

**SPECIAL VILLAGE BOARD MEETING  
JUNE 15, 2007**

A special Village Board meeting was held on the above date at 4:00 p.m. with the following members present:

PRESENT: Mayor John Keegan  
Trustee Andrew Haggerty, Trustee Dagan LaCorte  
Trustee John Meehan, Trustee Patricia Abato

ALSO PRESENT: Virginia Menschner, Village Clerk  
Terry Rice, Village Attorney

ABSENT: None

The meeting was opened at 4:15 p.m. Trustee Haggerty came at 4:20 p.m.

**A) \$2,650,000 Serial Bonds for Road Improvements:**

The Mayor said the first item on the agenda was that \$2,650,000 be appropriated for Serial Bonds for road improvements. The Mayor said that is for 12 roads in the Village that we intend to re-pave and, if necessary, have curbs redone. Attorney Rice said there are two resolutions here. One is the actual bond resolution and the other is authorizing the Village Clerk to advertise the same. There is a 30 day permissive referendum period and there is a 20 day estoppel period after that before borrowing can actually occur. So, we need a motion on the actual bond resolution and secondly, a motion to authorize the Village Clerk to advertise.

A motion to authorize the bond resolution was made by Trustee LaCorte, seconded by Trustee Abato. Trustee Meehan asked if we could combine the two sets with the \$280,000 water meter one. Attorney Rice said that he thinks the reason we are doing this differently is that there are different useful life periods for the improvements. He said the length of the bond is controlled by the local finance law that says based on the particular reason for the borrowing and how long you can borrow it. There are different time periods.

AYES: Mayor John Keegan  
Trustee Dagan LaCorte, Trustee John Meehan  
Trustee Patricia Abato

NOES: None

ABSENT: Trustee Andrew Haggerty

Attorney Rice said the second motion is authorizing the Village Clerk to advertise. A motion authorizing the Village Clerk to advertise was made by Trustee Abato, seconded by Trustee LaCorte. Upon vote, the motion was carried.

**B) \$280,000 Serial Bonds for Water Meter Reading System:**

Attorney Rice said you have the same thing for the \$280,000 serial bonds for the water meter reading system. A motion authorizing the serial bond was made by Trustee Meehan, seconded by Trustee LaCorte.

AYES: Mayor John Keegan  
Trustee Dagan LaCorte, Trustee John Meehan  
Trustee Patricia Abato

NOES: None

ABSENT: Trustee Andrew Haggerty

A motion authorizing the Village Clerk to advertise was made by Trustee LaCorte, seconded by Trustee Meehan. Upon vote, the motion was carried.

**C) Resolution No. 11, 2007 - Purchase Wales Corley (Suffern Pines) Property:**

The Mayor said we have a resolution here that Attorney Rice is going to read. Attorney Rice said that just by way of explanation, in the conversation with bond counsel on the potential purchase of the Schwartz property, there was not sufficient information at this point of time for bond counsel to comfortably write a resolution that had all the facts and all the particulars that he felt was necessary in order to comply with the local finance law, such as the purchase price and the sources of the various funding as well as the fact that in order to authorize bond resolution for the purchase of the property, it is subject to the State Environmental Review Act so there would have to be some level of analysis done and presumably a negative declaration drafted and adopted prior to the actual adoption of the bond resolution so he felt it was more appropriate at this point in time for the Board to see what they are looking to do and once the particulars fall into place we can hopefully provide the appropriate bond resolution for the Board's consideration.

**Resolution No. 11, 2007**

WHEREAS, it has been proposed by various residents of the Village of Suffern and other interested persons that the Village of Suffern and/or other municipal entities purchase the Wales Corley (Suffern Pines) property, located on Memorial Drive (Section 48.69-1-59); and

WHEREAS, the Town of Ramapo has determined that it will contribute two million dollars towards the purchase price of such property; and

WHEREAS, the Village is exploring other sources of potential grants or contributions in order to effectuate a purchase of the property; and

WHEREAS, should the owner of the property comes to terms with the Village and be willing to convey the property to the Village of Suffern, it would be necessary to bond the Village's contribution to the purchase of the property; and

WHEREAS, prior to adopting a bond resolution providing for the financing of such property, additional information is required, including the exact proposed use of the property, the total purchase price and the contribution of various participating entities; and

WHEREAS, the Village of Suffern wishes to memorialize its commitment to participation in the purchase of the property.

NOW, THEREFORE, BE IT RESOLVED, by the Board of Trustees of the Village of Suffern, that the Board of Trustees evidences its intent herein to appropriate one million dollars towards the purchase of the Wales Corley property and to enter into the necessary arrangements for the long-term financing of such contribution; and

BE IT FURTHER RESOLVED that the Village Clerk is directed to contact bond counsel to finalize the appropriate bond resolutions upon the Village's receipt of all necessary information necessary to effectuate a legal and binding bond resolution.

A motion adopting Resolution No. 11, 2007 was made by Trustee Abato, seconded by Trustee LaCorte. Trustee Meehan said he had one question. In going around talking to people in the neighborhood on Utopian and Lexington and in that area, everyone is in favor of this purchase and really opposes Suffern Pines. It is not only true there. But it is true throughout the Village. Everyone he has

talked to in his own neighborhood, Sagamore Avenue, and downtown and the West Ward and other areas have said don't let them build that. So he thinks that there is a lot of support in the Village for this resolution. However, when Mr. St. Lawrence says two million of Town money, that is a significant amount of money. But our million that we are putting down there is a much more significant amount of money when you compare it to our very small area. So we are making a much bigger effort than the Town of Ramapo. He said he also thinks and he thinks his colleagues agree that the people in the other areas, most of which this will not have an effect on traffic, and for the most part, this is not going to have an effect on them one way or another, that because of that we should solicit their support of this. It is a lot of money. He said he had suggested to the Board that when we go to pass this bond resolution it be subject to mandatory referendum. That we have a vote on it. We now how it is going to go on Utopian and Chadick and Lexington and hopefully it will go that same way across the Village. Mr. Giannettino asked if he could ask one question in light of Trustee Meehan's recommendation. The Mayor said he didn't want to open this up to the public. If he allows one question, then he will have to allow everybody. Upon vote, the motion was carried.

Attorney Rice said he would like to explain this so you understand what the scenario is. You don't have the authority to have an advisory referendum. You can't say that you are going to put out for referendum just anything that you want to get the public input for. That is not the way the Village law is structured in the State of New York. The only things for which a referendum can be had is an item which is a permissive referendum in which people come in with the requisite number of signatures or, obviously, if it is a mandatory referendum then you have to have a referendum. However, an item that is subject to permissive referendum you, as the Board of Trustees, can say, yes, it is permissive referendum but we want a referendum on it and we are going to hold a referendum. So those are the only two categories in which you can have a referendum.

**D) Hire Peter Hubert for Pool Staff:**

Village Clerk Virginia Menschner said this next item is the hiring of Peter Hubert for the pool staff. They need one more person. A motion authorizing the hiring of Peter Hubert was made by Trustee Abato, seconded by Trustee LaCorte.

AYES: Mayor John Keegan  
Trustee Dagan LaCorte, Trustee John Meehan  
Trustee Patricia Abato, Trustee Andrew Haggerty

NOES: None

ABSENT: None

A motion to adjourn at 4:25 p.m. was made by Trustee Abato, seconded by Trustee LaCorte. Upon vote, the motion was carried.