



MINUTES
TOWN BOARD
TOWN OF OSSINING
IN PERSON AT THE
BIRDSALL-FAGAN POLICE/COURT FACILITY
86-88 SPRING STREET – OSSINING, NEW YORK
AND VIA VIDEO CONFERENCING

May 27, 2025

REGULAR MEETING
7:30 P.M.

SUPERVISOR
Elizabeth R. Feldman

COUNCILMEMBERS
Gregory G. Meyer Angelo A. Manicchio
Jennifer Fields-Tawil Matthew J. Weiss

I. CALL TO ORDER-PLEDGE OF ALLEGIANCE-ROLL CALL

The Regular meeting of the Town Board of the Town of Ossining was held on May 27, 2025 at Birdsall-Fagan Police/Court Facility 86-88 Spring Street – Ossining, New York, 10562 and via video conference. The meeting was called to order at 7:30 PM by Supervisor Elizabeth Feldman, Members of the Board present were: Deputy Supervisor Gregory G. Meyer, Councilmembers Jennifer Fields-Tawil, Angelo A. Manicchio and Matthew J. Weiss. Also present were Town Counsel Christie Tomm-Addona, Budget Officer Martha C. Quituisaca and Deputy Town Clerk Jeaneth V. Guinansaca.

II. PUBLIC HEARINGS

- [Local Law of 2025: Reduction of Speed Limit on Stormytown Road](#)

Public Hearing opened at 7:31 PM.

Supervisor Feldman commented.

At 7:31 PM Councilmember Meyer moved and it was seconded by Councilmember Manicchio that the Public Hearing be closed.

- Approval of Cable Television Franchise Renewal Agreement between the Town of Ossining and Cablevision of Ossining, L.P.

Town Counsel Christie Tomm-Addona commented.

At 7:31 PM Councilmember Meyer moved and it was seconded by Councilmember Manicchio that the Public Hearing be adjourned to June 10, 2025.

III. DEPARTMENTAL REPORT

- Tax Receiver Holly Perlowitz.

Departmental report was given by Tax receiver Holly Perlowitz as follow:

- April was a very busy month-we collected over \$35 million between the 2025 Town and County and delinquent taxes.
- We have collected 98.9% of active warrants – which at this point in the tax cycle- includes all 2024 warrants and the 2025 Town and County warrant!

- We are always trying to get any delinquent taxes paid by sending notices, and engaging in conversation to the extent we are able to reach delinquent taxpayers-which is 1.2% of the parcels we have in the Town of Ossining- I see our efforts having results.
- We will be seeking judgments on three other parcels soon as well – 56 Stormytown Rd. 11 Brandreth and 589 North State Rd.
- In Conclusion
- The tax office is operating smoothly – but each day is different as we assist our taxpayers with various matters. Patti and Erin in my office have the skill and the right attitude and I appreciate their efforts and by the feedback I often get – so do our taxpayers!

TOWN TAX OFFICE COLLECTIONS
OUTSTANDING TAXES AS OF 5/27/2025

	TOTAL WARRANT	OUTSTANDING TAX RECEIVABLES	COLLECTIONS	% OF WARRANT COLLECTED
2024 TOWN AND COUNTY	\$ 34,260,821.78	\$ 151,381.71	\$ 34,109,440.07	99.6%
2024/2025 SCHOOL/LIBRARY TAX WARRANT				
1st INSTALLMENT	\$ 60,960,417.56	\$ 385,179.13	\$ 60,575,238.43	99.4%
2nd INSTALLMENT	60,960,329.32	660,732.63	60,299,596.69	98.9%
TOTAL SCHOOL/LIBRARY TAX	\$ 121,920,746.88	\$ 1,045,911.76	\$120,874,835.12	99.1%
TOTAL 2024 WARRANTS *	\$ 156,181,568.66	\$ 1,197,293.47	\$154,984,275.19	99.2%
2025 TOWN AND COUNTY	\$ 35,753,766.36	\$ 822,837.73	34,930,928.63	97.7%
TOTAL ACTIVE TAX WARRANTS	\$ 191,935,335.02	\$ 2,020,131.20	\$189,915,203.82	98.9%
DELINQUENT TAX LIENS				
2017	2,738.30	1 PROPERTY	TITLE ISSUE BEING ADDRESSED BY THE TOWN/VILLAGE	
2019	369.35	1 PROPERTY	1 ON A PAYMENT PLAN THAT PARCEL OWNER WANTS TO FORFEIT	
2020	62,277.86	5 PROPERTIES	1 BEING FORFEITED, 1 ON A PAYMENT PLAN AND 3 TO BE PETITIONED WITH THE COURT TO GET A JUDGEMENT FOR FORECLOSURE	
2021	163,182.96	13 PROPERTIES	1 BEING FORFEITED, 1 ON A PAYMENT PLAN	
2022	200,149.55	22 PROPERTIES	1 BEING FORFEITED	
2023	359,939.71	34 PROPERTIES	DOWN FROM 96 SINCE FILING LIEN ON 7/1/2023- 62 HAVE REDEEMED	
2024	632,400.49	57 PROPERTIES	DOWN FROM 111 SINCE FILING LIEN ON 7/1/2024- 54 HAVE REDEEMED	
TOTAL DELINQUENT TAX LIENS	1,421,058.22			
TOTAL OUTSTANDING TAX RECEIVABLES		\$ 3,441,189.42		

* IN JULY OF 2025 - ALL OUTSTANDING 2024 TAXES WILL BECOME LIENS

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IV. SUPERVISOR AND TOWN BOARD ANNOUNCEMENT

- Sunday, June 1st is the 2025 Westchester Pride Festival Hosted by the Loft! This family friendly celebration features live entertainment, community resources and activities for all ages. Located in downtown White plains between Main Street and Martine Ave from 12-5PM. For more information on this free event please visit loftgaycenter.org.
- Westchester County Parks will be running a “Playland Job Fair” June 7th. There will be on the spot interviews for the first 100 people who attend! For more information, please visit playland.com.
- Mike Risko Music is hosting a free workshop about mental health in the music industry on Saturday May 31st at 11:30. For more information or to sign up, please contact them at Mail@Riskomusic.com.
- Hudson Valley Books for Humanity is welcoming author Radha Vatsal for a talk on crime, immigration and NYC history. She will be hosting a dynamic conversation about her new book “No.10 Doyers Street” this Saturday, May 31st from 5pm-6:30pm.
- Monday June 2nd at 3:30pm will be the Ossining LGBTQ+ Flag Raising. Join us at Market Square to celebrate.
- Friday June 6th will be the Juneteenth flag raising at 6pm in Market Square.
- On Saturday, June 7th Project mover will be hosting a free bike class. This class includes a presentation and an optional on-bike portion. It will be held at the Joseph Caputo Community Center from 10am – 1:30pm. Please register at bikeleague.org.
- Bethany Arts Community will be hosting “The Big Playdate” event on Saturday, June 14th from 11am-1pm. This event is specifically tailored to children 0-3 years old and their caregivers. Enjoy activities and the grounds of Bethany Arts Community.

- The Hudson River Music Festival is scheduled for Saturday, June 14th at Croton Point Park. There will be a ton of musical guests and family friendly activities. To learn more or get tickets, visit HudsonRiverMusicFestival.com
- Ossining Summer Camp registration is open! The camp runs from June 30th through August 8th. For more information regarding prices and registration please visit villageofossining.org.
- Please remember Neighbors Link is a great source for information and community resources for our immigrant population. Please visit their website www.neighborslink.org and click Resources to register to attend informational webinars about Knowing Your Rights in English and in Spanish and to find contact information for trusted professionals.
- The New York State Attorney General has released a list of resources with the goal of protecting the rights of New Yorkers, regardless of immigration status. For more information please visit, ag.ny.gov/resources/individuals/immigrants-rights
- As always, our Ossining Public Library will be hosting many events including movies, craft events, meditation, tutoring, yoga, book clubs and more. Please see their website at ossininglibrary.org for more information.
- The Loft LGBTQ+ Community Center has everything from events and programs to resources and presentations all dedicated to providing support to everyone who is a part of the LGBTQ+ Community, including many virtual and in person support groups and clubs for a multitude of different topics. Please check out their website at loftgaycenter.org for more information.

There are many fun and interesting events being held locally, and you can look at the weekly Supervisor's Update on the Supervisor's webpage to see them.

V. LIAISON REPORTS

VI. PUBLIC COMMENT ON AGENDA ITEMS

Visitors shall be accorded one (1) four (4) minute opportunity to address the Board on any of the resolutions on the agenda.

VII. BOARD RESOLUTIONS

A. Approval of Minutes – May 13, 2025

Councilmember Meyer moved and it was seconded by Councilmember Manicchio that the following resolution be approved.

Resolved, that the Town Board of the Town of Ossining hereby approves the May 13, 2025 minutes of the Regular Meeting as presented.

Motion Carried: Unanimously

B. Approval of Voucher Detail Report

Councilmember Meyer moved and it was seconded by Councilmember Manicchio that the following resolution be approved.

Resolved, that the Town Board of the Town of Ossining hereby approves the Voucher Detail Report dated May 27, 2025 in the amount of \$165,342.95

Motion Carried: Unanimously

C. Resolution - Local Law # 2 of 2025 – Amendments to Chapter 180 of the Town Code to Allow Additional Persons to Qualify for the Exemption for Persons with Disabilities and Limited Income

Councilmember Meyer moved and it was seconded by Councilmember Manicchio that the following resolution be approved.

WHEREAS, Real Property Tax Law authorizes local municipalities to offer tax exemptions for qualifying persons with disabilities based upon their income level; and

WHEREAS, the State recently amended the State Law to allow persons with a disability whose property is in a special needs trust or a property owner has a tenant with a disability and a lease providing them with a life interest in the property to be eligible for the exemption; and

WHEREAS, the Town Board desires to incorporate these modifications into the Town Code to expand the categories of qualifying persons with disabilities and allow them to obtain the exemption so they can remain in their home and age in place; and

WHEREAS, the Town Board held a duly noticed public hearing at its legislative session on Tuesday, May 13, 2025, and members of the public having the opportunity to attend and be heard, the public hearing was closed on May 13, 2025; and

WHEREAS, said local law has been on the desks of the members of the Town Board for at least seven days, exclusive of Sunday, prior to the adoption of this resolution, and

NOW THEREFORE,

BE IT RESOLVED, the Town Board hereby determines this action is not subject to the State Environmental Quality Review Act as it will not affect the environment; and

BE IT FURTHER RESOLVED, the Town Board, after due deliberation, finds that in the furtherance of the safety, health and well-being of the persons and property in the Town, it is in the best interest of the Town to adopt said local law, and the Town Board hereby adopts Local Law # 2 of 2022; and

BE IT FURTHER RESOLVED, the Town Clerk is directed to enter said local law in the minutes of this meeting into the local law book for the Town of Ossining; to publish said minutes in a newspaper published in the town, if any, or in such newspaper published in the county in which such town may be located having a circulation in such town, and affidavits of said publication shall be filed with the Town Clerk; and to file a copy of said local law with the Secretary of State of New York.

Motion Carried: Unanimously

D. 2025 Cabaret License – Crotonville Owner LLC

Councilmember Meyer moved and it was seconded by Councilmember Manicchio that the following resolution be approved.

Whereas, Crotonville Owner LLC d/b/a Crotonville Conference Center, 1 Old Albany Post Road, Ossining (the “Applicant”) has filed an application for a Cabaret License for the calendar year 2025; and

Whereas, the Town Board has reviewed the 2025 application and attachments thereto, and has solicited input from involved departments, including the Police Department and Building Department; and

Whereas, the Town Board held a duly noticed public hearing at its regular meeting on Tuesday, May 13, 2025, and after members of the public having the opportunity to speak on the application, the public hearing was closed on May 13, 2025; and

Now therefore,

Be it Resolved, that the Town Board hereby approves the application of the Crotonville Owner LLC for a Cabaret License for the calendar year 2025, subject to the following limitations and conditions:

1. The music played on site will consist at any given time only of live music consisting of a guitarist, pianist, violinist and/or singer,
2. Amplified music shall only be played between the hours of 12:00 p.m. and 10:00 p.m., and
3. Amplified music shall only ever be allowed indoors.

Be it further Resolved, the conditions on this cabaret license are only for the 2025 calendar year and the Town Board reserves the right to modify, add to and/or eliminate any and all conditions when considering the Applicant's application for a cabaret license renewal for the 2026 calendar year in accordance with Chapter 68 of the Town Code; and

Be It Further Resolved; the Town Clerk is hereby directed to send the Applicant a certified copy of this Resolution.

Motion Carried: Unanimously

E. Cable Franchise Renewal Agreement with Verizon New York, Inc.

Councilmember Meyer moved and it was seconded by Councilmember Manicchio that the following resolution be approved.

WHEREAS, at its May 13, 2025 meeting, the Town Board held a duly-noticed public hearing to consider a five-year renewal agreement with Verizon New York Inc. to continue to provide cable services to residents and business in the unincorporated Town of Ossining, and members of the public having the opportunity to attend and be heard, the Town Board closed to public hearing on May 13, 2025; and

NOW THEREFORE,

BE IT RESOLVED, the Town Board hereby authorizes the Supervisor to enter into a five-year renewal agreement with Verizon New York Inc. with Verizon to provide a Public, Educational and Governmental Grant in the amount of \$60,000 in five annual installments of \$12,000.

Motion Carried: Unanimously

F. Resolution – Assessment Agreement with Crotonville Owner LLC

Councilmember Meyer moved and it was seconded by Councilmember Manicchio that the following resolution be approved.

BE IT RESOLVED, the Town Board hereby authorizes the Supervisor to enter into an agreement with Crotonville Owner LLC to set the assessed value of the property known as 1 Old Albany Post Road at \$39.5 million for the 2025 and 2026 assessment roll (for 2026 and 2027 real property taxes, respectively), subject to approval by Counsel to the Town as to form.

Motion Carried: Unanimously

G. Experience Clean Heat Initiative Participation Agreement – New York State Energy Research and Development Authority

Councilmember Meyer moved and it was seconded by Councilmember Fields-Tawil that the following resolution be approved.

BE IT RESOLVED, the Town Board hereby authorizes the Supervisor to enter into an agreement to participate in New York State Energy Research and Development Authority's Experience Clean Heat Consumer Initiative.

Motion Carried: Unanimously

H. Lease Agreement – Quadient Leasing USA , INC

Councilmember Meyer moved and it was seconded by Councilmember Fields-Tawil that the following resolution be approved.

Resolved, that the Town Board of the Town of Ossining retroactively authorizes the Town Supervisor to sign a 60-month lease agreement with Quadient Leasing USA, INC, Milford, Connecticut for a postage machine for the Town Court.

Motion Carried: Unanimously

I. Park Picnic Area Use – Sing Sing Prison Museum

Councilmember Meyer moved and it was seconded by Councilmember Fields-Tawil that the following resolution be approved.

BE IT RESOLVED, the Town Board hereby authorizes the Sing Sing Prison Museum, a domestic not-for-profit corporation, to rent a picnic area to be determined in advance by the Ossining Recreation Department on the last Saturday, Sunday and Monday of every month through November 2025 for a total cost of \$1,500 for those attending museum tours; and

BE IT FURTHER RESOLVED, the Sing Sing Prison Museum may charge a reasonable fee for those attending the tours, which fee will not be for profit but will be to contribute to the cost of the museum's operations.

Motion Carried: Unanimously

J. Personnel—Appointment—Seasonal Laborer

Councilmember Meyer moved and it was seconded by Councilmember Fields-Tawil that the following resolution be approved.

Resolved, that the Town Board of the Town of Ossining appoints Darien Blalock, Ossining, to the seasonal position of Laborer in the Town Highway Department at an hourly rate of \$17, effective May 27, 2025.

Motion Carried: Unanimously

K. Town Planning Board/Architectural Review Board – Resignation – Nicolas Emmanuel Enriquez

Councilmember Meyer moved and it was seconded by Councilmember Fields-Tawil that the following resolution be approved.

Resolved, that the Town Board hereby accepts the resignation of Nicolas Emmanuel Enriquez, Briarcliff Manor, from his five-year term on the Town Planning Board/Architectural Review Board.

Motion Carried: Unanimously

L. Resolution Modifying Town Board Schedule

Councilmember Meyer moved and it was seconded by Councilmember Fields-Tawil that the following resolution be approved.

WHEREAS, at its annual reorganizational meeting, the Town Board established by resolution its meeting schedule for the year, with its Town Legislative Meetings, Work Sessions, and Town Hall Meetings scheduled to occur throughout the year; and

WHEREAS, it has come to the Town Board's attention that there are certain conflicts with its meeting schedule that the Board wishes to address,

NOW THEREFORE,

BE IT RESOLVED, the Town Board hereby cancels its Work Session scheduled on June 17, 2024 due to Grievance Day.

Motion Carried: Unanimously

VIII. VISITOR RECOGNITION

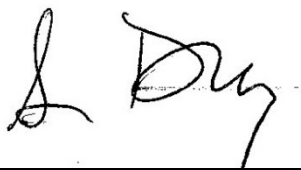
Visitors shall be accorded one (1) four (4) minute opportunity to address the Board on issues not relating to the agenda, but of relevance to the common good of the Town.

IX. ADJOURNMENT

At 7:54 P.M., Councilmember Meyer motioned to adjourn the Regular Meeting and Councilmember Manicchio seconded.

Motion Carried: Unanimously

Approved:



Susanne Donnelly, Town Clerk