

VILLAGE OF TARRYTOWN
BOARD OF TRUSTEES
REGULAR MEETING 7:00 P.M.
Monday, April 21, 2025
Tarrytown Village Hall
One Depot Plaza, Tarrytown, New York

Members of the Public may attend in person or remotely. For those members of the public interested in viewing and/or participating in the meeting remotely, visit <https://www.tarrytownny.gov/village-trustees/events/50376> for instructions on how to join & participate via zoom.

REGULAR MEETING: 7:00 P.M.

Pledge of Allegiance

Presentation – TEAC's Environmental Concerns on behalf of Tarrytown residents in Recognition of Earth Month (multiple speakers)

1. Board Miscellaneous and Liaison Reports
2. Changes and/or Additions to the Agenda
3. Administrator's Report
4. Opportunity for the Public to address the Board only on items listed on the agenda, other than public hearing items. Speakers shall have three (3) minutes each to address the Board of Trustees
5. Schedule a Public Hearing for Petition by Tarrytown Municipal Housing Authority and WBP Development to De-Map Franklin Court and authorize conveyance

WHEREAS the Village has received a petition from the Tarrytown Municipal Housing Authority and WBP Development LLC (collectively the "Petitioner") to discontinue the public right-of-way known as Franklin Court, amend the official map of the Village of Tarrytown, authorize conveyance of two parcels in connection with the redevelopment of Franklin Courts, authorize utilities easements to access existing Village infrastructure, and other related actions; and

WHEREAS on March 4, 2024, the Board of Trustees authorized the execution of a non-binding Letter of Intent pertaining to the future conveyance of Village property as part of the redevelopment of the Franklin Courts, allowing Petitioner to pursue land use board approvals; and

WHEREAS, the Village of Tarrytown Planning Board, as lead agency under the State Environmental Quality Review Act, undertook a coordinated review of the Project and all related actions, and adopted a Negative Declaration on October 28, 2024; and

WHEREAS on February 24, 2025, the Planning Board granted site plan approval conditioned upon the Board of Trustees discontinuing Franklin Court as a public street, amending the Official Map of the Village accordingly, authorizing the conveyance of Franklin Court and two adjacent parcels and authorizing the acceptance of temporary utilities easements to access existing Village infrastructure over, across and under Franklin Court; and

NOW THEREFORE BE IT RESOLVED that the Board of Trustees of the Village of Tarrytown hereby schedules a public hearing to be held at the Regular Village Board Meeting scheduled for Monday, May 5, 2025, at 7 p.m., at the Village Hall, 1 Depot Plaza, in the Main Meeting Room, to consider the petition from the Tarrytown Municipal Housing Authority and WBP Development LLC to discontinue the public right-of-way known as Franklin Court, amend the official map of the Village of Tarrytown, authorize conveyance of two parcels in connection with the redevelopment of Franklin Courts, authorize utilities easements to access existing Village infrastructure, and other related actions.

6. BUDGET ADOPTION RESOLUTIONS FISCAL YEAR 2025-2026

- A. Budget amendment resolution
- B. Budget Adoption Resolution,
- C. Tax Levy Rate Resolution,
- D. Levy of Additional Taxes upon Termination of Exempt Status, and

A. Tentative Budget Amendment resolution:

On the motion of Trustee _____, seconded by Trustee _____, the following resolution is hereby approved/rejected: Aye _____ No _____; Abstain _____

BE IT RESOLVED, that the following changes to the Village of Tarrytown Fiscal Year 6/1/2025-5/31/2026 appropriations, expenditures, revenues, and appropriations of fund balances, are enacted as follows:

Summary of Changes to 2025-2026 Tentative Budget (rvsd 4-15-2025)
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Changes in Appropriations					
	Account #	Detail	Proposed	Revised	Change
	GENERAL FUND				
	A.7550.450	Misc. Other: Celebrations Increase Appropriation Historical Society by \$1,000	\$43,823	\$44,823	\$1,000
	A.4010.450	Public Health: Increase Appropriation Neighborhood House by \$2,000	\$8,000	\$10,000	\$2,000
	Various	Various personnel lines – increase to cover 3% non-union raises including adjustment for Assistant VA	\$1,976,055	\$2,035,355	\$59,300
	A.1990.450	Contingent Account: Decrease Appropriation	\$310,000	\$247,700	\$62,300
		Net impact on budget and levy		Zero	\$0
	WATER FUND				
	F.8310.101	Various personnel lines – increase to cover 3% non-union raises including adjustment for Assistant VA	\$286,829	\$297,049	\$10,220
	F.8330.101	Chief Water Operator – increase allocation for vacancy	\$102,900	\$114,503	\$11,603
	F.1990.450	Water Contingency decrease	\$146,956	\$10,177	\$136,779
	F.2140	Water Metered Sales decrease	\$6,322,185	\$6,207,229	\$114,956
		Net impact on budget		Zero	\$0

B. Budget Adoption Resolution

A RESOLUTION ADOPTING THE BUDGET FOR THE FISCAL YEAR COMMENCING JUNE 1, 2025 AND ENDING MAY 31, 2026

WHEREAS, the Board of Trustees of the Village of Tarrytown held Public Hearings on the 2025-2026 Tentative Budget on March 17 and April 7, 2025, at 7 p.m. and heard all persons desiring to be heard thereon; and

WHEREAS, during the budget process, at the April 2, 2025 Work Session, changes were made to the budget, which are reflected in the Tentative Budget Amendment Resolution, which was adopted at this meeting, prior to the adoption of the budget.

NOW, THEREFORE, BE IT RESOLVED, that the Tentative Budget for Fiscal Year 2025-2026, as amended and set forth below, is hereby adopted and the Village Board of Trustees authorizes the appropriation of funding for the objects and purposes specified, including the amounts set forth required for the payment of principal and interest on indebtedness, in the following amounts:

ADOPTED BUDGET

	<u>TOTAL</u>	<u>General Fund</u>	<u>Water Fund</u>	<u>Library Fund</u>	<u>Sewer Fund</u>
Appropriations	\$41,258,503	\$32,625,070	\$6,470,729	\$2,019,889	\$142,815
LESS: Estimated Revenues	\$19,627,666	\$10,994,233	\$6,470,729	\$2,019,889	\$142,815
APPROP. CASH SURPLUS	\$995,000	\$995,000	- 0 -	- 0 -	- 0 -
Total Non-Prop. Tax Revenues & Surplus	\$20,622,666	\$11,989,233	\$6,470,729	\$2,019,889	\$142,815
BALANCE OF APPROP. TO BE RAISED BY R.E. TAX LEVY	\$20,635,837	\$20,635,837			

Percent of total Tax Levy increase – 2.98% increase in total levy

Total General Fund Appropriations: \$ 32,625,070

Total Appropriations to be raised by Real Estate Tax Levy: \$ 20,635,837

Taxable Assessed Value: \$ 2,796,479,350

Tax Rate per Thousand Dollars of Value (M) \$7.3792

C. FISCAL YEAR 2025-2026 TAX LEVY AND WARRANT

WHEREAS, the budget for the fiscal year commencing June 1, 2025, has been duly adopted and filed with the Village Clerk, and it has been thereby determined that the sum of \$32,625,070 will be necessary to meet the obligations of the Village from the General Fund that is supported by the property tax levy, and there has been duly credited against said sum estimated revenues and appropriated fund balance that total \$11,989,233 leaving \$20,635,837 to be raised by the property tax levy; and

WHEREAS, it appears from the Assessment Roll established by the Greenburgh Assessor in 2024, updated in March, 2025 for taxes for the fiscal year June 1, 2025 through May 31, 2026 that the total assessed valuation of real property in the Village is \$2,796,479,350.

NOW THEREFORE BE IT RESOLVED that the tax rate for the Village of Tarrytown for the fiscal year commencing June 1, 2025 is fixed at the rate of \$7.3792 on each \$1,000 of assessed valuation for properties in the Village of Tarrytown.

BE IT FURTHER RESOLVED that the sum of \$20,635,837 shall be the taxes set for the fiscal year commencing June 1, 2025 and is hereby levied on the taxable property in the Village of Tarrytown and that the Village Treasurer is hereby authorized and directed to extend and carry out upon the roll the amount to be collected from each of the persons named thereon, and the respective amounts of said tax roll against each parcel of taxable property set forth thereon are hereby levied upon each parcel of taxable property respectively which said levy includes items shown on the budget for the fiscal year commencing June 1, 2025.

D. Levy of Additional Taxes upon Termination of Exempt Status:

BE IT RESOLVED that the Town Assessor and Village Receiver of Taxes during the fiscal year beginning June 1, 2025 are authorized to levy and collect additional Village taxes upon termination of exempt status of real property in accordance with provisions of Section 494 of the Real Property Tax Law.

7. Arbor Day Resolution

WHEREAS, in 1872 J. Sterling Morton proposed to the Nebraska Board of Agriculture that a special day be set aside for the planting of trees; and

WHEREAS, this holiday, called Arbor Day, was first observed with the planting of more than a million trees in Nebraska; and

WHEREAS, Arbor Day is observed throughout the nation and the world; and

WHEREAS, trees can reduce the erosion of our precious topsoil by wind and water, cut heating and cooling costs, moderate the temperature, clean the air, produce oxygen and provide habitat for wildlife; and

WHEREAS, trees can reduce the erosion of our precious topsoil by wind and water, cut heating and cooling costs, moderate the temperature, clean the air, produce oxygen and provide habitat for wildlife; and

WHEREAS, trees are renewable resources giving us paper, wood for our homes, fuel for our fires and countless other wood products; and

WHEREAS, trees in our city increase property values, enhance the economic vitality of business areas, and beautify our community; and

WHEREAS, trees are a source of joy and spiritual renewal; and

WHEREAS, the Village of Tarrytown has been recognized as a Tree City USA by the National Arbor Day Foundation for more than 40 years and the Village desires to continue its tree-planting ways.

NOW THEREFORE, BE IT RESOLVED that the Board of Trustees of the Village of Tarrytown does hereby proclaim Friday, April 25, 2025 as "ARBOR DAY" in the Village of Tarrytown, and urges all citizens to support efforts to care for trees and woodlands in the Village and to support the Village's forestry program.

BE IT FURTHER RESOLVED that the Board of Trustees urges all citizens in the Village to plant trees to improve the community and to promote the well-being of present and future generations.

8. Resolution Not Objecting to Lead Agency Status but Requesting Notice and all Submissions Related to the 100 College Avenue Development Application

WHEREAS, the Village of Tarrytown received a Notice of Intent to Act as Lead Agency dated March 24, 2025 with a reply date of April 24, 2025 from the Village of Sleepy Hollow Planning Board to act as lead agency for the proposed project at 100 College Avenue for development of 105 affordable housing units, 1,600 square feet of retail and 200 parking spaces (the "Project"), which Notice identified the Village of Tarrytown as an Involved Agency under the State Environmental Quality Review Act ("SEQRA"); and

BE IT RESOLVED that the Board of Trustees of the Village of Tarrytown determines that it has no objection to the Sleepy Hollow Planning Board acting as Lead Agency for the Project and further determines that as an Involved Agency, the Village of Tarrytown must continue to be notified and be provided all documents submitted to the Sleepy Hollow Planning Board (should it assume Lead Agency status) in relation to the Project, including but not limited to plans, applications, reports, review memoranda and other documents so the Village of Tarrytown can participate in the SEQRA process; and

BE IT FURTHER RESOLVED that the Board of Trustees of the Village of Tarrytown directs that the Village Administrator submit a letter to the Village of Sleepy Hollow Planning Board, upon it assuming Lead Agency status, setting forth the combined initial comments from the Village of Tarrytown Planning Board and Building Department related to the Project; and

BE IT FURTHER RESOLVED that the Board of Trustees hereby notifies the Village of Sleepy Hollow Planning Board that: (1) the EAF Part 1, Section B must be amended by the Applicant to provide for the required approvals from the Village of Tarrytown; and (2) the Village of Tarrytown Planning Board has site plan approval authority over any

proposed improvements to Reverend Sykes Park that lie within the Village of Tarrytown and the proposed EAF, Part 1, Section B must be revised to provide that site plan approval is required from the Village of Tarrytown Planning Board and that the Village of Tarrytown Planning Board is an Involved Agency; and

BE IT FURTHER RESOLVED, the Village Clerk shall send a certified copy of this resolution to the Sleepy Hollow Planning Board.

9. Harriet Tubman Underground Railroad Scenic Byway Nomination and Corridor Management Plan Adoption

WHEREAS, the historic qualities of the Harriet Tubman Underground Railroad New York Scenic Byway, as described in the corridor management plan, and the surrounding areas have been appreciated and celebrated for over a century by the residents of New York State, as well as tourists, historians, artists, authors, and other visitors to the region; and it is this unique combination of the journeys of Harriet Tubman and those Freedom Seekers who traveled on the Underground Railroad that create the special sense of place that is vital in telling the New York story of the human desire for freedom and the historic sites they utilized during their journey to emancipation; and

WHEREAS, the Steering Committee of the Harriet Tubman Underground Railroad New York Scenic Byway, composed of representatives of 22 municipalities along the proposed scenic byway route, committed to working cooperatively to protect and promote the historic, scenic, recreational, and economic well-being of the 544-mile Corridor throughout the state and agreed to pursue the nomination of the Harriet Tubman Underground Railroad New York Scenic Byway; and

WHEREAS, under the leadership of the Harriet Tubman Underground Railroad New York Scenic Byway Steering Committee, each of the 22 counties contributed to the development of this corridor management plan by encouraging public participation, confirming the vision and goals, and leading individual meetings of the Collaborative; and

WHEREAS, the Steering Committee of the Harriet Tubman Underground Railroad New York Scenic Byway, consisting of relatives of Harriet Tubman, descendants of Freedom Seekers, Harriet Tubman and/or Underground Railroad historians, representatives from state and federal agencies, has strengthened the historic integrity, representation, and the principles of the corridor management plan; and

WHEREAS, in the process of developing this corridor management plan, the Harriet Tubman Underground Railroad New York Scenic Byway Steering Committee has strengthened the bonds of inter-municipal cooperation, and the involved entities envision further benefit through scenic byway designation including sustained collaborative progress, increased funding opportunities for recommendations identified

in the plan, enhanced partnerships with agencies responsible for the stewardship of resources along and adjacent to the byway route, and an improved visitor experience that interprets and promotes the corridor's intrinsic qualities and resources; and

NOW, THEREFORE, BE IT RESOLVED, that the Village of Tarrytown supports the designation of the Harriet Tubman Underground Railroad New York Scenic Byway which includes programs for stewardship and enhancement of the historic scenic byway and guidance to manage future activities along its corridor; and

10. Elimination of Parking Space on Broadway North of Broadway Parking Lot

WHEREAS, in order to amend the Village Code to improve safety and visibility for vehicles turning onto S. Broadway from the municipal parking lot by W. Elizabeth Street, the following code change is proposed to eliminate one parking space on the west side of S. Broadway, north of the driveway to the municipal parking lot.

BE IT RESOLVED that the Board of Trustees of the Village of Tarrytown hereby amends the Tarrytown Village Code Chapter 291-77 as follows:

Name of Street or Lot	Side	Location
S. Broadway	West	from the driveway of the municipal parking lot, north for a distance of approximately twenty (20) feet.

11. Resolution scheduling a public hearing on a proposed local law to update the Tarrytown Village Code Chapter 305 Article X, Section 62, part A. (5) to change the time frame for the discontinuance of a non-conforming use from six (6) months to one (1) year.

WHEREAS, the Board of Trustees of the Village of Tarrytown proposes to consider a local law to amend the Village Code Chapter 305- Zoning Code Article X, Section 62, part A. (5) to change the time frame for the discontinuance of a non-conforming use from six (6) months to one (1) year; and

NOW THEREFORE, BE IT RESOLVED, that the Board of Trustees hereby determines that the proposed action constitutes a Type I action under SEQRA and that as the Board of Trustees is only Involved Agency for the proposed action, this Board declares it is the Lead Agency under SEQRA; and

BE IT FURTHER RESOLVED, that the Board of Trustees directs the Village Clerk to (a) circulate the proposed local law and EAF, Part 1 to all interested agencies under SEQRA; and (b) refer the matter to Westchester County Planning Board; and

BE IT FURTHER RESOLVED, that the Board of Trustees schedules a public hearing to be held at 7 pm on Monday, June 2, 2025, at Tarrytown Village Hall, 1 Depot Plaza, during the Regular Board Meeting, on a local law to amend the Village Code Chapter

305 – Zoning Article X, Section 62, part A. (5) to change the time frame for the discontinuance of a non-conforming use from six (6) months to one (1) year.

12. Resolution to Authorize Carrollwood Escrow Release

WHEREAS, when the Carrollwood Condos were built back in the 1980s there were issues with the construction and installation of private sewers on the property, and the Village required the developer to submit certain funds in escrow to correct these issues, although there was never any remediation work performed; and

WHEREAS, since that time, the Village has continued to hold these funds in escrow, which Carrollwood Homeowners Association, Inc. (the “Association”) and Carrollwood Condominium I, Carrollwood Condominium II, Carrollwood Condominium III, and Carrollwood Condominium IV (collectively, the “Condominiums”) have sought to have the Village release, so long as the Association and the Condominiums, by their Board of Managers, release and hold harmless the Village in this matter and that they represent, warrant and guarantee that they are solely responsible for all utilities within the Property, including but not limited to the water, sewer and stormwater and further represent and warrant that Releasors are solely responsible to correct, move, locate, re-locate, replace, maintain and repair the Sewer Lines and the Village has no such obligation;

NOW, THEREFORE, BE IT RESOLVED that the Board of Trustees of the Village of Tarrytown hereby authorizes the Village Administrator to execute a Release, Indemnification and Hold Harmless Agreement with the Association and the Condominiums, who must all agree and sign on to the terms of the release and hold harmless in form and language that is acceptable to the Village Attorney (“Agreement”) and who must also provide resolutions duly authorizing the person and/or entity executing the Agreement on behalf of the Association and the Condominiums; and

BE IT FURTHER RESOLVED that the Village Administrator and Village Treasurer shall take the necessary and appropriate actions to make payment to the Association of the funds remaining in escrow being held by the Village of Tarrytown for this matter totaling approximately \$204,415.02 in accordance with the Agreement , and any such additional funds that may be appropriate based on the regular accrual of interest in the account, so that the Village, the Association and the Condominiums may close out this matter.

13. Resolution Rejecting All Bids and Rebidding the Police Motorcycle

BE IT RESOLVED that due to changes and amendments that are necessary to the bid specification document for Contract 2025-01 Harley Davidson Police Motorcycle, including providing space for the inclusion of labor costs for assembling and equipping the motorcycles for delivery to the Village of Tarrytown, the Board of Trustees hereby rejects all bids and authorizes the Village Administrator, Police Chief, Village Clerk and other involved and appropriate village staff to reject all bids and rebid the specifications

for the purchase of one new fully equipped Harley Davidson Police Motorcycle, payable out of operational funding in the Village Budget for Fiscal Year 2025-2026.

14. Resolution adding Deputy Chief of Fire Department

BE IT RESOLVED that the Board of Trustees of the Village of Tarrytown approves, accepts and hereby appoints the following Fire Department Deputy Chief based on the nominations resulting from the Fire Department Elections held on April 4th, 2025

David Goldstein

15. Approval of the Minutes of the Board of Trustees Meeting of April 7, 2025

BE IT RESOLVED that the Board of Trustees of the Village of Tarrytown hereby approves the minutes of the Board of Trustees Meeting held on April 7, 2025 as submitted by the Village Clerk.

16. Approval of the Action Item Minutes from the April 16, 2025 Work Session

BE IT RESOLVED that the Board of Trustees of the Village of Tarrytown hereby approves the action item minutes of the Board of Trustees Work Session held on April 16, 2025 as submitted by the Village Administrator and Village Clerk.

17. Approval of Audited Vouchers

BE IT RESOLVED that the Board of Trustees of the Village of Tarrytown does hereby approve Abstract No.20 of Audited Vouchers in the total amount of \$1,175,591.01 as presented by the Village Treasurer, to be paid in the following amounts:

General	\$	879,374.49
Water	\$	120,732.62
Sewer Fund	\$	6,439.51
Capital	\$	94,957.44
Library	\$	73,564.86
Trust & Agency	\$	414.40
CM (Special Fund)	\$	107.69
Total:	\$	1,175,591.01

18. Opportunity for the Public to Address the Board on items not included on the agenda. Speakers have three (3) minutes before yielding to the next speaker.

19. Adjournment