

STONY POINT TOWN BOARD MEETING – September 9, 2025

The Town Board of the Town of Stony Point convened in Regular Session on Tuesday, September 9, 2025, at 7:00pm at the Stony Point Community Center, 19 Clubhouse Lane, Stony Point, NY. Supervisor Monaghan called the meeting and stated the meeting would be open and closed in memory of Desmond “Desi” Flaherty. Desi retired from the NYPD, drove a school bus for Haverstraw Transit 50 years, and was committed to the community, coaching the Stony Point Little League for 25 years. He then led the group in the Pledge of Allegiance.

Town Clerk Megan Carey called the following roll:

PRESENT:	Mr. Michael Puccio	Councilman
	Mr. Keith Williams	Councilman
	Mr. Todd Rose	Councilman
	Mr. James Monaghan	Supervisor
	Mr. Paul Joachim	Councilman
	Mr. Brian Nugent	Esquire

SUPERVISOR’S REPORT

Supervisor Monaghan reported as follows:

- This September 11th celebrates the 24th anniversary of the attacks on this country. The Town will hold a candle light service, 7pm at Town Hall.
- On September 27th at 10am and 2pm there will be tours of Letchworth Village hosted by the Letchworth Village Preservation Project. Meet at Kirkbride Hall.

POLICE DEPARTMENT REPORT/BUSINESS

Chief Becker read the following report:

Police Department Report for the Month of August 2025.

Number of calls for service:	1148
Number of reported accidents:	29
Number of arrests:	30
(6) Felonies (19) Misdemeanors (5) Violations (6) Warrants	
Fuel Usage :	1633.0 gallons
Sum Total of all traffic enforcement action:	135
Number of Youth Officer sponsored events:	2
Number of commercial vehicle enforcement details:	0
Number of traffic/special enforcement details:	3
Number of training hours:	112 hrs
Total fees collected:	\$45.00
(Foil \$0.00, Prints \$20.00, and Reports \$25.00)	

Youth events: 9/7 Ronald McDonald house visit at Krucker’s, 8/19 PAL meeting and numerous visits to area day camps “Operation Safe Camp”

Upcoming Youth Events: Fall 2025 NRYPA recruitment, Fall Festival prep.

Chief Becker’s Time Record

A motion was made by Supervisor Monaghan, seconded by Councilman Joachim and unanimously carried by a voice vote of all board members present to approve Chief Becker’s time record for the month of August 2025 as presented.

Overtime and Sick Leave Reports

A motion was made by Supervisor Monaghan, seconded by Councilman Williams and unanimously carried by a voice vote of those board members present to approve the overtime and sick leave reports as presented for the month of August 2025.

Golf Course Report

The following report was presented for August 2025:

- | | | |
|---------------|----|------------|
| • Green Fees | \$ | 473,299.00 |
| • Merchandise | \$ | 19,814.72 |

• Range Fees	\$	23,129.00
• Club Rental	\$	2,100.00
• Total	\$	518,342.72

PURCHASE ORDER REQUEST

A motion was made by Councilman Puccio, seconded by Councilman Joachim and unanimously carried by a voice vote of those board members present to approve the following purchase orders:

Buildings & Grounds:

PO#3823	Pomona Power Equipment	\$4,711.96
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Highway Department:

PO#3838	HO Penn Machinery Co, Inc.	\$10,822.10
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Police Dept:

PO#3830	ElanCity	\$3,900.00
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AUDIT OF BILLS

Megan Carey, Town Clerk, presented the following bills to the Town Board for audit and a motion was made by Councilman Puccio, seconded by Councilman Joachim and unanimously carried by a voice vote of those board members present to approve the bills as presented for payment:

Contractual – August 26, 2025

<u>FUND</u>	<u>CLAIM #</u>	<u>FUND TOTAL</u>
<u>General</u>	1042-1098	\$144,492.93
<u>Highway</u>	350-363	\$10,124.08
<u>Sewer</u>	466-476	\$18,205.32
<u>Special Districts</u>		
Ambulance	27	\$981.57
Enterprise	312-328	\$11,351.01
Solid Waste	25	\$7,285.41
Streetlight	21	\$21,190.

General – September 12, 2025

<u>FUND</u>	<u>CLAIM #</u>	<u>FUND TOTAL</u>
<u>General</u>	1099-1166	\$386,313.59
<u>Highway</u>	364-390	\$73,785.42
<u>Sewer</u>	477-500	\$127,808.37
<u>Special Districts</u>		
Ambulance	28-29	\$43,809.02
Enterprise	329-355	\$59,866.27
Solid Waste	26-27	\$4,72.35
Streetlight	22	\$23,736.17

MINUTES

A motion was made by Supervisor Monaghan, seconded by Councilman Joachim and unanimously carried by a voice vote of those board members present to approve the minutes of August 12, 2025.

DEPARTMENTAL REPORTS

Megan Carey, Town Clerk offered the following reports for the record:

Architectural Review Board

From: 8/01/2025	To: 8/31/2025
Applications Received	2
Applications Approved	2
Applications Pending	0

Fees Collected \$200.00

Building & Zoning Department

August 2025

Applications Received	33
Applications Returned/Withdrawn	0
Applications Denied	1
Building & Blasting Permits Issued	24
Applications Pending	8
Certificate of Occupancy	2
Certificate of Compliance	28
Fees Collected	\$19,200.00

Planning Board

From: 8/01/2025 To: 8/31/2025

Applications Received	0
Applications Approved	0
Applications Pending	
Amended Subdivision	0
Informal Discussion	1
Lot Line Change	1
Site Plan	3
Subdivision	2
Fees Collected	\$150.00

Submitted by the Planning Board Clerk

Zoning Board of Appeals

8/1/2025 to 8/31/2025

Applications Received	0
Applications Returned/Withdrawn	0
Applications Denied	0
Applications Pending	5
Applications Approved	0

Fees Collected \$0.00

Town Clerk

August 2025

Amount Paid To NYS Agriculture & Markets	
For Spay/Neuter Program	\$ 27.00
Amount Paid To NYS Health Dept. For Marriage Licenses	\$ 112.50
Amount Paid To NYS Dept. Of Environmental Conservation	\$ 2,606.74
Amount Paid To Supervisor	\$ 3,209.52
TOTAL AMOUNT REMITTED	\$ 5,955.76

CORRESPONDENCE

None

PUBLIC INPUT

None

Renew 2025-2026 Berry Burners of Nyack

A motion was made by Supervisor Monaghan, seconded by Councilman Joachim and unanimously carried by a voice vote of those board members present to authorize the Supervisor to enter into contract with Berry Burners for the 2025-2026 Heating Equipment Service Contract for four buildings: Kirkbride, Justice Court, and Patriot Hills Club House Patriot Hills Golf Club Maintenance Shop and Sewer Plant at a cost of \$9,850.00.

Approve Electrical Inspector

A motion was made by Supervisor Monaghan, seconded by Councilman Williams and unanimously carried by a voice vote of those board members present to approve the request from SAS Electrical Inspection to be added to the list of approved Electrical Inspectors for the town.

Approve Employee Vacation Payout

A motion was made by Supervisor Monaghan, seconded by Councilman Williams and unanimously carried by a voice vote of those board members present to approve the payout for unused vacation days to Charles Bruntfield in the amount of \$11,618.52 as per CSEA Contract.

Surplus Parks Department Vehicle

A motion was made by Supervisor Monaghan, seconded by Councilman Joachim and unanimously carried by a voice vote of those board members present to approve the surplus of a 2010 Chevrolet Tahoe Vin#1GNUKAE0XAR210684 from the parks department.

Approve Street Name

A motion was made by Supervisor Monaghan, seconded by Councilman Joachim and unanimously carried by a voice vote of those board members present to approve the street name change of Burghardt Drive to Vargas Circle in the Oak Ridge Park Subdivision.

Approve Bond Resolution – Golf Course Improvements

A motion was made by Supervisor Monaghan, seconded by Councilman Joachim and unanimously carried by a voice vote of those board members present to approve the following bond resolution No. 10 of 2025:

BOND RESOLUTION OF THE TOWN BOARD OF THE TOWN OF STONY POINT, ROCKLAND COUNTY, NEW YORK, AUTHORIZING CERTAIN IMPROVEMENTS TO THE TOWN'S MUNICIPAL GOLF COURSE; STATING THE MAXIMUM ESTIMATED COST THEREOF IS \$1,800,000; APPROPRIATING SAID AMOUNT THEREFOR; AND AUTHORIZING THE ISSUANCE OF UP TO \$1,800,000 IN SERIAL BONDS OF THE TOWN TO FINANCE SAID APPROPRIATION

WHEREAS, the Town Board (the "Town Board") the Town of Stony Point, Rockland County, New York (the "Town") proposes to authorize the issuance of \$1,800,000 in serial bonds of the Town to finance the construction and reconstruction of certain improvements to the Town's Municipal Golf Course (the "Project"), at an estimated maximum cost of \$1,800,000; and

WHEREAS, the Town Board now wishes to appropriate funds for the Project and to authorize the issuance of the Town's serial bonds and bond anticipation notes to be issued to finance the Project.

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Stony Point, Rockland County, New York (by the favorable vote of not less than two-thirds of all the members of such body), as follows:

SECTION 1. The Town is hereby authorized to undertake the construction and reconstruction of certain improvements to the Town's Municipal Golf Course. It is hereby determined that the maximum estimated cost of the aforementioned class of object or purpose is \$1,800,000, said amount is hereby appropriated therefor and the plan for the financing thereof shall consist of (i) the issuance of the \$1,800,000 in serial bonds of the Town authorized to be issued pursuant to this resolution or bond anticipation notes issued in anticipation of such bonds and (ii) unless paid from other sources, the levy and collection of taxes on all taxable real property of the Town to pay the principal of such bonds or notes and the interest thereon as the same become due and payable.

SECTION 2. Serial bonds of the Town in the principal amount of \$1,800,000 are hereby authorized to be issued pursuant to provisions of Local Finance Law, constituting Chapter 33-a of the Consolidated Laws of the State of New York (the "Law") to finance the estimated cost of the Project.

SECTION 3. It is hereby determined that the period of probable usefulness of the aforementioned class of object or purpose is fifteen (15) years, pursuant to subdivision 54. of paragraph a. of Section 11.00 of the Law.

SECTION 4. The final maturity of the bonds herein authorized to be issued shall be in excess of five (5) years measured from the date of issuance of the first serial bond or bond anticipation note issued pursuant to this resolution.

SECTION 5. The temporary use of available funds of the Town, not immediately required for the purpose or purposes for which the same were borrowed, raised or otherwise created, is hereby authorized pursuant to Section 165.10 of the Law, for the capital purposes described in this resolution. The Town shall reimburse such expenditures with the proceeds of the bonds or bond anticipation notes authorized by this resolution. This resolution shall constitute a declaration of official intent to reimburse the expenditures authorized herein with the proceeds of the bonds and bond anticipation notes authorized herein, as required by United States Treasury Regulations Section 1.150-2.

SECTION 6. Each of the serial bonds authorized by this resolution and any bond anticipation notes issued in anticipation of said bonds shall contain the recital of validity prescribed by Section 52.00 of the Law and said serial bonds and any bond anticipation notes issued in anticipation of said bonds shall be general obligations of the Town, payable as to both principal and interest by a general tax upon all the real property within the Town subject to applicable statutory limits, if any. The faith and credit of the Town are hereby irrevocably pledged to the punctual payment of the principal and interest on said serial bonds and bond anticipation notes and provisions shall be made annually in the budget of the Town by appropriation for (a) the amortization and redemption of the bonds and bond anticipation notes to mature in such year and (b) the payment of interest to be due and payable in such year.

SECTION 7. Subject to the provisions of this resolution and of the Law, pursuant to the provisions of Section 30.00 relative to the authorization of the issuance of serial bonds and bond anticipation notes or the renewals of said obligations and of Sections 21.00, 50.00, 54.90, 56.00 through 60.00, 62.10 and 63.00 of the Law, the powers and duties of the Town Board relative to authorizing serial bonds and bond anticipation notes and prescribing terms, form and contents as to the sale and issuance of bonds herein authorized, including without limitation the determination of whether to issue bonds having substantially level or declining debt service and all matters related thereto, and of any bond anticipation notes issued in anticipation of said bonds, and the renewals of said bond anticipation notes, are hereby delegated to the Town Supervisor, as the chief fiscal officer of the Town (the "Town Supervisor"). Such notes shall be of such terms, form and contents as may be prescribed by said Town Supervisor consistent with the provisions of Local Finance Law. Further, pursuant to paragraph b. of Section 11.00 of the Law, in the event that bonds to be issued for the class of object or purpose authorized by this resolution are combined for sale, pursuant to paragraph c. of Section 57.00 of the Law, with bonds to be issued for one or more object or purpose authorized by other resolutions of the Town Board, then the power of the Town Board to determine the "weighted average period of probable usefulness" (within the meaning of paragraph a. of Section 11.00 of the Law) for such combined objects or purposes is hereby delegated to the Town Supervisor, as the chief fiscal officer of the Town.

SECTION 8. The Town Supervisor is hereby further authorized to take such actions and execute such documents as may be necessary to ensure the continued status of the interest on the bonds authorized by this resolution and any notes issued in anticipation thereof, as excludable from gross income for federal income tax purposes pursuant to Section 103 of the Internal Revenue Code of 1986, as amended (the "Code") and to designate the bonds authorized by this resolution and any notes issued in anticipation thereof, if applicable, as "qualified tax-exempt bonds" in accordance with Section 265(b)(3)(B)(i) of the Code.

SECTION 9. The Town Supervisor is further authorized to enter into a continuing disclosure undertaking with or for the benefit of the initial purchasers of the bonds or notes

authorized by this resolution in compliance with the provisions of Rule 15c2-12, promulgated by the Securities and Exchange Commission pursuant to the Securities Exchange Act of 1934.

SECTION 10. The Town Board hereby determines that the actions authorized by this resolution and the adoption hereof collectively constitute a “Type II” action within the meaning of the State Environmental Quality Review Act and the regulations of the New York State Department of Environmental Conservation thereunder (collectively, “SEQRA”) and that no further action under SEQRA need be taken by the Town Board as a condition precedent to the adoption of this resolution.

SECTION 11. The intent of this resolution is to give the Town Supervisor sufficient authority to execute those applications, agreements and instruments, or to do any similar acts necessary to affect the issuance of the aforesaid serial bonds or bond anticipation notes without resorting to further action of the Town Board.

SECTION 12. Pursuant to subdivision b. of Section 35.00 of the Law, this resolution is subject to a permissive referendum in the manner prescribed by Article 7 of the Town Law of the State of New York (the “Town Law”). The Town Clerk is hereby authorized and directed, within ten (10) days after the date of adoption of this resolution, to publish and post a notice satisfying the requirements of Section 90 of the Town Law, which shall set forth the date of adoption of this resolution, shall contain an abstract hereof, and shall specify that this resolution was adopted subject to a permissive referendum. Such notice shall be published in the official newspaper of the Town for such purpose.

SECTION 13. This resolution shall take effect thirty (30) days after the date of its adoption or, if within such thirty (30) day period there is filed with the Town Clerk a petition subscribed and acknowledged by the number of qualified electors of the Town required by Section 91 of the Town Law and in the manner specified in such Section, until approved by the affirmative vote of a majority of such qualified electors voting on a proposition for its approval.

SECTION 14. The validity of the bonds authorized by this resolution and of any bond anticipation notes issued in anticipation of said bonds may be contested only if:

(a) such obligations are authorized for an object or purpose for which the Town is not authorized to expend money; or

(b) the provisions of law which should be complied with at the date of the publication of such resolution are not substantially complied with,

and an action, suit or proceeding contesting such validity is commenced within twenty (20) days after the date of such publication; or

(c) such obligations are authorized in violation of the provisions of the constitution.

SECTION 15. Upon this resolution becoming effective, the Town Clerk is hereby authorized and directed to cause a copy of this resolution, or a summary thereof, to be published, together with a notice attached in substantially the form as prescribed in Section 81.00 of the Law, in the official newspaper(s) of the Town for such purpose, together with a notice of the Town Clerk substantially the form provided in Section 81.00 of the Law.

Approve Resolution for Funding for Headworks Project at WWTP

A motion was made by Supervisor Monaghan, seconded by Councilman Puccio and unanimously carried by a voice vote of those board members present to approve the following Resolution:

RESOLUTION NO 11 OF 2025

RESOLUTION AUTHORIZING THE TOWN OF STONY POINT TO FUND THE
HEADWORKS PROJECT PURSUANT TO THE REQUIREMENTS OF AN
AGREEMENT WITH THE NYS ENVIRONMENTAL FACILITIES CORPORATION

TOWN OF STONY POINT TOWN BOARD

WHEREAS, the Town of Stony Point will have submitted a Water Infrastructure Improvement Act (WIIA) funding application on or before September 12, 2025 requesting grant funding in the amount of \$890,000.00 for the construction of a new headworks system at the Town of Stony Point Wastewater Treatment Plant; and

WHEREAS, it is desirable and in the public interest that the Town of Stony Point participate in the aforesaid WIIA funding program; and

WHEREAS, the WIIA program funds 25% of net eligible project costs for clean water projects such as the installation of a new headworks; and

WHEREAS, the WIIA program requires that the Town develop a Plan of Finance appropriating funding for the remaining 75% of the net eligible project costs, less any third party grants awarded for the project; and

WHEREAS, the Town Supervisor is the Chief Fiscal Officer for the Town of Stony Point and has the authority to make expenditures on behalf of the Town;

NOW, THEREFORE, BE IT:

RESOLVED that the Town of Stony Point authorizes and appropriates a minimum 75% of the project costs for the installation of a new headworks at the Town of Stony Point Wastewater Treatment Plant. The source of these funds shall be the Town Sewer District Fund and/or bonds should additional financing be necessary. The maximum local contribution shall not exceed \$2,670,000.00 based upon a total estimated maximum project cost of \$3,560,000.00.

Approve Hires for Patriot Hills Golf Club Operations

A motion was made by Supervisor Monaghan, seconded by Councilman Rose and unanimously carried by a voice vote of those board members present to approve the following hires for Patriot Hills Golf Club Operations:

Bag Drop/Pro Shop-\$15.50/hr

Ava Jacobs
Hannah Morello

Carts/Range-\$15.50/hr

Harry Floersheim
Nicholas Bateman

Approve Hires for Patriot Hills Golf Club Maintenance

A motion was made by Supervisor Monaghan, seconded by Councilman Puccio and unanimously carried by a voice vote of those board members present to approve the hire of Andeny Matos for Patriot Hills Golf Club Maintenance at a rate of pay of \$16/hr.

Set Public Hearing for Sewer Extension-160 West Main Street

A motion was made by Supervisor Monaghan, seconded by Councilman Puccio and unanimously carried by a voice vote of those board members present to set a public hearing for a sewer extension at 160 West Main Street on October 14th at the Stony Point Senior and Community Center 19 Clubhouse Lane at 7PM.

Accept Award from Governor’s Traffic Safety Committee

A motion was made by Supervisor Monaghan, seconded by Councilman Puccio and unanimously carried by a voice vote of those board members present to accept the award from the Governor’s Safety Committee to the Stony Point Police Department in the below amount:

Category	Award Amount
Seat Belt Mobilization Enforcement	\$3,861
Regular PTS Enforcement	\$6,435

Other Than Personal Services	\$0
Grand Total	\$10,296

EXECUTIVE SESSION

At 7:21pm a motion was made by Supervisor Monaghan, seconded by Councilman Joachim and unanimously carried by a voice vote of those board members present to recess into Executive Session to discuss financials with a corporation interested in doing business with the Town.

ADJOURN

At 8:15pm a motion was made by Supervisor Monaghan, seconded by Councilman Williams and unanimously carried by a voice vote of those board member present to close the September 9, 2025 Town Board Meeting in memory of Desi Flaherty. No further votes were taken.

Respectfully submitted.
Megan Carey, Town Clerk