

**MINUTES OF REGULAR MEETING OF THE BOARD OF TRUSTEES OF THE VILLAGE OF BRONXVILLE HELD ON DECEMBER 13, 2010 AT THE VILLAGE HALL, 200 PONDFIELD ROAD, BRONXVILLE, N.Y.**

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PRESENT: Mary C. Marvin Mayor  
Glenn D. Bellitto Trustees  
William H. Barton, Jr.  
Anne W. Poorman

ALSO PRESENT: Harold Porr III Village Administrator  
James Staudt Village Attorney  
Terry O'Neil Labor Attorney  
Chris Kurtz Labor Attorney

EXCUSED: Robert S. Underhill Trustee

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**WORK SESSION & EXECUTIVE SESSION**

Mayor Marvin called the meeting to order at 6:30PM.

In attendance were Mayor Marvin, Trustee Bellitto, Trustee Barton, Trustee Poorman, Village Administrator Harry Porr, Village Attorney Jim Staudt, and labor attorneys Terry O'Neil and Chris Kurtz.

Village Administrator, Harold Porr, reviewed the meeting agenda.

At 6:40PM, on motion of Trustee Barton, second by Trustee Bellitto, the Trustees entered Executive Session to discuss personnel matters in the Administration Department and Parking/Court Office; discuss with the labor attorneys preparations for PBA/Teamster negotiations and to discuss real estate matters.

At 8:03PM on motion of Trustee Bellitto, second by Trustee Poorman, the Trustees re-opened the work session.

The Trustees entered into the public session at 8:06PM.

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Mayor Marvin opened meeting at 8:08PM.

**MAYOR'S REPORT**

Start with most timely topic - taxes.

Every resident received a disclosure notice in late November with the new value for the 2011 tax roll. By way of explanation, unlike most conventional revaluation updates, our team did a site inspection of every property. They then selected five comparable homes based primarily on recent sales data and then used software provided by the State Office for Real Property Services that has a program that takes the information on a particular property, the five comparable sales, cost approach information, regression analysis and all these formulas turn into a prediction of value.

After reviewing all of this data, the State informed us just last week that our valuation numbers did meet their standards and do represent 100% value of Village properties.

However, if you do not believe that your individual property represents 100% of value, the disclosure notice directs you to call Village Hall. Some folks have called and just needed a more detailed explanation and other folks wanted to talk about it further so we set up an extra process for informal reviews that took place last Wednesday and this past Saturday. The goal being to meet face-to-face with residents, share information in the hopes of possibly avoiding the more formal and expensive Grievance procedure that takes place the second Tuesday in February.

If you missed these informal reviews last week, still just call Village Hall and we will help you out. Should you want to see further information, we have four binders in

Village Hall that include the valuations and comps of every property in the Village and after January 1<sup>st</sup>, we will have a computer with the information at the library as well.

In the interim, if you have any questions about your taxes, just call Village Hall and we will help.

Taxes are due on December 1<sup>st</sup> and any tax payments postmarked after January 3<sup>rd</sup> or brought in in person after January 3<sup>rd</sup> are subject to a 5% penalty in the first month of non-payment and an additional 1% each month thereafter. Also to save time, money and paper, the second half stub is included in the first half billing so you should have a second half stub at home to return with your upcoming payment. In 2011, you will receive another paper bill in June. However, we will remind you throughout each season with e-alerts, notices in the papers and at Board meetings so you do not miss the deadlines.

On the same subject of property valuation and taxes, I was invited to speak at a forum in Scarsdale where they are grappling with the same issues we first dealt with in 2007.

Other news, we are already working on the budget for next fiscal year due in April. Meeting with each department head to review individual budgets. Extremely challenging.

I attended a seminar in Albany on pensions and bottom line the current system is unsustainable.

Some examples:

- Representatives of some communities in Upstate New York now say they pay more in retirement benefits from tax dollars than they pay to current staff performing the necessary services.
- Closer to home, in Westchester County, the average County employee now costs \$120,000 with 59% of costs going to pension and health care. As a comparison, General Motors which could not sustain their employee costs structure spent 37% per employee and went bankrupt on pension and healthcare costs. The situation is dire – urge you to contact our representatives in Albany to have the political courage to confront it.

#### Other on-going business

- United Water rate increase and fire hydrant maintenance increase.
- Franchise fee to change United Water – action in the State Legislature
- Change the cost structure - hydrant costs rate payers vs. taxpayers
- Develop policy/procedure for hydrant maintenance
- Feet to fire

Mr. Porr and I attended an informational meeting with County staff and the Federal monitor to get an update on the Affordable Housing Agreement. So far there are 220 units designated for construction or use meeting all of the 2011 goals. The issue they are dealing with now is putting together a marketing plan to reach the people eligible for units under the settlement.

Alarm permits – notice sent out last week for 2011 renewal. The cost is \$50. If you do not receive one or have a new alarm, please call the Police Desk at 337-0500.

Change our contract for gas heating to save a little money. We only have gas in the Department of Public Works garage and the library but every savings however small helps.

Some really upbeat news. Senor Mehle from the Spanish Department brought a group of students over who were visiting from the Canary Islands – showed them everything. They arrived two days late – buckled in on the runway in Madrid when the Spanish air traffic controllers just decided to strike. They were stuck for two days at the airport.

And finally, the Village got together with Ruth Wood and the Chamber of Commerce and decided it would be nice to recognize the high school's all State Champions – this was the first time we ever had three in one season and so we had the little parade on Saturday. Nice small town event; Tuckahoe loaned us their trolley, our DPW guys cleaned their trucks so the kids could ride in them, and the Fire Department

and EVAC contributed vehicles. It is nice to honor our kids for any of their accomplishments. And, we need to do this more often for every type of achievement, not only athletics.

## **TRUSTEE REPORTS**

**Trustee Bellitto** reported on the Green Committee who will be giving hosting a presentation on “Doing Our Part” on Tuesday, January 18<sup>th</sup> at 7:30PM at the Library.

Police – Trustee Bellitto told residents that there was a tragedy in front of Fogarty’s Restaurant on Kraft Avenue last week and he conveyed how the hearts of all residents go out to the deceased’s daughter. The police did a great job during all of this.

Parking – revenues were greater than budget and the same as last year.

**Trustee Barton** had no report.

**Trustee Poorman** reported on the Library and that they will be discussing budget matters next week.

Chamber – Trustee Poorman said that there have been several events in the last few weeks - the tree lighting and the parade for our State champions. She reported that Kensington Paper is closing and that an art gallery run by Dean Lombardo is going in that space. Also, on Kraft Avenue, a home goods store called Urban Cottage Design is coming soon. And finally, Mano y Mano is moving to Pondfield Road at the end of the month.

## **APPROVAL OF MINUTES**

On motion of Trustee Bellitto, second by Trustee Barton, the Board approved the minutes of the Regular Meeting on November 8, 2010 as drafted.

Mayor Marvin said that the Trustees have decided to postpone the public hearing scheduled for this evening. They thought it would be helpful to have Chief Satriale with them when discussing this proposed local law. This is not an urgent issue and it will be re-scheduled and re-noticed for another meeting.

Village Attorney, James Staudt, said that there are some things proposed in this local law that need to be reviewed and discussed and it makes sense to withdraw the public hearing.

On motion of Trustee Barton, second by Trustee Poorman, the public hearing for the proposed local law was withdrawn.

## **NEW BUSINESS**

### **RESOLUTION – A1 COMPUTER SERVICES**

On motion of Trustee Barton, second by Trustee Poorman, the following resolution was unanimously approved:

**BE IT RESOLVED** that the Village of Bronxville Board of Trustees authorizes the Mayor to enter an agreement with A1 Computer Services of Thornwood, NY to provide supplemental IT services. The services will include offsite backup and recovery, network monitoring, periodic site visits to perform system checkups and load patches, and special projects as needed. This will be effective January 1, 2011. (Agreement attached)

### **RESOLUTION – COSTLOW & HUBACHER, PLLC**

On motion of Trustee Bellitto, second by Trustee Barton, the following resolution was unanimously approved:

**BE IT RESOLVED** that the Village of Bronxville Board of Trustees authorizes the Mayor to enter an agreement with Costlow & Hubacher, PLLC of Fairfax, VA to provide legal services in connection with the renewal of the cable television franchise currently held by Cablevision; enforcement of the existing and any renewal cable franchise; and related cable and telecommunications matters. This will be effective immediately. (Engagement Agreement attached)

**RESOLUTION – NYSDOT SNOW & ICE AGREEMENTS EXTENSION FOR 2011/2012 SNOW SEASONS**

On motion of Trustee Bellitto, second by Trustee Poorman, the following resolution was unanimously approved:

**WHEREAS**, the Village of Bronxville has entered into Agreement # D010765 with the New York State Department of Transportation entitled “ Indexed Lump Sum Snow and Ice Agreement “.

**WHEREAS**, the original three year agreement allows annual extensions subject to the approval of both parties; and

**WHEREAS**, the present agreement expires June 30, 2011;

**NOW, THEREFORE BE IT RESOLVED**, that the Village of Bronxville Board of Trustees authorizes the Mayor to sign the 2011/2012 NYSDOT Snow & Ice Agreement Extension.

**RESOLUTION – 2010 SCAR SETTLEMENTS**

On motion of Trustee Poorman, second by Trustee Barton, the following resolution was unanimously approved:

**WHEREAS**, Small Claims Assessment Review petitions having been filed by each property owner identified on the annexed schedules to this resolution challenging real property tax assessments on the Village's 2010 Final Assessment Roll.

**WHEREAS**, petitioners’ court challenges are now pending in the Supreme Court, Arbitration Division, Westchester County,

**WHEREAS**, the Village and the property owners have reached a mutually agreeable resolution;

**NOW THEREFORE BE IT RESOLVED**, that the Village Board hereby authorizes the Village Assessment Consultant to execute those proceedings marked “Settled” on behalf of the Village and School reducing the assessments to no less than the following amounts:

<b>TYPE</b>	<b>ADDRESS</b>	<b>ORIGINAL AV</b>	<b>REDUCED AV</b>	<b>REDUCTION</b>	<b>REFUND (VILLAGE)</b>	<b>REFUND (SCHOOL)</b>	<b>TOTAL REFUND</b>
Settled	15 Locust Lane	1,950,000	1,850,000	100,000	\$ 267.20	\$ 1,335.40	\$ 1,602.60
Settled	4 Plateau Cir	3,400,000	3,280,000	120,000	\$ 320.64	\$ 1,602.48	\$ 1,923.12
Settled	376 New Rochelle Rd	2,159,300	2,159,300	-	\$ -	\$ -	\$ -
Settled	7 Lookout Ave	2,179,167	2,083,000	96,167	\$ 256.96	\$ 1,284.21	\$ 1,541.17
Settled	1 Dusenberry Rd	2,350,000	2,250,000	100,000	\$ 267.20	\$ 1,335.40	\$ 1,602.60
Settled	5 Bolton Gardens	1,056,852	875,000	181,852	\$ 485.91	\$ 2,428.45	\$ 2,914.36
Settled	241 Pondfield Rd	1,464,537	1,250,000	214,537	\$ 573.24	\$ 2,864.93	\$ 3,438.17
Settled	11 Greenfield Ave	1,906,800	1,750,000	156,800	\$ 418.97	\$ 2,093.91	\$ 2,512.88
Settled	40 Sturgis Rd	1,773,703	1,500,000	273,703	\$ 731.33	\$ 3,655.03	\$ 4,386.36
Settled	19 Summit Ave	1,173,055	950,000	223,055	\$ 596.00	\$ 2,978.68	\$ 3,574.68
Settled	3 Red Oak Rd	2,037,037	1,850,000	187,037	\$ 499.76	\$ 2,497.69	\$ 2,997.45
Settled	37 Oriole Ave	2,044,815	1,900,000	144,815	\$ 386.95	\$ 1,933.86	\$ 2,320.81

Settled	16 Prescott Ave	2,850,000	2,750,000	100,000	\$ 267.20	\$ 1,335.40	\$ 1,602.60
Settled	35 Park Ave	1,500,000	1,450,000	50,000	\$ 133.60	\$ 667.70	\$ 801.30
Settled	1 Village Lane	1,450,000	1,400,000	50,000	\$ 133.60	\$ 667.70	\$ 801.30
Settled	25 Dusenberry Rd	1,750,000	1,700,000	50,000	\$ 133.60	\$ 667.70	\$ 801.30
				<b>TOTAL</b>	<b>\$ 5,472.17</b>	<b>\$ 27,348.54</b>	<b>\$ 32,820.70</b>

Mayor Marvin stated that the revaluation update is the only way to capture under assessed properties.

**PUBLIC COMMENTS –**

Megan McKinley, 6 Crampton Road, said she was looking at the tax roll and with the revaluation being conducted she wanted to know what the overall change was.

Mayor Marvin replied that the overall value went down but did not want to give a specific percentage until the tentative roll came out on February 1, 2011.

Mrs. McKinley asked if going forward those that challenged last year's assessments would be re-valued the same as the others in the Village or would they be assessed at the negotiated value.

Mayor Marvin responded that they would be treated as everyone else.

Mrs. McKinley then inquired about the Village police department. She would like to see something that reports the overall costs for the department (personnel costs, building use, vehicle purchases, etc.).

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Mayor Marvin wished everyone a happy holiday.

There being no further comments, the meeting was adjourned at 8:34PM by motion of Trustee Bellitto, second by Trustee Poorman.

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Harold Porr III,  
Village Administrator/Village  
Clerk