

Agenda  
Regular Meeting  
North Castle Town Board  
Town Hall  
15 Bedford Road  
Armonk, NY  
7:30 p.m.  
July 10, 2019

WORK SESSION: 5:00 PM – 5:30 PM

- Discussion Re Master Fee Schedule with Building Inspector Rob Melillo.

EXECUTIVE SESSION: 5:30 PM – 7:30 PM

- Matters of Personnel – Specific Persons
- Matters of Real Estate
- Volunteer Boards and Committees

I. ANNOUNCEMENTS & PUBLIC COMMENT

- A. Historical Town Board Recognition.
- B. Community Announcements/Town Clerk Report.
- C. Town Board/Town Administrator Update.
- D. Public Comment.

II. PUBLIC HEARINGS

- A. Consider adoption of the following Re Zoning Petition of John Magnotta Realty for the rezoning of a portion of existing R-2F (Residential Two Family) Zoning District on Emmalon Avenue, adjacent to the Sir John's (Broadway) Plaza shopping center in North White Plains, to CB (Central Business) Zoning District for the purpose of parking expansion:
  - 1. Negative Declaration
  - 2. Resolution
  - 3. Local Law
- B. Reconvene the public hearing for opportunity to provide comment on the Draft Environmental Impact Statement ("DEIS") prepared in connection with the proposed Eagle Ridge development at 3 North Castle Drive, Armonk.
- C. Reconvene the public hearing to consider the following Local Laws to amend Chapter 355, Zoning, with regard to the proposed Eagle Ridge development at 3 North Castle Drive, Armonk:
  - 1. Local Law to amend Section 355-23, Schedule of Office and Business Regulations: by amending Permitted Principal Use #1 in the OBH (Office Business Hotel) Zoning District, by adding a provision to include multifamily dwellings as a Permitted Principal Use in the OBH Zoning District, and by modifying requirements in the OBH Zoning District; amend Section 355-30 (G) Additional office and industrial district regulations – Hotels.
  - 2. Local Law to rezone an area of approximately 26.29 acres along North Castle Drive, from its present OBH Office Business Hotel Zoning District to the R-MF-A Multifamily-A Residence Zoning District.

III. OLD BUSINESS

- A. Approval of Town Board Minutes: June 26, 2019.

#### IV. MISCELLANEOUS

- A. Consider the following Re special permit requirements in the R-MF-DA (Residential – Multifamily – Downtown Armonk) Zoning District (with regard to the Zoning Petition for 45 Bedford Road LLC, site of Mariani Gardens Nursery).
  - 1. Receipt of Special Use Permit Application.
  - 2. Referral of Application to Town Planning Board and County Planning Board.
- B. Consider award of proposal to Con-Tech Construction Technology Inc. for the Wampus Brook Park North Bridge Replacement, and authorization for the Supervisor to sign the agreement.
- C. Consider award of bid to ELQ Industries, Inc. for the Wampus Brook Park South Bridge Replacement, and authorization for the Supervisor to sign the agreement.
- D. Consider award of bid to Aqua Works Inc. for Duck Pond Dam and Betsy Sluder Nature Preserve Dam repairs, and authorization for Supervisor to sign the agreement.
- E. Consider approval of proposal from TC Merritts Land Surveyors to survey Tax Lot 76, Faraway Road, Armonk.
- F. Consider approval of request of General Foreman Jamie Norris for permission to auction off vehicles and equipment from the Highway Department.
- G. Consider return of Madonna contribution to Water District No. 4.
- H. Consider request from Armonk Chamber of Commerce to hold Armonk Cider and Donut Festival featuring Jamie's 5k Run for Love on Sunday, September 15, 2019.
- I. Receipt of Special Event Permit application from Haunted Dead End for a Halloween event; and consider scheduling a Public Hearing on September 11, 2019.

#### V. AGREEMENTS

- A. Consider authorization for the Supervisor to sign agreements with Value Payment Systems (VPS) and Worldpay US, Inc. for credit card payment processing services at no cost to the Town.
- B. Consider authorization to renew the GenQuip for Water&Sewer Annual Emergency Generator Maintenance Service for the period of August 1, 2019 through August 1, 2020.

#### VI. PERSONNEL

- A. Consider authorization to approve updated terms and conditions of employment for the Chief of Police, Peter Simonsen, effective January 1, 2019.
- B. Consider probationary promotional appointment of Maria Scharf to Senior Office Assistant: Automated Systems, effective July 8, 2019.
- C. Consider probationary promotional appointment of Lisa Larsen to Senior Office Assistant: Recreation, effective July 8, 2019.
- D. Consider a salary increase for Lori Zawacki, Intermediate Clerk, effective July 8, 2019.
- E. Consider ratification of Library Board appointment of Emma Mandella to Library Page, effective July 1, 2019.
- F. Consider ratification of Library Board appointment of Julia Dorfman to Library Page, effective July 1, 2019.

#### VII. CONSENSUS

- A. Receipt of North Castle South Fire District No.1 Financial Statements December 31, 2018.
- B. Audit and approval of payments as indicated on Warrant #13, dated July 10, 2019.
- C. Release of Highway Bonds.
- D. Town Clerk's Report: June 2019.

## AGENDA - SUBJECT TO CHANGE

### PUBLIC COMMENT POLICY

- Speakers should sign up by printing name, street name or hamlet.
- Speakers will be recognized in the order in which they signed up.
- Speakers should state name and street name or hamlet when called to speak.
- Speakers should address comments to Supervisor and Town Board.
- Speakers should limit comments to 5 minutes in an effort to conduct an orderly meeting and allow everyone a chance to speak.
- All speakers are expected to comment with respect and civility.
- Personal attacks on Town Employees and Town Consultants will not be permitted.
- The Supervisor reserves the right to stop a speaker's comments if they are not in accordance with this approved public comment policy.