

Mr. Danko moved the following resolution:

RESOLVED, that Dorothy Davies of Route 39-A, West Nyack, N.Y. be appointed temporarily for a period not to exceed six months, to the position of Clerk, part-time, in the Rec. of Taxes Office at a salary of \$1.75 per hour, effective 9/6/62.

Seconded by Mr. Welchman.

All voted yes.

Mr. Welchman moved the following resolution:

RESOLVED, that Marjorie Mutinsky of 43 Southward Ave., Congers, N.Y. be appointed temporarily for a period not to exceed six months, to the position of Clerk, part-time, in the Rec. of Taxes Office, at a salary of \$1.75 per hour, eff. 9/6/62.

Seconded by Mr. Danko.

All voted yes.

Resolution re Establishment of Sewer Dist. #14 not effective because of improper form of adoption. Correct procedure followed, i.e. Order setting date of public hearing made up, which in turn will be presented to Board for their signatures at next meeting, 8/28/62 and then published as required by law. Date of such public hearing will be set for 9/17/62 at 9:15 P.M., EDST if correct procedures all complied with. i.e. Assessors Certify posting etc., Petition being checked out by Town Attorney.

Re resolution on Consolidation of Light Districts, upon the advice of the Town Attorney, who stated that such a resolution must be made at a regular meeting of the Town Board, adoption of such resolution will be put on agenda of the next regular Town Board Meeting to be held on 9/17/62.

On resolution by Mr. Northrup, seconded by Mr. Danko and unanimously adopted, Special Town Board Meeting was adjourned.

Signed,


Anne E. O'Connor,

TownClerk

PUBLIC HEARING

Town Hall

Aug. 28, 1962

8:30 P.M.

Present: Messts. Frohling, Danko, Northrup, Welchman, Mundt.

RE: PETITION FOR THE ESTAB. OF SEWER DIST. #13 (THE DELLS).

For the record, the petition was signed and acknowledged or proved as required by law.

Mr. David Coral, 44 Park Place, Suffern, N.Y. appeared as attorney for petitioner and explained petition to Board.

Mr. Nicholas Guttman, Horne Took Rd., Palisades, N.Y. appeared as witness and was sworn in by Mr. Mundt. He testified as follows:

Petition for creation of sewer dist. was signed by him in capacity as property owner in proposed district. Will benefit all property owners, Would be in public interest to grant proposed sewer dist; and would benefit property owners involved healthwise - Bd. of Health of Rockland Co. Recommended it.

Following questions were put by Board.

How many homes will it service? Roughly 175 homes in initial stage.

Anyone in favor? None

Opposed? The following appeared:

Mr. Deming, So. Mountain Rd., New City - wait until Village of No; Clarkstown election

Mr. Gerber, representing Spring Valley Water Works - In water shed which is water supply of Rockland County.

In rebuttal Mr. Coral stated there was no need for delay that they would like to proceed with development.

Mr. Boswell - Health Dept. approved first 37 homes predicted on the fact that there would be public water and public sewers.

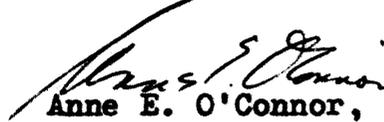
Mr. O'Keefe - 37 houses OK, but remainder would have to be public sewers.

Mr. Nemeroff appeared and stated that sewer is necessary in the area for health reasons. etc.

Mr. Mundt inquired if there were any other witnesses. No one appeared.

On resolution by Mr. Welchman, seconded by Mr. Northrup and unanimously adopted, Public Hearing was adjourned.

Signed,


Anne E. O'Connor,

Town Clerk

SPECIAL TOWN BOARD MEETING

Town Hall

Aug. 28th, 1962

8:00 P.M.

Present: Messrs. Frohling, Danko, Northrup, Welchman, Mundt;

Town Attorney Clifford J. Freund.

Supervisor Mundt called special meeting to order at 8:00 P.M. EDST

On resolution made by Mr. Frohling, seconded by Mr. Welchman and unanimously adopted, time for receiving bids for construction of sidewalks was closed, and bids received opened.

The following bids were received:

WARD PAVEMENTS, INC.	Old Middletown Rd.....	\$13,800.00
Riverside Ave.	Ludvigh Rd.....	14,490.00
Haverstraw, N.Y.	Waldron Ave.....	8,660.00
	Verdin Dr. Steps.....	7,046.00
		<u>43,996.00</u>

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FRANZ LANG
Mass. Ave.
Congers, N.Y.

Old Middletown Rd.....
Ludvigh Rd.....
Verdin Dr. Steps..... \$ 5,700.00

VICTOR SMITH
New City, N.Y.

Waldron Ave..... \$ 8,490.00

(Will allow \$490.00 if Town puts in its own catch basins and
drainage pipe)

Mr. Frohling moved the following resolution:

RESOLVED, that bid of Ward Pavements for construction of
Sidewalks on Old Middletown Road, (\$13,800.00); Ludvigh Rd.(\$14,490.00); and
Waldron Ave.(\$8,660.00) be accepted; and be it

FURTHER RESOLVED, that bid of Franz Lang to construct Verdin
Drive Steps (5,700.00) be accepted.

Seconded by Mr. Mundt.

On roll call the vote was as follows:

AYES: Messrs. Frohling. Mundt.

NOES: Messrs. Danko, Northrup, Welchman.

Mr. Frohling moved the following resolution:

RESOLVED, that bid of Ward Pavements, Inc. to construct sidewalks on
Ludvigh Rd. (\$14,490.00) and Waldron Ave. (\$8,660.00), and bid of Franz
Lang to construct Verdin Drive Steps (5,700.00) be accepted, and be it

FURTHER RESOLVED, that Old Middletown Rd. be graveled.

Seconded by Mr. Mundt.

On roll call the vote was as follows:

AYES: Messrs. Frohling, Mundt.

NOES: Messrs. Danko, Northrup. Welchman.

Mr. Northrup moved the following resolution:

RESOLVED that bid of Ward Pavements, Ind. for construction of
sidewalks on Ludvigh Rd. in the amount of \$14,490.00 be accepted, and be it

FURTHER RESOLVED, that bid of Franz Lang, Massachusetts Ave.,
Congers, N.Y. for construction of Verdin Drive Steps in the amount of
\$5,700.00 be accepted.

Seconded by Mr. Danko.

All voted yes.

On resolution made by Mr. Northrup, seconded by Mr. Frohling
and unanimously adopted, special Town Board meeting was adjourned for
Public Hearing at 8:30 P.M., EDST.

On resolution made by Mr. Welchman, seconded by Mr. Danko
and unanimously adopted, Special Town Board Mtg. was resumed.

Town Board signed Order Estab. Sewer Dist. #13.

In the matter of the Petition for an Establishment of Sewer
District Number 13 in the Town of Clarkstown, Rockland County, New York.

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A petition in this matter for the Establishment of Sewer District Number 13 of the Town of Clarkstown, excluding any portion already in an existing district, having been duly presented to the Town Board, and an order having been duly adopted by the Town Board on the 13 day of August, 1962, for the hearing of all persons interested in the matter on the 28th day of August, 1962, at 8:30 P.M., EDST, at the Town Board Room of the Town Hall of the Town of Clarkstown, at 10 Maple Ave., New City, N.Y. and a hearing by the said Board having been duly held at such time and place, and it having been duly resolved and determined following such hearing that the petition herein was signed and acknowledged or proved as required by law and otherwise sufficient, that all the property and property owners within the proposed Sewer District were benefited thereby, that all property and property owners benefited were included within the limits of the proposed district, and that it was in the public interest to grant in whole the relief sought, and it having been then and there further duly resolved that the creation of such Sewer District as proposed be approved: it is hereby

ORDERED, that the Sewer District Number 13 of the Town of Clarkstown be Established in the said Town of Clarkstown, Rockland County, New York, to include lands in the said Town Described as follows:

BEGINNING at a point on the northerly side of Phillips Hill Road where the same is intersected by the easterly side of Little Tor Road, running thence the following courses and distances along the easterly side of Little Tor Road (1) North $36^{\circ} 54' 14''$ West a distance of 34.01 feet; Thence (2) North $2^{\circ} 14' 57''$ East a distance of 900.19 feet; Thence (3) North $3^{\circ} 50' 24''$ East a distance of 362.90 feet to lands of Youcha; Thence (4) along same by the following courses and distances South $86^{\circ} 09' 36''$ East a distance of 154.52 feet; Thence (5) North $28^{\circ} 28' 40''$ West a distance of 11.83 feet; Thence (6) North $61^{\circ} 31' 20''$ East a distance of 155.00 feet; Thence (7) North $28^{\circ} 28' 40''$ West a distance of 162.00 feet; thence (8) South $89^{\circ} 28' 50''$ West a distance of 193.14 feet to the easterly side of Little Tor Road; Thence (9) along the easterly side of Little Tor Road North $3^{\circ} 50' 24''$ East a distance of 1570.33 feet; Thence (10) north $1^{\circ} 07' 59''$ East a distance of 459.22 feet to lands nor or formerly Nemeroff Thence (11) along same the following courses and distances South $89^{\circ} 33' 31''$ East a distance of 135.00 feet Thence (12) North $22^{\circ} 47' 30''$ East a distance of 233.61 feet; Thence (13) North $29^{\circ} 46' 30''$ WEST a distance of 42.00 feet; Thence (14) South $89^{\circ} 49' 50''$ West a distance of 223.05 feet to the easterly line of Little Tor Road; Thence (15) northerly along the easterly side of Little Tor Road North $0^{\circ} 16' 31''$ West a distance of 347.94 feet to the southerly line of lands of Hall; Thence (16) along the southerly line of lands of Hall South $86^{\circ} 19' 31''$ East a distance of 290.40 feet to the easterly line of lands of Hall; Thence (17) along said

line North 0° 16' 31" West a distance of 150.00 feet to the northerly line of Hall; Thence (18) along said line North 86° 19' 31" West a distance of 262.60 feet to the easterly line of Little Tor Road; Thence (19) North 0° 12' 22" West a distance of 606.33 feet to the southerly line of lands of Keahon; Thence (20) easterly along the southerly line of lands of Keahon North 76° 06' 20" East a distance of 229.75 feet to the easterly line of lands of Keahon; Thence (21) along said line North 0° 12' 22" West a distance of 175.00 feet to the southeast corner of lands of May; Thence (22) along the easterly line of lands of May North 0° 16' 31" West a distance of 150.00 feet to the northerly line of lands of The Dells, Inc.; Thence (23) easterly along said northerly line South 85° 15' 37" East a distance of 450.34 feet to a concrete monument in said line; Thence (24) still along the northerly line of The Dells, Inc., South 83° 27' 19" East a distance of 398.31 feet to the center line of Crum Creek; Thence the following courses and distances along said center line of Crum Creek to the northerly side of Phillips Hill Road; (1) South 57° 51' 10" West 66.75 feet; Thence (2) South 4° 11' 30" West 294.00 feet; Thence (3) South 16° 07' 30" East 85.00 feet; Thence (4) South 15° 30' 35" West 153.29 feet; Thence (5) South 2° 24' 50" West 72.00 feet; Thence (6) South 8° 05' 10" East 315.00 feet; Thence (7) South 13° 19' 55" West 158.34 feet; Thence (8) South 0° 00' 20" West 108.00 feet; Thence (9) South 29° 37' 35" West 176.70 feet; Thence (10) South 27° 50' 30" East 140.00 feet; Thence (11) South 15° 27' 50" East 80.00 feet; Thence (12) South 6° 41' 30" West 80.00 feet; Thence (13) South 4° 31' 30" East 293.00 feet; Thence (14) South 10° 19' 10" West 77.00 feet; Thence (15) South 52° 31' 50" East 61.00 feet; Thence (16) South 2° 38' 50" West 98.00 feet; Thence (18) South 10° 58' 10" West 133.80 feet; Thence (19) South 20° 55' 25" East 42.31 feet; Thence (20) North 88° 14' 10" East 46.00 feet; Thence (21) South 39° 15' 50" East 145.00 feet; Thence (22) South 11° 36' 30" East 83.00 feet; Thence (23) South 19° 50' 00" East 79.00 feet; Thence (24) South 5° 02' 00" West 96.00 feet; Thence (25) South 18° 57' 30" West 227.00 feet; Thence (26) South 17° 11' 00" East 119.00 feet; Thence (27) South 11° 29' 00" East 140.00 feet; Thence (28) South 1° 11' 20" West 213.00 feet; Thence (29) South 11° 44' 00" East 111.00 feet; Thence (30) South 5° 36' 30" East 122.00 feet; Thence (31) South 16° 24' 25" West 86.42 feet; Thence (32) South 26° 26' 00" West 40.00 feet; Thence (33) South 58° 26' 05" West 67.68 feet; Thence (34) South 40° 44' 50" West 72.00 feet; Thence (35) South 18° 28' 10" East 80.00 feet; Thence (36) South 22° 18' 10" West 186.00 feet; Thence (37) South 2° 10' 20" East 75.00 feet; Thence (38) South 16° 57' 10" West 84.00 feet; Thence (39) South 57° 02' 30" West 117.00 feet; Thence (40) South 17° 48' 45" West 95.46 feet; Thence (41) South 55° 47' 45" East 32.80 feet; Thence (42) South 16° 30' 00" West 56.00 feet; Thence (43) South 22° 00' 30" West 67.83 feet; Thence (44) South 37° 11' 05" East 36.40 feet; Thence (45) South 31° 15' 50" West 32.76 feet; Thence (46) North 79° 12' 10" West 58.72 feet; Thence (47) South 29° 05' 40" West 26.00

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feet; Thence (48) South 14° 20' 25" East 45.70 feet; Thence (49) South 19° 05' 40" West 55.03 feet; Thence (50) South 82° 19' 40" West 51.16 feet; Thence (51) South 1° 16' 20" East 84.00 feet; Thence (52) South 33° 05' 40" East 72.70 feet; Thence (53) South 18° 03' 10" East 94.70 feet; Thence (54) South 5° 01' 20" West 145.00 feet; Thence (55) South 73° 48' 50" West 46.00 feet; Thence (56) South 13° 05' 25" West 78.73 feet; Thence (25) North 84° 48' 54" West along the northerly side of Phillips Hill Road a distance of 25.52 feet; Thence (26) still along said line North 89° 15' 06" West a distance of 621.66 feet; Thence (27) still along said northerly side of Phillips Hill Road North 83° 12' 54" West a distance of 219.56 feet to the point or place of beginning. Area 123 ± acres.

August 28th, 1962

S/ Paul F. Mundt, Supervisor

S/ Joseph Welchman, Councilman

S/ Stephen Danko, Councilman

S/ Jay D. Northrup, Councilman

S/ Philip Frohling, Jr., Councilman

Town Board signed Order setting date of public hearing on petition for Estab. of Sewer Dist. #14 (9/17/62 - 9:15 P.M.)

Town Clerk was requested to write to Mr. Conway, Dept. of Public Works, requesting that State put flares, etc. on Congers-New City Road to facilitate school children walking to school and assure their safety while road is under construction.

Mr. Palmenberg, Town Eng. requested Board's authority to, with Town Attorney, declare following bonds in default. He was advised by Board to hold until 9/17/62 meeting, and if no action had been taken then by builders, to declare bonds in default. Bonds in question are as follows:

PROSPECT PARK HOMES
JESSICA HOMES, INC.
MAPLEWOOD HTS.

STRAWTOWN HTS. SUBDIV.
ADLER ESTATES
RAUCH DEV.

Letter read from Town Engineer re asphaltin sidewalk program - 1962, recommending that date of Sept. 1st, 1962, be changed to Nov. 1st, 1962. He advised that all contractors have been notified of this change by him.

Town Board signed the following Perf. Bonds. approving them to form & suff:

Perf. Bond # 1s177295
Pineview Estates - Sec. 1-A
Aetna Cas. & Surety Co. (\$20,000.00)

Perf. Bond #2216666
Keyville Est. (for Elinor Homes)
Cont. Cas. Co. (\$44,265.00)

Perf. Bond #2216616
M.A.K. Dev. Corp.
New City
Cont. Cas. Co. (\$8,400.00)

Perf. Bond #2200544
The Plains Subdiv.
(Red. & Ext. - 2/14/63)
(\$81,800.00)

Johnson Easement (Sharon Dr.) returned to John Walber Dept. Town Attorney. for initialing.

Letter read from Jos. F.X. Nowicki, thanking Board for copy of resolution adopted at its meeting on 8/13/62 re Tappan Zee Bridge.

Mr. Danko moved the following resolution:

RESOLVED, that drainage easement dated, May 26, 1962, from Herman Bilowitz and Arlene Bilowitz, both residing at 19 Frederick St., Nanuet, N.Y., to the Town of Clarkstown be accepted.

Seconded by Mr. Frohling.

All voted yes.

Mr. Northrup moved the following resolution:

RESOLVED, that drainage easement dated, May 26, 1962, from Herbert Butlers and Golleen Butler, to the Town of Clarkstown be accepted, subject to proper acknowledgment.

Seconded by Mr. Welchman

All voted yes.

Trial Balance dated 7/31/62 noted and order filed in Town Clerk's Office

Town Board signed following street opening permits:

1. To open road for drainage ditch - Old Mill Rd.
2. To install storm drain, Westview St., Congers.
3. To install storm drain, Endicott St., Congers
4. To install pipe for water, Klein Ave., West Nyack, N.Y.

On resolution by Mr. Frohling, seconded by Mr. Danko and unanimously adopted, Special Town Board Meeting was adjourned.

Signed,

Anne E. O'Connor
Anne E. O'Connor,

Town Clerk

PUBLIC HEARING

Town Hall

Sept. 17, 1962

8:15 P.M.

Present: Messrs. Frohling, Danko, Welchman, Mundt.
Town Attorney Mr. Freund
Deputy Town Atty. Mr. Walber
Town Clerk Anne E. O'Connor

RE: APPLIC. FOR ZONE CHANGE - J.S. LAMPERT, L. CHINITZ, S. SOLTZER & H. MAYER CONGERS, N.Y. (RA-1(X) and RA-1 to R-22 Dist.

Supervisor Mundt called Public Hearing to order at 8:15 P.M. Town Clerk read Notice of Public Hearing.

Mr. Everett Johns, attorney, appeared for petitioners and explained petition to Board.

Prop. located w/side of Kings Highway, Congers, approximately 1500' south of the Rockland County Day School, approximately 1500' north of Third St. (Applewood Manor Dev.)

Consists of 54.69 acres of land. 491' frontage on Kings Hwy. Depth of 2600' to land of Spring Valley Works.

Current zoning (RA-1(X) and R-1. Reason for requested change because property lies in both zones, 19 acres in RA-1(X) and balance R-1; approx. 34 acres.

RA-1(X) area 29 lots - balance as it exists right now, could build 31 homes for a total of 60 homes. Petitioner proposes to average out entire acreage. Comp. plan of development 77 lots, which would average out to 28,000 sq. ft. per plot.

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FRANZ LANG
Mass. Ave.
Congers, N.Y.

Old Middletown Rd.....
Ludvigh Rd.....
Verdin Dr. Steps..... \$ 5,700.00

VICTOR SMITH
New City, N.Y.

Waldron Ave..... \$ 8,490.00

(Will allow \$490.00 if Town puts in its own catch basins and drainage pipe)

Mr. Frohling moved the following resolution:

RESOLVED, that bid of Ward Pavements for construction of Sidewalks on Old Middletown Road, (\$13,800.00); Ludvigh Rd.(\$14,490.00); and Waldron Ave.(\$8,660.00) be accepted; and be it

FURTHER RESOLVED, that bid of Franz Lang to construct Verdin Drive Steps (5,700.00) be accepted.

Seconded by Mr. Mundt.

On roll call the vote was as follows:

AYES: Messrs. Frohling. Mundt.

NOES: Messrs. Danko, Northrup, Welchman.

Mr. Frohling moved the following resolution:

RESOLVED, that bid of Ward Pavements, Inc. to construct sidewalks on Ludvigh Rd. (\$14,490.00) and Waldron Ave. (\$8,660.00), and bid of Franz Lang to construct Verdin Drive Steps (5,700.00) be accepted, and be it

FURTHER RESOLVED, that Old Middletown Rd. be graveled.

Seconded by Mr. Mundt.

On roll call the vote was as follows:

AYES: Messrs. Frohling, Mundt.

NOES: Messrs. Danko, Northrup. Welchman.

Mr. Northrup moved the following resolution:

RESOLVED that bid of Ward Pavements, Ind. for construction of sidewalks on Ludvigh Rd. in the amount of \$14,490.00 be accepted, and be it

FURTHER RESOLVED, that bid of Franz Lang, Massachusetts Ave., Congers, N.Y. for construction of Verdin Drive Steps in the amount of \$5,700.00 be accepted.

Seconded by Mr. Danko.

All voted yes.

On resolution made by Mr. Northrup, seconded by Mr. Frohling and unanimously adopted, special Town Board meeting was adjourned for Public Hearing at 8:30 P.M., EDST.

On resolution made by Mr. Welchman, seconded by Mr. Danko and unanimously adopted, Special Town Board Mtg. was resumed.

Town Board signed Order Estab. Sewer Dist. #13.

In the matter of the Petition for an Establishment of Sewer District Number 13 in the Town of Clarkstown, Rockland County, New York.

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STBM - 8/28/62

A petition in this matter for the Establishment of Sewer District Number 13 of the Town of Clarkstown, excluding any portion already in an existing district, having been duly presented to the Town Board, and an order having been duly adopted by the Town Board on the 13 day of August, 1962, for the hearing of all persons interested in the matter on the 28th day of August, 1962, at 8:30 P.M., EDST, at the Town Board Room of the Town Hall of the Town of Clarkstown, at 10 Maple Ave., New City, N.Y. and a hearing by the said Board having been duly held at such time and place, and it having been duly resolved and determined following such hearing that the petition herein was signed and acknowledged or proved as required by law and otherwise sufficient, that all the property and property owners within the proposed Sewer District were benefited thereby, that all property and property owners benefited were included within the limits of the proposed district, and that it was in the public interest to grant in whole the relief sought, and it having been then and there further duly resolved that the creation of such Sewer District as proposed be approved: it is hereby

ORDERED, that the Sewer District Number 13 of the Town of Clarkstown be Established in the said Town of Clarkstown, Rockland County, New York, to include lands in the said Town Described as follows:

BEGINNING at a point on the northerly side of Phillips Hill Road where the same is intersected by the easterly side of Little Tor Road, running thence the following courses and distances along the easterly side of Little Tor Road (1) North $36^{\circ} 54' 14''$ West a distance of 34.01 feet; Thence (2) North $2^{\circ} 14' 57''$ East a distance of 900.19 feet; Thence (3) North $3^{\circ} 50' 24''$ East a distance of 362.90 feet to lands of Youcha; Thence (4) along same by the following courses and distances South $86^{\circ} 09' 36''$ East a distance of 154.52 feet; Thence (5) North $28^{\circ} 28' 40''$ West a distance of 11.83 feet; Thence (6) North $61^{\circ} 31' 20''$ East a distance of 155.00 feet; Thence (7) North $28^{\circ} 28' 40''$ West a distance of 162.00 feet; thence (8) South $89^{\circ} 28' 50''$ West a distance of 193.14 feet to the easterly side of Little Tor Road; Thence (9) along the easterly side of Little Tor Road North $3^{\circ} 50' 24''$ East a distance of 1570.33 feet; Thence (10) north $1^{\circ} 07' 59''$ East a distance of 459.22 feet to lands nor or formerly Nemeroff Thence (11) along same the following courses and distances South $89^{\circ} 33' 31''$ East a distance of 135.00 feet Thence (12) North $22^{\circ} 47' 30''$ East a distance of 233.61 feet; Thence (13) North $29^{\circ} 46' 30''$ WEST a distance of 42.00 feet; Thence (14) South $89^{\circ} 49' 50''$ West a distance of 223.05 feet to the easterly line of Little Tor Road; Thence (15) northerly along the easterly side of Little Tor Road North $0^{\circ} 16' 31''$ West a distance of 347.94 feet to the southerly line of lands of Hall; Thence (16) along the southerly line of lands of Hall South $86^{\circ} 19' 31''$ East a distance of 290.40 feet to the easterly line of lands of Hall; Thence (17) along said

line North 0° 16' 31" West a distance of 150.00 feet to the northerly line of Hall; Thence (18) along said line North 86° 19' 31" West a distance of 262.60 feet to the easterly line of Little Tor Road; Thence (19) North 0° 12' 22" West a distance of 606.33 feet to the southerly line of lands of Keahon; Thence (20) easterly along the southerly line of lands of Keahon North 76° 06' 20" East a distance of 229.75 feet to the easterly line of lands of Keahon; Thence (21) along said line North 0° 12' 22" West a distance of 175.00 feet to the southeast corner of lands of May; Thence (22) along the easterly line of lands of May North 0° 16' 31" West a distance of 150.00 feet to the northerly line of lands of The Dells, Inc.; Thence (23) easterly along said northerly line South 85° 15' 37" East a distance of 450.34 feet to a concrete monument in said line; Thence (24) still along the northerly line of The Dells, Inc., South 83° 27' 19" East a distance of 398.31 feet to the center line of Crum Creek; Thence the following courses and distances along said center line of Crum Creek to the northerly side of Phillips Hill Road; (1) South 57° 51' 10" West 66.75 feet; Thence (2) South 4° 11' 30" West 294.00 feet; Thence (3) South 16° 07' 30" East 85.00 feet; Thence (4) South 15° 30' 35" West 153.29 feet; Thence (5) South 2° 24' 50" West 72.00 feet; Thence (6) South 8° 05' 10" East 315.00 feet; Thence (7) South 13° 19' 55" West 158.34 feet; Thence (8) South 0° 00' 20" West 108.00 feet; Thence (9) South 29° 37' 35" West 176.70 feet; Thence (10) South 27° 50' 30" East 140.00 feet; Thence (11) South 15° 27' 50" East 80.00 feet; Thence (12) South 6° 41' 30" West 80.00 feet; Thence (13) South 4° 31' 30" East 293.00 feet; Thence (14) South 10° 19' 10" West 77.00 feet; Thence (15) South 52° 31' 50" East 61.00 feet; Thence (16) South 2° 38' 50" West 98.00 feet; Thence (18) South 10° 58' 10" West 133.80 feet; Thence (19) South 20° 55' 25" East 42.31 feet; Thence (20) North 88° 14' 10" East 46.00 feet; Thence (21) South 39° 15' 50" East 145.00 feet; Thence (22) South 11° 36' 30" East 83.00 feet; Thence (23) South 19° 50' 00" East 79.00 feet; Thence (24) South 5° 02' 00" West 96.00 feet; Thence (25) South 18° 57' 30" West 227.00 feet; Thence (26) South 17° 11' 00" East 119.00 feet; Thence (27) South 11° 29' 00" East 140.00 feet; Thence (28) South 1° 11' 20" West 213.00 feet; Thence (29) South 11° 44' 00" East 111.00 feet; Thence (30) South 5° 36' 30" East 122.00 feet; Thence (31) South 16° 24' 25" West 86.42 feet; Thence (32) South 26° 26' 00" West 40.00 feet; Thence (33) South 58° 26' 05" West 67.68 feet; Thence (34) South 40° 44' 50" West 72.00 feet; Thence (35) South 18° 28' 10" East 80.00 feet; Thence (36) South 22° 18' 10" West 186.00 feet; Thence (37) South 2° 10' 20" East 75.00 feet; Thence (38) South 16° 57' 10" West 84.00 feet; Thence (39) South 57° 02' 30" West 117.00 feet; Thence (40) South 17° 48' 45" West 95.46 feet; Thence (41) South 55° 47' 45" East 32.80 feet; Thence (42) South 16° 30' 00" West 56.00 feet; Thence (43) South 22° 00' 30" West 67.83 feet; Thence (44) South 37° 11' 05" East 36.40 feet; Thence (45) South 31° 15' 50" West 32.76 feet; Thence (46) North 79° 12' 10" West 58.72 feet; Thence (47) South 29° 05' 40" West 26.00

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feet; Thence (48) South 14° 20' 25" East 45.70 feet; Thence (49) South 19° 05' 40" West 55.03 feet; Thence (50) South 82° 19' 40" West 51.16 feet; Thence (51) South 1° 16' 20" East 84.00 feet; Thence (52) South 33° 05' 40" East 72.70 feet; Thence (53) South 18° 03' 10" East 94.70 feet; Thence (54) South 5° 01' 20" West 145.00 feet; Thence (55) South 73° 48' 50" West 46.00 feet; Thence (56) South 13° 05' 25" West 78.73 feet; Thence (25) North 84° 48' 54" West along the northerly side of Phillips Hill Road a distance of 25.52 feet; Thence (26) still along said line North 89° 15' 06" West a distance of 621.66 feet; Thence (27) sill along said northerly side of Phillips Hill Road North 83° 12' 54" West a distance of 219.56 feet to the point or place of beginning. Area 123 ± acres.

August 28th, 1962

S/ Paul F. Mundt, Supervisor

S/ Joseph Welchman, Councilman

S/ Stephen Danko, Councilman

S/ Jay D. Northrup, Councilman

S/ Philip Frohling, Jr., Councilman

Town Board signed Order setting date of public hearing on petition for Estab. of Sewer Dist. #14 (9/17/62 - 9:15 P.M.)

Town Clerk was requested to write to Mr. Conway, Dept. of Public Works, requesting that State put flares, etc. on Congers-New City Road to facilitate school children walking to school and assure their safety while road is under construction.

Mr. Palmenberg, Town Eng. requested Board's authority to, with Town Attorney, declare following bonds in default. He was advised by Board to hold until 9/17/62 meeting, and if no action had been taken thencby builders, to declare bonds in default. Bonds in questiong are as follows:

PROSPECT PARK HOMES
JESSICA HOMES, INC.
MAPLEWOOD HTS.

STRAWTOWN HTS. SUBDIV.
ADLER ESTATES
RAUCH DEV.

Letter read from Town Engineer re asphaltin sidewalk program - 1962, recommending that date of Sept. 1st, 1962, be changed to Nov. 1st, 1962. He advised that all contractors have been notified of this change by him.

Town Board signed the following Perf. Bonds. approving them to form & suff:

Perf. Bond # 1s177295
Pineview Estates - Sec. 1-A
Aetna Cas. & Surety Co. (\$20,000.00)

Perf. Bond #2216666
Heyville Est. (for Elinor Homes)
Cont. Cas. Co. (\$44,265.00)

Perf. Bond #2216616
M.A.K. Dev. Corp.
New City
Cont. Cas. Co. (\$8,400.00)

Perf. Bond #2200544
The Plains Subdiv.
(Red. & Ext. - 2/14/63)
(\$81,800.00)

Johnson Easement (Sharon Dr.) returned to John Walber Dept. Town Attorney. for initialing.

Letter read from Jos. F.X. Nowicki, thanking Board for copy of resolution adopted at its meeting on 8/13/62 re Tappan Zee Bridge.

Mr. Danko moved the following resolution:

RESOLVED, that drainage easement dated, May 26, 1962, from Herman Bilowitz and Arlene Bilowitz, both residing at 19 Frederick St., Nanuet, N.Y., to the Town of Clarkstown be accepted.

Seconded by Mr. Frohling.

All voted yes.

Mr. Northrup moved the following resolution:

RESOLVED, that drainage easement dated, May 26, 1962, from Herbert Butler and Colleen Butler, to the Town of Clarkstown be accepted, subject to proper acknowledgment.

Seconded by Mr. Welchman

All voted yes.

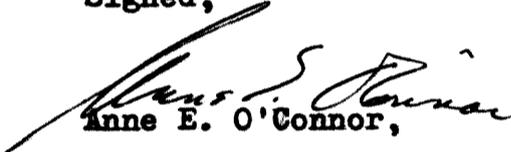
Trial Balance dated 7/31/62 noted and order filed in Town Clerk's Office

Town Board signed following street opening permits:

1. To open road for drainage ditch - Old Mill Rd.
2. To install storm drain, Westview St., Congers.
3. To install storm drain, Endicott St., Congers
4. To install pipe for water, Klein Ave., West Nyack, N.Y.

On resolution by Mr. Frohling, seconded by Mr. Danko and unanimously adopted, Special Town Board Meeting was adjourned.

Signed,


Anne E. O'Connor,

Town Clerk

PUBLIC HEARING

Town Hall

Sept. 17, 1962

8:15 P.M.

Present: Messrs. Frohling, Danko, Welchman, Mundt.
Town Attorney Mr. Freund
Deputy Town Atty. Mr. Walber
Town Clerk Anne E. O'Connor

RE: APPLIC. FOR ZONE CHANGE - J.S. LAMPERT, L. CHINITZ, S. SOLTZER & H. MAYER CONGERS, N.Y. (RA-1(X) and RA-1 to R-22 Dist.

Supervisor Mundt called Public Hearing to order at 8:15 P.M. Town Clerk read Notice of Public Hearing.

Mr. Everett Johns, attorney, appeared for petitioners and explained petition to Board.

Prop. located w/side of Kings Highway, Congers, approximately 1500' south of the Rockland County Day School, approximately 1500' north of Third St. (Applewood Manor Dev.)

Consists of 54.69 acres of land. 491' frontage on Kings Hwy. Depth of 2600' to land of Spring Valley Works.

Current zoning (RA-1(X) and R-1. Reason for requested change because property lies in both zones, 19 acres in RA-1(X) and balance R-1; approx. 34 acres.

RA-1(X) area 29 lots - balance as it exists right now, could build 31 homes for a total of 60 homes. Petitioner proposes to average out entire acreage. Comp. plan of development 77 lots, which would average out to 28,000 sq. ft. per plot.

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Total lots 17 additional over which he would be permitted to build upon right now. His averaging out would average to 28,000 sq. ft. per lot. 19 CC's over four year period.

Mr. Stanley Soltzer, 48 Brewster Road, Scarsdale, was sworn in as witness. Mr. Danko asked where sewer pipe drainage is going to go from this development. Mr. Johns replied that he had a meeting with Spring Valley Water Works before processing application. Suggested disposal plant was intended, but Spring Valley Water Works would not approve such a plan in the vicinity of their water supply. They would then go through with the septic tank arrangement which was satisfactory. We would, therefore, submit to Spring Valley Water Works & Supply the necessary easements.

Mr. Johns stated that if they cannot meet the requirements of the Town Engineer, this could not be developed.

Mr. Frohling suggested that petitioner submit to the Board of Clarkstown the proposed drainage system for the area, and asked if they intended to petition for fire hydrants. - Yes.

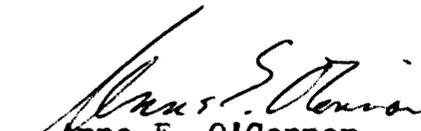
Mr. Johns was asked if they would accept restrictive covenant as to creating water supply district. - Yes.

Mr. Mundt asked if there were any other witnesses. No one appeared. Anyone in favor? None. Anyone against? - None.

Mr. Mundt read letter from Clarkstown Planning Board. Suggested RA-1 remain as is, and that RA-1(X) be allowed to be reduced to R-22 by Special Permit.

On resolution by Mr. Frohling, seconded by Mr. Danko and unanimously adopted, Public Hearing was adjourned.

(Signed)


Anne E. O'Connor
Town Clerk

PUBLIC HEARING

Town Hall

Sept. 17, 1962

8:30 P.M.

Present: Messrs. Frohling, Danko, Welchman, Mundt.
Town Attorney Mr. Freund
Deputy Town Attorney Mr. Walber
Town Clerk Anne E. O'Connor

RE: CHANGE OF ZONING APPLIC. - WALTER E. GESNER & MICHAEL JACARUSO (R-2 to C-1)

Supervisor Mundt called Public Hearing to order at 8:30 P.M. Town Clerk read Notice of Public Hearing.

Everett J. Johns appeared as attorney for petitioner and explained petition to Board.

Property locator on w/side of Route 303 at the intersection of Rte. 303 and Fisher Avenue, approximately 224' front on 303 and 220' on Fisher Avenue. Presently zone R-2 and requested change is to C-1 for retail commercial use. Property just north from area that is zoned C-2. There are two garage filling stations located there. General vicinity of 303 intersection, filling station on east side of 303. Petitioner proposed erection of a retail store.

Mr. Michael J. Jacaruso appeared as witness and was sworn in by Supv. Mundt. He testified as follows:

1. How long been in business - 19 yrs. Package liquor store on Whitney and Lake Rd. Bldg. also contained restaurant.
2. Parking facilities? Limited right now. Have to over-flow into road. Would like to increase size of existing business, with improved parking facilities.
3. Propose modern package liquor store with off-street parking subject to approval of State Liquor Authority on relocation of liquor store.

There were no further questions by Mr. Johns.

Board inquired how much land was involved. Ans: Close to one acre. Would face 303 - set back.

Mr. Mundt asked if there were further witnesses. None. Anyone in favor? No. Anyone against? None.

Letter was read from Planning Board recommending denial of petition at this time.

On resolution by Mr. Danko, seconded by Mr. Welchman and unanimously adopted, Public Hearing was adjourned.

(Signed)

Anne E. O'Connor
Town Clerk