



Catskill Watershed Corporation

669 County Hwy 38 • Suite 1 • Arkville, NY 12406

Tel: (845) 586 -1400

Fax: (845) 586 -1401

Website: www.cwconline.org

EMAIL COVER SHEET

To: WASTEWATER COMMITTEE

ATTN: Tina Molé
Shilo Williams
Jeff Senterman
Allen Hinkley
James Sofranko
Thomas Snow
Christopher Mathews
Joseph Cetta
John Kosier

CC: CWC Staff, John Schwartz, Michael Meyer, Matthew Giannetta, Thomas Stalter,
Gerson Tavarez and Aaron Bennett

SUBJECT: WASTEWATER COMMITTEE MEETING NOTICE

DATE: Tuesday, September 1, 2026

TIME: START: 9 AM

LOCATION: Catskill Watershed Corporation Building

Additional Instructions:

Please be advised that the Wastewater Committee meeting has been scheduled. Below please find the agenda and minutes from the previous meeting. If you have any questions or concerns, please contact John Mathiesen, Eric Lane or Racheal Burger.

NOTICE OF PRIVILEGE AND CONFIDENTIALITY

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CATSKILL WATERSHED CORPORATION
Wastewater / Stormwater Committee Agenda
Tuesday, September 1, 2026 @ 9:00AM

- I. Call to Order
- II. Review minutes of August 4, 2026, meeting
- III. Wastewater / Stormwater

Election of the Chairperson

1. Community Wastewater Management Program

General Project Updates:

CWMP III

Halcottsville
Shokan

2. Future Stormwater Program

3. Stormwater Retrofit Program

4. Local Flood Hazard Mitigation:

Property Owner: Ruth Bonapace
Contact Person: Ruth Bonapace
Address: Route 214, Lanesville, NY 12450
LFA Recommendation: Yes
Property Category: Residential
Phase: Feasibility
Project Description:

Ruth Bonapace submitted an application for \$5,000.00 in funding to complete a feasibility study to assess property protection measures for her home, which straddles the 100-year and 500-year floodplain of the Stoney Clove Creek in Lanesville. The Town of Hunter completed an LFA for the Hamlet of Lanesville and this recommends property specific flood mitigation measures for homes located in the floodplain.

CWC staff recommends reimbursement of up to Five Thousand Dollars (\$5,000.00) to Ruth Bonapace for funding to complete their property protection feasibility study.

Property Owner: Stephen Dahmer – River Hunter LLC
Contact Person: Stephen Dahmer
Address: 1470 Route 214, Lanesville, NY 12450
LFA Recommendation: Yes
Property Category: Residential
Phase: Feasibility

Project Description:

Stephen Dahmer submitted an application for \$5,000.00 in funding to complete a feasibility study to assess property protection measures for his home, located within the Special Flood Hazard Area of the Stoney Clove Creek in Lanesville. The Town of Hunter completed an LFA for the Hamlet of Lanesville and this recommends property specific flood mitigation measures for homes located in the floodplain.

CWC staff recommends reimbursement of up to Five Thousand Dollars (\$5,000.00) to Stephen Dahmer for funding to complete their property protection feasibility study.

5. Other:

At my request to Dan's Hauling and Demo who completed the demos in Hunter and Boiceville, I asked him to provide a proposal to hydroseed both properties to get the grass to grow. This has been ongoing since April trying to get the grass to grow on these properties and they have been back on both sites twice now to re-seed and mulch and the grass is not growing only in certain areas. He has stated that the topsoil and seed used is the same that he has used on all other demo projects. We had a very dry period when he first seeded the properties and the grass never took. Dan's proposal for the Boiceville property is to regrade certain areas then hydroseed for \$14,605.00. The Hunter property he will do the same and regrade certain areas and hydroseed the entire lot for \$15,575.00 for a total of \$30,180.00. Photos as of 8/13/26 are enclosed. CWC staff are recommending this to be done so that the projects can be closed out, and all fencing can be removed. Being the growing season is coming to an end, if the Committee approves these proposals it could go before the Board today for funding approval as well.

IV. Next meeting scheduled for Tuesday, October 6, 2026 @ 9:00AM

V. Adjournment

Application Form

1. Cover Page

Please print or type all information.

Ruth Bonapace Property Protection Feasibility Study

Project Title

Ruth Bonapace

Project Contact Person

201 741 5269

Telephone number / fax

Ruth Bonapace

Applicant

206.04-1-9.2

Tax ID number

Please check the appropriate box to describe applicant.

☐ Municipality☒ Property Owner☐ Other -describe _____469 Park Ave.,

Address

Leonia

City

NJ

State

07605

Zip Code

Greene/Hunter (home locatio

County/Town

201 741 5269

Telephone #

Fax #

ruthbonapace@gmail.com

E-mail

Chief executive officer of applicant organization /

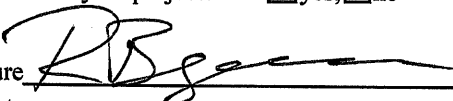
Title

Description of organization: Address of property in Lanesville - 1926 State Route 214\$5,000.00

Amount requested

Property Protection Measures Study

Type of Project (Relocation Assistance, Property Protection Measure(s), Alteration(s) to Public Infrastructure, Stream-related Construction, Emergency Stream Debris Removal)

Estimated Dates for Starting and Completing the Project September 2026 - January 2027Are you proposing a multi-year project? ☐ yes, ☒ noAuthorized Signature Date 6/23/2026Print Name RUTH BONAPACE

Application Form**2. Project Summary Page**Name of project Ruth Bonapace Prop Protection Study Applicant Ruth Bonapace

Summary of project including: a description of the project and, if possible, the need for the project as substantiated by the LFA, a description of the costs and benefits (with value) of the project, site location map and photos.

The Town of Hunter completed a Local Flood Analysis (LFA) for the Lanesville hamlet. The LFA recommends pursuing property specific flood mitigation measures for homeowners located in the floodplain. Ruth Bonapace's home, 1926 Route 214, straddles the 100-year and 500-year floodplain.

Ms. Bonapace is interested in having a feasibility study done to assess flood mitigation measures for her home in Lanesville. Based on the feasibility study recommendations, and corresponding costs for flood insurance, she will decide if she pursues mitigation measures.

Describe the long-term goal(s) of the proposed project:

The goal of the feasibility study is to evaluate flood prevention measures to reduce flood risk.

Making the home flood proof will safeguard current and future homeowners, building community resiliency in the hamlet.

Application Form**3. Background Pages**

Including: resolution authorizing the application if Applicant is a municipality, approval from Town or Village where project is located (except for Anchor Business relocations or Emergency Stream Debris Removal), affidavit from the record owner of any private property where work will be performed, and description of proposed project team.

Name of project Ruth Bonapace Property Protec. Study Applicant Ruth Bonapace

Page 1 of 1 pages List attachments LFA sections, site location map

Attached as part of this application are:

1. The Local Flood Analysis (LFA) section that recommends property specific flood mitigation measures be explored for properties within the Special Flood Hazard Area
2. A site location map
3. Town resolution accepting LFA

Application Form**4. Schedule**

Provide an estimate of when the following major milestones will occur. If possible, please provide start and completion target dates. The schedule will be attached to the contract for selected projects, with provisions to update in writing as needed.

1. Request for Proposals from consultants (Engineer, Planner, etc.)

List consultants and expected contract dates:

To be determined. Estimated time frame for hiring consultant is 2 - 3 months from date of award.

2. Scope of Work/Planning: Attached ☐

3. Design: Attached ☐

4. Permits (list all required permits with target receipt dates): Attached ☐

5. Project Bidding: Attached ☐

6. Construction/Implementation: Attached ☐

7. Operation & Maintenance Manual (if applicable): Attached ☐

8. Other project milestones (list):

Application Form

5. Budget

Name of project Ruth Bonapace Property Protec. Study Applicant Ruth BonapacePage 1 of 1 pages List attachments _____

Provide a breakdown of project costs. Identify program elements mentioned in the summary and background. Use form shown or attach your own form, with back-up sheets as needed. Show other grants and in-kind contribution as cost share. Break out:

- Cost share
- Indirect costs (including overhead and administration)
- In-kind, material and equipment

Item description	Cost Share	Funding Requested	Total Cost
Engineering/Design			
			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
Land Purchase for Relocation			
			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
Construction/Implementation			
			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
Indirect			
Administrative			\$0.00
Planning or Feasibility Study		\$5,000.00	\$5,000.00
Legal			\$0.00
Contingency			\$0.00
Other (in-kind, material, equipment, etc)			
			\$0.00
			\$0.00
			\$0.00
Total Cost	\$0.00	\$5,000.00	\$5,000.00

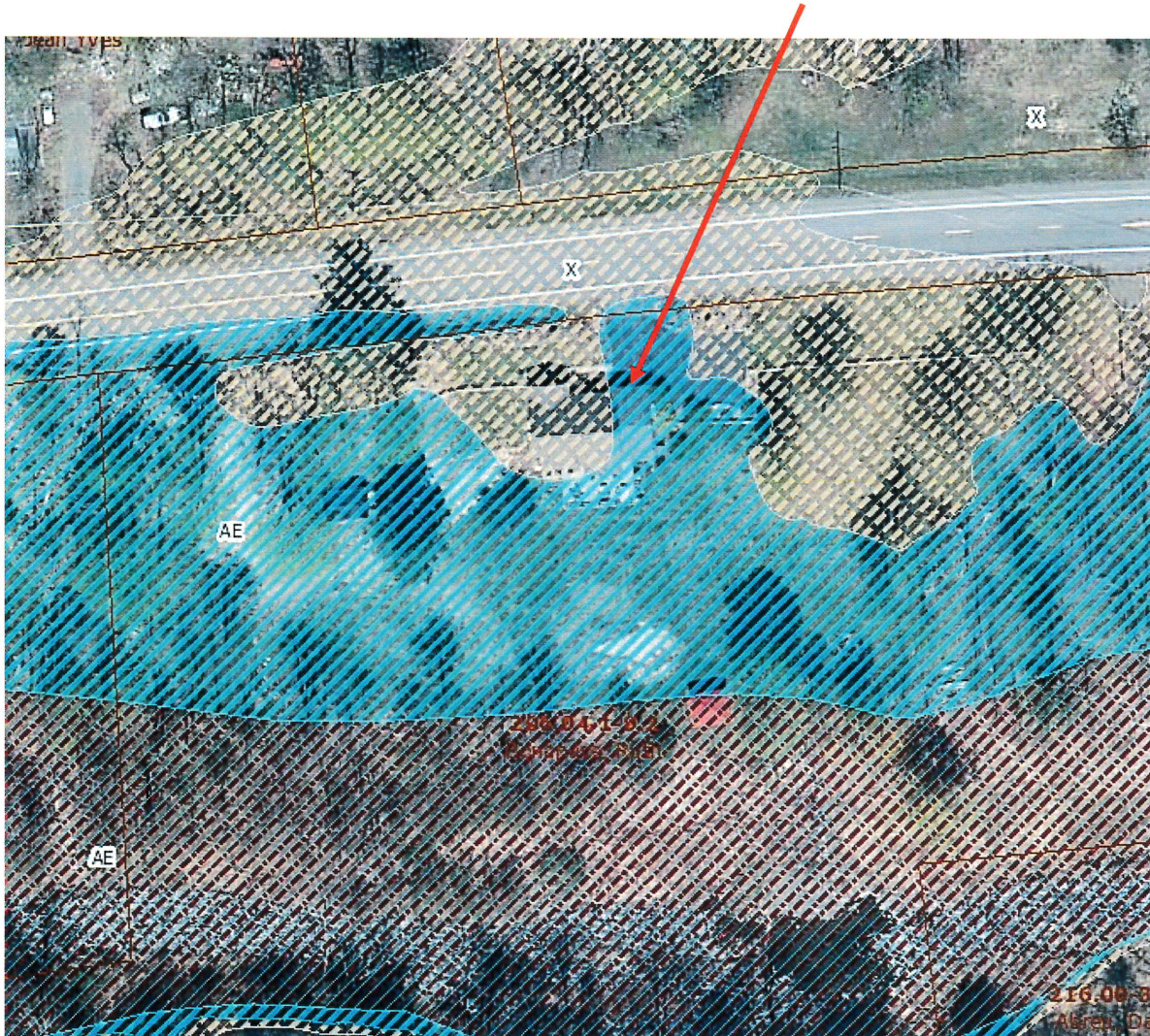
Site Location Map

Feasibility Study for Property Protection Measures

Ruth Bonapace, 1926 State Route 214, Lanesville, NY

Tax parcel # 206.04-1-9.2

Home in 100 yr. & 500-yr. floodplain



AE floodplain (blue) and Floodway (red) of the Stoney Clove

Application Form

1. Cover Page

Please print or type all information.

Stephen Dahmer Property Protection Feasibility Study

Project Title

Stephen Dahmer310-779-7263 /

Project Contact Person

Telephone number / fax

Stephen Dahmer216.01-7-18

Applicant

Tax ID number

Please check the appropriate box to describe applicant.

☐ Municipality☒ Property Owner☐ Other -describe _____1470 Route 214

Address

LanesvilleNY12450Greene/Hunter (home locatio

City

State

Zip Code

County/Town

3107797263stephendahmermd@gmail.com

Telephone #

Fax #

E-mail

Chief executive officer of applicant organization /

Title

Description of organization: Address of property in Lanesville - 1470 State Route 214\$5,000.00

Amount requested

Property Protection Measures Study

Type of Project (Relocation Assistance, Property Protection Measure(s), Alteration(s) to Public Infrastructure, Stream-related Construction, Emergency Stream Debris Removal)

Estimated Dates for Starting and Completing the Project August 2026 - January 2027Are you proposing a multi-year project? ☐ yes, ☒ noAuthorized Signature Date July 10, 2026Print Name Stephen Dahmer

Application Form

2. Project Summary Page

Name of project Stephen Dahmer Prop Protection Study Applicant Stephen Dahmer

Summary of project including: a description of the project and, if possible, the need for the project as substantiated by the LFA, a description of the costs and benefits (with value) of the project, site location map and photos.

The Town of Hunter completed a Local Flood Analysis (LFA) for the Lanesville hamlet. The LFA recommends pursuing property specific flood mitigation measures for homeowners located in the floodplain. Stephen Dahmer's home, 1470 Route 214, is in the 100-year floodplain.

Mr. Dahmer is interested in having a feasibility study done to assess flood mitigation measures for his home in Lanesville. Based on the feasibility study recommendations, and corresponding costs for flood insurance, he will decide if he pursues mitigation measures.

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Name of project Stephen Dahmer Property Protec. Study Applicant Stephen Dahmer

Page 1 of 1 pages List attachments LFA sections, site location map

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1. The Local Flood Analysis (LFA) section that recommends property specific flood mitigation measures be explored for properties within the Special Flood Hazard Area
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Provide an estimate of when the following major milestones will occur. If possible, please provide start and completion target dates. The schedule will be attached to the contract for selected projects, with provisions to update in writing as needed.

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3. Design: Attached ☐

4. Permits (list all required permits with target receipt dates): Attached ☐

5. Project Bidding: Attached ☐

6. Construction/Implementation: Attached ☐

7. Operation & Maintenance Manual (if applicable): Attached ☐

8. Other project milestones (list):

Application Form

5. Budget

Name of project Stephen Dahmer Property Protec. Study Applicant Stephen DahmerPage 1 of 1 pages List attachments _____

Provide a breakdown of project costs. Identify program elements mentioned in the summary and background. Use form shown or attach your own form, with back-up sheets as needed. Show other grants and in-kind contribution as cost share. Break out:

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			\$0.00
			\$0.00
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Land Purchase for Relocation			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
Construction/Implementation			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
Indirect			
Administrative			\$0.00
Planning or Feasibility Study		\$5,000.00	\$5,000.00
Legal			\$0.00
Contingency			\$0.00
Other (in-kind, material, equipment, etc)			\$0.00
			\$0.00
			\$0.00
Total Cost	\$0.00	\$5,000.00	\$5,000.00

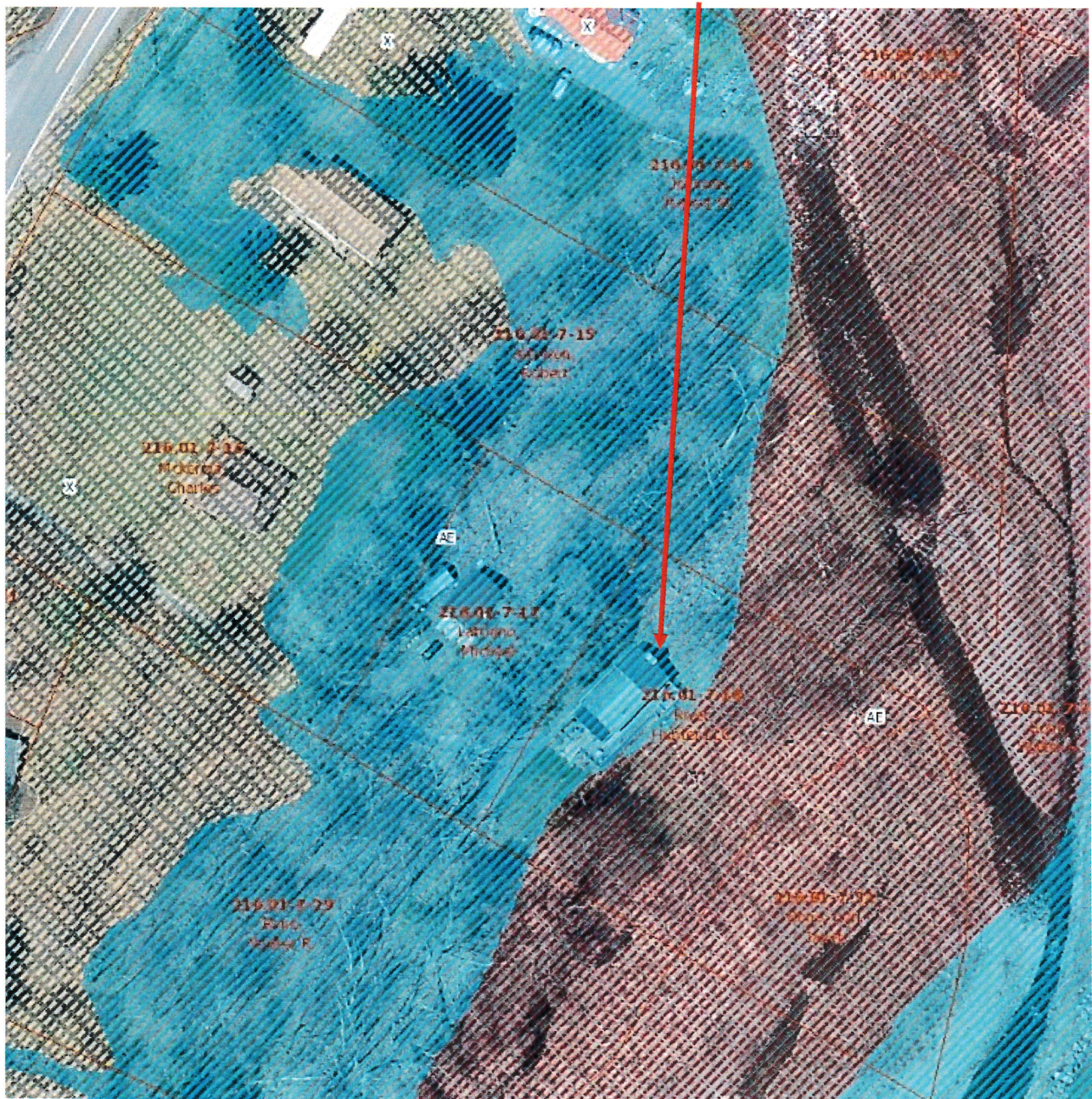
Site Location Map

Feasibility Study for Property Protection Measures

Stephen Dahmer/River Hunter LLC, 1470 State Route 214, Lanesville, NY

Tax parcel # 216.01-7-18

Home in 100-year floodplain



AE floodplain (blue) and Floodway (red) of the Stoney Clove

DRAFT Minutes
CATSKILL WATERSHED CORPORATION
Wastewater/Stormwater Committee Tuesday, August 4, 2026 @ 9:00 AM

Attendees: James Sofranko (Director), Joseph Cetta (Director), Tina Mole (Director), John Kosier (Director), Jeff Senterman (Director), Christopher Mathews (Director), Shilo Williams (DEP), Tom Snow (Director) excused.

Others: Jason Merwin (CWC), Tim Cox (CWC), Racheal Burger (CWC), Lindsay Ballard (CWC), Donald Brown (CWC), Jessica Fiedler (CWC), Gemma Young (CWC), Zach Baldwin-Way (CWC), Jim Martin (CWC), Renee Alexander (CWC), CWC Interns-Nicholas Mammel, Dylan Braswell, Ashley Camano, Matthew Holbrook and Jonathan Gonzalez. Innes Kasanof (Director), Graydon Dutcher (DELCO Soil & Water), Rich Parete (Director), Alicia Terry (Director), Tom Hoyt (Director), George Haynes (Director), James Ellis (Director), Matt Gianetta (DEP), Gerson Tavaréz (DEP), Nick Sadler (DEP), Aaron Bennett (NYCDEP), Heidi Emrich (NYCDEP), Pat Palmer (NYSDOH), Mike Maloney (NYSDOH), Karen Stainbrook (NYSDEC), Kristina Gutchess (NYSDEC), Joan Lawrence-Bauer (Walton Reporter), Lindsay Drew (NYSDOS). Nick Carbone (Watershed Affairs Coordinator), John Wimbush (NYSDOS), Via Zoom Nick Carbone (Watershed Affairs Coordinator), Pauline Wanjugi (NYSDOH), Tom Stalter (NYCDEP), Dymitry Ostapyshyn (NYCDEP), Rena Baker (CWC), Ken Kosinski (CWC), Morgan Tarbell (NYSDOH), Diana Reyes (Brooklyn Graduate – Political Science), John Wimbush (DOS). Excused: Tom Snow, Thomas Hoyt, Allen Hinkley

The meeting was called to order by Jim Sofranko at 9:05 AM.

- I. Review minutes from July 7, 2026, meeting. Minutes approved as written by a motion from Joseph Cetta and the motion was seconded by John Kosier, Motion carried.
- II. Election of the Chairperson
 - a. Tina Mole made a motion to nominate Jim Sofranko, the motion was seconded by Joseph Cetta, motion carried.

1. Community Wastewater Management Program

General Project Updates:

CWMP III

Halcottsville-The final inspection will be completed in the Fall of 2026. Maintenance Bond is good through 2026.

Shokan-There will be a total of 8 contracts, the last contract will be for approximately 41 water meters to be installed.

Lamont has received the work permit from DOT regarding the driveway access permit for pump station 1. A meeting with Lamont, Bellamy Construction, NYSDOT, CWC, and Town Supervisor Jim Sofranko notifying all that DOT has issued the needed work permits within the NYSDOT ROW and State Rt. 28.

As of 07/01/26 there are 384 of the 479 signed Lateral Access Agreements, which is 79%.

Bidding for the project was published on September 23, 2025. Pre-bid conferences were held on October 9, 2025, with bid openings held on October 30, 2025, and November 6, 2025. There will be a total of 8 separate contracts as stated above.

Total of all low bids for Contracts 1-8 are being shown at \$74,428,196.00.

December 4, 2025, the NYCDEP sets the Block Grant for the Shokan project at \$90,000,000.00 which will include all design and construction phase engineering costs.

The Town of Olive completed and signed the Notices to Proceed at their January 13, 2026, meeting.

The Prime contractor, Carver Construction, started work as of 2/25/2026 with flagging and GPS work for the collection system and force main. The tree cutting for these marked out areas started on 3/10/2026. Drilling for soil testing was conducted on 3/12/2026.

Contract 1-Carver Construction and their sub-contractor, bvd Solar and Land Clearing has completed all tree cutting and cleanup of all stumps and downed trees in areas 1-3. The contractor was able to get all the trees that had bat habitat down prior to the March 31 deadline. Carver Construction has mobilized and has started their work on the sewer mains on Bostock Road, Black Road, Black Alder Road, Longyear Road, Old Farm Road and Pump Station 1 with their sub-contractors Osterhoudt Excavation and Woodstock Landscaping and Excavating. The project on Bostock Road and Red Maple Road had to be moved away from the existing culverts due to water issues and a plan to dewater or replace the existing culverts is being addressed.

Contract 2-Bellamy Construction was given notice to proceed and mobilized on site on 5/18/2026 and started directional drilling of the force main in Boiceville at the WWTP and working out and up State Rt. 28. They have encountered a large amount of rock while drilling and it is going very slowly. They needed to bring in a larger drill rig with an air compressor and air hammer drill. The drilling started getting better but again they are into a large amount of rock. They have obtained a lay down site for disposing of the slurry at the old Rotron site.

Contract 3-Jersen Construction mobilized on site on 4/8/2026 and started their site survey and stake out of the building site, clearing of small trees, and installing fence posts and orange snow fencing along the jobsite perimeter and along the park access road. They also installed storm water silt tubing along the road and jobsite perimeter. They have removed all junk from the site, have built their access road and landing pad for their jobsite trailer, dumpsters, equipment containers, material storage and equipment.

Their subcontractor cut all the trees on 4 ½ acre site in 7 hours with a tree buncher/cutter on the excavator. All trees, tops, stumps have been crushed and ground into mulch and removed from the site with tractor trailers and a stockpile of mulch was kept on site to use as erosion control. While excavating the site a large amount of rock and ledge was encountered where the building is to be located. It was determined the only way to keep moving forward the rock would need to be removed with dynamite. Maine Drilling and Blasting was hired by Jersen Construction to complete this task. The blasting was originally estimated to take 3 weeks to complete, and the blasting contractor completed the task in 4 days. All blasted rock has been removed from the site by private contractors and the Town of Olive Highway Department. Form work and placement of the rebar have started and pouring of the concrete is anticipated to be done in the next couple of weeks. There is now permanent power on site.

Contract 7a-J Squared Construction has started mobilizing on site at Boiceville WWTP and started work on 6/23/2026.

2. Future Stormwater Program

Windham Mountain Partners, LLC**Program:** FSW**Address:** 19 Resort Drive, Windham NY**Engineer:** Katterskill Engineers**Contractor:** Ryan Martin Excavating**Tax Parcel ID:** 95.00-7-15**Project Description:**

On September 12, 2025, DEP approved the Stormwater Pollution Prevention Plan (SWPPP) for Windham Mountain Partners LLC located in Windham, NY. Review and approval of a SWPPP to meet Watershed Regulations was required by NYC DEP. In addition, a SWPPP was required for coverage under the NYS DEC General Permit.

The construction of the project is estimated to disturb over 27 acres of land. The proposed project includes 46 townhouses, 20 single family house lots, associated roadways, walking paths and green spaces with amenities. It encompasses 21 tax parcels at the base of Windham Mountain Ski Resort. Construction is anticipated to take 3-4 years.

Stormwater controls include erosion and sediment controls, 32 Rain gardens, 27 stormwater planters, 13 bioretention basins, 84 culverts, 49 drainage structures, 21 drainage channels, and an underground stormtech chamber system. The design will also utilize the existing snowmaking pond and forebay for additional treatment.

Windham Mountain Partners LLC submitted an application on April 29, 2026. The project is to be constructed in 5 phases. The current application is for phases #1-3 for years 2026-2027. An additional funds application for phases #4&5 will be submitted at a later date and is estimated to cost \$1,633,935. Engineering and construction costs with a CWC added 15% contingency totaled Two Million Six Hundred Forty-Four Thousand Three Dollars and Forty-Eight Cents (\$2,644,003.48). The applicant has elected for 50% reimbursement of all DEP and DEC stormwater costs for a total of One Million Three Hundred Twenty-Two Thousand One Dollars and Seventy-Four Cents (\$1,322,001.74). Funding for this project will be from the future stormwater program as the applicant is considered a large business.

COST BREAKOUT	
Design:	\$ 166,773.46
Construction:	\$2,132,360.00
Total:	\$2,299,133.46
15% Contingency:	\$344,870.02
TOTAL:	\$2,644,003.48
50% Election	\$1,322,001.74
PROGRAM ALLOCATION	
FSW Funding	\$1,322,001.74
MOA-145 Funding	\$0

The CWC recommends reimbursement of up to One Million Three Hundred Twenty-Two Thousand One Dollars and Seventy-Four Cents (\$1,322,001.74) from the Future Stormwater Program to Windham Mountain Partners LLC for the design and construction costs of implementing a SWPPP required by NYC DEP Watershed Regulations and NYS DEC General Permit.

Recommended Future Stormwater Funding Request not to exceed \$1,322,001.74

A motion was made by Tina Mole to approve the request for funding and forward the funding request onto the CWC Board of Director's September meeting. The motion was seconded by Chris Matthews, motion carried.

Wellington Landlord, LLC

Program: MOA-145

Address: 310 Main Street, Pine Hill, NY 12465

Engineer: Brinnier & Larios

Contractor: The Homesquad Inc.

Tax Parcel ID: 4.46-1-32.110

Project Description:

On April 22, 2026, DEP approved the Stormwater Pollution Prevention Plan (SWPPP) for the Wellington Landlord, LLC project located in Pine Hill, NY. The project required NYC DEP review and approval of a small project SWPPP to meet Watershed Regulations. Coverage under the NYS DEC General Permit was not required as the total project site disturbance is less than one (1) acre.

The construction of the proposed project will disturb 0.54 acres of land with new impervious surfaces 0.17 acres. The project consists of renovating a historic two-story hotel into 10 affordable living units and grocery store in the ground floor commercial space.

Stormwater controls at the site include erosion and sediment controls, rain gardens, trench drain, and catch basins with associated piping.

The applicant submitted an application on June 23, 2026. Engineering and construction costs with a 15% contingency totaled Two Hundred Sixty-Two Thousand Eight Hundred Twenty-One Dollars and Eighty-One Cents (\$262,821.81). The applicant has elected for 100% reimbursement of all NYC DEP stormwater costs. The project is considered a low-income housing project therefore the project will be funded out of the MOA-145 program.

COST BREAKOUT	
Design:	\$ 30,360.00
Construction:	\$198,180.70
Total:	\$228,540.70
15% Contingency:	\$34,281.11
TOTAL:	\$262,821.81
100% Election	\$262,821.81
PROGRAM ALLOCATION	
FSW Funding	\$0
MOA-145 Funding	\$262,821.81

CWC staff recommends reimbursement of up to Two Hundred Sixty-Two Thousand Eight Hundred Twenty-One Dollars and Eighty-One Cents (\$262,821.81) from the MOA-145 program to Wellington Landlord LLC for the design and construction costs of implementing a SWPPP required by NYC Watershed Regulations.

Recommended MOA-145 Stormwater Funding Request not to exceed \$262,821.81

A motion was made by Jeff Senterman to approve the request for funding and forward the funding request onto the CWC Board of Director's September meeting. The motion was seconded by Jim Sofranko, motion carried.

3. Stormwater Retrofit Program

No new applications

4. Local Flood Hazard Mitigation

No new applications

5. Other:

III. Next meeting scheduled for Tuesday, September 1, 2026

IV. Adjournment 9:24 AM