

Village of montebello review

Jeff Oppenheim, Mayor, Lance Millman, Deputy Mayor, Melanie Golden, Stacy Caridi, Steven A. Sorrillo, Trustees



Greetings from the Mayor



Representation is the key to any democracy. On September 30th, the Town of Ramapo will hold a Special Referendum to determine the manner in which Council members are elected (please see Trustee Caridi's article inside). This is an extremely important opportunity for the citizens of Montebello to help determine the future of politics in the Town of Ramapo and I urge everyone to vote. Our polling station will be located at the Village of

Montebello Community Center on Route 202.

As has been our practice since I became Mayor, the Village annually obtains an independent financial audit. Our 2013 audit was performed by Korn Rosenbaum LLP. Their full report is available on our website (villageofmontebello.com). I am pleased to offer you a few highlights:

- The assets of the Village of Montebello exceeded its liabilities at the close of the most recent fiscal year by \$7,145,317. Of this amount \$1,682,439 may be used to meet the government's ongoing obligations to citizens and creditors.
- As of the close of the current year, the Village's governmental funds reported ending fund balances of \$2,481,819, an increase of \$148,840 in comparison with the prior year net adjusted fund balance.
- The Village's total debt decreased by \$165,000 during the current year. The Village's debt will be paid in full in 2022.

While these highlights demonstrate the Village's commitment to a frugal government, our work is never done. Village taxes were not increased this year and we continue to focus on every dollar. For example, the Village was able to limit the costs of our highway maintenance contract with the Town of Ramapo such that we were recently able to receive a \$64,445 refund for 2013. We also recently received word from Assemblywoman Jaffee of a \$7,500 grant that she has helped us obtain to install a back-up generator for Village Hall. Our summer performances at Village hall (please see article inside) were performed free of charge to the village.

Recently, you may have noticed Orange & Rockland crews working this summer on and about Montebello Road. These crews were burying one of the major electrical supply lines to our village underground. There was no charge to our village for this work (no pun intended). This important project will better preserve electrical service and reduce the risk and length of outages to our village during storms. Similarly, work has progressed on the Montebello Road Bridge (please see article inside), a multimillion dollar capital project fully paid by Rockland County.

I want to acknowledge the work of volunteers who improve our neighborhood at no financial cost to the taxpayers. I would like to

offer a special thanks to Helen Airo, Lydia Caponigro and the members of the Ramapo Valley Garden Club for volunteering to plant 200 daffodils along the entrance to the Kathryn Gorman Park (please see article inside).

Looking for ways to make our streets safer, years ago the village established a program allowing residents to petition for speed humps for their streets. The Village Board held a recent hearing and subsequently approved a speed hump for Mayer Drive (please see article inside). Our traffic calming program has been a success in reducing the speed of traffic along our residential streets, thereby reducing the risk of injury and death to both drivers and pedestrians.

You don't need to be an engineer to know that traffic lights serve to reduce the risk of accidents. However, few would argue that the timing of the lights along Airmont Road near the thruway are a hindrance. I recently asked the Town to consider switching the light at Airmont Road and Executive Blvd to a blinking yellow signal during the overnight hours. We may need to hire an engineer to study this proposal before the town will consent. Please feel free to contact me with your concerns, compliments and complaints at 368-2211.



MONTEBELLO DAY IS JUST AROUND THE CORNER

By Lance N. Millman, Deputy Mayor

As the weather turns, we come upon one of the Village's favorite time of year, Montebello Day!

Montebello Day will be on Sunday, September 21, 2014 between Noon and 4:00 pm.

This day has always been fun for all but to me it represents the coming together of our residents and surrounding neighbors for some relaxation, fun and interaction of our friends. We not only get to eat some great food, see informative booths but find out how all are doing.

Each year we try to have informative booths regarding health and keeping our Village green as well as information from some of our businesses within our surrounding area.

We hope to continue our Village clean and green theme.

Of course, we will have our normal obstacle courses, jumping booths, bungee runs and a rocking bull, along with the K-9 unit of the Ramapo Police Department and a fire truck from the Tallman Fire department.

As always, we anticipate great music throughout the day from two terrific bands and door prizes donated by our neighborhood establishments.

We are contacting local food establishments in our area and hope to have the same great restaurants donating meals as well as a few new ones. So far we have Outback, Applebee's, Airmont Diner, Nicky's Pizza, Spampi's Pizzeria, etc. We continue to have soda and water donated by the Manhattan Beer Distributors.

We are always in need of volunteers at Montebello Day, please come join us and help make a wonderful day even greater! Please contact our Village Clerk's office at Village Hall if you can help out.

Montebello Day has always been a great day and we hope to continue our celebration tradition with everybody's help and support

Thank you and we look forward to seeing you at Montebello Day!



FROM THE DESK OF THE FIRE INSPECTOR

Christopher Kear

PORTABLE HEATERS NEED SPACE!

Portable electric heaters have grown in popularity over the past two decades. While they can be an efficient way to warm a room or supplement central heating systems, portable electric heaters can also be a fire or electric shock hazard if not used properly. Many of the fires and resulting damage can be prevented by moving portable heaters away from nearby combustible materials (ie: furniture, bedding, papers, clothes, curtains) and then turning off the unit when not present in the room or area. In addition, portable, electric heaters should not be placed where a child could come into contact with the unit.

The 2010 Fire Code of New York State address the installation, operation and maintenance of portable electric heaters in section 605.10

- 605.10.1 Listed and Labeled. Only listed and labeled portable, electric space heaters shall be used. (make sure the unit has a UL label)
- 605.10.2 Power Supply. Portable, electric space heaters shall be plugged directly into an approved receptacle.
- 605.10.3 Extension Cords. Portable, electric space heaters shall not be plugged into an extension cord. (this includes multi plug adapters)
- 605.10.4 Prohibited Areas. Portable, electric space heaters shall not be operated within 3 feet (914 mm) of any combustible materials.

Portable, electric space heaters shall be operated only in locations for which they are listed. (refer to operating instructions) Remember, safety starts with you! For more information on portable heater safety visit: www.heatersafety.org; www.nfpa.org or www.cpsc.gov

Stay safe and enjoy the change of season!

Chris Kear
Fire Inspector

MONTEBELLO DAY

Our annual celebration day is scheduled for September 21st. Please join us for food, fun and rides. Everyone in Montebello is welcome to participate. Music will be performed throughout the day.



PEOPLE GET READY.... by *Melanie Golden, Trustee*

I remember learning the motto "Be Prepared" as a young Girl Scout. Decades later, as a Montebello Trustee, I attended a NYS Emergency Management Training Program with the same message. Over the last few years, we have had our share of weather-related emergencies, including hurricanes and super storms leading to flooding, destruction and long periods without electricity. There have been gas pipeline explosions in neighboring communities. We hear warnings about potential threats from wildfires, acts of terrorism and the nearby nuclear power plant. Though many things are outside of our control, the class I took focused on what we can control—municipal and individual planning for emergencies.

While my course focused on the ways our government can meet the challenges of preventing and responding to natural or man-made disasters, a main message was the importance of YOU!! It is vital that individuals, families and businesses develop emergency plans and be self-sufficient in the immediate aftermath of an emergency or disaster. The likelihood that you and your family will recover from an emergency tomorrow depends on the planning and preparation you do today.

Here are two things you can do to be prepared:

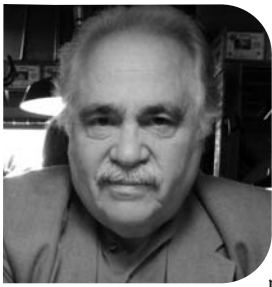
First, prepare two emergency kits. In one kit put everything you will need for 7-10 days. (The prior government recommendation of 3 days was significantly increased based on recent experiences). The second kit should be a lightweight, smaller version that you can take with you if you need to leave home quickly. Some recommended supplies include one gallon of water per person per day for drinking and sanitation; non-perishable food with a manual can opener; flashlight and battery powered radio with extra batteries; first aid kit; dusk mask to filter contaminated air; plastic sheeting and duct tape to shelter-in-place; wrench or pliers to turn off utilities; moist towelettes and garbage bags for personal sanitation; whistle to signal for help; infant formula or diapers if needed; pet food/extra water/supplies for your pet; necessary medications; copies of important documents preferably in a waterproof container; and cash.

Second, create an emergency plan. Some things to include are: a family communications plan so your family knows how to communicate during an emergency if you are not together (such as: send a text; pick the same out-of-town person for each family member to contact); a shelter-in-place plan; a getaway plan with several destinations in different directions so you have options; and a fire evacuation plan. Also, be aware of emergency plans at your child's school and talk to neighbors about how you can work together in an emergency situation.

September is National Preparedness Month so what better time to prepare! You can find much more information at www.ready.gov, including templates for plans, detailed supply kit lists, etc.

ANOTHER GRANT FOR MONTEBELLO

The Village of Montebello has received a \$7,500 grant from the New York State government for a back-up generator. Special thanks go to our Assemblywoman Ellen Jaffee for helping the village obtain this grant, which will be used to install a back up generator at Village Hall.



FROM THE DESK OF THE VILLAGE ATTORNEY

Warren E. Berbit

I am writing this on the day after Labor Day, the first day this summer actually cresting 90 degrees. Once again I point out that "global warming" doesn't always translate to record temperatures day-by-day. I do notice that some colder weather plant species are weakening, and others, more indicative of warmer climates, are flourishing.

Welcome to the new families moving into the Indian Rock town homes due to the inevitable changing of hands as the 20 year affordability limits lift. Also, welcome to those who have purchased town homes in the Vistas at Ryan Mansion. The project, for 55/45 years olds, appears to be nearing completion with the final section under construction. The breathtaking views make it clear why the Ryan's built their mansion there around the turn of the last century.

Drive carefully, especially noting a new speed hump installed between Route 202 and East Mayer Drive. Re: speed humps, under a process unique to Montebello a minimum of 75% of the affected households must sign a Petition, and then a hearing is held after the Village Engineer investigates to determine the safety need and feasibility of installation under our speed hump Resolution. The approved speed hump for Orchard Street has been held in abeyance while the Montebello Road Bridge is being rebuilt (the replacement is well underway).

While on the subject of streets and safe driving, please note that the undergrounding of electrical feeders is underway on Montebello Road and replacement of a major main gas line on Mile Road. However the Village has already taken measures toward energy independence of its facilities, each of which is equipped with solar panels. These improvements should help alleviate the frequent outages. In addition, we have just gotten a grant to install a generator at Village Hall.

The sports complex proposal for Rella Blvd. by the Ramapo Valley Soccer Group was workshopped by the Village Board on August 5th. While no public hearings have yet been scheduled, and the Village Board continues to retain legislative discretion in determining whether to amend the Zoning Law to accommodate such a use, this is being given serious consideration. I believe another workshop will be held as the process is helping to solidify the Village Board's thinking while sending important guiding messages to the applicant.

Gramercy Pain Management, our long term tenant of the office portion of the Montebello Community Center, is vacating at the end of September to move to another geography. I personally wish Dr. Scott Gottlieb well- he has been a good tenant, and I'm sure he assisted many Montebellians in their quest for a more pain-free existence. We have listed the property for rent. Please contact the VillageClerk if you know of any potential tenants looking for a 2350 square feet of office space in a unique setting with potential access to the adjoining Montebello Community Center (which also houses our Court and the Judge's Chambers).

Just in case you are unaware the Montebello Community Center is available for rent for the holding of meetings or celebratory gatherings. The rental rate is reasonable and Montebellians are charged a half-rate. While I am not advocating imbibing alcoholic beverages, we allow the serving of beer and wine in appropriate circumstances according to established rules which are carefully enforced.

See y'all out on our streets enjoying the crisp Fall weather. Please watch out for the Village Attorney who is hitting the bricks again after years of abstinence. (No, that was not a tremor on the Ramapo Fault Line!)



SPECIAL ELECTION ON SEPTEMBER 30TH

By Stacy Caridi, Trustee

There will be a Special Election on September 30th in the Town of Ramapo on two Ward Referendum questions. It is important for everyone to be aware of this Special Election and we urge you to exercise your right to vote.

This referendum was brought about by a petition drive that started in 2012. At that time, the Town of Ramapo successfully challenged the petition. Several weeks ago Supreme Court Judge Margaret Garvey ruled in favor of the petitioners, but she ordered that the referendum had to take place before November. The date was only recently announced. I wanted to use this opportunity to insure that all Montebello citizens know about this Special Election and take part in it.

NY State Law provides two choices for how town residents may vote for a board (or council): The "At-Large System" and the "Ward System". The At-large System of election is what we currently have - every voter in the Town of Ramapo has the option to vote for the same candidates for Town Council. The Ward System is the other choice - the town is divided into wards with equal numbers of voters and each ward votes for their own representative. The only way a town can switch from one system to another is via a ballot question put to the voters, which is what this Special Election is about. If the voters at large vote against the referendum, things will stay the way they are; if the voters at large vote yes then the town of Ramapo will be divided into 4 (or 6) wards and you will only vote for the Town Council candidates in your ward. The Ward system is similar to the method by which we vote for legislators in the county, state and federal governments. This means that if there is a council member being voted in another ward that you don't like, you can't directly vote against them, but it also means that voters in other ward can't vote for someone running against your representative.

The second question on the ballot concerns the number of representatives on the Council. Currently, there are 4 Council members in the Town of Ramapo. The referendum raises the option to increase that number to 6.

Those opposed to these changes might argue that these changes will increase the cost and complexity without benefit. Those in favor of these changes might respond that a larger council would better represent the will of the electorate.

Irrespective of how you view these issues, please be sure to have your voice heard by voting.

NO PARKING
on Village streets from November 15th through April 15th

FALL LEAF BAG PICK-UP
The Village carter will pick up leaves that are in the brown bio-degradable bags only on Tuesdays. They will not pick up leaves in plastic bags

DAFFODILS FOR THE PARK

The Kathryn Gorman Ponds Park is one of the most beautiful parks in all of Rockland. Our work there continues with chemical treatments to remove the algae (only organic methods are being used) and plans for limited dredging are coming to us soon. On September 9th, the Ramapo Valley Garden club planted hundreds of daffodils around the entrance to help beautify the gateway to the park. We thank them for their service.



THE NEW BRIDGE FOR MONTEBELLO ROAD IS UNDER CONSTRUCTION

Long awaited (and long delayed) the replacement bridge for Montebello Road is finally under construction. This project, paid for by the Rockland County government, is anticipated to be completed by the spring. The new bridge will incorporate the esthetic design elements of stone that were in the original bridge as well as a widened pedestrian walkway.



CONCERT AND THEATRE PERFORMANCES IN MONTEBELLO

This summer the Village hosted a Shakespeare in the Park performance of Twelfth Night. We also hosted our 2nd annual Grateful Dead tribute with Dead on the Tracks. Both performances were on the Village Hall grounds. Everyone had a wonderful time. Special thanks to the Babbling Brook Players and to the band.



SPEED HUMP FOR MAYER DRIVE

At the request of local residents who gathered a petition for the placement of a speed humps on Mayer Drive, the Village Board considered this request carefully. The traffic engineer studied the request and devised a means to place one hump in an appropriate location to calm traffic.



PARKS COMMISSION NEWS

By Tony Piazza, Chairman

I hope some of you had a chance to attend the performance of Shakespeare's "Twelfth Night" by the Babbling Brook Players at the beginning of August. Overall, the three nights were a success and the troupe was very pleased with the attendance.

They are planning a performance again next summer and we welcome them back with open arms.

Our residents may have noticed an increase in police presence in and around Kathryn Gorman Ponds Park. In an effort to more aggressively enforce the park rules and stop the vandalism, the Village has requested the Ramapo police to beef up patrols.

We would like to formally thank the Ramapo Police Department for their cooperation.

In late October, we will finally begin construction in the park. Dredging will be done in two of the ponds to increase the flow of water and a water shelf with several plant varieties will be built. This is all being done as part of the solution to the algae problem we have been experiencing.

With fall quickly approaching, soon we will start to see the trees start to turn and the colors start to emerge. In my opinion, it is one of the best parts of living in the Northeast.

Spending some time in the park is a great way to enjoy the foliage, as there are a great variety of specimens there. We hope you take advantage of it.

PLANNING BOARD

Yosef Emuna—Public Hearing
Preliminary & Final Subdivision
96 Viola Road
49.05-1-15

Application of Yosef Emuna, 129 Grandview Avenue, Monsey, New York 10952, for approval of a Final 2 lot subdivision entitled "Yosef Emuna" consisting of two lots from 2.2205 +/- acres. The subject property is located on the north side of Viola Road approximately Zero feet of the intersection of Spook Rock Road in the Village of Montebello, which is known and designated on the Ramapo Tax Map as Section 49.05, Block 1, Lot 15 in a RR-50 Zone.

The application was approved by the Planning Board at the June 10, 2014 meeting.

Storage Post Self Storage—Public Hearing
Amended Site Plan—addition of Pole Mounted Lighting
55.07-1-13

Application of Storage Post Self Storage facility located on 2 Dunnigan Drive, Montebello, New York, for Amended Site Plan to add pole-mounted lighting around the existing facility. The property is located on the north side of Dunnigan Drive, approximately zero feet west of the intersection of North Airmont Road in the Village of Montebello, which is known and designated on the Ramapo Tax Map as Section 55.07, Block 1, Lot 13 in a P-I Zone.

The application is adjourned to the October 14, 2014 Planning Board.

Storage Post Self Storage—Public Hearing
Site Plan—Second Self Storage Building

55.07-1-13

Application of Storage Post Self Storage facility located on 2 Dunnigan Drive, Montebello, New York, for Amended Site Plan to allow a second self-storage building with additional parking on the site. The property is located on the north side of Dunnigan Drive, approximately zero feet west of the intersection of North Airmont Road in the Village of Montebello, which is known and designated on the Ramapo Tax Map as Section 55.07, Block 1, Lot 13 in a P-I Zone. The application is adjourned to the October 14, 2014 Planning Board.

ZONING BOARD OF APPEALS

Nafesa Farid—Public Hearing
652 Haverstraw Road
40.16-1-3.2

Application of Nafesa Farid, 652 Haverstraw Road, Montebello, New York, 10901 which was submitted to the Village of Montebello Zoning Board of Appeals for Area Variances; Front Yard column 5 [Required: 50Feet; Proposed: 0 Feet] of the requirement of the Bulk Table, Section 195-13 of the Zoning Code of the Village of Montebello to permit construction, maintenance, and use of a 50'foot x 84'foot Basketball Court of a single family dwelling. The total acreage for the parcel is 3.05 acres. The property is located on the west side of Route 202 (Haverstraw Road), approximately zero feet of the intersection of Wilbur Road in the Village of Montebello, which is known and designated on the Ramapo Tax Map as Section 40.16, Block 2, Lot 3.2 in an ER-80 Zone.

The application was approved by the Zoning Board of Appeals at the June 19, 2014 meeting.





Clothes Dryer Safety

Doing laundry is most likely part of your every day routine. But did you know how important taking care of your clothes dryer is to the safety of your home? With a few simple safety tips you can help prevent a clothes dryer fire.

- »» Have your dryer installed and serviced by a professional.
- »» Do not use the dryer without a lint filter.
- »» Make sure you clean the lint filter before or after each load of laundry. Remove lint that has collected around the drum.
- »» Rigid or flexible metal venting material should be used to sustain proper air flow and drying time.
- »» Make sure the air exhaust vent pipe is not restricted and the outdoor vent flap will open when the dryer is operating. Once a year, or more often if you notice that it is taking longer than normal for your clothes to dry, clean lint out of the vent pipe or have a dryer lint removal service do it for you.
- »» Keep dryers in good working order. Gas dryers should be inspected by a qualified professional to make sure that the gas line and connection are intact and free of leaks.
- »» Make sure the right plug and outlet are used and that the machine is connected properly.
- »» Follow the manufacturer's operating instructions and don't overload your dryer.
- »» Turn the dryer off if you leave home or when you go to bed.

AND DON'T FORGET...

Dryers should be properly **grounded**.

Check the **outdoor vent** flap to make sure it is not covered by snow.

Keep the area around your dryer **clear** of things that can burn, like boxes, cleaning supplies and clothing, etc.

Clothes that have come in contact with **flammable substances**, like gasoline, paint thinner, or similar solvents should be laid outside to dry, then can be washed and dried as usual.

FACT

- ! The leading cause of home clothes dryer fires is failure to clean them.



OCTOBER 2014	Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
				1	2 <i>Parks Commission</i> 7:30 P.M.	3	4
	5	6	7	8	9	10	11
	12	13 <i>Columbus Day</i> <i>Village Hall Closed</i>	14 <i>Planning Board</i> 7:15 P.M.	15 <i>Board of Trustees</i> 8:00 P.M.	16 <i>Zoning Board of Appeals</i> 7:45 P.M.	17	18
	19	20	21	22 <i>Historic Preservation Commission</i> 7:00 P.M.	23	24	25
	26	27	28 <i>CDRC</i> 9:30 A.M.	29	30	31	

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday	NOVEMBER 2014
						1	
2	3	4 <i>Election Day</i>	5	6 <i>Parks Commission</i> 7:30 P.M.	7	8	
9	10	11 <i>Veteran's Day</i> <i>Village Hall Closed</i>	12	13	14	15	
16	17	18 <i>Planning Board</i> 7:15 P.M.	19 <i>Board of Trustees</i> 8:00 P.M. <i>Historic Preservation Commission</i> 7:30 P.M.	20 <i>Zoning Board of Appeals</i> 7:45 P.M.	21	22	
23	24	25 <i>CDRC</i> 9:30 A.M.	26	27 <i>Thanksgiving</i> <i>Village Hall Closed</i>	28 <i>Village Hall Closed</i>	29	
30							

DECEMBER 2014	Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
		1	2	3	4 <i>Parks Commission</i> 7:30 P.M.	5	6
	7	8	9 <i>Planning Board</i> 7:15 P.M.	10	11	12	13
	14	15	16	17 <i>Board of Trustees</i> 8:00 P.M. <i>Historic Preservation Commission</i> 7:30 P.M.	18 <i>Zoning Board of Appeals</i> 7:45 P.M.	19	20
	21 <i>Montebello Day</i> Noon - 4:00 PM	22	23	24	25 <i>Christmas</i> <i>Village Hall Closed</i>	26 <i>Village Hall Closed</i>	27
28	29	30 <i>CDRC</i> 9:30 A.M.					



*Village of Montebello
One Montebello Road
Montebello, NY 10901*

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Permit No. 1371

COME JOIN THE FUN!
Montebello Day
Sunday, September 21st
Noon until 4:00 pm

INCORPORATED 1986

VILLAGE OF MONTEBELLO

