

**Physical Services Committee Meeting  
Held in Room #318  
Putnam County Office Building  
Members: Chairman Albano & Legislators Castellano and Wright**

**Thursday**

**December 10, 2015**

**The meeting was called to order at 7:25p.m. by Chairman Albano who requested that Legislator Castellano lead in the Pledge of Allegiance. Upon roll call, Chairman Albano and Legislators Castellano and Wright were present.**

**Item #3) Approval/ Physical Services Meeting Minutes: November 17, 2015**

The minutes were accepted as submitted.

Legislator Castellano made a motion to Waive the Rules and Accept the Additional; Seconded by Legislator Wright. All in favor.

**Item #4) Discussion/County Owned Properties-Spreadsheet/Asset Manager Cunningham (original discussion @ Sept 16, 2015 Phys. Svcs. Mtg- Asset Mgr Cunningham)**

Asset Manager Cunningham stated that he voiced his concerns with the County operating in the role of a Landlord, particularly on a residential type basis. He stated that there is a lot of risk and the potential for reward is unknown. He stated the County could be sitting on vacant property, which presents risk to itself. He stated that Putnam County is dealing with old properties that are in need of rehabilitation, which would be a big expense. He stated a lot of the real estate properties are on property that the County received State Funding or Department of Protection (DEP) funding for. He stated those properties have restricted use. He stated that there has been discussion as to whether those properties could be split off and exchange them for other properties. He stated from a preliminary stage that does seem to be a possibility. He stated then the County could begin looking at selling properties. He stated selling property would allow the County to avoid the rehabilitation costs and put the properties back on the tax roll. He stated selling off a property would also alleviate the County from serving in the role of Landlord, which as mentioned earlier, comes along with a great deal of liability and responsibility. He stated in his opinion the sale and tax revenue potential would have a greater margin in terms of the County trying to recover from the costs of investment to do rehabilitation to the properties. He stated that there are four (4) County properties that he would recommend be sold.

Chair Albano stated in the back up provided for this agenda item, Asset Manager Cunningham has sent a spread sheet of the County owned Properties.

Asset Manager Cunningham stated that on page 2 of the spread sheet, there needs to be permission granted by either the DEP, Department of Conversation (DEC) or the Watershed Agricultural Council (WAC), he does not recall which authority it is, to get the approval to separate the properties from the Putnam Golf Course property or Tilly Foster Farm property. He stated preliminary indication is that the different authorities would be willing to entertain this.

He stated as an example the “Blue House” on Hill Street, which is in need of a lot of work, is a property he would recommend subdividing from the main parcel and selling it.

Legislator Wright questioned that is the recommendation even though it would break up the frontage along Hill Street.

Asset Manager Cunningham stated there are already a number of properties on either side of the “Blue House”.

Legislator LoBue stated she cannot imagine that cutting up the parcel at Hill Agor would be a positive. She stated also she cannot imagine that house would command a lot of money to justify the County going through this process with the DEP. She stated for the benefit of the new Legislators under the Bondi Administration the “Blue House” was utilized by people that had fallen on back luck on a temporary basis. She stated in terms of charity then County Executive Bondi chose to do that.

Legislator Gross stated the 34 Gleneida property in his opinion is a valuable property. He stated that it is part of the County campus, it is a good size with a main floor and second floor. He stated he believes there is a great deal of potential for that property. He stated it is just sitting empty. He questioned if there are any plans being worked on for that property.

Asset Manager Cunningham stated that they are looking at possibly relocating a County Department in that 34 Gleneida location.

Chair Albano stated that he agrees with Legislator Gross. He stated however, as Asset Manager Cunningham stated the facts and in terms of cost to renovate and liability need to all be reviewed.

Legislator LoBue stated she is surprised with the level of concern in terms of liability with the rental house on the Tilly Foster Farm Parcel, but there is not as much concern with the liability that will be involved with the County taking over the County EMS operations.

Chair Albano stated his decisions are based on the review of the situation at hand, and its benefit or risk for the County.

Legislator Wright questioned what is contemplated in the options listed by an environmental land spot.

Asset Manager Cunningham stated it speaks to for example, the DEP allowing the County to carve out identified properties in exchange for other land that would be put up for conservation that is available to the County. He stated that the parcels being looked at are small: Route 312, Hill Street, and there is one on Austin Road.

Legislator Wright stated the thought is that the DEP would consider swapping for a parcel of land that was elsewhere from the piece the County would be requesting to carve out.

Asset Manager Cunningham stated correct.

Chair Albano stated another option would be to remove the structures off of the parcel. He stated all of the options need to be reviewed and decide which is in the best interest of the County.

Legislator Addonizio stated that a comment was made as to 34 Gleneida not being a property to sell due to the fact that it is part of the County campus. She stated that fact is one of the main reasons she was against the White House being sold. She stated that she believes the greater advantage to the County would be to rent the White House. She stated that the commercial building next to the White House, which was used by a local attorney, is now available to rent. She stated the bottom floor and the top floor are both listed at a price of \$2,600 per month.

Legislator LoBue questioned the status of action to sell the White House.

Chair Albano stated that he will request an update from the Administration on the listing of the White House.

Legislator LoBue questioned for clarification, why is the County agreeing to sell facilities that the County owns, free and clear with no bond or mortgages. She stated that there seems to always be a lack of space for the County departments. Therefore why would the Legislature be considering getting rid of properties. She questioned if it is because the Administration wants to do it.

Chair Albano stated no, it is not because the Administration wants to do it. He stated that he requested this matter be discussed last month. He stated that Asset Manager Cunningham is on board with the County now. He stated he would like to hear his professional recommendations in order to make intelligent decisions regarding the properties owned by the County.

Legislator LoBue stated she does not agree with the "liability" concern that is being presented as a critical factor. She stated that the White House was rented for approximately 12 years with no liability issue. She stated that she visited the White House recently. She stated the picture depicted that it was ready to fall down, is not accurate. She stated that she believes it has great potential as a rental property. She stated unfortunately during the budget process the votes were there to sell it.

Chair Albano stated the decision has been made to sell it. He stated possibly it could also be listed as a rental. He stated that he is in the Real Estate business and he is not in agreement that the commercial property next to the White House will get a \$2,600 per month rental.

Legislator Nacerino stated she believes it to be important to go through a review process of the County's properties. She stated to have parcels vacant and stagnant for years is not good business. She stated that decisions and actions need to be taken; liquidate the County's assets or fix up a structure for sale, rental, or hold onto. She stated that she believes the Legislature is doing its due diligence by going through its assets and making the proper assessments that are needed.

Legislator Wright questioned if there is any type of parking study done on this County campus with an eye toward future parking expansion. He stated let's say a need was identified to expand the parking area of this campus. He stated the property where the White House (House) could feasibly be used. He stated that the House could be taken down and the property itself could be utilized for additional parking. He stated he is using this campus, 40 Gleneida, as an example. However, his question applies to all of the County campuses. He questioned if there is a routine parking assessment conducted at the County facility campuses. He stated prior to considering selling County property he believes that would be a valuable documentation to gather.

Asset Manager Cunningham stated anecdotally he has been on the 40 Gleneida Campuse at times trying to find a parking space for this building. He stated that a lot depends on what is going on in the court houses. He stated that there has never been a time where he could not get parking. He stated it could be in the area behind the churches, which is not nearby but there are spaces to be had.

Chair Albano stated that he believes that contacting the DEP to see if the possibility exists to conduct a trade of sorts would be valuable information to be obtained. He stated based on their response would dictate what the next move would be on behalf of the County. He requested that Commissioner Pena handle the responsibility of communicating with the DEP.

Commissioner Pena stated that he would do that.

Legislator Castellano questioned since the Blue House is just recently been vacated and it did generate \$1,000 of rent per month, he questioned if there is a plan to get new renters in there.

Commissioner Pena stated that there were major boiler issues that are currently being repaired. He stated once they are restored the property could possibly be rented again. He stated as Asset Manager Cunningham stated the spreading of the County's resources over a large amount of properties is very difficult to manage and becomes unwieldy. He stated that there are no lawsuits against the County with the residential properties at the current time. However, the potential always exists and not maintaining the properties properly is a liability. He stated again spreading out the County's resources to more locations makes it difficult to manage correctly. He stated consolidation is a concept talked about quite a bit.

Asset Manager Cunningham stated that there are 40 plus County properties actively used. He stated the average age is 50 plus years of these properties. He stated those 40 buildings do not include the properties that are on the edge that have been discussed this evening. He stated consideration must be given to the time and money that must be spent to bring the properties up to a standard at which the County would be comfortable serving as a landlord of.

Legislator Wright questioned if there has been an assessment of future storage needs at the Putnam County Golf Course facility.

Commissioner Pena stated storage for the golf carts comes to mind.

Legislator Wright questioned why wouldn't the County use the Blue House to serve that need. He stated modifications could be made to it to meet those needs.

Chair Albano stated that he believes the first step is to find out if sale of the properties is a possibility.

Legislator LoBue stated that she agrees with Legislator Wright's recommendation to utilize the assets we have now; the Blue House for storage of the golf carts. She stated she believes rather than contacting the DEP to see if chopping the parcels up the County should make use of the assets it currently has.

Chair Albano stated that he is in support of finding out the options and making an educated decision for future action. He stated if the decision is to keep the properties, the County's responsibility would be to maintain the properties and in some cases that will require a complete facelift.

Commissioner Pena stated that the County also has the responsibility to keep them secure and safe. He stated that this week unfortunately the Hill Agor House was broken into and copper was stolen.

Legislator Castellano stated there is something to be said in regards to occupancy. As an example if the Blue House is decided to be sold and it gets bought. He stated then not only will the taxes be paid on the property but also it will be kept up and having a house in a neighborhood occupied versus vacant, in itself, is a benefit to the entire neighborhood. That is a fact that needs to be considered as well.

Chair Albano stated that he would like to explore the possibility of sale or exchange the land whatever the DEP allows. He stated that the County may learn that it is not an option. He stated at that point we move on to the next step. He stated in regards to the White House it was agreed to sell it. He stated however, he would also like to explore what that property could rent for.

Commissioner Pena stated logistically the White House is a property that makes sense for the County to keep. He stated that the property is on a County campus. He stated the properties that are further away from County property are the challenge to maintain in terms of resources of employees to do so.

Chair Albano thanked Asset Manager Cunningham for his information and stated that he looks forward to hearing his future recommendations.

**Item #5) Discussion/ Hill Agor Farm/National Register of Historic Places**

Chair Albano stated that there has been legal opinions provided the Legislature from Legislative Counsel Van Ross and First Deputy County Attorney Negro in regards to having the Hill Agor Farm on the National Register of Historic Places. He stated in his opinion he does not see that the property would ever be sold, due to its historic significance. He stated he would like to Rescind Resolution #349 of 2011 because he does not believe the County intends to place the Hill Agor Farm on the National Register of Historic Places. He agrees with protecting the property, but he does not agree with moving forward with the registration process because there is a chance that it could jeopardize the other operations on the farm.

Legislator LoBue stated she missed the last meeting that this matter was last discussed. She stated that she does not understand this recommendation of rescinding a resolution that was unanimously passed by the Legislative Board of 2011. She stated that this property is in Legislative District #9 which Legislator Wright represents. She stated that she is sure that he has an opinion on this matter. She stated that by getting the property on the National Register of Historic Places it will open it up to receive funding to restore it.

Chair Albano stated since the time that this resolution was passed in 2011, there has been no action taken on providing the stated requirements in the resolution such as the metes and bounds description of the Property and the relocation of the right of way that was provided to the tenant by easement (recorded in Liber 1828 page 134). He stated that he believes there are too many unanswered questions and potential ramifications that could occur by moving forward with this.

Legislator LoBue stated that she does not agree with rescinding the resolution based on speculation.

Chair Albano facilitated further discussion on this matter from members of the community:

Tom Maxon, Chairman of the Highlands Historic Preservations in Putnam County. He communicated his support for moving forward with the application process to get the Hill Agor Farm on the National Register of Historic Places. He stated this matter has been vetted for many years. He stated having the property placed on the registry would not cause restrictions in itself. He stated the restrictions only come into play if State or Federal funding is provided for the

property to restore it. He stated just three (3) years removed from the County's Bi-centennial celebration when the focus was the value and respect regarding the importance of our history here in Putnam County, this is what is being considered. He stated this is one of the most important historic sites in Putnam County. He stated this reluctance to move forward with the application process, seems to fly in the face of all the politicians, who just three (3) years prior were giving speeches about the importance of our history and preserving our history. He stated this matter could be resolved very quickly. He stated this is a travesty.

Robert Buckley, Chairman of the Carmel and Mahopac Recreational Committee. He communicated his support in having the 2011 Resolution #349 rescinded. He stated that he believes if the Hill Agor Farm were to be placed on the National Register for Historic Places it would absolutely create problems in terms of the plans to add additional fields to the airport property. He stated that there are extensive plans which are moving forward to adding more recreational fields to the property. He stated he sees a potential problem that would exist with the access to the fields; access is critical. He totally supports Chairman Albano's recommendation to remove the existing resolution and reevaluate the entire matter.

Legislator Wright stated he made this point at the last meeting. He stated to remove the 2011 resolution is premature because it would be done based on the assumption that it was not properly looked into back in 2011. He stated this Committee did not look into the past documentation from 2011 when this matter was discussed and approved. He stated it may not go forward to the application process. However, he is at a loss to see what would be gained by removing a three (3) year old resolution. He stated in 2011 it was a unanimous recognition by this Legislative Body, Legislator Albano was not present at the 2011 Full Meeting, that this is a significant property. He stated that the future potential of this property was recognized as well. He stated what would be served by taking away, undoing the work of our previous Legislative members and our County Executive.

Robert Buckley, Chairman of the Carmel and Mahopac Recreational Committee stated that a Mr. John Agor, a member of the family, wrote a letter stating that there is no historical significance to the property.

Tom Maxon, Chairman of the Highlands Historic Preservations in Putnam County stated that Mr. John Agor did make that statement, however he did rescind his comment. Mr. Agor contacted his nephew after he made those comments. He stated that his nephew filled him in of the historic details. He stated Mr. Agor apologized to him and did rescind his statement.

Chair Albano stated he respects the historic value of the property. He stated however the County has made prior obligations to the Town of Carmel in regards to their ability to use some of that property. He stated before moving forward he wants to make sure that all future action taken is correct and will not create future problems. He stated in his opinion the standing resolution is false in its statement. He stated if tomorrow the requirements stated in the resolution were met,

he is not sure that the County could approve moving forward with the application process because of the previous obligations that the County has committed to. He stated that he strongly believes the old resolution should be taken off the books, and the County should explore the matter again.

Legislator Wright stated he does not understand this approach based on assumption. He recommended the question presented to the County Law Department should be “does the lease prohibit placing the Hill Agor Farm on the Register”. He stated it is an insult to County Government to assume that the County Executive and the 2011 Legislature was misinformed, uniformed or rushed to judgment in some patriotic, celebratory move incidental to the Bi-centennial. He stated the resolution currently on the books, is preventing nothing. He stated his recommendation is to get the lease analyzed in terms of what are the conflicts between the lease and the intent of the Resolution.

Legislator Castellano stated he would like clarification on the time line of events. The resolution being discussed was voted on in 2011; when did the soccer field become part of the equation.

Chair Albano stated way before 2011, they were in place.

Legislator Castellano stated so the lease for the soccer fields were in place prior to the County’s approval of the application process of the Hill Agor Farm. He stated it has been four (4) years and the application has not been submitted. He questioned why that is.

Chair Albano stated his thoughts on this are that the 2011 resolution approves the application process can move forward as soon as the requirements documented in the resolution are met. He stated now there is an opinion from the County’s two (2) legal agencies stating that there could be potential problems if the property is placed on the registry. He stated that is new information. He stated by leaving the resolution in place, it states that once the requirements are met then the application process can proceed. He stated he personally does not support that in light of the new legal opinion demonstrating a potential problem.

Legislator Wright stated he supports finding out if the presumed problems actually exist. He stated also, there is some confusion that if the requirement stated in Resolution #349/2011 are met that the application process can automatically proceed. He stated that is inaccurate, based on the wording in the last “Resolve” clause of the resolution, “RESOLVED, that in order to insure that said application is not filed prematurely, the application shall remain in the custody and control of the Clerk of the Legislature, and shall only be released and filed by her upon authorization of the County Attorney and the Putnam County Legislature”. He stated the application cannot be submitted without approval of the Legislature, once the requirements are met.

Chair Albano requested Legislative Counsel Van Ross provide his legal interpretation of the “Resolve” clause Legislator Wright cited.

Legislative Counsel Van Ross stated the Clerk of the Legislature is not authorized to file the application until these requirements are met. He stated the Clerk of the Legislature would need to be told when all of the requirements have been met.

Legislator Scuccimarra questioned who is responsible for the conditions.

Legislative Counsel Van Ross stated one of the conditions is to resolve the right of way issue with the Town of Carmel. He stated that has never been done yet.

Legislator Wright stated maybe it cannot be done. He stated maybe as Chair Albano is pointing out, possibly the 2011 Putnam County Government acted improvidently because they had already leased out the property in such a way that this could not be done. He stated again he will request that rather than assuming anything, let us find out the facts. He stated this should have been thought of before executing the lease, if it is truly an issue.

Legislative Counsel Van Ross stated shortly before the passing of this resolution there was a tentative agreement between the County and the Town of Carmel to redo the right-of-way, however it fell apart.

Robert Buckley, Chairman of the Carmel and Mahopac Recreational Committee stated what happened with that plan was that there was an issue of who was going to pay for moving the right-of-way. The Town of Carmel and Mahopac Sports Association (MSA), who were assumed to be the ones to cover the costs and did not want to pay the approximately \$300,000-\$400,000 without a State Environmental Quality Review (SEQR) study. He stated then it was determined that it would require a SEQR study, which would have put the cost of the project well over \$500,000. He stated that the Town of Carmel nor MSA were asking for the action to take place, therefore they were not going to pay for it. He stated that issue itself is not going to resolve itself. He stated that there are big plans in place, as he stated earlier to add more fields. He stated that those fields are a vital asset to the MSA programs that serve the young people of this area. He stated unless the Town of Carmel, County, or the Historical Society decide they will pay the \$500,000 and get the Putnam County Golf Course to give up some of their property for the project, that requirement will not be met, therefore nothing can move forward.

Legislator Castellano stated that he now has a clearer understanding of this situation. He stated that the 2011 Resolution is at a total impasse. He stated that he believes everyone would agree that they want this building on the National Register For Historic Places. He stated based on the resolution of 2011 it is not going to happen. He stated that he will support Chair Albano’s recommendation to rescind the resolution.

Alan Warnecke former Town of Carmel and Putnam County Historian, stated several months ago when this matter was discussed in this committee, it was stated that a legal opinion would be requested regarding this matter. He stated he has submitted a F.O.I.L. application to obtain a copy. He stated the reply he received was the legal opinion is privileged information and a copy could not be provided. He requested if the documents giving the legal opinions regarding this matter could be released by the Legislature, so that all of the interested parties know what is going on.

Chair Albano stated that he will look into that. He stated that he would approve a resolution approving the application process, however he would like specific stipulations documented in a revised resolution which he has concerns with such as jeopardizing the right-of-way access. He stated if it can work without going against what has already be agreed to at the location then he will support it.

Legislator Wright stated the right-of-way cannot be jeopardized due to the fact that there is a preexisting agreement between the County of Putnam and the Town of Carmel. He stated the Town has vested rights based on their lease agreement with the County.

Chair Albano stated that the fact that it has been reported if Federal or State funding is accepted, it could result in restrictions. He stated that he believes that to be a big concern.

Legislator Wright stated he supports gathering the facts prior to taking any action. He stated he does not understand why Chair Albano would not want to get the answers to the very good questions he has posed, prior to taking any action on this matter.

Legislator Castellano stated he believes the objective of the 2011 resolution was to get the property on the National Register of Historic Places. He stated he does not believe there is anyone in this room who does not support that. He stated however with the current resolution #349 of 2011 that is clearly not going to happen, the resolution is flawed.

Legislator Wright stated that he has not been convinced that the standing resolution is flawed.

Chair Albano facilitated further discussion regarding this matter.

Robert Buckley, Chairman of the Carmel and Mahopac Recreational Committee stated for the record that there is still no sign posted at the entrance of the airport property identifying the Hill Agor House. At a past Physical Services Committee meeting Town of Carmel Councilperson Lupinacci stated he would have the Town work on getting the sign posted. However, after that meeting Legislator LoBue contacted Councilperson Lupinacci and requested that the Town not take action and that she would coordinate getting a sign posted.

Legislator LoBue stated that she would like to recommend that this matter be tabled tonight and gather the facts on the different matters discussed tonight and revisit it at the January meeting.

Chair Albano made a motion to rescind Resolution #349 of 2011; Seconded by Legislator Castellano. Legislator Wright was a no vote. Motion passed.

Chair Albano made a motion to accept the Additional for agenda item #5 and waive the rules; Seconded by Legislator Castellano. All in favor.

Chair Albano stated that he had sent a correspondence requesting an update from Legislator LoBue regarding the status of posting the Hill Agor House sign at the entrance of the Airport Property.

Legislator LoBue stated that her understanding is that Alan Warnecke along with some other folks who have agreed to pay for the sign are reviewing design concepts, to make sure that the sign will be historically correct.

**Item #6) Update/Walkway-Sidewalk East Lake Boulevard, Mahopac/Deputy Commissioner Highways & Facilities Tully**

Commissioner Pena stated that the County has approved a permit for a Cross Walk installation. He stated that the entity (St. John the Evangelist Church) will be worked with.

Legislator LoBue stated that Deacon Scarfi, who brought this matter forward contacted her prior to tonight's meeting. He had a conflict tonight, which is why he is not present. She stated that Deacon Scarfi did express to her concern that this matter was on the agenda. Deacon Scarfi was told by Deputy Commissioner Tully that he would contact him and do a walk of the site. She stated she was supposed to be informed of the date of the walk through so that she could attend as well.

Chair Albano stated that he spoke with Deacon Scarfi as well. He stated that Deacon Scarfi was unaware that the entity had received approval of their design plan and that the entity will be putting in the cross walk to the newly constructed prayer garden. He stated that he did go to the site, and mentioned that there is curbing along the road and fencing that is restricting.

Commissioner Pena stated that is part of the issue. He stated that the owner should propose something that they believe would be adequate and get a designer who would look at site distance, setbacks and right-of-way issues and make a proposal to install something.

Chair Albano stated he believes looking into the future anticipating sidewalk installation the County should look into the matter of "right-of-way" on the entire strip. He stated that would prevent any future fencing from being installed right on the road.

Legislator LoBue requested clarification that members of the St. John the Evangelist Church (entity) approached the County for approval to install a crosswalk.

Chair Albano stated that is correct.

Legislator LoBue stated questioned what is the status then of the installation of the Crosswalk. She questioned if she could get a copy of the documentation that the County sent to the entity in response to their request. She stated as the Legislator who represents this District she should have been notified of these facts as soon as this matter was presented for discussion to the Legislature. She stated this matter was discussed at the Physical Services November meeting, which Deputy Commissioner Tully was in attendance at and part of the discussion of this item.

Commissioner Pena stated that he will provide a copy to the Legislature. He stated that there are permits submitted to the County on a regular basis.

Legislator Wright stated that he believes that Deacon Scarfi brought this matter forward due to a general concern for safety on that roadway for pedestrians. He stated specifically the strip from the Church to the corner where the Veteran's monument is. He stated his comments did include his concern for the pedestrian traffic near the Church, however his concern was not limited to just that area. He stated also, he does not believe that he addressed this Committee as a representative of the Church.

Commissioner Pena stated he was only aware of this matter on this roadway in relation to the entity requesting to put in a crosswalk.

Chair Albano stated that was part of the discussion. He stated however there are other concerns such as speeding, volume of vehicular traffic and pedestrian traffic. He stated that a request was sent to the Sheriff's Department requesting that they put a focus on that roadway and the speeding.

Commissioner Pena stated if there are other issues, he will go to the site and review it.

Legislator LoBue stated she would like to provide some background on this matter. It was brought to this same Committee approximately two (2) years ago by Deacon Scarfi. He was told at that time that there would be nothing done until there was a Commissioner of Planning hired, which the County still has not hired a Commissioner of Planning. She stated so here it is again. She stated that there have been some signs installed that post the mile per hour speed for the roadway. She stated that there is also an issue of illegal parking along the roadway, which takes away walking space for the pedestrian traffic. She stated that there are businesses in the area that generate pedestrian traffic. She stated also there is the prayer garden that has been added to this scenario. She stated Deputy Commissioner Tully stated that he or you would do a site visit,

however that does not sound as though that has happened. She stated when the site visit is scheduled she would like to be notified as does Deacon Scarfi.

Commissioner Pena stated that he will get the site visit scheduled and provide notification to Legislator LoBue and Deacon Scarfi. He stated if the decision is to move forward with installing sidewalks that would be a capital projects effort.

Chair Albano stated that possibly the County should do a slight taking, like a right-of-way. He stated that he knows that the Town of Carmel has done it. He stated he would recommend that a dialogue be had with the Town of Carmel. He stated that fences being put up along the road is creating a safety issue.

Legislator Wright stated that if the metes and bounds are reviewed for that roadway it will probably well exceed the paved area, which is normally the case. He stated that often there are properties in the right-of-way. He stated enforcing the right-of-way, that already exists in the name of safety, may be a starting point.

Legislator LoBue expressed concern with the way that the speed signs have been posted.

Chair Albano provided a recap: there will be a site visit scheduled, Commissioner Pena will investigate what permits are in place and checked with the Town in terms of the right-of-way matter that Legislator Wright spoke to.

Legislator LoBue requested that a copy of the permit be sent to the Legislature that was provided to the St. Johns the Evangelist Church.

Commissioner Pena confirmed that he will provide that copy.

#### **Item#7) Update/Lease Agreement/Nelsonville Fire House**

Legislator Scuccimarra stated she has been involved in conversation regarding this matter for the approximately the past six (6) months. She stated that the County entered into leasing this property at a rate of \$1.00 per month in 2002 with a handshake. She stated at that time the Nelsonville Fire House (NFH) was in dire need of renovation. She stated the County did a lot of renovations to the NFH facility. She stated that Commissioner Pena has agreed to pull together the list of renovations and expenses done by the County. She stated now the Village of Nelsonville is requesting a proposal of \$1,500, per month rent plus Sheriff's Court Security services at no charge. She stated the authority and jurisdiction to negotiate a lease is in the purview of the Administration. She stated the Village of Nelsonville is within her Legislative District. She stated that she is aware that they have a very small budget and she wants to help them in any way she can. However, she sees the Sheriff's and County Executive's point of view that there has been a great deal of work done to improve the site.

Chair Albano made a motion to waive the rules and accept the addition in reference to Item #7; Seconded by Legislator Castellano. All in favor.

Chair Albano stated that this is under the authority of the Administration. He stated a correspondence was sent to the County Executive and the Sheriff from Legislator Scuccimarra October 23, 2015 requesting a written update on this matter. He stated that the Sheriff did respond by memo dated December 10, 2015. He stated the Sheriff reported that his Department along with the County Executive's Office has been contacted by the members of the Village of Nelsonville expressing their desire to negotiate a new lease (the old lease expired 2012). The Sheriff included in his correspondence that the authority to negotiate a lease falls within the purview of the County. The Sheriff stated from an operation perspective he believes that the continued use of the lease property as a substation would be in the best interests of public safety. He stated that no response has been received from the County Executive's Office to date. He stated that he will send another request to the County Executive requesting a status of this matter.

**Item #8) Discussion/Historic Markings/Price Quote from Fossil Industries**

Deputy Commissioner of Bureau of Emergency Services Lipton stated this is an update on this project. He stated that this project originally began and was handled by the late County Historian Denis Castelli. After his sudden passing on April 19, 2014, he has continued working on this project. He stated Reggie White an Archivist in the County Historian's Office did the design of the signs. He stated that the company Fossil Industries was a referral from former County Historian Alan Warnecke to County Historian Denis Castelli. He stated that the material that the signs are made of is very durable, and relatively easy to maintain. (Note: price quote Fossil Industries dated: 9-18-15 \$5,651.00 includes 14 18"x24" exterior CHPL Graphic panels plus additional supporting hardware, installation etc.)

Legislator Gross stated that there are historic markers throughout the County that are in dire need of maintenance. He showed some photos that he had taken of the historic markers in his Legislative District. He stated that he did contact a person who works with the Boy Scouts to ask if this is a restoration project that they would take on. He stated unfortunately he was told the Boy Scouts do not do maintenance.

Legislator Wright questioned who put the signs up originally.

Asset Manager Cunningham stated that there are approximately 88 of those historic signs throughout the County. He stated sponsors have ranges from the New York Stated Education Department and were done in the early 30's. He stated since then the signs were paid for by individuals and local Historical Societies.

Legislator LoBue stated she knows that Town of Carmel Brian Vangor and Alan Warnecke have worked on addressing restoring some of the signs. She stated this is a matter that should be sent to the County Historian's Office to address. She stated possibly the County Historian could secure funding from the Tourism Office to cover the material.

Chair Albano requested that a correspondence be sent to the Historian's Office requesting that they address this matter of restoring the Historical Markers that are posted throughout the County. He stated that he believes this may be a project that the Putnam Invests in Leaders of Tomorrow (P.I.L.O.T.) Interns could work on.

Deputy Commissioner Lipton stated that the historic signs he came to speak about will be paid for by the County Historian Office and the Bureau of Emergency Services 50/50.

Legislator LoBue questioned who will do the installation of the signs.

Deputy Commissioner Lipton stated that he plans to request that the County Highways & Facilities Department personnel handle that. He stated that he will discuss it with Commissioner Pena. He stated the purpose of bringing this matter forward tonight was to keep the Legislature in the loop.

Legislator Wright stated that he would like to see in writing confirmation that Commissioner Pena agrees to have the members of his department install the signs.

Asset Manager Cunningham stated in reference to the installation of the historic signs for the bike path there is much to be considered proper placement of the sign, so that it would not be an obstacle in terms of maintenance on the bike path, there are other matters that will need to be taken into consideration as well.

Deputy Commissioner Lipton stated that he will provide an update on this project at the next Physical Services Meeting in 2016.

**Item #9) Discussion/LED Lights in Municipal Lighting Districts/Letter Appealing NYSEG –Pursue Rate Application and Offer LED Alternative (e-mail from Sup. Schmitt Nov. 18, 2015)**

Chair Albano stated that he will look into getting correspondence out regarding this matter.

**Item #10) Other Business**

**a. Verbal Update/Legislator Albano/Pudding Street Overpass**

Chair Albano stated that he did have a teleconference with Todd Westhuis of the NYS Department of Transportation (DOT) on December 7, 2015. He stated he was informed that the DOT only has funding to do the preliminary design. He stated per the advice of Legal Counsel VanRoss, he will send correspondence to the DOT putting them on notice that this is a dangerous area of roadway. He stated especially in light of the fact that there are Schools Buses from the Putnam Valley School District that travel the roadway, which is the area of grave concern. He stated that he will also contact the Putnam Valley School Superintendent to gather factual statistics on the number of students and buses that travel the Pudding Street Overpass, and

include that in the correspondence to the DOT. He stated that matter was first identified as a severe safety issue in 2003 and there were federal dollars secured, approximately \$14 million and another \$1 million to do a study. Unfortunately, time has lapsed and that funding is no longer available.

Legislator Scuccimarra stated she is in full support of any action that can be taken to get this matter addressed. She stated Putnam Valley is part of her Legislative District and she is familiar with the area of the Taconic. She stated there are many accidents at the site.

**Item #11) Adjournment**

There being no further business, at 9:20P.M., Chair Albano made a motion to adjourn;  
Seconded by Legislator Castellano. All in favor.

Respectfully submitted by Diane Trabulsy, Deputy Clerk of the Legislature.