

DONNA AKERLEY  
*Town Clerk, Registrar  
Tax Collector  
and Marriage Officer*  
www.townoffallsburg.com



TOWN CLERK'S OFFICE  
TOWN OF FALLSBURG  
P.O. Box 2019  
19 Railroad Plaza  
South Fallsburg, New York 12779  
Phone: (845) 434-8810 Ext. 1  
Fax: (845) 434-8809

Monday, June 11, 2018

**The Town of Fallsburg Town Board  
Conducted a Public Hearing with the Village of Woodridge  
and a Regular Legislative Meeting at Town Hall,  
19 Railroad Plaza, South Fallsburg, NY 12779  
5:55 pm**

**PRESENT:**

Supervisor Steven Vegliante  
Councilman Nathan Steingart  
Councilman Mike Weiner  
Councilman Joe Levner

Town Clerk Donna Akerley  
Attorney Paula E. Kay  
Supervisor's Secretary Linda Ingber  
Comptroller Scott DuBois  
Code Enf. Officer Mollie Messenger  
Engineer Will Illing

**Village of Woodridge Board Members in attendance:**

Mayor Joan Collins  
Deputy Mayor Lenny Binder  
Trustee Ronald Kates  
Trustee Steven Levy

***5:55 pm – PH – Joint Public Hearing with the Village of Woodridge Board relative to: SBL# 42.-1-49.1 regarding a petition of Annexation:***

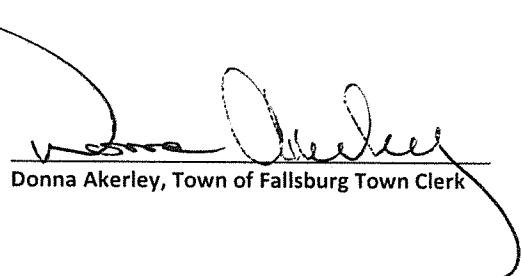
Motion by Councilman Weiner & Mayor Collins and seconded by Councilman Steingart & Trustee Kates to open the Public Hearing.

Supervisor Vegliante asked if there were any public comments to be offered.

Attorney Maria Zeno stated she was attending on behalf of the petitioner but had no comments to offer at this time.

Being there were no other comments Supervisor Vegliante asked for a motion to adjourn.

Motion by Councilman Steingart & Trustee Kates to close the Public Hearing.

  
Donna Akerley, Town of Fallsburg Town Clerk

Sullivan County Democrat  
5 Lower Main St., PO Box 308  
Callicoon, NY 12723-0308  
845-887-5200 Fax: 845-887-5386

**Affidavit of Publication**

State of New York

SS:

County of Sullivan

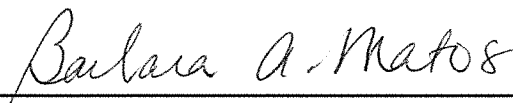
Legal Notice Ad

I, Fred W. Stabbert, III, being duly sworn,  
Depose and say: That I am the Publisher of  
Sullivan County Democrat, a twice weekly  
newspaper of general circulation published in  
Callicoon, County of Sullivan, State of New  
York; and that a notice, of which the annexed  
is a printed copy, was duly published in  
Sullivan County Democrat 5/18/18



Fred W. Stabbert, III

Sworn to before me this 18<sup>th</sup> day of May, 2018



Barbara A. Matos

Notary Public, State of New York

No. #01MA6172971

Qualified in Nassau County

My commission expires on August 20, 2019

**LEGAL NOTICE  
LEGAL NOTICE  
OF THE  
TOWN OF  
FALLSBURG  
TOWN BOARD**  
Notice is hereby  
given: The Town of  
Fallsburg Town Board  
will hold a Joint Public  
Hearing with the Vil-  
lage of Woodridge re-  
lative to:  
SBL# 42.-1-49.1 "Peti-  
tion of Annexation on  
Monday June 11,  
2018 @ 5:55 pm to be  
conducted at the Town  
of Fallsburg Town  
Hall, 19 Railroad  
Plaza, South Falls-  
burg, NY 12779."  
All interested parties  
are encouraged to  
attend.  
BY ORDER OF THE  
TOWN OF FALLS-  
BURG TOWN  
BOARD  
Dated: Friday, May 18,  
2018  
Donna Akerley  
Town of Fallsburg  
Town Clerk, Tax Col-  
lector,  
Registrar, Marriage  
Officer, RMO,  
FOIL Officer & Notary  
Public  
PO Box 2019  
19 Railroad Plaza  
South Fallsburg, NY  
12779  
(845) 434-8810 Ext. 1  
p  
(845) 434-8809 f  
www.townoffallsburg.c  
om  
donna@fallsburgny.co  
m 62092

6:00 pm – Legislative Meeting as follows:

**Salute to the Flag:** By – Woodridge Mayor Joan Collins

**Supervisor's Report:** By – Supervisor Steven Vegliante: "We have a lot on the agenda tonight, but most importantly we've come to the point where we will be voting on our Comprehensive Plan amendments, Zoning Code amendments, changes to our Zoning Maps and Bulk table and the Zoning Code and Executive Code, that is exciting. We are also in the process in beginning our paving. Our parks are up to full speed and our golf courses are up to full speed. If we get some decent weather hopefully people will start utilizing them more. Unfortunately we will be losing a couple of valued employees to retirement tonight so that is going to be a little sad. We are also seeing a couple of our long term employees moving up in their position as well. We are getting into the summer so I would ask everyone to be cognizant as the time gets busier our roadways are definitely busier our departments are definitely busier. If you have any issues I ask you call my office and we try to resolve them as quickly as we can."

**Liaison Reports:** By – Councilman Mike Weiner: Thank you to Town Clerk Donna Akerley for working with our local Girl Scout Troop and instituting a US Flag Retirement Box which is set up in her lobby for all to dispose of their flags correctly.

**Supervisor Vegliante** and **Councilmen Joe Levner** and **Nathan Steingart** also thanked Donna for her contribution to the Town Hall and stated that it was a much needed item.

**Correspondence:** By – Town Clerk Donna Akerley and attached to the official filing of these minutes.

**Citizen's Comments:** By – Joel Cohen: "Being that the Town Board are expected to vote on the Comprehensive Plan and the Zoning changes, I would like to thank The Town Board, Planning Board, CPC and as well as the Building Department for all the work they put into this. We understand that changing updating the Comprehensive Plan and Zoning Laws is a tough task and it ends up give and take for everyone working on this. I hope we will be able to continue to work with the Town and make the Town a great place to live, vacation and enjoy."

**Operations:**

**Motion # 136**

Motion by Councilman Weiner, seconded by Councilman Steingart to approve the updated Comprehensive Plan Amendments, Chapter 310 Zoning Code Amendments, Zoning Maps and Bulk Table to the Town Code, Executive Code Review to the Town Code.

**BOARD POLLED:**

Supervisor Steven Vegliante	AYE
Councilman Nathan Steingart	AYE
Councilman Mike Weiner	AYE
Councilman Joe Levner	AYE

Motion Carried 4 Ayes

**Motion # 137**

Motion by Councilman Weiner, seconded by Councilman Steingart to adopt a Complete Streets Policy to enhance shared access and economic development within the Town of Fallsburg.

Motion Carried 4 Ayes

**Motion # 138**

Motion by Councilman Weiner, seconded by Councilman Steingart to approve Resolution settlement of a proceeding instituted under the Article 7 of the Real Property Tax Law against the Town of Fallsburg relative to Congregation Kahal Minchas Cinuch, Parcel #'s 60,-1-51, 52, 53 & 54. Located on Willow heights and River Road, South Fallsburg, NY.

Motion Carried 4 Ayes

**Motion # 139**

Motion by Councilman Weiner, seconded by Councilman Steingart to approve Resolution settlement of a proceeding instituted under Article 7 of the Real Property Tax Law against the Town of Fallsburg relative to Congregation Mazah, Parcel #'s 56.-1-38.1, 56.-1-59 & 56.-1-61.1. Located on Avon Lodge Road, Woodridge, NY.

Motion Carried 4 Ayes

**Motion # 140**

Motion by Councilman Weiner, seconded by Councilman Levner to approve Public Hearing Minutes of April 9, 2018

Motion Carried 4 Ayes

**Motion # 141**

Motion by Councilman Steingart, seconded by Councilman Weiner to approve Legislative Meeting Minutes of April 28, 2018

Motion Carried 4 Ayes

**Motion # 142**

Motion by Councilman Weiner, seconded by Councilman Levner to approve Legislative Meeting Minutes of May 14, 2018

Motion Carried 4 Ayes

**Motion # 143**

Motion by Councilman Steingart, seconded by Councilman Weiner to approve the Work Session Meeting Minutes of May 21, 2018

Motion Carried 4 Ayes

**Motion # 144**

Motion by Councilman Weiner, seconded by Councilman Steingart to approve intent to declare Lead Agency relative to upgrades of the Wastewater Treatment Plant in the Hamlet of Mountindale.

Motion Carried 4 Ayes

**Personnel:**

**Motion # 145**

Motion by Councilman Levner, seconded by Councilman Steingart to approve the following for seasonal employment as laborers in the Parks Department:

John Stanton	Effective: 06/01/18
Christopher Lee Jr.	Effective 06/11/18
Shamiq Williams	Effective 06/11/18
Louis Baldi	Effective 06/20/18
Lamar Fitts	Effective 06/20/18

Motion Carried 4 Ayes

**Motion # 146**

Motion by Councilman Weiner, seconded by Councilman Steingart to approve Rebecca Travis for seasonal employment as office / counter clerk for the Parks Department effective 06/15/18.

Motion Carried 4 Ayes

**Motion # 147**

Motion by Councilman Weiner, seconded by Councilman Steingart to accept the resignation of William Jakaitis as Commissioner of Public Works with regret effective 06/15/18.

Motion Carried 4 Ayes

**Motion # 148**

Motion by Councilman Levner, seconded by Councilman Steingart to approve the promotion of Jacob Turner to Utility Plant Operator (licensed) Grade 2B/D-Step 1 effective 06/11/18.

Motion Carried 4 Ayes

**Motion # 149**

Motion by Councilman Weiner, seconded by Councilman Steingart to approve Taylor Corbett as seasonal laborer to the Sewer Department effective 06/04/18.

Motion Carried 4 Ayes

**Motion # 150**

Motion by Councilman Weiner, seconded by Councilman Steingart to accept the resignation of Gregory Tavormina as Utilities Plant Operator with regret effective 06/15/18.

Motion Carried 4 Ayes

**Motion # 151**

Motion by Councilman Steingart, seconded by Councilman Levner to approve Anthony Franco as Court Officer effective 06/11/18.

Motion Carried 4 Ayes

**Finance:**

**Motion # 152**

Motion by Councilman Steingart, seconded by Councilman Levner to approve Warrant # 05B18 dated 05/23/18 in the amount of \$ 639,882.87

Motion Carried 4 Ayes

**Motion # 153**

Motion by Councilman Weiner, seconded by Councilman Steingart to approve Warrant # 0618 dated 06/06/18 in the amount of \$ 421,748.80

Motion Carried 4 Ayes

**Motion # 154**

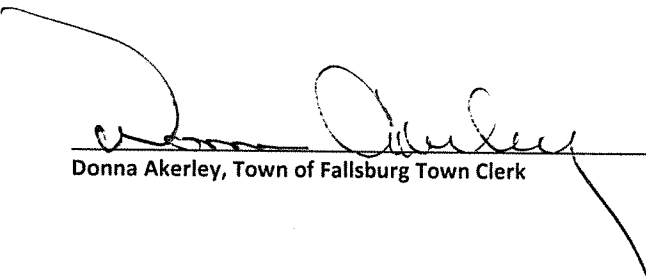
Motion by Councilman Weiner, seconded by Councilman Levner to approve Warrant # 0618A dated 06/06/18 in the amount of \$ 193,850.52

Motion Carried 4 Ayes

**Executive Session:**

**6:09 pm** – Motion by Councilman Weiner, seconded by Councilman Steingart to enter into Executive Session as set forth in Public Officers law Sec. 105 (1) regarding **employment matters**. Supervisor Vegliante stated that the Town Board would not be returning after Executive Session for any further business.

**6:24 pm** – Motion by Councilman Weiner, seconded by Councilman Steingart to adjourn Executive and Legislative Meetings.



Donna Akerley, Town of Fallsburg Town Clerk

**RESOLUTION AUTHORIZING SETTLEMENT OF A PROCEEDING INSTITUTED UNDER ARTICLE 7 OF THE REAL PROPERTY TAX LAW AGAINST THE TOWN OF FALLSBURG**

**WHEREAS**, CONGREGATION MAZAH has insituted proceedings under Article 7 of the Real Property Tax Law to review the assessment of Tax Map Parcels Section 56, Block 1, Lot 38.1, 56.-1-59, 56.-1-61.1 (Avon Lodge Road, Fallsburg, New York 12733); and which proceeding is pending in the Supreme Court of the State of New York, County of Sullivan, Under Index Nos. 2014-1759; 2015-1744; 2016-1262; and

**WHEREAS**, the parties herein have appeared through counsel, to wit, Bruce Perlmutter, Esq., on behalf of Respondent, and Terry Forman, Esq., on behalf of Petitioner; and

**WHEREAS**, negotiations by and between the parties hereto have produced a proposed settlement of the issues and matters in dispute, and

**WHEREAS**, the proposed settlement shall result in a fair and equitable resolution of the complaint with respect to petitioner's 2014, 2015, and 2016 assessment, to wit an exemption of the assessment of petitioner's real property, SBL 56-1-38.1, SBL 56-1-59 and 56-1-61 for a full exemption of taxes for the years 2015 and 2016 with and agreement that the 2014 taxes will be paid.

**NOW, THEREFORE, BE IT RESOLVED**, by the Town Board of the Town of Fallsburg as follows:

1. That settlement of the above referenced proceeding be, and the same hereby is in all respects approved and confirmed
2. That Bruce Perlmutter, Esq., attorney for the Town of Fallsburg, and Kevin Healy, Assessor, be and they hereby are authorized, empowered and directed to enter into and execute a formal written stipulation of settlement and to bind the Town thereto, such stipulation to be in form approved by the said attorneys.
3. That said Bruce Perlmutter, Esq., and Kevin Healy, Assessor, be, and they are hereby authorized and empowered to execute any and all other documents and take such other steps as may be reasonably necessary and incidental to effect and finalize the settlement of the subject proceeding.

MOVED BY: Councilman Weiner  
SECONDED BY: Councilman Steingart  
and a roll call vote thereon as follows:

Supervisor Steven Vegliante	voting <u>AYE</u>
Councilman Joe Levner	voting <u>AYE</u>
Councilman Michael Weiner	voting <u>AYE</u>
Councilman Nathan Steingart	voting <u>AYE</u>
_____	voting _____

\_\_\_\_\_ voting \_\_\_\_\_

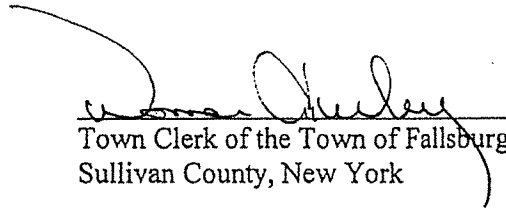
STATE OF NEW YORK    )  
COUNTY OF SULLIVAN    )

Office of the Clerk of the  
Town of Fallsburg

This is to certify that I, Donna Akerley, Town Clerk of the Town of Fallsburg in the said County of Sullivan, have compared the foregoing copy of Resolution No: 139 of the Year 2018 entitled "RESOLUTION AUTHORIZING SETTLEMENT OF A PROCEEDING INSTITUTED UNDER ARTICLE 7 OF THE REAL PROPERTY TAX LAW AGAINST THE TOWN OF FALLSBURG" adopted on 6-11-18 with the original now on file in this office, and that the same is a correct and true transcript of such original and the whole thereof.

In Witness Whereof, I have hereunto set my hand and affixed the seal of said Town this 12th day of June, 2018.

(Town Seal)

  
Town Clerk of the Town of Fallsburg  
Sullivan County, New York



**RESOLUTION AUTHORIZING SETTLEMENT OF A PROCEEDING INSTITUTED  
UNDER ARTICLE 7 OF THE REAL PROPERTY TAX LAW AGAINST THE TOWN  
OF FALLSBURG**

**WHEREAS, CONGREGATION KAHAL MINCHAS CHINUCH** has instituted proceedings under Article 7 of the Real Property Tax Law to review the assessment of Tax Map Parcels Section 60, Block 1, Lot 51, Parcel 60-1-52, 60-1-53, and 60-1-54 (Willow Heights Road and River Road, Fallsburg, New York 12779); and which proceeding is pending in the Supreme Court of the State of New York, County of Sullivan, Under Index No. 2016-1264; and

**WHEREAS,** the parties herein have appeared through counsel, to wit, Bruce Perlmutter, Esq., on behalf of Respondent, and Terry Forman, Esq., on behalf of Petitioner; and

**WHEREAS,** negotiations by and between the parties hereto have produced a proposed settlement of the issues and matters in dispute, and

**WHEREAS,** the proposed settlement shall result in a fair and equitable resolution of the complaint with respect to petitioner's 2016 assessment, to wit an exemption of 50% in the assessment of petitioner's real property, SBL 60-1-51 to \$40,450 from \$80,900, SBL 60-1-52, to \$3,400 from \$6,800, SBL 60-1-53, to \$6,150 from \$12,300, and SBL 60-1-54 to \$75,000 from \$150,000.

**NOW, THEREFORE, BE IT RESOLVED,** by the Town Board of the Town of Fallsburg as follows:

1. That settlement of the above referenced proceeding be, and the same hereby is in all respects approved and confirmed
2. That Bruce Perlmutter, Esq., attorney for the Town of Fallsburg, and Kevin Healy, Assessor, be and they hereby are authorized, empowered and directed to enter into and execute a formal written stipulation of settlement and to bind the Town thereto, such stipulation to be in form approved by the said attorneys.
3. That said Bruce Perlmutter, Esq., and Kevin Healy, Assessor, be, and they are hereby authorized and empowered to execute any and all other documents and take such other steps as may be reasonably necessary and incidental to effect and finalize the settlement of the subject proceeding.

MOVED BY: Councilman Weiner  
SECONDED BY: Councilman Steingart  
and a roll call vote thereon as follows:

Supervisor Steven Vegliante	voting <u>AYE</u>
Councilman Joe Levner	voting <u>AYE</u>
Councilman Michael Weiner	voting <u>AYE</u>
Councilman Nathan Steingart	voting <u>AYE</u>
_____	voting _____

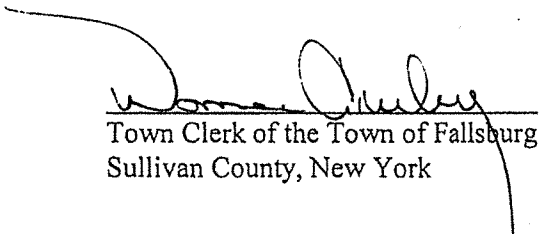
STATE OF NEW YORK )  
COUNTY OF SULLIVAN )

Office of the Clerk of the  
Town of Fallsburg

This is to certify that I, Donna Akerley, Town Clerk of the Town of Fallsburg in the said County of Sullivan, have compared the foregoing copy of Resolution No: 138 of the Year 2018 entitled "**RESOLUTION AUTHORIZING SETTLEMENT OF A PROCEEDING INSTITUTED UNDER ARTICLE 7 OF THE REAL PROPERTY TAX LAW AGAINST THE TOWN OF FALLSBURG**" adopted on 6-11-18 with the original now on file in this office, and that the same is a correct and true transcript of such original and the whole thereof.

In Witness Whereof, I have hereunto set my hand and affixed the seal of said Town this 12<sup>th</sup> day of June, 2018.

(Town Seal)

  
Town Clerk of the Town of Fallsburg  
Sullivan County, New York

This is to update my April 8, 2018 e-mail regarding my ongoing issues with a town employee. I told you then that I would let you know about the unending, repetitive pattern of Bully behavior. In May, and now in June, my neighbor, and your employee, compulsively stares up 25 feet to my window seat, where I read, talk on the phone and watch television. This happens whenever he is outside, walking up his driveway, either from his car, or walking his dogs. He then loudly yells unintelligible, and most likely unkind words, up at my closed window. I am unable to discern, nor do I care, what he continually repeats. In fact, on June 4, his wife was present for one of his outbursts; I continue to smile at this infantile behavior.

Monthly, different incidents, by both husband and wife, force me to leave my complaint to the Human Rights Commission open, due to this obsession and hatred towards me. The neighborhood, community, county and Human Rights Commission are all aware, each time, of this compulsive ongoing bully behavior. I would like to e-mail you some day and tell you this has all finally stopped as the more I get bullied, the more I speak up.

Adult Bullying is as serious as that of Bullying Children, with potentially dire consequences. At work, there can often be a double standard and some employees seem to avoid consequences. With regard to the Bullying issue, I notice, in your Employees' Code of Ethics Handbook, there is no mention of the words BULLY and HARASSMENT to protect all employees. Looking forward to your addressing this serious issue in the very near future.

I would appreciate a written response to my suggestion.

Ronnie Courtenay

