

**Village of Buchanan  
Mayor & Board of Trustees  
Board Meeting  
September 6, 2016**

**PRESENT:**

Mayor Theresa Knickerbocker  
Trustees Richard A. Funchion, Cesare Pasquale and Nicolas Zachary  
Village Administrator Kevin Hay  
Village Attorney Stephanie V. Porteus  
Village Board Secretary Susan Matthews

**ABSENT:**

Trustee Duane M. Jackson

Mayor Knickerbocker said that Trustee Jackson is ill tonight.

**1. PLEDGE OF ALLEGIANCE:**

Mayor Knickerbocker opened the meeting at 7:30 PM, welcomed everyone, informed them of the fire regulations and led the Pledge of Allegiance.

**2. APPROVE MINUTES:**

May 24, 2016, Workshop: Trustee Zachary made a correction on page 7, paragraph 3: change “Building Inspector” to “Trustee Zachary”. Trustee Funchion amended page 14, paragraph 3, line 7: add “was a good idea” after “Dixieland band. A MOTION to approve these minutes as amended was made by Trustee Funchion, seconded by Trustee Zachary with all in favor and Trustee Jackson absent.

July 5, 2016 Regular Board Meeting: A MOTION to approve these minutes as presented was made by Trustee Funchion, seconded by Trustee Zachary with all in favor and Trustee Jackson absent.

**3. COMMENTS FROM THE FLOOR: (agenda items only)**

None.

**4. NEW BUSINESS:**

**a. PUBLIC HEARING: NO LEFT HAND TURN SIGN**

At 7:42 PM a MOTION to open the Public Hearing was made by Trustee Funchion, seconded by Trustee Pasquale with all in favor and Trustee Jackson absent.

Mayor Knickerbocker noted that there is no left turn onto Bleakley Avenue from Greentown Road where our Wastewater Treatment plant is. We are getting more development in that area. A lot of these trucks are wanting to turn left onto Bleakley Avenue to go out to Route 9A. The site plan specifies that they must turn right onto Broadway and use Louisa Street. More and more people are driving on the wrong side of Bleakley Avenue. We want to reinforce the site plan that has been approved on that property.

Mayor Knickerbocker asked for comments. There were none.

At 7:44 PM a MOTION to close the Public Hearing was made by Trustee Funchion, seconded by Trustee Zachary with all in favor and Trustee Jackson absent.

**b. 16-41 RESOLUTION AUTHORIZING THE INSTALLATION OF A “NO LEFT HAND TURN SIGN”.**

Mayor Knickerbocker read the Resolution (*copy attached*).

A MOTION to adopt this Resolution as presented was made by Trustee Funchion, seconded by Trustee Pasquale with all in favor and Trustee Jackson absent.

**c. 16-42 RESOLUTION AUTHORIZING THE VILLAGE ENGINEER TO CREATE SPECIFICATIONS AND FOR THE CLERK TO ADVERTISE BIDS FOR THE BANNON AVENUE WATER PIT PROJECT.**

Trustee Funchion read the Resolution (*copy attached*).

Mayor Knickerbocker noted that this has nothing to do with the water main break last Friday. This is just an infrastructure upgrade and repair.

A MOTION to adopt this Resolution as presented was made by Trustee Funchion, seconded by Trustee Pasquale with all in favor and Trustee Jackson absent.

**d. 16-43 RESOLUTION AUTHORIZING THE HIRING OF COUNSEL**

Trustee Zachary read the Resolution (*copy attached*).

A MOTION to adopt this Resolution as presented was made by Trustee Funchion, seconded by Trustee Zachary with all in favor and Trustee Jackson absent.

**e. 16-44 RESOLUTION AUTHORIZING THE USE OF A VILLAGE FACILITY**

Trustee Pasquale read the Resolution (*copy attached*).

Trustee Pasquale noted that their insurance certificate is attached. A MOTION to adopt this Resolution as presented was made by Trustee Funchion, seconded by Trustee Pasquale with all in favor and Trustee Jackson absent.

**f. 16-45 RESOLUTION AUTHORIZING BUDGET TRANSFERS.**

Mayor Knickerbocker read the Resolution (*copy attached*).

Village Administrator Hay advised that this is just one of the routine Resolutions that we do because the auditors are coming next week. It is to get our budget transfers in line. He noted that as he previously advised, we have to do one more set. Most are add-ons we had last year concerning the pool roof, Sewage Treatment Plant renovations, pointing of the windows at Village Hall and police overtime. It is the last step with the process before the auditors come in.

Trustee Zachary commented that every budget transfer is from one line to another. He wanted to know if in general these are coming from lines where we did not use the funds and overall we did not know if the budget is over or under the total. The Administrator advised that is correct. He believes that we are probably right on target where we need to be.

A MOTION to adopt this Resolution as presented was made by Trustee Funchion, seconded by Trustee Zachary with all in favor and Trustee Jackson absent.

**5. INFORMATION FROM OFFICERS & DEPARTMENTS:**

- a) Justice Court Report – July 2016  
Received and filed.

There was one amount for \$1,177.00 and one for \$35.00

- b) Wastewater Report – July 2016  
Received and filed.

c) Planning Board Minutes – June 16, 2016 and July 21, 2016

Received and filed.

d) Police Reports – June & July 2016

Received and filed.

Trustee Pasquale commented that after looking at the reports, we live in a very safe Village. He wanted to let everyone know that the police calls here are minimal and the level of calls and quality of calls are thankfully minor compared to some things that other police have to deal with.

Trustee Zachary wanted to know what the “relayed information” is on the police report. Mayor Knickerbocker believes that is other police departments calling ours with information. The Administrator will confirm that. He advised that the Police Chief is not here this week but he will find out. Trustee Pasquale believes that it might mean when there is an incident that is not in the jurisdiction of Buchanan and it is relayed to another jurisdiction. Trustee Zachary commented that it could be the other way around. The State Police could send it in to Buchanan.

e) Attorney’s Report

Village Attorney Porteus thought that she responded about the remaining billboard. Trustee Zachary commented that they had looked at the GIS mapping to try to determine if that was Village property or not. Village Attorney Porteus advised that it is not. Mayor Knickerbocker explained that what is being referred to is that we had different billboards in the Village in years past. The previous Board eliminated had them eliminated. Trustee Zachary had recently asked why the billboard by the train tracks was still up. The Village Attorney has now found out that they are just on a sliver of Peekskill property so we cannot do anything about it. Trustee Zachary commented that it is not Metro North’s property. Village Attorney Porteus advised that Metro North reached out to them about this and were informed that it was on Peekskill’s property. She commented that everyone she had originally written to complied quickly except for this one. Village Administrator Hay checked and found that it is Peekskill property. Trustee Zachary commented that it is a little interlocking finger. There is a Village lot in front of it. The Mayor noted that we have our planter with our sign there, so that little strip by the sidewalk is ours.

f) Administrator’s Report

Village Administrator Hay reported that Consorti Brothers Paving was the low bidder for the road paving. They are currently working a job in White Plains. They are a little delayed. Buchanan is next. They advised that they will start a little after Labor Day. He and the Village Engineer are working on a pre-paving meeting where they will discuss the logistics and the notice that will go out to all the residents.

The Village Hall will be the site for the Village and State primary elections on September 13, 2016 from 6 AM to 9 PM. That is run by the Westchester County Board of Elections, not the Village. Installation of the windows at the Village Hall will begin on September 14.

The Administrator reported that as stated in the Resolution the auditors will be here next week for the whole week doing the final part of the audit.

g) Mayor's Report

Mayor Knickerbocker directed that she wants to be present for the pre-paving meeting. She wants to insure that each of the residents who will be affected, which will be on Tate Avenue from First Street to Kings Ferry Road, will be notified. She is not sure if it will be by letter. She does not want it mailed out. She wants them to receive it pretty quickly so that they can make arrangements. We are going to set up detours. If it is not local traffic, she wants to get the traffic detoured. She wants it to be done nicely and smoothly.

Mayor Knickerbocker said that Con Edison dug everything up to take care of all the gas lines. Her concern is after they paved it if we had a water main break she does not want it dug up all over again. She had asked the Administrator to talk to a company about checking our water mains and now asked for the status. The Administrator advised that we received a price quote to do the section of that road from First Street to Kings Ferry Road. They do "pre" and a "post". They go through a "pre" with a technician doing an 8 hour day. They look for any leaks. They come after the paving is done and check again to see if the heavy equipment has disturbed any of our infrastructure. The quote is \$3100 if we want to go ahead with that. The Mayor commented that we will discuss that. She personally thinks it is a long stretch of road and you do not want to dig it up after it has been paved. She commented that we have seen that happen so many times. It is usually Con Edison.

Trustee Zachary wanted to know what they can see. He commented that if there is an existing leak, they can see it but obviously they cannot see into the future to know if something is going to go after you pave the road. The Mayor commented if there is an existing leak now, we want to repair it before it gets paved. Trustee Zachary agreed. He commented that an existing leak may not even be apparent above the surface. The Administrator advised that they use ultrasound to detect those things. Trustee Zachary commented that given what we are spending for the paving, \$3100 is a reasonable investment if this equipment will detect leaks that have started. The Mayor commented that you cannot always see those water leaks. Sometimes it takes time to work its way through and bubble up. Trustee Zachary wanted to know if they can actually detect the level of corrosion in the pipes or only if there is an active leak. The Administrator believes that it is looking for active leaks. He does not know if there is technology to say that a pipe is

imminently about to fail or not. He believes that this one detects leaks that are already there. The Mayor commented that those leaks can go on for years. A leak in a gas main shows up quicker than water leaks. Those take time. She thinks that since it is a large section of the road and a main road that this is the right thing. She did not think it is a lot of money compared to what we are spending for the road. She directed the Administrator to contact them and go forward with that.

Mayor Knickerbocker thanked the Buchanan Seniors. They had a pool party in the month of August. She had a great time. A few of the Seniors did swim. They had a nice pizza party and last week a picnic. She commented that they are a great group and had a fun time. She thanked them.

Mayor Knickerbocker reported that the 9/11 Ceremony will be at the Buchanan/Cortlandt/Croton Remembrance Memorial at Croton Landing on Sunday, September 11 at 2 PM. It is a very nice ceremony. The Mayor encouraged anyone who would like to come to please join them this Sunday.

Mayor Knickerbocker reported that the Trustees have something in their packet that she would like to start looking at. Going back this year, the school district had said that they were looking at different things to save energy. They are looking to do solar and different ways to save on energy and upgrading infrastructure. The company they looked at was Siemens. She had directed the Administrator to contact them. The Village now has a preliminary energy analysis report. She noted that there are other companies that do this. The Mayor advised that at the next Workshop she would like to bring them in to give a brief overview of what they do. She commented that they sent us a pretty decent report. One of the other things they also do, which she thinks that we should start looking at, is to look at our water meters to upgrade them. Right now we have someone who goes out twice a year to read our water meters. With the new technology, they can drive down the road and pick up the reading from the road. It would save a lot of time and manpower. The Mayor would like to look at replacing our water meters. They are quite old and we are trying to get to the 21<sup>st</sup> Century on the infrastructure.

Mayor Knickerbocker commented that she is sure that everyone has heard about the barge anchorages the Coast Guard wants to put in the Hudson River. Tomorrow at noon she will be at a press conference being held by State Senator Terrence Murphy at George's Island. Public Hearings are coming up. She urged people to write letters and show up at the hearings and voice our concerns. She commented on all the work that all the river communities have done. Peekskill has done a fantastic job. She commented that it seems like from Yonkers on up everybody is trying to fix up their river communities so that people can enjoy the river. Now they are talking about anchoring barges and things like that. We are against it. Last month the

Board passed a Resolution which we forwarded to let them know that the Village of Buchanan is against that.

Mayor Knickerbocker announced that the next Workshop will be on September 27. We have been working on our Code in the Workshops. Currently, there is a hot topic about trailers. Currently under our Code, trailers are not allowed in the Village. They are not allowed in the City of Peekskill. The Town of Cortlandt only allows them in one district, M1 Light Industrial. Also in the Village of Croton. The Mayor announced that next week we are sending out a survey. She would like to get them back for our Workshop on September 27. They are basic questions like: "Do you currently own a trailer?"; "Where do you store it?"; "What is the size of your trailer?"; "What are your feelings with respect to allowing people to store trailers on their property?"; and "If the Village were to allow them on resident's property where do you believe they should be allowed?" The Mayor commented that we have not made any decisions. The Board wants feedback from the residents to see if we will be changing this Code or not.

Trustee Funchion commented that when he was looking at the questionnaire, he thought of two things that could be added. He does not know if it is too late. If the person who is filling this out feels that trailers should be allowed, what number of trailers, 1 or 2? He commented that since we had had confusion on this before that it should note that this does not refer to boats and boat trailers. Mayor Knickerbocker commented that is why she wanted the Board to look at it. It does not apply to boats and boat trailers. Trustee Zachary noted that it said trailers. He thinks that it should also say "trailer-able" boats or RVs. He commented that RVs are affected too and they are not considered trailers. Some are pulled by another vehicle. Some have their own motors.

The Mayor advised that the survey can be dropped at the Village Hall or mail it and tell the Board what are your thoughts.

Mayor Knickerbocker wanted to address something that she said became very controversial this past Friday. We had a problem with the water. She noted that she has talked about the repair to the infrastructure that we are doing. What she needs everyone to understand is why we did not have water on Friday. It did not have anything to do with the Village's infrastructure. It had nothing to do with anything that the Village did. There was a 16 inch water main break out on Conklin Avenue in Peekskill near the hospital. That affected our water supply. The Village gets water from two supplies. One is from the City of Peekskill. Our pit for that where the water comes into the Village is on the Albany Post Road over by the diner. Whatever water comes into us from the City of Peekskill comes into that pit. We have two other pits. One is across from the high school on Route 9A. The other is at the bottom of Bannon Avenue. When the water main break happened, our supply was cut off. There was nothing we could do. People were upset. She heard from people. We put it on Facebook. We are looking at better ways to communicate

that. A lot of people were angry. Where she was on Henry Street, there was very low water pressure. In the Upper Village, Catherine Street, Cortlandt Street, Rockledge Avenue and Bannon Avenue did not have any water at all. The Mayor said that she does apologize. It was the Montrose Improvement District that had the problem. We were promised that the water would be back on around 7 o'clock but that did not happen until 11 o'clock. She apologized and said it was something completely out of our control and out of our hands. People had laundry in and company coming in. They did repair it. We hope that in the future that does not happen again.

#### h) Trustees' Reports

Trustee Funchion was happy to report that he thinks the negotiation on the police contract is at the end and that everyone came to an agreement on that. He thinks that it turned out as well as could be expected.

Trustee Funchion invited everybody to come out for Buchanan Day and enjoy it. It will be on the last Saturday in September. We have always had a good crowd. He commented that participation in a Village event like this is always very important. It brings the community together. It is enjoyable. It is a great day. He noted that Trustee Zachary has been working on it and will report on it further.

Trustee Funchion commented that Mayor Knickerbocker announced the 9/11 Remembrance Ceremony this coming Sunday. It is down by the water. It is very nice. If you have not been there, it is really a special place. He encouraged everyone to come out. He commented that it is not one of those long ceremonies. It is a half hour. Sit there and reflect. This year it will be on the actual date, September 11th. Trustee Zachary advised that it is a bit of a walk from the parking lot to the memorial. They do provide a shuttle van if you cannot make that walk.

Trustee Zachary reported on Buchanan Day. It is most important. It is on Saturday, September 24. The rain date is the 25<sup>th</sup>. If there is a little bit of a drizzle, we will still hold the event. He advised that it has got to be a real wash out to move it to the 25<sup>th</sup>. We added the free pony ride which is a big draw. People love that. This year there will be a trackless train riding people around. It is mostly for kids but will support adults. There will be a jumpy castle, a slide, food, music and Pickles The Clown. There will be face painting and pumpkin painting. He encouraged everyone to come out. There was a lot of work put into this. Colleen Lonergan and Norma Macaluso are doing the most work and should be getting a lot of credit. Anybody can reach out to Trustee Zachary or Colleen Lonergan. Their e-mail is on the Village web site or you can leave a message at the Village Hall. There will be committee meetings at the Highway Department building at 7 PM on September 8 and 19. Anyone is welcome to come by. They will be putting up some signs. There are new banners from Liberty Press. He commented that



now that we have our own bucket truck we will not get ripped off like we did last year paying someone to put them up.

Trustee Zachary commented that the same thing is happening now that happened when the gas prices dropped last year. All the local gas stations here kept their prices up while the surrounding areas went down. He commented that he paid \$2.09 per gallon last week in Croton. It is now \$2.15. He noted that generally the gas stations in Croton and up on Route 6 are at or close to that. All of the stations here are \$2.45 or \$2.47, a 30 cent per gallon difference. Trustee Zachary said to support the local businesses but he thinks that until their prices come down people should go to Croton for the best price for gas.

Trustee Zachary commented that his other pet peeve is cigarette butts. He commented that it is something that people do not often consider garbage. They just come flying out of their windows and all wind up down the storm drains. Every week when he mows the grass in front of his house, he picks up about 20 cigarette butts along the curb. He commented that he used to smoke and guesses that he was guilty of the same thing. These are non-biodegradable. They go down the storm drains and into the river and the waterways. He commented that if he picks up 20 per week in the course of a year that is 1,000 cigarettes that he is picking up. That is one house. There are 850 houses in Buchanan and if they all did that, it comes to 850,000 cigarette butts. That is an enormous number. He asks people to treat cigarette butts as garbage and put them in the ash tray and empty that into the garbage and not on the street. Trustee Pasquale noted that car manufacturers do not put ash trays in the cars anymore.

Trustee Pasquale reminded that today is the first day of school. School is open so let us watch out for the children and young people crossing the street. Stop for school busses. If you see anything on school property that seems out of the ordinary no matter how minor or trivial it is, report it. It is better to be safe than sorry. He commented that now is also the time they start with bullying. Keep an eye on our children. Look for signs. If they are getting bullied, try to talk to them. Nip those things in the bud. The media is filled with so many nasty things that have happened with children who are bullied.

## **6. COMMENTS FROM THE FLOOR:**

Eileen Absenger, Tate Avenue, commented that her neighbor ended up cleaning the street. She is not quite sure if he thought there was going to be a hurricane and that all the dirt was on the side of Tate Avenue where they live. Ms. Absenger is not sure why the other side of the street never gets any dirt. Her neighbor cleaned it all up. There was quite a large bucket on his son's trailer. It was just plain dirt and grass. She gestured to show how big the bucket was that he filled with dirt. Ms. Absenger commented that she was wondering because it is not as if the street sweeper had been out. She commented that he cuts the grass on her property that is

Village property. She commented that they get more drainage on their side of the street than on the other side. She does not understand where the dirt is coming. She commented that even when the Highway Department does their plowing they get much more water on her side. Mayor Knickerbocker commented that it might be the pitch. Trustee Zachary advised that it is pitched toward both sides because there are storm drains on both sides. He thinks it comes from wind and leaf blowers. When people blow their lawns with leaf blowers, it puts a lot of airborne silt into the air which winds up in the roads and washes off to the side. Ms. Absenger commented that there is nothing on the other side. It is all on her side.

Ms. Absenger wanted to know if the Board is including jet skis and sno-mobiles in the survey because they are also on trailers. Trustee Zachary thinks that was something that he was saying before, that there should be a follow-up question that asks, "What are you storing? What are using your trailer for?" He commented race cars, jet skis, sno-mobiles, there are so many different types and sizes. Ms. Absenger commented that they are going locally to put their jet skis in the water from Cortlandt and Peekskill. With the jet skis, whether they are taking them on the streets when they are plowed or taking them upstate, they are still going to be stores on their property. So they are still going to be on trailers and there might be 2 or 4 of them.

Mayor Knickerbocker wanted to reiterate what happened with the road. We were going to pave one side of the street on Tate Avenue. If we did that, one side would be paved and up higher. It would not be even. We did crack sealing. We did want to do other roads that were on the list. There were a couple that were higher on the list. But it did not make sense to do just half of the road. She commented that if you are going to do the road, you are going to do the whole road. She is glad that we will do that. She does not know about the height difference but it will be pitched properly. The Village Engineer will be on site.

Ms. Absenger wanted to confirm that she and her neighbor will be notified at home. They both work from home and both have clients coming there. Her neighbor has them on the street parking. Ms. Absenger asked that they both be notified well in advance so as not to impact their businesses. The Mayor advised that we will know because they have a lot of prep work to do. She wants everyone on that street to be aware of what is going on.

#### **7. BOARD MEMBER REBUTTALS:**

None

#### **8. ADJOURNMENT:**

At 8:16 PM a MOTION to adjourn this meeting was made by Trustee Funchion, seconded by Trustee Pasquale with all in favor and Trustee Jackson absent.

Mayor Knickerbocker wished everyone to have a great Buchanan day.