

**Minutes of the Sleepy Hollow
Local Development Corporation**

A meeting of the Sleepy Hollow Local Development Corporation was held on Monday, Sept. 25, 2017 at 7:00 P.M. at Sleepy Hollow Village Hall, 28 Beekman Avenue, Sleepy Hollow, N.Y.

Present: Michael Dawley
Anthony Scarpati
Ken Wray
Teresa Oeste-Villavieja

Also Present: David Rothman, Esq., Harris Beach
David Schroedel, Hudson Valley Management Consulting LLC
David Smith, Planning & Development Advisor
Joan Bucci, Acting Secretary/Bookkeeper

The meeting was called to order by Chairman Dawley at 7:02 p.m.

At 7:03 p.m. Director Wray moved to go into Executive Session to discuss the medical, financial, credit or employment history of a particular person or corporation, or matters leading to the appointment, employment, promotion, demotion, discipline, suspension, dismissal or removal of a particular person or corporation. Motion was seconded by Director Scarpati. Motion carried 3-0.

At 8:05 p.m. Director Scarpati moved to go out Executive Session. Seconded by Director Wray. Motion carried 4-0.

APPROVAL OF MINUTES

Motion was made by Director Wray, seconded by Director Oeste-Villavieja to approve the August 14, 2017 minutes. Motion carried 3-0. Director Scarpati abstained.

Motion was made by Director Wray, seconded by Director Scarpati to approve the September 11, 2017 minutes. Motion carried 3-0. Director Oeste-Villavieja abstained.

APPROVAL OF EXPENDITURES

Director Wray requested a budget to go with the expenditures. Mr. Schroedel will put together a budget. Motion was made by Director Wray and seconded by Director Oeste-Villavieja to approve expenditures in the amount of \$111,856.92. Motion carried 4-0.

CONSULTANT REPORT: David Schroedel, Hudson Valley Management Consultants, LLC reported on the following items:

- A) Fill Permit Application: The geotechnical analysis commissioned in the late Spring revealed greater than expected potential ground settlement under planned structure on the East Parcel. The engineering findings have presented some issues the manner in which we bring in fill. Need to modify the fill permit. The application is before the Planning Board on Thursday.

B) East Parcel Update:

The location of the fill to match the needs of the dredging project with Philipsburg Manor Beach Club have been implemented. By end of the week PMBC contractor will be installing the geo-tubing and pipes.

Sentrale has moved the bulk of their fill to a location consistent with the existing fill permit. The larger rocks have been crushed as requested by the LDC.

To date we have brought in 17,154 cubic yards of fill. Together with the material already on-site and the Sentrale material we have approximately 35,000 yards on-site with another 5,000 coming from the dredging project.

C) 193 Beekman Avenue UAW Building: Contracts have been signed with DJRon Home Improvements who will be doing the work on the building as authorized by the Board at its September 11, 2017 meeting. A permit for this work has been submitted to the Building Department. Awaiting issuing of permits.

CONSULTANT REPORT: David Smith, Planning & Development Advisor:

Recommends discussions start again with Morton in regards to the DPW prefab to elicit structural design and costs.

Mr. Smith discussed the next steps in the development of the East Parcel. Village Board needs to decide and finalize what will be the first phase. Mr. Smith recommends Board of Trustees and LDC Board get together to discuss.

NEW BUSINESS

Director Scarpati discussed the final reports from the auditors.

Next Board meeting is October 12, 2017 with the Board of Trustees.

OLD BUSINESS

None.

At 9:09 p.m., motion was made by Director Wray and seconded by Director Oeste-Villavieja, to adjourn the meeting. Motion carried 4-0.

The next LDC meeting will be on October 12, 2017 at 7:00 pm at Sleepy Hollow Village Hall.

Respectfully submitted,


Joan Bucci
Acting Secretary