

**VILLAGE OF SPRING VALLEY
VILLAGE BOARD
APRIL 1, 2025 9:54 PM**

Present: Deputy Mayor Gross
Trustee Grossman
Trustee Eisenbach
Trustee Smith

Absent: Mayor Simon

Also Present: Attorney Chafizadeh

Clerk Montgomery read the roll

Assemblage saluted the flag led by Attorney Emmanuel

Resolution No. T-078-4.01.25

WHEREAS, Mayor Simon and the members of the Spring Valley Board of Trustees have reviewed bills to be paid reflecting such expenditures, and

WHEREAS, Abstracts require the approval of the Village of Spring Valley Board of Trustees, now, therefore, it is hereby

RESOLVED, that the Village of Spring Valley Board of Trustees hereby approves the payment of the bills of the Village of Spring Valley set forth below and authorizes the Treasurer of the Village of Spring Valley to pay such bills, with the exceptions noted below.

APPROVAL OF ABSTRACTS

GENERAL FUND 2025/21

Amount \$26,154.83

Claim #'s 56065946 thru 56066621

On Roll:

Mayor Simon	Absent
Deputy Mayor Gross	Yes
Trustee Grossman	Yes
Trustee Eisenbach	Yes
Trustee Smith	Yes

POST AUDITED GENERAL ABSTRACT 2025/21

Amount \$147,468.51

Claim #'s 56065923 thru 56066018

On Roll:

Mayor Simon	Absent
Deputy Mayor Gross	Yes
Trustee Grossman	Yes
Trustee Eisenbach	Yes
Trustee Smith	Yes

Dated: April 1, 2025

Resolution No. T-079-4.1.25

Moved by Deputy Mayor Gross, Seconded Trustee Smith

RESOLUTION APPROVING SECTION 8 ABSTRACT # 856

WHEREAS, Section 8 requests approval of Abstract # 856
and;

WHEREAS, such requests require the approval of The Board of Trustees, Village of Spring Valley;

NOW, THEREFORE, BE IT

RESOLVED, that Section 8's request for approval of Abstract #856 is hereby approved.

SECTION 8	AMOUNT
Abstract #856	\$388.31

On Roll:

Mayor Simon	Absent
Deputy Mayor Gross	Yes
Trustee Grossman	Yes
Trustee Eisenbach	Yes
Trustee Smith	Yes

Dated: April 1, 2025

Public Participation:

Hank Baxter of Wood Street shared that mattresses are left on Lawrence Street, catch basins are clogged, Union, Dutch and Lawrence Streets are in severe disrepair, Bird Flu, mice, bedbugs are out of control and taxis are speeding throughout the village.

James Fraizer of Bethune Blvd. shared that he feels police enforcement is absent in the hot areas of the village. Mr. Frazier also thanked DPW for starting a clean-up in the village.

Jackie Golden of white Plains, NY asked that the mattresses on Lawrence be removed and questioned if we could ticket the individual urinating in public.

Sherry Scott of Spring Valley shared that children are playing soccer on the basketball courts and causing damage and requested that something be done to avoid further damage.

Deputy Mayor Gross moved to open the public hearing for the applicant of 72-74 NY-59 seeking a special permit to construct a digital billboard, motion seconded by Trustee Grossman and carried by all present. Deputy Mayor Gross then moved to adjourn the matter to the May 6, 2025 meeting, seconded by Trustee Grossman and carried by all present.

Deputy Mayor Gross moved to open the public hearing to consider a local Law amending the Zoning Code to regulate cannabis use in the Village. motion seconded by Trustee Grossman and carried by all present. Attorney Emmanuel submitted letter dated 3/18/25 describing distance between cannabis facilities and Daycares. Deputy Mayor Gross then moved to adjourn the matter to the May 6, 2025 meeting, seconded by Trustee Grossman and carried by all present.

Resolution No. T-080-4.1.25

Moved by Deputy Mayor Gross, Seconded by Trustee Grossman

**AUTHORIZING THE PAYMENT OF LEGAL INVOICE
FOR WHITMAN OSTERMAN & HANNA, PC IN THE
AMOUNT OF \$720.00 FOR SERVICES RENDERED
THROUGH FEBRUARY 28, 2025**

WHEREAS, the Village has retained Whiteman Osterman & Hanna PC to provide legal services; and

WHEREAS, Whiteman Osterman & Hanna PC has submitted an invoice for services rendered in the amount of \$720 through February 28, 2025; and

WHEREAS, the Village Board wishes to authorize payment of \$720.

NOW, THEREFORE, it is hereby resolved by the Village Board of Trustees as follows:

Section 1. The Village Board of Trustees hereby ratifies and affirms each and every “WHEREAS” paragraph above and approves the payment of the invoices totaling \$720 to Whiteman Osterman & Hanna PC.

Section 2. The Village Board of Trustees directs staff to take whatever steps necessary to make payment thereof.

The question of the adoption of the foregoing Resolution was duly put to a vote, which resulted as follows:

On Roll:

Mayor Simon	Absent
Deputy Mayor Gross	Yes
Trustee Grossman	Yes
Trustee Eisenbach	Yes
Trustee Smith	Yes

Dated: April 1, 2025

Resolution No. T-081-4.1.25

Moved by Deputy Mayor Gross, Seconded by Trustee Smith

**LOCAL LAW AMENDING VILLAGE CODE CHAPTER 118
FEE SCHEDULE**

WHEREAS, Chapter 118 of the Village Code contains the Village’s fee schedule which outlines the different fees for various applications and the like; and

WHEREAS, the Village wishes to create a fee schedule for billboard applications and permits; and

NOW, THEREFORE, it is hereby resolved by the Board of Trustees as follows:

Section 1. The Village hereby ratifies and affirms each and every “Whereas” paragraph above.

Section 2. the Village Board of the Village of Spring Valley hereby amends the Village Code modifying the Village’s schedule of fees provided in Chapter 118 of the Village Code as follows with ~~striketrough~~ language being removed and underlined language being added:

Chapter 118. Fees

§ 118-14. Schedule of fees.

E. Chapter 210, Billboards

(a) Application fee: \$500

(b) Annual fee (due March 1 of each year) upon completion of construction of a digital billboard:

- i. Year 1: \$1,500
- ii. Year 2: \$2,500
- iii. Year 3: \$3,500
- iv. Year 4: \$5,000
- v. Year 5: \$6,000
- vi. All subsequent years: \$6,000

(c) Annual fee upon completion of construction for static billboard: \$2,500 per year due on March 1st of each year.

Section 3. This Local Law shall take effect immediately.

BE IT FURTHER RESOLVED, if any clause, sentence, paragraph, subdivision, or portion of this Local Law or the application thereof to any person, firm or corporation, or circumstance, shall be modified by any court of competent jurisdiction to be invalid or unconstitutional, such order or judgment shall not affect, impair, or invalidate the remainder thereof, but shall be confined in its operation to the clause, sentence, paragraph, subdivision, or part of this Local Law or in its application to the person, individual, firm or corporation or circumstance, directly involved in the controversy in which such judgment or order shall be rendered.

BE IT FURTHER RESOLVED, that the Village Board hereby directs the Village Clerk to file said Local Law in the Office of the Secretary of State; and

BE IT FURTHER RESOLVED, that this local law shall be effective immediately.

On Roll:

Mayor Simon	Absent
Deputy Mayor Gross	Yes
Trustee Grossman	Yes
Trustee Eisenbach	Yes
Trustee Smith	Yes

Dated: April 1, 2025

Resolution No. T-082-4.1.25

Moved by Deputy Mayor Gross, Seconded by Trustee Smith

**AUTHORIZING THE RETENTION OF MCCAREY
PROPERTY MANAGEMENT, LLC AS AN INDEPENDENT
CONTRACTOR/CONSULTANT**

WHEREAS, the Village has retained McCarey Property Management, LLC as an independent contractor/consultant to assist the Village staff in certain matters related to the Building Department and fire safety issues; and

WHEREAS, the Village desires to continue the retention of McCarey Property Management, LLC for an additional 12 months, commencing on April 1, 2025; and

NOW, THEREFORE, it is hereby resolved by the Village Board of Trustees as follows:

Section 1. The Village Board of Trustees hereby ratifies and affirms each and every “WHEREAS” paragraph above and approves the retention of McCarey Property Management, LLC on the following terms and conditions pending final review and approval of the formal contract by the Village Attorney: (1) 12-month contract; (2) maximum of 22.5 hours per week; and (3) a rate of \$100 per hour. Any CDRC fire plan reviews are not subject to the 22.5 hours per week and will be invoiced separately by McCarey Property Management, LLC and paid for by property owners/developers through escrow monies deposited with the Village.

Section 2. The Village Board of Trustees directs staff to take all necessary steps to finalize the terms of the contract with McCarey Property Management, LLC.

The question of the adoption of the foregoing Resolution was duly put to a vote, which resulted as follows:

On Roll:

Mayor Simon	Absent
Deputy Mayor Gross	Yes
Trustee Grossman	Yes
Trustee Eisenbach	Yes
Trustee Smith	Yes

Dated: April 1, 2025

At 10:25 pm Deputy Mayor Gross moved to adjourn the meeting, seconded by Trustee Smith and carried by all present.
