

3/29/60 - I.H.

all be in R-1 Dist.

Mr. Mundt asked if anyone wished to speak for this petition. - None.

Mr. Mundt asked if anyone wished to speak against this petition.

Mr. John Long, Mr. Cohn and Mr. Howard Larnow, all of Silver Birch Division spoke against petition on basis of sewerage disposal as they have had considerable trouble with their septic tanks.

Mr. Jacobson in rebuttal stated that Mr. Ira Wallach would agree to a restrictive covenant that sewerage plant must be built.

Mr. Mundt read a letter from Clarkstown Planning Board recommending approval of this petition.

Resolution by Mr. Frohling seconded by Mr. Welchman and unanimously approved that Public Hearing be adjourned at 11:30 P.M. and that Town Board reserve decision.

Signed,



Charles L. Blauvelt,
Town Clerk

TOWN BOARD MEETING

Town Hall

Sept. 19th, 1960

8:05 P.M.

Present: Messrs. Mundt, Frohling, Danko, Northrup, Welchman.
Town Attorney Mr. Freund,
Town Clerk Mr. Blauvelt.

Mr. Mundt called meeting to order at 8:05 P.M., E.D.T.

Mr. Danko moved the following resolution:

RESOLVED, that the minutes of Town Board meeting of Aug. 8, 1960, adjourned Public Hearing of Gustav Svahn, Aug. 8, 1960; and **five** (5) Public Hearings of Aug. 29th, 1960, be accepted and approved.

Seconded by Mr. Welchman.

On roll call the vote was as follows:

AYES: Messrs. Mundt, Frohling, Danko, Northrup, Welchman.

NOES: None.

Mr. Samuel G. Fisher, Chairman of Clarkstown Youth Committee, presented the Town Board with a detailed final report of the Youth Committee. He explained to the Board the cooperation of the some 50 members of the Commission in preparing this report, the amount of man hours spent and the amount of research performed by members of this committee. Mr. Richard Narducci of Nanuet made remarks as to the problems encountered, and the need for adult, as well as youth recreation. He stressed the shortage of suitable land in Clarkstown for this purpose.

Mr. Eric Sundberg of New City, N. Y. made remarks about this report, stating that a swimming program in about nine different places in Clarkstown was the most requested item from the general public. Dr. John Growich, 4 Hickory Lane, New City, N. Y., made remarks about leasing State lands for park purposes from

State of New York; Mr. Samuel Fisher stated if lands were leased from State, they could not be restricted to Clarkstown residents.

Mr. Mundt thanked Mr. Samuel Fisher and his committee for a job well done.

Town Board signed Order and set date of Oct. 10th, 1960 at 9:15 P.M. for Public Hearing on extension of West Nyack-New City Water Dist. on Davies Lake Homes, New City NY.

Town Board signed Order and set date of Oct. 10th, 1960 at 9:45 P.M. for a Public Hearing on extension of West Nyack-New City Water Dist. on Sycamore & Fairview Court, New City, N. Y.

Mr. Frohling moved the following resolution:

RESOLVED, that Ann-Marie Finlay of Valley Cottage, N. Y., be appointed School Crossing Guard at a salary of \$6.00 per day, replacing Mrs. William King, who resigned, appointment to take effect immediately.

Seconded by Mr. Welchman.

On roll call the vote was as follows:

AYES: Messrs. Mundt, Frohling, Danko, Northrup, Welchman.

NAYES: None.

Mr. Welchman moved the following resolution:

RESOLVED, that the following shall be designated as new polling places in Town of Clarkstown.

District No. 22	American Legion Hall Demarest Ave., New City, N. Y.
District No. 23	Upper Nyack School North Broadway, Upper Nyack, N. Y.
District 24	George R. Murdock Geraldine H. Malmgren
District 25	Joyce Diermeir Katherine Silverman
District 26	Shelia Culhane Frances Emery

Mr. Welchman moved the following resolution:

RESOLVED, that Oct. 10th, 1960 at 8:30 P.M., E.D.T., be set for a Public Hearing on Zoning Petition of James & Rose Fava from R-1 & RO to C-2 and M-1 Dist.

Seconded by Mr. Danko.

On roll call the vote was as follows:

AYES: Messrs. Mundt, Frohling, Danko, Northrup, Welchman.

NAYES: None.

Mr. Welchman moved the following resolution:

RESOLVED, that the Town Clerk be authorized to sign Hydrant Order, located on n/side of Lexow, Ave., Nanuet, N. Y.

Seconded by Mr. Frohling.

On roll call the vote was as follows:

AYES: Messrs. Mundt, Frohling, Danko, Northrup, Welchman.

NAYES: None.

Town Board approved as to amount and sufficiency bonds of Town Line Estates and Brentwood Park Homes.

Mr. Danko moved the following resolution:

RESOLVED, that a Public Hearing on Dog Ordinance be held on Oct. 10th, 1960 at 9:45 P.M., E.D.T.

Seconded by Mr. Welchman.

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TE MEETING - 9/16/60

On roll call the vote was as follows:

AYES: Messrs. Mundt, Frohling, Danko, Northrup, Welchman.

NAYES: None.

Mr. Frohling moved the following resolution:

RESOLVED, that a Public Hearing on Soil Removal Ordinance be held on October 10th, 1960 at 9:00 P.M., E.D.T.

Seconded by Mr. Danko.

On roll call the vote was as follows:

AYES: Messrs. Mundt, Frohling, Danko, Northrup, Welchman.

NAYES: None.

Town Clerk was instructed to write letter re letter of Karl Schumacher - Harry & Anna Hyde.

Mr. Northrup moved the following resolution:

WHEREAS, the New York State Department of Public Works has prepared plans for the construction of Coyles Corners - Short Clove, State Highway No. 9005, Route 304 routed through the Town of Clarkstown, and

WHEREAS, in connection with such proposed construction of said highway, the Town of Clarkstown desires that the aforementioned plans be modified to include thereon the installation of a sidewalk on the east side of Route 304 from Bardonia Road to Germonds Road

NOW THEREFORE, it is

RESOLVED, that pursuant to Section 10, Subdivision 27, of the Highway Law, this Board of the Town of Clarkstown hereby requests and applies to the State Superintendent of Public Works to include in the aforesaid project such work as above described, the cost thereof to be borne by the Town of Clarkstown. and it is

FURTHER RESOLVED, that a certified copy of this resolution be forwarded to the Supt. of Public Works at Albany, New York, to convey the request and application herein.

Seconded by Mr. Frohling.

On roll call the vote was as follows:

AYES: Messrs. Mundt, Frohling, Danko, Northrup, Welchman.

NAYES: None.

Mr. Welchman moved the following resolution:

WHEREAS, by resolution dated Sept. 19th, 1960, this Town Board requested modification of the plans prepared by the State Department of Public Works for the Reconstruction of the Coyles Cors., - Short Clove, State Highways No. 9005, Rte 304 to include the installation of a sidewalk on the east side of Rte 304 from Bardonia Rd. to Cermonds Rd.

WHEREAS, this Town Board desires that this sidewalk be constructed at the expense of the Town of Clarkstown, in conjunction with the above mentioned State project, as set forth in the plans, specifications and estimate in the amount of \$14,000.00 as prepared by the Supt. of Public Works.

NOW, THEREFORE, it is

RESOLVED, that pursuant to subdivision 27 of Section 10 of the Highway Law,

the sum of \$14,000.00 is hereby appropriated to cover the cost of such construction in the Town of Clarkstown and the Town Clerk is hereby authorized and directed to deposit such sum with the State Comptroller, subject to the draft or requisition of the Supt. of Public Works, and it is

FURTHER RESOLVED, that a certified copy of this resolution be filed with the State Comptroller and the State Superintendent of Public Works; it being understood that upon completion of the aforementioned sidewalk installation in the Town of Clarkstown, the Supt. of Public Works of the State of New York shall transmit to this Town Board a statement showing the actual costs and expenses of such work and shall notify the Town Clerk of the amount due from or to be returned to the Town, as the case may be, and that any sum due to the State of New York shall be paid by the Town of Clarkstown within sixty days after the date of transmittal of said statement, and the funds therefor shall be raised according to the statutes in such cases made and provided, and it is

FURTHER RESOLVED, that the Town of Clarkstown will after construction thereof maintain the said sidewalk, as set forth above.

Seconded by Mr. Frohling.

On roll call the vote was as follows:

AYES: Messrs. Frohling, Danko, Northrup, Welchman, Mundt.

NAYES: None.

Town Clerk was instructed to receive and file Town Department Reports.

ZONING DECISIONS

Lenor Land Corp. - Norman Rauch R1 - C1 - Town Board tabled same.

Edward Friedman - SC & RA-1 to R-22: Application granted. Restrictive Covenant.

53 Homes - 18 first year, 18 second year, 17 homes third year.

Mr. Frohling moved the following resolution:

WHEREAS, the Town Board of the Town of Clarkstown by resolution duly adopted on the 27th day of June, 1960 provided for a public hearing on the 11th day of July, 1960, at 9:30 P.M., E.D.S.T., to consider the application of EDWARD FRIEDMAN to amend the Building Zone Ordinance of the said Town by redistricting the property of the said petitioner from an RA-1 district to an R-22 district; and

WHEREAS, notice of said public hearing was duly published as required by law and said public hearing was duly held at the time and place specified in said notice;

NOW THEREFORE, be it resolved that the Building Zone Ordinance of the Town of Clarkstown be and it hereby is amended by redistricting the following described property at Hamlet of Valley Cottage New York in said Town from an RA-1 district to an R-22 district:

ALL that certain plot, piece or parcel of land, situate, lying and being at Valley Cottage, in the Town of Clarkstown, County of Rockland and State of New York, bounded and described as follows:

BEGINNING at a point in the southerly line of Rockland Lake Road, distant 440.57 feet easterly measured on a course of North 57° 51' 40" East from a monument set at the easterly end of the arc of the curve connecting the said southerly line of Rockland Lake Road with the easterly line of Christian Herald Road; thence along the southerly line of Rockland Lake Road (1) North 57° 51' 40" East 113.27 feet to a Rockland County

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TB MARTING - 9/19/60

Highway Monument; thence (2) still along the southerly line of said road North $56^{\circ} 46' 10''$ east 292.10 feet to a Rockland County Highway Monument; thence (3) still along the southerly line of said road North $61^{\circ} 13' 10''$ east 14.62 feet; thence (4) along lands now or formerly of Ryley and part of the way along an old stone wall South $22^{\circ} 23'$ East 773.11 feet to an X cut on a rock; thence (5) still along said lands now or formerly of Ryley South $13^{\circ} 17' 30''$ East 187.04 feet to a stake; thence (6) still along said lands now or formerly of Ryley North $77^{\circ} 15' 30''$ East 642.84 feet; thence (7) along lands now or formerly of Muth and along the remains of a stone wall South $14^{\circ} 48' 30''$ East 598.41 feet; thence (8) along lands now or formerly of Beopple South $60^{\circ} 54' 50''$ West 1236.55 feet to an iron bar; thence (9) along lands now or formerly of Tremper and lands now or formerly of Fosner and Schrank, Inc. and along an old stone wall North $15^{\circ} 07' 45''$ West 1684.23 feet; thence (10) along lands now or formerly of First Baptist Church in Nyack North $45^{\circ} 29' 40''$ East 169.18 feet; thence (11) still along said lands north $33^{\circ} 08' 30''$ West 99.17 feet to the point or place of beginning.

Seconded by Mr. Welchman.

On roll call the vote was as follows:

AYES: Messrs. Frohling, Danko, Welchman, Mundt.

ABSTENTIONS: Mr. Northrup.

NAYES: None.

(Nanuet Park Corp. - RA-1(X) to R-1 Dist. Granted Restrictive Covenant. Sewer System must be built.)

Mr. Welchman moved the following resolution:

WHEREAS, the Town Board of the Town of Clarkstown, by resolution duly adopted on the 8th day of August 1960 provided for a public hearing on the 29th day of August 1960 at 9:00 P.M., E.D.S.T., to consider the application of NANUET PARK CORP. to amend the Building Zone Ordinance of the Town of Clarkstown by re-districting the property of the said petitioner from an RA-1(X) district to an R-1 district; and

WHEREAS, notice of said public hearing was duly published as required by law and said public hearing was duly held at the time and place specified on said notice;

NOW THEREFORE, BE IT

RESOLVED, that the Building Zone Ordinance of the Town of Clarkstown be and it hereby is amended by redistricting from an RA-1(X) district to an R-1 district, the following described property in the Hamlet of Nanuet, New York in said Town and is described as follows:

BEGINNING at a point on the northerly property line of the Silver Birch Homes Development, said point being the southeast corner of the lands of Bell and the southwest corner of the area herein described; thence along a stone wall the following courses and distances, North $24^{\circ} 24'$ East, 6505 feet; North $38^{\circ} 18'$ East, 131.40 feet; North $29^{\circ} 25'$ East, 37.60 feet; North $20^{\circ} 24'$ East, 94.20 feet; South $81^{\circ} 47'$ East, 55.40 feet; North $11^{\circ} 51'$ East, 135.20 feet; North $0^{\circ} 54'$ East, 360 ± feet to the division line between zone RA-1(X) and R0; thence in a southeasterly direction along said subdivision line approximately 880 feet to the northerly property line of the Silver Birch Homes Development; thence westerly

TOWN MEETING - 9/19/60

along said northerly property line of Silver Birch along a stone wall the following courses and distances, North $89^{\circ} 45'$ West, 125 feet ±; North $83^{\circ} 02'$ West, 253.66 feet; North $89^{\circ} 24'$ West, 267.04 feet to the point or place of beginning.

Seconded by Mr. Danko.

On roll call the vote was as follows:

AYES: Messrs. Frohling, Danko, Welchman, Mundt,

ABSTENTIONS: Mr. Northrup.

NAYES: None.

Clarence Aull - RA-1 to R-22 Dist. - Special Permit - (DENIED)

Mr. Frohling moved the following resolution:

RESOLVED, that the application of CLARENCE AULL for a change of zoning from an RA-1 district to an R-22 district on property located on Buena Vista Road, New City, N. Y., be denied.

Seconded by Mr. Danko.

On roll call the vote was as follows:

AYES: Messrs. Frohling Danko, Welchman, Mundt,

ABSTENTION: Mr. Northrup.

NAYES: None.

Mr. Welchman moved the following resolution:

RESOLVED that application of DANTE ALEXANDER for a change of zoning from an RA-1 to R-22 district on property located on New Hempstead and Phillips Hill Roads, New City, N. Y., be denied.

Seconded by Mr. Danko.

On roll call the vote was as follows:

AYES: Messrs. Frohling, Danko, Welchman, Mundt.

ABSTENTION: Mr. Northrup.

NAYES: None.

Robert & Alta Doscher - RA-1 to R-22 - Special Permit - (GRANTED)

Mr. Welchman moved the following resolution:

WHEREAS, the Town Board of the Town of Clarkstown, by resolution duly adopted on the 8th day of August, 1960, provided for a public hearing on the 29th day of August, 1960, at 8:00 P.M., E.D.S.T., to consider the application of ROBERT AND ALTA DOSCHER to amend the Building Zone Ordinance of the Town of Clarkstown by redistricting the property of the said petitioner from an RA-1 district to an R-22 district; and

WHEREAS, notice of said public hearing was duly published as required by law and said public hearing was duly held at the time and place specified in said notice;

NOW THEREFORE, be it

RESOLVED, that the Building Zone Ordinance of the Town of Clarkstown be and it hereby is amended by redistricting from an RA-1 district to an R-22 district, the following described property in the Hamlet of New City, New York in said Town and is described as follows:

"ALL that certain tract of land, situate, lying and being in the Hamlet of New City, Town of Clarkstown, County of Rockland, State of New York, bounded and described as follows:

BEGINNING at a point on the northerly line of public road known as Carnsmuir

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Lane at the point where same is intersected by the easterly line of premises of the Clarkstown Central School District, said point of beginning being the southwest corner of the premises herein intended to be described; running thence (1) from said point of beginning along the easterly line of premises of the Clarkstown Central School District north 9° 53' 30" east 363.44 feet, and north 14° 28' east 393.40 feet to a point on the southerly line of lands now or formerly of H. K. Vanderhoef; thence (2) turning and running along the southerly line of said lands now or formerly of H. K. Vanderhoef south 73° 34' east 354.36 feet to the westerly line of lands now or formerly of A. Mesmer; thence (3) turning and running along the westerly line of said lands now or formerly of A. Messer south 12° 25' 30" west 100 feet to the southerly line of said lands now or formerly of A. Messer; thence (4) turning and running along the southerly line of lands now or formerly of A. Messer south 73° 34' east a distance of 143 feet to the westerly line of public road known as Strawtown Road; thence (5) turning and running along the westerly line of Strawtown Road south 12° 25' 30" west 556.01 feet to the northerly line of Cairnsmuir Lane; thence (6) turning and running along the northerly line of Cairnsmuir Lane north 85° 07' 30" west 498.37 feet to the easterly line of lands of the Clarkstown Central School District, the point or place of beginning.

Seconded by Mr. Danko.

On roll call the vote was as follows:

AYES: Messrs. Frohling, Danko, Welchman, Mundt.

ABSENCES: Mr. Northrup.

NAYES: None

Tax Assessor certified that three votes of the Town Board are legal.

Town Board agreed to table discussion of Garden Apartment Ordinance.

Mr. Danko moved the following resolution:

RESOLVED, that the following men be appointed Fire Inspectors in their respective districts:

- | | |
|---|------------------------------|
| Central Engine Co. #6, Central Nyack, N. Y. | Chief - Russell Cooper |
| Valley Cottage Engine Co. No. 1,
Valley Cottage, N. Y. | Chief - Edward C. Garrabrant |
| Nanuet Fire Engine Co.,
Prospect Street, Nanuet, N. Y. | Chief - Walter E. Straut |
| Knickerbocker Engine Co. #1, Rockland Lake, N.Y. | Chief William Danksza, Jr. |
| West Nyack Engine Co. #1, West Nyack, N. Y. | Chief Kenneth Matero |
| New City Fire Co. #1, New City, N. Y. | Chief Albert Holhman |
| Alert Hook & Ladder Co. #1, Congers, N. Y. | Chief Alfred Magnatta |

Seconded by Mr. Frohling.

On roll call the vote was as follows:

AYES: Messrs. Frohling, Danko, Northrup, Welchman, Mundt.

NAYES: None.

Town Board held a discussion of Fees on Special Permits and Zoning Applications. The following fees were named:

SPECIAL PERMIT FEES (From \$20.00) to \$50.00

ZONING APPLICATION FEES (From \$50.00) to \$75.00

Mr. Northrup moved the following resolution:

RESOLVED that a Public Hearing on Fees - Special Permit and Zoning Applications

RESOLUTION WAS ADOPTED AT TOWN BOARD MEETING HELD ON 8/17/56 ALTERING SUPERVISOR MUNDT'S VOTE TO "NAY"

69/7

Re
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2. P. 7. 11.

**RESOLUTION CORRECTING MINUTES
OF THE TOWN BOARD MEETING OF
SEPTEMBER, 19, 1960**

WHEREAS, on August 29, 1960 a Public Hearing was held on the application of ROBERT & ALTA DOSCHER to amend the Building Zone Ordinance of the Town of Clarkstown from an RA-1 to an R-22 district, and

WHEREAS, on September 19, 1960 a vote of the Town Board was taken and that vote was recorded in the minutes of the Town Board as four (4) Ayes and one (1) abstention, and

WHEREAS, it has subsequently been determined that the vote as correctly stated contained one (1) negative vote which was the vote of Supervisor Paul F. Mundt,

NOW THEREFORE, be it

RESOLVED, that the Town Clerk is directed to correct the official minutes of the Town of Clarkstown to reflect the correct vote of Supervisor Mundt on this amendment application.

Dated: August 17, 1966

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TB MEETING - 9/19/60

tions - be set for Oct. 10th, 1960 at 9:30 P.M.

Seconded by Mr. Frohling.

On roll call the vote was as follows:

AYES: Messrs. Frohling, Danko, Northrup, Welchman, Mundt.

NAYES: None.

Mr. Welchman moved the following resolution:

RESOLVED that on recommendation of Town Supt. of Highways and Town Engineer, deed from M.A.N. Development Corporation to the Town of Clarkstown conveying 557 feet of Gregory St., and 827 feet of Roslyn Drive, In New City, N. Y. be accepted, and be it

FURTHER RESOLVED that said roads be included in the Town Highway System and that the Town Attorney be directed to record the deed.

Seconded by Mr. Northrup.

On roll call the vote was as follows:

AYES: Messrs. Frohling, Danko, Northrup, Welchman, Mundt.

NAYES: None.

Mr. Mundt read a letter from Mr. Clarence Barracks re Memorial Day Ordinance. Mr. Barracks made a list of recommendations about Memorial Day Ordinance which the Town Board will take into consideration on any revision of said ordinance.

Mr. Welchman moved the following resolution:

WHEREAS, the Certification of Eligibles for the position of Key Punch Operator from the Department of Civil Service, dated Sept. 15, 1960, lists one name, Elsie Berky, 85 East Route 59-A, Nanuet, New York, and her final exam rating is 80.0%, now, therefore be it

RESOLVED, that Elsie Berky be and is hereby appointed to the position of Key Punch Operator for the Town of Clarkstown, effective immediately, at an annual salary of \$3,500.00.

Seconded by Mr. Danko.

On roll call the vote was as follows:

AYES: Messrs. Frohling, Danko, Northrup, Welchman, Mundt.

NOES: None.

A letter was read from New York State Dept. of Health enclosing a permit for Sewerage Treatment in Sewer Dist. #8, Nanuet. This permit to be recorded in the County Clerk's Office.

Mr. Mundt read a letter from Mr. Samuel Haag, West Nyack, N. Y. relative to flooding on his property in West Nyack, N. Y.

Mr. Frohling moved the following resolution:

WHEREAS, the Town Board of the Town of Clarkstown deems it necessary for the good and welfare of the taxpayers of Birch Lane to extend this lane, and

WHEREAS, there is recorded in the County Clerk's Office a deed showing that the Town of Clarkstown owns a 25' extension of the lane, now, therefore, be it

RESOLVED, that the Superintendent of Highways be instructed to construct approximately 25' from the existing pavement of Birch Lane to southerly line of Right-of-Way according to Town Specifications.

Seconded by Mr. Welchman.

BBDS75

On roll call the vote was as follows:

AYES: Messrs. Frohling, Danko, Northrup, Welchman, Mundt.

NOES: None.

Town Board set Oct. 13th, 1960 at 8:00 P.M. in Mr. Mundt's office, a Special Meeting of the Industrial Commission.

Town Board set Oct. 17th, 1960 at 8:00 P.M. in Mr. Mundt's office, a Special Meeting of the Building Committee.

Investigation of Stop Streets - Red Hill Rd. and Burda Ave., and Red Hill and West Clarkstown Roads, and Little Tor Road and Red Hill Road.

On resolution by Mr. Welchman, seconded by Mr. Northrup and unanimously adopted, Town Board meeting was adjourned at 10:45 P.M.

Signed,



Charles J. Blauvelt,
Town Clerk

PUBLIC HEARING

Town Hall

Sept. 26th, 1960

8:30 P.M.

Present: Messrs. Mundt, Frohling, Danko, Northrup, Welchman,
Town Attorney Mr. Freund,
Town Clerk Mr. Blauvelt.

Mr. Mundt reconvened adjourned Public Hearing of Aug. 8th, 1960 at 8:30 P.M., E.D.T.

Mr. Everett Johns appeared as attorney for petitioner.

Mr. Johns explained petition, stating plot consisted of about 15 acres situated about 1000 feet southwest of Maple Ave., Valley Cottage, N. Y., presently zoned RA-1(X). Mr. Welchman questioned description on map consists of 24 acres. Mr. Johns explained portion of property in petition consists of about 15 acres requested for a zoning change; remaining 9 acres are now zoned R-1 district.

Mr. Gustav Svahn was sworn in by Mr. Mundt.

Mr. Johns questioned Mr. Svahn about Public Utility facilities that are available.

Mr. Johns made remarks about a letter from Spring Valley Water Co. re drainage from this property into Lake DeForest. Mr. Johns stated 5 homes in this vicinity are built on 20,000 sq. feet or less, located on Fulle Drive now zoned R-1 district. Mr. Johns introduced a map of Maplewood Heights Development, which is zoned R-22. Mr. Johns stated most of property in the vicinity is now zoned R-1 or R-22 Dist. Mr. Johns asked Mr. Svahn how many homes could be built on this tract. Mr. Svahn stated under present zoning 12 homes could be built; under R-22 Zone, 20 homes. He also stated no homes would be built in 1960, he contemplated 20 homes in 1961 if change in zoning is granted.

Mr. Mundt suggested averaging on this plot and 9 acres owned by petitioner now zoned R-1 Dist.