

**CATSKILL WATERSHED CORPORATION**

**Board of Directors Meeting**

**MINUTES**

**November 7, 2023**

**I. Call to Order at 10:52am at the Catskill Watershed Corporation**

**II. Pledge of Allegiance:** Led by Tina Molé

**III. Roll Call of Directors**

**Members Present:** Thomas Hoyt, Christopher Mathews, Arthur Merrill, Tina Molé, Richard Parete, Mark Tuthill, Alicia Terry, Joseph Cetta, Jeff Senterman, Allen Hinkley, Innes Kasanof, James Sofranko, and Dave Warne.

**Members Present Via Zoom:**

**Members Excused:** Thomas Snow, James Eisel

**Staff Members Present:** Timothy Cox, Jason Merwin, Jim Martin, Sonia Martinez, Barbara Puglisi, Donald Brown, Jessica Fiedler, Lynn Kavanagh and Samantha Costa.

**Others Present:** Patrick Palmer (NYSDOH) and Michael Maloney (NYSDOH)

**Others Present Via Zoom** - Heidi Emrich (Ulster County Department of Environment), Lisa Melville (NYSDOS/WPPC), Pauline Wanjugi (DOH) and Nick Carbone (Delaware County Watershed Affairs).

**IV. Review and Approval of October 3, 2023 Board Minutes**

A motion to approve the Board Minutes stands as submitted.

**Voice Vote** *carried unanimously.*



**V. Presentation of Communication**

**Finance Report**

A motion to approve the financial reports as of August, 2023 was made by Arthur Merrill and seconded by Joseph Cetta.

**Voice Vote, carried unanimously**



**Executive Director's Report**

**Committee Schedule**

**Committee Meeting Minutes**

Committee minutes were received and approved

**Public Discussion** – Samantha Cost announced that the auditorium has been used for different community events and that the auditorium space is available for hosting different meetings or educational gatherings. If anyone is interested in using the space, Sam encourages anyone to reach out to the CWC staff.

**VII. Presentation of Resolutions**

A motion to approve Tab 6 to Tab 9, Resolution No. 5055 to Resolution No. 5058 was made Thomas Hoyt and seconded by Mark Tuthill.

**Septic Over \$25,000 – Corbin Bouton Jr. – Tab 6**

November 7, 2023

**RESOLUTION NO. 5055**

**BOARD APPROVAL OF SEPTIC CONSTRUCTION ESTIMATE OVER \$25,000:  
CORBIN BOUTON JR.**

**WHEREAS**, pursuant to the Watershed Memorandum of Agreement and the Septic System Rehabilitation and Replacement Program Contracts with New York City Department of Environmental Protection, the Catskill Watershed Corporation (“CWC”) shall act as program manager for the Septic Program and implement the Septic Program consistent with the terms of said contracts; and

**WHEREAS**, pursuant to section 2:01:09 of the CWC Septic Rehabilitation and Replacement Program Rules Article 2A, if the total amount requested for reimbursement is more than Thirty Thousand Dollars (\$30,000.00), the homeowner shall supply detailed quotes from three unrelated contractors, and CWC staff shall forward the design with recommendation to the CWC Board for approval; and

**WHEREAS**, CWC staff has reviewed three construction quotes, including the lowest quote for the septic system repair in the amount of Fifty-Nine Thousand Five Hundred Dollars (\$59,500.00); and

**WHEREAS**, the contractor’s quote for this system is more than Thirty Thousand Dollars (\$30,000.00); and

**WHEREAS**, the CWC staff have determined the contractor’s quote of Fifty-Nine Thousand Five Hundred Dollars (\$59,500.00) to be a reasonable cost for this system in accordance with our schedule of values; and

**WHEREAS**, the Septic Committee has reviewed the documentation and recommend approving the reimbursement of Fifty-Nine Thousand Five Hundred Dollars (\$59,500.00) as it is in substantial agreement with our schedule of values.

**NOW, THEREFORE LET IT BE RESOLVED**, that the CWC Board of Directors approves the eligible cost of this system for reimbursement for a total not-to-exceed amount of Fifty-Nine Thousand Five Hundred Dollars (\$59,500.00).

**Corbin Bouton Jr. Backup**

Address: 120 Ferris Hill Spur Road, Roxbury, NY 12474

Town: Roxbury

Bedrooms: 3

Engineer: Steele Brook Engineering

Contractor: William Walcutt

Sign In Date: 5/17/23

Design Application Received By DEP: 7/11/23

Design Application Deemed Complete: 7/13/23

Date Recommended For DEP Design Approval: 8/7/23

2 Year Deadline: 5/17/25

Homeowner and CWC staff received three quotes from unrelated contractors for \$59,500.00, \$60,500.00 and \$62,000.00. Major components of this system include a 1,000 gallon septic tank, a pump chamber, 57 linear feet of gravity pipe, 95 linear feet of force main, an effluent filter, one distribution box, 455 cubic yards of absorption fill material, 160 linear feet of Presby pipe, 30 cubic yards of C-33 sand, 52 linear feet of improved swale, 90 linear feet of vent pipe, remove five trees and site restoration. The lowest quote is within 10% of

the estimated cost for construction. The Septic Committee recommends that the CWC Board of Directors approve reimbursement in an amount not to exceed \$59,500.00.

Voice Vote, *carried unanimously*



**Septic Over \$25,000 – Victor Franco – Tab 7**

November 7, 2023

**RESOLUTION NO. 5056**

**BOARD APPROVAL OF SEPTIC CONSTRUCTION ESTIMATE OVER \$25,000:  
VICTOR FRANCO**

**WHEREAS**, pursuant to the Watershed Memorandum of Agreement and the Septic System Rehabilitation and Replacement Program Contracts with New York City Department of Environmental Protection, the Catskill Watershed Corporation (“CWC”) shall act as program manager for the Septic Program and implement the Septic Program consistent with the terms of said contracts; and

**WHEREAS**, pursuant to section 2:01:09 of the CWC Septic Rehabilitation and Replacement Program Rules Article 2A, if the total amount requested for reimbursement is more than Thirty Thousand Dollars (\$30,000.00), the homeowner shall supply detailed quotes from three unrelated contractors, and CWC staff shall forward the design with recommendation to the CWC Board for approval; and

**WHEREAS**, CWC staff has reviewed three construction quotes, including the lowest quote for the septic system repair in the amount of Forty-Seven Thousand Six Hundred Forty-Seven Dollars and Ninety-Eight Cents (\$47,647.98); and

**WHEREAS**, the contractor’s quote for this system is more than Thirty Thousand Dollars (\$30,000.00); and

**WHEREAS**, the CWC staff have determined the contractor’s quote of Forty-Seven Thousand Six Hundred Forty-Seven Dollars and Ninety-Eight Cents (\$47,647.98) to be a reasonable cost for this system in accordance with our schedule of values; and

**WHEREAS**, the Septic Committee has reviewed the documentation and recommend approving the reimbursement of Forty-Seven Thousand Six Hundred Forty-Seven Dollars and Ninety-Eight Cents (\$47,647.98) as it is in substantial agreement with our schedule of values.

**NOW, THEREFORE LET IT BE RESOLVED**, that the CWC Board of Directors approves the eligible cost of this system for reimbursement for a total not-to-exceed amount of Forty-Seven Thousand Six Hundred Forty-Seven Dollars and Ninety-Eight Cents (\$47,647.98).

**Victor Franco Backup**

Address: 4053 Dunk Hill Road, Walton, NY 13856

Town: Walton

Bedrooms: 2

Engineer: Steele Brook Engineering

Contractor: Catskill Underground Services

Sign In Date: 6/8/23

Design Application Received By DEP: 6/26/23

Design Application Deemed Complete: 7/5/23

Date Recommended For DEP Design Approval: 7/5/23

2 Year Deadline: 6/26/25

Homeowner and CWC staff received three quotes from unrelated contractors for \$47,647.98, \$48,127.63 and \$48,976.08. Major components of this system include a 1,000 gallon septic tank, a siphon chamber, 190 linear feet of gravity pipe, an effluent filter, one distribution box, 293 cubic yards of absorption fill material, 150 linear feet of absorption trench, 95 linear feet of curtain drain, 75 linear feet of curtain drain outlet pipe, remove six trees and site restoration. The lowest quote is within 10% of the estimated cost for construction. The Septic Committee recommends that the CWC Board of Directors approve reimbursement in an amount not to exceed \$47,647.98.

Voice Vote, *carried unanimously*

**Septic Over \$25,000 – Steve Montelione – Tab 8**

November 7, 2023

**RESOLUTION NO. 5057**

**BOARD APPROVAL OF SEPTIC CONSTRUCTION ESTIMATE OVER \$25,000:  
STEVE MONTELIONE**

**WHEREAS**, pursuant to the Watershed Memorandum of Agreement and the Septic System Rehabilitation and Replacement Program Contracts with New York City Department of Environmental Protection, the Catskill Watershed Corporation (“CWC”) shall act as program manager for the Septic Program and implement the Septic Program consistent with the terms of said contracts; and

**WHEREAS**, pursuant to section 2:01:09 of the CWC Septic Rehabilitation and Replacement Program Rules Article 2A, if the total amount requested for reimbursement is more than Thirty Thousand Dollars (\$30,000.00), the homeowner shall supply detailed quotes from three unrelated contractors, and CWC staff shall forward the design with recommendation to the CWC Board for approval; and

**WHEREAS**, CWC staff has reviewed three construction quotes, including the lowest quote for the septic system repair in the amount of Fifty-Four Thousand One Hundred Sixty-Seven Dollars and Ninety-Three Cents (\$54,167.93); and

**WHEREAS**, the contractor’s quote for this system is more than Thirty Thousand Dollars (\$30,000.00); and

**WHEREAS**, the CWC staff have determined the contractor’s quote of Fifty-Four Thousand One Hundred Sixty-Seven Dollars and Ninety-Three Cents (\$54,167.93) to be a reasonable cost for this system in accordance with our schedule of values; and

**WHEREAS**, the Septic Committee has reviewed the documentation and recommend approving the reimbursement of Fifty-Four Thousand One Hundred Sixty-Seven Dollars and Ninety-Three Cents (\$54,167.93) as it is in substantial agreement with our schedule of values.

**NOW, THEREFORE LET IT BE RESOLVED**, that the CWC Board of Directors approves the eligible cost of this system for reimbursement for a total not-to-exceed amount of Fifty-Four Thousand One Hundred Sixty-Seven Dollars and Ninety-Three Cents (\$54,167.93).

**Steve Montelione Backup**

Address: 4330 Dryden Road, Walton, NY 13856

Town: Tompkins

Bedrooms: 4

Engineer: Steele Brook Engineering

Contractor: Jarred Robinson

Sign In Date: 7/22/22

Design Application Received By DEP: 9/29/22  
Design Application Deemed Complete: 10/20/22  
Date Recommended For DEP Design Approval: 10/20/22  
2 Year Deadline: 7/22/24

Homeowner and CWC staff received three quotes from unrelated contractors for \$54,167.93, \$54,757.75 and \$55,347.57. Major components of this system include a 1,250 gallon septic tank, a siphon chamber, 115 linear feet of gravity pipe, an effluent filter, one distribution box, 400 cubic yards of absorption fill material, 300 linear feet of absorption trench, 108 linear feet of curtain drain, 65 linear feet of curtain drain outlet pipe, 125 linear feet of access road and site restoration. The lowest quote is within 10% of the estimated cost for construction. The Septic Committee recommends that the CWC Board of Directors approve reimbursement in an amount not to exceed \$54,167.93.

Voice Vote, *carried unanimously*



**Septic Over \$25,000 – Gilberto Torres – Tab 9**

November 7, 2023

**RESOLUTION NO. 5058**

**BOARD APPROVAL OF SEPTIC CONSTRUCTION ESTIMATE OVER \$25,000:  
GILBERTO TORRES**

**WHEREAS**, pursuant to the Watershed Memorandum of Agreement and the Septic System Rehabilitation and Replacement Program Contracts with New York City Department of Environmental Protection, the Catskill Watershed Corporation (“CWC”) shall act as program manager for the Septic Program and implement the Septic Program consistent with the terms of said contracts; and

**WHEREAS**, pursuant to section 2:01:09 of the CWC Septic Rehabilitation and Replacement Program Rules Article 2A, if the total amount requested for reimbursement is more than Thirty Thousand Dollars (\$30,000.00), the homeowner shall supply detailed quotes from three unrelated contractors, and CWC staff shall forward the design with recommendation to the CWC Board for approval; and

**WHEREAS**, CWC staff has reviewed three construction quotes, including the lowest quote for the septic system repair in the amount of Fifty-Five Thousand Eight Hundred Dollars (\$55,800.00); and

**WHEREAS**, the contractor’s quote for this system is more than Thirty Thousand Dollars (\$30,000.00); and

**WHEREAS**, the CWC staff have determined the contractor’s quote of Fifty-Five Thousand Eight Hundred Dollars (\$55,800.00) to be a reasonable cost for this system in accordance with our schedule of values; and

**WHEREAS**, the Septic Committee has reviewed the documentation and recommend approving the reimbursement of Fifty-Five Thousand Eight Hundred Dollars (\$55,800.00) as it is in substantial agreement with our schedule of values.

**NOW, THEREFORE LET IT BE RESOLVED**, that the CWC Board of Directors approves the eligible cost of this system for reimbursement for a total not-to-exceed amount of Fifty-Five Thousand Eight Hundred Dollars (\$55,800.00).

**Gilberto Torres Backup**

Address: 53 Vista Ridge Drive, East Jewett, NY 12424  
Town: Jewett  
Bedrooms: 3

Engineer: Christopher DiChiaro  
Contractor: C&C Excavating  
Sign In Date: 10/18/22  
Design Application Received By DEP: 05/12/23  
Design Application Deemed Complete: 06/14/23  
Date Recommended For DEP Design Approval: 06/14/23  
2 Year Deadline: 10/18/24

Homeowner and CWC staff received three quotes from unrelated contractors for \$55,800.00, \$56,500.00 and \$58,000.00. Major components of this system include a 1,000 gallon septic tank; a pump chamber; 20 linear feet of gravity pipe, 21 linear feet of force main, one distribution box, 250 cubic yards of absorption fill material, 210 linear feet of Presby pipe, 50 cubic yards of C-33 sand, 55 linear feet of improved swale, 60 linear feet of access road, 60 linear feet of vent pipe, decommission the existing septic tank, distribution box and two dry wells; clear brush and site restoration. The lowest quote is within 10% of the estimated cost for construction. The Septic Committee recommends that the CWC Board of Directors approve reimbursement in an amount not to exceed \$55,800.00.

**Voice Vote, carried unanimously**



A motion to approve Tab 10 to Tab 18 Resolution No. 5059 to Resolution No. 5067 was made Innes Kasanof and seconded by Allen Hinkley.

**Septic Over \$25,000 – Additional Cost – Nancy Amy – Tab 10**

November 7, 2023

**RESOLUTION NO. 5059**

**BOARD APPROVAL OF ADDITIONAL FUNDS FOR SEPTIC CONSTRUCTION OVER \$25,000:  
NANCY AMY**

**WHEREAS**, pursuant to the Watershed Memorandum of Agreement and the Septic System Rehabilitation and Replacement Program Contracts with New York City Department of Environmental Protection, the Catskill Watershed Corporation (“CWC”) shall act as program manager for the Septic Program and implement the Septic Program consistent with the terms of said contracts; and

**WHEREAS**, pursuant to section 2:01:09 of the CWC Septic Rehabilitation and Replacement Program Rules Article 2A, if the total amount requested for reimbursement is more than Twenty-Five Thousand Dollars(\$25,000.00) CWC staff shall forward the design with recommendation to the CWC Board for approval; and

**WHEREAS**, on April 4, 2023, by Resolution Number 4730, the CWC Board approved reimbursement to Nancy Amy in an amount not to exceed Twenty-Nine Thousand One Hundred Fifty-Two Dollars and Eighty-Six Cents (\$29,152.86) and

**WHEREAS**, CWC staff has reviewed an additional construction invoice of costs incurred submitted by the homeowner for the septic system repair in the amount of Seven Hundred Thirty-Eight Dollars and Sixty Cents (\$738.60); and

**WHEREAS**, the total contractor’s invoices for this system is more than Twenty-Five Thousand Dollars (\$25,000.00); and

**WHEREAS**, CWC staff have determined the total reasonable cost of the additional work according to CWC Schedule of Values to be Seven Hundred Thirty-Eight Dollars and Sixty Cents (\$738.60); and

**WHEREAS**, CWC staff have determined that Twenty-Nine Thousand Eight Hundred Ninety-One Dollars and Forty-Six Cents (\$29,891.46) is a reasonable cost for this system in accordance with our schedule of values; and

**WHEREAS**, the Septic Committee has reviewed the documentation and recommend approving total reimbursement of Twenty-Nine Thousand Eight Hundred Ninety-One Dollars and Forty-Six Cents (\$29,891.46) as it is in substantial agreement with our schedule of values.

**NOW, THEREFORE LET IT BE RESOLVED**, that the CWC Board of Directors approves the eligible cost of this system for reimbursement to be the total not-to-exceed amount of Twenty-Nine Thousand Eight Hundred Ninety-One Dollars and Forty-Six Cents (\$29,891.46).

**Nancy Amy Backup**

Address: 102 Turkey Ridge Road, Halcott Center, NY 12430

Town: Halcott

Engineer: Rex Sanford

Contractor: G.C. Landscaping & Excavation

This project was previously approved for \$29,152.86. Additional random fill material was required to cover the septic tank which had to be set high enough to ensure pitch to the shallow trench absorption field. The contractor has requested \$738.60 for the added work. This amount appears to be reasonable and justified. The total project cost will be \$29,891.46. The Committee recommended that a resolution be brought before the Board of Directors to reimburse Nancy Amy in the amount not to exceed \$738.60 for additional costs to build her septic system.

*Voice Vote, carried unanimously*



**Septic Over \$25,000 – Additional Cost – Svenja Bastian – Tab 11**

November 7, 2023

**RESOLUTION NO. 5060**

**BOARD APPROVAL OF ADDITIONAL FUNDS FOR SEPTIC CONSTRUCTION OVER \$25,000:  
SVENJA BASTIAN**

**WHEREAS**, pursuant to the Watershed Memorandum of Agreement and the Septic System Rehabilitation and Replacement Program Contracts with New York City Department of Environmental Protection, the Catskill Watershed Corporation (“CWC”) shall act as program manager for the Septic Program and implement the Septic Program consistent with the terms of said contracts; and

**WHEREAS**, pursuant to section 2:01:09 of the CWC Septic Rehabilitation and Replacement Program Rules Article 2A, if the total amount requested for reimbursement is more than Twenty-Five Thousand Dollars (\$25,000.00) CWC staff shall forward the design with recommendation to the CWC Board for approval; and

**WHEREAS**, on July 11, 2023, by Resolution Number 4906, the CWC Board approved reimbursement to Svenja Bastian in an amount not to exceed Forty-Two Thousand Seven Hundred Nineteen Dollars and Seventy-Eight Cents (\$42,719.78); and

**WHEREAS,** CWC staff has reviewed an additional construction invoice of costs incurred submitted by the homeowner for the septic system repair in the amount of Nine Thousand Five Hundred Seven Dollars and Twenty-Four Cents (\$9,507.24); and

**WHEREAS,** the total contractor’s invoices for this system is more than Twenty-Five Thousand Dollars (\$25,000.00); and

**WHEREAS,** CWC staff have determined the total reasonable cost of the additional work according to CWC Schedule of Values to be Nine Thousand Five Hundred Seven Dollars and Twenty-Four Cents (\$9,507.24); and

**WHEREAS,** CWC staff have determined that Fifty-Two Thousand Two Hundred Twenty-Seven Dollars and Two Cents (\$52,227.02) is a reasonable cost for this system in accordance with our schedule of values; and

**WHEREAS,** the Septic Committee has reviewed the documentation and recommend approving total reimbursement of Fifty-Two Thousand Two Hundred Twenty-Seven Dollars and Two Cents (\$52,227.02) as it is in substantial agreement with our schedule of values.

**NOW, THEREFORE LET IT BE RESOLVED,** that the CWC Board of Directors approves the eligible cost of this system for reimbursement to be the total not-to-exceed amount of Fifty-Two Thousand Two Hundred Twenty-Seven Dollars and Two Cents (\$52,227.02).

**Svenja Bastian Backup**

Address: 146 Grogkill Road, Willow, NY 12495

Town: Woodstock

Engineer: Rex Sanford

Contractor: Mammoth Excavation

This project was previously approved for \$42,719.78. The homeowner had geothermal wells installed in the proposed site access. The contractor had to install an additional 120 linear feet of access road to reach the absorption field. The septic tank had to be set with a large excavator because of wet conditions.. One hundred-twenty linear feet of curtain drain, and 25 linear feet of curtain drain outlet pipe not included in the original plan were installed to direct groundwater away from this area. The contractor has requested \$9,507.24 for the added work. This amount appears to be reasonable and justified. The total project cost will be \$52,227.02. The Committee recommended that a resolution be brought before the Board of Directors to reimburse Svenja Bastian in the amount not to exceed \$9,507.24 for additional costs to build her septic system.

*Voice Vote, carried unanimously*



**Septic Over \$25,000 – Additional Cost – Nancy Bennett – Tab 12**

November 7, 2023

**RESOLUTION NO. 5061**

**BOARD APPROVAL OF ADDITIONAL FUNDS FOR SEPTIC CONSTRUCTION OVER \$25,000:  
NANCY BENNETT**

**WHEREAS,** pursuant to the Watershed Memorandum of Agreement and the Septic System Rehabilitation and Replacement Program Contracts with New York City Department of Environmental Protection, the Catskill Watershed Corporation (“CWC”) shall act as program manager for the Septic Program and implement the Septic Program consistent with the terms of said contracts; and



**WHEREAS**, pursuant to section 2:01:09 of the CWC Septic Rehabilitation and Replacement Program Rules Article 2A, if the total amount requested for reimbursement is more than Twenty-Five Thousand Dollars (\$25,000.00) CWC staff shall forward the design with recommendation to the CWC Board for approval; and

**WHEREAS**, on October 4, 2022, by Resolution Number 4512, the CWC Board approved reimbursement to Nancy Bennett in an amount not to exceed Twenty-Nine Thousand Seven Hundred Thirty-Four Dollars (\$29,734.00); and

**WHEREAS**, CWC staff has reviewed an additional construction invoice of costs incurred submitted by the homeowner for the septic system repair in the amount of Four Thousand Three Hundred Dollars (\$4,300.00); and

**WHEREAS**, the total contractor's invoices for this system is more than Twenty-Five Thousand Dollars (\$25,000.00); and

**WHEREAS**, CWC staff have determined the total reasonable cost of the additional work according to CWC Schedule of Values to be Four Thousand Three Hundred Dollars (\$4,300.00); and

**WHEREAS**, CWC staff have determined that Thirty-Four Thousand Thirty-Four Dollars (\$34,034.00) is a reasonable cost for this system in accordance with our schedule of values; and

**WHEREAS**, the Septic Committee has reviewed the documentation and recommend approving total reimbursement of Thirty-Four Thousand Thirty-Four Dollars (\$34,034.00) as it is in substantial agreement with our schedule of values.

**NOW, THEREFORE LET IT BE RESOLVED**, that the CWC Board of Directors approves the eligible cost of this system for reimbursement to be the total not-to-exceed amount of Thirty-Four Thousand Thirty-Four Dollars (\$34,034.00).

**Nancy Bennett Backup**

Address: 746 County Route 21, Windham, NY 12496

Town: Windham

Engineer: Greg Mapstone P.E.

Contractor: Craig Bates Trucking & Excavating

This project was previously approved for \$29,734.00. The septic tank was discovered to be in poor condition during construction. It was replaced. The contractor has requested \$4,300.00 for added work. This amount appears to be reasonable and justified. The total project cost will be \$34,034.00. The Committee recommended that a resolution be brought before the Board of Directors to reimburse Nancy Bennett in the amount not to exceed \$4,300.00 for additional costs to build her septic system.

*Voice Vote, carried unanimously*

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**Septic Over \$25,000 – Additional Cost – Betty Berke – Tab 13**

November 7, 2023

**RESOLUTION NO. 5062**

**BOARD APPROVAL OF SEPTIC CONSTRUCTION ESTIMATE  
OVER \$25,000 – ADDITIONAL COSTS:**

**BETTY BERKE**

**WHEREAS**, pursuant to the Watershed Memorandum of Agreement and the Septic System Rehabilitation and Replacement Program Contracts with New York City Department of Environmental Protection, the Catskill Watershed Corporation (“CWC”) shall act as program manager for the Septic Program and implement the Septic Program consistent with the terms of said contracts; and

**WHEREAS**, pursuant to section 2:01:09 of the CWC Septic Rehabilitation and Replacement Program Rules Article 2A, if the total amount requested for reimbursement is more than Twenty-Five Thousand Dollars (\$25,000) CWC staff shall forward the design with recommendation to the CWC Board for approval; and

**WHEREAS**, on July 11, 2023, by Resolution Number 4908, the CWC Board approved reimbursement to Betty Berke in an amount not to exceed Fifty-One Thousand Two Hundred Eight Dollars and Fifty-Two Cents (\$51,208.52); and

**WHEREAS**, CWC staff has reviewed additional construction invoice, the eligible amount for the septic system repair is Six Thousand Three Hundred Eighty-Four Dollars (\$6,384.00); and

**WHEREAS**, the total contractor’s invoices for this system is more than Twenty-Five Thousand Dollars (\$25,000.00); and

**WHEREAS**, CWC staff have determined the total reasonable cost of the additional work according to CWC Schedule of Values to be Six Thousand Three Hundred Eighty-Four Dollars (\$6,384.00); and

**WHEREAS**, CWC staff have determined that Fifty-Seven Thousand Five Hundred Ninety-Two Dollars and Fifty-Two Cents (\$57,592.52) to be a reasonable cost for this system in accordance with our schedule of values; and

**WHEREAS**, the Septic Committee has reviewed the documentation and recommend approving total reimbursement of Fifty-Seven Thousand Five Hundred Ninety-Two Dollars and Fifty-Two Cents (\$57,592.52) as it is in substantial agreement with our schedule of values.

**NOW, THEREFORE LET IT BE RESOLVED**, that the CWC Board of Directors approves the eligible cost of this system for reimbursement to be the total not-to-exceed amount of Fifty-Seven Thousand Five Hundred Ninety-Two Dollars and Fifty-Two Cents (\$57,592.52).

**Betty Berke Backup**

Address: 50 Barley Road, Highmount, NY 12441

Town: Shandaken

Engineer: Steele Brook Engineering

Contractor: L&L Earthworx

This project was previously approved for \$51,208.52. Bedrock was encountered during installation of the septic tank, pump chamber and sewer line. The tanks were set deep and there was ground water infiltration. Excavations had to be pumped continually until backfilling was complete. A second cesspool was also encountered. It had to be pumped out and decommissioned. The contractor has requested \$10,640.00 for the added work. This amount appears to be reasonable and justified. This is a secondary residence eligible for 60% funding of reasonable costs.  $\$10,640.00 \times 60\% = \$6,384.00$ . The total project cost will be \$57,592.52. The Committee recommended that a resolution be brought before the Board of Directors to reimburse Betty Berke in the amount not to exceed \$6,384.00 for additional costs to build her septic system.

**Voice Vote, carried unanimously**

November 7, 2023

**RESOLUTION NO. 5063**

**BOARD APPROVAL OF ADDITIONAL FUNDS FOR SEPTIC CONSTRUCTION OVER \$25,000:  
JONATHAN CARSON**

**WHEREAS**, pursuant to the Watershed Memorandum of Agreement and the Septic System Rehabilitation and Replacement Program Contracts with New York City Department of Environmental Protection, the Catskill Watershed Corporation (“CWC”) shall act as program manager for the Septic Program and implement the Septic Program consistent with the terms of said contracts; and

**WHEREAS**, pursuant to section 2:01:09 of the CWC Septic Rehabilitation and Replacement Program Rules Article 2A, if the total amount requested for reimbursement is more than Twenty-Five Thousand Dollars (\$25,000.00) CWC staff shall forward the design with recommendation to the CWC Board for approval; and

**WHEREAS**, on April 4, 2023, by Resolution 4760, the CWC Board approved reimbursement to Jonathan Carson in an amount not to exceed Seventy Thousand Seven Hundred Seven Dollars and Forty-Four Cents (\$70,707.44); and

**WHEREAS**, CWC staff has reviewed an additional construction invoice of costs incurred submitted by the homeowner for the septic system repair in the amount of Nine Thousand Eighty-Eight Dollars and Twenty Cents (\$9,088.20); and

**WHEREAS**, the total contractor’s invoices for this system is more than Twenty-Five Thousand Dollars (\$25,000.00); and

**WHEREAS**, CWC staff have determined the total reasonable cost of the additional work according to CWC Schedule of Values to be Nine Thousand Eighty-Eight Dollars and Twenty Cents (\$9,088.20); and

**WHEREAS**, CWC staff have determined that Seventy-Nine Thousand Seven Hundred Ninety-Five Dollars and Sixty-Four Cents (\$79,795.64) is a reasonable cost for this system in accordance with our schedule of values; and

**WHEREAS**, the Septic Committee has reviewed the documentation and recommend approving total reimbursement of Seventy-Nine Thousand Seven Hundred Ninety-Five Dollars and Sixty-Four Cents (\$79,795.64) as it is in substantial agreement with our schedule of values.

**NOW, THEREFORE LET IT BE RESOLVED**, that the CWC Board of Directors approves the eligible cost of this system for reimbursement to be the total not-to-exceed amount of Seventy-Nine Thousand Seven Hundred Ninety-Five Dollars and Sixty-Four Cents (\$79,795.64).

**Jonathan Carson Backup**

Address: 81 Green Hill Road, Elka Park, NY 12427

Town: Hunter

Engineer: Christopher DiChiaro

Contractor: C&C Excavating

This project was previously approved for \$70,707.44. Trucks had to take a longer route to the site because Bloomer Road was closed while the system was being built. An hour was added to the haul time. The contractor has requested \$9,088.20 for the added work. This amount appears to be reasonable and justified. The total

project cost will be \$79,795.64. The Committee recommended that a resolution be brought before the Board of Directors to reimburse Jonathon Carson in the amount not to exceed \$9,088.20 for additional costs to build his septic system.

*Voice Vote, carried unanimously*



**Septic Over \$25,000 – Additional Cost – Roberta Howell – Tab 15**

November 7, 2023

**RESOLUTION NO. 5064**

**BOARD APPROVAL OF ADDITIONAL FUNDS FOR SEPTIC CONSTRUCTION OVER \$25,000:  
ROBERTA HOWELL**

**WHEREAS**, pursuant to the Watershed Memorandum of Agreement and the Septic System Rehabilitation and Replacement Program Contracts with New York City Department of Environmental Protection, the Catskill Watershed Corporation (“CWC”) shall act as program manager for the Septic Program and implement the Septic Program consistent with the terms of said contracts; and

**WHEREAS**, pursuant to section 2:01:09 of the CWC Septic Rehabilitation and Replacement Program Rules Article 2A, if the total amount requested for reimbursement is more than Twenty-Five Thousand Dollars (\$25,000.00) CWC staff shall forward the design with recommendation to the CWC Board for approval; and

**WHEREAS**, on August 2, 2022, by Resolution Number 4461, the CWC Board approved reimbursement to Roberta Howell in an amount not to exceed Thirty-One Thousand Eight Hundred Three Dollars and Forty-Four Cents (\$31,803.44) and

**WHEREAS**, CWC staff has reviewed an additional construction invoice of costs incurred submitted by the homeowner for the septic system repair in the amount of One Thousand Seven Hundred Ninety-Six Dollars and Sixty-One Cents (\$1,796.61); and

**WHEREAS**, the total contractor’s invoices for this system is more than Twenty-Five Thousand Dollars (\$25,000.00); and

**WHEREAS**, CWC staff have determined the total reasonable cost of the additional work according to CWC Schedule of Values to be One Thousand Seven Hundred Ninety-Six Dollars and Sixty-One Cents (\$1,796.61); and

**WHEREAS**, CWC staff have determined that Thirty-Three Thousand Six Hundred Dollars and Five Cents (\$33,600.05) is a reasonable cost for this system in accordance with our schedule of values; and

**WHEREAS**, the Septic Committee has reviewed the documentation and recommend approving total reimbursement of Thirty-Three Thousand Six Hundred Dollars and Five Cents (\$33,600.05) as it is in substantial agreement with our schedule of values.

**NOW, THEREFORE LET IT BE RESOLVED**, that the CWC Board of Directors approves the eligible cost of this system for reimbursement to be the total not-to-exceed amount of Thirty-Three Thousand Six Hundred Dollars and Five Cents (\$33,600.05).

**Roberta Howell Backup**

Address: 130 Forest Road, Andes, NY 13731

Town: Andes  
 Engineer: Rex Sanford  
 Contractor: Michael Formont

This project was previously approved for \$31,803.44. The contractor has requested \$1,796.61 for material price increases for a 1,500 gallon septic tank, one dosing chamber, a delivery charge, five 22 degree elbows, ten linear feet of four-inch Schedule 35 pipe, five 45 degree elbows, 470 linear feet of sewer and drain pipe, 45 cubic yards of topsoil, five speed levelers a pump out and 59.82 cubic yards of crushed stone. This amount appears to be reasonable and justified. The total project cost will be \$33,600.05. The Committee recommended that a resolution be brought before the Board of Directors to reimburse Roberta Howell in the amount not to exceed \$1,796.61 for additional costs to build her septic system.

| <u>Material</u>         | <u>Amount</u> | <u>Schedule of Value</u> | <u>Invoiced Cost</u> | <u>Difference</u> | <u>Total</u>          |
|-------------------------|---------------|--------------------------|----------------------|-------------------|-----------------------|
| 1500 gallon septic tank | 1EA           | \$1,063.83EA             | \$1,150.00EA         | \$86.17           | \$86.17               |
| Dosing chamber          | 1EA           | \$1,139.00EA             | \$1,500.00EA         | \$361.00          | \$361.00              |
| Delivery Charge         | 1EA           | \$400.00                 | \$700.00             | \$300.00          | \$300.00              |
| 22 Degree Elbow         | 5EA           | 12.93EA                  | \$17.49              | \$4.56            | 5x\$4.56=\$22.80      |
| 4" SDR 35               | 10LF          | \$3.76LF                 | \$3.99LF             | \$.23             | 10LFx\$.23=\$2.30     |
| 45 Degree Elbow         | 5EA           | \$11.73EA                | \$17.99EA            | \$6.26            | 5x\$6.26=\$31.30      |
| Sewer & Drain           | 470LF         | 1.50LF                   | 1.96LF               | \$.46             | 470LFx\$.46=\$216.20  |
| Topsoil Delivered       | 45CY          | \$38.06CY                | \$43.20CY            | \$5.14            | 45x\$5.14=\$231.30    |
| Speed levelers          | 5EA           | \$1.80EA                 | \$5.99EA             | \$4.19            | 5x\$4.19=\$20.95      |
| Pump Out                | 1EA           | \$345.00EA               | \$400.00EA           | \$55.00           | \$55.00               |
| Crushed Stone           | 59.82 CY      | \$16.15CY                | \$24.00CY            | \$7.85CY          | 59.82x\$7.85=\$469.59 |
| <b>Total</b>            |               |                          |                      |                   | \$1,796.61            |

Voice Vote, carried unanimously



**Septic Over \$25,000 – Additional Cost – Shane Miller – Tab 16**

November 7, 2023

**RESOLUTION NO. 5065**

**BOARD APPROVAL OF SEPTIC CONSTRUCTION ESTIMATE  
 OVER \$25,000 – ADDITIONAL COSTS:**

**SHANE MILLER**

**WHEREAS**, pursuant to the Watershed Memorandum of Agreement and the Septic System Rehabilitation and Replacement Program Contracts with New York City Department of Environmental Protection, the Catskill Watershed Corporation (“CWC”) shall act as program manager for the Septic Program and implement the Septic Program consistent with the terms of said contracts; and

**WHEREAS**, pursuant to section 2:01:09 of the CWC Septic Rehabilitation and Replacement Program Rules Article 2A, if the total amount requested for reimbursement is more than Twenty-Five Thousand Dollars (\$25,000.00) CWC staff shall forward the design with recommendation to the CWC Board for approval; and

**WHEREAS**, CWC staff previously approved Septic Program reimbursement to Shane Miller in the amount of Seven Thousand Eight Hundred Dollars (\$7,800.00); and

**WHEREAS**, CWC staff has reviewed an additional construction invoice of costs incurred submitted by the contractor for the septic system repair in the amount of Fifty Thousand One Hundred Fifty Dollars (\$50,150.00); and

**WHEREAS**, the total contractor’s invoices for this system is more than Twenty-Five Thousand Dollars (\$25,000.00); and

**WHEREAS**, the CWC staff have determined the contractor’s total invoices of Fifty-Seven Thousand Nine Hundred Fifty Dollars (\$57,950.00) to be a reasonable cost for this system in accordance with our schedule of values; and

**WHEREAS**, the Septic Committee has reviewed the documentation and recommend approving the total reimbursement of Fifty-Seven Thousand Nine Hundred Fifty Dollars (\$57,950.00) as it is in substantial agreement with our schedule of values.

**NOW, THEREFORE LET IT BE RESOLVED**, that the CWC Board of Directors approves the eligible cost of this system for reimbursement to be the total not-to-exceed amount of Fifty-Seven Thousand Nine Hundred Fifty Dollars (\$57,950.00).

**Shane Miller Backup**

Address: 1060 County Highway 47, Walton, NY 13856

Town: Tompkins

Bedrooms: 4

Engineer: Steele Brook Engineering

Contractor: Ben Reynolds Construction

Sign in date: 4/13/23

Design Application received by DEP: 6/20/23

Design Application deemed complete: 7/10/23

Date Recommended for DEP Design Approval: 7/21/23

2 year deadline: 4/13/25

CWC staff previously approved reimbursement at \$7,800.00 for the installation of an emergency 1000 gallon septic tank. Most of the major components of this system include a pump chamber, seven linear feet of gravity pipe, 45 linear feet of force main, 200 cubic yards of absorption fill material, three peat modules, remove two trees and site restoration. Three quotes were received for this project. They were \$50,150.00, \$51,200.00 and \$55,550.00. The lowest quote is within 10% of cost of construction. , The total project cost will be \$57,950.00. The Committee recommended that a resolution be brought before the Board of Directors to reimburse Shane Miller in the amount not to exceed \$50,150.00 for additional costs to build his septic system.



**Septic Over \$25,000 – Additional Cost – Alan Trinkle – Tab 17**

November 7, 2023

**RESOLUTION NO. 5066**

**BOARD APPROVAL OF ADDITIONAL FUNDS FOR SEPTIC CONSTRUCTION OVER \$25,000:  
ALAN TRINKLE**

**WHEREAS**, pursuant to the Watershed Memorandum of Agreement and the Septic System Rehabilitation and Replacement Program Contracts with New York City Department of Environmental Protection, the Catskill Watershed Corporation (“CWC”) shall act as program manager for the Septic Program and implement the Septic Program consistent with the terms of said contracts; and

**WHEREAS**, pursuant to section 2:01:09 of the CWC Septic Rehabilitation and Replacement Program Rules Article 2A, if the total amount requested for reimbursement is more than Twenty-Five Thousand Dollars (\$25,000.00) CWC staff shall forward the design with recommendation to the CWC Board for approval; and

**WHEREAS**, on July 11, 2023, by Resolution Number 4916, the CWC Board approved reimbursement to Alan Trinkle in an amount not to exceed Seventy-Seven Thousand Dollars (\$77,000.00); and

**WHEREAS**, CWC staff has reviewed an additional construction invoice of costs incurred submitted by the homeowner for the septic system repair in the amount of Five Thousand Forty Dollars (\$5,040.00); and

**WHEREAS**, the total contractor’s invoices for this system is more than Twenty-Five Thousand Dollars (\$25,000.00); and

**WHEREAS**, CWC staff have determined the total reasonable cost of the additional work according to CWC Schedule of Values to be Five Thousand Forty Dollars (\$5,040.00); and

**WHEREAS**, CWC staff have determined that Eighty-Two Thousand Forty Dollars (\$82,040.00) is a reasonable cost for this system in accordance with our schedule of values; and

**WHEREAS**, the Septic Committee has reviewed the documentation and recommend approving total reimbursement of Eighty-Two Thousand Forty Dollars (\$82,040.00) as it is in substantial agreement with our schedule of values.

**NOW, THEREFORE LET IT BE RESOLVED**, that the CWC Board of Directors approves the eligible cost of this system for reimbursement to be the total not-to-exceed amount of Eighty-Two Thousand Forty Dollars (\$82,040.00).

**Alan Trinkle Backup**

Address: 439 Old Road, Windham, NY 12496

Town: Windham

Engineer: Praetorius & Conrad

Contractor: Ed Thompson Plumbing & Excavation

This project was previously approved for \$77,000.00. The contractor encountered bedrock while installing the septic tank and pump chamber. Hammering was necessary to achieve necessary depths. The contractor has requested \$5,040.00 for the added work. This amount appears to be reasonable and justified. The total project cost will be \$82,040.00. The Committee recommended that a resolution be brought before the Board of

Directors to reimburse Alan Trinkle in the amount not to exceed \$5,040.00 for additional costs to build his septic system.

**Voice Vote, *carried unanimously***



**Septic Over \$25,000 – Additional Cost – Arlene Vollkommer – Tab 18**

November 7, 2023

**RESOLUTION NO. 5067**

**BOARD APPROVAL OF ADDITIONAL FUNDS FOR SEPTIC CONSTRUCTION OVER \$25,000:  
ARLENE VOLLKOMMER**

**WHEREAS**, pursuant to the Watershed Memorandum of Agreement and the Septic System Rehabilitation and Replacement Program Contracts with New York City Department of Environmental Protection, the Catskill Watershed Corporation (“CWC”) shall act as program manager for the Septic Program and implement the Septic Program consistent with the terms of said contracts; and

**WHEREAS**, pursuant to section 2:01:09 of the CWC Septic Rehabilitation and Replacement Program Rules Article 2A, if the total amount requested for reimbursement is more than Twenty-Five Thousand Dollars (\$25,000.00) CWC staff shall forward the design with recommendation to the CWC Board for approval; and

**WHEREAS**, on August 1, 2023, by Resolution Number 4950 , the CWC Board approved reimbursement to Arlene Vollkommer in an amount not to exceed Thirty-Six Thousand Two Hundred Forty-Four Dollars and Ninety-Three Cents (\$36,244.93); and

**WHEREAS**, CWC staff has reviewed an additional construction invoice of costs incurred submitted by the homeowner for the septic system repair in the amount of Five Thousand Nine Hundred Dollars (\$5,900.00); and

**WHEREAS**, the total contractor’s invoices for this system is more than Twenty-Five Thousand Dollars (\$25,000.00); and

**WHEREAS**, CWC staff have determined the total reasonable cost of the additional work according to CWC Schedule of Values to be Five Thousand Nine Hundred Dollars (\$5,900.00); and

**WHEREAS**, CWC staff have determined that Forty-Two Thousand One Hundred Forty-Four Dollars and Ninety-Three Cents Dollars (\$42,144.93) is a reasonable cost for this system in accordance with our schedule of values; and

**WHEREAS**, the Septic Committee has reviewed the documentation and recommend approving total reimbursement of Forty-Two Thousand One Hundred Forty-Four Dollars and Ninety-Three Cents (\$42,144.93) as it is in substantial agreement with our schedule of values.

**NOW, THEREFORE LET IT BE RESOLVED**, that the CWC Board of Directors approves the eligible cost of this system for reimbursement to be the total not-to-exceed amount of Forty-Two Thousand One Hundred Forty-Four Dollars and Ninety-Three Cents (\$42,144.93).

**Arlene Vollkommer Backup**

Address: 10832 County Highway 2, Andes, NY 13731

Town: Andes

Engineer: Benjamin Dates

Contractor: A&M Excavating



This project was previously approved for \$36,244.93. Erosion from extreme surface runoff exposed the sewer line. Water was flowing toward the new absorption field. The engineer asked the contractor to raise part of the driveway and install new swales on each side. The contractor has requested \$5,900.00 for the added work. This amount appears to be reasonable and justified. The total project cost will be \$42,144.93. The Committee recommended that a resolution be brought before the Board of Directors to reimburse Arlene Volkommer in the amount not to exceed \$5,900.00 for additional costs to build her septic system.

*Voice Vote, carried unanimously*



A motion to approve Tab 19, Resolution No. 5068 was made by James Sofranko and seconded by Joseph Cetta.

**Septic Over \$25,000 – Additional Cost – Second Time Repair – Loraine Dellapenna - Tab 19**

November 7, 2023

**RESOLUTION NO. 5068**

**BOARD APPROVAL OF ADDITIONAL FUNDS FOR SEPTIC CONSTRUCTION OVER \$25,000:  
LORAIN DE LAPENNA**

**WHEREAS**, pursuant to the Watershed Memorandum of Agreement and the Septic System Rehabilitation and Replacement Program Contracts with New York City Department of Environmental Protection, the Catskill Watershed Corporation (“CWC”) shall act as program manager for the Septic Program and implement the Septic Program consistent with the terms of said contracts; and

**WHEREAS**, pursuant to section 2:01:05 of the CWC Septic Rehabilitation and Replacement Program Rules (MOA Septic Program) Article 2A, CWC Board of Directors in consultation with the Executive Director may find a property eligible for funding of a septic or component thereof previously paid for by the CWC MOA Septic Program if ten (10) years has elapsed from date of construction completion and absent misuse by the Property owner; and

**WHEREAS**, on October 6, 2020, pursuant to Resolution Number 3898, the CWC Board of Directors approved Loraine Dellapenna’s application for eligibility for second time repair funding from the MOA Septic Program; and

**WHEREAS**, on June 7, 2022, by Resolution Number 4422, the CWC Board approved reimbursement to Loraine Dellapenna in an amount not to exceed Forty-Two Thousand Seven Hundred Fifty-Three Dollars and Eleven Cents (\$42,753.11); and

**WHEREAS**, CWC staff has reviewed an additional construction invoice of costs incurred submitted by the homeowner for the septic system repair in the amount of Six Thousand Seven Hundred Fifty-Two Dollars and Ninety Cents (\$6,752.90); and

**WHEREAS**, the total contractor’s invoices for this system is more than Twenty-Five Thousand Dollars (\$25,000.00); and

**WHEREAS**, CWC staff have determined the total reasonable cost of the additional work according to CWC Schedule of Values to be Six Thousand Seven Hundred Fifty-Two Dollars and Ninety Cents (\$6,752.90); and

**WHEREAS**, CWC staff have determined that Forty-Nine Thousand Five Hundred Six Dollars and One Cents (\$49,506.01) is a reasonable cost for this system in accordance with our schedule of values; and

**WHEREAS**, the Septic Committee has reviewed the documentation and recommend approving total reimbursement of Forty-Nine Thousand Five Hundred Six Dollars and One Cents (\$49,506.01) as it is in substantial agreement with our schedule of values.

**NOW, THEREFORE LET IT BE RESOLVED**, that the CWC Board of Directors approves the eligible cost of this system for reimbursement to be the total not-to-exceed amount of Forty-Nine Thousand Five Hundred Six Dollars and One Cents (\$49,506.01).

**Lorraine Dellapenna Backup**  
**Second Time Repair**

Address: 20 Pantherkill Road, Phoenicia, NY 12464

Town: Shandaken

Engineer: Rex Sanford P.E.

Contractor: Andrew Eberhardt

This project was previously approved for \$42,753.11. Additional fill material was needed because of variations in topography and wet conditions during construction. The lower taper was excessively steep and subject to washing out in heavy rain. Random fill was added to decrease the slope. Jute stabilization fabric was applied to prevent erosion. The additional items are complete and have been successful. The contractor has requested \$6,752.90 for the added work. This amount appears to be reasonable and justified. The total project cost will be \$49,506.01. The Committee recommended that a resolution be brought before the Board of Directors to reimburse Lorraine Dellapenna in the amount not to exceed \$6,752.90 for additional costs to build her septic system.

*Voice Vote, carried unanimously ~~~~~*

A motion to approve Tab 20 to Tab 22, Resolution No. 5069 to Resolution No. 5071 was made by Mark Tuthill and seconded by Arthur Merrill.

**Septic Over \$25,000 — Second Time Repair Eligibility – James Collins – Tab 20**

November 7, 2023

**RESOLUTION NO. 5069**

**BOARD APPROVAL OF MOA SEPTIC PROGRAM SECOND TIME REPAIR ELIGIBILITY**  
**JAMES COLLINS**

**WHEREAS**, pursuant to the Watershed Memorandum of Agreement and the Septic System Rehabilitation and Replacement Program Contracts with New York City Department of Environmental Protection, the Catskill Watershed Corporation (“CWC”) shall act as program manager for the Septic Program and implement the Septic Program consistent with the terms of said contracts; and

**WHEREAS**, pursuant to section 2:01:05 of the CWC Septic Rehabilitation and Replacement Program Rules (MOA Septic Program) Article 2A, CWC Board of Directors in consultation with the Executive Director may find a property eligible for funding of a septic or component thereof previously paid for by the CWC MOA Septic Program if ten (10) years has elapsed from date of construction completion and absent misuse by the Property owner; and

**WHEREAS**, the Applicant, James Collins, requested eligibility under the MOA Septic Program for a second time repair funding for their septic system; and

**WHEREAS**, CWC staff have confirmed that the Applicant’s septic system is currently failing or reasonably likely to fail in the near future, that more than ten years has elapsed from date of construction approval, and that the Applicant has not misused the septic system following the prior construction approval; and

**WHEREAS**, the Septic Committee has reviewed the documentation and recommend the CWC Board approve the Applicant’s eligibility for a second time repair funding from MOA Septic Program.

**NOW, THEREFORE LET IT BE RESOLVED**, that the CWC Board of Directors in consultation with the CWC Executive Director approves Applicant’s request for eligibility for second time repair funding from the MOA Septic Program.

**James Collins Backup**

Mr. Collins’ residence is in the Town of Hamden. This project was paid for in 2009 through the Priority 4 Program. Sewage backed up into the house because the pump and other electrical components failed. Repairs have been completed and the system is now functioning. A maintenance pump out was done in 2022. The Committee recommended that a resolution be brought before the Board of Directors to approve James Collins for a second time repair.

*Voice Vote, carried unanimously*



**Septic Over \$25,000 — Second Time Repair Eligibility – Vincent LeNoir – Tab 21**

November 7, 2023

**RESOLUTION NO. 5070**

**BOARD APPROVAL OF MOA SEPTIC PROGRAM SECOND TIME REPAIR ELIGIBILITY  
VINCENT LENOIR**

**WHEREAS**, pursuant to the Watershed Memorandum of Agreement and the Septic System Rehabilitation and Replacement Program Contracts with New York City Department of Environmental Protection, the Catskill Watershed Corporation (“CWC”) shall act as program manager for the Septic Program and implement the Septic Program consistent with the terms of said contracts; and

**WHEREAS**, pursuant to section 2:01:05 of the CWC Septic Rehabilitation and Replacement Program Rules (MOA Septic Program) Article 2A, CWC Board of Directors in consultation with the Executive Director may find a property eligible for funding of a septic or component thereof previously paid for by the CWC MOA Septic Program if ten (10) years has elapsed from date of construction completion, unless specifically approved by the Executive Director, and absent misuse by the Property owner; and

**WHEREAS**, the Applicant, Vincent LeNoir, requested eligibility under the MOA Septic Program for a second time repair funding for their septic system; and

**WHEREAS**, CWC staff have confirmed that the Applicant’s septic system is currently failing or reasonably likely to fail in the near future, and that the Applicant has not misused the septic system following the prior construction approval; and

**WHEREAS**, the Septic Committee has reviewed the documentation and recommend the CWC Board approve the Applicant’s eligibility for a second time repair funding from MOA Septic Program.

**NOW, THEREFORE LET IT BE RESOLVED**, that the CWC Board of Directors in consultation with the CWC Executive Director approves Applicant’s request for eligibility for second time repair funding from the MOA Septic Program.

**Vincent LeNoir Backup**

Mr. LeNoir’s residence is in the Town of Roxbury. This project was paid for in 2014 through the Priority 7 Program. The pump failed and sewage surfaced on the ground. Mr. LeNoir has repaired the pump and the

system is now functioning. A maintenance pump out was done in 2021 when he purchased the property. This is being brought before the Committee under the Executive Director’s discretion even though the system is less than ten years old. A couple of pump repairs have been brought before the Committee before. These homeowners had not paid for pump replacements before applying to the second time repair program. The Committee recommended that a resolution be brought before the Board of Directors to approve Vincent LeNoir for a second time repair.

*Voice Vote, carried unanimously*



**Septic Over \$25,000 — Second Time Repair Eligibility – Jean Newman – Tab 22**

November 7, 2023

**RESOLUTION NO. 5071**

**BOARD APPROVAL OF MOA SEPTIC PROGRAM SECOND TIME REPAIR ELIGIBILITY  
JEAN NEWMAN**

**WHEREAS**, pursuant to the Watershed Memorandum of Agreement and the Septic System Rehabilitation and Replacement Program Contracts with New York City Department of Environmental Protection, the Catskill Watershed Corporation (“CWC”) shall act as program manager for the Septic Program and implement the Septic Program consistent with the terms of said contracts; and

**WHEREAS**, pursuant to section 2:01:05 of the CWC Septic Rehabilitation and Replacement Program Rules (MOA Septic Program) Article 2A, CWC Board of Directors in consultation with the Executive Director may find a property eligible for funding of a septic or component thereof previously paid for by the CWC MOA Septic Program if ten (10) years has elapsed from date of construction completion and absent misuse by the Property owner; and

**WHEREAS**, the Applicant, Jean Newman, requested eligibility under the MOA Septic Program for a second time repair funding for their septic system; and

**WHEREAS**, CWC staff have confirmed that the Applicant’s septic system is currently failing or reasonably likely to fail in the near future, that more than ten years has elapsed from date of construction approval, and that the Applicant has not misused the septic system following the prior construction approval; and

**WHEREAS**, the Septic Committee has reviewed the documentation and recommend the CWC Board approve the Applicant’s eligibility for a second time repair funding from MOA Septic Program.

**NOW, THEREFORE LET IT BE RESOLVED**, that the CWC Board of Directors in consultation with the CWC Executive Director approves Applicant’s request for eligibility for second time repair funding from the MOA Septic Program.

**Jean Newman Backup**

Ms. Newman’s residence is in the Shokan managed area in the Town of Olive. This project was paid for in 2006 under the Priority 1A Program. The level in both the septic tank and pump chamber are too high. There appears to be groundwater infiltration into the tank and the pump has stopped working. Water is ponding in the absorption field and tank areas due to a beaver dam on a neighboring property. There was discussion over the beaver dam. The neighbor does not want the beavers removed. A maintenance pump out was done in 2020. The Committee recommended that a resolution be brought before the Board of Directors to approve Jean Newman for a second time repair.

*Voice Vote, carried unanimously*



A motion to approve Tab 23, Resolution No. 5046 was made Thomas Hoyt and seconded by Innes Kasanof.

**FMHIP – Village of Hunter Fire House – Property Purchase – Tab 23**

November 7, 2023

**RESOLUTION NO. 5046**

**CWC REVIEW OF FLOOD HAZARD MITIGATION PROGRAM APPLICATION**

**FOR VILLAGE OF HUNTER FIREHOUSE – PURCHASE OF RELOCATION PROPERTY**

**WHEREAS**, the Catskill Watershed Corporation (CWC) is a not-for-profit corporation established to administer Watershed Protection and Partnership Programs in the West of Hudson Watershed; and

**WHEREAS**, the CWC, City of New York (City), all municipalities in the West of Hudson Watershed, New York State, the federal Environmental Protection Agency, and several environmental organizations recognized that the goals of drinking water protection and economic vitality within the West of Hudson Watershed communities are not inconsistent and under the 1997 New York City Watershed Memorandum of Agreement (“Watershed MOA”) agreed to cooperate in the development and implementation of watershed protection programs that maintain and enhance the quality of the City’s drinking water supply system and the economic and social character of the West of Hudson Watershed communities; and

**WHEREAS**, extensive flooding resulting from Tropical Storms Irene and Lee, in August and September 2011, respectively, caused catastrophic losses in certain towns and villages within the West of Hudson Watershed which affected the economic and social character of certain West of Hudson watershed communities and adversely impacted water quality in the West of Hudson Watershed; and

**WHEREAS**, as a condition of the 2014 Mid-Term Filtration Avoidance Determination Review, New York City Department of Environmental Protection (NYCDEP) has agreed to fund a Flood Hazard Mitigation Implementation Program to reduce repetitive flood losses that also pose a threat to water quality during storm events through funding certain recommendations of local flood analyses under the NYCDEP Stream Management Program; and

**WHEREAS**, on March 4, 2014, by Resolution Number 2439, the CWC Board of Directors agreed to serve as program manager of such a program to be referred to as the CWC Flood Hazard Mitigation Implementation Program (the “Program”) and approved a Program Agreement with the City; and

**WHEREAS**, on February 7, 2023, by Resolution 4685, the CWC Board of Directors approved an application by the Village of Hunter for funding for the Relocation Feasibility Study for the Village of Hunter Firehouse Relocation Project; and

**WHEREAS**, Village of Hunter Firehouse submitted an application requesting funding not to exceed One Hundred Seventy-Eight Thousand Six Hundred Dollars (\$178,600.00) for purchase of real property and associated survey costs to relocate out of the floodplain within the Village of Hunter; and

**WHEREAS**, upon CWC staff recommendation and review of the application and supporting documentation, the CWC Wastewater/Stormwater Committee recommends that the CWC Board of Directors approves funding in an amount not to exceed One Hundred Seventy-Eight Thousand Six Hundred Dollars (\$178,600.00) for the purchase of real property and associated survey costs to relocate out of the floodplain within the Village of Hunter contingent upon receiving a copy of an executed grant contract between the Village and New York State.

**NOW, THEREFORE, LET IT BE RESOLVED**, that the CWC Board of Directors has reviewed the application, staff recommendation and supporting documentation and approves funding for the Village of Hunter Firehouse Relocation Project in an amount not to exceed One Hundred Seventy-Eight Thousand Six

Hundred Dollars (\$178,600.00) for the purchase of real property and associated survey costs to relocate out of the floodplain within the Village of Hunter contingent upon receiving a copy of an executed grant contract between the Village and New York State.

**Relocation Property Purchase for Village of Hunter Firehouse Relocation Project**

The relocation of the Hunter Fire Department is identified in the Village of Hunter Local Flood Analysis (LFA) accepted by the Village of Hunter in 2018. The Hunter Fire Department is a Critical Facility and received damages as well as 4+’ of flood waters inside the existing firehouse during the Irene Storm Event.

By Resolution 4470, on August 2, 2022, the CWC Board of Directors approved \$12,678 including \$10,000 for feasibility of the second parcel identified, and \$2,678 for the Phase 1 ESA of the first parcel. Updated design can be billed at a later phase if a design grant is approved by the CWC Board.

By Resolution 4685, on February 7, 2023, the Village of Hunter requested an addition \$7,110.00 to complete a Phase 1 ESA on the second property for a total current grant of \$19,788.00.

The Village of Hunter has submitted an application requesting funding in the amount of \$188,600.00 for the possible purchase of a property within the Village of Hunter to relocate the Firehouse to. The land purchase of 1.5 acres is set at \$176,500.00. There is also an adjoining property that is 0.39 acres that also belongs to Kerner that will be a donated piece of land. The remaining costs to bring the total to \$178,600.00 inclusive of a property survey.

CWC Stormwater/Wastewater Committee recommends that the CWC approve the application for an amount not to exceed \$178,600.00. A separate resolution would provide for \$10,000 for design costs.

***Voice Vote, carried unanimously***



A motion to approve Tab 24, Resolution No. 5072 was made Innes Kasanof and seconded by James Sofranko.

**FHMIP – Village of Hunter Fire House – Design Cost – Tab 24**

November 7, 2023

**RESOLUTION NO. 5072**

**CWC REVIEW OF FLOOD HAZARD MITIGATION PROGRAM APPLICATION**

**FOR VILLAGE OF HUNTER FIREHOUSE – DESIGN OF RELOCATED FIREHOUSE**

**WHEREAS**, the Catskill Watershed Corporation (CWC) is a not-for-profit corporation established to administer Watershed Protection and Partnership Programs in the West of Hudson Watershed; and

**WHEREAS**, the CWC, City of New York (City), all municipalities in the West of Hudson Watershed, New York State, the federal Environmental Protection Agency, and several environmental organizations recognized that the goals of drinking water protection and economic vitality within the West of Hudson Watershed communities are not inconsistent and under the 1997 New York City Watershed Memorandum of Agreement (“Watershed MOA”) agreed to cooperate in the development and implementation of watershed protection programs that maintain and enhance the quality of the City’s drinking water supply system and the economic and social character of the West of Hudson Watershed communities; and

**WHEREAS**, extensive flooding resulting from Tropical Storms Irene and Lee, in August and September 2011, respectively, caused catastrophic losses in certain towns and villages within the West of Hudson Watershed which

affected the economic and social character of certain West of Hudson watershed communities and adversely impacted water quality in the West of Hudson Watershed; and

**WHEREAS**, as a condition of the 2014 Mid-Term Filtration Avoidance Determination Review, New York City Department of Environmental Protection (NYCDEP) has agreed to fund a Flood Hazard Mitigation Implementation Program to reduce repetitive flood losses that also pose a threat to water quality during storm events through funding certain recommendations of local flood analyses under the NYCDEP Stream Management Program; and

**WHEREAS**, on March 4, 2014, by Resolution Number 2439, the CWC Board of Directors agreed to serve as program manager of such a program to be referred to as the CWC Flood Hazard Mitigation Implementation Program (the “Program”) and approved a Flood Hazard Mitigation Implementation I Program Agreement with the City; and

**WHEREAS**, on February 7, 2023, by Resolution 4685, the CWC Board of Directors approved an application by the Village of Hunter for funding for the Relocation Feasibility Study for the Village of Hunter Firehouse Relocation Project; and

**WHEREAS**, Village of Hunter Firehouse submitted an application requesting funding not to exceed Ten Thousand Dollars (\$10,000.00) for design of the relocated firehouse to be constructed out of the floodplain within the Village of Hunter; and

**WHEREAS**, by Resolution 4173, the CWC Board waived Flood Hazard Mitigation Implementation Program Rules and approved construction funding for the relocation of the Olive Fire House originally located in the floodplain in Boiceville, contingent upon acquiring matching funds towards construction costs; and

**WHEREAS**, upon CWC staff recommendation and review of the application and supporting documentation, the CWC Wastewater/Stormwater Committee recommends that the CWC Board of Directors waive the categories of allowed funding under FHMIP I, and approve funding in an amount not to exceed Ten Thousand Dollars (\$10,000.00) for the design costs for a new firehouse to be located out of the floodplain within the Village of Hunter contingent upon receiving a copy of an executed grant contract between the Village and New York State.

**NOW, THEREFORE, LET IT BE RESOLVED**, that the CWC Board of Directors has reviewed the application, staff recommendation and supporting documentation and approves funding for the Village of Hunter Firehouse Relocation Project in an amount not to exceed Ten Thousand Dollars (\$10,000.00) for the design costs for a new firehouse to be located out of the floodplain within the Village of Hunter contingent upon receiving a copy of an executed grant contract between the Village and New York State.

**Relocation Property Purchase for Village of Hunter Firehouse Relocation Project**

The relocation of the Hunter Fire Department is identified in the Village of Hunter Local Flood Analysis (LFA) accepted by the Village of Hunter in 2018. The Hunter Fire Department is a Critical Facility and received damages as well as 4+’ of flood waters inside the existing firehouse during the Irene Storm Event.

By Resolution 4470, on August 2, 2022, the CWC Board of Directors approved \$12,678 including \$10,000 for feasibility of the second parcel identified, and \$2,678 for the Phase 1 ESA of the first parcel. Updated design can be billed at a later phase if a design grant is approved by the CWC Board.

By Resolution 4685, on February 7, 2023, the Village of Hunter requested an addition \$7,110.00 to complete a Phase 1 ESA on the second property for a total current grant of \$19,788.00.

The Village of Hunter has submitted an application in part requesting funding in the amount of \$10,000.00 for design of the new firehouse. Due to restrictions in the FHMIP II Agreement, funding for design would come entirely from FHMIP I account.

CWC Stormwater/Wastewater Committee recommends that the CWC approve the application for an amount not to exceed \$10,000.00. A separate resolution will consider the remainder of the Village's request for property purchase and associated survey costs.

*Voice Vote, carried unanimously*



A motion to approve Tab 25, Resolution No. 5073 was made Arthur Merrill and seconded by Joseph Cetta.

**2023 Audit Services – Tab 25**

November 7, 2023

**RESOLUTION NO. 5073**

**CATSKILL WATERSHED CORPORATION EXTERNAL AUDIT FIRM**

**WHEREAS**, the Catskill Watershed Corporation (CWC) is required by contracts to submit financial statements audited by an independent certified public accountant for the preceding fiscal year to the New York City Department of Environmental Protection within ninety (90) days of the end of the CWC fiscal year; and

**WHEREAS**, the CWC Policies and Procedures requires that the CWC Board of Directors must approve an expense greater than Ten Thousand Dollars (\$10,000); and

**WHEREAS**, the Finance Department has received an engagement quote from RBT CPAs, LLP for [external & investment] audit & tax services for the year ending December 31, 2023 totaling Twenty-Seven Thousand Fifty Dollars (\$27,050.00); and

**WHEREAS**, the Finance Committee recommends the CWC Board to approve a contract not to exceed Twenty-Seven Thousand Fifty Dollars (\$27,050.00), for external/investment audit & tax services for the year ending December 31, 2023.

**NOW, THEREFORE BE IT RESOLVED**, the CWC Board of Directors approves the Executive Director to contract with RBT CPAs, LLP for external/investment audit & tax services not to exceed Twenty-Seven Thousand Fifty Dollars (\$27,050.00).

*Voice Vote, carried unanimously*



A motion to approve Tab 26, Resolution No. 5074 was made Mark Tuthill and seconded by Inness Kasanof.

**Depositor Agreement – Delaware National Bank of Delhi – Tab 26**

November 7, 2023

**RESOLUTION NO. 5074**

**DEPOSITORY CORPORATE RESOLUTION**

**WHEREAS**, the CWC Master Policy Manual adopted on January 2, 1998 and sets forth the signatory requirements at all depositories; and

**WHEREAS**, the Master Policy Manual supersedes all prior inconsistent Resolutions; and

**WHEREAS**, the depository resolution needs to be updated to reflect these changes; and



WHEREAS, attached are standard depository resolutions to be filed with the Delaware National Bank of Delhi.

NOW, THEREFORE BE IT FURTHER RESOLVED, the Secretary of the Corporation is authorized to sign and certify the attached bank resolutions with attachments and file same at the Delaware National Bank of Delhi.

Voice Vote, carried unanimously



A motion to approve Tab 27, Resolution No. 5075 was made Arthur Merrill and seconded by Joseph Cetta.

**2024 Operating Program Budget – Tab 27**

November 7, 2023

**RESOLUTION NO. 5075**

**ADOPTION OF CATSKILL WATERSHED CORPORATION  
OPERATING/PROGRAM BUDGET  
FOR FISCAL YEAR 2024**

WHEREAS, the Finance Committee has prepared a budget for Catskill Watershed Corporation (CWC) for the period commencing January 1, 2024 through December 31, 2024; and

WHEREAS, the Finance Committee recommends for adoption the proposed budget to the full Board of Directors; and

WHEREAS, the total budgeted appropriations have been allocated to the various programs, such as Operating, Septic Program V, etc., by category as indicated below; and

WHEREAS, the appropriations to the following budget categories may be transferred between the categories as indicated below without prior Board approval:

Program Expenses, Occupancy Expenses, Advertising & Printing, Office Supplies, Communications, Grants & Reimbursements, Travel, Conferences & Seminars, Insurance, Repairs & Maintenance, Subscriptions & Publications, Professional Fees, Administration Allocation, Depreciation, Dues, Licenses, & Memberships, Miscellaneous Expense, Contingency, Loan/Fixed Assets.

NOW, THEREFORE BE IT RESOLVED that the CWC Board of Directors approves the 2024 fiscal year budget of Sixty-Three Million Six Hundred Seventy-Two Thousand Two Hundred Forty-Four Dollars (\$63,672,244.00) presented.

NOW THEREFORE LET IT BE FURTHER RESOLVED that the CWC Board of Directors authorized the Executive Director, in accordance with all other CWC policies and procedures, to incur expenses up to the amount set forth in the attached budget.

NOW THEREFORE LET IT BE FURTHER RESOLVED that the CWC Board of Directors authorizes the Executive Director to reallocate funds between specific budgets and categories but may not exceed the total approved budget amount without prior Board approval.

Voice Vote, carried unanimously



A motion to approve Tab 28, Resolution No. 5076 was made Thomas Hoyt and seconded by Christopher Mathews.

**2024 Tax Consulting Budget – Tab 28**

November 7, 2023

**RESOLUTION NO. 5076**

**ADOPTION OF CATSKILL WATERSHED CORPORATION  
TAX CONSULTING BUDGET  
FOR FISCAL 2024**

**WHEREAS**, the Finance Committee of the Catskill Watershed Corporation (CWC) has prepared a projected budget for CWC’s Tax Consulting program expenditures from January 1, 2024 through December 31, 2024; and

**WHEREAS**, the Finance Committee recommends for adoption the projected Tax Consulting program budget of One Hundred Seventy-Eight Thousand Five Hundred Fifty-Two Dollars (\$178,552.00) to the full Board of Directors.

**NOW, THEREFORE BE IT RESOLVED** that the CWC Board of Directors approves the 2024 projected Tax Consulting program budget as presented.

**NOW, THEREFORE BE IT FURTHER RESOLVED**, that the CWC Board of Directors authorized the Executive Director, in accordance with all other CWC policies and procedures, to incur expenses up to the projected program budget amounts.

*Voice Vote, carried unanimously*



A motion to approve Tab 29, Resolution No. 5077 was made James Sofranko and seconded by Richard Parete.

**CFF – 2024 SBDC – Tab 29**

November 7, 2023

**RESOLUTION NO. 5077**

**AUTHORIZATION FOR CWC TO PROVIDE PARTIAL FUNDING FOR A FULL-TIME SMALL  
BUSINESS DEVELOPMENT CENTER COUNSELOR**

**WHEREAS**, the Catskill Watershed Corporation (“CWC”) is a not for profit corporation whose purpose as described in its Certificate of Incorporation is, in part, the public purpose of “relieving and reducing adult unemployment, promoting and providing for additional and maximum adult employment, bettering and maintaining adult job opportunities, instructing or training individuals to improve or develop their capabilities for such jobs”; and

**WHEREAS**, the 1997 Watershed Memorandum of Agreement (“MOA”) recognized that “the goals of drinking water protection and economic vitality within the watershed communities are not inconsistent”; and

**WHEREAS**, a need for business plan development, management consultation, business training seminars, workshops; conferences and targeted research in support of small business concerns is an identified need within the West of Hudson Watershed (“WOH”); and

**WHEREAS**, the Small Business Development Center (SBDC) is a network of host institutions which contributes to stability and economic growth by providing management consultation; business training seminars; workshops; conferences and targeted research in support of small business concerns; and

**WHEREAS**, pursuant to Resolution Number 278, on July 27, 1999 the CWC Board of Directors approved the authorization for CWC to act as an Outreach Center of the Mid- Hudson Regional SBDC Program; and

**WHEREAS**, pursuant to Resolution Number 468, on November 27, 2001 the CWC Board of Directors, approved matching funding for a full-time counselor in the amount of Thirty-Two Thousand Dollars (\$32,000.00); and

**WHEREAS**, pursuant to Resolution Number 592, 753, the CWC Board of Directors, approved matching funding for a full-time counselor in the amount of Thirty-Five Thousand Dollars (\$35,000.00); and

**WHEREAS**, pursuant to Resolution Number 1284 CWC Board of Directors approve a one-year in-kind lease to provide office space for the SBDC Outreach Center; and

**WHEREAS**, thereafter on an annual basis and pursuant to Resolution Numbers 903, 1064, 1214, 1487, 1697, 1890, 2026, 2226, 2452, 2625, 2817 and 2963 the CWC Board of Directors approved matching funding for a full time counselor in the amount of Forty Thousand Dollars (\$40,000.00); and

**WHEREAS**, thereafter on an annual basis and pursuant to Resolution Numbers 3189, 3441, 3692, 3932, 4323 and 4629 the CWC Board of Directors approved matching funding for a full-time counselor in the amount of Forty-Five Thousand Dollars (\$45,000.00); and

**WHEREAS**, the Economic Development Committee recommends that CWC enter into a one year contract with Ulster County Community College to provide Forty-Five Thousand Dollars (\$45,000.00) in matching funds for 2024 so that the Mid-Hudson Small Business Development Center provides counselors to service the West of Hudson Watershed.

**NOW, THEREFORE BE IT RESOLVED**, the CWC Board authorizes the President and/or the Executive Director to execute a contract for Forty-Five Thousand Dollars (\$45,000.00) with Ulster County Community College to partially fund the personnel costs of counselors whose territory includes the WHO Watershed and provide an in-kind lease for one year to provide office space for the SBDC Outreach Center.

**NOW, THEREFORE BE IT FURTHER RESOLVED**, approval of this resolution by the Board constitutes a preliminary decision under the MOA. The decision will become final without any further action by the Board unless an objection is timely filed with the Watershed Protection and Partnership Council.

**Voice Vote, carried unanimously**



A motion to enter into Executive Session was made by Richard Parete and seconded by Arthur Merrill.

A motion to exit out of Executive Session made by Tina Mole.

A motion to approve Tab 30, Resolution No. 5078 was made Innes Kasanof and seconded by Joseph Cetta.

**CFF – Business Loan – 784 Main Street LLC – Tab 30**

November 7, 2023

**RESOLUTION NO. 5078**

**APPROVAL OF 784 MAIN STREET LLC**

**BUSINESS LOAN**

**WHEREAS**, the Catskill Watershed Corporation (CWC) established the REDI Fund Loan Program for the purpose of providing low interest loans to qualified economic development projects in the West of Hudson Watershed to be administered by the CWC in accordance with the Catskill Fund for the Future (CFF) Program Rules; and

**WHEREAS**, 784 Main Street LLC has applied for a Two Hundred Seventy-Nine Thousand Dollar (\$279,000.00) loan for a term of twenty (20) years, at a rate five and twenty-five hundredths percent (5.25%), adjustable every five years to the CWC rate in effect at that time, such that the outstanding principal is fully paid on the two hundred and fortieth (240<sup>th</sup>) payment date, for purchase of the real property known as 784 Main Street, Middletown, NY, and for soft costs; and

**WHEREAS**, pursuant to the CFF Program rules the CWC Staff has reviewed a completed CWC Loan application for 784 Main Street LLC; and

**WHEREAS**, pursuant to the CFF Program rules the CWC Loan Committee has reviewed an underwriting report for 784 Main Street LLC; and

**WHEREAS**, the CWC Loan Committee has recommended approval of the CWC Loan application from 784 Main Street LLC, waiving the participating lender requirement and loan maturity rules; and

**WHEREAS**, the CWC staff has reviewed and processed this application, and submitted a loan application report to the Board of Directors, attached hereto; and

**WHEREAS**, the Executive Director, pursuant to the CFF Program rules, has evaluated and determined that this loan meets the criteria for a qualified economic development project, said recommendation is attached hereto and made a part hereof; and

**WHEREAS**, pursuant to the CFF Program Contract a condition of CFF loans (and grants) is that the recipient shall comply with all applicable provisions of the New York City Watershed regulations, as well as other applicable laws, rules and regulations; and

**WHEREAS**, prior to closing on this loan, all applicable approvals will have been received by the applicant; and

**WHEREAS**, pursuant to the CFF Program rules only the CWC Board of Directors may make an award from the CFF to an applicant.

**NOW, THEREFORE BE IT RESOLVED**, the CWC Board determines 784 Main Street LLC's application meets the CWC CFF qualified economic development criteria and approves of the loan application in the amount of Two Hundred Seventy-Nine Thousand Dollars (\$279,000.00) for a term of twenty (20) years, at a rate of five and twenty-five hundredths percent (5.25%), adjustable every five years to the CWC rate in effect at that time, such that the outstanding principal is fully paid on the two hundred and fortieth (240<sup>th</sup>) payment date and further waives the requirement of a participating lender pursuant to CFF Program Rule § 1:05:02 participating lender and CFF Program Rule § 1:05:06 loan maturity.

**NOW, THEREFORE BE IT FURTHER RESOLVED**, the CWC staff is authorized and directed to issue a commitment letter informing the borrower of its intention to issue the loan subject to compliance with all applicable provisions of the New York City Watershed regulations as well as other applicable laws, rules and

regulations, completion of the necessary documents, the right of objection and staff is directed to develop the loan agreement, promissory notes and other documentation necessary to effectuate this loan in a form agreed upon by CWC.

**NOW, THEREFORE BE IT FURTHER RESOLVED**, that upon said approval of loan documentation CWC is authorized to close on said loan and disburse proceeds thereof in accordance with the loan documents.

**NOW, THEREFORE BE IT FURTHER RESOLVED**, approval of an application by the Board constitutes a preliminary decision under the MOA. The decision will become final without any further action by the Board unless an objection is timely filed with the Watershed Protection and Partnership Council.

**QEDP Evaluation and CWC Staff Recommendation**

**Purpose: To review the CWC Loan Application of 784 Main Street LLC**

The Executive Director of the CWC makes the following evaluation concerning a REDI Fund Loan to 784 Main Street LLC located in the Town of Middletown, NY. Evaluation is based on the Evaluation Criteria established in the Catskill Fund for the Future Program Rules, approved on August 22, 2001 by the CWC Board of Directors.

1. Based on due inquiry to the NYSDEC, the NYCDEP and to the best of CWC's knowledge, the property at 784 Main Street, Middletown, NY, owned by 784 Main Street LLC, is presently in compliance with all applicable environmental statutes and regulations.
2. Based on due inquiry to the NYSDEC, the NYCDEP and to the best of CWC's knowledge, the property at 784 Main Street, Middletown, NY, owned by 784 Main Street LLC, is not subject to any enforcement actions by any regulatory agency.
3. (a) To the best of CWC's knowledge, the project is consistent with historic land use patterns, available infrastructure and sensitivity to the need for water quality protection.
  - (i) 784 Main Street LLC, located at 784 Main Street, Middletown, NY, will operate as a Retail Business.
  - (ii) The projects is located in the Town of Middletown – Village of Margaretville.
  - (iii) The projects will utilize a municipal sewer system
  - (iv) The projects appear to present no threat to water quality.
  - (v) The projects appear to generate no materials with the potential to degrade water quality that are not pretreated prior to release.
  - (vi) Based on NYCDEP the projects are not in the 60 day travel time.
  - (vii) There is no impact on Federal or State wetlands.
- (b) The projects maintain the character of the Town of Middletown.
  - (i) The projects are consistent with current zoning.
  - (ii) The projects are compatible with surrounding land uses.
  - (iii) The projects will not generate excessive traffic.
  - (iv) The projects as described is of such magnitude that it does not appear likely to promote secondary growth and therefore requires not additional review of land use plans or infrastructure.
4. The projects are consistent with the West of Hudson Economic Development Study, which has been completed.
5. Not applicable.

**Voice Vote, carried unanimously**



- VI. Announcements from the Chair – Next meeting on Tuesday, December 5, 2023**
- VII. Board Member Discussion**
- VIII. Adjournment 11:16am**