

**MICHAEL S. CAZZARI**  
Town Supervisor

**ROBERT F. SCHANIL, JR.**  
Town Councilman  
Deputy Supervisor

**STEPHEN J. BARANOWSKI**  
Town Councilman  
**FRANK D. LOMBARDI**  
Town Councilman  
**SUZANNE MC DONOUGH**  
Town Councilwoman

• **TOWN OF CARMEL**  
TOWN HALL



60 McAlpin Avenue  
Mahopac, New York 10541  
Tel. (845) 628-1500 • Fax (845) 628-6836  
www.ci.carmel.ny.us

**ANN SPOFFORD**  
Town Clerk

**KATHLEEN KRAUS**  
Receiver of Taxes

**MICHAEL SIMONE**  
Superintendent of Highways  
Tel. (845) 628-7474

**TOWN BOARD WORK SESSION**  
Wednesday, January 11, 2023 7:00pm

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**PLEDGE OF ALLEGIANCE - MOMENT OF SILENCE**

- **Roll Call Attendance**
- **Public Comments on Town Related Business (Five (5) Minutes Maximum for Town Residents, Property Owners & Business Owners Only)**

**PH#1 PUBLIC HEARING:** On a Proposed Local Law Proposing Amendments to Chapter 137 of the Town Code of the Town of Carmel, entitled, "Taxation"

**Consider Motion to Close Public Hearing**

1. Consider Resolution Making SEQR Determination in Regard to the Proposed Local Law # \_\_\_\_ of the Year 2023 Amending Chapter 137 of the Town Code of the Town of Carmel

**Consider Motion to Enact Law**

2. Res: Scheduling Public Hearing on Fire Protection Contracts and Ambulance District Contracts for the Year 2023 (February 1, 2023)
  - **Motion to Adjourn**
  - **Motion to Open Town Board Work Session**

**Town Board Work Session:**

- **Review of Town Board Minutes December 7, and 14, 2022**

1. Michael Simone, Highway Superintendent – Consider Request to Authorize Advertise for Bids for Spring Materials and Supplies
2. James Gilchrist, Director of Recreation & Parks – Consider Request to Accept Donation of Picnic Table in Memory of John David Barker, Jr., to be located near the Sycamore Park Ballfields
3. Richard Franzetti, PE, Town Engineer – Consider Request to Attend New York Water Environment Association (NYWEA) Conference – February 6-8, 2023, Marriott Marquis (\$606)
4. Richard Franzetti, PE, Town Engineer – Consider Request to Acknowledge Emergency Repairs, CSD#1 and CWD#2
5. Richard Franzetti, PE, Town Engineer – Consider Request to Amend User Fee Schedule – Lake Casse Club House Rental Fee
6. Consider Request to Waive Notice Requirement in Section 64 of the New York State ABC Law with Respect to a Liquor License for Prato Restaurant and Pizzeria, Inc., D/B/A Prato Trattoria
7. Mahopac Volunteer Fire Department – Consider Acknowledging Deletions/Additions to the Active List

- **Town Board Comments**
- **Motion to Move into Executive Session**

**Executive Session:**

1. Police Chief Anthony Hoffmann- Mutual Aid Plan
  2. Councilwoman Suzi McDonough - Personnel
- **Motion to Adjourn Meeting**

**IMPORTANT**  
**PLEASE NOTE THAT THE VERSION OF THIS LEGAL NOTICE**  
**THAT APPEARS IN THE**  
**JANUARY 4, 2023 EDITION OF THE PUTNAM COUNTY PRESS**  
**IS INCOMPLETE**  
**COMPLETE LEGAL NOTICE BELOW**

**NOTICE OF PUBLIC HEARING**

NOTICE IS HEREBY GIVEN, that the Town Board of the Town of Carmel will conduct a Public Hearing at the Town Hall, 60 McAlpin Avenue, Mahopac, New York 10541 on Wednesday, January 11, 2023 at 7:00 p.m. or as soon thereafter that evening as possible on a proposed Local Law which is proposing amendments to Chapter 137 of the Code of the Town of Carmel, entitled "Taxation", as follows:

PROPOSED LOCAL LAW #\_\_\_ OF THE YEAR 2023

**BE IT ENACTED by the Town Board of the Town of Carmel, County of Putnam, State of New York as follows:**

**SECTION 1: PURPOSE**

The purpose of this local law is to amend the Town Code to increase the income threshold for the Senior Citizen Property Tax Exemption and the Disabled Person Property Tax Exemption under Chapter 137 of the Carmel Town Code.

**SECTION 2: AUTHORITY**

This chapter is adopted pursuant to the authority, of Article 2, § 10 of the New York State Municipal Home Rule Law.

**SECTION 3: AMENDMENT OF CHAPTER 137, ARTICLE I "SENIOR CITIZENS EXEMPTION"**

§137-2 of The Town Code of the Town of Carmel is hereby amended and shall read as follows:

**§ 137-2 Grant of Exemption; Conditions.**

A. Real property owned by one or more persons, each of whom is 65 years of age or over, or real property owned by husband and wife or by siblings, one of whom is 65 years of age or over, or real property owned by one or more persons, some of whom qualify under § 467 of the Real Property Tax Law and § 459-c of the Real Property Tax Law, shall be exempt from taxation by the Town of Carmel in regard to property located in the Town of Carmel up to a maximum of 50% of the assessed valuation in accordance with the schedule listed below and subject to the conditions herein contained in Subsections B through D:

1. For the Roll Year 2023:

<b>Annual income</b>	<b>Percentage of Assessed Value Exempt from Taxation</b>
\$40,000 and less	50%
\$40,000 but less than \$41,000	45%
\$41,000 but less than \$42,000	40%
\$42,000 but less than \$43,000	35%
\$43,000 but less than \$43,900	30%
\$43,900 but less than \$44,800	25%
\$44,800 but less than \$45,700	20%
\$45,700 but less than \$46,600	15%
\$46,600 but less than \$47,500	10%
\$47,500 but less than \$48,400	5%

2. For the Roll Year 2024:

<b>Annual income</b>	<b>Percentage of Assessed Value Exempt from Taxation</b>
\$45,000 and less	50%
\$45,000 but less than \$46,000	45%
\$46,000 but less than \$47,000	40%
\$47,000 but less than \$48,000	35%
\$48,000 but less than \$48,900	30%
\$48,900 but less than \$49,800	25%
\$49,800 but less than \$50,700	20%
\$50,700 but less than \$51,600	15%
\$51,600 but less than \$52,500	10%
\$52,500 but less than \$53,400	5%

3. For the Roll Year 2025:

<b>Annual income</b>	<b>Percentage of Assessed Value Exempt from Taxation</b>
50,000 and less	50%
\$50,000 but less than \$51,000	45%
\$51,000 but less than \$52,000	40%
\$52,000 but less than \$53,000	35%
\$53,000 but less than \$53,900	30%
\$53,900 but less than \$54,800	25%
\$54,800 but less than \$55,700	20%
\$55,700 but less than \$56,600	15%
\$56,600 but less than \$57,500	10%
\$57,500 but less than \$58,400	5%

**SECTION 4: AMENDMENT OF CHAPTER 137, ARTICLE V “EXEMPTION FOR PERSONS WITH DISABILITIES AND LIMITED INCOMES”**

§137-13 of The Town Code of the Town of Carmel is hereby amended and shall read as follows:

**§ 137-13 Maximum Income Eligibility Level.**

A. Pursuant to Real Property Tax Law § 459-c, real property owned by one or more persons with disabilities or real property owned by a husband, wife or both or by siblings, at least one of whom has a disability and whose income, as hereinafter defined, is limited by reason of such disability, shall be exempt from taxation by the Town of Carmel in regard to property located in the Town of Carmel up to a maximum of 50% of the assessed valuation pursuant to the following schedule:

1. For the Roll Year 2023:

<b>Annual income</b>	<b>Percentage of Assessed Value Exempt from Taxation</b>
\$40,000 and less	50%
\$40,000 but less than \$41,000	45%
\$41,000 but less than \$42,000	40%
\$42,000 but less than \$43,000	35%
\$43,000 but less than \$43,900	30%
\$43,900 but less than \$44,800	25%
\$44,800 but less than \$45,700	20%
\$45,700 but less than \$46,600	15%
\$46,600 but less than \$47,500	10%
\$47,500 but less than \$48,400	5%

2. For the Roll Year 2024:

<b>Annual income</b>	<b>Percentage of Assessed Value Exempt from Taxation</b>
\$45,000 and less	50%
\$45,000 but less than \$46,000	45%
\$46,000 but less than \$47,000	40%

\$47,000 but less than \$48,000	35%
\$48,000 but less than \$48,900	30%
\$48,900 but less than \$49,800	25%
\$49,800 but less than \$50,700	20%
\$50,700 but less than \$51,600	15%
\$51,600 but less than \$52,500	10%
\$52,500 but less than \$53,400	5%

3. For the Roll Year 2025:

<b>Annual income</b>	<b>Percentage of Assessed Value Exempt from Taxation</b>
50,000 and less	50%
\$50,000 but less than \$51,000	45%
\$51,000 but less than \$52,000	40%
\$52,000 but less than \$53,000	35%
\$53,000 but less than \$53,900	30%
\$53,900 but less than \$54,800	25%
\$54,800 but less than \$55,700	20%
\$55,700 but less than \$56,600	15%
\$56,600 but less than \$57,500	10%
\$57,500 but less than \$58,400	5%

**SECTION 5 – HOME RULE**

Nothing in this Local Law is intended, or shall be construed to limit the home rule authority of the Town under State Law to limit the Town’s discretion in setting fees and charges in connection with any applications requiring Town approval.

**SECTION 6 – SEVERABILITY**

If any part or provision of this Local Law or the application thereof to any person or circumstance be adjudged invalid by any court of competent jurisdiction, such judgment shall be confined in its operation to the part or provision or application directly involved

in the controversy in which judgment shall have been rendered and shall not affect or impair the validity of the remainder of this Local Law or the application thereof to other persons or circumstances, and the Town Board of the Town of Carmel hereby declares that it would have passed this Local Law or the remainder thereof had such invalid application or invalid provision been apparent.

**SECTION 7 – EFFECTIVE DATE**

This Local Law shall take effect immediately upon filing in the office of the Secretary of State in accordance with Section 27 of the Municipal Home Rule Law.

At said Public Hearing, all interested persons shall be heard on the subject thereof. The Town Board will make every effort to assure that the Public Hearing is accessible to persons with disabilities. Anyone requiring special assistance and/or reasonable accommodations should contact the Town Clerk.

By Order of the Town Board  
of the Town of Carmel  
Alice Daly, Deputy Town Clerk

# RESOLUTION #1

## RESOLUTION MAKING SEQR DETERMINATION IN REGARD TO THE PROPOSED LOCAL LAW # OF THE YEAR 2023 AMENDING CHAPTER 137 OF THE TOWN CODE OF THE TOWN OF CARMEL

RESOLVED that the Town Board of the Town of Carmel hereby determines that, the Local Law # Amending Chapter 137 of the Town Code of the Town of Carmel, Entitled, "Taxation" is a Type II action under SEQR, NYCRR Section 617.5(c) (27) and no further review is necessary.

### Resolution

Offered by: \_\_\_\_\_

Seconded by: \_\_\_\_\_

<u>Roll Call Vote</u>	<u>YES</u>	<u>NO</u>
Stephen Baranowski	___	___
Frank Lombardi	___	___
Suzanne McDonough	___	___
Robert Schanil	___	___
Michael Cazzari	___	___

## RESOLUTION #2

### RESOLUTION AUTHORIZING THE SCHEDULING OF PUBLIC HEARING

RESOLVED, that the Town Board of the Town of Carmel hereby authorizes the scheduling of a Public Hearing on the Fire Protection Contracts and the Ambulance District Contracts for the year 2023, to be held on the 1<sup>st</sup> day of February 2023 at Carmel Town Hall, 60 McAlpin Avenue, Mahopac, NY at 7:00 p.m. or soon thereafter that evening as possible; said contracts to be advertised and posted as follows:

Contractor	Services	Not to Exceed
Mahopac Falls Volunteer Fire Department, Inc.	Fire Protection-Fire Protection Dist. #1	\$ 888,800.00
Mahopac Volunteer Fire Department, Inc.	Fire Protection-Fire Protection Dist. #2	\$ 1,600,000.00
Carmel Fire District & Carmel Fire Department, Inc.	Fire Protection-Fire Protection Dist. #3	\$ 906,000.00
Carmel Volunteer Ambulance Corps	Ambulance Service Carmel Ambulance District #1	\$ 480,000.00
North Salem Volunteer Ambulance Corps	Ambulance Services Carmel Ambulance District #1	\$ 13,500.00

BE IT FURTHER RESOLVED, that the Town Clerk is hereby authorized to publish a notice of the Public Hearing in the official newspapers of the Town and to post a notice of said hearing on the bulletin board of the Town, said notices to be published and posted a minimum of ten days prior to the Public Hearing.

Resolution

Offered by: \_\_\_\_\_

Seconded by: \_\_\_\_\_

<u>Roll Call Vote</u>	<u>YES</u>	<u>NO</u>
Stephen Baranowski	___	___
Frank Lombardi	___	___
Suzanne McDonough	___	___
Robert Schanil	___	___
Michael Cazzari	___	___

## TOWN OF CARMEL HIGHWAY DEPARTMENT

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Carmel Highway Department  
55 McAlpin Avenue  
Mahopac, NY 10541

**MICHAEL SIMONE**  
**Superintendent of Highways**

845.628.7474  
FAX 845.628.1471

MSimone@bestweb.net

### MEMORANDUM

**TO:** Town Board  
**FROM:** Michael Simone – Highway Superintendent *MS*  
**DATE:** January 4, 2023  
**RE:** 2023 Spring Bids

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I am requesting approval to put the following items out to spring bid:

- Bituminous Concrete
- Catch Basins & Sumps with Tops
- Crushed Gravel
- Drainage Pipe – Aluminum Culvert Pipe
- Polyethylene Pipe
- Steel Culvert Pipe
- Granular Base (Item 4)
- Road Oil, Cut Backs, etc.
- Run of Bank Gravel
- Tree Trimming/Felling

MS/Sen

cc Town Attorney  
Ann Spofford – Town Clerk



TOWN OF CARMEL RECREATION & PARKS DEPARTMENT  
SYCAMORE PARK, 790 LONG POND ROAD  
MAHOPAC, NEW YORK 10541

JAMES R. GILCHRIST, CPRP, DIRECTOR

TELEPHONE: (845) 628-7888 FAX: (845) 628-2820

EMAIL: [carmelrecreation@ci.carmel.ny.us](mailto:carmelrecreation@ci.carmel.ny.us)

WEB: <http://www.carmelny.org>

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**WS1-11-2023 Agenda Item #2**

DATE: January 6, 2023

TO: Carmel Town Board  
Carmel Town Hall

FROM: James R. Gilchrist, CPRP  
Director, Recreation and Parks

SUBJECT: Memorial Picnic Table at Sycamore Park Ballfield for John Barker Jr.

Kelly Ann Barker is requesting permission to donate a picnic table to Sycamore Park in memory of her brother who passed unexpectedly in April 2021. The table will have a small memorial plaque mounted in the center, and will be located at the ballfield. I have attached her proposal for your review.

Please add this to the next Town Board meeting agenda and contact me with any questions.

/nls  
Attachment

January 4, 2023

Dear Department of Recreation and Parks Advisory Committee Members,

I am writing to seek your acceptance for the placement of a memorial picnic table by the ballfield at Sycamore Park. My brother, John David Barker Jr. passed away unexpectedly in April 2021 at the age of 33. As a kid, he was a member of the Mahopac Travel Baseball team (I still have my "My brother hit a homerun in Cooperstown" t-shirt), and as an adult an avid softball player with his team The Sandlot Crew. The ballfield at Sycamore Park holds special significance for him and for our family, and I would love the opportunity to honor his memory and dedication to the sport through a donation to Sycamore Park. After speaking with Mr. Gilchrist about what may be beneficial for the park, I think a picnic table by the ballfield will both honor his memory, and provide a space for kids to gather with teammates and friends. Following Mr. Gilchrist's recommendation of vendors, I would be looking to place the following picnic table in the park, purchased through Premier Polysteel:



The picnic table has a tabletop dimension of 48 in x 48 in. The seat dimensions are 10 inches wide x 40 inches long. The entire picnic table has a 77-inch x 77-inch overall footprint. Seating capacity is 8 people. There would also be a small memorial plaque in the center, as you can see in the picture.

Here is a link to the specific table if you would like more information:

<https://premierpolysteel.com/product/square-memorial-picnic-table-expanded-metal-free-standing/>

Thank you for taking the time to consider my proposal of a memorial table being placed by the Sycamore Park ballfield in honor of my brother John. I would be happy to talk further or answer any questions. I can be reached at [REDACTED]

All the best,  
Kelly Ann Barker

Richard J. Franzetti, P.E.  
Town Engineer



(845) 628-1500  
(845) 628-2087  
Fax (845) 628-7085

**Office of the Town Engineer**  
60 McAlpin Avenue  
Mahopac, New York 10541

## MEMORANDUM

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**To:** Carmel Town Board

**From:** Richard J. Franzetti P.E. Town Engineer 

**Date:** December 22, 2022

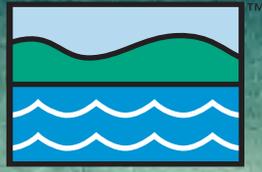
**Re:** Request to attend Conference

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The New York Water Environment Association (NYWEA) conference is at the New York City Marriott Marquis, and runs from Monday February 6 to Wednesday February 8, 2023. The cost for the entire week is \$606.00 a for a single day it is \$368.00. (Costs will increase after January 17, 2023). See the attached conference program.

In review of the attached conference brochure there are multiple sessions over the course of the conference that would be beneficial to attend and recommend the Board consider approving attendance for the entire conference.

There are sufficient funds in the Engineering Departments budget to cover the associated costs (i.e., travel, lunch, entrance fee) for this conference.



**NYWEA**

**New York's Largest Water Quality Technical Conference & Exhibition!**

# 95th Annual Meeting

NYC Marriott Marquis, February 6-8, 2023



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 **wef**  
member association

**WATER'S  
WORTH IT**

# 1/11/2023 Work Session Agenda Item #4

Richard J. Franzetti, P.E.  
Town Engineer



(845) 628-1500  
(845) 628-2087  
Fax (845) 628-7085

**Office of the Town Engineer**  
60 McAlpin Avenue  
Mahopac, New York 10541

## MEMORANDUM

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**To:** Carmel Town Board

**From:** Richard J. Franzetti P.E. Town Engineer 

**Date:** January 5, 2023

**Re:** Emergency Repairs/Services

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This memorandum is being presented to the Town Board to advise the Board of emergency invoices that were submitted for payment in excess of \$10,000.00 for services rendered. The following provides a brief a summary of the work that was performed.

- Carmel Sewer District 1

On December 15, 2022, A resident reported leaking sewage at 597 US 6. Upon excavation and inspection, it was found that the sewer line was compromised. Attached is the invoice from Ed Kuck excavating in the amount of \$12,751.27 to make this repair the sewer line.

- Carmel Water District 2

On November 29, 2022, Inframark, the operators of CWD 2, reported a water line leaking at 11 Old Rt 6. Attached is the invoice from Ed Kuck excavating in the amount of \$10,555.53 to make this repair.

We request that this memorandum be put into the agenda as a matter of record.

**Ed Kuck Excavating Inc**

20 Day Road  
Carmel, NY 10512

CWD 2

INV #

TOC 133-2022

REQ #

Vendor 0670

Tax ID - 133851002

Attention: ROB VARA, ENGINEERING  
TOWN OF CARMEL

**EMERGENCY 6" STEEL MAIN CRACKED**

Respond as per INFRAMARK

Job Location: DAY ROAD &amp; 11 OLD ROUTE 6

Work Completed; 11/29/2022

Start time:

End Time: 9 HRS PWOT

**Job Description:**

**WATER LINE LEAKING IN ROAD, SAWV CUT DUG UP AND EXPOSED 6"STEEL , FOUND CONCRETE ELECTRICAL ON MAIN WHICH DETERMINED CAUSED CRACKED MAIN. CUT OUT 8' SECTION OF MAIN, INSTALLED NEW SECTION OF DUCTILE IRON & HYMAX'S, SECURE WATER MAIN WITH GRAVEL, BACKFILLED WITH ITEM 4 AND COMPACT NEEDS BLACKTOP RESTORATION**

Materials / Equipment/ Labor	Total Hrs,yds,qty	Price per yd, qty, day	Total
Track Hoe MR55	9	\$95.00 per hour	855.00
PC-120		\$175.00 PER HR	
Dump Truck	9	\$100.00 per hour	900.00
Support Vehicle	Day rate	\$155.00 PER DAY	155.00
LARGE MOLE		\$1,475.00 PER DAY	
AIR COMPRESSOR		\$275.00 DAY RATE	
Chop Saw	Day rate	\$ 70.00	70.00
Jumping Jack	Day rate	\$70.00	70.00
Plate tamper	Day rate	\$70.00	
Mud Sucker	Day rate	\$70.00	70.00
Locater	Day rate	\$70.00	
TRASH PUMP & HOSE	DAY RATE PER UNIT	\$225.00 PER PUMP	
Machine Hammer	Day rate	\$250.00	250.00
Powered drill/hammer	Day rate	\$70.00	
MACHINE OPERATOR OT	9 HRS X 1 MAN	\$276.27 PER HR	2486.43
Machine operator	HRS X 1 MAN	\$184.18 PER HR	
Laborers	HRS X 2 MEN	\$159.30	
LABORER OT	9 HRS X 2 MEN	\$238.95 PER HR	4301.10
Item 4	24 YARDS	\$52.00 per yard	1248.00
Seed		\$150.00 bag	
Top soil		\$50.00	
Blacktop		\$151.00 per ton	
SHORING BOX		\$500.00	
HAY		\$19.00 bag	
GRAVEL	3 YARDS	\$50.00/YARD	150.00
LIGHT TOWER	275.00 DAY RATE		
SKYLIFT	90.00 PER HR		
Total			10,555.53

~~Ronald Swartz~~ P.E.  
Town Engineer



(845) 628-1500  
(845) 628-2087  
Fax (845) 628-7085

Office of the Town Engineer  
60 McAlpin Avenue  
Mahopac, New York 10541

### WATER MAIN BREAK/DAMAGED HYDRANT REPORT

District & Number: CWD2

Location (street address): 11 Old Route 6 (Day Rd)

Time and Date of Main Break or Hydrant Damage: 11/30/2022

Field Response:

Mandower	HRS	Equipment	HRS
<u>2 Laborers</u>	<u>18</u>	<u>MSS Excavator</u>	<u>9</u>
<u>1 Operator</u>	<u>9</u>	<u>Dump truck</u>	<u>9</u>

Water Main: Size: 6" Material: Steel Depth to Main: 5 FT

Hydrant: Manufacturer & Model: N/A

Repair Materials Utilized: (2) 6" Hummer Couplings (20 FT) 6" Ductile Iron

Cause of Main Break or Hydrant Damage: Electric conduit concrete surge stressed main. Caused radial crack

Description of Damage caused, if any:

Future Restoration Required:

Pavement:  
Lawn Area:

Sidewalk:  
 Shrubs:



Cause of Main Break or Hydrant Damage:

Date Repair Completed: 11/30/22

Prepared by: Jack Goetzman  
(Printed Name)

**Ed Kuck Excavating Inc**

20 Day Road  
Carmel, NY 10512

CSD 1  
INV #  
TOC 139-2022  
REQ #  
Vendor 0670  
Tax ID - 133851002

Attention: ROB VARA, ENGINEERING  
TOWN OF CARMEL

**EMERGENCY 6" SEWER LATERAL REPAIR**

Respond as per ENGINEERING DEPT

Job Location: 597 US 6

Work Completed; DAY 1: 12/15 /2022 DAY 2. 12/19/2022

Start time: End Time: DAY 1 ; 8 HRS PW DAY 2 8 HRS PW 1 HR PWOT

**Job Description: DAY 1: SAW CUT AND HAMMER SIDEWALK, EXPOSED SEWER LATERAL, FOUND THAT THE ORANGE BERG PIPE WAS COMPROMISED**

**DAY 2: HAMMERED MORE OF SIDEWALK , REPLACED COMPROMISED PIPE WITH SDR PIPE. INSTALLED CLEANOUT, BACKFILLED AND COMPACT WITH ITEM 4 NEEDS BLACKTOP AND SIDEWALK RESTORATION**

Materials / Equipment/ Labor	Total Hrs,yds,qty	Price per yd, qty, day	Total
Track Hoe MR55	17	\$95.00 per hour	1615.00
PC-120		\$175.00 PER HR	
Dump Truck	17	\$100.00 per hour	1700.00
Support Vehicle	Day rate 2 DAYS	\$155.00 PER DAY	310.00
Chop Saw	Day rate 2 DAYS	\$ 70.00	140.00
Jumping Jack	Day rate 1 DAY	\$70.00	70.00
Plate tamper	Day rate	\$70.00	
Mud Sucker	Day rate 2 DAYS	\$70.00	140.00
Locater	Day rate	\$70.00	
TRASH PUMP & HOSE	DAY RATE PER UNIT	\$225.00 PER PUMP	
Machine Hammer	Day rate 2 DAYS	\$250.00	500.00
Powered drill/hammer	Day rate	\$70.00	
MACHINE OPERATOR OT	1 HRS X 1 MAN	\$276.27 PER HR	276.27
Machine operator	15 HRS X 1 MAN	\$184.18 PER HR	2762.70
Laborers	7 HRS X 1 MAN DAY 1	\$159.30	1115.10
Laborers	8 HRS x 2 MEN	\$159.30	2548.80
LABORER OT	1 HR X 2 MEN	\$238.95 PER HR	477.90
Item 4	20 YARDS	\$52.00 per yard	1040.00
Seed		\$150.00 bag	
Top soil		\$50.00	
Blacktop		\$151.00 per ton	
SHORING BOX		\$500.00	
HAY		\$19.00 bag	
GRAVEL		\$50.00/YARD	
LIGHT TOWER	275.00 DAY RATE		
SKYLIFT	90.00 PER HR		
MATERIALS		6 BAGS CONCRETE	55.50
Total			12,751.27

EXHIBIT "B"

**Emergency Justification Form  
Town of Carmel Procurement Policy**

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**Procurement Policy, Section VI: Emergency Procurement**

Subdivision (4) of General Municipal Law §103 sets forth an exception to purchasing and bidding requirements for emergency situations

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Department: Engineering

Vendor names: Ed Kuck Excavating\_

Nature of emergency: CSD1 Sewer Lateral Repair

Estimated cost: See attached invoice

There are three basic statutory criteria to be met in order to fall within the emergency purchase exception. State the basis for identifying an emergency purchase or service, check any that apply:

The situation arose out of an accident or unforeseen occurrence or condition.

Public buildings, public property, or the life, health, safety or property of the political sub-division's residents were affected.

The situation required immediate action, which could not await competitive bidding.

The emergency purchases or services exceeded **\$10,000** and will be submitted to the Town Board for presentation at a Town Board Meeting to acknowledge said emergency. A Town Board Resolution should be passed acknowledging the same.

Other (provide explanation):

Purchasing Agent's signature for approval: \_\_\_\_\_



Department Head's signature for approval: \_\_\_\_\_



## 1/11/2023 Work Session Agenda Item #5

Richard J. Franzetti, P.E.  
Town Engineer



(845) 628-1500  
(845) 628-2087  
Fax (845) 628-7085

**Office of the Town Engineer**  
60 McAlpin Avenue  
Mahopac, New York 10541

### MEMORANDUM

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**To:** Carmel Town Board

**From:** Richard J. Franzetti P.E. Town Engineer 

**Date:** January 6, 2023

**Re:** Lake Casse Club House rental fee

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The Lake Casse Park District (LCPD) is requesting that the rental fee for the newly renovated clubhouse be increased \$250.00 to \$350.00 and that the security deposit be increase from \$150 to \$350 to cover and deter rental damages.

As provided in the attached the clubhouse undergone extensive renovations and has gone from a seasonal use to year-round use facility.

Year round has seen an increase in the cost of operating the facility and additional heating, snow plowing and AC for the use of rentals/events.

Based on the attached it is recommended that the Town Board authorize this change to the user fee schedule.

LAKE CASSE ADVISORY BOARD  
193 Shear Hill Rd

January 6, 2023

Michael Cazarri  
Town Of Carmel Supervisor  
60 Mcalpin Ave  
Mahopac, NY 10541

Supervisor Cazarri:

The Lake Casse Advisory Board would kindly like to ask the Town Board to consider our request for increasing the rental and security fees for the Lake Casse Clubhouse.

In the last 8 years our board has worked to revitalize the Lake Casse Clubhouse and its property. We have completed capital improvement projects, repairs and renovations on the Clubhouse. The clubhouse has gone from a seasonal use to year round use facility. It requires heating and snow plowing in the fall/winter months for the use of rentals/events in those months and in the summer months requires the use of cooling with central AC which was installed 3 years ago. In addition, we have added a Generac generator, fountain and filtration system, ADA wheelchair ramp, WiFi, stereo system, Fios Cable, flat screen TV, security and camera system and more.

With these updates and furnishings along with the increase in the cost of operating utilities and maintenance supplies, we feel it fair to protect the investments we have made over the last years by increasing the rental fee from \$250 to \$350 and increasing the security deposit from \$150 to \$350 to cover and deter rental damages.

All the financial investments, time and effort put into bringing this clubhouse back to life in the last 8 years warrants an increase in our fees to continue to keep it at its best. We feel this is fair for the amenities provided and is fair and comparable to other venues in our community.

Can you please add this request to the next town board work session to be considered.

Thank You,  
Lake Casse Advisory Board

*On April 26th, 2022, The Lake Casse Advisory Board Members voted to increase the Lake Casse Clubhouse **rental fee** from \$250 to \$350, effective January 1st, 2023*

*On April 26th, 2022, The Lake Casse Advisory Board Members voted to increase the Lake Casse Clubhouse **security deposit fee** from \$150 to \$350, effective January 1st, 2023.*

*All Board Members **IN FAVOR:***

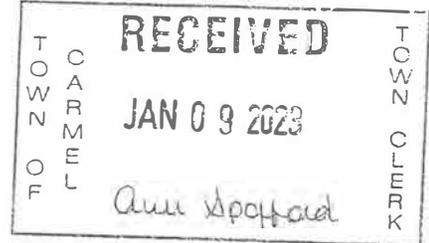
*John Aquina, Kim Kugler, Scott Sterben, Stacy Kelly, Teresa Depace, Erin Hadeland, Joe Zakon*

CC Supervision  
Legal Counsel

**ANDREA O'BRIEN**  
**NYS ABC LAW CONSULTING GROUP**  
*LIQUOR LICENSE CONSULTANT*  
*WWW.NYSLIQUOR.ORG*  
*ANDREA@LIQUORAUTHORITY.ORG*  
*914-980-9717*

December 5, 2023

Town of Carmel  
Office of the Town Clerk  
60 McAlpin Ave  
Mahopac, NY 10541



Re: Prato Restaurant and Pizzeria Inc.  
1892 US-6  
Carmel, NY 10512

Dear Town Clerk:

Enclosed herewith is the 30-Day Notice to the Municipality for the above-mentioned Prato Restaurant and Pizzeria Inc., part of the NYS Liquor Authority application for a Liquor License.

We respectfully request a waiver of the 30-day wait period so that the applicant can proceed quickly with submitting the license application to the NYSLA. This is a six (6) month process, and a waiver will expedite the process slightly.

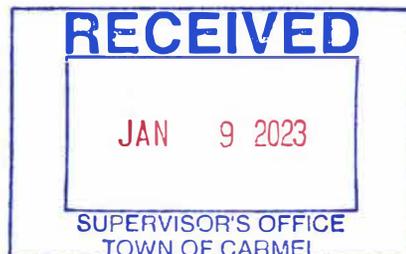
If you have any questions or need any additional information, please do not hesitate to contact me.

Sincerely yours,

*Andrea O'Brien*

Andrea O'Brien  
Liquor License Consultant

Encl.



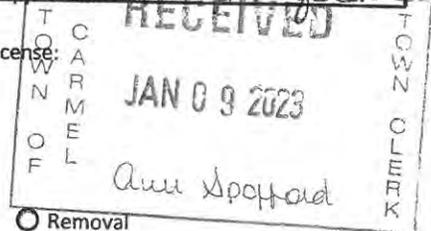
OFFICE USE ONLY

Original     Amended    Date \_\_\_\_\_

## Standardized NOTICE FORM for Providing 30-Day Advance Notice to a Local Municipality or Community Board

1. Date Notice Sent: 1/5/23

1a. Delivered by: Certified Mail Return Receipt Requested



2. Select the type of Application that will be filed with the Authority for an On-Premises Alcoholic Beverage License:  
 For premises outside the City of New York:

- New Application     Removal     Class Change

For premises in the City of New York:

- New Application     New Application and Temporary Retail Permit     Renewal     Alteration     Removal  
 Class Change     Method of Operation     Corporate Change

For **New** and Temporary Retail Permit applicants, answer each question below using all information known to date  
 For **Renewal** applicants, answer all questions  
 For **Alteration** applicants, attach a complete written description and diagrams depicting the proposed alteration(s)  
 For **Corporate Change** applicants, attach a list of the current and proposed corporate principals  
 For **Removal** applicants, attach a statement of your current and proposed addresses with the reason(s) for the relocation  
 For **Class Change** applicants, attach a statement detailing your current license type and your proposed license type  
 For **Method of Operation Change** applicants, although not required, if you choose to submit, attach an explanation detailing those changes

**Please include all documents as noted above. Failure to do so may result in disapproval of the application.**

**This 30-Day Advance Notice is Being Provided to the Clerk of the Following Local Municipality or Community Board:**

3. Name of Municipality or Community Board: Town of Carmel

**Applicant/Licensee Information:**

4. Licensee Serial Number (if applicable): \_\_\_\_\_ Expiration Date (if applicable): \_\_\_\_\_

5. Applicant or Licensee Name: Prato Restaurant and Pizzeria Inc.

6. Trade Name (if any): Prato Trattoria

7. Street Address of Establishment: 1892 US-6

8. City, Town or Village: Carmel, NY Zip Code: 10512

9. Business Telephone Number of applicant/ Licensee: 914-246-1776

10. Business E-mail of Applicant/Licensee: rudygt86@icloud.com

11. Type(s) of alcohol sold or to be sold:     Beer & cider     Wine, Beer & Cider     Liquor, Wine, Beer & Cider

12. Extent of Food Service:     Full Food menu; full kitchen run by a chef/cook     Menu meets legal minimum food requirements; food prep area required

13. Type of Establishment: Restaurant (full kitchen and full menu required)  
 Seasonal Establishment     Juke Box     Disc Jockey     Recorded Music     Karaoke

14. Method of Operation: (check all that apply)  
 Live Music (give details i.e., rock bands, acoustic, jazz, etc.): \_\_\_\_\_  
 Patron Dancing     Employee Dancing     Exotic Dancing     Topless Entertainment  
 Video/Arcade Games     Third Party Promoters     Security Personnel  
 Other (specify): \_\_\_\_\_

15. Licensed Outdoor Area: (check all that apply)  
 None     Patio or Deck     Rooftop     Garden/Grounds     Freestanding Covered Structure  
 Sidewalk Cafe     Other (specify): \_\_\_\_\_

OFFICE USE ONLY		
<input type="radio"/> Original	<input type="radio"/> Amended	Date _____

16. List the floor(s) of the building that the establishment is located on: ground floor
17. List the room number(s) the establishment is located in within the building, if appropriate: N/A
18. Is the premises located within 500 feet of three or more on-premises liquor establishments?  Yes  No
19. Will the license holder or a manager be physically present within the establishment during all hours of operation?  Yes  No
20. If this is a transfer application (an existing licensed business is being purchased) provide the name and serial number of the licensee:  
Prato Trattoria Inc Name      2200825 Serial Number
21. Does the applicant or licensee own the building in which the establishment is located?  Yes (if YES, SKIP 23-26)  No

**Owner of the Building in Which the Licensed Establishment is Located**

22. Building Owner's Full Name: Urstadt Biddle Properties Inc
23. Building Owner's Street Address: 321 Railroad Ave
24. City, Town or Village: Greenwich State: CT Zip Code: 06830
25. Business Telephone Number of Building Owner: 203-863-8200

**Representative or Attorney Representing the Applicant in Connection with the Application for a License to Traffic in Alcohol at the Establishment Identified in this Notice**

26. Representative/Attorney's Full Name: Andrea O'Brien
27. Representative/Attorney's Street Address: 6 Mathes Court
28. City, Town or Village: Lake Peekskill State: NY Zip Code: 10537
29. Business Telephone Number of Representative/Attorney: 914-980-9717
30. Business E-mail Address of Representative/Attorney: andrea@liquorauthority.org

I am the applicant or licensee holder or a principal of the legal entity that holds or is applying for the license. Representations in this form are in conformity with representations made in submitted documents relied upon by the Authority when granting the license. I understand that representations made in this form will also be relied upon, and that false representations may result in disapproval of the application or revocation of the license.

By my signature, I affirm - under Penalty of Perjury - that the representations made in this form are true.

31. Printed Principal Name: Rudy Ruiz Title: President

Principal Signature: 

**RECEIVED**

JAN 09 2023

Ann Spofford

OFFICE OF THE COMMISSIONER OF ALCOHOL CONTROL



# MAHOPAC VOLUNTEER FIRE DEPARTMENT



## 1/11/2023 Work Session Agenda Item #7

Post Office Box 267  
Mahopac, NY 10541

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Fire Headquarters  
741 Route Six

Emergency Dial 911  
Phone: (845) 628-3160  
Fax: (845)628-2174

January 9, 2023

Carmel Town Board  
60 McAlpin Av  
Mahopac, NY 10541

Please see the following changes to the Active membership of the Mahopac Volunteer Fire Department.

### Remove from Active Rolls

Thomas Carey. 57-year Life Member Ex-Chief Thomas Carey has requested a status change to Honor Life Member. He remains a member of the fire department but will no longer be on the Active Rolls for responding to emergencies. (Effective date 06/30/2022)

Abigail Selca. Resigned from department 09/01/2022

Thomas Caruso. Change to Exempt Status 11/02/2022  
Christopher Peterson. Change to Exempt Status 11/02/2022

Chelsea McNulty. Dropped from Department for Non-Participation 11/02/2022  
Volodomyr Karpa. Dropped from Department for Non-Participation 11/02/2022

Justin Vializ. Dropped from Department for Non-Participation 01/05/2023  
Michael Aurisicchio. Dropped from Department for Non-Participation 01/05/2023

### Add to the Active Rolls

#### Effective 10/06/2022

Madison Kirkman. [REDACTED] Mahopac, NY 10541 [REDACTED]

Michael Hecht, [REDACTED] Mahopac, NY 10541 [REDACTED]

Joshua Cisneros, [REDACTED], Mahopac, NY 10541 [REDACTED]

Roster Changes Page 2.

Change status from Exempt to Active

John Palushevic. [REDACTED], Carmel, NY 10512 [REDACTED]

**Effective 01/05.2023**

Jonathan Gong. [REDACTED], Mahopac NY 10541 [REDACTED]

[REDACTED] [REDACTED], Mahopac, NY 10541 [REDACTED]

Alexandria Hanlon. [REDACTED], Mahopac, NY 10541 [REDACTED]

Michael Hernandez. [REDACTED], Mahopac, NY 10541 [REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED] Scott  
Corresponding Secretary.

