



BOARD OF TRUSTEES MEETING MINUTES

November 4, 2025 at 7:00 PM

432 Route 306, Wesley Hills, NY 10952

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

CALL TO ORDER

Mayor Katz called the meeting to order, followed by the Pledge of Alligance.

ROLL CALL

MEMBERS PRESENT: Trustee Tova Krull
Mayor Marshall Katz
Trustee Joseph Mause
Trustee Yisroel Cherns
Deputy Mayor Milton Schwartz

ABSENT: None

OTHERS PRESENT: Howard S. Richman, Village Attorney
Camille Guido-Downey, Village Clerk-Treasurer

APPROVAL OF MINUTES

1. **September 30, 2025**

Resolution No. 95-25

Trustee Schwartz made a motion to approve the Minutes of September 30, 2025, seconded by Trustee Krull. Upon vote, Yea: Mayor Katz, Trustee Schwartz, Trustee Cherns and Trustee Krull (Trustee Mause Abstained). This motion was carried.

2. **October 17, 2025**

Resolution No. 96-25

Trustee Schwartz made a motion to approve the Minutes of October 17, 2025, seconded by Trustee Krull. Upon vote, Yea: Mayor Katz, Trustee Schwartz and Trustee Krull (Trustee Cherns and Mause Abstained). This motion was carried.

RESOLUTIONS/DISCUSSIONS

3. Resolution Certifying Amount of Unpaid Taxes

Resolution No. 97-25

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

WHEREAS, the Village Treasurer has returned the 2025 Village of Wesley Hills Assessment Roll and Warrant and has delivered to this Board an account of the unpaid taxes which sets forth the sum of \$15,712.66, exclusive of interest as the total amount of taxes unpaid (\$16,812.55, inclusive of interest), and

WHEREAS, this Board has compared the account of unpaid taxes with the original Assessment Roll, and

NOW, THEREFORE, BE IT RESOLVED, that this Board hereby finds and certifies that the account of unpaid taxes is correct and that the total amount of taxes unpaid of \$15,712.66, exclusive of interest (\$16,812.55, inclusive of interest) is hereby approved.

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

4. Resolution Authorizing the Village Clerk-Treasurer to Publish a Notice Stating the Date of the Village Election, the Polling Place, the Offices to be Filled and the Terms Thereof.

Resolution No. 98-25

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

RESOLVED, that the Village Clerk-Treasurer of the Village of Wesley Hills is hereby authorized and directed to publish a Public Notice stating the date of the Village Election, namely, Wednesday, March 18, 2025; the polling place for said election, namely, for the entire Village of Wesley Hills as the Village Hall, 432 Route 306; the hours during which the polls shall be open, namely from 6:00 am until 9:00 pm, and the offices to be filled at said election, namely, Village Justice— 4 year term, Trustee – 4 year term, and Trustee – 4 year term.

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

5. Resolution Authorizing the Filing of an Application for a Grant Under the Justice Court Assistance Program, 2025-2026 Established by the State of New York.

Resolution No. 99-25

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

RESOLVED, the Village Board of Trustees of the Village of Wesley Hills authorizes the Village of Wesley Hills Justice Court to apply for a JCAP grant in the 2025-2026 grant cycle up to \$30,000.00 nunc pro tunc.

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

6. **Resolution Approving the Intermunicipal Contract with the County of Rockland for Sidewalk Funding**

Resolution No. 100-25

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

RESOLVED, that the Village of Wesley Hills enter into the Intermunicipal Agreement with the County of Rockland for sidewalk funding as per the terms outlined in the agreement dated October 10, 2025, nunc pro tunc.

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

7. **Resolution Approving the Refund for a Canceled Building Permit — 1 Oren Court**

Resolution No. 101-25

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

WHEREAS, on October 24, 2024, SunRun paid \$790.00 for a building permit for the installation of solo panels at 1 Oren Court, and

WHEREAS, by email dated August 28, 2025, SunRun has requested a refund as the homeowner will not be moving forward with the proposed work, and

WHEREAS, the Building Inspector has reviewed the file and the site and has recommended that the Village withhold the sum of \$200.00 to cover administration duties, and

NOW, BE IT RESOLVED, that the Village Clerk Treasurer of the Village of Wesley Hills is hereby directed to refund the amount of \$790.00 minus \$200.00 for administration costs for a total amount to be released of \$590.00 to SunRun.

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

8. **Appointment of 2nd Alternate to the Zoning Board of Appeals**

Resolution No. 102-25

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

RESOLVED, that the Mayor's appointment of Ethan Halpert as 2nd Alternate to the Zoning Board of Appeals of the Village of Wesley Hills for the balance of a one-year term is hereby approved.

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

9. **Resolution Approving the Cost Sharing Agreement between the Village of Wesley Hills and Orange & Rockland Utilities to cover paving of Grand Park Drive, Fieldcrest Drive and Suhl Lane.**

Resolution No. 103-25

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

WHEREAS, the Village of Wesley Hills and Orange & Rockland Utilities, Inc. have reached a cost sharing agreement to cover the paving of Grand Park Drive, Fieldcrest Drive and Suhl Lane, to which cost sharing agreement Orange & Rockland will contribute to the Village of Wesley Hills the sum of \$125,450.00, and be it,

RESOLVED, that the Village hereby agrees to said cost sharing agreement with Orange and Rockland Utilities and the Mayor is authorized to sign said agreement and the Mayor is authorized to utilize funds in the Village's paving budget for such expenditure.

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

10. **Resolution Approving the Proposal from Belleville Landscaping Inc for Drainage Work on Wesley Chapel Road**

Resolution No. 104-25

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

WHEREAS, the Village of Wesley Hills has received several complaints about flooding on Wesley Chapel Road at the corner of Spook Rock Road, and

WHEREAS, after several visits from Civil Design Works, LLC, the Village Engineer, they have recommended the installation of an additional drainage structure to eliminate the water ponding issue as described in their plan dated October 17, 2025, and

WHEREAS, the Village has requested written proposals from several companies for the construction, and be it

RESOLVED, that the proposal submitted from Belleville Landscaping Inc, for the installation of one drainage structure on Wesley Chapel Road at the corner of Spook Rock Road, a copy of which is made a part of the minutes of this Board, is hereby accepted, and the Mayor is authorized to indicate the approval and acceptance of such proposal by signing same on behalf of the Village of Wesley Hills.

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

11. **Resolution Approving Abstract of Funds**

Resolution No. 105-25

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

RESOLVED, that the general fund claims #23,505 through #23,644 in the aggregate amount of \$262,159.79 as set forth in Abstract #6/25 dated November 4, 2025, 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.

12. **Resolution Approving Transfer of Funds**

Resolution No. 106-25

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

RESOLVED, that the transfers in the aggregate amount of \$275,000 as set forth in Abstract #6/25 dated November 4, 2025, 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.

REPORTS

13. Mayor

Wilder Road Sidewalk Project

Mayor Katz noted that there was a public meeting on October 28, 2025 where the Village received positive feedback from the residents in the area about the project. Mayor Katz noted that several comments were made in reference to adding additional crosswalks, street lighting and maintenance requirements. Mayor Katz noted that there were several comments in reference

to other areas of the Village.

14. Village Clerk/Treasurer

No Report.

15. Village Attorney

Catering Halls in the NS Zone

Howard Richman stated that he has read examples of other catering hall codes from other jurisdictions in the area and will consult with William Brady, Village Planner to draft a law for the Board's consideration.

Sidewalks

Howard Richman stated that the Village has always taken the position that the Village will maintain (repair/ice/snow) sidewalks that we have installed or will install which includes previously installed sidewalks on E. Willow Tree, Forshay from Grandview to Willow, 306 from Grandview to Lime Kiln and planned sidewalks on Wilder Road, Willow Tree, Lime Kiln and 306 from Lime Kiln to Old Pomona. The Village needs to formalize this by placing this in our code book. Mr. Richman will draft a law for the Board's consideration.

OPEN FLOOR: PUBLIC DISCUSSION

Jeff Nullman, 14 Glenbrook Road stated that there is a large branch overhanging the roadway on Willow Tree Road that needs to be removed.

EXECUTIVE SESSION

Trustee Cherns made a motion to enter Executive Session, seconded by Trustee Krull. Upon vote, Yea: Mayor Katz, Trustee Schwartz, Trustee Cherns, Trustee Mause and Trustee Krull. This motion was carried unanimously.

No action was taken during Executive Session.

Trustee Cherns made a motion to exit Executive Session, seconded by Trustee Mause. Upon vote, Yea: Mayor Katz, Trustee Schwartz, Trustee Cherns, Trustee Mause and Trustee Krull. This motion was carried unanimously.

NEW BUSINESS

None.

ADJOURNMENT

Trustee Cherns made a motion to adjourn, seconded by Trustee Mause. Upon vote, Yea: Mayor Katz, Trustee Schwartz, Trustee Cherns, Trustee Mause and Trustee Krull. This motion was carried unanimously.

Respectfully Submitted,

Camille Guido-Downey