

TOWN BOARD MEETING

Town Hall 2/20/74 8:00 PM

Present: Co. D'Antoni, Lodico, Maloney, Pizzutello, Supervisor Gerber
Town Clerk Anne E. O'Connor
Town Attorney Murray N. Jacobson

Supervisor Gerber called Town Board meeting to order; assemblage saluted the Flag.

(1974-143) Co. D'Antoni offered the following resolution:

RESOLVED that time for receiving bids for the furnishing of Highway Equipment be closed and that any and all bids received up to and including this time be opened.

Seconded by Co. Pizzutello. All voted Aye.

The following bids were received:

HAVERSTRAW MOTORS, INC.
Rt. 9W, West Haverstraw, New York:

One (1) New 1974 3/4 ton pickup.....\$ 3,660.00
Three (3) New 1974 Dump Trucks..... 33,690.00

MANLY CHEVROLET, INC.
Route 59, Nyack N Y:

One (1) New 1974 3/4 Ton pickup.....\$ 3,599.00

PORRY'S GARAGE
22 Cosgrove Ave., West Haverstraw N Y:

Three (3) New 1974 Dump Trucks.....\$32,500.00
One (1) New 1974 3/4 ton pickup..... 4,049.00

CASE POWER & EQUIPMENT
200 Bomont Pl., Totowa Boro, New Jersey:

One (1) New Front End Loader.....\$35,400.00
Less Trade-in: 11,300.00
NET BID:\$24,100.00

(Highway Equipment bids - continued):

CLARK EQUIPMENT
Poughkeepsie, NY:

One (1) New Front End Loader:\$34,480.00
Less Trade-in: 6,640.00
NET BID:\$27,840.00

TED SCHULTZ FORD, INC.
Bardonia, N Y:

One (1) New 1974 3/4 Ton pickup:\$ 3,593.21
Three (3) New 1974 Dump Trucks: 34,350.00

JIM SMITH CHEVROLET, INC.
South Route 45, Spring Valley, N Y:

One (1) New 1974 3/4 Ton Pickup:\$ 3,476.06

(1974-144) Co. D'Antoni offered the following resolution:

RESOLVED, that award of bid for furnishing of Highway Equipment be RESERVED and that all bids received be turned over the the Highway Superintendent for his recommendations.

Seconded by Co. Pizzutello.

All voted Aye.

EEC855

(1974-145) Co. Lodico offered the following resolution:

RESOLVED, that time for receiving bids for trucking of screening for use at the Sanitary Landfill area be closed, and that any and all bids received up to and including this time be opened.

Seconded by Co. D'Antoni

All voted Aye.

TBM - 2/20/74
Page 3

The following bids were received:

KENNETH MATERO

West Nyack, New York:

From New York Trap Rock
Crusher Road, West Nyack:\$.43 per ton

From Martin Marietta Aggregates
Riverside Avenue, Haverstraw NY:\$1.20 per ton

LOUIS COLANTUONI TRUCKING, INC.
Blauevelt, New York

From New York Trap Rock
Crusher Road, West Nyack: \$.60 per ton

From Martin Marietta Aggregates
Riverside Avenue
Haverstraw, New York: 1.20 per ton

P & G EXCAVATING CORP.
Route 303, Valley Cottage NY:

From New York Trap Rock
Crusher Road, West Nyack: \$.57 per ton

From Martin Marietta Aggregates
Riverside Avenue
Haverstraw, N Y: 1.25 per ton

TOM OLIVE TRUCKING
West Nyack, N Y

From New York Trap Rock
Crusher Road, West Nyack: \$.46 per ton

From Martin Marietta Aggregates
Riverside Avenue
Haverstraw, N Y: 1.55 per ton

(Highway Equipment bids - continued)

GARRISON TRUCKING CO.
New City N Y:

From New York Trap Rock
Crusher Road, West Nyack

Legal Load:.....\$.60 per ton
Illegal Load:40 per ton

From Martin Marietta Aggregates
Riverside Avenue
Haverstraw, N Y

Legal Load:\$1.20 per ton
Illegal Load:85 per ton

(1974-146) Co. Lodico offered the following resolution:

RESOLVED that decision on award of bid for
Trucking of Screening for use at the Sanitary Landfill
Area be reserved and that all bids received be forwarded
to the Purchasing Agent for recommendation.

Seconded by Co. D'Antoni. All voted Aye.

(1974-147) Co. Lodico offered the following resolution:

RESOLVED, that time for receiving bids for
fill, etc. to the Sanitary Landfill area be closed
and that any and all bids received up to and including
this time be opened.

Seconded by Co. Maloney. All voted Aye.

The following bids were received:

P & G EXCAVATING CORP
Valley Cottage, N Y:

Fill (dirt)

Supply fill (dirt) including
loading, weighing and trucking:.....\$1.60 per ton

Supplying fill (dirt) including
loading and weighing only:..... NO BID

EEC855

(Supplying of Fill bids - continued):

D & I FILL & TOPSOIL, INC.
Spring Valley N Y

Supplying fill (dirt) including loading,
weighing and trucking:\$1.69 per cu. yd.

Supplying fill (dirt) including loading: 1.39 per ton
weighing and trucking:

Supplying fill (dirt) including loading:\$.60 per yard

GARRISON TRUCKING CO.
New City N Y

Supplying fill (dirt) including loading,
weighing and trucking:Supply fill dirt \$2.25
per yard delivered to
Sanitary Landfill.

INTERSTATE MATERIAL SUPPLIERS, INC.
Northvale, New Jersey

Supplying fill (dirt) including loading
and weighing only:\$1.20 per ton

(1974-148) Co. Lodico offered the following resolution:

RESOLVED that decision on award of bid for
supplying, trucking etc.of Fill for Sanitary Landfill
Area be RESERVED and that any and all bids received be
forwarded to the Purchasing Agent for recommendation.

Seconded by Co. Maloney.

All voted Aye.

(1974-149) Co. Lodico offered the following resolution:

RESOLVED, that time for receiving bids for
Collection of Refuse from various town-owned premises
be closed and that any and all bids received up to and
including this time be opened.

Seconded by Co. Maloney.

All voted Aye.

TBM - 2/20/74
Page 6

The following bids were received:

SCHETTINO DISPOSAL, INC.
Valley Cottage, N Y:Bid Price: \$2,488.00

CESARE TULLIO
Blauvelt, N Y:Bid Price:\$35.00 per month

P & N ASSOCIATES
Congers, N YBid Price: \$2,780.00

(1974-150) Co. Lodico offered the following resolution:

RESOLVED that decision on award of bid for Collection of Refuse from various Town-owned premises be RESERVED and that all bids be turned over the the Purchasing Agent for his recommendation.

Seconded by Co. Maloney.

All voted Aye.

Mr. Rudolph Yacyshin, Chairman of the Town Planning Board, appeared before the Town Board in connection with realignment of Ludvigh Road and Alice Drive, Nanuet presenting resolution adopted by the Clarkstown Planning Board on 2/20/74 concerning proposed Master Plan amendment concerning Alice Drive area. After considerable discussion, the following action was taken by the Town Board.

(1974-151) Co. Lodico offered the following resolution:

RESOLVED, that resolution adopted by the Clarkstown Planning Board is hereby accepted by the Town Board; said resolution reading as follows:

RESOLVED, that the proposed Master Plan Amendment concerning Alice Drive area, w.n.w. of North Middletown Road/Thruway underpass, Nanuet (Planning Concept for Development of a LIO District lying between Smith Road/Thruway and Pascack Roads/North Middletown Road, including relocation of Alice Drive to a point opposite Ludvigh Road) is not a desirable planning concept as it relates specifically to the relocation and realignment of Alice Drive with that of Ludvigh Road and therefore the Planning Board now opposes

(continued)

EFC855

TBM - 2/20/74
Page 7

(1974- 151 - continued)

further consideration of said relocation and realignment:

The Planning Board further reaffirms that the nature and character of Ludvigh Road as a residential road without through trucking shall be maintained: Therefore a second and additional public hearing is no longer necessary.

Seconded by Councilman D'Antoni.

All voted Aye.

(1974- 152) Co. Pizzutello offered the following resolution:

RESOLVED, that the minutes of the Town Board meetings held on January 9, 1974; January 16, 1974; January 23, 1974; and February 6, 1974 are hereby adopted and accepted as submitted by the Town Clerk.

Seconded by Co. Maloney.

All voted Aye.

(1974- 153) Co. Pizzutello offered the following resolution:

RESOLVED, that the Town Clerk is hereby authorized to expedite Hydrant Inv. #8015 authorizing the Spring Valley Water Company to install one (1) Hydrant on the west side of Hillside Drive, New City; and Hydrant Inv. #7770 authorizing the Spring Valley Water Company to install one (1) hydrant on the west side of Croyden Lane, New City; both locations having been approved by the Town Engineer.

Seconded by Co. Maloney.

All voted Aye.

Monthly Reports for January 1974 received from the Building Inspector and Zoning Board of Repeals. Noted by the Town Board; ordered filed in the Town Clerk's Office.

(1974- 154) Co. Pizzutello offered the following resolution:

RESOLVED, that the bid for the furnishing of 25 compact cars for the Town of Clarkstown is hereby awarded to the low bidder, Rockland Chrysler-Plymouth, Inc., 60 Route 304, Nanuet New York, at the net bid price of \$71,751.00, with trade-ins.

Seconded by Co. Maloney.

All voted Aye

(1974-155) Co. Maloney offered the following resolution:

RESOLVED, that the bid for the furnishing of police uniforms for the Clarkstown Police Department is hereby awarded to the low bidder, M.D.I. Cleaners, Inc., d/b/a Artistic Dry Cleaners, 89 North Main St., Spring Valley, New York, at the following prices:

- Police trousers.....40¢ each
- Police shirts.....40¢ each
- Leather jackets.....6.00 each
- White dress shirts..... No charge

Seconded by Co. Pizzutello.

All voted Aye.

(1974-156) Co. D'Antoni offered the following resolution:

RESOLVED, that the bids for the purchase of used Highway Department equipment have been awarded to the highest bidders as follows:

One (1) Bobcat Tractor and attachments to Peppermill Construction Corp., 1 Eldor Ave., New City, New York; at \$375.00;

One (1) Gravely Sidewalk Snow Blower to Mr. Fred Probst, 326 North Midland Ave., Upper Nyack, New York at \$101.50;

One (1) Mechanized Floor Sweeper to L. Colantuoni Trucking Inc., 561 North Route 303, Blauvelt, New York at \$75.00.

Seconded by Co. Pizzutello.

All voted Aye.

(1974- 157) Co. D'Antoni offered the following resolution:

RESOLVED, that based upon the recommendation of the Traffic and Traffic Fire Safety Advisory Board, the Superintendent of Highways is hereby authorized to install "NO PARKING" - "NO STANDING" signs on the north side of Second Street, from Main Street to Maple Avenue, New City, New York.

Seconded by Co. Pizzutello.

All voted Aye.

EEC855

TBM - 2/20/74
Page 9

(1974- 158) Co. D'Antoni offered the following resolution:

RESOLVED, that John J. Moran is hereby reappointed as a member of the Traffic and Traffic Fire Safety Advisory Board for the term commencing March 1974 and expiring March 1979.

Seconded by Co. Maloney

All voted Aye.

(1974- 159) Co. Lodico offered the following resolution:

WHEREAS, Baker-Firestone, Inc. has requested the issuance of building permits for 96 units at Mountainview East Condominiums, and

WHEREAS, the Building Inspector of the Town of Clarkstown is considering said request and desires further information concerning traffic circulation and needs at said Mountainview East Condominiums;

NOW THEREFORE, be it

RESOLVED as follows:

1. That a traffic study be conducted to determine the traffic needs and conditions existing at said Mountainview East Condominiums and the effect upon said traffic of an additional 96 units;

2. The Supervisor of the Town of Clarkstown is hereby authorized to employ a traffic consultant to carry out said study at a fee commensurate with the usual charges for said services;

3. That the cost of said traffic study shall be paid out of Current Surplus-General Account.

Seconded by Councilman D'Antoni.

All voted Aye.

(1974- 160) Co. D'Antoni offered the following resolution:

WHEREAS, the Rockland County Personnel Office has furnished Certification of Eligibles #7152 - Senior Typist - which contains the name of Lavarne Pound,

NOW THEREFORE, be it

RESOLVED, that Lavarne Pound, 11 Stratford Place, New City, New York, is hereby appointed to the position of Senior Typist, effective and retroactive to February 1st, 1974 in the Town Clerk's Office, at the annual salary of \$8,167.00

Seconded by Co. Pizzutello.

All voted Aye

(1974-161) Co. Pizzutello offered the following resolution:

WHEREAS, there is a vacancy in the position of Cleaner - Parks Board & Recreation Commission -

NOW THEREFORE, be it

RESOLVED, that James Williams, 60 Waldron Avenue, Central Nyack, New York, is hereby appointed to the position of Cleaner - Parks Board & Recreation Commission - at the annual salary for 1974 of \$7,137.00, effective immediately.

Seconded by Co. D'Antoni.

All voted Aye.

(1974-162) Co. Lodico offered the following resolution:

RESOLVED, that the resignation of Gloria Siclari, 74 Parker Avenue, New City, New York as Secretary to the Clarkstown Narcotics Guidance Council is hereby accepted with regret, effective immediately.

Seconded by Co. Pizzutello.

All voted Aye.

Proposed resolution appointing Julia H. Quaglia Secretary fo Narcotics Guidance Council - held.

(1974-163) Co. Maloney offered the following resolution:

WHEREAS, a Police Auxilliary has been established, and

WHEREAS, a Police Auxilliary is a proper public safety expenditure qualifying for the use of Federal Revenue Sharing Funds, and

WHEREAS, a Police Auxilliary account has been established;

NOW THEREFORE, be it

(continued)

EFC855

TBM - 2/20/74
Page 11

(1974-163)- continued)

RESOLVED, that \$10,000.00 be appropriated to Dept. #3120 Police - Account #440 Police Auxilliary and that the sum of \$10,000.00 be transferred from Federal Revenue Sharing Funds to said account for the year 1974.

Seconded by Co. Lodico.

On roll call the vote was as follows:

AYES: Co. D'Antoni, Lodico, Pizzutello, Maloney
NOES: None
ABSTENTION: Supervisor Gerber

MOTION CARRIED

(1974.164) Co. Maloney offered the following resolution:

RESOLVED, that the following members are hereby appointed to the Board of Ethics to serve without compensation:

John L. Radlein, 4 Ann St., New City N Y:
For a term of five (5) years commencing
2/20/74 to 2/20/79;

Rev. Edmund Netter, 34 East Route 59, Nanuet N Y:
For a term of four (4) years commencing 2/20/74
to 2/20/78;

Rev. Ronald W. Johnson, 31 West Germonds Road, New City NY
For a term of three (3) years commencing 2/20/74
to 2/20/77;

Owen Reilly, 54 Sunset View Drive, West Nyack N Y;
For a term of two (2) years commencing 2/20/74
to 2/20/76;

Rev. Emanuel A. Peters, 95 So. Middletown Rd., Nanuet NY
For a term of one (1) year commencing on 2/20/74
to 2/20/75.

Seconded by Co. D'Antoni

All voted Aye.

TBM - 2/20/74
Page 12

(1974- 165) Co. Pizzutello offered the following resolution:

RESOLVED, that the following members are hereby appointed to the Historical Review Board:

Eleanor Fitch, Phillips Hill Rd., New City N Y
Barry M. Berk, 7 Bradley Dr., New City N Y
William Dobbin, Strawtown Rd., West Nyack N Y

and be it

FURTHER RESOLVED, that the term commences immediately and expires on December 31, 1974, at the annual salary for 1974 of \$100.00 each.

Seconded by Co. Lodico.

All voted Aye.

(1974-166) Co. Lodico offered the following resolution:

RESOLVED, that the Building Inspector, Fire Inspector, and such assistants are hereby authorized to attend the 25th Annual Eastern States Building Officials Federation on 2/28/74 and 3/1/74 in NYCity, and be it

FURTHER RESOLVED, that all proper charges not to exceed amount of \$30.00 per person, be charged to Account B-3620-414.

Seconded by Co. D'Antoni.

All voted Aye.

(1974-167) Co. Pizzutello offered the following resolution:

RESOLVED, that Theodore Zollendeck is hereby authorized to make a trip to Washington D. C. on February 21, 1974 concerning negotiations on the Charles B. Davenport Preserve, and be it

FURTHER RESOLVED, that all proper charges, not to exceed \$50.00 be charged to Town Planner Expense Account.

Seconded by Co. Lodico

All voted Aye.

EFC855

TBM - 2/20/74
Page 13

(1974-168) Co. Lodico offered the following resolution:

WHEREAS, the following has applied for a Certificate of Registration pursuant to Sec. 34-6 of the Code of the Town of Clarkstown:

Hy-Dynamics Equipment
(Strawtown Builders, Inc.)
311 Strawtown Road
New City New York

NOW THEREFORE, be it

RESOLVED, that the following Certificate of Registration be issued:

No. 74-19 to Hy-Dynamics Equipment

Seconded by Co. Pizzutello.

All voted Aye.

(1974-169) Co. Lodico offered the following resolution:

WHEREAS, a sanitary sewer line has been installed on property owned by LILLIAN BRYKCYNSKI said property being known and designated as Map 167, Block A, Lot 4, and the said LILLIAN BRYKCYNSKI has agreed to convey an easement for this purpose, and

WHEREAS, LILLIAN BRYKCYNSKI has agreed to convey an easement approximately 716.03 ft. long for the sum of \$2,400., and

WHEREAS, David M. Wagner, Deputy Town Attorney, recommends that said easement be accepted by the Town of Clarkstown and said fee paid;

NOW THEREFORE, be it

RESOLVED, that the Supervisor of the Town of Clarkstown is hereby authorized to accept said easement on behalf of the town, and be it

FURTHER RESOLVED, that Master Benefited Sewer Improvement Area pay the sum of \$2,400. for said easement.

Seconded by Co. Pizzutello.

All voted Aye.

TBM - 2/20/74
Page 14

(1974-170) Co. Pizzutello offered the following resolution:

WHEREAS, an action has been commenced by the Town of Clarkstown v. Horace P. Partridge, and

WHEREAS, the County Court by decision dated December 19, 1973, appointed Commissioners of Appraisal to hear and determine the damages sustained by the said Horace P. Partridge, and

WHEREAS, it was necessary in the presentation of the case of the Town of Clarkstown before the said Commissioners of Appraisal that testimony be taken of witnesses Horace P. Partridge, Thomas G. Martin and Tucker Capen, and

WHEREAS, Joseph B. Komonchak has submitted his bill for services rendered in this matter in the amount of \$399.00 for an original transcript and \$102.00 for a copy of the transcript to be supplied to defendant's attorney, and

WHEREAS, Deputy Town Attorney David M. Wagner, Esq. has examined the charges and certifies that the same are fair and reasonable;

NOW THEREFORE, be it

RESOLVED, that the Comptroller of the Town of Clarkstown be and he hereby is authorized to pay the sum of \$501.00 to Joseph B. Komonchak for appearance and preparation of transcript of testimony in the matter of Town of Clarkstown v. Horace P. Partridge.

Seconded by Co. Lodico.

All voted Aye.

(1974-171) Co. D'Antoni offered the following resolution:

WHEREAS, application for review of real property tax assessment has been made against the Town of Clarkstown by GIZELLA RICH for taxes assessed in 1973 for property designated on the Tax Map of the Town of Clarkstown as Map 56, Block A, Lot 30, and

WHEREAS, the Assessor of the Town of Clarkstown has carefully examined this claim and has recommended a settlement of this case, and

WHEREAS, the Office of the Town Attorney has examined and reviewed this claim and concurs with the recommendation of the Town Assessor;

NOW THEREFORE, be it

(continued)

EFC855

TBM - 2/20/74
Page 15

(1974-171 - continued)

RESOLVED, that pursuant to the appropriate provisions of the Laws of the State of New York, the proceedings of GIZELLA RICH against the Town of Clarkstown be settled and compromised by correcting and changing the Assessment Roll of the Town of Clarkstown for the year 1973/1974 as follows:

Land: \$8,200.00 - Total \$14,100.00, and be it

FURTHER RESOLVED, that the Office of the Town Attorney is authorized to consent to the entry of an Order settling and compromising this proceeding in the amount above stated.

Seconded by Co. Pizzutello.

All voted Aye.

(1974-172) Co. Lodico offered the following resolution:

WHEREAS, an action has been instituted against the Town of Clarkstown entitled as follows:

SLOATSBURG ASSOCIATES, INC., Plaintiff

-against-

TOWN OF CLARKSTOWN, Defendant;

NOW THEREFORE, be it

RESOLVED, that the Town Attorney is hereby authorized to take all necessary steps to defend said action.

Seconded by Co. Maloney.

All voted Aye.

(1974-173) Co. Lodico offered the following resolution:

WHEREAS, an action has been instituted against the Town of Clarkstown entitled as follows:

STRAWTOWN-MC KNIGHT CORP., Plaintiff

-against-

TOWN OF CLARKSTOWN, Defendant;

NOW THEREFORE, be it

RESOLVED, that the Town Attorney is hereby authorized to take all necessary steps to defend said action.

Seconded by Co. Maloney.

All voted Aye.

(1974-174) Co. Pizzutello offered the following resolution:

WHEREAS, the Town Board of the Town of Clarkstown is desirous of acquiring property shown and designated as Block B, Lots 1 to 17 inclusive and Block C, Lots 1 to 7 inclusive, on Subdivision Plan entitled "Clarkstown Estates, Plat One, Town of Clarkstown, Rockland County, New York", dated Dec. 9, 1971 and filed in the Office of the Clerk of the County of Rockland in Book 83 of Maps. at Pages 12, 13, 14, 15 and 16, as Map No. 4220, for park and recreational facilities, and

WHEREAS, it is necessary that appraisers be appointed to appraise the value of the subject property for the purpose of either making an offer in condemnation or acquiring the property by purchase;

NOW THEREFORE, be it

RESOLVED, that the Supervisor be, and he hereby is, authorized to appoint two appraisers to appraise the subject property.

Seconded by Co. Maloney.

All voted Aye.

(1974- 175) Co. Lodico offered the following resolution:

RESOLVED, that Resolution No. 138 adopted on February 6, 1974 authorizing the Town Clerk to advertise for bids for the trucking of fill from Klein Avenue (River Estates) Excavation Site be and the same is hereby rescinded.

Seconded by Co. Pizzutello.

All voted Aye.

Murray N. Jacobson, Town Attorney, presented his report on Kingsgate Condominiums current status, as follows:

On 2/14/74 he met with Nicholas Sinacori at the NYS Department of Transportation at Poughkeepsie, New York concerning the alternate route from Kingsgate to West Clarkstown Road over the Route 45 bypass property. Mr. Sinacori was not adverse to such a proposal. He, however, asked for certain clarifications by the County of Rockland on some road projects which they contemplated. Mr. Sinacori indicated that these county projects would have a bearing on whether or not he would favor the use of the premises for the alternate route to Kingsgate.

(continued)

TBM - 2/20/74
Page 17

(T/A report re Kingsgate - continued)

He is at present discussing the matter with the County and will have a further report on his negotiations at a later date.

He also met with Sheldon Goldstein representing Bon-Aire Industries, the developer of Kingsgate Condominiums, concerning the question of the covenants on Kingsgate and specifically the question of the changes made in December of 1973.

After discussion with Mr. Goldstein, he indicated that he would be agreeable to returning to the original language of paragraph "FIFTH" of the covenants. This paragraph concerns the gratuitous dedication to the Town of Clarkstown of a buffer zone of 100 feet along the periphery of the property to commence from the most easterly bend of Smith Road, the width to vary with the requirements of the Planning Board for site approval. The developer was not agreeable to any changes in Paragraph "FOURTH" concerning the \$408,000.00 payable to the Town of Clarkstown and Paragraph "NINTH" concerning "Subdivision Site Layout Regulations".

Supervisor Gerber stated that re buffer zone, although the indication is that he is agreeable to return this to its original requirement by the Planning Board, he would prefer that the Town Board question this before adopting any resolution, because it may well be that by leaving it the way it is, the area concerned would then be subject to taxation. If it is dedicated to the town, it may not be taxable. He suggested that the Town Board hold this in abeyance.

(1974-176) Co. Lodico offered the following resolution:

WHEREAS, there is a desire and a need to acquire certain land adjacent to the 'River Estates Controlled Flood Plain' in the best interests of the Town of Clarkstown,

NOW THEREFORE, be it

RESOLVED, that the Town Attorney be empowered to investigate and recommend action necessary to accomplish this purpose.

Seconded by Co. Pizzutello.

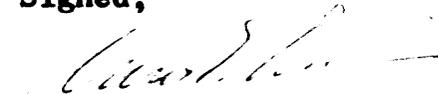
All voted Aye.

TBM - 2/20/74
Page 18

Mr. Walter Plotnik et al appeared before the Town Board re Kingsgate stating that original restrictive covenants adopted in June of 1973 classfied this as subdivision. Building Inspector wrote letter in June of 1973 stating that, in his opinion, the matter was not a subdivision but was a site plan and was reviewed under Sec. 274 of the Town Law. On site layout regulations, he stated, the Town Board reviews it pursuant to Sec. 274 of the Town Law, which they did. Court ruling (Gerber vs. Town) stated this not subdivision but condominium. Building Inspector stated Condominium Act specifically states that it is not a subdivision of property, that it is a transfer of ownership within the unit. He also stated that re resolution allowing the money in lieu of land in five payments instead of one, Town Board makes determination. Town Attorney informed the Town Board that condominiums allowed money in lieu of land.

On resolution offered by Councilman D'Antoni, seconded by Councilman Maloney and unanimously adopted, Town Board meeting was adjourned until Wednesday, March 6, 1973 at 8:00 PM, at which time next regularly scheduled Town Board meeting will be held.

Signed,


Anne E. O'Connor
Town Clerk

EBC855