



## **BOARD OF TRUSTEES MEETING MINUTES**

**July 02, 2024, at 7:00 PM**

**432 Route 306, Wesley Hills, NY 10952**

**Phone: 845-354-0400 | Fax: 845-354-4097**

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**MEMBERS PRESENT:**

Marshall Katz, Mayor  
Milton Schwartz, Deputy Mayor  
Yisroel Cherns, Trustee  
Joseph Mause, Trustee  
Tova Krull, Trustee

**MEMBERS ABSENT:**

None

**OTHERS PRESENT:**

Benjamin Selig, Village Attorney  
Camille Guido - Downey, Village Clerk-Treasurer

Mayor Katz opened the meeting at 7 pm followed by the pledge of allegiance.

**ITEM #1**

**RESOLUTION #69-24**

**APPROVAL OF MINUTES – JUNE 4, 2024**

Trustee Schwartz made a motion to approve the minutes of June 4, 2024, seconded by Trustee Mause. Upon vote, Yea: Mayor Katz, Trustee Schwartz, Trustee Mause, Trustee Krull. Trustee Cherns abstained. This motion was carried.

**ITEM #2**

**RESOLUTION #70-24**

**APPROVAL OF MINUTES – JUNE 18, 2024**

Trustee Schwartz made a motion to approve the minutes of June 18, 2024, seconded by Trustee Mause. Upon vote, Yea: Mayor Katz, Trustee Schwartz, Trustee Cherns, Trustee Mause, Trustee Krull. This motion was carried unanimously.

**ITEM #3**

**DISCUSSION: LOCAL LAW 1 OF 2024 - FACULTY HOUSING**

Mayor Katz stated that the Village closed the public hearing last month and continued the discussion to this month in anticipation of the Planning Board providing the Village with their review of the law. The Planning has offered no new comments. Mayor Katz stated that Trustee Schwartz has minor typographical changes for the Board's consideration. Mayor Katz noted that these changes do not change the intent of the proposed law.

**ITEM #3**

**RESOLUTION #71-24**

**RESOLUTION: LOCAL LAW 1 OF 2024 - FACULTY HOUSING**

Trustee Cherns made a motion to approve the following resolution, seconded by Trustee Mause:

**RESOLVED**, that the proposed “Local Law Amending the Code of the Village of Wesley Hills to Revise the Zoning Law in Relation to Faculty Housing at Schools” as amended by the submission of Trustee Schwartz with respect to certain spelling and grammatical issues, copies of both are a part of the minutes of this Board are hereby approved and enacted as Local Law 1 of 2024.

Upon vote, Yea: Mayor Katz, Trustee Schwartz, Trustee Cherns, and Trustee Mause. Nay: Trustee Krull. This motion was carried 4 to 1.

**ITEM #4**

**RESOLUTION #72-24**

**RESOLUTION APPROVING THE INSTALLATION OF STOP SIGNS AT THE INTERSECTION OF LIME KILN ROAD & WILDER ROAD**

Trustee Cherns made a motion to approve the following resolution, seconded by Trustee Mause:

**RESOLVED**, that the Board of Trustees hereby requests that the Town of Ramapo Highway Department install “Stop” signs at the intersection of Lime Kiln Road and Wilder Road with the required street markings and any other associated signage, in accordance with the Village Engineer of the Village of Wesley Hills plan dated June 27, 2024, a copy of which plan is made a part of the Minutes of this Board is hereby approved.

Upon vote: Yea: Mayor Katz, Trustee Schwartz, Trustee Cherns, Trustee Mause and Trustee Krull. This motion was carried unanimously.

**ITEM #5**

**RESOLUTION #73-24**

**RESOLUTION APPROVING A REFUND FOR A DOUBLE TAX PAYMENT TO CORELOGIC - 14 DOE DRIVE**

Trustee Schwartz made a motion to approve the following resolution, seconded by Trustee Cherns:

**WHEREAS**, the Village of Wesley Hills issued a 2024 Village Tax Bill No. 000092 with respect to real property designated on the Town of Ramapo Tax Map as Section 32.18 Block 1, Lot 48 with respect to premises known as 14 Doe Drive, Suffern, New York 10901, and

**WHEREAS**, on June 10, 2024, Yaakov Spira paid the said tax bill applicable to the aforementioned property in the amount of \$389.15, and

**WHEREAS**, on June 18, 2024, Corelogic on behalf of PHH Mortgage Services made a duplicate payment of the 2024 Village tax bill applicable to the aforementioned property in the amount of \$389.15, and

**WHEREAS**, as a consequence of the above, the Village taxes for the said premises are overpaid to the Village of Wesley Hills in the amount of \$389.15,

**NOW THEREFORE, BE IT RESOLVED**, that the Village Clerk-Treasurer is hereby directed to remit the sum of \$389.15 to Corelogic.

Upon vote: Yea: Mayor Katz, Trustee Schwartz, Trustee Cherns, Trustee Mause and Trustee Krull. This motion was carried unanimously.

**ITEM #6**

**RESOLUTION #74-24**

**RESOLUTION APPROVING A REFUND FOR A DOUBLE TAX PAYMENT TO CORELOGIC  
- 4 OLD POMONA ROAD**

Trustee Cherns made a motion to approve the following resolution, seconded by Trustee Krull:

**WHEREAS**, the Village of Wesley Hills issued a 2024 Village Tax Bill No. 000214 with respect to real property designated on the Town of Ramapo Tax Map as Section 32.19 Block 1, Lot 63 with respect to premises known as 4 Old Pomona Road, Suffern, New York 10901, and

**WHEREAS**, on June 06, 2024, Beila Barouk paid the said tax bill applicable to the aforementioned property in the amount of \$317.51, and

**WHEREAS**, on June 18, 2024, Corelogic on behalf of Penny Mac made a duplicate payment of the 2024 Village tax bill applicable to the aforementioned property in the amount of \$317.51, and

**WHEREAS**, as a consequence of the above, the Village taxes for the said premises are overpaid to the Village of Wesley Hills in the amount of \$317.51,

**NOW THEREFORE, BE IT RESOLVED**, that the Village Clerk-Treasurer is hereby directed to remit the sum of \$317.51 to Corelogic.

Upon vote: Yea: Mayor Katz, Trustee Schwartz, Trustee Cherns, Trustee Mause and Trustee Krull. This motion was carried unanimously.

**ITEM #7**

**RESOLUTION #75-24**

**RESOLUTION APPROVING A REFUND FOR A DOUBLE TAX PAYMENT TO CORELOGIC  
- 9 CARA DRIVE**

Trustee Cherns made a motion to approve the following resolution, seconded by Trustee Mause:

**WHEREAS**, the Village of Wesley Hills issued a 2024 Village Tax Bill No. 000627 with respect to real property designated on the Town of Ramapo Tax Map as Section 41.08 Block 1, Lot 20 with respect to premises known as 9 Cara Drive, Suffern, New York 10901, and

**WHEREAS**, on June 06, 2024, Landmark Title paid the said tax bill applicable to the aforementioned property in the amount of \$649.03, and

**WHEREAS**, on June 18, 2024, Corelogic on behalf of Central Loan Administration made a duplicate payment of the 2024 Village tax bill applicable to the aforementioned property in the amount of \$649.03, and

**WHEREAS**, as a consequence of the above, the Village taxes for the said premises are overpaid to the Village of Wesley Hills in the amount of \$649.03,

**NOW THEREFORE, BE IT RESOLVED**, that the Village Clerk-Treasurer is hereby directed to remit the sum of \$649.03 to Corelogic.

Upon vote: Yea: Mayor Katz, Trustee Schwartz, Trustee Cherns, Trustee Mause and Trustee Krull. This motion was carried unanimously.

**ITEM #8** **RESOLUTION #76-24**  
**RESOLUTION APPROVING ABSTRACTS OF AUDITED CLAIMS**

Trustee Cherns made a motion to approve the following resolution, seconded by Trustee Krull:

**RESOLVED**, that the general fund claims #22,034 through #24,110 in the aggregate amount of \$96,633.32 as set forth in Abstract #7/24 dated July 2, 2024, a copy of which abstract of audited claims is made a part of the Minutes of this Board, are hereby approved.

Upon vote: Yea: Mayor Katz, Trustee Schwartz, Trustee Cherns, Trustee Mause and Trustee Krull. This motion was carried unanimously.

**ITEM #9** **RESOLUTION #77-24**  
**RESOLUTION APPROVING TRANSFER OF FUNDS**

Trustee Cherns made a motion to approve the following resolution, seconded by Trustee Krull:

**RESOLVED**, that the transfers in the aggregate amount of \$150,000 as set forth in Abstract #7/24 dated July 2, 2024, a copy of which abstract of audited claims is made a part of the Minutes of this Board, are hereby approved.

Upon vote: Yea: Mayor Katz, Trustee Schwartz, Trustee Cherns, Trustee Mause and Trustee Krull. This motion was carried unanimously.

**ITEM #10 - MAYOR'S REPORTS**

Wilder Road Sidewalk Grant

Mayor Katz stated that the Village was successful in obtaining a TAP grant funding for sidewalks on Wilder Road. The sidewalks are proposed on Wilder Road from Willow Tree Road to Lime Kiln Road. The TAP grant is a \$1.7 million grant.

State Funding

Mayor Katz stated that it was announced on the NYCOM website that municipalities are receiving extra AIM funding. The Village will receive \$1,161.00.

Deerkill Day Camp

Mayor Katz stated that it is camp time again and he is on the email chain with the camp and the nearby neighbors in reference to parking on Cottonwood and Rosewood. As in the past the camp designated parking spots for specific adult staff members to keep parking to one side of the roads and to space out

the cars. Mayor Katz explained to the new members that the camp pays the counselors extra to take the bus and carpool to reduce the number of cars that are brought to the camp.

#### Speed Bumps

Mayor Katz stated that he reached out to Fred Brinn with a reminder to install the speed bumps in the Pomona Heights area and Willow Tree Road.

#### Potholes on Willow Tree

Mayor Katz stated that he also reminded Fred Brinn to fill the potholes on Willow Tree Road.

#### Comp Alliance

Mayor Katz stated that the Village had received notification that we have been awarded \$500 from Comp Alliance due to excellent service. Comp Alliance handles worker's compensation for the Village.

#### County Clerk Mobile Passport Day

Mayor Katz reported that the Village joined with the County of Rockland Clerk's office and offered a mobile passport event at Village Hall. It was successful and a total of thirty appointments were serviced. Additional events will be scheduled in the future.

#### Garbage Bid

Mayor Katz stated that Rockland Green has received one bid for the Village garage service for the next 5 years from our current vendor, Marangi. Mayor Katz stated that it is a 14% increase. Board Members said that they would like to keep back door service as the savings for curbside pickup were minimal.

#### Dutch Village

Trustee Krull stated that the resident at 1 Windmill reached out to her to discuss her concern about the entrance structure located on her property. The resident would like the Village to maintain or remove the structure as it is an eyesore. Mayor Katz answered that he had sent this homeowner a letter 2 years ago stating that the structure is not owned by the Village and the homeowner is welcome to remove or repair the structure. Mayor Katz stated that the subdivision map does not mention the structure and who is responsible for the structure. The structure is located on the homeowner's property. Mayor Katz stated that even if the structure were in the Village ROW, the ROW is for utility lines, utility poles, road widening purposes, snow storage etc. and the Village has no obligation to maintain the structure that basically served as an advertisement for the developer of that neighborhood. Board Members are not in favor of using taxpayer money for maintaining or removing non-municipal structures on private property.

#### Village Paving

Mayor Katz stated that the Village planned on paving Lois, Auburn, and Rockwood. O&R has stated that they are planning on a gas main replacement on Lois & Auburn, but has yet to confirm the timing. Instead the Village will be paving Rockwood and Hillside Court and look to work out a cost sharing agreement with O&R when they do pave Lois & Auburn

#### Willow Tree Park Pond

Mayor Katz stated that he has received confirmation from the Town Supervisor that they will seek grant funds for the pond restoration. Board Members stated that the funds that Lawler was able to secure could be used for that purpose. Mayor Katz noted that those funds are designated to be used for traffic and pedestrian projects, but that he would work with the Town to help secure grants for this project.

## **ITEM #11 – VILLAGE CLERK/TREASURER REPORT**

Camille Guido-Downey reported the following:

91% of taxes have been collected to date.

Twenty-four complaints were received.

Waiting for proposals for the following: Justice Court handheld parking machine and sidewalk repair proposal.

Tree removal work at the Village Park will occur within the next 2-3 weeks.

Holland Lane drainage improvements will start at the end of July.

### **ADJOURNMENT**

Trustee Cherns made a motion to adjourn the meeting, seconded by Trustee Krull. Upon vote:

Yea: Mayor Katz, Trustee Schwartz, Trustee Cherns, Trustee Mause and Trustee Krull. This motion was carried unanimously.

Respectfully Submitted,  
Camille Guido-Downey