a project specialist in about two weeks to lay out the design. He also informed the Board that he had conducted interviews for an Administrative Assistant and that by the next meeting he should have a solidified list.

Item# 6-Public Comment

None

Item# 7- Fiscal Year 2015-2016 Village of Pelham Budget Adoption, All Resolutions

Administrator Yamuder stated that these are the ending resolutions to adopt the 2015-2106 Budget which is a responsible budget after tough decisions had been made to keep the budget in line.

Summary is based on the Tentative/Preliminary Budget and amendments to date:

The Village's Fiscal Year runs from June 1 through May 31 every year. By State Law, Village Budgets must be adopted on or before April 30 of every year. Currently, the budget adoption is scheduled for April 21, 2015 at 7:30 p.m.

Home Values in Pelham increased overall by 3.372%

Commercial Property Values in Pelham increased overall by 1.506 %

The Tax rate has decreased through further budget cuts from -1.065% to -1.594% for homeowners, and it has decreased from -.431% to -.964% for commercial properties.

The Tax Levy was proposed at \$11,066,135 up from \$10,429,024. Initial Proposed Tax Levy Increase was 6.1090%, but with cuts in expenses, small increases in some revenues and a modest

use of fund balance, the revised tax levy was \$10,643,230, reduced further to \$10,586,280 and is currently at 1.5079%.

The increase in the Tax Levy, combined with the increase in home values, is the most true indicator of the tax impact on the homeowner.

The reason is that all properties in Pelham Village and Pelham Manor Village, within the Town of Pelham, are maintained at Full Value Assessments, which reflects changes in market values. These values are updated by the Assessor every year.

Impact on the Average Homeowner:

Average House Value – Using an Average assessment in Pelham of \$656,397.00 vs. \$636,840.00 for 2014, the average homeowners taxes would increase from \$5,219.00 to \$5,293.00.

Tax Rates:	Last Year 2014-2015	Tentative 2015-2016	Preliminary 2015-2016	As revised 2015-2016
Home:	\$8.1949533	\$8.429617	\$8.107714	\$8.0643309
Non-Home:	\$11.3789160	\$11.780035	\$11.329847	\$11.2692233

The Board has held 4 Budget Work Sessions, which have been open and available to be attended by the Public. Adoption is scheduled for April 21, 2015.

In connection with approval of the budget for Fiscal Year 2015-2016, the Board of Trustees should adopt the following resolutions tonight.

- A. Resolution with Amendments and Revisions to the Proposed Budget
- B. Resolution for Budget Adoption
- C. Resolution to Levy Taxes
- D. Resolution Authorizing Investments
- E. Resolution Authorizing Levy of Additional Taxes

BUDGET RESOLUTION A
VILLAGE OF PELHAM – APRIL 21, 2015
RESOLUTION AMENDING AND REVISING THE

PROPOSED 2015-2016 VILLAGE BUDGET

WHEREAS, the Board of Trustees has met at the times and places specified on the proposed budget and heard all persons desiring to be heard thereon; and, subsequently consulted with the appropriate Village officials on the contents thereof and determined that certain modifications would be desirable.

NOW, THEREFORE, BE IT RESOLVED that the budget be amended and revised as follows:

Budget Resolutions B through E were read into the minutes and a motion to approve was made by Trustee Reim and seconded by Trustee Marty to approve Budget B, C, D E resolutions. The vote was approved by a vote of six in favor, none opposed. Mayor Volpe was absent.

A motion was then made by Trustee Kagan and seconded by Trustee Marty to approve Budget A resolution. The vote was approved by a vote of six in favor, none opposed. Mayor Volpe was absent.

BUDGET RESOLUTION B
VILLAGE OF PELHAM
APRIL 21, 2015

BUDGET ADOPTION RESOLUTION

RESOLUTION ADOPTING A BUDGET FOR THE FISCAL YEAR COMMENCING JUNE 1, 2015 AND ENDING MAY 31, 2016 MAKING APPROPRIATIONS FOR THE CONDUCT OF THE VILLAGE GOVERNMENT AND ESTABLISHING THE RATES OF COMPENSATION FOR OFFICERS AND EMPLOYEES FOR SUCH PERIOD.

WHEREAS, this Board of Trustees has met at the time and place of April 7, 2015, as specified in the Notice of Public Hearing on the preliminary budget and heard all persons desiring to be heard thereon.

NOW, THEREFORE, BE IT RESOLVED that the budget as amended at Work Sessions held on Thursday, March 19, 2015, Monday, March 23, 2015, Tuesday, March 24, 2015 and Monday, March 30, 2015 as presented at the Budget Hearing held on Thursday, April 7, 2015 as hereinafter set forth is hereby adopted and the salaries and wages stated in the Salary Schedule of the budget are fixed at the amounts shown and are effective June 1, 2015, unless provided for by other means.

BUDGET RESOLUTION C

VILLAGE OF PELHAM
RESOLUTION LEVYING TAXES
FOR FISCAL YEAR 2015-2016
APRIL 21, 2015

RESOLUTION DATED APRIL 21, 2015, LEVYING THE 2015 VILLAGE TAX, ESTABLISHING THE TAX RATE, FIXING DATES OF PAYMENT.

WHEREAS, pursuant to Section 5-508 of the Village Law, the Board of Trustees has adopted the Village Budget for the fiscal year commencing June 1, 2015 and ending May 31, 2016, and WHEREAS, such budget as adopted establishes a general Village tax levy of \$10,586,280 for this period.

NOW THEREFORE, BE IT RESOLVED that there are levied and assessed the sum of \$10,586,280 against all taxable real property and special franchise in the Village, pursuant to this budget, as adopted, and the 2015 Village tax rate is set at \$8.0643309 per thousand dollars of assessed valuation for Homestead Properties and \$11.2692233 per thousand dollars of assessed valuation for Non-Homestead Properties. The Collector of Taxes is hereby authorized and directed to extend and carry out upon the 2015 tax roll the amount to be levied against each parcel of real property and each special franchise shown thereon,

AND BE IT FURTHER RESOLVED, that pursuant to Section 1432 of the Real Property Tax Law, taxes levied as aforesaid are due June 1, and payable by June 30, 2015, and the dates and rates of interest shall be set as follows:

Payment Due: Due June 1, 2015
From June 1, 2015 to June 30, 2015 - No Interest
On July 1, 2015 - 5% will be added and 1% additional on the first day of each month thereafter until paid.

BUDGET FOR THE VILLAGE OF PELHAM
FOR THE FISCAL YEAR JUNE 1, 2015 TO MAY 31, 2016

GENERAL FUND	
Government Support.....	\$1,493,424
Public Safety.....	\$5,561,836
Transportation.....	\$531,950
Culture and Recreation.....	\$362,502
Home & Community Services.....	\$1,067,452
Employees' Benefits.....	\$4,233,143
Debt Service Payments.....	\$472,093
Transfer to Capital.....	\$0

TOTAL	\$13,722,400
Less Estimated Revenue.....	\$3,036,120
Tax Levy.....	\$10,586,280
Assessed Valuation: HOMESTEAD.....	\$1,077,587
Tax Rate Per Thousand: Homestead.....	\$8.064331
Assessed Valuation: NON-HOMESTEAD.....	\$168,269
Tax Rate Per Thousand: Non-Homestead	\$11.269223

The total amount of local assistance to the General Fund anticipated to be received from the State of New York during the fiscal year 2015-2016..... \$73,154

RATES OF INTEREST

Payment Due: Due June 1, 2015
 From June 1, 2015 to June 30, 2015 - No Interest
 On July 1, 2015 - 5% will be added and 1% additional on the first day of each month thereafter until paid.

PLEASE NOTE: It is the taxpayer’s responsibility to remember the due date of the tax payment – JUNE 1, 2015 payable without interest until June 30, 2015

SENIOR CITIZENS: You may be eligible for tax exemption if you are age 65 and over.

For more information, please call or write:

Town Receiver of Taxes	or	Town Tax Assessor
34 5th Avenue		34 5th Avenue
PELHAM, NY 10803		PELHAM, NY 10803
914-738-1642		914-738-2878

THIRD PARTY NOTIFICATION

Under New York State Law (Chapter 758, Laws of 1986) if you are either 65 years of age or older or disabled and own and occupy a 1, 2, or 3 family residence, you may designate a consenting adult third party to receive duplicate copies of your tax bills and notice of unpaid taxes until further notice. Applications may be obtained in person from the Tax Office, 34 5th Avenue, Pelham, New York 10803 or by mail if you include with your request a self-addressed stamped envelope.

Applications for third party notification must be filed with the Receiver of Taxes no later than June 1, 2015.

TAX SCHEDULE

JANUARY: Second Half School Taxes
Town of Pelham

APRIL: Town Taxes
Town of Pelham

JUNE: Village Taxes are due w/o interest by June 30th
To: Village of Pelham (Town Receiver of Taxes)

SEPTEMBER: First Half School Taxes
Town of Pelham

The data used to calculate real property taxes due is shown in Appendix 4 of the 2015-2016 Village of Pelham Budget.

The Village of Pelham, Assessed under Full Valuation by the Town of Pelham, shall submit assessment information in compliance with the applicable Section of the Real Property Tax Law.

If you feel your assessment is too high, you have the right to seek a reduction in the future. Applications for challenging your assessment and a copy of the booklet "How to File a Complaint about Your Assessment" are available at the Assessment Office.

Any tax questions can be answered by calling the Town of Pelham Tax Assessor at 738-2878 or the Town of Pelham Receiver of Taxes at 738-1642 for Village, School or Town tax information.

**BUDGET RESOLUTION D
2015-2016 VILLAGE OF PELHAM BUDGET
AUTHORIZATION FOR INVESTMENTS**

RESOLVED, that the Village Administrator/Treasurer and/or Deputy Treasurer, during the fiscal year beginning June 1, 2015 are authorized to invest monies not needed for immediate expenditure in accordance with the provisions of the General Municipal Law, the Local Finance Law and the Village's investment policy.

**BUDGET RESOLUTION E
2015-2016 VILLAGE OF PELHAM BUDGET
RESOLUTION AUTHORIZING THE LEVY AND COLLECTION
OF ADDITIONAL TAXES UPON TERMINATION OF EXEMPT STATUS**

RESOLVED, that the Town Assessor and Receiver of Taxes, during the fiscal year beginning June 1, 2015 are authorized to levy and collect additional Village taxes upon termination of exempt status of real property in accordance with provisions of Section 494 of the Real Property Tax Law.

Item #8 Tax Certiorari Settlement and Payment Authorization for HSL Realty, LLC at 510 Fifth Avenue

Administrator Yamuder summarized that this was a tax settlement payment that the Village is authorized to pay to HSL Realty, LLC in the amount of \$6,862.50.

BE IT RESOLVED, that the Board of Trustees of the Village of Pelham hereby authorize payment for a refund of taxes and reduction in assessment to HSL Realty, LLC pursuant to the Court Order and Judgment for the properties at the following addresses for the following amounts:

<u>Address:</u>	<u>Tax Lot ID Number:</u>	<u>Assessment Years:</u>	<u>Amount:</u>
510 Fifth Avenue	159.77-1-20	2008-2012	\$6,862.50
510 Fifth Avenue	159.77-1-19	2008-2012	\$0.00

In the total amount of six thousand eight hundred sixty-two dollars and fifty cents (\$6,862.50), and authorizes the Mayor, the Village Attorney and the Village Administrator/Treasurer to take the necessary and appropriate actions to effect this Court Order and refund these taxes. A motion was then made by Trustee Kagan and seconded by Trustee Ferrara to approve the resolution. The vote was approved by a vote of six in favor, none opposed. Mayor Volpe was absent.

Trustee Marty mentioned that the Village keeps hoping that these are the last settlements and that three years ago when these peaked some of the payments were almost fifty to a hundred thousand dollars reflecting the downturn in economy. He said that this payment is much smaller and hopes that this is the last of them.

Administrator Yamuder stated that there is money budgeted for these and that he continues to work closely with the tax assessor's office to monitor this.

Item # 9.Resolution to Accept a Donation from the Pelham Preservation and Garden Society of Flower Baskets and Flowers for the Downtown

Deputy Mayor Muttti said that this donation from the Pelham Preservation Society will place flower baskets mapped out along Fifth Avenue and Wolfs Lane from Third Street to Boulevard. She stated that the thirty larger baskets that were proposed would be hung in May and watered by the Village of Pelham DPW.

Trustee Kagan said he was glad that the Garden Society found a way to reduce the cost of these baskets for next year by replanting the same baskets.

Trustee Reim said that this is a wonderful commitment from the Pelham Preservation and Garden Society.

Michael Carpenter, President of the Garden Society said that payment for the baskets would go directly to the nursery from PP & G.

BE IT RESOLVED, that the Board of Trustees of the Village of Pelham authorizes the acceptance of a donation from the Pelham Preservation and Garden Society for the hanging baskets along Wolfs Lane and Fifth Avenue valued at \$3,000 with thanks to the donors for their contribution to the Village of Pelham community.

A motion was then made by Trustee Cassidy and seconded by Trustee Ferrara to approve the resolution. The vote was approved by a vote of six in favor, none opposed. Mayor Volpe was absent.

Item # 10. Resolution to Accept a Donation from the Pelham Preservation and Garden Society for Plantings in Wolfs Lane Park at First Street and Pelhamdale Avenue

Deputy Mayor Mutti explained that this is the second year for an enhancement project by neighbors in the park at Pelhamdale and First Street. She said that last year they planted dogwoods and deciduous trees and that this year there is another plan that maps out other plantings with ivy, more deciduous trees and azalea's, all plants that were researched by the Pelham Preservation and Garden Society as plants that would do well in this area and add another layer of enhancement. She commended the DPW for their generosity of planting the plants and said that a truckload of mulch was being spread by the neighbors. She also said that climbing hydrangeas would be planted on the train station walls across the street on First Street.

Michael Carpenter, President of the Pelham Preservation and Garden Society presented the Board with a check for the project.

BE IT RESOLVED, that the Board of Trustees of the Village of Pelham authorizes the acceptance of a donation of \$3,013 for plantings from the Pelham Preservation and Garden Society plus \$170 for mulch from Almstead for placement in Wolfs Lane Park at Pelhamdale and First Street with thanks to the donors for their contribution to the Village of Pelham community.

The funds will be a budget amendment for budget line A2705 Gifts and Donations to budget line A8560.479 Community Environment Plantings and Beautification.

A motion was then made by Trustee Ferrara and seconded by Trustee Kagan to approve the resolution. The vote was approved by a vote of six in favor, none opposed. Mayor Volpe was absent.

Item # 11. Resolution to Accept a Donation from the Junior League of Pelham for the Fence and Plantings in the Woodlands Children's Play Area

Deputy Mayor Mutti said that the playground design is completed and the park is progressing.

Administrator Yamuder said that the Village had received stamped copies of the design.

Deputy Mayor Mutti said that once the stamped drawings were received that bids would be solicited for the plantings and the fence.

Trustee Ferrara said that they received three bids for the fence with Gunhill coming in with the best bid of \$19,878.00. Trustee Ferrara reported that they had also received bids for plantings and went with Shemins because of their discounted price. Trustee Ferrara said that the Junior League is ready to move with the cost for this project and would reimburse the Village.

Deputy Mayor Mutti said that the remaining steps would be to review the engineering drawings, stake out the areas, send out the bids for the path including the paver design and secure the insurance for the project.

Administrator Yamuder said that our broker R.J. Impastato will secure the insurance in a few days.

Trustee Ferrara said that the fence and the plantings would be scheduled.

Deputy Mayor Mutti said that tonight everything except the insurance and path would be addressed. She said that the installation date would be sometime in May and that wholesale plants & shrubs from Shemin's would be planted by the DPW. She stated that the project had already been approved and that tonight they were accepting the donations.

Trustee Reim asked if there was a time schedule and an unveiling date.

Trustee Ferrara replied that it would potentially be unveiled in early June hopefully around the time of the Pelham Chamber of Commerce Block Party

BE IT RESOLVED, that the Board of Trustees of the Village of Pelham authorizes the acceptance of a donation of \$19,878.00 from the Junior League of Pelham for the Fence and \$2984.00 for the

plantings in the Woodlands Children's Play Area with thanks to the donors for their contribution to the Village of Pelham community.

The funds will be a budget amendment for budget line A2705 Gifts and Donations to budget line A8560.479 Community Environment Plantings and Beautification.

A motion was then made by Trustee Cassidy and seconded by Trustee Ferrara to approve the resolution. The vote was approved by a vote of seven in favor, none opposed.

Item # 12. Wolfs Lane Park Presentation by Sean Jancski Landscape Architects

Sean Jancski Landscape Architect for the Wolfs Lane Park made his presentation to the Board of the plan for the Wolfs Lane Park. He indicated that the park in its present condition was underutilized and had the potential with this design to unify the park.

Mayor Volpe questioned the funds for the park. He said that currently there is approximately \$650,000 available to renovate the park. He asked if there was a delay of a year how much would be the incremental add on to the cost of the renovation, would it be 10%, 20%.

Mr. Jancski said that there was no way to predict what costs would go up in terms of labor, materials or inflation.

Trustee Mutti said that there was movement in the grant rewrite that was now with Senator Klein. She said that things were moving along. She also explained that DASNY is the last step in the process.

Mayor Volpe wanted to know what the timeline for the funding was.

Christina Lang, Senator Kleins aide, said that they had asked the state for a timeline and usually when there is communication with state agencies asking for a timeline that moves along the funds.

Trustee Mutti said that the funds are there and the plan needs to be in place.

Mayor Volpe questioned Trustee Mutti about the wooden benches in the park that were currently there.

Trustee Mutti replied that there could be two courses of action with the benches depending on the funding. They could be integrated into the park in small modular units or to just start over, but they wanted to try to reuse the benches. She explained that this plan respects the passivity of the park and that the entire corridor would be addressed.

Mr. Jancski said that the idea was to maximize the spending in a minimum amount of space.

Trustee Mutti replied that there is no shortage of what could happen in this space.

Trustee Cassidy said that this plan makes the space more attractive, is not overwhelming and that this starts the process.

Sean Jancski said that it is designed so that all parts of the park would draw people in.

Trustee Cassidy said that the plan was very conscious of the neighbors and that was very nice.

Mary Veith of Nyac Avenue wanted the Board to be aware that kids use the park and that the plan needed to save open space so that kids would be able to throw balls.

Chris Pearlman of Nyac Avenue commented that he loves the fact that the plan is utilizing this space and that it would make a great impact. He questioned whether or not trees would be taken down because it would be important to the neighbors that traffic noise be blocked.

Mr. Jancski said that there were no screening trees in these drawings that those would be reflected on the next set of drawings. He also explained that some of the smaller existing trees might not show up on the current plans but they would leave as many trees as possible.

Mayor Volpe said that when the Town Board did the parking Lot and the playground on Town Property the neighbors had the same concerns. He stated that the Village might have to do the same due diligence and do a work survey of existing trees and if the Village could afford it possibly put in more plantings.

Trustee Mutti said that trees do exist in these areas and will buffer the playground.

Mr. Pearlman mentioned the monument and the entrances but said that the bocci court had not been discussed. He questioned who played bocci ball, what kind of maintenance would there be and what the Board thought of the Bocci Court.

Trustee Mutti explained that the bocci court would be very low profile as well as age friendly, that there would not be a lot of noise, and that the sport was increasing in popularity.

Mayor Volpe reported that the maintenance would be limited and mentioned several areas that have bocci courts.

Chris Pearlman questioned Trustee Mutti, was there any reason why the court was placed in that area which happened to be by his property and would people be required to bring their own bocci balls.

Trustee Mutti replied that people who used the court would bring their own bocci balls.

Mr. Jancski explained that the court was placed there because the area was a prominent ,visible area that was open and level.

Teddy Johnson of 23 Nyac wanted to know if this was going to be a pet friendly park.

Trustee Mutti explained that pets are not prohibited but that dogs could not be unleashed, that there was no dog park element in this design.

Mayor Volpe explained that a question of a dog park was raised in Chester Park and soundly rejected by the residents in that area. He said that these parks have value but it is a difficult topic.

Mary Veith spoke reminding the Board that they should be aware of the noise and that they should consider the neighbors who live there and who will feel it.

Trustee Reim said that it was an attractive plan and to the far left of the map that maybe the ongoing parking issue should be addressed with this opportunity to place 20 angle parking spaces that could be done without disturbing the rest of the park.

Trustee Mutti explained that that would mean rewriting the grant and it would diminish the park space. She said that there had been proposals independent of this plan regarding parking and that the funds that are in place for this plan need to be spent. She said that this plan is for park enhancement.

Mayor Volpe said maybe that would be a future possibility but that right now they needed to move on with this plan. He commended Trustte Mutti for the wonderful job she has done with this project.

Mr. Pearlman asked about the projected timing for this project.

Trustee Mutti said they were looking at the redesign and getting the funding in place and that the next step would be the SEQRA process where the public could come back with questions.

Mayor Volpe explained that the Village Board had the authority to hear the SEQRA.

Sean Jancski said that this was an overall vision of the park and that some of the design might develop and change to address comments.

Mayor Volpe wanted to schedule the SEQRA to get the public comments on the potential environmental impacts.

Item #13. Resolution Approving AT&T's Application for Upgrade of Antennae on Fire House

Chris Fisher, Attorney for AT & T, said that in March of 2015 they came before the Board to discuss an upgrade of equipment. He explained that this is an upgrade to the equipment on the Fire House roof that has been in place for 18 years with an existing lease to pay rent to the Village. He said that this upgrade would be replacing some antennas and adding small RRH boxes for a tech upgrade for enhancement and capacity associated with 4GLTE Service.

Mike Garrett, Contractor for AT & T, said that the old antennae were 51" tall, the new would be 55" tall and that three of the nine would be swapped out.

Chris Fisher said that the RRH units don't have a transmission aspect but are linked by fiber optic technology, that would be more efficient and work faster with a higher speed. He explained that the changes would be very minimal. He requested the Village Board to review this as an administrative subject and then when the Village consents AT & T would then go to the Building Dept. to be vetted for Code compliance. He explained that the original lease was from 1996 to March of 2017, at which time the lease would then have to be renegotiated.

Trustee Reim asked if this was totally different technology.

Mr. Garrett explained that this was a phasing out the old technology. He said that this technology in LTE started in 2011 on this site and this was a continuation of that process.

Trustee Reim asked if this was the same radio frequency.

Mr. Garrett said that this is the same radio frequencies with a new technology.

Trustee Kagan questioned what the weight change would be.

Mr. Garrett replied that it would be seven lbs. less

Trustee Kagan asked how many remote radio heads were on the building now.

Mike Garrett said that there are three on the building but that six had been permitted on the plan but only three had been put up.

Trustee Kagan explained that on the as built plans from 2011 it had listed all six as being there.

Mr. Garrett explained that they were not crossed out on the drawings but that the RRH boxes are drawn in on the plans as a little red box. Mr. Garrett said that he should have taken pictures.

Trustee Kagan said that he did take pictures and presented them to Mr. Garrett and the Board.

Mayor Volpe spoke and said that he had a consultant look at the old lease and the consultant said that the lease was just okay.

Mr. Garrett said that when the Village reviews the contract that they would be in a good bargaining position.

Trustee Kagan questioned why adding this equipment at 50 lbs apiece, making the total weight 300 lbs of equipment, should be put on the roof of an older building and why not put it in the telecom closet right below on the third floor of the building.

Mr. Garrett stated that the equipment was 34 lbs each.

Trustee Kagan reported that the drawings reflect that the equipment is 46 lbs.

Chris Fisher explained that it would not be impossible to put the equipment in the closet but that the RRH boxes have to be as close to the antennae as possible.

Mayor Volpe stated concerns that A T & T is doing this overlay and adding an installation with old construction that is not properly reflected in our records or yours. He said that he wanted to make sure that it was done right.

Mr. Fisher said that A T & T went by the process which required a special permit, then approved by Zoning Board of Appeals and then it was upgraded in 2011. He stated that AT & T had gone through the permit process and pulled the permit correctly. He noted that this has returned to the Board of Trustees because of Federal changes and heightened review of wireless facilities. He acknowledged that in less than two years there will be a lease negotiation and that conversation should go to AT & T to identify the issues. He stated that he was not empowered to negotiate the lease to do minor upgrades.

Trustee Kagan said that in his view the weight of 300 lbs would not fit squarely in this lease and then to add 150 lbs. He also requested that when Mr. Fisher went back to his client that there should be an audit conducted on the figures that do not add up for the past twenty years of what was paid and what was received under the current lease. He stated that there should be a 20% base rent increase to compensate the Village for the added roof weight, or put the upgrades in the equipment room.

Michael Garrett responded that for twenty years AT & T have rights that the Village may or may not be aware of with a right to upgrade without paying more. He also reminded the Board that they have a permit that enables them to make additions such as the RRH boxes.

Trustee Kagan said that upon review of the 'as-built' documents, the permit was not closed correctly with the 2011 drawings showing six upgrades on the plan when actually only three upgrades had been placed there.

Chris Fisher said that A T & T had done everything right in terms of process. He asked if the Board was saying that they want to negotiate under the terms of the current lease the placing of the upgrade equipment in the third floor equipment closet.

Trustee Kagan clarified that what he was saying was that A T & T has to have some respect for an old building and put the upgrades in the closet. He said that if it has to be placed on the roof then AT& T should help the Village to protect the roof.

Trustee Cassidy said that it is important that the upgrades be installed correctly so that nothing happens to the Fire House Roof.

Mayor Volpe asked if there could be a mutual agreement to toll until the next meeting so Mr. Fisher could have a conversation with his client

Chris Fisher said that there should be a one on one conversation to reach a solution so that this process could move forward..He reminded the Board that FCC regulations says that in sixty days the application should be deemed approved. He requested an authorizing resolution that would designate who from the Village would resolve the issues.

Mayor Volpe said that Village resolutions entrust the Mayor and the Village Administrator to execute any and all agreements.

Trustee Kagan reiterated his request for a financial audit of the lease.

Mr. Garrett said that a letter had to be sent to financial to begin the process.

Mayor Volpe read an amended resolution into the minutes.

WHEREAS, AT&T gave a presentation to the Mayor and Board of Trustees at a regular Board meeting on March 3, 2015 regarding their application for the proposed upgrades to an existing AT&T Antennae on the Fire House at 219 Fifth Avenue;

BE IT RESOLVED, that the Board of Trustees approves the permit application by AT&T for the upgrades at the Fire House; and

BE IT FURTHER RESOLVED, that Mayor and Board authorize the appropriate Village officials to take the necessary and appropriate actions, including but not limited to, further discussions with counsel to AT&T and AT&T respecting location of RHH's, and provided that necessary structural review and analysis of any proposed installation be conducted by AT&T at AT&T's expense and after approval by the Village, that any and all necessary applicable work permits shall be issued pursuant to Village of Pelham Code.

A motion was then made by Trustee Cassidy and seconded by Trustee Marty to approve the resolution. The vote was approved by a vote of seven in favor, none opposed.

Item# 14. Update on the Government Efficiency Plan (GEP) with Westchester County

Mayor Volpe thanked Robert Yamuder and Trustee Cassidy for putting together the plan. He stated that the Village can easily meet the rebate threshold of 1%. He said that the 1% is a good start at or above the state requirements. He said that we are going to have to expand on this with a continued shared services effort.

Trustee Cassidy stated that as of this year our number for shared services is at \$290,000 when the number we are required to have is \$104,000, three times what the threshold is. He also said that there are things that are recurring and that can be applied to next year and we can expect the numbers to go up significantly. He went on to say that the Board of Trustees must deliver services in the most responsible way. He explained that the Village met the tax cap this year and that residents can apply for the rebate.

Mayor Volpe said that he met and will continue to meet with the Town of Pelham Supervisor, the President of the Board of Education and the Mayor of Pelham Manor to discuss shared services to come up with some ideas and ways to save money. He said that Trustee Cassidy would lead the effort of shared services for the Village. He questioned Administrator Yamuder if this was a basic plan and if there was a formal document. He said that he would like to see the actual text and be able to send the comments to Administrator Yamuder.

Administrator Yamuder said that he was waiting for the County to send back the report with the compilation of the forty separate plans for review. He said that this plan is the draft.

Trustee Cassidy asked who plugs in the calculations and could we get this preapproved with an exact determination that our plan has been signed off on. He questioned whether or not there is a process in place for this so that we do not have any surprises.

Administrator Yamuder responded that the State does the calculations and that he had asked for a review of these through the County.

Mayor Volpe said that maybe research could be done through the State Comptroller by sending some examples to ask if they qualify and to determine which services could be applied.

Item #15. Authorizing A Chamber of Commerce "Pelham Block Party" to Take Place Saturday, June 6, 2015

Administrator Yamuder reported that he had received a letter requesting the Village support of the Chamber of Commerce Block Party.

Mayor Volpe questioned why the Chamber wanted to make the the Chamber Street Fair a Block Party.

Trustee Ferrera responded that the Chamber wanted to try a different format to try to make this a more community event. She said that they would only ask local businesses to participate. She said that businesses in the area that would be closed off would host other businesses that were outside the area.

Deputy Mayor Mutti said that it would be good to showcase what we have.

John Cassone,Seventh Avenue, asked if this Block Party for residents to get involved as well as merchants.

Deputy Mayor Mutti said that the Board is approving the street use and not the concept of the format. She said that maybe someone from the Chamber could attend the next meeting to clarify the idea of the Block Party.

Mayor Volpe said that this is similar to the concept of the street fair and that the Chamber was asking to close the streets as a matter of community pride.He said that less of the streets would be closed so that residents could go to our local merchants.

Trustee Cassidy said that this is a significant attempt by the new group running the Chamber to move from the big affair to specifically highlight Pelham businesses and Pelham organizations and tie in the volunteers as well.

Mr. Cassone commended the Chamber on their admirable effort designed to highlight Pelham businesses, what they do and what they sell.

Mayor Volpe suggested that someone from the Chamber be present at the next meeting.

BE IT RESOLVED, that the Board of Trustees of the Village of Pelham authorizes a Chamber of Commerce "Pelham Block Party" to take place on Saturday, June 6, 2015 from 11 am to 5 pm, and authorizes the closure of the following streets from 10 am to 6 pm:

- 5th Avenue from the train station to the Pelham Art Center (First Street to Third Street).

BE IT FURTHER RESOLVED, that the Chamber of Commerce will be responsible for all Village Of Pelham overtime costs and all other direct costs that are incurred by this event;

AND BE IT FURTHER RESOLVED, that Mayor and Board authorize the appropriate Village officials and staff to take the necessary and appropriate actions to allow the "Pelham Block Party" to take place, with the requirement that the Village of Pelham be provided with the insurance satisfactory to the Village's insurance carrier by the Pelham Chamber of Commerce.

A motion was then made by Trustee Ferrera and seconded by Trustee Mutti to approve the resolution. The vote was approved by a vote of six in favor, none opposed. Trustee Kagan temporarily absent.

Item # 16. Other Business- Expense and Revenues

Mayor Vople again mentioned that he had met with colleagues from other local agencies and that the meetings were very productive. He thanked all of the Trustees for all of the hard work they were doing. He reported that he was going to be attending the Governor's speech on the next Friday where the governor would talk about the state budget.. Mayor Volpe indicated that ,while there, he would try to request for funds for street paving.

Administrator Yamuder then summarized the memo regarding the fiscal analysis. He explained that the memo covered the expenses and revenues to the end of March where the village is through 83% of the fiscal year. He said that for the fiscal year 2014-2015 the total appropriations of expenditures is 11 million. These figures are at 82.8 % slightly in the green. He reported that the total revenues to date are 2.6 million not including real property taxes. He said that this is 87% of the total projected revenues. He said that last year at this time the Village was at 75%. He then said that the total revenues to date including the taxes is at 97% which is better than last year.

Mayor Volpe said that we are working hard and the Board budgeted very tightly for next year and will be monitoring the the overtime very carefully. He also wanted to let the DPW know that he had received some very nice letters for the work that they had done fixing broken storm drains. He went on to commend the Fire Department and the Police Department for the fabulous job they did by responding to a unfortunate situation in seconds and their professionalism in handling the incident throughout the day.

Item #17 was discussed under Item # 14

Item # 18 Authorizing the Accounts Payable

Trustee Kagan is auditing the Accounts Payable.

RESOLUTION

WHEREAS, pursuant to Section 5-524 of the New York State Village Law, the Board of Trustees shall audit all claims against the Village.

NOW, THEREFORE, BE IT HEREBY RESOLVED, that the Board of Trustees after audit of the following claims, authorizes payment for services rendered and materials received, for the following items that have been submitted to the Treasurer's Office for payment and authorized by the Village Administrator:

<u>Fund Name:</u>	<u>Amount</u>
General Fund	\$224,917.78
Water Fund	\$66,602.95
Capital Projects Fund	\$0.00
Trust and Agency Fund	\$350.00
CD NYS Main Street Fund	\$0.00
H3 Fund	\$0.00
<u>TE Expand Trust Fund</u>	<u>\$0.00</u>
Grand Total	\$291,870.73

NOW, THEREFORE, BE IT RESOLVED, that this Board hereby approves payment of the above mentioned claims and authorizes payment thereof.

A motion was then made by Trustee Reim and seconded by Trustee Cassidy to approve the resolution. The vote was approved by a vote of seven in favor, none opposed.

Item # 19. Authorizing Minutes of: April 7, 2015

This item was tabled

Item # 20. Adjournment to Executive Session

A motion was then made by Trustee Marty with a second by Trustee Kagan to adjourn the public portion of the Board meeting at 9:40 pm and go into Executive Session to discuss a personnel and labor matter after which time the Board would adjourn for the evening. The motion was approved by a vote of seven in favor, none opposed.

Respectfully submitted,
Terri Rouke, Village Clerk