

TOWN OF GOSHEN
TOWN BOARD WORK SESSION

November 7, 2016

MINUTES

A work session of the Town Board of the Town of Goshen was held on the 7th day of November, 2016 at the Town Hall located at 41 Webster Avenue, Village of Goshen, County of Orange, State of New York.

Present:	Douglas Bloomfield	Supervisor
	Melissa Gallo	Councilmember
	George Lyons	Councilmember
	Kenneth Newbold	Councilmember
	John VanDerMolen	Councilmember

Also Present:	Richard Golden, Esq.	Attorney for the Town
	Priscilla Gersbeck	Town Clerk

The meeting was called to order by Supervisor Bloomfield at 7:31pm, followed by the Pledge of Allegiance. Amendment to the agenda: table item #4 for Thursday's meeting.

1. REVIEW AND DISCUSS PROPOSAL BY ELIAS MUHLRAD TO RE-ANNEX A 36 ACRE PROPERTY OWNED BY ELKARPO, LTD. FROM THE VILLAGE OF FLORIDA BACK TO THE TOWN OF GOSHEN. PRIOR ANNEXATION TOOK PLACE MARCH 9, 2006 TO ALLOW CONSTRUCTION OF A 105 UNIT PLANNED ADULT COMMUNITY. THE PROPERTY ORIGINALLY WAS ZONED RU IN GOSHEN AND WOULD ALLOW 17-18 HOMES

Mr. Muhlrad addressed the Board with a proposal to re-annex 36 acres owned by Elkarpo, Ltd. back to the Town of Goshen. In 2006 the annexation allowed for this project to be in the Village of Florida. At that time, the Village of Florida gave a preliminary approval for construction of 112 units for senior citizen housing, houses/condos. Currently there is no market for senior citizen housing. Water and sewer hook-up to the Village of Florida turned out not to be economically feasible. Therefore, he drilled his own well and constructed his own sewer plant for this property. He is now asking the Town Board to approve a re-annexation with a change in zoning. This project originally was zoned for 17-18 units. He is requesting a zoning change (higher density) to accommodate 240 rental units.

This is the first presentation to the Board. Requirements such as a second well, sewer agreement, and a traffic study, according to the Town Code, will have to be addressed. More time is needed to review the proposal.

2. REVIEW AND APPROVE A REQUEST BY THE TOWN BUDGET OFFICER TO CREATE TWO NEW CAPITAL BANK ACCOUNTS FOR HAMBLETONIAN PARK SEWER MITIGATION AND FOR HAMBLETONIAN PARK WATER STORAGE TANK

The Budget Officer has requested permission to open 2 new Capital bank accounts. Heritage at Goshen submitted a check in the amount of \$130,000 for Sewer Mitigation which will go into a HI account for Hambletonian Park Sewer Mitigation and a check in the amount of \$84,105 for a Water Storage Tank into a HJ account for Hambletonian Park Water Storage Tank.

Councilwoman Gallo made the motion to authorize the Budget Officer to open 2 new Capital bank accounts. Councilman Lyons seconded the motion.

On A Voice Vote, the motion passed: 5 AYES Bloomfield, Gallo, Lyons, Newbold, VanDerMolen
0 NAYS

3. DISCUSS AND APPROVE A REVISED LEASE AGREEMENT WITH NY COMMUNICATIONS COMPANY, INC. FOR RADIO EQUIPMENT FOR HIGHWAY, WATER & SEWER AND DIAL-A-BUS.

The Highway Superintendent submitted a request to approve a revised lease agreement with NYCOMCO, radio communications system for Highway, Water & Sewer, and Dial-A-Bus. The revised annual cost is \$14,520.00 down from \$15,264.00 in the original proposal.

Councilman Lyons made the motion to authorize the Highway Superintendent, Broderick Knoell, to sign the lease agreement with NYCOMCO. Councilman Newbold seconded the motion.

Upon Roll Call Vote:

Supervisor, Douglas Bloomfield	<u>AYE</u>	Councilperson, John Van Der Molen	<u>AYE</u>
Councilperson, Melissa Gallo	<u>AYE</u>	Councilperson, Kenneth Newbold	<u>AYE</u>
Councilperson, George Lyons	<u>AYE</u>		

Vote: Resolution carried by a vote of 5 to 0.

4. FINANCE:

Councilman VanDerMolen made the motion to authorize the Supervisor to pay Manual A/P Runs for 10/31/2016 amounting to \$10,647.00. Councilman Newbold seconded the motion.

On A Voice Vote, the motion passed: 5 AYES Bloomfield, Gallo, Lyons, Newbold, VanDerMolen
0 NAYS

5. APPROVAL OF MINUTES:

Councilman Newbold made the motion to accept the minutes of work session of 10/11/2016 and regular meeting minutes of 10/13/2016. Councilwoman Gallo seconded the motion.

On A Voice Vote, the motion passed: 5 AYES Bloomfield, Gallo, Lyons, Newbold, VanDerMolen
0 NAYS

EXECUTIVE SESSION:

Councilman Newbold made the motion to enter into Executive Session to discuss the following:

1. DISCUSS MORITZ LITIGATION STATUS
2. DISCUSS O.C. SOIL & WATER FLOOD MITIGATION PLANS & POTENTIAL LITIGATION
3. DISCUSS FAITH, et al., APPEAL AGAINST TOWN OF GOSHEN, COUNTY OF ORANGE, & DEPT. OF ENVIRONMENTAL CONSERVATION

with the intent not to return. The motion was seconded by Councilman VanDerMolen. Motion carried

ADJOURNMENT: 7:58PM

Priscilla Gersbeck, Town Clerk