

Agenda
Regular Meeting
North Castle Town Board
Town Hall
15 Bedford Road
Armonk, NY
ONLINE AT NCTV
7:30 p.m.
September 14, 2022

PLEASE NOTE:

- View the meeting in person, on [NCTV](#) or [ONLINE AT NCTV](#)
- The Public may comment on agenda items via Zoom.
 - Zoom Meeting Link: <https://northcastleny.zoom.us/j/86496210669>
 - Meeting ID: **864 9621 0669** Passcode: **2733000**
 - Devices used to login to the meeting should clearly identify participants name.
- As per Town Policy: Face Masks are Optional.

EXECUTIVE SESSION: 5:30 PM – 7:30 PM

- Volunteer Boards and Committees: Interview of Volunteer Candidates and discussion Re Parks and Recreation Advisory Board (PRAB).
- Matters of Contract: Update Re Labor Counsel Search.
- Advice of Counsel: Water Supply in Quarry Heights.
- Advice of Counsel: Matters of Real Estate: Pool Update.

I. ANNOUNCEMENTS & PUBLIC COMMENT

- A. COVID-19 Update.
- B. Community Announcements/Town Clerk Report.
- C. Administrator Update.
- D. Town Board Liaison Update.
- E. Public Comment.

II. PUBLIC HEARINGS

- A. Consider the following Re Special Use Permit Application of Brothers Green Nursery, 11 Bedford Banksville Road, Bedford, to legalize existing nursery use:
 - 1. Receipt of letter from Kory Salomone of Zarin & Steinmetz LLP, dated September 6, 2022.
 - 2. Receipt of letter from the Planning Board, dated September 13, 2022:
 - 3. Adoption of Resolution.
- B. Consider the following Re Special Use Permit Application of Brothers Green Nursery, 11 Bedford Banksville Road, Bedford, for a contractor's yard.
 - 1. Adoption of Resolution.

III. OLD BUSINESS

- A. Approval of Town Board Minutes: August 10, 2022 and August 24, 2022.
- B. Receipt of letter from Lance Klein of Keane & Beane PC, dated August 10, 2022.
- C. Discussion of the Board of Ethics recommendations to amend Chapter 27, Code of Ethics Re:
 - 1. Education of Department Heads and Volunteer Board and Committee members.
 - 2. Review of modifications to the Board of Ethics Disclosure Statement.
 - 3. Designation of term length for alternate on Board of Ethics.

IV. MISCELLANEOUS

- A. Consider receipt of recommendation from Kellard Sessions Consulting Re Sidewalk Improvement Bond for 873 North Broadway, North White Plains from 873 Holding Company, LLC.
- B. Consider receipt of the following Re proposed Zoning Text Amendment from Volta Charging, LLC for Electric Vehicle Charging Kiosks at 670 North Broadway, North White Plains:
 - 1. Letter from Cuddy & Feder LLP, dated September 6, 2022.
 - 2. Report from Director of Planning Adam Kaufman, dated September 6, 2022.
- C. Consider the following Re proposed Local Law to amend Chapter 177 entitled "Flood Damage Prevention" to comply with the floodplain management requirements of the National Flood Insurance Program contained in 44 CFR 60.3(b,c,&d) and authorized by the New York State Constitution, Article IX, Section 2, and Environmental Conservation Law, Article 36:
 - 1. Receipt of letter from Director of Planning Adam Kaufman, dated July 26, 2022.
 - 2. Receipt of Full Environmental Assessment Form Parts 1, 2 & 3.
 - 3. Receipt of Local Law.
 - 4. Scheduling of a Public Hearing on October 12, 2022.
- D. Consider receipt of the following Re proposed Local Law to Amend Chapter 241 Section 3.E entitled "Property Maintenance" to clarify maintenance requirements of wildflowers:
 - 1. Receipt of letter from Director of Planning Adam Kaufman, dated September 6, 2022.
 - 2. Receipt of Local Law.
 - 3. Scheduling of a Public Hearing on October 26, 2022.
- E. Consider receipt of recommendation from Kellard Sessions Consulting Re establishment of Wetland Mitigation Bond and Monitoring and Maintenance Bond for a five-year term for Rozov project located on 1503 Old Orchard Street, North White Plains.
- F. Receipt of Real Estate Appraisal Re 18 Nethermont Avenue, North White Plains, prepared by RDM Valuations, Inc., dated August 1, 2022.
- G. Consider approval of Payment Requisition No. 7 to AFL General Construction Inc. Re North White Plains Community Center Renovation project.
- H. Consider request from Highway General Foreman Jamie Norris to purchase two Heavy Duty Dumpsters and Understructures from the Sourcewell Contract, to be paid from the Highway Budget.
- I. Consider request from Michael Keeler for alcohol permit at Community Park Pavilion for the Byram Hills High School 41st Reunion on Saturday, October 8, 2022.
- J. Consider request from The North Castle Historical Society for use of North Castle Public Library, Armonk branch for an educational program on Sunday, November 13, 2022; and waiver of the permit fee.
- K. Receipt of donation to the Recreation and Parks Department from the Byram Hills Preschool Association to be used for programming for preschoolers.
- L. Consider approval of Filming Permit Application from Columbia Pictures Industries, Inc. to film "No Hard Feelings" at Bluestone Lane Café, 575 Main Street Armonk, and along Main Street in Armonk on September 22 and 23, 2022 between the hours of 6 am and 8 pm.

V. AGREEMENTS

- A. Consider authorization for the Supervisor to sign the Extension Agreement with Anita Louise Ehrman (ALE) Recreation Center, Inc. extending the License Agreement for a one year period to October 31, 2023.
- B. Consider authorization to the Supervisor to execute the Stormwater Control Facility Maintenance and Access Agreement for 154 Bedford Road.

- C. Consider approval of proposal from Verizon Connect for GPS equipment and subscription for use by the Highway Department; and authorization for the Supervisor to sign the agreement.

VI. PERSONNEL

- A. Receipt of letter of resignation for purposes of retirement from Steve Gallo, Library Custodian/Caretaker effective August 19, 2022.
- B. Receipt of letter of resignation from Matthew Pagni, Motor Equipment Operator, Highway Department, effective September 9, 2022.
- C. Receipt of letter of resignation from Steven Cambareri, Parks Groundsman, Parks Department, effective August 18, 2022.
- D. Consider probationary appointment of Jake Terenzi to Parks Groundsman, Parks Department, effective September 6, 2022.
- E. Consider approval of stipend for Angela Cooke for administrative work outside of job description at the North Castle Public Library.
- F. Consider approval of stipend for Susan Grieco for administrative work outside of job description at the North Castle Public Library.
- G. Consider appointment of Amanda Park to hourly Library Page, effective September 19, 2022.
- H. Authorization of Termination of Employee No. 4004 for Probationary Failure, effective August 26, 2022.
- I. Consider request from Highway General Foreman Jamie Norris to attend the League of Municipalities Conference in Atlantic City, November 15 to 17, 2022, with Lead Mechanic Matthew Harisch, and permission to use a Town Vehicle.
- J. Consider appointment of Nora Kanze Manuele to the Conservation Board for a two year term to expire September 14, 2024.

VII. CONSENSUS

- A. Audit and approval of payments as indicated on Warrant No.16 dated September 14, 2022.
- B. Town Clerk's Report: August 2022.
- C. Receipt of Cable Franchise Fees for 2nd Quarter 2022 from Cablevision/Altice and Verizon.
- D. Release of Highway Bonds.

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.