

A meeting of the Town Board of the Town of Lewisboro, Westchester County, New York, was held on December 10, 2018 at 7:30 p.m. at the Lewisboro Library, 15 Main Street, South Salem, New York.

**PRESENT:**

Supervisor	Peter Parsons
Council Members	Jane Crimmins, Tony Gonçalves, John Pappalardo, Daniel Welsh
Town Clerk	Janet Donohue
Absent	None

Also attending was the Attorney for the Town Anthony Molé, Facilities Maintenance Manager Joel Smith, Highway Superintendent Peter Ripperger, Charles Beckett, Comptroller Leo Masterson and Confidential Secretary/Benefits Coordinator Mary Hafter.

Approximately 13 residents/observers.

Supervisor Parsons called the meeting to order at 7:34 p.m.

**EMERGENCY PROCEDURE**

Supervisor Parsons noted the exits to be used in the event of an emergency.

**PLEDGE OF ALLEGIANCE**

The Supervisor led the Pledge of Allegiance to the flag.

**COMMUNICATIONS**

**TOWN OFFICIALS & EMPLOYEES – Passing of Lee Blum**

Supervisor Parsons informed the public that Lee Blum had passed away on December 6<sup>th</sup>, 2018. He stated that Ms. Blum was instrumental in creating the middle income housing in Oakridge and she spearheaded the recycling program in town. She was also concerned about roads being tunnels with fencing on either side of the road and a law was created in the Town Code reflecting this. Supervisor Parsons stated that Ms. Blum was tenacious and extremely successful.

Mr. Pappalardo stated that Ms. Blum was very principle driven and was brutally candid. He also shared that one of her slogans while running for a Town Board seat was “Blum Gets it Done”.

Mr. Welsh stated that Ms. Blum was a neighbor and he recently learned that she published a book in June about her history of coming to the United States in 1936 from Germany. This book is located at the Lewisboro Library.

On motion by Mr. Parsons, seconded by Mr. Pappalardo, the Board voted as follows:

THE VOTE:	Yes	- Parsons, Crimmins, Gonçalves, Pappalardo, Welsh	(5)
	No	- None	(0)
	Absent	- None	(0)

RESOLUTION

WHEREAS, the Town Board of the Town of Lewisboro was saddened to learn of the recent passing of longtime resident Lee Blum, and

WHEREAS, Lee Blum served on the Planning Board of the Town of Lewisboro from 1982 through 1987, and

WHEREAS, Lee Blum served the Town as the first Councilwoman of the Town Board of the Town of Lewisboro for eight years from 1988 through 1995 and is remembered as someone who gave generously of her time for the betterment of her community, and

WHEREAS, Lee Blum was the Town Board member most involved with the upgrading of the Recycling Center in 1991, and

WHEREAS, Lee Blum was appointed as the Community Development Advisory Group Representative from 2007 and 2008, now therefore be it

RESOLVED, that the Town Board mourns the passing of Lee Blum and extends its sympathies to the entire Blum family.

FUNERAL – Mary Frances Lynch

Supervisor Parsons stated that Mary-Frances Lynch's funeral took place at 10:00 a.m. on December 10, 2018 at the South Salem Cemetery. Approximately 50 people from the area attended her service. The burial and memorial expenses were all paid for by community donations.

PLANNING BOARD – Letter from Keane & Beane re AFFH

Supervisor Parsons read a letter from Judson Siebert from Keane & Beane on behalf of the Planning Board regarding Affirmatively Furthering Fair Housing (AFFH) Dwelling Units. The Planning Board of the Town of Lewisboro considered this proposed legislation at its November 20, 2018 meeting. The Planning Board requests that the Town Board obtain guidance from Kellard Sessions concerning the impact of this legislation and the manner in which it will implement the "Model Ordinance" within the Town of Lewisboro. The Planning Board also acknowledged the receipt of the comments tendered by the County of Westchester Planning Board with regard to these amendments.

Supervisor Parsons stated that he did consult with Kellard Sessions and they responded that they had no comments.

PUBLIC HEARING – Affirmatively Furthering Fair Housing (AFFH) Amendments  
(7:41-7:56 p.m.)

Supervisor Parsons called the public hearing to order. There was no objection to the time or form of the public notice (attached).

Supervisor Parsons called for comments from the public. Mickey DeNicola who resides in Goldens Bridge, NY stated that many people were not clear on what this was all about. She stated that she attended the Planning Board meeting and that Board seemed not to know what it was about either. Supervisor Parsons stated that they had been through this three times. He stated that the amendment takes the existing town law and extends it to any new development in town, requiring that there be one unit of affordable housing for every 10 new units built. Supervisor Parsons continued that it lays out who qualifies for affordable housing, what the sizes are, what the parking needs to be, but most of this is already in the Town Code. He stated that this amendment adds the portions of the fair housing law that the town did not already adopt in 2016.

Ms. DeNicola asked why this action was taking place now and Supervisor Parsons stated that essentially a federal mandate that we adopt these portions. Town Attorney Anthony Molé stated that the Town has been working on this for a while and it has been in the works. Mr. Gonçalves and Ms. Crimmins also stated that the Westchester County was waiting for Lewisboro to move ahead as we were one of only two towns that had not yet adopted the ordinance in its entirety. Ms. DeNicola questioned a statement that Mr. Pappalardo made at a recent Planning Board meeting regarding the Town's status with the federal housing monitor. Mr. Pappalardo stated what he said was that Lewisboro was one of two to three towns that the monitor perceived as being non-compliant in terms of the conditions of the housing settlement. The monitor was going to write a report to the Federal District Court Judge saying that the County was compliant however there were 2 or 3 towns that were not compliant; Lewisboro being one of them. It was that concern that precipitated the meeting in Mr. Pappalardo's office with the monitor and Mr. Parsons.

On motion by Mr. Parsons, seconded by Mr. Gonçalves, the Board voted as follows:

THE VOTE:	Yes	- Parsons, Crimmins, Gonçalves, Pappalardo, Welsh	(5)
	No	- None	(0)
	Absent	- None	(0)

### RESOLUTION

RESOLVED, that the public hearing to amend Chapter 220 regarding Affirmatively Furthering Fair Housing (AFFH) Dwelling Units, which will amend Section 220-2 to amend the definition of "Affordable Affirmatively Furthering Fair Housing (AFFH) Unit", and to enact Section 220-25.1, entitled "Inclusionary Affirmatively Furthering Fair Housing (AFFH) Dwelling Units" is now closed.

Supervisor Parsons stated in addition to the Planning Board letter, he also has a letter from the Westchester County Planning Board with comments as they pertained to the Town's proposed adoption of a revision to the Zoning Code to include more provisions of the Model Ordinance for Affordable Housing. The comments were as follows:

1. Development Incentives. We note that the proposed zoning amendments do not include incentives to encourage the creation of affordable AFFH units above the number required to be created by the ordinance. We recommend the Town consider providing incentives such as allowing higher densities, easing minimum height, bulk and setback requirements, or an allowance for shared parking so as to reduce infrastructure costs.

2. Minimum inclusion of affordable AFFH units. We also note that the new regulations would only require the inclusion of affordable AFFH units for residential developments of 10 units or greater. We recommend that consideration be given towards requiring one affordable AFFH unit in developments between five and nine units in size.
3. Occupancy Standards. The table showing occupancy standards should be revised to prescribe both minimum and maximum occupancy limits for affordable AFFH units based on the number of bedrooms.
4. Administration. Administration of the proposed zoning amendment should be revised to include a reference to the monitoring responsibilities of the organization or agency overseeing the administration of affordable AFFH units in the Town, if the Town wishes for the County to conduct the on-going monitoring of the compliance of the units.
5. Monitoring. The word monitoring should be included as part of the administration.

A new draft of the local law has been created to incorporate the above changes.

TOWN CODE – Chapter 220-2; Amend Definition of “Affordable Affirmatively Furthering Fair Housing (AFFH) Unit”, and to enact Section 220-25.1, entitled “Inclusionary Affirmatively Furthering Fair Housing (AFFH) Dwelling Units”

On motion by Mr. Parsons, seconded by Mr. Pappalardo, the Board voted as follows:

THE VOTE:	Yes	- Parsons, Crimmins, Gonçalves, Pappalardo, Welsh	(5)
	No	- None	(0)
	Absent	- None	(0)

## **LOCAL LAW NUMBER 13-2018 OF THE TOWN OF LEWISBORO AMENDMENT TO THE LEWISBORO TOWN CODE**

### **SECTION 1 -- TITLE**

This Local Law shall be known as 2018 Amendments to Chapter 220 regarding Affirmatively Furthering Fair Housing (AFFH) Dwelling Units, which will amend Section 220-2 to amend the definition of “Affordable Affirmatively Furthering Fair Housing (AFFH) Unit”, and to enact Section 220-25.1, entitled “Inclusionary Affirmatively Furthering Fair Housing (AFFH) Dwelling Units.”

### **SECTION 2 -- ADOPTION**

Now therefore be it enacted by the Town Board of the Town of Lewisboro Local Law 13-2018 that this law shall take effect immediately upon filing with the Secretary of State:

### **SECTION 3 – AMENDMENTS TO CHAPTER 220**

#### **Section 220-2. Definitions and word usage.**

B. For the purposes of this chapter only, certain words and terms used herein are defined as follows:

AFFORDABLE AFFIRMATIVELY FURTHERING FAIR HOUSING (AFFH) UNIT – 1) A for-purchase housing unit that is affordable to a household whose income does not exceed 80% of the area median income (AMI) for Westchester as defined annually by the U.S. Department of Housing and Urban Development (HUD) and for which the annual housing cost of a unit including common charges, principal, interest, taxes and insurance (PITI) does not exceed 33% of 80% AMI, adjusted for family size and that is marketed in accordance with the Westchester County Fair & Affordable Housing Affirmative Marketing Plan. 2) A rental unit that is affordable to a household whose income does not exceed 60% of AMI and for which the annual housing cost of the unit, defined as rent plus any tenant paid utilities, does not exceed 30% of 60% AMI adjusted for family size, and that is marketed in accordance with the Westchester County Fair & Affordable Housing Affirmative Marketing Plan.

**Section 220-25.1. Inclusionary Affirmatively Furthering Fair Housing (AFFH) Dwelling Units.**

- A. Required Affordable AFFH Dwelling Units. Within all residential developments of ten (10) or more dwelling units created by subdivision or site plan, no less than ten percent (10%) of the total number of units must be created as affordable AFFH units. In residential developments of five to nine units, at least one affordable unit shall be created.

No preferences shall be utilized to prioritize the selection of income-eligible tenants or purchasers for affordable AFFH dwelling units created under this section.

Notwithstanding the above, all such affordable AFFH dwelling units, whether for purchase or for rent, shall be marketed in accordance with the Westchester County Fair & Affordable Housing Affirmative Marketing Plan.

This section shall not apply to any development of dwelling units constructed prior to the enactment of this section, or to any development of dwelling units to be constructed which has received a negative declaration of environmental consequence prior to the enactment hereof. Previously approved middle-income dwelling units shall continue to comply with Section 220-26(F) of this chapter.

- B. Time period of affordability and property restriction. Dwelling units designated as affordable AFFH dwelling units must remain affordable for a minimum of 50 years from the date of initial certificate of occupancy for rental properties, or of original sale for ownership units. A property containing any affordable AFFH dwelling units must be restricted using a mechanism such as a declaration of restrictive covenants in recordable form acceptable to the Town Attorney which shall ensure that the affordable AFFH dwelling unit shall remain subject to the affordable regulations for the minimum 50 year period of affordability. Among other provisions, the covenant shall require that the affordable AFFH dwelling unit be the primary residence of the resident household selected to occupy the unit. Upon approval, such declaration shall be recorded against the property containing the affordable AFFH dwelling prior to the issuance of a Certificate of Occupancy for the development.
- C. Eligibility. Such affordable AFFH dwelling units shall be available for sale, resale or continuing rental only to income-eligible families for AFFH dwelling units as defined in Section 220-2 of this chapter.
- D. Unit Appearance and integration.

- (1) Within one-family dwelling developments, the affordable AFFH dwelling units may be one-family dwellings or may be incorporated into one or more two-family dwellings. Each one-family affordable AFFH dwelling unit may be located on a lot meeting 75% of the minimum lot area for the one-family dwellings in the development.
- (2) Each two-family affordable AFFH dwelling and each multifamily affordable AFFH dwelling unit shall be located on a lot meeting the minimum lot area for the one-family dwellings in the development. All such affordable AFFH units shall be as indistinguishable as possible in appearance from the other one-family dwellings in a development. Interior finishes and furnishings may be reduced in quality and cost to assist in the lowering of the cost of development of the affordable AFFH dwelling units
- (3) Within multifamily developments, affordable AFFH dwelling units shall be physically integrated into the design of the development, subject to review by the Planning Board, and shall be distributed among efficiency, one-, two-, three- and four- bedroom units in the same proportion as all other units in the development. Interior finishes and furnishings may be reduced in quality and cost to assist in the lowering of the cost of development of the affordable AFFH dwelling units.

E. Minimum Floor area.

- (1) The minimum gross floor area per affordable AFFH dwelling unit shall not be less than the following:

Dwelling Unit	Minimum Gross Floor Area (square feet)
Efficiency	450
1-bedroom	675
2-bedroom	750
3-bedroom	1,000 (including at least 1.5 baths)
4-bedroom	1,200 (including at least 1.5 baths)

- (2) For purposes of this section, the Planning Board may allow paved terraces or balconies to be counted toward the minimum gross floor area requirements in an amount not to exceed 1/3 of the square footage of such terraces or balconies.

F. Occupancy standards. For the sale or rental of affordable AFFH units, the following occupancy schedule shall apply, subject to the New York State Uniform Fire Prevention and Building Code requirements:

<u>Number of bedrooms</u>	<u>Number of persons</u>
Efficiency	Minimum: 1, Maximum: 1
1-bedroom	Minimum: 1, Maximum: 3
2-bedroom	Minimum: 2, Maximum: 5
3-bedroom	Minimum: 3, Maximum: 7
4-bedroom	Minimum: 4, Maximum: 9

- G. Affirmative marketing. The affordable dwelling units created under the provisions of this section shall be sold or rented, and resold and re-rented during the required period of affordability, to only qualifying income-eligible households. Such income-eligible household shall be solicited in accordance with the requirements, policies and protocols established in the Westchester County Fair & Affordable Housing Affirmative Marketing Plan.
- H. Continued eligibility for occupancy of rental dwelling unit.
- (1) Applicants for rental units referred to in this section shall, if eligible and if selected for occupancy according to subsection J of this Section 220-25.1, sign leases for a term of not more than two years. As long as a resident remains eligible and has complied with the terms of the lease, said resident shall be offered renewal leases for a term of no more than two years each. Renewal of a lease shall be subject to the conditions of federal, state or county provisions that may be imposed by the terms of the original development funding agreements for the development or to the provisions of other applicable local law. If no such provisions are applicable and if a resident's annual gross income should subsequently exceed the maximum then allowable, as defined in this chapter, then said resident may complete their current lease term and shall be offered a non-restricted (AFFH) rental unit available in the development at the termination of such lease term, if available. If no such dwelling unit shall be available at said time, the resident may be allowed to sign one additional one-year lease for the affordable AFFH unit they occupy but shall not be offered a renewal of the lease beyond the expiration of said term.
  - (2) Notwithstanding the foregoing, renewal of a lease shall be subject to the conditions of federal, state or county provisions that may be imposed by the terms of the original development funding agreements for the development or to the provisions of other applicable local law.
- I. Resale requirements. In the case owner-occupied affordable AFFH dwelling units, the title to said property shall be restricted so that in the event of any resale by the home buyer or any successor, the resale price shall not exceed the then-maximum sales price for said unit, as determined in this chapter, or the sum of:
- (1) The net purchase price (i.e., gross sales prices minus subsidies paid for the unit by the selling owner, increased by the percentage increase, if any, in the Consumer Price Index for Urban Wage Earners and Clerical Workers in the New York-Northern New Jersey Area, as published by the United States Bureau of Labor Statistics (the "Index") on any date between (a) the month that was two months earlier than the date on which the seller acquired the unit and (b) the month that is two months earlier than the month in which the seller contracts to sell the unit. If the Bureau stops publishing this index, and fails to designate a successor index, the Town will designate a substitute index; and
  - (2) The cost of major capital improvements made by the seller of the unit while said seller of the unit owned the unit as evidenced by paid receipts

depreciated on a straight line basis over a 15-year period from the date of completion and such approval shall be requested for said major capital improvement no later than the time the seller of the unit desires to include it in the resale price.

- (3) Notwithstanding the foregoing, in no event shall the resale price exceed an amount affordable to a household at 80% of AMI at the time of the re-sale.

J. Administration. The administration of the compliance and eligibility related to the rental, sales, marketing and monitoring of such AFFH dwelling units shall be performed by the County of Westchester or an organization or agency designated by the County.

K. Expedited review process.

- (1) Pre-application meeting: The applicant for a development of affordable AFFH units shall be entitled to at least one pre-application meeting at which representatives will be in attendance from each municipal agency, board, commission and staff expected to play a role in the approval and review of the development application review process. The purpose of the pre-application meeting will be to expedite the development application review process through:
  - (a) The early identification of issues, concerns, code compliance and coordination matters that may arise during the review and approval process.
  - (b) The establishment of a comprehensive review process outline, proposed meeting schedule and conceptual timeline.
- (2) Meeting schedule and timeline: Municipal departments, agencies, authorities, boards, commissions, councils, committees and staff shall endeavor to honor the proposed meeting schedule and conceptual timeline established as an outcome of the pre-application to the greatest extent possible during the review and approval process, subject to the demonstrated cooperation of applicant to adhere to same. Should the approval process extend beyond one year, an applicant for a development including affordable AFFH units shall be entitled to at least one additional meeting per year with the same departments, agencies, authorities, boards, commissions, councils, or committees to review any and all items discussed at previous pre-application meetings.
- (3) Calendar / agenda priority: Municipal departments, agencies, authorities, boards, commissions, councils, or committees with review or approval authority over applications for developments including affordable AFFH units shall give priority to such applications by placing applications for developments including affordable AFFH units first on all meeting and work session calendars and agenda and when feasible based on the ability to conduct required reviews and public notice, with the intent of shortening minimum advance submission deadlines to the extent practicable.



L. Incentives for creation of additional fair and affordable housing.

- (1) Density. The Planning Board may authorize an increase in permitted density by not more than 50% if the applicant constructs at least 1/3 of the additional density units as affordable affirmatively furthering fair housing (AFFH) units, as defined in this chapter. The Planning Board shall base its determination of the appropriate number of additional density units upon consideration of the location and environmental suitability of the specific site and the proposed development design to accommodate such an increased density.
- (2) Parking. In a development containing affordable affirmatively furthering fair housing (AFFH) units, shared parking may be permitted in order to reduce infrastructure costs. In such case, the parking requirements of the zoning district in which the development is proposed, may be accomplished by providing the total number of required parking spaces throughout the development, rather than for each unit individually.

SECTION 4 – 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 5 -- 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 of 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 of Lewisboro hereby declares that it would have passed this Local Law or the remainder thereof had such invalid application or invalid provision been apparent.

SECTION 6 – 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.

PUBLIC COMMENT

There were no public comments.

COMMUNICATIONS II

PLANNING BOARD – Letter from Keane & Beane re Accessory Wineries

Supervisor Parsons read a letter from Keane & Beane requesting on behalf of the Planning Board regarding Accessory Wineries to hold open the public hearing for comments from the Planning Board. This was in fact done at the last meeting after Supervisor Parsons received a call from the Planning Board. The letter arrived after the meeting was held.

DEPARTMENT OF TRANSPORTATION – Letter re Brining of Roads

Supervisor Parsons sent a letter to the Department of Transportation after the last snowstorm questioning why they didn't do a better job with the state roads and why they did not brine the roads ahead of time. He stated that he received a letter back from them stating they did in fact brine the state roads. Mr. Gonçalves stated that he did in fact drive behind a brining truck on Route 22 in Goldens Bridge however 3 hours later the same road was not good.

CONSENT AGENDA

MINUTES - Approved

REPORTS – Monthly Reports

On motion by Supervisor Parsons, seconded by Ms. Crimmins, the Board voted 5-0 to approve the meeting minutes of November 26, 2018 and to receive and file the November Police departmental report.

THE VOTE:	Yes	- Parsons, Crimmins, Gonçalves, Pappalardo, Welsh	(5)
	No	- None	(0)
	Absent	- None	(0)

LEWISBORO VOLUNTEER AMBULANCE CORPS-Grant for Defibrillators (7:59 – 8:08 p.m.)

Christy Saltstein and Michele Berliner, co-founders of a non-profit organization called Stayin' Alive ([www.stayinalive.org](http://www.stayinalive.org)), a charity that supports first responders of northern Westchester, awarded the Lewisboro Volunteer Ambulance Corps a grant for the purchase of two automated external defibrillators, which are used to treat sudden cardiac arrest. Jim Reilly, LVAC Lieutenant and Dan Murtha, LVAC Captain were in attendance to accept the grant.

The Board thanked Ms. Salstein and Ms. Berliner for their presentation and award.

CABARET LICENSE – Renewal Issued for Horse and Hound

On motion by Mr. Parsons, seconded by Mr. Welsh, the Board voted as follows:

THE VOTE:	Yes	- Parsons, Crimmins, Gonçalves, Pappalardo, Welsh	(5)
	No	- None	(0)
	Absent	- None	(0)

RESOLUTION

RESOLVED, that the Town Board does hereby authorize renewal of a cabaret license for the Horse and Hound for a period of one year, subject to the Building Reports being received.

CABARET LICENSE – Authorize Extension of Time for Horse and Hound and The Heights at Brother Vic's for New Year's Eve

On motion by Supervisor Parsons, seconded by Mr. Gonçalves, the Board voted as follows:

THE VOTE:	Yes	- Parsons, Crimmins, Gonçalves, Pappalardo, Welsh	(5)
	No	- None	(0)
	Absent	- None	(0)

RESOLUTION

WHEREAS, the Horse & Hound Restaurant and The Heights at Brother Vic's, both local business establishments located in South Salem, have requested permission to permit musical entertainment at their premises after midnight on New Year's Eve 2018/19; and

WHEREAS, Section 98-7(A) provides that no musical entertainment is permitted between the hours of midnight until noon by any premises holding a cabaret license; and

WHEREAS, the Horse & Hound Restaurant and The Heights at Brother Vic's, are the holders of a cabaret license; and

WHEREAS, the Town recognizes that New Year's Eve is a special event at which patrons of the restaurant are likely to desire to celebrate beyond Midnight.

NOW THEREFORE, BE IT

RESOLVED, THAT the Town Board hereby exercises its discretion as set forth in Town Code Section 98-7(A) and grants permission to the Horse & Hound Restaurant and The Heights at Brother Vic's, to permit musical entertainment to continue for no more than one (1) hour past midnight on New Year's Eve 2018/19.

HIGHWAY – 25 mph Speed Limit All Town Roads (8:19 – 8:36 p.m.)

Supervisor Parsons stated that it is no secret that Lewisboro has an increasing traffic problem both in terms of quantity and speed. The town is limited to what can be done on state roads but he would like to look at a few ideas on town roads. Supervisor Parsons has discussed this problem with Chief of Police Charles Beckett and Highway Superintendent Peter Ripperger.

Supervisor Parsons stated the first idea is to reduce the speed limit on all town roads, without exception, to 25 miles per hour. He noted that all dirt roads are already at 25 mph.

The second idea is to install speed tables, which are different from speed bumps. Mr. Ripperger stated that he has never been an advocate of speed bumps. But now they have something called speed calming devices. He stated that the Town of Bedford installed temporary devices on Cherry Street and they are now moving forward to make them permanent. The speed has been cut down. Mr. Pappalardo asked how these calming devices effect plowing. Mr. Ripperger said that this is a concern of his and wants to see how they work in the winter in other towns that have demographics similar to Lewisboro. Town counsel Anthony Molé suggested that the Board consult with their insurance carrier to see if this would increase/decrease the premiums.

Mr. Welsh stated that there are other towns where these calming devices are located and they should consult with these towns.

The third idea that was discussed was a new type of speed sign. Chief Beckett stated that the technology is now a speed computer, about 24 by 24 inches which is portable and can be mounted on different poles. Chief Beckett stated it will show the speed and say “slow down” if you go over a set speed limit and it will also keep the data including how many cars, the fastest, the average speed, etc. It will give the town real life data to show what the trouble areas are. Chief Beckett stated that he plans on ordering one of these speed signs after the first of the year and move it to various high traffic locations. The cost is approximately \$3,500 and has been included in the 2019 budget. Mr. Ripperger stated that these units can run on solar power, batteries or hard-wired.

Mr. Welsh mentioned other towns in the county that have instituted “pace car” campaigns where locals take a pledge to drive the speed limit so the cars behind them are forced to drive the speed limit. Some cars would even have a bumper sticker advertising themselves as a “pace car”.

Mr. Welsh also wondered about putting stencil images of bike/pedestrians on the roads to remind people that there are bikers and walkers on the roads. Mr. Pappalardo stated that in the end it will come down to enforcement by the police department.

Town resident Alan Cole pointed out that navigation systems compute the time and it is based on speed limits so if the town roads are 25 mph it will opt for the roads with the higher speed limits as it is quicker.

Supervisor Parsons would like to see if he can borrow one of the temporary speed calming devices from Bedford and test it in Lewisboro in the spring.

The Board did agree that they would like to have a public hearing to lower the speed limit to 25 mph on all town roads.

PUBLIC HEARING ANNOUNCED – Vehicle & Traffic; 25 mph Speed Limit All Town Roads

On motion by Mr. Parsons, seconded by Mr. Pappalardo, the Board voted as follows:

THE VOTE:	Yes	- Parsons, Crimmins, Gonçalves, Pappalardo, Welsh	(5)
	No	- None	(0)
	Absent	- None	(0)

RESOLUTION

NOTICE IS HEREBY GIVEN, that the Town Board of the Town of Lewisboro will hold a public hearing on Tuesday, January 22, 2019 at 7:30 p.m., or soon thereafter as time permits, at the Lewisboro Justice Court, 79 Bouton Road, South Salem, New York, 10590, for the purpose of hearing the public with regard to a proposed local law of the Town Code of the Town of Lewisboro which would amend Chapter 212, Vehicles & Traffic, Section 212-22, Schedule I entitled “Speed Limits” which would amend the speed limit from 30 mph to 25 mph on all town roads. At said hearing all interested persons are invited to attend and will be heard. The Town of Lewisboro is committed to equal access for all.

HOMELAND TOWERS – Letter re Kellard Sessions Recommendations for Cell Tower (8:37 – 8:41 p.m.)

Ray Vergati, of Homeland Towers, received a letter from Jon Johannsen of Kellard Sessions discussing certain things he would like to see around the LVAC cell tower. Homeland Towers would like to agree to all except for item #3 which asks for existing and proposed parking space configuration to be illustrated on the site plan. Supervisor Parsons stated that there will be no cars parked there on a continuing bases so he would like to say no. Ms. Crimmins asked about service vehicles; where would they park? Supervisor Parsons feels that there is enough parking at LVAC and behind Cyrus Russell House. Supervisor Parsons will talk to LVAC if the Board would like him to but would like to move ahead with this.

CLAIMS – Authorized for Payment

On motion by Supervisor Parsons, seconded by Mr. Pappalardo, the Board voted 5-0 to authorize payment of the Town's bills in the amount of \$430,500.53.

POLLING OF THE BOARDGOSSETTS FARMERS MARKET – Lewisboro Farmer's Market

Ms. Crimmins stated that she was approached by Margarita Vatis who was approached by Tom Gossett who would like Ms. Vatis to market the Gossett's Farmers Market as the Lewisboro Farmer's Market. Ms. Crimmins questioned if this could be done and the Board and Town Attorney agreed that this would be fine. She will meet with them and report back to the Board.

MEETINGS – Dates Set

Upcoming meetings include an Organizational and regular meeting on Monday, January 7, 2019 at 7:30 p.m. at the Lewisboro Library, 15 Main Street, South Salem, NY and on Tuesday, January 22, 2019 at the Justice Court, 79 Bouton Road, South Salem, NY.

EXECUTIVE SESSION – To Discuss Appointments

On motion by Supervisor Parsons, seconded by Mr. Gonçalves, the Board voted 5-0 to go into executive session at 8:54 p.m. to discuss appointments.

On motion by Supervisor Parsons, seconded by Ms. Crimmins the Board voted 5-0 to come out of executive session at 10:00p.m.

PEDESTRIAN & BICYCLE ADVISORY COMMITTEE – Appointment of Member

On motion by Supervisor Parsons, seconded by Ms. Crimmins, the Board voted as follows:

THE VOTE:	Yes	- Parsons, Crimmins, Gonçalves, Pappalardo, Welsh	(5)
	No	- None	(0)
	Absent	- None	(0)

RESOLUTION

RESOLVED that the Town Board moved to appoint Danielle Greenberg to the Pedestrian and Bicycle Advisory Committee for a four-year term ending December 31, 2022.

CONSERVATION ADVISORY COUNCIL – Appointment of Member

On motion by Supervisor Parsons, seconded by Mr. Pappalardo, the Board voted as follows:

THE VOTE:	Yes	- Parsons, Crimmins, Gonçalves, Pappalardo, Welsh	(5)
	No	- None	(0)
	Absent	- None	(0)

RESOLUTION

RESOLVED that the Town Board moved to appoint Kenneth Aufsesser to the Conservation Advisory Council for a two-year term ending December 31, 2020.

ADJOURNMENT

On motion by Supervisor Parsons, seconded by Ms. Crimmins, the Board voted 5-0 to adjourn at 10:02 p.m.

Janet L. Donohue  
Town Clerk