

**REGULAR MEETING of the TOWN OF ROCKLAND was held on May 15<sup>th</sup>, 2025 at 7:00 PM with the following members:**

<b>PRESENT: SUPERVISOR</b>	<b>ROBERT EGGLETON</b>
<b>COUNCILPERSON</b>	<b>CHRISTINE ROUTLEDGE</b>
<b>COUNCILPERSON</b>	<b>CAROLE EDWARDS</b>
<b>COUNCILPERSON</b>	<b>ANDREW McRELL</b>
<b>COUNCILPERSON</b>	<b>PETER JR DEVANTIER</b>

**OTHERS PRESENT:** Jennifer DeVantier, Secretary to the Supervisor, Marinella Di Vita, Town Clerk (ZOOM), Roger Decker, Highway Superintendent, Christopher Bury, Water & Sewer, Glenn Gabbard, Code Enforcement Officer & other members from the public

**Pledge of Allegiance**

### **APPROVAL OF MINUTES**

A motion was made by Mrs. Edwards and Seconded by Mr. DeVantier to approve the May 1<sup>st</sup>, 2025 Minutes

**Public comment** (agenda related) – No Comment

### **CORRESPONDENCE**

- CAS May 3<sup>rd</sup> – June 21<sup>st</sup> Artist talk, opening reception, & Gallery hours; Special artists
- 2025 Sullivan County Household Hazardous Waste Collection June 8<sup>th</sup>, 2025 from 8AM-2PM at the Monticello Transfer Station – 91 Landfill Drive Monticello, NY 12701
- Sullivan County Historical Society Observer
- Roscoe Rockland Fire Department Car Show on July 27<sup>th</sup> starting at 9 AM – Trophy presentation at 3 PM – For more info contact Niko at 607-290-4048

### **OLD BUSINESS**

- 549 Old Rte 17 – once building is down, TOR will invoice customer to be made whole if not made whole by customer county will reimburse township. Will costs \$76,000 and will need the air monitor to the total cost of the project (this was not included in the bid specs)
- DOH letter of approval for water meters
- 648 Old Rte 17- 90 day payment plan

#### **RESOLUTION #62-2025 648 Old Rte 17 – payment plan**

A motion was made by Councilperson DeVantier and seconded by Councilperson Edwards with all in favor to allow owners at 648 Old Route 17 a 90 day payment plan for water account

- 93 Rockland Road – Sewer issue

#### **RESOLUTION #63-2025 Reimburse W/S Customer**

A motion was made by Councilperson Routledge and seconded by Councilperson McRell with all in favor approve reimburse customers at 93 Rockland Road a total of \$384.84. There was a sewer smell, plumber was hired, issue came from crushed main pipe issue (Attach Silverman Quote)

### **NEW BUSINESS**

- PILOT with Rockland Solar in lieu of taxes

#### **RESOLUTION #64 -2025 PILOT Agreement for Solar Energy System 279 Amber Lake Rd**

At a regular meeting of the Town Board of the Town of Rockland, Sullivan County, New York, held at the Town Hall, 95 Main Street, Livingston Manor, New York, in said Town, on the 15<sup>th</sup> day of May, 2025 at 7:00 PM, will all Supervisor & Board members present:

The following resolution was introduced by Councilperson DeVantier who moved its adoption, and seconded by Councilperson McRell, to wit:

*“A Resolution to determine that the Town of Rockland shall require the owner or developer of a solar energy system to be constructed at 279 Amber Lake Road in the Town of Rockland, Sullivan County, New York, to enter into a contract for payments in Lieu of Taxes Pursuant to RPTL 287”*

**WHEREAS**, the Town of Rockland (“the Town”), has received written notification that Nexus Renewable, Inc and/or Rockland Solar CS, LLC is about to construct a solar energy system in the Town upon the premises at 279 Amber Lake Road (“the Project”); and

**WHEREAS**, the Town Board believes that it is in the best interest of the Town to require that owner and/or developer of the Project to enter into an agreement with the Town for payments in lieu of taxes pursuant to 287 at the Real Property Tax Law.

**BE IT RESOLVED**, by the Town Board of the Town of Rockland, Sullivan County, New York, as follows:

Section 1. The Town shall and hereby does exercise its power pursuant to 287 of the Real Property Tax Law to require the owner/developer of the Project to enter into an agreement for payments in lieu of taxes (“the PILOT Agreement”).

Section 2. The Supervisor is hereby authorized and directed to give the owner/developer of the Project written notice of the Town Board’s aforesaid determination to require a PILOT Agreement with respect to the Project.

Section 3. The Town Board further finds it to be in the best interest of the Town for the PILOT Agreement to be established through the County of Sullivan Industrial Development Agency (“the IDA”), which has developed a program for such purpose.

Section 4. The Supervisor is hereby authorized and directed to send a letter of support to the IDA with respect to an application to it by the owner/developer for approval of the Project for purposes of establishing a PILOT Agreement.

The question of the adoption of this foregoing resolution was duly put to a vote by roll call, resulting as follows:

SUPERVISOR EGGLETON	YES
COUNCILPERSON EDWARDS	YES
COUNCILPERSON McRELL	YES
COUNCILPERSON DEVANTIER	YES
COUNCILPERSON ROUTLEDGE	YES

- Zoning Review Committee

#### **RESOLUTION #65 -2025 Establish Zoning Review Committee**

A motion was made by Councilperson Routledge and seconded by Councilperson DeVantier with all in favor to establish a zoning review committee for the purpose of reviewing/revising the comprehensive plan and local law for moratorium cessation. The Committee will report directly to the Town of Rockland Town Board, Committee members include:

Robert Eggleton

Andrew McRell

Jennifer Grossman

Art Regal

Glenn Gabbard

Linda Hartley (Alternate for Art Regal)

- Adding members to the Pro-housing Committee

**RESOLUTION #66 -2025 Members to Pro-Housing Committee**

A motion was made by Councilperson Edwards and seconded by Councilperson McRell with all in favor to add new members to the pro-housing committee (7) Linda C. Hartley ( Chair ), Gwen Schantz ( Secretary), Alys Mann, Tim McCausland, Edward McDonald, Patricia Pomeroy, & Lee Van Put.

A separate list of people to advise the pro-housing committee; Jennifer K. Grossman, Travis O'Dell, Phil Vallone, & John Veleber

- Land Surveyor

**RESOLUTION #67 -2025 Land Surveyor for Pearl St, Livingston Manor (46.-4-7)**

A motion was made by Councilperson DeVantier and seconded by Councilperson Edwards with all in favor to hire TS Land Surveying PC to survey Pearl St (46.-4-7) in the amount of \$1,500.00 ; Work to be completed within 20 days

- NY Forward Grant

**RESOLUTION #68 -2025 Apply for NY Forward Grant & Hire Russell Budd Consultant**

A motion was made by Councilperson DeVantier and seconded by Councilperson Edwards with all in favor to apply for the NY Forward grant & hire Russell Budd to handle application process (not to exceed \$10,000)

- Parks & Recreation Department

**RESOLUTION #69 -2025 Aiden Johnson increase hours to 40 hours**

A motion was made by Councilperson DeVantier and seconded by Councilperson McRell with all in favor to increase hours allowed to work to 40 hours per work week at the same rate hired at

- Court Clerk Assistant

**RESOLUTION #70 -2025 Kelly Breihof Replace Valorie Rittendale**

A motion was made by Councilperson DeVantier and seconded by Councilperson McRell with all in favor to hire Kelly Breihof to replace Valorie Rittendale as the court clerk assistant. Hire date is effective immediately and two days a week (same rate of pay as Valorie)

**DEPARTMENT HEADS:**

**Glenn Gabbard – Code Enforcement Officer – Busy start to the summer, not as busy as COVID times. Fire inspections are in full effect. Building has slowed a little but still going.**

**Christopher Bury – Water & Sewer Superintendent – Rockland Road generator is fixed, hydrant flushing, couple of issues but have been addressed.**

**Roger Decker- Highway Superintendent – Began 10 Hour days Monday through Thursday, new truck built and getting ready for all the new equipment to be put on. Grater has been repaired, picking it up from Prestige tomorrow. Waiting for roller to be repaired.**

**APPROVAL OF BILLS**

On a motion of Mrs. Routledge and seconded by Mrs. Edwards the following resolution was ADOPTED-VOTED-RESOLVED to approve the bills on May 15<sup>th</sup>, 2025 ABSTRACT #10 in the following amounts :

GENERAL	228-251	\$26,841.75
HIGHWAY	186-203	\$28,250.57
LIV MANOR SEWER	85-95	\$6,149.63
LIV MANOR WATER	95-105	\$6,094.55
ROSCOE WATER	95-104	\$1,807.88
ROSCOE SEWER	93-99	\$1,411.57
HAZ	5	\$51.46
LML	6	\$1,653.73
RRL	5	\$987.00

In Executive session at 7:33 PM; motion made by Councilperson DeVantier and seconded by Councilperson Edwards.

Out Executive session at 7:38 PM; motion made by Councilperson Routledge and seconded by Councilperson McRell

Public Comment – Sheila Shultz – Rail Trail public comment session 5/20 ; 5pm at the Livingston Manor Fire Department.

**ADJOURNMENT** – On a motion of Mrs. Routledge and seconded by Mr. McRell and carried, the meeting was adjourned at 7:40 PM

Respectfully submitted,  
Marinella Di Vita  
Town of Rockland  
Town Clerk

