



**CITY OF MIDDLETOWN
COMMON COUNCIL MEETING AGENDA
MARCH 16, 2026 - 7:30 PM**

1. PLEDGE OF ALLEGIANCE
2. ROLL CALL
3. APPROVAL OF MINUTES
 - 3.1. Accept the Minutes of February 17, 2026
 - 3.2. Accept Minutes of March 3, 2026
4. CORRESPONDENCE, COMMUNICATION AND REPORTS
5. FOR THE GOOD OF THE CITY
6. REMARKS OF THE MAYOR
7. REMARKS OF THE DEPARTMENT HEADS
8. PUBLIC HEARINGS AND GRIEVANCES
 - 8.1. Public Hearing: Local Law #1 of 2026: A LOCAL LAW TRANSFERRING SUPERVISION OF PUBLIC PARKS FROM THE SUPERINTENDENT OF RECREATION TO THE COMMISSIONER OF PUBLIC WORKS
9. PETITIONS AND COMPLAINTS
10. REMARKS OF THE ALDERMAN AND REPORTS OF THE COMMITTEES
11. UNFINISHED BUSINESS
12. NEW BUSINESS
 - 73-26 Resolution Authorizing Acceptance of a Proposal for a Transportation / Traffic Study for the Middletown Community Campus
 - 74-26 Resolution Amending Chapter 161 Of The Code Of The City Of Middletown To Permit Dogs In Designated Downtown Parks

12.3. Resolution Amending Chapter 156 of the Code of the City of Middletown to Clarify Restrictions on Possession of Open Containers of Alcoholic Beverages

WHEREAS, the Corporation Counsel is recommending the addition of a requirement of intent to consume alcohol to the City's prohibition of possession of an open container of alcohol in certain public places in the City of Middletown.

NOW THEREFORE BE IT Resolved, and be it Ordained, by the Common Council of the City of Middletown, New York, as follows:

Section 1. Article I of Chapter 156, Alcoholic Beverages, of the Code of the City of Middletown, is hereby amended by modifying Section 156-1-1, Restrictions on possession of open containers, to read in its entirety as follows:

§156-1-1. Restrictions on possession of open containers.

No person shall possess an open container of liquor, beer, wine or other alcoholic beverage while such person is on any public highway, public street, public parking area, any City-owned property or in or on any vehicle in a public place, with the intent to consume such alcoholic beverage in such public place, excepting those premises duly licensed for on-premises consumption of alcoholic beverages in the City of Middletown.

Section 2. Effective Date.

This Resolution and Ordinance shall take effect immediately.

76-26 Resolutuion Authorizing Engineering Services for the Police Department Roof Replacement Project and Temporary Borrowing from Fund Balance

77-26 Resolution Authorizing the Award of a Contract for Catwalk Repairs and Renovations at the Paramount Theatre and Authorizing a Budget Transfer

78-26 Resolution Amending Resolution No. 88-24 Adopted May 21, 2024 Authorizing Acceptance of a Grant for The Middletown Community Campus Strategic Plan

79-26
Resolution Calling For a Public Hearing on A Proposed Two-Lot Subdivision At 14 Railroad Avenue

13. LOCAL LAWS

14. AUDIT OF CLAIMS AND ACCOUNTS

14.1. Resolution Authorizing the Accounts be Audited, Claims Adjusted, and the Treasurer be Authorized to Issue Warrants for their Payment

15. ADJOURNMENT



COMMON COUNCIL MEETING
CITY OF MIDDLETOWN
February 17, 2026 Minutes
City Hall
16 James Street
Middletown, New York 10940

J. Miguel Rodrigues, President
Ald. Jude Jean-Francois
Ald. Andrew Green
Ald. Paul Johnson
Ald. Kevin Gomez
Ald. Alex Rodriguez
Ald. Kevin Witt
Ald. Kate Wray
Ald. Joseph Masi

ALSO PRESENT:
Richard McCormack, City Clerk
Joseph M. DeStefano, Mayor

GROUP: -- allegiance to the flag of the United States of America, and to the republic for which it stands, one nation, under God, indivisible with liberty and justice for all.

PRESIDENT J. MIGUEL RODRIGUES: Roll.

CLERK RICHARD MCCORMACK: Alderman Rodriguez?

ALDERMAN ALEX RODRIGUEZ: Here.

CLERK RICHARD MCCORMACK: Alderman Jean-Francois?

ALDERMAN JUDE JEAN-FRANCOIS: Here.

CLERK RICHARD MCCORMACK: Alderman Johnson?

ALDERMAN PAUL JOHNSON: Here.

CLERK RICHARD MCCORMACK: Alderwoman Wray?

ALDERWOMAN KATE WRAY: Here.

CLERK RICHARD MCCORMACK: Alderman Gomez?

ALDERMAN KEVIN GOMEZ: Here.

CLERK RICHARD MCCORMACK: Alderman Green? Alderman Witt?

ALDERMAN KEVIN WITT: Here.

CLERK RICHARD MCCORMACK: Alderman Masi?

ALDERMAN JOSEPH MASI: Here.

CLERK RICHARD MCCORMACK: President Rodriguez?

PRESIDENT J. MIGUEL RODRIGUES: Here.

CLERK RICHARD MCCORMACK: Quorum is present.

PRESIDENT J. MIGUEL RODRIGUES: Approval of minutes?

CLERK RICHARD MCCORMACK: January 20, 2026 please?

ALDERMAN JOSEPH MASI: So move.

PRESIDENT J. MIGUEL RODRIGUES: Alderman Masi, seconded by Alderman Witt. All in favor?

GROUP: Aye.

PRESIDENT J. MIGUEL RODRIGUES: Correspondence.

CLERK RICHARD MCCORMACK: Nothing this evening.

PRESIDENT J. MIGUEL RODRIGUES: For the good of the city?

CLERK RICHARD MCCORMACK: We have one speaker this evening, Mila Wu.

MILA WU: Good evening, President Rodrigues, and good evening, Mayor, and good

evening the rest of the board. Thank you for giving me the opportunity to share with you the wonderful news that we're going to celebrate the Chinese New Year in Middletown High School, and that will February -- Saturday, February 28th from 11 a.m. to 6 p.m. For some of you who remember, we did this last year in Monhagen High School, and we are very excited to move into Middletown this year.

Basically, some of you may wonder why are you celebrating Chinese New Year on the 28th, right? Because today is the Chinese New Year, in fact. Because for the Chinese people, the celebration of Chinese New Year falls within the 15 days. Like in China, it's big festivity ongoing. It's only on the day of you don't do anything. You're supposed to rest. So that means you'll be resting for the rest of the year having an easy time.

But also you need big celebrations, like the drums, the lion dance, and the dragon dance, and the laughters, the performances to set a tone of grand happiness for the rest of the year. But also, I think it relates to these days now where we take the children off away from

their phones. And we'll also move the dogs away from their comfort of their own home, and the neighbors can come together, and different cultures can appreciate each other.

So we -- I forgot to mention I'm from Mount Hope Chinese Association. We also is known as having established Middletown Chinese Association. In some of our promo information that we do have Middletown Chinese Association. It's the same also because we really wanted in Middletown the recognition of all of the support.

And basically, where we'll have beautiful performances of the Chinese dance and music, and also, we'll have delicious food. We'll have a lot of children crafts, children games, and also, we will have a lot of the local Chinese community and companies. So this is a time for us to all come together, and we will be able to appreciate each other despite our differences.

I think when we appreciate the same art, like same food, and we will get together much better. And we are very fortunate this year to work closely with Middletown High School. The Principal Donohue and also their Diversity Club

have been very, very supportive. They really appreciate the Chinese culture, and we feel fully respected as the way we feel. The time is up for the rest of the -- you know, from the rest of the board. And especially the support from the mayor. Thank you very much. If you have any questions, let me know. Thanks.

PRESIDENT J. MIGUEL RODRIGUES: Thank you.

CLERK RICHARD MCCORMACK: Thank you.

PRESIDENT J. MIGUEL RODRIGUES: Happy New Year. That is it?

CLERK RICHARD MCCORMACK: That's it.

PRESIDENT J. MIGUEL RODRIGUES: Okay.
Remarks of the mayor?

MAYOR JOSEPH DESTEFANO: Oh, good evening, and I wanted to start with giving you an update on the O&W station. If you've driven by, you've seen like an upbeat in activity there now with a break in the weather, and the project is fully underway.

We do have a project at the O&W, as you know. It's the Headstart Program. They will be occupying it, and I think Jacob will give the anticipated completion date of March of '27. And

we've been updating the state and all of our partners in funding on this project on a regular basis. The state will be coming down, too, to document the progress on this building because they really look at it as one of the top historical renovations in the state. So they really want to do a pretty good documentation of every step of the project.

So we're very excited about it. And as you know, we are passing a no-parking on the portion of Low Avenue tonight to expedite things for the project developer or the contractors.

Another project that's underway is the South Street parking garage. The walls are starting to go up. The wall is starting to up in the back of the parking lot. I think Jacob had mentioned a May anticipated completion date on that, which will be just in time for our big season of the May-June calendar at the Paramount Theater.

So if you have any questions on either one of those projects... As you know, the Paramount project parking garage parking project was funded through Senator Skoufis' office for the tune of about two and a half to \$3 million.

We had mentioned at the last meeting that we attended the New York State Conference of Mayors. I was happy to be a presenter at the conference regarding Smart Growth, which is an office of New York State, who are very impressed by Middletown's progress that we've made over the past several years regarding our downtown revitalization.

After that, we had a meeting with the governor at -- a meet with the governor, not a meeting, a meet with the governor at the governor's mansion along with other mayors and elected officials. Ms. Bruni, Leonora Liz, and Helen Tatis from HR was -- also attended, and we had a very -- along with yours truly Rick McCormack. I forgot.

So we did have a very interesting conference. It was a lot of good topics, from ambulance coverage all the way down to continuation of the revitalization of downtowns. So I would encourage, especially the newer members, if you have an opportunity to attend one of the conferences.

I think in October there might be a new elected officials' conference that you really

should think about attending because it's a good starter. It gives you an idea of what the regulations are, and it gives you an opportunity to meet other councilmen from other communities. But at the same time, gives you like a quick course in local government. And I'm sure Mr. Masi, the senior member, would be happy to take Mr. Gomez and Mr. Rodriguez on one of the journeys.

ALDERMAN JOSEPH MASI: Absolutely.

MAYOR JOSEPH DESTEFANO: That's
(indiscernible) --

ALDERMAN JOSEPH MASI: I'll have one of them drive. One of them would have to drive.

MAYOR JOSEPH DESTEFANO: Yes.

ALDERMAN KEVIN GOMEZ: It would be an honor.

MAYOR JOSEPH DESTEFANO: It would be an honor. Yeah. I don't know when you'd get there, Kevin, if it would be an honor, but certainly it's a -- there is a local official conference that...

ALDERMAN JOSEPH MASI: We can all meet in California.

MAYOR JOSEPH DESTEFANO: We just heard

about the Chinese New Year on February 28th, but we did have a little bit of a celebration this past Sunday. So I want to say congratulations to our Chinese community on the celebration of the Chinese New Year along with the council president. It is the Year of the Horse. At the festivities that we had downtown on Sunday, the dragon performance was mostly -- was well-received. I believe there's ten people part of the dragon that went up and down North Street. The police did close off North Street for about 45 minutes.

It was well attended. The event was, as you can see, colorful and had a lot of positive energy. A lot of families there. And I want to show the appreciation to New Middletown, the New Middletown store for basically being the host of this celebration and absorbing the cost, and gratitude to the Chinese community for their hard work, dedication, and commitment to sharing their culture with the entire city of Middletown.

You will now have another opportunity on February 28th to do the same. I encourage you to attend because it really is a special event. The one at Monhagen School last year was packed.

They outgrew that, so they are now at Middletown High School. And it's the pride in Middletown as a city, and we embrace all cultures and traditions in inclusion and community unity as you see. And it really was a fantastic event, so thank you to all of them for doing this.

Next is the -- we did have a retirement from the police department. Officer Schoenleber after 20 years of service has retired. I believe we have a resolution tonight also retiring one of the police dogs, K-9 Storm, who will be transferred ownership to Sergeant McInerney after, I believe it was nine years, chief?

CHIEF JOHN EWANCIW: Yeah, he's
(indiscernible).

MAYOR JOSEPH DESTEFANO: About nine years. Nine-year-old German Shepherd or Belgian Shepherd. I'm not sure which one it is. But so I want to thank Officer Schoenleber for his years of service.

You also have a couple of resolutions that are on for tonight that I think I might give you a little background on. The approval for CPL for the Middletown and New Jersey Rail Station. That has been purchased by the city, as you know,

with a grant. We do have some grant moneys left to spend on that project.

We are going to do another historic renovation of a train station. That's not going to be the O&W Station project. That's not a \$44 million project, but it will serve as a commercial incubator. Also a welcome center. That's along the Heritage Trail. It's a Fourth Ward project, and we have other ideas that we're looking at for development in that area.

This will be authorization for CPL to draft a 60 percent and 90 percent plans that are necessary for us to start drawing down on the funding from New York State. It's a requirement that we do it to historic standards, and of course we want to do it to historic standards.

And there was one more I thought I had addressing Alderman Rodriguez with a Z. Your issue that you raised at the last meeting with Superintendent Raelyn Bertholf. BOCES, we are -- we have an agreement tonight for BOCES for English as a second language, and that will be held at the recreation center. I think a very important program here for the city too. So that's all I have. Any questions?

PRESIDENT J. MIGUEL RODRIGUES: Any questions for the mayor? All right. Thank you, Mayor.

MAYOR JOSEPH DESTEFANO: Thank you.

PRESIDENT J. MIGUEL RODRIGUES: Reports of the department heads. Economic Development?

DIRECTOR MARIA BRUNI: Good evening, everyone. My office is working on some municipal grants through the County of Orange from the Tourism Department and the legislative section. Legislator Janet Sutherland sent us forms to fill out, so we're looking at a couple of grants through the county.

Also through Senator Schumer and Gillibrand's office, there are grant opportunities that come out this time of year, so we are researching everything that has come across our way to see what we can apply for this year.

Also, I'd like to thank New Middletown as part of the Business Improvement District. Their dedication as merchants to be part of all the events and helping us with more events in our downtown area was a great program on Sunday. And thank you to New Middletown.

The Paramount Theater, I distributed what we have coming up. We have SUNY Orange, their community orchestra is performing this weekend. We also have next week Touro College, their Unity in Medicine Fashion Show. This is, I believe, their fourth year. It's celebrating cultural diversity, and it's their Diversity Club at Touro College that puts this program on. It's next Wednesday evening at 7:30.

We have the Best of Broadway featuring Alli Mauzey. She is -- she performed on Broadway. She played Linda from Wicked back in 2008-2009. So she's performing with the Hudson Valley Symphony Orchestra, and she'll be at our facility on March 7th. And then there's a bunch of other ones that are on sale, and so we're underway with the Paramount and all other events that are upcoming. And that's all I have for this evening.

PRESIDENT J. MIGUEL RODRIGUES: Any questions for Maria? Thank you, Maria.

DIRECTOR MARIA BRUNI: Thank you.

PRESIDENT J. MIGUEL RODRIGUES: DPW Commissioner?

COMMISSIONER JACOB TAWIL: Good

evening, all, Mayor, council president, council members, public. So Alderman Masi, the reservoirs are 72 percent. We dropped from two weeks ago. We're really in bad shape regarding rain events. Snow came too much, and all that stuff, but the snow doesn't translate too much into runoff into our reservoirs. So we're still suffering from deficiency of rain events. Hopefully we'll have some this weekend. We're expecting snow this weekend and rain, and hopefully we'll have quite a bit of it.

Today we finished plowing and hauling the snow out of our streets. You know, we started shortly after January 25th snow event, which took place on Sunday, January 25th, and we just finished today hauling snow from what we believe was congested streets of the city of Middletown.

That really exposed -- I mean, this one 20-inch snow event exposed our vulnerability with our old snow blowers. We discussed that with the mayor and the Board of Estimate, and we're doing shopping in order to buy a newer machine. The oldest snow blower that we have is 1997. And the parts for it requires 128 -- 120 days.

Anyway, long story, so we'll come up with some recommendation for your consideration. Hopefully you will support us in purchasing a snow blower. The mayor suggested that we apply for grants, which we will, and we will see how that -- where that takes us.

The mayor, he reported on some of the capital projects. The court project is moving forward very well, city court on South Street, and they're doing the flooring now. And it's almost done, the flooring. And we have an issue with the courts, as the mayor I'm sure will talk to you some more about it.

There was an approval to purchase furniture for the court up to \$250,000. 230, but you wrote 250. That's why (indiscernible). 230, 250 range. And now they're coming -- they're saying, well, it's actually \$401,000 in there, and the city is not too happy about this.

So we wrote them an email today telling them, hey, guys, you know, try to cut down your wish list in there to meet the 230 to 250 range. Otherwise, you know, try to come up with your own funding to cover it. But the mayor will address that at some point. Maybe by next meeting we

will have some more information for the mayor to report to you about it.

Raw water main replacement project.

The design is approaching 90 percent by (Indiscernible), and we're looking forward to implementing that project because that, we have only one 24-inch water main that supplies half the city water with water from the water treatment plants. So by building another water main next to it, that would be very beneficial for us.

This is funding, federal funding, about three and a half million dollars, through Congressman Ryan's office. The raw water lines from Kinch to Shawangunk, the design is progressing and moving forward. We got approved for another grant and low-interest loan from the state, from the EFC, and from the state of New York. And that will be going towards Phase 2.

We're preparing all the paperwork right now to submit it, with your approval, to the state to get the second grant for them and the second loan for Phase 2 of the raw water lines. Congressman Ryan, again, he stepped up and he gave us another \$1 million for -- towards that,

raw water lines Phase 2. We're very thankful for all his support. Him and, obviously, the state representative as well. They're always supporting us.

We continue to struggle with water main breaks this time of the year with the freeze-and-thaw cycle, and we keep finding them every day, and the guys are working very hard. If you see any water flowing in the streets anywhere, please give us a call immediately. If we're -- if after hours, call the police department if you see water just questionable. You know, you don't have to be right.

Just let us know because we're looking everywhere almost, you know, eight hours a day looking for water main breaks. And we find them in abandoned buildings, sprinkler systems that bursts, and so on and so forth.

In any event, the communities around us from Millbrook to a couple of our other communities, they are suffering water shortage because of the water main breaks that they've been having, and they've been trucking water from us about 130,000 gallons per day they're taking from us in tankers just to go to meet their

residents' demand. And with that, I will conclude my remarks if you have any questions.

PRESIDENT J. MIGUEL RODRIGUES: Any questions for Jacob? All right. Thank you, Jacob.

COMMISSIONER JACOB TAWIL: Thank you.

PRESIDENT J. MIGUEL RODRIGUES: Fire chief?

CHIEF ROBERT BRADY: Good evening. We started off the first-year month and a half with a bang. We've -- I think we're up to almost 190 calls. A lot of them were, as Jacob just said, chasing water coming from buildings, frozen water lines, domestic sprinklers. So everybody's been real busy.

I'd like to thank the public. After that snowstorm, I don't know if it was all of our social media, but about clearing hydrants, a lot of residents cleared their hydrants if they were in front. But we did spend five days out clearing hydrants with the apparatus making sure that we had the fire protection if needed.

We accepted five new members. You guys, I believe at the next meeting you should have them to approve. If you... BOCES, their

fire science or their fire program is helping us out a lot. Right now we have, I think, five or six members in the BOCES program. When they are done, they are New York State Certified Firefighter 1, which is great. Because they're getting it through their school time, and then they come to us already certified. So that helps.

Our five new recruits are at the academy. They're in week number two. So we have 13 -- a little over 13 more weeks to go before we get them back to help our manpower situation.

And then we did have one second-alarm fire last week at Sun Hill Apartments. Quick notification, quick response limited the fire damage to one unit, but the water damage, because it was on the third floor, affected three -- or two other units.

So I believe the city code enforcement came out. I believe they condemned two of the apartments, and then the maintenance at Sun Hill was able to get a third apartment up and running that night. So the residents were able to stay. And that's all I have.

PRESIDENT J. MIGUEL RODRIGUES: Any

questions for the fire chief? Thank you, chief.
Police chief.

CHIEF JOHN EWANCIW: Good evening.
Last couple of meetings I mentioned some of our retirements. As the mayor mentioned today, PO Schoenleber retired this past week. I wish him well after his 20 years of service.

I've mentioned Sergeant Welch in the past several meetings. She has officially notified me of her retirement date. She will be leaving us, walking out of the building on February 27th. So short period. And she's got a little bit of time after that that she's going to use some of her accrued time. So she'll definitely be missed.

I have Sergeant Jordan McEnerney taking her place in our Juvenile Lead Program. They're working together for the next several weeks. They started a week or so ago, and that is one of the reasons we're also retiring K9 Storm. It's because in his new role, he won't have the ability to do both, be a K9 handler and unit commander of that unit.

As we all know, there's a lot that goes into that unit, and I have no doubt that he'll do

an exceptional job there. Other than that, I have nothing unless you have questions for me.

PRESIDENT J. MIGUEL RODRIGUES: Any questions for the police chief? All right. Thank you, chief. City clerk?

CLERK RICHARD MCCORMACK: Nothing this evening.

PRESIDENT J. MIGUEL RODRIGUES: Any questions for the clerk? All right. Public hearings and grievances are none. Remarks of aldermen. Alderman Rodriguez?

ALDERMAN ALEX RODRIGUEZ: None today.

PRESIDENT J. MIGUEL RODRIGUES:
Alderman Jean-Francois?

ALDERMAN JUDE JEAN-FRANCOIS: Nothing this evening.

PRESIDENT J. MIGUEL RODRIGUES:
Alderman Johnson?

ALDERMAN PAUL JOHNSON: Thank you. I wanted to join the administration. I briefly attended the events on Sunday, and I also want to thank New Middletown for being the anchor for that day. And I -- it was well attended, and I'm sure people had a good time. Thank you.

PRESIDENT J. MIGUEL RODRIGUES:

Alderwoman Wray?

ALDERWOMAN KATE WRAY: I just want to congratulate both the boys' and girls' wrestlers. We had a number of state qualifiers come out of Middletown this weekend, and I just want to say good job to all those kids.

PRESIDENT J. MIGUEL RODRIGUES:

Alderman Gomez?

ALDERMAN KEVIN GOMEZ: I just want to thank the fire department during this past few weeks with the Arctic plunge. A lot of homes experienced busted boilers, pipes freezing, and I know the fire department did respond very efficiently and effectively. I mean, we had a similar situation and they responded. So I want to thank you for that.

And I just want to say for our residents, if any families have experienced the situations, there may be state funds available. The Home Energy Assistance Program, HEAP, as was the heating equipment repair or replacement benefit -- the Heating Equipment Replacement and Replacement, or the HERR benefit, families could get up to 4 to \$8,000 for repair and replacements.

I believe most of them are for people 60 and older. And they could look into the online and MyBenefits.NY.gov.

PRESIDENT J. MIGUEL RODRIGUES:

Alderman Witt?

ALDERMAN KEVIN WITT: Thank you. Just one thing I would just like to acknowledge and congratulate Joey Galdamez, who is officially an Eagle Scout. Joey came here a couple of months ago with his family, JC and Pete Galdamez, both very involved in the city, and JC as well in the district.

And they sent me a quick note, so I just want to read exactly what his project was to refresh everyone's memory. He created a memorial site at Hillside Cemetery for African American Civil War soldiers. He dug out the headstones, cleaned them, and then created boxes for them so they could be displayed properly. He installed a bench and a monument. So he is now officially an Eagle Scout, and I just wanted to let everyone know. Thank you very much.

PRESIDENT J. MIGUEL RODRIGUES:

Alderman Masi?

ALDERMAN JOSEPH MASI: Nothing this

evening.

PRESIDENT J. MIGUEL RODRIGUES: Mayor, just one thing about Middlecrest. Can you give us an update? That's in the Fourth Ward.

MAYOR JOSEPH DESTEFANO: Yeah. I should've gave you an update before, but I want to thank you for your response that night too. But when we had the power failure, a section of the Fourth Ward primarily in the city was without power. One of the buildings at Middlecrest lost a phase, so the heat was dropping significantly.

And one of the units was in the low 60s. But we mobilized the chief, sent officers up. I met Jacob up there along with the chief. Miguel, we were in touch. Miguel swung by, and we discussed a plan forward. We had to, you know, put together a possible evacuation plan. Because the -- it was one of those nights when it was below zero.

So Jacob was able to get Orange and Rockland, one the bigwigs in Orange and Rockland, they were able to do a bypass. Because originally, they were not going to respond until after 11:00, and this is early in the evening. By then, the temperatures would've been really,

really bitter cold in the apartments.

Many of the seniors did not want to relocate, did not want to move. The Middlecrest management did respond quickly too. They did go out and purchase a lot of small, little mini heaters for the individual -- many of the individual units. But it all worked in a very positive way.

One thing we did discuss, though, after was maybe on some of these, especially subsidized housing projects like -- senior projects, is the possibility of requiring generators. I know some communities have discussed -- have put in place requiring generators at gas stations. So -- because of the -- when you lose power for several hours, like during the flood where people couldn't get gas. So -- but I don't know if it's feasible, but it's something we may want to look at.

But we were looking at the possibility of relocating 100 units of housing and a vulnerable population. So it is a concern. We do have quite, you know, an elderly population. We did have the senior center as a backup place, city hall as a potential backup place.

Fortunately, we didn't have to go that route.

But -- and Orange and Rockland was able to, within a reasonable amount of time, put together a bypass that got that one building lit, but not the entire area. And it wasn't a total power failure. They lost a phase, which controlled the boilers and which controlled the elevators. So a difficult situation.

I want to thank the chief and Jacob for both coming in late that -- staying late that night, but also the -- Chief Brady showed up with his crew, and everyone did a lot of work on it. So I want to show my appreciation to all of them for doing so. That was it.

PRESIDENT J. MIGUEL RODRIGUES: Okay.
Thank you, Mayor. All right. New business.

CLERK RICHARD MCCORMACK: Good evening.
We have a resolution sponsored by Alderman Rodriguez moving the March 17 Common Council Meeting to March 16.

PRESIDENT J. MIGUEL RODRIGUES:
Resolution sponsored by Alderman Rodriguez.
Seconded by Alderman Gomez. Any discussion?
Roll.

CLERK RICHARD MCCORMACK: Rodriguez?

ALDERMAN ALEX RODRIGUEZ: Aye.

CLERK RICHARD MCCORMACK: Jean-Francois?

ALDERMAN JUDE JEAN-FRANCOIS: Aye.

CLERK RICHARD MCCORMACK: Johnson?

ALDERMAN PAUL JOHNSON: Aye.

CLERK RICHARD MCCORMACK: Wray?

ALDERWOMAN KATE WRAY: Aye.

CLERK RICHARD MCCORMACK: Gomez?

ALDERMAN KEVIN GOMEZ: Aye.

CLERK RICHARD MCCORMACK: Witt?

ALDERMAN KEVIN WITT: Aye.

CLERK RICHARD MCCORMACK: Masi?

ALDERMAN JOSEPH MASI: Aye.

CLERK RICHARD MCCORMACK: President Rodrigues?

PRESIDENT J. MIGUEL RODRIGUES: Aye.

CLERK RICHARD MCCORMACK: Carries.

Resolution sponsored by Alderman Witt confirming the mayor's reappointment of Dan Higbie and Norris Gipson to the City of Middletown Recreation Commission.

PRESIDENT J. MIGUEL RODRIGUES:

Resolution sponsored by Alderman Witt. Seconded by Alderman Masi. Any discussion? Roll.

CLERK RICHARD MCCORMACK: Rodriguez?

ALDERMAN ALEX RODRIGUEZ: Aye.

CLERK RICHARD MCCORMACK: Jean-

Francois?

ALDERMAN JUDE JEAN-FRANCOIS: Aye.

CLERK RICHARD MCCORMACK: Johnson?

ALDERMAN PAUL JOHNSON: Aye.

CLERK RICHARD MCCORMACK: Wray?

ALDERWOMAN KATE WRAY: Aye.

CLERK RICHARD MCCORMACK: Gomez?

ALDERMAN KEVIN GOMEZ: Aye.

CLERK RICHARD MCCORMACK: Witt?

ALDERMAN KEVIN WITT: Aye.

CLERK RICHARD MCCORMACK: Masi?

ALDERMAN JOSEPH MASI: Aye.

CLERK RICHARD MCCORMACK: President

Rodrigues?

PRESIDENT J. MIGUEL RODRIGUES: Aye.

CLERK RICHARD MCCORMACK: Carries.

Resolution sponsored by Alderman Witt confirming members and extending terms of the Recreation Commission members.

PRESIDENT J. MIGUEL RODRIGUES:

Resolution sponsored by Alderman Witt. Seconded by Alderman Johnson. Any discussion? Roll.

CLERK RICHARD MCCORMACK: Rodriguez?

ALDERMAN ALEX RODRIGUEZ: Aye.

CLERK RICHARD MCCORMACK: Jean-Francois?

ALDERMAN JUDE JEAN-FRANCOIS: Aye.

CLERK RICHARD MCCORMACK: Johnson?

ALDERMAN PAUL JOHNSON: Aye.

CLERK RICHARD MCCORMACK: Wray?

ALDERWOMAN KATE WRAY: Aye.

CLERK RICHARD MCCORMACK: Gomez?

ALDERMAN KEVIN GOMEZ: Aye.

CLERK RICHARD MCCORMACK: Witt?

ALDERMAN KEVIN WITT: Aye.

CLERK RICHARD MCCORMACK: Masi?

ALDERMAN JOSEPH MASI: Aye.

CLERK RICHARD MCCORMACK: President Rodrigues?

PRESIDENT J. MIGUEL RODRIGUES: Aye.

CLERK RICHARD MCCORMACK: Carries.

Resolution sponsored by Alderman Rodriguez authorizing an agreement with Orange-Ulster BOCES for English as a second language class to be held at the recreation center.

PRESIDENT J. MIGUEL RODRIGUES:

Resolution sponsored by Alderman Rodriguez.

Seconded by Alderman Gomez. Any discussion?

Roll.

CLERK RICHARD MCCORMACK: Rodriguez?

ALDERMAN ALEX RODRIGUEZ: Aye.

CLERK RICHARD MCCORMACK: Jean-

Francois?

ALDERMAN JUDE JEAN-FRANCOIS: Aye.

CLERK RICHARD MCCORMACK: Johnson?

ALDERMAN PAUL JOHNSON: Aye.

CLERK RICHARD MCCORMACK: Wray?

ALDERWOMAN KATE WRAY: Aye.

CLERK RICHARD MCCORMACK: Gomez?

ALDERMAN KEVIN GOMEZ: Aye.

CLERK RICHARD MCCORMACK: Witt?

ALDERMAN KEVIN WITT: Aye.

CLERK RICHARD MCCORMACK: Masi?

ALDERMAN JOSEPH MASI: Aye.

CLERK RICHARD MCCORMACK: President

Rodrigues?

PRESIDENT J. MIGUEL RODRIGUES: Aye.

CLERK RICHARD MCCORMACK: Carries.

Resolution sponsored by Alderman Masi authorizing a \$7,800 budget transfer for the purchase of a police event van.

PRESIDENT J. MIGUEL RODRIGUES: A

resolution sponsored by Alderman Masi. Seconded
by Alderman Jean-Francois. Any discussion?

Roll.

CLERK RICHARD MCCORMACK: Rodriguez?

ALDERMAN ALEX RODRIGUEZ: Aye.

CLERK RICHARD MCCORMACK: Jean-

Francois?

ALDERMAN JUDE JEAN-FRANCOIS: Aye.

CLERK RICHARD MCCORMACK: Johnson?

ALDERMAN PAUL JOHNSON: Aye.

CLERK RICHARD MCCORMACK: Wray?

ALDERWOMAN KATE WRAY: Aye.

CLERK RICHARD MCCORMACK: Gomez?

ALDERMAN KEVIN GOMEZ: Aye.

CLERK RICHARD MCCORMACK: Witt?

ALDERMAN KEVIN WITT: Aye.

CLERK RICHARD MCCORMACK: Masi?

ALDERMAN JOSEPH MASI: Aye.

CLERK RICHARD MCCORMACK: President

Rodrigues?

PRESIDENT J. MIGUEL RODRIGUES: Aye.

CLERK RICHARD MCCORMACK: Carries.

Resolution sponsored by Alderman Masi authorizing
an update to the City Investment Policy.

PRESIDENT J. MIGUEL RODRIGUES:

Resolution sponsored by Alderman Masi. Seconded
by Alderman Johnson. Any discussion? Roll.

CLERK RICHARD MCCORMACK: Rodriguez?

ALDERMAN ALEX RODRIGUEZ: Aye.

CLERK RICHARD MCCORMACK: Jean-

Francois?

ALDERMAN JUDE JEAN-FRANCOIS: Aye.

CLERK RICHARD MCCORMACK: Johnson?

ALDERMAN PAUL JOHNSON: Aye.

CLERK RICHARD MCCORMACK: Wray?

ALDERWOMAN KATE WRAY: Aye.

CLERK RICHARD MCCORMACK: Gomez?

ALDERMAN KEVIN GOMEZ: Aye.

CLERK RICHARD MCCORMACK: Witt?

ALDERMAN KEVIN WITT: Aye.

CLERK RICHARD MCCORMACK: Masi?

ALDERMAN JOSEPH MASI: Aye.

CLERK RICHARD MCCORMACK: President

Rodrigues?

PRESIDENT J. MIGUEL RODRIGUES: Aye.

CLERK RICHARD MCCORMACK: Carries.

Resolution sponsored by Alderwoman Wray retiring
Police K-Storm and authorizing the transfer of
ownership to Sergeant Jordan McInerney.

PRESIDENT J. MIGUEL RODRIGUES:

Resolution sponsored by Alderwoman Wray.

Seconded by Alderman Johnson. Any discussion?

Roll.

CLERK RICHARD MCCORMACK: Rodriguez?

ALDERMAN ALEX RODRIGUEZ: Aye.

CLERK RICHARD MCCORMACK: Jean-

Francois?

ALDERMAN JUDE JEAN-FRANCOIS: Aye.

CLERK RICHARD MCCORMACK: Johnson?

ALDERMAN PAUL JOHNSON: Aye.

CLERK RICHARD MCCORMACK: Wray?

ALDERWOMAN KATE WRAY: Aye.

CLERK RICHARD MCCORMACK: Gomez?

ALDERMAN KEVIN GOMEZ: Aye.

CLERK RICHARD MCCORMACK: Witt?

ALDERMAN KEVIN WITT: Aye.

CLERK RICHARD MCCORMACK: Masi?

ALDERMAN JOSEPH MASI: Aye.

CLERK RICHARD MCCORMACK: President

Rodrigues?

PRESIDENT J. MIGUEL RODRIGUES: Aye.

CLERK RICHARD MCCORMACK: Carries.

Resolution sponsored by Alderman Gomez correcting

Resolution Number 35-26 and authorizing the

acceptance of Orange County Youth Bureau funding

for 2026 youth programs.

PRESIDENT J. MIGUEL RODRIGUES:

Resolution sponsored by Alderman Gomez. Seconded
by Alderman Masi. Any discussion? Roll.

CLERK RICHARD MCCORMACK: Rodriguez?

ALDERMAN ALEX RODRIGUEZ: Aye.

CLERK RICHARD MCCORMACK: Jean-

Francois?

ALDERMAN JUDE JEAN-FRANCOIS: Aye.

CLERK RICHARD MCCORMACK: Johnson?

ALDERMAN PAUL JOHNSON: Aye.

CLERK RICHARD MCCORMACK: Wray?

ALDERWOMAN KATE WRAY: Aye.

CLERK RICHARD MCCORMACK: Gomez?

ALDERMAN KEVIN GOMEZ: Aye.

CLERK RICHARD MCCORMACK: Witt?

ALDERMAN KEVIN WITT: Aye.

CLERK RICHARD MCCORMACK: Masi?

ALDERMAN JOSEPH MASI: Aye.

CLERK RICHARD MCCORMACK: President

Rodrigues?

PRESIDENT J. MIGUEL RODRIGUES: Aye.

CLERK RICHARD MCCORMACK: Carries.

Resolution sponsored by Alderman Johnson amending
Chapter 440 of the City Code to eliminate

Administrative Fee and Towing Code.

PRESIDENT J. MIGUEL RODRIGUES:

Resolution sponsored by Alderman Johnson.

Seconded by Alderman Wray. Any discussion?

Roll.

CLERK RICHARD MCCORMACK: Rodriguez?

ALDERMAN ALEX RODRIGUEZ: Aye.

CLERK RICHARD MCCORMACK: Jean-Francois?

ALDERMAN JUDE JEAN-FRANCOIS: Aye.

CLERK RICHARD MCCORMACK: Johnson?

ALDERMAN PAUL JOHNSON: Aye.

CLERK RICHARD MCCORMACK: Wray?

ALDERWOMAN KATE WRAY: Aye.

CLERK RICHARD MCCORMACK: Gomez?

ALDERMAN KEVIN GOMEZ: Aye.

CLERK RICHARD MCCORMACK: Witt?

ALDERMAN KEVIN WITT: Aye.

CLERK RICHARD MCCORMACK: Masi?

ALDERMAN JOSEPH MASI: Aye.

CLERK RICHARD MCCORMACK: President Rodriguez?

PRESIDENT J. MIGUEL RODRIGUES: Aye.

CLERK RICHARD MCCORMACK: Carries.

Resolution sponsored by Alderman Masi amending

Chapters 430 and 90 of the City Code to place the senior center under the supervision of the superintendent of recreation and the Recreation Commission.

PRESIDENT J. MIGUEL RODRIGUES: A resolution sponsored by Alderman Masi. Seconded by Alderman Johnson. Any discussion? Roll.

CLERK RICHARD MCCORMACK: Rodriguez?

ALDERMAN ALEX RODRIGUEZ: Aye.

CLERK RICHARD MCCORMACK: Jean-Francois?

ALDERMAN JUDE JEAN-FRANCOIS: Aye.

CLERK RICHARD MCCORMACK: Johnson?

ALDERMAN PAUL JOHNSON: Aye.

CLERK RICHARD MCCORMACK: Wray?

ALDERWOMAN KATE WRAY: Aye.

CLERK RICHARD MCCORMACK: Gomez?

ALDERMAN KEVIN GOMEZ: Aye.

CLERK RICHARD MCCORMACK: Witt?

ALDERMAN KEVIN WITT: Aye.

CLERK RICHARD MCCORMACK: Masi?

ALDERMAN JOSEPH MASI: Aye.

CLERK RICHARD MCCORMACK: President Rodrigues?

PRESIDENT J. MIGUEL RODRIGUES: Aye.

CLERK RICHARD MCCORMACK: Carries.

Resolution sponsored by Alderman Jean-Francois approving -- authorizing an agreement with CPO for the Middletown and New Jersey Railway Train Station project.

PRESIDENT J. MIGUEL RODRIGUES:

Resolution sponsored by Alderman Jean-Francois?

CLERK RICHARD MCCORMACK: Yes.

PRESIDENT J. MIGUEL RODRIGUES: Second?

Alderman Johnson. Any discussion? Roll.

CLERK RICHARD MCCORMACK: Rodriguez?

ALDERMAN ALEX RODRIGUEZ: Aye.

CLERK RICHARD MCCORMACK: Jean-Francois?

ALDERMAN JUDE JEAN-FRANCOIS: Aye.

CLERK RICHARD MCCORMACK: Johnson?

ALDERMAN PAUL JOHNSON: Aye.

CLERK RICHARD MCCORMACK: Wray?

ALDERWOMAN KATE WRAY: Aye.

CLERK RICHARD MCCORMACK: Gomez?

ALDERMAN KEVIN GOMEZ: Aye.

CLERK RICHARD MCCORMACK: Witt?

ALDERMAN KEVIN WITT: Aye.

CLERK RICHARD MCCORMACK: Masi?

ALDERMAN JOSEPH MASI: Aye.

CLERK RICHARD MCCORMACK: President
Rodrigues?

PRESIDENT J. MIGUEL RODRIGUES: Aye.

CLERK RICHARD MCCORMACK: Carries.

Resolution sponsored by Alderman Jean-Francois
authorizing a budget transfer in the amount of
\$56,000 for snow blower spare parts.

PRESIDENT J. MIGUEL RODRIGUES:

Resolution sponsored by Alderman Jean-Francois.

Seconded by Alderman Witt. Any discussion?

Roll.

CLERK RICHARD MCCORMACK: Rodriguez?

ALDERMAN ALEX RODRIGUEZ: Aye.

CLERK RICHARD MCCORMACK: Jean-
Francois?

ALDERMAN JUDE JEAN-FRANCOIS: Aye.

CLERK RICHARD MCCORMACK: Johnson?

ALDERMAN PAUL JOHNSON: Aye.

CLERK RICHARD MCCORMACK: Wray?

ALDERWOMAN KATE WRAY: Aye.

CLERK RICHARD MCCORMACK: Gomez?

ALDERMAN KEVIN GOMEZ: Aye.

CLERK RICHARD MCCORMACK: Witt?

ALDERMAN KEVIN WITT: Aye.

CLERK RICHARD MCCORMACK: Masi?

ALDERMAN JOSEPH MASI: Aye.

CLERK RICHARD MCCORMACK: President

Rodrigues?

PRESIDENT J. MIGUEL RODRIGUES: Aye.

CLERK RICHARD MCCORMACK: Carries.

Resolution sponsored by Alderman Masi authorizing \$1.5 million in serial bonds for additional land acquisition to protect the city's water supply.

PRESIDENT J. MIGUEL RODRIGUES:

Resolution sponsored by Alderman Masi. Seconded by Alderman Johnson. Any discussion? Roll.

CLERK RICHARD MCCORMACK: Rodriguez?

ALDERMAN ALEX RODRIGUEZ: Aye.

CLERK RICHARD MCCORMACK: Jean-

Francois?

ALDERMAN JUDE JEAN-FRANCOIS: Aye.

CLERK RICHARD MCCORMACK: Johnson?

ALDERMAN PAUL JOHNSON: Aye.

CLERK RICHARD MCCORMACK: Wray?

ALDERWOMAN KATE WRAY: Aye.

CLERK RICHARD MCCORMACK: Gomez?

ALDERMAN KEVIN GOMEZ: Aye.

CLERK RICHARD MCCORMACK: Witt?

ALDERMAN KEVIN WITT: Aye.

CLERK RICHARD MCCORMACK: Masi?

ALDERMAN JOSEPH MASI: Aye.

CLERK RICHARD MCCORMACK: President

Rodrigues?

PRESIDENT J. MIGUEL RODRIGUES: Aye.

CLERK RICHARD MCCORMACK: Carries.

Resolution sponsored by Alderman Gomez issuing a proclamation recognizing February 2026 as National Black History Month.

PRESIDENT J. MIGUEL RODRIGUES:

Resolution sponsored by Alderman Gomez. Seconded by Alderwoman Wray. Any discussion? Roll.

CLERK RICHARD MCCORMACK: Rodriguez?

ALDERMAN ALEX RODRIGUEZ: Aye.

CLERK RICHARD MCCORMACK: Jean-

Francois?

ALDERMAN JUDE JEAN-FRANCOIS: Aye.

CLERK RICHARD MCCORMACK: Johnson?

ALDERMAN PAUL JOHNSON: Aye.

CLERK RICHARD MCCORMACK: Wray?

ALDERWOMAN KATE WRAY: Aye.

CLERK RICHARD MCCORMACK: Gomez?

ALDERMAN KEVIN GOMEZ: Aye.

CLERK RICHARD MCCORMACK: Witt?

ALDERMAN KEVIN WITT: Aye.

CLERK RICHARD MCCORMACK: Masi?

ALDERMAN JOSEPH MASI: Aye.

CLERK RICHARD MCCORMACK: President
Rodrigues?

PRESIDENT J. MIGUEL RODRIGUES: Aye.

CLERK RICHARD MCCORMACK: Carries.

PRESIDENT J. MIGUEL RODRIGUES: Local
-- oh, we got somebody from --

ALDERMAN JUDE JEAN-FRANCOIS: We have
two.

PRESIDENT J. MIGUEL RODRIGUES: Go
ahead.

ALDERMAN JUDE JEAN-FRANCOIS: Yes. I
have two local law requests for tonight. The
first one is stop sign request on Wisner Place at
Wisner Avenue intersection. And the second is
the O&R -- O&W general construction has requested
no parking, no standing be permitted on the
eastern side of the Low Avenue from Wickham
Avenue to end of O&W building property to
accommodate an active construction zone.

PRESIDENT J. MIGUEL RODRIGUES: So a
resolution sponsored by Alderman Jean-Francois.
Do I have a second? Alderman Johnson. Any
discussion? Roll.

CLERK RICHARD MCCORMACK: Rodriguez?

ALDERMAN ALEX RODRIGUEZ: Aye.

CLERK RICHARD MCCORMACK: Jean-

Francois?

ALDERMAN JUDE JEAN-FRANCOIS: Aye.

CLERK RICHARD MCCORMACK: Johnson?

ALDERMAN PAUL JOHNSON: Aye.

CLERK RICHARD MCCORMACK: Wray?

ALDERWOMAN KATE WRAY: Aye.

CLERK RICHARD MCCORMACK: Gomez?

ALDERMAN KEVIN GOMEZ: Aye.

CLERK RICHARD MCCORMACK: Witt?

ALDERMAN KEVIN WITT: Aye.

CLERK RICHARD MCCORMACK: Masi?

ALDERMAN JOSEPH MASI: Aye.

CLERK RICHARD MCCORMACK: President

Rodrigues?

PRESIDENT J. MIGUEL RODRIGUES: Aye.

CLERK RICHARD MCCORMACK: Carries.

PRESIDENT J. MIGUEL RODRIGUES: Okay.

Local law?

CLERK RICHARD MCCORMACK: Good evening.

We have a local law this evening sponsored by

Alderman Masi introducing a local law

transferring supervision of public parks from the

superintendent of recreation to the commissioner

of public works.

PRESIDENT J. MIGUEL RODRIGUES:

Resolution read by Alderman Masi. So it'll deem as read. Audit?

ALDERMAN JOSEPH MASI: Mr. President, I move the accounts be audited, the claims be adjusted, and the city treasurer be authorized to issue warrants for their payment.

PRESIDENT J. MIGUEL RODRIGUES: A resolution sponsored by Alderman Masi. Do I have a second?

ALDERMAN PAUL JOHNSON: Second.

PRESIDENT J. MIGUEL RODRIGUES:
Alderman Johnson. Roll.

CLERK RICHARD MCCORMACK: Rodriguez?

ALDERMAN ALEX RODRIGUEZ: Aye.

CLERK RICHARD MCCORMACK: Jean-Francois?

ALDERMAN JUDE JEAN-FRANCOIS: Aye.

CLERK RICHARD MCCORMACK: Johnson?

ALDERMAN PAUL JOHNSON: Aye.

CLERK RICHARD MCCORMACK: Wray?

ALDERWOMAN KATE WRAY: Aye.

CLERK RICHARD MCCORMACK: Gomez?

ALDERMAN KEVIN GOMEZ: Aye.

CLERK RICHARD MCCORMACK: Witt?

ALDERMAN KEVIN WITT: Aye.

CLERK RICHARD MCCORMACK: Masi?

ALDERMAN JOSEPH MASI: Aye.

CLERK RICHARD MCCORMACK: President

Rodrigues?

PRESIDENT J. MIGUEL RODRIGUES: Aye.

CLERK RICHARD MCCORMACK: Carries.

PRESIDENT J. MIGUEL RODRIGUES: Move

for adjourn --

C E R T I F I C A T I O N

I, Sonya Ledanski Hyde, certify that the foregoing transcript is a true and accurate record of the proceedings.



Sonya M. Ledanski Hyde

Veritext Legal Solutions

330 Old Country Road

Suite 300

Mineola, NY 11501

Date: March 5, 2026



**CITY OF MIDDLETOWN
COMMON COUNCIL MEETING AGENDA
FEBRUARY 17, 2026**

1. PLEDGE OF ALLEGIANCE
2. ROLL CALL
3. APPROVAL OF MINUTES
 - 3.1. Accept the Minutes of January 20, 2026
4. CORRESPONDENCE, COMMUNICATION AND REPORTS
5. FOR THE GOOD OF THE CITY
6. REMARKS OF THE MAYOR
7. REMARKS OF THE DEPARTMENT HEADS
8. PUBLIC HEARINGS AND GRIEVANCES
9. PETITIONS AND COMPLAINTS
10. REMARKS OF THE ALDERMAN AND REPORTS OF THE COMMITTEES
11. UNFINISHED BUSINESS
12. NEW BUSINESS
 - 46-26 Resolution Moving the March 17 Common Council Meeting to March 16, 2026
 - 47-26 Resolution Confirming the Mayor's Re-Appointment of Daniel Higbie and Norris Gipson to the City of Middletown Recreation Commission
 - 48-26 Resolution Confirming Members and Extending Terms of Recreation Commission Members
 - 49-26 Resolution Authorizing an Agreement with Orange-Ulster BOCES for English as a Second Language (ESL) Classes to be Held at the Recreation Center
 - 50-26 Resolution Authorizing a \$7,800 Budget Transfer for the Purchase of a Police

Event Van

51-26 Resolution Authorizing an Update to the City Investment Policy

52-26 Resolution Retiring Police K9 Storm and Authorizing Transfer of Ownership to Sergeant Jordan McInerney

53-26 Resolution correcting Resolution No. 35-26 and Authorizing Acceptance of Orange County Youth Bureau funding for 2026 Youth Programs

54-26 Resolution Amending Chapter 440 of the City Code to Eliminate Administrative Fee in the Towing Code

55-26 Resolution Amending Chapters 430 and 90 of the City Code to Place the Senior Center Under the Supervision of the Superintendent of Recreation and the Recreation Commission

56-26 Resolution Authorizing The Acceptance Of A Professional Services Proposal From Clark Patterson Lee (CPL) For Design, Environmental Testing, And Bid Phase Services For The Middletown & New Jersey Railway Train Station Project

57-26 Resolution Authorizing Budget Transfer In The Amount Of \$56,000 For Snow Blower Spare Parts

58-26 Resolution Authorizing \$1,500,000 in Serial Bonds for Additional Land Acquisition to Protect the City's Water Supply

59-26 A Proclamation Recognizing February 2026 as National Black History Month

60-26 Resolution Amending Chapter 460 Of The Code Of The City Of Middletown To Establish A No Stopping Or Standing Zone On The Easterly Side Of Low Avenue

61-26 Resolution Amending Chapter 460 Of The Code Of The City Of Middletown To Establish A Stop Sign On Wisner Place At Wisner Avenue

13. LOCAL LAWS

LL1- Introduction: A Local Law Transferring Supervision of Public Parks from The 26 Superintendent of Recreation to The Commissioner of Public Works

14. AUDIT OF CLAIMS AND ACCOUNTS

14.1. Resolution Authorizing the Accounts be Audited, Claims Adjusted, and the Treasurer be Authorized to Issue Warrants for their Payment

15. ADJOURNMENT



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Masi
 Seconded by: Alderman Witt
 Accepted Date: February 17, 2026

I hereby certify that the attached is a true copy of the minutes of City of Middletown Common Council meeting.

Richard P. McCormack

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | | | | X |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 8 | | | 1 |

Accept the Minutes of January 20, 2026

Accept the Minutes of January 20, 2026

Prepared by:
 Rick McCormack, City Clerk

Attachments:

| | |
|----|---------------------|
| 1. | 01.20.26 CC Minutes |
|----|---------------------|



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman, 4th Ward
Rodriguez
Seconded by: Aldermwan, 2nd Ward
Gomez
Date of Adoption: February 17, 2026
Index No: 46-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack

Richard P. McCormack
Clerk to the Common Council

6

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | | | | X |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 8 | | | 1 |

I hereby approve the attached Resolution/Local Law.

Joseph M. DeStefano

2/20/2026

Joseph M. DeStefano, Mayor

Date

Resolution Moving the March 17 Common Council Meeting to March 16, 2026

BE IT RESOLVED, that the Common Council of the City of Middletown concurs with the Board of Estimate and Apportionment, that the regular meeting of the Common Council originally scheduled for Tuesday, March 17, 2026, is hereby rescheduled to **Monday, March 16, 2026**, at the same time and location.

Prepared by:

Attachments:

None



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Witt
 Seconded by: Alderman Masi
 Date of Adoption: February 17, 2026
 Index No: 47-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | | | | X |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 8 | | | 1 |

I hereby approve the attached Resolution/Local Law.

2/20/2026

Joseph M. DeStefano, Mayor

Date

Resolution Confirming the Mayor's Re-Appointment of Daniel Higbie and Norris Gipson to the City of Middletown Recreation Commission

BE IT RESOLVED, that the Common Council of the City of Middletown confirms the Mayor's reappointment of the following individuals to the City of Middletown Recreation Commission with terms expiring as indicated:

Daniel Higbie – reappointed with a term expiring December 31, 2031

Norris Gipson – reappointed retroactive to March 23, 2024, with a term expiring December 31, 2029

Prepared by:
 Raelynn Bertholf, Supt of Recreation and Parks

Attachments:

None



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Witt
 Seconded by: Alderman Johnson
 Date of Adoption: February 17, 2026
 Index No: 48-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | | | | X |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 8 | | | 1 |

I hereby approve the attached Resolution/Local Law.

2/20/2026

Joseph M. DeStefano, Mayor

Date

Resolution Confirming Members and Extending Terms of Recreation Commission Members

WHEREAS, the Common Council of the City of Middletown has previously appointed various individuals to serve as members of the City of Middletown Recreation Commission; and

WHEREAS, the original resolutions of appointment listed expiration dates based upon the anniversary of appointment rather than the conclusion of the calendar year; and

WHEREAS, for purposes of consistency, clarity, and administrative efficiency, it is appropriate that all appointed terms expire on December 31 of the final year of the prescribed term;

NOW, THEREFORE, BE IT RESOLVED, that the Common Council of the City of Middletown confirms that the following Recreation Commission appointments are hereby

confirmed and extended to expire on December 31 of the years indicated below:

- **Juan Avalos** – term extended to **December 31, 2030**
- **Jaycee Galdamez** – term extended to **December 31, 2028**
- **Shawna Strenfel** – term extended to **December 31, 2027**

Prepared by:
Rick McCormack, City Clerk

Attachments:

None



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman, 4th Ward
Rodriguez
Seconded by: Aldermwan, 2nd Ward
Gomez
Date of Adoption: February 17, 2026
Index No: 49-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | | | | X |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 8 | | | 1 |

I hereby approve the attached Resolution/Local Law.

2/20/2026

Joseph M. DeStefano, Mayor

Date

Resolution Authorizing an Agreement with Orange-Ulster BOCES for English as a Second Language (ESL) Classes to be Held at the Recreation Center

BE IT RESOLVED; that the Common Council of the City of Middletown, NY, concurs with the Board of Estimate and Apportionment and authorizes an agreement with Orange-Ulster BOCES for the use of the Recreation Center to conduct English as a Second Language (ESL) class.

BE IT further resolved that the Common Council of the City of Middletown concurs with the Board of Estimate and Apportionment and authorizes the the Mayor to sign the agreement.

Prepared by:
Raelynn Bertholf, Supt of Recreation and Parks

Attachments:

| | |
|----|----------------|
| 1. | OU BOCES (003) |
|----|----------------|

ADMINISTRATION

Deborah McBride Heppes
Chief Operating Officer

Kerri B. Stroka
Deputy Superintendent

Mark P. Coleman
Assistant Superintendent
Finance and Management Services

Thomas M. Bongiovi
District Superintendent



BOARD MEMBERS

Eugenia S. Pavek, President
William M. Boss, Vice-President

Michael Bello
Lawrence E. Berger

Martha Bogart

David Eaton

Edwin A. Estrada

Sharleen Depew
Clerk of the Board

Division of Adult Education

Director
Sara Puccio
845-291-0300 x10310

Assistant Director
Russell Burns Ed.D
845-291-0300 x10320

Coordinator of Adult and Continuing Education
Lori Yakawiak, Ph. D.
845-781-6715 x10823

Assistant Coordinator
Renee Mulligan
845-291-0300 x 10335

Newburgh Adult Learning Center
3 Washington Center,
First Floor
Newburgh, NY 12550

Adult Education at Amy Bull Crist Area Education Center on Gibson Road
53 Gibson Road
Goshen, NY 10924

**LETTER OF AGREEMENT
BETWEEN
THE BOARD OF COOPERATIVE EDUCATIONAL SERVICES OF
ORANGE AND ULSTER COUNTIES
AND
MIDDLETOWN PARKS & RECREATION DEPARTMENT**

The Orange-Ulster Board of Cooperative Educational Services (herein called OU BOCES), 53 Gibson Road, Goshen, New York and MIDDLETOWN PARKS AND RECREATION DEPARTMENT, 393 County Road 78, Middletown, New York will combine their resources to provide literacy classes for the benefit of the citizens of Middletown and the surrounding community, subject to approval and financing by the Bureau of Adult and Continuing Education of the New York State Education Department. The program will begin on or about September 2, 2025 and will end on or before June 30, 2026.

Obligations assumed by OU BOCES:

1. To aid in the establishment of literacy classes to include English as a Second Language (ESL).
2. The classes will meet as mutually agreed upon.
3. The instructors and facilitators for the program will be selected, supervised and paid by OU BOCES.
4. No tuition charges for this program will be made by OU BOCES to MIDDLETOWN PARKS AND RECREATION DEPARTMENT of Middletown.
5. OU BOCES will be the sole agent responsible for accepting requests for registrations, contacting new students and arranging for their admission to class.
6. Preference for admission to the program will be given to individuals from MIDDLETOWN PARKS AND RECREATION DEPARTMENT and the surrounding area.

Obligations assumed by the MIDDLETOWN PARKS AND RECREATION DEPARTMENT of Middletown:

1. MIDDLETOWN PARKS AND RECREATION DEPARTMENT will provide suitable classroom space.
2. Individuals seeking literacy services will be advised of pertinent information relative to the nature of the program, its duration, and the time and days that the class meets.
3. MIDDLETOWN PARKS AND RECREATION DEPARTMENT will make no monetary charge for the use of the facilities to either OU BOCES or the students in the program.

Additional obligations of OUBOCES and MIDDLETOWN PARKS AND RECREATION DEPARTMENT of Middletown:

- a. The OU BOCES shall provide during the life of this agreement general liability and property damage liability covering its operations and use of the premise under this agreement, the limits of coverage to be \$1,000,000 for any one accident, subject to a limit of \$1,000,000 for bodily injury, including wrongful death, for any one person. Property damage liability coverage shall be \$500,000 for each occurrence. All such insurance policies shall be written in the name of OU BOCES, and shall name the Externship Facility as an additional insured, the originals of said policies shall at all times on file with OU BOCES with a certificate of insurance to be issued the Externship Facility. OU BOCES has a \$10,000,000 umbrella policy.
- b. Each party shall indemnify, defend and hold the other harmless from and against any and all claims, suits, actions, causes of action, damages, judgments, liabilities, fines, penalties and expenses, including reasonable attorney fees and litigation costs, arising out of the indemnifying party's intentional or negligent acts or omissions. This provision shall survive any expiration, termination or non-renewal of this Agreement.
- c. This Agreement shall be governed by the laws of the State of New York. Any lawsuit arising under the terms and conditions of this Agreement shall be brought in the Supreme Court of the State of New York for the County of Orange.
- d. This Agreement constitutes the entire agreement between the parties and supersedes all prior negotiations, representations or agreements either oral or written. It may not be modified except by a writing signed by parties.

This agreement shall commence on September 2, 2025 and end on June 30, 2026. OU BOCES shall have the option to renew this agreement for an additional like period upon written notice to the Facility no less than thirty (30) days of the termination of this agreement, or as otherwise agreed to by both parties in writing.

Kerri B. Stroka, EdD

2/24/2026

KERRI STROKA
Deputy Superintendent
Orange-Ulster BOCES

DATE

Raelynn Bertholf

2/20/2026

RAELYNN BERTHOLF
Superintendent of Recreation
Middletown Recreation & Parks Department

DATE

Joseph M. DeStefano

2/20/2026

JOSEPH DESTEFANO
MAYOR
CITY OF MIDDLETOWN

DATE



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Masi
 Seconded by: Alderman Jean-Francois
 Date of Adoption: February 17, 2026
 Index No: 50-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | | | | X |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 8 | | | 1 |

I hereby approve the attached Resolution/Local Law.

Joseph M. DeStefano

2/20/2026

Joseph M. DeStefano, Mayor

Date

Resolution Authorizing a \$7,800 Budget Transfer for the Purchase of a Police Event Van

BE IT RESOLVED, that the Common Council of the City of Middletown concurs with the Board of Estimate and Apportionment and hereby authorizes the Treasurer to transfer \$7,800, in the following manner, to fund the purchase of a 2016 Chevy Express Van/Bus for police events, as previously authorized under Resolution 311-25. The vehicle was not available until the end of January 2026, and the final purchase price is less than originally requested.

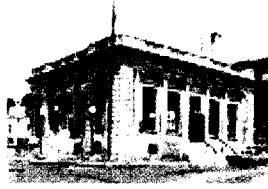
| FROM | TO | AMOUNT |
|---|----|---------|
| General Fund Balance A.3120.201 Vehicles (2026) | | \$7,800 |

Prepared by:
 John Ewanciw, Chief of Police

Attachments:

| | |
|----|------------------------------|
| 1. | Police- bus vehicle purchase |
|----|------------------------------|

JOHN EWANCIW
CHIEF OF POLICE



TELEPHONE
845-343-3151
FAX NUMBER
845-346-4140

CITY OF MIDDLETOWN POLICE DEPARTMENT

2 JAMES STREET
MIDDLETOWN, NEW YORK 10940
ESTABLISHED 1888

February 9, 2026

Honorable Joseph DeStefano
Mayor-City of Middletown and
Board of Estimate and Apportionment
16 James Street
Middletown, NY 10940

Dear Mayor DeStefano and Members of the Board of Estimate,

I am requesting that the City of Middletown Common Council approve a fund balance transfer from our 2025 budget line to cover the cost of a purchase of a 2016 Chevy Ex Van/Bus to be used for police events. This purchase was previously approved on resolution 311-25, but the vehicle ended up not being available until the end of January 2026. This purchase will be less than originally requested.

| | | |
|----------------------------|---------|----------------------------|
| From | Amount | To |
| A.3120.201 Vehicles (2025) | \$7,800 | A.3120.201 Vehicles (2026) |

Very truly yours,

John Ewanciw
Chief of Police

JE:ccd

Christine Dugan

From: John Ewanciw
Sent: Monday, February 9, 2026 11:28 AM
To: Christine Dugan
Subject: Bus



The one we
are purchasing
Cost - \$ 7,800

Form **W-9**
(Rev. October 2018)
Department of the Treasury
Internal Revenue Service

Request for Taxpayer Identification Number and Certification

Give Form to the requester. Do not send to the IRS.

Go to www.irs.gov/FormW9 for instructions and the latest information.

1 Name (as shown on your income tax return). Name is required on this line; do not leave this line blank.
MICHAEL T MULLER

2 Business name/disregarded entity name, if different from above

3 Check appropriate box for federal tax classification of the person whose name is entered on line 1. Check only one of the following seven boxes.

- Individual/sole proprietor or single-member LLC
- C Corporation
- S Corporation
- Partnership
- Trust/estate
- Limited liability company. Enter the tax classification (C=C corporation, S=S corporation, P=Partnership) ▶ _____
- Other (see instructions) ▶ _____

Note: Check the appropriate box in the line above for the tax classification of the single-member owner. Do not check LLC if the LLC is classified as a single-member LLC that is disregarded from the owner unless the owner of the LLC is another LLC that is not disregarded from the owner for U.S. federal tax purposes. Otherwise, a single-member LLC that is disregarded from the owner should check the appropriate box for the tax classification of its owner.

4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3):

Exempt payee code (if any) _____

Exemption from FATCA reporting code (if any) _____

(Applies to accounts maintained outside the U.S.)

5 Address (number, street, and apt. or suite no.) See instructions.
20 RT 42 & 97

Requester's name and address (optional)

6 City, state, and ZIP code
PORT JERVIS NY 12771

7 List account number(s) here (optional)

Print or type. See Specific Instructions on page 3.

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

Note: If the account is in more than one name, see the instructions for line 1. Also see *What Name and Number To Give the Requester* for guidelines on whose number to enter.

| | | | | | | | | |
|------------------------|--|--|---|--|--|--|--|--|
| Social security number | | | | | | | | |
| | | | - | | | | | |

OR

| | | | | | | | | | |
|--------------------------------|---|---|---|---|---|---|---|---|---|
| Employer identification number | | | | | | | | | |
| 8 | 1 | - | 1 | 4 | 8 | 3 | 2 | 4 | 9 |

Part II Certification

Under penalties of perjury, I certify that:

- The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
- I am not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
- I am a U.S. citizen or other U.S. person (defined below); and
- The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign Here

Signature of U.S. person ▶ 

Date ▶ 

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to www.irs.gov/FormW9.

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS must obtain your correct taxpayer identification number (TIN) which may be your social security number (SSN), individual taxpayer identification number (ITIN), adoption taxpayer identification number (ATIN), or employer identification number (EIN), to report on an information return the amount paid to you, or other amount reportable on an information return. Examples of information returns include, but are not limited to, the following.

- Form 1099-INT (interest earned or paid)

- Form 1099-DIV (dividends, including those from stocks or mutual funds)
- Form 1099-MISC (various types of income, prizes, awards, or gross proceeds)
- Form 1099-B (stock or mutual fund sales and certain other transactions by brokers)
- Form 1099-S (proceeds from real estate transactions)
- Form 1099-K (merchant card and third party network transactions)
- Form 1098 (home mortgage interest), 1098-E (student loan interest), 1098-T (tuition)
- Form 1099-C (canceled debt)
- Form 1099-A (acquisition or abandonment of secured property)

Use Form W-9 only if you are a U.S. person (including a resident alien), to provide your correct TIN.

If you do not return Form W-9 to the requester with a TIN, you might be subject to backup withholding. See What is backup withholding, later.



Check out our Real Estate Auctions!

Click on the "Real Estate" tab below to learn more

Questions? Problems? Help?
Bidding support is available 16-F from 9 AM-5PM EST.
Contact us or call (504) 536-1491.
For customer service after 5PM EST and Saturdays
10AM-5PM call 800-536-1491 option 1 from the menu.

MADISON CENTRAL SCHOOL-NY #29413 (6 lots)

All items closed

Lot # 0002: 2016 Chevy Express G4500 School Bus

| | |
|---------------------------|-------------------------------------|
| High Bidder: | busandcars |
| Current Bid: | \$43,600.00 (bids: 35) |
| Min Bid: | \$43,700.00 |
| Bid Increment: ? | \$100.00 |
| Buyer's Premium: ? | 14.00% |
| Time Remaining: | Closed |
| Bidding Ended: | Mon, Aug 15, 2022 at 07:23:11 pm ET |

Item has been viewed 2015 times

Quotes

Details

Terms of Sale:

All sales are final. No refunds will be issued. This item is being sold as is, where is, with no warranty, expressed written or implied. The seller shall not be responsible for the correct description, authenticity, genuineness, or defects herein, and makes no warranty in connection therewith. No allowance or set aside will be made on account of any incorrectness, imperfection, defect or damage. Any descriptions or representations are for identification purposes only and are not to be construed as a warranty of any type. It is the responsibility of the buyer to have thoroughly inspected this item and to have satisfied himself or herself as to the condition and value and to bid based upon that

Aug 1, 2022 - 10:56:16 AM

\$25.00

ARTSAKH

Terms

Payment Terms: Payment will be due immediately upon notification of seller approval by email invoice, after the Seller approves the bids. After you receive the invoice, you will have five (5) business days to get your payment mailed to our office, or your account will be suspended, and the item will be awarded to the backup-bidder, or re-listed. Please mail payment in certified funds or money order to: Auctions International, 11167 Big Tree Road, East Aurora, NY 14052. Payment questions? Please Call: 1-800-536-1401 x201. GENERAL QUESTIONS: email service@auctionsinternational.com

Payment Methods: We accept cash, cashier's check, wire/bank transfer and credit cards.

Out-of-State Buyers: Buyers outside of New York State need to send us a completed [NY State DTF Form](#) before we can remove sales tax from their invoices.

Successful High Bidders: Please note when you are provided an invoice to pay, there are two different payment amounts.

- 1) A non-discounted rate for payments made with credit/debit cards, and,
- 2) A discounted rate for payments made with certified funds; cash, bank transfer, guaranteed funds or money order.

Please make sure your payment amount reflects your choice of payment method.

Individuals who pay the non-discounted rate with cash or guaranteed funds will have a one-time, courtesy refund issued for the overpayment. Subsequent overpayments will have a \$35 administrative fee deducted from the remittance amount (or charged against) the invoiced buyer. Please make sure you are paying the correct amount, per your means of payment.

Disclaimer**Disclaimer****Removal Terms**

This item cannot be shipped. Buyer solely responsible for removal of items from seller's premises within (10) Business Days after bid approval. Buyer must contact the seller to schedule a removal appointment, before access will be granted to the merchandise. All sales are final. No refunds will be issued. Items left on seller's premises after the designated pickup deadline are subject to re-possession by the seller. If you are going to have trouble picking your purchased items up by the deadline, call our office immediately!

Terms of Sale

Item(s) sold SUBJECT to seller's approval after bids close. For payments made with cash, money order, ACH check, guaranteed funds (cashiers check, bank check, certified check) or cash directly deposited into a Citizens Banks a discounted buyer's premium of 10% will be added to the high bid price. For payments made by wire transfer; a transaction fee of \$15.00 will be added on top of the discounted 10% buyers premium to cover the bank service charge. Please make all payments payable to: Auctions International Inc. A 14% non-discounted buyer's premium will be added to the high bid price for payments made with credit cards and debit cards. Applicable sales tax(es) will be charged on all items. Note: we no longer accept personal and/or company checks. Payments are to be made online or to the East Aurora office only. Payments must be received within (5) business days from invoice date. All sales are final. No refunds will be issued. Items are sold as-is, where-is, with no warranty written or implied. Buyer is responsible for inspecting the item(s) before placing bids and prompt item removal within ten (10) business days after receipt of invoice. Seller is NOT responsible for providing tools or heavy equipment to aid in removal. Items left on seller's premises after this removal deadline will revert back to possession of the seller, with no refund.



HOME / BUSES / SCHOOL BUSES / 2014 CHEVROLET 3500 THOMAS MINI SCHOOL BUS

2014 Chevrolet 3500 Thomas Mini School Bus

Stock:16144



Vehicle Details

Price:
\$17,000

Mileage :
174,963

Year :
2014

Passengers :
24

Make
Chevrolet

Model
3500



HOME / BUSES / SCHOOL BUSES / 2013 CHEVROLET 3500 THOMAS MINI SCHOOL BUS

2013 Chevrolet 3500 Thomas Mini School Bus

Stock:16212



Vehicle Details

Price:

\$17,000

Year :

2013

Mileage :

164,040

Passengers :

24

| | |
|-----------|-------|
| Make | Model |
| Chevrolet | 3500 |



How does the gasoline engine help with operating costs?

Gas-powered buses can be more cost-friendly for organizations running shorter routes or with less intensive daily schedules. They're also simpler to refuel in areas without diesel availability.

How do I arrange to buy this bus?

Contact us at 877-287-7253 or email sales@busesforsale.com. We'll cover the unit's full details, arrange a viewing, and handle delivery options.

Why is this bus a good option for private schools or organizations?

Its size makes it easy to maneuver in tighter areas, while still offering secure seating for up to 24 passengers. The single-owner history adds an extra layer of confidence about how the vehicle's been treated.

Similar Buses



Stock #:50022
2013 Chevrolet 3500 Collins NJ Spec 24 Pass Mini School Bus

| | | |
|------|---------|------------|
| Year | Mileage | Passengers |
| 2013 | 131,264 | 24 |

Contact for Price

[Ask about this bus](#)



Featured

Stock #:28668
2010 Chevrolet 3500 24P School Bus

| | | |
|------|---------|------------|
| Year | Mileage | Passengers |
| 2010 | 119,000 | 24 |

\$9,900

[Ask about this bus](#)

Call Now 877-287-7253

Available 8AM-6PM EST



Stock #:50105
2021 Chevrolet 4500 NJ Spec Minotour

Stock #:51211
2021 Chevrolet 4500 NJ Spec Minotour

| | | |
|------|---------|------------|
| Year | Mileage | Passengers |
| 2021 | 85,700 | 24 |

| | | |
|------|---------|------------|
| Year | Mileage | Passengers |
| 2021 | 93,469 | 24 |

\$79,000

Contact for Price

[Ask about this bus](#)

[Ask about this bus](#)



Stock #:51212
2021 Chevrolet 4500 NJ Spec Minotour

| | | |
|------|---------|------------|
| Year | Mileage | Passengers |
| 2021 | 90,159 | 24 |

Contact for Price

[Ask about this bus](#)



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Masi
 Seconded by: Alderman Johnson
 Date of Adoption: February 17, 2026
 Index No: 51-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | | | | X |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 8 | | | 1 |

I hereby approve the attached Resolution/Local Law.

2/20/2026

Joseph M. DeStefano, Mayor

Date

Resolution Authorizing an Update to the City Investment Policy

BE IT RESOLVED, that the Common Council of the City of Middletown hereby adopts the following amendment to the City's Investment Policy to provide additional authorized security for City deposits:

In addition to the above forms of security, the City may, pursuant to GML §10(2)(a)(ii), utilize an authorized reciprocal deposit placement program in which the City's designated depository bank or trust company arranges for the redeposit of City funds into one or more FDIC-insured banking institutions in amounts under the FDIC insurance limit, provided that: (1) any City funds held at the depository bank in excess of FDIC coverage prior to redeposit are secured in accordance with GML §10; (2) the full amount of the redeposited funds, including interest, is covered by FDIC insurance; and (3) at the time of redeposit, the depository bank receives reciprocal deposits at least equal to the amount of City funds redeposited. These provisions apply

equally to special time deposit accounts and certificates of deposit.

Prepared by:
Leonora Liz, Treasurer

Attachments:

| | |
|----|--|
| 1. | Investment Policy Update -Draft-02.04.2026 |
|----|--|

CHAPTER 65 INVESTMENT POLICY

§ 65-1 SCOPE

This investment policy applies to all monies and other financial resources available for investment on its own behalf or on behalf of any other entity or individual.

§ 65.2 OBJECTIVES

The primary objectives of the city of Middletown's investment activities are, in priority order,

- ☐ Legal: to conform with all applicable federal, state and other local requirements;
- ☐ Safety: to adequately safeguard principal;
- ☐ Liquidity: to provide sufficient liquidity to meet all operating requirements; and
- ☐ Yield: to obtain reasonable rate of return.

§ 65.3 DELEGATION OF AUTHORITY

The governing board's responsibility for administration of the investment program is delegated to the Treasurer who shall establish written procedures for the operation of the investment program consistent with these investment guidelines. Such procedures shall include an adequate internal control structure to provide a satisfactory level of accountability based on data base or records incorporating description and amounts of investments, transaction dates, and other relevant information and regulate the activities of subordinate employees.

§ 65.4 PRUDENCE

All participants in the investment process shall seek to act responsibly as custodians of the public trust and shall avoid any transaction that might impair public confidence in the City of Middletown to govern effectively.

Investments shall be made with judgment and care, under circumstances then prevailing, which persons of prudence discretion and intelligence exercise in the management of their own affairs, not for speculation, but for investment, considering the safety of the principal as well as the probable income to be derived.

All participants involved in the investment process shall refrain from personal business activity that could conflict with the proper execution of the investment program, or which could impair their ability to make impartial investment decisions.

§ 65.5 DIVERSIFICATION

It is the policy of the City of Middletown to diversify its deposits and investments by financial institutions, by investment, and by maturity scheduling.

§ 65.6 INTERNAL CONTROLS

It is the policy of the City of Middletown for all monies collected by any officer or employee of the government to transfer those funds to the Treasurer within one day of deposit, or within the time specified in law, whichever is shorter.

The Treasurer is responsible for establishing and maintaining an internal control structure to provide reasonable, but not absolute, assurance that deposits and investments are safeguarded against loss from unauthorized use or disposition, that transactions are executed in accordance with management's authorization and recorded properly, and are managed in compliance with applicable laws and regulations.

§ 65.7 DESIGNATION OF DEPOSITORIES

The bank and trust companies authorized for the deposit of monies up to the maximum amounts are:

| Depository Name | Maximum Amount |
|-----------------------------|----------------|
| TD Bank | \$25,000,000 |
| Orange Bank & Trust Company | \$25,000,000 |
| NYCLASS | \$15,000,000 |

§ 65.8 COLLATERALIZING OF DEPOSITS

In accordance with the provisions of General Municipal Law, §10, all deposits of the City of Middletown, including certificates of deposits and special time deposits, in excess of the amount insured under the provisions of the Federal Deposit Insurance Act shall be secured:

- 1) By a pledge of "eligible securities" with an aggregate "market value" as provided by GML §10, equal to the aggregate amount of deposits from the categories designated in Appendix A to the policy.
- 2) By an eligible "irrevocable letter of credit" issued by a qualified bank other than the bank with the deposits in favor of the government for a term not to exceed 90 days with an aggregate value equal to 140% of the aggregate amount of the deposits and the agreed upon interest, if any or 100% in the case of an irrevocable letter of credit issued in favor of the local government by certain Federal Home Loan Banks. A qualified bank is one whose commercial paper and other unsecured short-term debt obligations are rated in one of the three highest rating categories by at least one nationally recognized statistical rating organization or by a bank that is in compliance with applicable federal minimum risk-based capital requirements.
- 3) By an eligible surety bond payable to the government for an amount at least equal to 100% of the aggregate amount of the deposits and the agreed upon interest, if any, executed by an insurance company authorized to do business in New York State, whose claims - paying ability is rated in the highest rating category by at least two nationally recognized statistical rating organizations.

4) In addition to the above forms of security, the City may, pursuant to GML §10(2)(a)(ii), utilize an authorized reciprocal deposit placement program in which the City's designated depository bank or trust company arranges for the redeposit of City funds into one or more FDIC-insured banking institutions in amounts under the FDIC insurance limit, provided that: (1) any City funds held at the depository bank in excess of FDIC coverage prior to redeposit are secured in accordance with GML §10; (2) the full amount of the redeposited funds, including interest, is covered by FDIC insurance; and (3) at the time of redeposit, the depository bank receives reciprocal deposits at least equal to the amount of City funds redeposited. These provisions apply equally to special time deposit accounts and certificates of deposit.

§ 65.9 SAFEKEEPING AND COLLATERALIZATION

Eligible securities used for collateralizing deposits shall be held by a third party or trust company subject to security and custodial agreements.

The security agreement shall provide that eligible securities are being pledged to secure local government deposits together with agreed upon interest, if any, and any costs or expenses rising out of collection of such deposits upon default. It shall also provide the conditions under which the securities may be sold, presented for payment, substituted or released and the events, which will enable the local government to exercise its rights against the pledged securities. In the event that the securities are not registered or inscribed in the name of the local government, such securities shall be delivered in a form suitable for transfer or with the City of Middletown, or its custodial bank.

The custodial agreement shall provide that securities held by the bank or trust company, or agent of and custodian for, the local government, will be kept separate and apart from the general assets of the custodial bank or trust company and will not, in any circumstances, be commingled with or become part of the backing for any other deposit or other liabilities. The agreement shall also describe that the custodian shall confirm the receipt, substitution or release of the securities. The agreement shall provide for the frequency of revaluation of eligible securities and for the substitution or release of securities when a change in the rating of a security may cause ineligibility. Such agreement shall include all provisions necessary to provide the local government a perfected interest in the securities.

§ 65.10 PERMITTED INVESTMENTS

As authorized by General Municipal Law, §11, the City of Middletown authorizes the Treasurer to invest monies not required for immediate expenditure for terms not to exceed its projected cash flow needs in the following types of investments:

- ☐ Special time deposit accounts authorized to do business in New York State:
- ☐ Certificates of deposit;
- ☐ Obligations of the United States of America;
- ☐ Obligations guaranteed by the agencies of the United States of America where the payment of principal and interest are guaranteed by the United States of America:
- ☐ Obligations of the State of New York;
- ☐ Obligations issued pursuant to LFL §24.00 or 25.00 (with the approval of the State Comptroller) by any municipality, school district or district corporation other than the City of Middletown;

☐ Obligations of public authorities, public housing authorities, urban renewal agencies and industrial development agencies where the general State statutes governing such entities or whose specific enabling legislation authorizes such investments.

☐ Certificates of Participation (COPs) issued pursuant to GML §109-b.

☐ Obligations of this local government, but only with any monies in a reserve fund established pursuant to GML §6-c, 6-d, 6-g, 6-h, g-j, 6-k, 6-l, 6-m, or 6-n.

All investment obligations shall be payable or redeemable at the option of the City of Middletown within such times as the proceeds will be needed to meet expenditures for purposes for which the monies were provided and, in the case of obligations purchased with the proceeds of bonds or notes, shall be payable or redeemable at the option of the City of Middletown within two years of the date of purchase. The designated depository will confirm all purchases and transactions in writing to the City of Middletown.

§ 65.11 AUTHORIZED FINANCIAL INSTITUTIONS AND DEALERS

The City of Middletown shall maintain a list of financial institutions and dealers approved for investment purposes and establish appropriate limits to the amount of investments, which can be made with each financial institution or dealer. All financial institutions with which the local government conducts business must be credited worthy. Banks shall provide their most recent Consolidated Report of Condition (Call Report) at the request of the City of Middletown. Security dealers not affiliated with a bank shall be required to be classified as reporting dealers affiliated with the New York Federal Reserve Bank as primary dealers. The Treasurer is responsible for evaluating the financial position and maintaining a listing of proposed depositories, trading partners and custodians. Such listing shall be evaluated at least annually.

§ 65.12 PURCHASE OF INVESTMENTS

The Treasurer is authorized to contract for the purchase of investments:

1. Directly, including through a repurchase agreement, from an authorized trading partner.
2. By participation in a cooperative program with another authorized governmental entity pursuant to Article 5G of the General Municipal Law where such program meets all the requirements set forth in the Office of the State Comptroller Opinion No. 88-46, and the specific program has been authorized by the governing board.
3. By utilizing an ongoing investment program with an authorized trading partner pursuant to a contract authorized by the governing board.

All purchased obligations, unless registered or inscribed in the name of the local government, shall be purchased through, delivered to and held in the custody of a bank or trust company. Such obligations shall be purchased, sold or presented for redemption or payment by such bank or trust company only in accordance with prior written authorization from the officer authorized to make the investment. All such transactions shall be confirmed in writing to the City of Middletown by the bank or trust company.

Any obligations held in the custody of a bank or trust company shall be held pursuant to a written custodial agreement as described in General Municipal Law, §10.

The custodial agreement shall provide the securities held by the bank or trust company, as agent and of custodian for, the City of Middletown, will be kept separate and apart from the general assets of the custodial bank or trust company and will not, in any circumstances, be commingled with or become part of the backing for any other deposit or other liabilities. The agreement shall describe how the custodian shall confirm the receipt and release of the securities. Such agreement shall include all provisions necessary to provide the City of Middletown a perfected interest in the securities.

§ 65.13 REPURCHASE AGREEMENTS

Repurchase agreements are authorized subject to the following restrictions:

- o All repurchase agreements must be entered into subject to a Master Repurchase Agreement.
- o Trading partners are limited to banks or trust companies authorized to do business in New York and primary reporting dealers.
- o Obligations shall be limited to obligations of the United States of America and obligations guaranteed by agencies of the United States of America.
- o No substitution of security will be allowed.
- o The custodian shall be a party other than the trading partner.

§ 65.14 OPERATIONS, AUDIT AND REPORTING

The Treasurer, having custody of money, shall authorize the purchase and sale of all securities and execute contracts on behalf of the City of Middletown. Oral directions concerning the purchase, transaction, or sale of securities shall be confirmed in writing. The City of Middletown shall pay for purchased securities upon delivery.

The City of Middletown will encourage the purchase and sale of securities through a competitive or negotiated process involving solicitations of at least three bids for each transaction.

At the time independent auditors conduct the annual financial audit of the accounts and affairs of the City of Middletown, the auditors shall audit compliance with the Investment Guidelines.

The legislative body of the City of Middletown shall review and approve the annual investment report at its Annual reorganization meeting.

The provisions of these Investment Guidelines and any amendments hereto, shall take effect prospectively, and shall not invalidate the prior selection of any custodial bank or prior investment.

APPENDIX A
Schedule of Eligible Securities

- i. Obligations issued, or fully insured or guaranteed as to the payment of principal and interest, by the United States of America, an agency thereof or United States Government sponsored corporation.
- ii. Obligations partially insured or guaranteed by any agency of the United States of America, at a proportion of the Market Value of the obligation that represents the amount of the insurance or guaranty.

Revised 02/2026



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderwoman Wray
 Seconded by: Alderman Johnson
 Date of Adoption: February 17, 2026
 Index No: 52-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | | | | X |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 8 | | | 1 |

I hereby approve the attached Resolution/Local Law.

2/20/2026

Joseph M. DeStefano, Mayor

Date

Resolution Retiring Police K9 Storm and Authorizing Transfer of Ownership to Sergeant Jordan McInerney

BE IT RESOLVED, that the Common Council of the City of Middletown hereby approves the retirement of Police K9 “Storm” from police and municipal service due to physical limitations restricting his ability to perform his duties; and

BE IT FURTHER RESOLVED, that upon retirement, ownership of K9 “Storm” shall be transferred to Police Sergeant Jordan McInerney for the consideration of One Dollar (\$1.00), pursuant to the agreement submitted by the Chief of Police; and

BE IT FURTHER RESOLVED, that Police Sergeant Jordan McInerney shall assume full responsibility for the care, custody, and maintenance of K9 “Storm” and shall indemnify and hold harmless the City of Middletown, its officers, and employees to the fullest extent permitted

by law in connection with the ownership and care of said animal; and

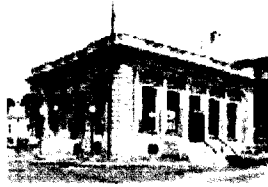
BE IT FURTHER RESOLVED, that the Mayor is hereby authorized to execute the agreement memorializing the retirement and transfer.

Prepared by:

Attachments:

| | |
|----|---------------------|
| 1. | Retirement K9 Storm |
| 2. | image61459 |

JOHN EWANCIW
CHIEF OF POLICE



TELEPHONE
845-343-3151
FAX NUMBER
845-346-4140

CITY OF MIDDLETOWN POLICE DEPARTMENT

2 JAMES STREET
MIDDLETOWN, NEW YORK 10940
ESTABLISHED 1888

February 10, 2026

Honorable Joseph M. DeStefano
Mayor- City of Middletown
City Hall
Members of the City of Middletown Common Council
16 James Street
Middletown, NY 10940

RE: Police K9 Storm

Dear Mayor DeStefano and Members of the Council:

I am requesting permission to retire K9 Storm from our department due to physical limitations restricting him from performing his duties to the best of his abilities.

Through the years K9 Storm has built a special bond with Sergeant McInerney and his family, therefore he requested that K9 Storm continue to live with him and his family through the remainder of his life.

Upon approval from the Council, I have attached an agreement between the City of Middletown and Sergeant McInerney to be signed by Mayor DeStefano. Additionally, payment is enclosed.

Thank you.

Very truly yours,

John Ewanciw
Chief of Police

JE:ccd

AGREEMENT

This Agreement is made the _____ day of February, 2026 by and between Police Sergeant Jordan McInerney (“Storm”), a Middletown police officer, with a business address at 2 James Street, Middletown, New York, 10940, and the City of Middletown (“City”), a municipal corporation with its place of business at 16 James Street, Middletown, New York 10940.

WHEREAS Police Sergeant Jordan McInerney has been the handler of a K-9 dog, known as “Storm”, in the service of the Middletown Police Department, and

WHEREAS the City desires to retire “Storm” and no longer utilize the dog for police or municipal purposes, and

WHEREAS Police Sergeant Jordan McInerney has expressed a desire to be the permanent owner and caretaker of “Storm”.

NOW, THEREFORE, in consideration of One Dollar (\$1.00) and other good and valuable consideration,

1. The above recitals are hereby incorporated as if restated herein at length.
2. The City hereby retires “Storm” from police and municipal services, and gives “Storm” to Police Sergeant Jordan McInerney as the animal’s permanent owner and caretaker.
3. All costs associated with the care of “Storm” shall as of the date of

this Agreement be the responsibility of Police Sergeant Jordan McInerney.

4. Police Sergeant Jordan McInerney agrees to indemnify and hold harmless the City, its officers and employees, to the fullest extent allowed by law for any and all claims made against the City, its officers and employees in connection with the ownership, handling and care of “Storm”.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement the day and year first above written.

CITY OF MIDDLETOWN

By:

Joseph M. DeStefano

Joseph DeStefano, Mayor

Police Sergeant Jordan McInerney

STATE OF NEW YORK)
)
COUNTY OF ORANGE)

On the _____ day of February, 2026 before me, the undersigned, a Notary Public in and for said State, personally appeared Mayor Joseph M. DeStefano, personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity and that by his/her/their signature(s) on the instrument the individual(s) or the person upon behalf of which individual(s) acted, executed the instrument.

Notary Public

STATE OF NEW YORK)
)
COUNTY OF ORANGE)

On the _____ day of February, 2026 before me, the undersigned, a Notary Public in and for said State, personally appeared Police Sergeant Jordan McNerney, personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity and that by his/her/their signature(s) on the instrument the individual(s) or the person upon behalf of which individual(s) acted, executed the instrument.

Notary Public

JORDAN R MCINERNEY
JESSICA MCINERNEY
1898 GREENVILLE TPKE
PORT JERVIS, NY 127713218

2/10/26
Date

1433
30-7426-3140

Pay to the Order of C.H. de Mollerum

one

150 Dollars \$ 1.00



USAA FEDERAL SAVINGS BANK
10750 McDERMOTT Fwy
SAN ANTONIO, TEXAS 78288-0544
(210) 456-9000 1-800-832-3724

For the purchase of STDM

⑆314074269⑆

⑆46716556⑆ 1433

TRANSMIT ROUTING NUMBER

ACCOUNT NUMBER

MP



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Aldermwan, 2nd Ward
Gomez
Seconded by: Alderman Masi
Date of Adoption: February 17, 2026
Index No: 53-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack

Richard P. McCormack
Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | | | | X |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 8 | | | 1 |

I hereby approve the attached Resolution/Local Law.

Joseph M. DeStefano

2/20/2026

Joseph M. DeStefano, Mayor

Date

Resolution correcting Resolution No. 35-26 and Authorizing Acceptance of Orange County Youth Bureau funding for 2026 Youth Programs

WHEREAS, Resolution No. 35-26 approved acceptance of Orange County Youth Bureau funding for 2026 youth programs; and

WHEREAS, certain figures and/or allocations require correction;

NOW, THEREFORE, BE IT RESOLVED, that the Common Council of the City of Middletown hereby corrects Resolution No. 35-26 to reflect the proper total funding amount of **\$35,579** from the Orange County Youth Bureau for the 2026 program year to support youth programming conducted by the City of Middletown Police Department; and

BE IT FURTHER RESOLVED, that said funding shall be appropriated to the following expense

lines:

- Youth Leadership Academy – **\$15,000** – A.3148.900
- Junior Police Academy – **\$10,579** – A.3148.931
- Youth Community Outreach – **\$10,000** – A.3148.932

for the purpose of operating the Junior Police Academy, Youth Community Outreach, and Youth Leadership Academy programs serving the youth of Middletown; and

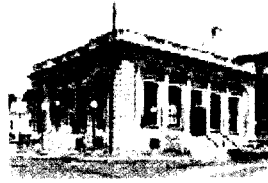
BE IT FURTHER RESOLVED, that the Mayor is hereby authorized to execute the necessary contracts and agreements with the Orange County Youth Bureau to effectuate acceptance of this funding.

Prepared by:
John Ewanciw, Chief of Police

Attachments:

| | |
|----|-------------------|
| 1. | 2026 OCYB funding |
|----|-------------------|

JOHN EWANCIW
CHIEF OF POLICE



TELEPHONE
845-343-3151
FAX NUMBER
845-343-2660

CITY OF MIDDLETOWN POLICE DEPARTMENT
2 JAMES STREET
MIDDLETOWN, NEW YORK 10940
ESTABLISHED 1888

January 28, 2026

Honorable Joseph DeStefano
Mayor - City of Middletown
Board of Estimate and Apportionment
City Hall
16 James Street
Middletown, New York 10940

AMENDMENT REQUEST TO RESOLUTION #35-26-items in bold have been updated

Dear Mayor DeStefano and members of the BOE,

The City of Middletown Police Department has been approved for **\$35,579** in funding from the Orange County Youth Bureau for 2026.

The purpose of these grants is to serve the youth of Middletown. Specifically, the Junior Police Academy, Youth Outreach, and the Youth Leadership Academy.

Kindly prepare a resolution allowing us to accept this funding and to sign the OCYB contracts. A copy of these awards are attached for your review.

Youth Leadership Academy \$15,000 expense line A.3148.900
Junior Police Academy \$10,579 expense line A.3148.931
Youth Community Outreach \$10,000 expense line A.3148.932

Very truly yours,

John Ewanciw
Chief of Police

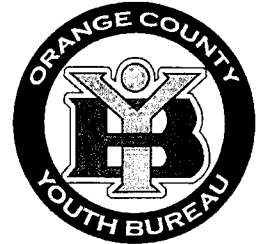
JE:ccd



Steven M. Neuhaus
County Executive

ORANGE COUNTY YOUTH BUREAU

Over 48 Years Promoting Positive Youth Development!



Rachel R. Wilson
Executive Director

January 15, 2026

Mayor Joseph DeStefano
City of Middletown: Police Department - Youth Community Outreach
2 James Street
Middletown, NY 10940

Dear Mayor DeStefano,

I am pleased to inform you that the Orange County Youth Bureau/Board has approved the following proposal for funding for **2026 through Municipality RFP-YB02-25**.

| <u>Program Name & Total Funding Amount:</u> | <u>Funding Amount & Type(s):</u> | <u>Projected Breakdown for STATE and/or County funds to be claimed in 2025:</u> |
|---|--|--|
| Youth Community Outreach | \$ 3,000 Youth Development Program* | \$ 0 State YDP *For expenses from Jan 15 th through Sept 30 th only |
| Total Funding Amount: \$ 10,000 | \$ 7,000 SOL | \$ 3,000 State YDP *For expenses from Oct 1 st through Dec 31 st only |
| NOTE: County "Solutions" funding can be claimed for expenses from Jan 1 through Dec 31. | | |
| Contingencies/Comments: | | |

* Please refer to the breakdown above for how funding will be distributed. We will notify you if changes are made to the funding categories (State vs. County) and/or breakdown of distribution. Your contract will run within the County's calendar year contract from January through December. Fiscal claims and program reports will be due on a quarterly basis, unless otherwise noted.

NOTE FOR STATE FUNDED PROGRAMS: As of January 2023, the NYS Office of Children & Family Services funding year through Youth Bureaus runs between two calendar years (October through September). Youth Bureau staff will assist funded programs to make annual reporting adjustments align with State requirements within the County's calendar year contract and yearend deadlines. Please feel to contact our office with any questions.

Promoting Positive Youth Development since 1978!

40 Matthews Street, Suite 301C, Goshen, NY 10924 Phone: 845.615.3620 Fax: 845.360.9232

Email: YouthBur@OrangeCountyGov.com

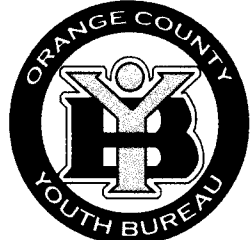
Facebook: www.facebook.com/OrangeCountyYB

Website: www.OrangeCountyGov.com/YouthBureau



Steven M. Neuhaus
County Executive

ORANGE COUNTY YOUTH BUREAU
Over 48 Years Promoting Positive Youth Development!



Rachel R. Wilson
Executive Director

January 15, 2026

Mayor Joseph DeStefano
City of Middletown: Police Department - Youth Leadership Academy
2 James Street
Middletown, NY 10940

Dear Mayor DeStefano,

I am pleased to inform you that the Orange County Youth Bureau/Board has approved the following proposal for funding for 2026 [REDACTED].

| <u>Program Name & Total Funding Amount:</u> | <u>Funding Amount & Type(s):</u> | <u>Projected Breakdown for STATE and/or County funds to be claimed in 2025:</u> |
|---|--|--|
| Youth Leadership Academy | \$ 5,000 Youth Development Program* | \$ 0 State YDP *For expenses from Jan 15 th through Sept 30 th only |
| Total Funding Amount: \$ 15,000 | | \$ 5,000 State YDP *For expenses from Oct 1 st through Dec 31 st only |
| | \$ 10,000 SOL | NOTE: County "Solutions" funding can be claimed for expenses from Jan 1 through Dec 31. |
| Contingencies/Comments: | | |

* Please refer to the breakdown above for how funding will be distributed. We will notify you if changes are made to the funding categories (State vs. County) and/or breakdown of distribution. Your contract will run within the County's calendar year contract from January through December. Fiscal claims and program reports will be due on a quarterly basis, unless otherwise noted.

NOTE FOR STATE FUNDED PROGRAMS: As of January 2023, the NYS Office of Children & Family Services funding year through Youth Bureaus runs between two calendar years (October through September). Youth Bureau staff will assist funded programs to make annual reporting adjustments align with State requirements within the County's calendar year contract and yearend deadlines. Please feel to contact our office with any questions.

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Email: YouthBur@OrangeCountyGov.com

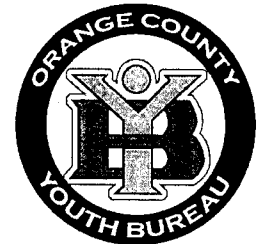
Facebook: www.facebook.com/OrangeCountyYB

Website: www.OrangeCountyGov.com/YouthBureau



Steven M. Neuhaus
County Executive

ORANGE COUNTY YOUTH BUREAU
Over 48 Years Promoting Positive Youth Development!



Rachel R. Wilson
Executive Director

January 15, 2026

Mayor Joseph DeStefano
City of Middletown: Police Department - Junior Police Academy
2 James Street
Middletown, NY 10940

Dear Mayor DeStefano,

I am pleased to inform you that the Orange County Youth Bureau/Board has approved the following proposal for funding for **2026 through Municipality RFP-YB02-25**.

| <u>Program Name & Total Funding Amount:</u> | <u>Funding Amount & Type(s):</u> | <u>Projected Breakdown for STATE and/or County funds to be claimed in 2025:</u> |
|---|---|---|
| Junior Police Academy | \$ 10,579 Youth Development Program* | \$ 10,579 State YDP *For expenses from Jan 15 th through Sept 30 th only |
| Total Funding Amount: \$ 10,579 | \$ 0 SOL | \$ 0 State Click Here *For expenses from Oct 1 st through Dec 31 st only |
| NOTE: County "Solutions" funding can be claimed for expenses from Jan 1 through Dec 31. | | |
| Contingencies/Comments: | | |

* Please refer to the breakdown above for how funding will be distributed. We will notify you if changes are made to the funding categories (State vs. County) and/or breakdown of distribution. Your contract will run within the County's calendar year contract from January through December. Fiscal claims and program reports will be due on a quarterly basis, unless otherwise noted.

NOTE FOR STATE FUNDED PROGRAMS: As of January 2023, the NYS Office of Children & Family Services funding year through Youth Bureaus runs between two calendar years (October through September). Youth Bureau staff will assist funded programs to make annual reporting adjustments align with State requirements within the County's calendar year contract and yearend deadlines. Please feel to contact our office with any questions.

Promoting Positive Youth Development since 1978!

40 Matthews Street, Suite 301C, Goshen, NY 10924 Phone: 845.615.3620 Fax: 845.360.9232
 Email: YouthBur@OrangeCountyGov.com
 Facebook: www.facebook.com/OrangeCountyYB
 Website: www.OrangeCountyGov.com/YouthBureau



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Johnson
 Seconded by: Alderwoman Wray
 Date of Adoption: February 17, 2026
 Index No: 54-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | | | | X |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 8 | | | 1 |

I hereby approve the attached Resolution/Local Law.

Joseph M. DeStefano

2/20/2026

Joseph M. DeStefano, Mayor

Date

Resolution Amending Chapter 440 of the City Code to Eliminate Administrative Fee in the Towing Code

WHEREAS, the Police Chief requests that given the existence of towing fees and fines in the Towing Code, the City eliminate the small administrative fee for “paperwork” in the Towing Code.

NOW THEREFORE BE IT Resolved, and be it Ordained, by the Common Council of the City of Middletown, New York, as follows:

Section 1 - The Code of the City of Middletown, N.Y., Chapter 440, Towing, as adopted May 27, 1975, and as amended thereafter, be and is hereby amended by deleting Section 440-6(A)(3).

Section 2 - This resolution and ordinance shall take effect immediately.

Prepared by:
John Ewanciw, Chief of Police

Attachments:

None



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Masi
 Seconded by: Alderman Johnson
 Date of Adoption: February 17, 2026
 Index No: 55-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | | | | X |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 8 | | | 1 |

I hereby approve the attached Resolution/Local Law.

2/20/2026

Joseph M. DeStefano, Mayor

Date

Resolution Amending Chapters 430 and 90 of the City Code to Place the Senior Center Under the Supervision of the Superintendent of Recreation and the Recreation Commission

WHEREAS, the Mayor and Common Council have determined that it would be in the best interests of the City of Middletown to have the Senior Center be supervised by the Superintendent of Recreation and the Recreation Commission.

NOW THEREFORE BE IT RESOLVED by the Common Council of the City of Middletown that Chapter 430 of the Middletown City Code, Parks and Recreation, is hereby amended by adding a new Article VII, Senior Center, to read in its entirety as follows:

ARTICLE VII SENIOR CENTER

§348-20. Supervision of Senior Center. The Middletown Senior Center and all of its programs, officers and employees shall be supervised by the Superintendent of Recreation and the Recreation Commission.

AND BE IT FURTHER RESOLVED by the Common Council that Chapter 90 of the Middletown City Code, Officers and Employees, Article V, Department Heads, is hereby amended by deleting Section 90-33(C) in its entirety.

AND BE IT FURTHER RESOLVED by the Common Council that this Ordinance shall take effect immediately.

Prepared by:

Attachments:

None



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Jean-Francois
 Seconded by: Alderman Johnson
 Date of Adoption: February 17, 2026
 Index No: 56-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | | | | X |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 8 | | | 1 |

I hereby approve the attached Resolution/Local Law.

2/20/2026

Joseph M. DeStefano, Mayor

Date

Resolution Authorizing The Acceptance Of A Professional Services Proposal From Clark Patterson Lee (CPL) For Design, Environmental Testing, And Bid Phase Services For The Middletown & New Jersey Railway Train Station Project

BE IT RESOLVED, that the Common Council of the City of Middletown concurs with the Board of Estimate and Apportionment, that the proposal submitted by Clark Patter Lee (CPL) Architecture, Engineering & Planning dated June 30, 2025, in the amount of \$103,000.00, is hereby accepted; and

BE IT FURTHER RESOLVED, that the Mayor is hereby authorized to execute any and all agreements, contracts, and related documents necessary to effectuate this resolution, subject to approval as to form by the Corporation Counsel; and

Prepared by:
Jacob Tawil

Attachments:

| | |
|----|-----------------------------------|
| 1. | Middletown Train Station Proposal |
|----|-----------------------------------|



June 30, 2025

Jacob Tawil, P.E.
Commissioner
Department of Public Works
16 James Street
Middletown, NY 10940

Re: 140 East Main Street – Middletown & New Jersey Railway Train Station

Dear Mr. Tawil,

In accordance with our discussions, we are pleased to submit a proposal for the Middletown & New Jersey Railway Train Station project for the City of Middletown. Our understanding of this project is the City of Middletown plans to purchase this property and renovate the existing building by re-working the interior into a 500 sq. ft. visitor's center, exterior access ADA gender neutral toilet room, and leave the remaining space renovated as a "shell" for a future tenant to occupy.

Scope of Services

To date, CPL has completed documenting the existing conditions and creating a plan study of the proposed renovation project. CPL has also submitted this plan study to SHPO and has received a letter stating that the proposed renovation has no adverse impact on the historic nature of the building as long as the City complies with their list of conditions (see attached letter). This proposal is being provided to continue the design through full Construction Documents and assist the City with the public bid process.

Our services would include the following tasks (Tasks 1 & 2 were previously submitted and approved):

TASK 3: Environmental Testing

CPL will consult with an environmental testing agency to test all interior/exterior building materials to determine if any hazardous materials are present.

TASK 4: Abatement Plans

CPL will consult with an environmental testing agency to provide hazardous material abatement plans to indicate areas required to be abated. These plans will be incorporated into the construction documents.

TASK 5: Design

Professional design services related to developing schematic design documents and advancing them into full construction documents and technical specifications to be used for public bid and construction.



Mr. Jacob Tawil
 Train Station
 June 30, 2025
 Page 2 of 4

- Communicate with SHPO to determine what materials have historical significance and what renovation requirements will be needed.
- Participate in all design meetings, including initiating meetings with agencies, as necessary, having approval authority.
- Develop drawing packages to be handed over for Owner review at the following milestones:
 - Develop architectural Schematic Design (30%) documents along with a civil, electrical, plumbing and mechanical narrative.
 - Develop architectural, civil, electrical, plumbing and mechanical Design Development (60%) documents.
 - Develop architectural, civil, electrical, plumbing and mechanical Construction Documents (90%).
 - Prepare bid packages for each contract including definition of scope of work, front-end specifications, technical specifications, drawings, terms and conditions (Bid Set).
- Develop design/construction schedules and phasing (if required).
- Consult with the Owner regarding the project budget, timetable, and bidding Options.
- Prepare hazardous material abatement plans (if required).
- Provide construction estimates at each drawing package milestone listed above.
- It is understood that the Owner will provide a site topography survey. If a site topography survey is not provided by the Owner, a fee will be negotiated for this service at a later date.

TASK 6: Bid

Professional services related to bidding shall include:

- Attend a pre-bid walkthrough at the project site.
- Respond to any contractor questions through addendums.
- Attend the bid opening and assist the Owner with creating a bid tabulation.
- Review all bids to determine the apparent complete low bidder for each contract and provide the Owner with a recommendation of award letter.
- Assist the Owner in preparing contracts between the Owner and Contractor.
- Issue a Notice to Proceed.

Compensation

Our fee proposal breakdown on a task basis to complete the work described above is as follows:

| | |
|-------------------------------|-------------------------------|
| Task 3: Environmental Testing | \$ 7,000.00 Lump Sum |
| Task 4: Abatement Plans | \$ 7,000.00 Lump Sum |
| Task 4: Design | \$ 79,000.00 Lump Sum |
| <u>Task 5: Bid</u> | <u>\$ 10,000.00 Lump Sum</u> |
| LUMP SUM TOTAL | \$ 103,000.00 Lump Sum |



Mr. Jacob Tawil
Train Station
June 30, 2025
Page 3 of 4

Not included in this proposal:

- Boundary survey. CPL will provide a separate proposal for this upon request.
- Topographical survey. CPL will provide a separate proposal for this upon request.
- Underground utility mapping. CPL will provide a separate proposal for this upon request.
- Construction Administration services. CPL will provide a separate proposal for this upon request.
- *Reimbursable expenses.
- Environmental Phase I and or II study.
- Any fees for agency reviews, applications, permits, or licenses.
- Third party special inspection services of all Structural components as scheduled in the bid documents.
- Contractor Construction Management services.
- Property survey for the purpose of obtaining easements or rights-of-way.
- Preparation of legal descriptions.
- Preparation of easement maps and descriptions.
- Design of Fire suppression system.
- Direct design of communication, data exchange or security systems, except for conduit and connection locations. We will provide coordination efforts with others performing these services and assist the Owner in selecting appropriate vendors/consultants.
- Landscaping plans or retaining wall design, except for retaining walls that may be required for access drives and parking lots.
- Direct design of office furniture, office equipment and signage not required by the Building Code. We will provide coordination efforts with others performing these services and assist the Owner in selecting appropriate vendors/consultants.
- Involvement with LEED Certifications or other green building initiatives.
- Grant applications or funding paperwork.
- Meeting any new funding agency requirements or reviews for future State or Federal funding sources that may be obtained including MWBE requirements and American Iron and Steel compliance.
- Solar analysis. We will provide a separate proposal for this scope of services.

*Schedule of Reimbursable Expenses: Article 11.8 Compensation For Reimbursable Expenses of AIA Document B101 is very specific on what is considered a reimbursable expense. These include, but may not be limited to, reproductions, transportation, etc.

We will submit invoices monthly, as the work progresses.

This proposal is based on a lump sum fee. Please provide an authorized signature in the designated space below and return one copy or provide an executed purchase order.



Mr. Jacob Tawil
Train Station
June 30, 2025
Page 4 of 4

Please contact us if you have any questions or require any additional information. We look forward to this opportunity to be of service to the City of Middletown.

Very truly yours,

CPL

Handwritten signature of Timothy J. Moot in blue ink.

Timothy J. Moot, PG
Vice President

Handwritten signature of Jonathan DiRocco in blue ink.

Jonathan DiRocco, AIA
Senior Architectural Project Manager

Proposal Accepted By:

Signature: Joseph M. DeStefano Date: 2/20/2026
City of Middletown



CPL STANDARD TERMS AND CONDITIONS

1. CPL Architects, Engineers and Landscape Architect, D.P.C. (“CPL”) shall provide the services set forth in the foregoing proposal letter to the “Client” therein identified. The signed proposal letter, together with these CPL Standard Terms and Conditions, is referred to as the “Agreement.” CPL shall perform all services in a manner consistent with and limited to that degree of care and skill ordinarily exercised by members of the same profession currently practicing under similar circumstances at the same time and in the same or similar locality. CPL makes no warranty, express or implied, as to its professional services rendered under this Agreement. CPL shall perform its services as expeditiously as is consistent with such professional skill and care and the orderly progress of the “Project” identified in the proposal letter. CPL represents that it is properly authorized to provide the services required by this Agreement in the jurisdiction where the Project is located, and that professional services shall only be provided by licensed individuals to the extent required by law. CPL shall exercise usual and customary professional care in its efforts to comply with codes, regulations, laws rules, ordinances, and such other requirements in effect as of the date of execution of this Agreement. The Schedule for providing services is set forth in this proposal letter. CPL shall not be responsible for delays from any and all causes beyond its reasonable control.
2. CPL shall furnish appropriate insurance certificates for general, automobile and professional liability, Worker’s Compensation and Employer’s Liability, upon request.
3. CPL shall be entitled to rely on, and shall not be responsible for, the accuracy, completeness, and timeliness of services and information furnished by the Client and the Client’s consultants and information from public records.
4. Construction cost estimates prepared by CPL represents CPL’s reasonable judgment as professionals familiar with the construction industry. It is recognized, however, that CPL has no control over cost of labor, materials, or equipment, over contractors’ methods of determining bid prices, or over competitive bidding or market conditions. CPL cannot and does not guarantee that proposals, bids, or actual construction costs will not vary from cost estimates prepared by CPL.
5. If required by the scope of services of this Agreement, CPL shall visit the site at intervals appropriate to the stage of construction to become generally familiar with the progress and quality of the work and to determine in general if the work is proceeding in accordance with the “Contract Documents,” as defined in the relevant construction agreement. However, CPL shall not be required to make exhaustive or continuous on-site inspections to check the quality or quantity of the work. CPL shall not have control or charge of and shall not be responsible for construction means, methods, techniques, sequences, or procedures, or for safety precautions and programs in connection with the Work, for the acts or omissions of the contractor, subcontractors, or any other persons performing any of the work, or for the failure of any of them to carry out the work in accordance with the Contract Documents.
6. All documents including drawings and specifications prepared by CPL are “Instruments of Service” with respect to the Project and CPL retains an ownership and property interest therein, including the copyright and the right of reuse. CPL grants to the Client a limited, royalty-free license to use the deliverable documents on the Project to the extent CPL has been paid all fees under the Agreement. The said deliverables are not intended or represented to be suitable for reuse by Client or others on extensions of the Project or on any other project. Any reuse without written verification or adaptation by CPL for the specific purpose intended will be at Client’s sole risk and without liability or legal exposure to CPL. Client shall indemnify, defend, and hold harmless CPL from and against all claims, damages, losses, and expenses including attorneys’ fees arising out of or resulting from such unauthorized use or re-use of CPL’s documents. Any such verification or adaptation will entitle CPL to further compensation at rates to be agreed upon by Client and CPL. If CPL rightfully terminates this Agreement for cause, the license granted in this Section shall terminate unless the parties agree to an extension of the license and appropriate fee.
7. CPL and Client agree to transmit, and accept, Project-related Instruments of Service or any other information or documentation in digital form either directly, or through access to a secure Project website, in accordance with a mutually agreeable protocol.
8. This Agreement shall be governed by the laws of the State in which the Project is located.
9. CPL and Client agree to negotiate each dispute between them in good faith during the 30 days after either party provides written notice of dispute. If negotiations are unsuccessful in resolving the dispute, then the dispute will be mediated by the American Arbitration Association unless another forum is mutually selected. The parties shall share the mediator’s fee and any filing fees equally. The mediation shall be held in the place where the Project is located. If mediation is unsuccessful, the method of binding dispute resolution shall be litigation in a court of competent jurisdiction where the Project is located. CPL and Client waive consequential damages for claims, disputes, or other matters in question, arising out of or relating to this Agreement.



CPL STANDARD TERMS AND CONDITIONS

10. This Agreement may be terminated by either party upon seven (7) days' written notice should the other party fail substantially to perform in accordance with its terms through no fault to the party initiating termination, or in the event the Project is cancelled. In the event of termination, CPL shall be paid compensation plus reimbursable expenses incurred in relation to the services performed prior to the termination date.
11. Limitation of Liability: To the maximum extent permitted by law, the Client agrees to limit CPL's liability for the Client's damages incurred in relation to this Agreement or any services furnished by CPL to the sum of \$50,000 or CPL's fee, whichever is greater. This limitation shall apply regardless of the cause of action or legal theory pled or asserted. If applicable law prohibits enforcement of this limitation of liability provision as written, then, and only then, this provision shall be deemed to be modified to provide the maximum limitation of liability allowable under applicable law.
12. Client and CPL each binds themselves and their partners, successors, executors, administrators, and assigns to the other party to this Agreement and to the partners, successors, executors, administrators, and assigns of such other party, in respect to all covenants of this Agreement. Neither Client nor CPL shall assign, sublet, or transfer his interest in this Agreement without the written consent of the other; however, CPL may employ others to assist in the carrying out of duties under this Agreement.
13. The services to be performed by CPL under this Agreement are intended solely for the benefit of the Client. Nothing contained in this Agreement shall create a contractual relationship with, or a cause of action in favor of, a third party against either the Client or CPL.
14. CPL shall have no responsibility for the discovery, presence, handling, removal or disposal of, or exposure of persons to, hazardous materials or toxic substances in any form at the Project site.
15. CPL shall be compensated as set forth in this Agreement. CPL shall submit monthly statements for services rendered and for reimbursable expenses incurred. Payment is due upon receipt of CPL's Statement. If Client fails to make any payment due CPL for services and expenses within 30 days after the date of CPL's statement, the amounts due CPL shall be increased at the rate of 1.5% per month (18% per annum, or the maximum rate of interest permitted by law, if less), from said 30th day. In addition, after giving seven (7) days' written notice to Client, CPL may suspend services until it has been paid in full all amounts due to CPL under this Agreement.
16. Services which are in addition to those set forth in the proposal letter which CPL agrees to provide to Client are "Additional Services" which shall be compensated as mutually agreed to by Client and CPL. The parties shall agree in writing as to scope, compensation and schedule prior to commencement of any Additional Services. Additional Services shall include, but not be limited to, services required due to: (i) significant changes in general scope of Project (including any changes made for budgetary reasons); (ii) revising previously accepted Instruments of Service as requested by Client, and/or (iii) delays not the fault of CPL.
17. This Agreement including any expressly incorporated attachments, constitutes the entire agreement between Client and CPL and supersedes all prior written or oral understandings. This Agreement may be amended only by written instrument signed by both the Client and CPL.



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Jean-Francois
 Seconded by: Alderman Witt
 Date of Adoption: February 17, 2026
 Index No: 57-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | | | | X |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 8 | | | 1 |

I hereby approve the attached Resolution/Local Law.

2/20/2026

Joseph M. DeStefano, Mayor

Date

Resolution Authorizing Budget Transfer In The Amount Of \$56,000 For Snow Blower Spare Parts

BE IT RESOLVED, that the Common Council of the City of Middletown concurs with the Board of Estimate and Apportionment and authorizes the Treasurer to transfer \$56,000, in the following manner to allow the Department of Public Works to purchase necessary spare parts for the City's 1996 SnoGo snow blower to ensure operational readiness for the upcoming winter season.

| FROM | AMOUNT | TO |
|--------------|----------|------------|
| General Fund | \$56,000 | A.5142.440 |

The Department of Public Works shall continue evaluating snow blower equipment and may submit a future request for the purchase of a new snow blower, subject to Common Council approval.

Prepared by:

Attachments:

| | |
|----|-----------------------------------|
| 1. | Transfer of Funds 2-10-26-snow go |
|----|-----------------------------------|

DEPARTMENT OF PUBLIC WORKS

MEMORANDUM

Date: February 11, 2026
To: Honorable Members of the Board of Estimate And Apportionment
Cc: Leonora Liz-Treasurer
Richard McCormack- City Clerk
From: Jacob Tawil-Commissioner of Public Works
Re: Transfer of Funds-SnoGo Repairs/Equipment

We respectfully bring the matter of our snow blowers' conditions and needs to your attention in preparation for the request for a new snow blower purchase.

Our snow blowers were put to the test during the latest 20" snow storm of Sunday January 25, 2026. As of yesterday, our snow blower has been working for 8 hours per day during subfreezing weather conditions with temperatures dropping below zero, except for one Saturday night and during mechanical breakdowns.

Our latest snow blower 1996, only one functioning, broke down several times and private mechanics had to weld and fabricate some pieces that were needed to get it operational.

Similar commercial snow blowers were not available for rent or purchase since this storm. We were advised by one vendor that DOT bought the 5 blowers that they had.

One vendor from Wisconsin had one that required some bracket fabrication to attached to one of our front loaders and would take over a week to deliver at machine cost being \$235,000.

Our latest 1997 blower parts take 120 days to deliver. We have ordered about \$10,000 worth but need an additional \$56,000 in parts to be on hand for next season, should we need it.

We are listing below the three (3) snow blowers that we own:

- A 1946 SnoGo that due to the year no parts are available. DPW plans to keep this strictly as memorabilia
- A 1962 SnoGo that due to age no parts are available. DPW plans to put this up for auction
- A 1996 SnoGo that quote is attached for parts to repair at \$65,911.44

We respectfully request the funds transferred to have the 1996 snow blower spare parts ordered to be ready for next winter as stated below:

| FROM | AMOUNT | TO |
|-----------------|----------|------------------------------------|
| 1. General Fund | \$56,000 | A.5142.440 Repairs to Equipment |

We will complete our evaluation for snow blowers and will request the purchase of a new one subject to your consideration and approval.

Thank you.

JT/kg



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Masi
 Seconded by: Alderman Johnson
 Date of Adoption: February 17, 2026
 Index No: 58-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | | | | X |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 8 | | | 1 |

I hereby approve the attached Resolution/Local Law.

2/20/2026

Joseph M. DeStefano, Mayor

Date

Resolution Authorizing \$1,500,000 in Serial Bonds for Additional Land Acquisition to Protect the City's Water Supply

BOND RESOLUTION DATED FEBRUARY 17, 2026.

A RESOLUTION AUTHORIZING THE ISSUANCE OF \$1,500,000 SERIAL BONDS OF THE CITY OF MIDDLETOWN, ORANGE COUNTY, NEW YORK, TO PAY THE COST OF ADDITIONAL LAND ACQUISITION FOR WATER SOURCE PROTECTION IN AND for SAID CITY.

BE IT RESOLVED, by the Common Council of the City of Middletown, Orange County, New York, as follows:

Section 1. Additional land acquisition for water source protection in and for the City of Middletown, Orange County, New York, is hereby authorized at a maximum estimated cost of \$1,500,000.

Section 2. The plan for the financing of such maximum estimated cost is by the issuance of \$1,500,000 bonds of said City hereby authorized to be issued therefor pursuant to the provisions of the Local Finance Law.

Section 3. It is hereby further determined that the period of probable usefulness of the aforesaid specific object or purpose is thirty years, pursuant to subdivision 21 of paragraph (a) of Section 11.00 of the Local Finance Law.

Section 4. The faith and credit of said City of Middletown, Orange County, New York, are hereby irrevocably pledged for the payment of the principal of and interest on such obligations as the same respectively become due and payable. An annual appropriation shall be made in each year sufficient to pay the principal of and interest on such obligations becoming due and payable in such year. There shall annually be levied on all the taxable real property of said City, a tax sufficient to pay the principal of and interest on such obligations as the same become due and payable.

Section 5. Subject to the provisions of the Local Finance Law, the power to authorize the issuance of and to sell bond anticipation notes in anticipation of the issuance and sale of the serial bonds herein authorized, including renewals of such notes, is hereby delegated to the City Treasurer, the chief fiscal officer. Such notes shall be of such terms, form and contents, and shall be sold in such manner, as may be prescribed by said City Treasurer, consistent with the provisions of the Local Finance Law.

Section 6. Such bonds shall be in fully registered form and shall be signed in the name of the City of Middletown, Orange County, New York, by the manual or facsimile signature of the City Treasurer and a facsimile of its corporate seal shall be imprinted or impressed thereon and may be attested by the manual or facsimile signature of the City Clerk.

Section 7. All other matters, except as provided herein relating to such bonds, including determining whether to issue such bonds having substantially level or declining debt service and all matters related thereto, prescribing whether manual or facsimile signatures shall appear on said bonds, prescribing the method for the recording of ownership of said bonds, appointing the fiscal agent or agents for said bonds, providing for the printing and delivery of said bonds (and if said bonds are to be executed in the name of the City by the facsimile signature of the City Treasurer, providing for the manual countersignature of a fiscal agent or of a designated official of the City), the date, denominations, maturities and interest payment dates, place or places of payment, and also including the consolidation with other issues, shall be determined by the City Treasurer. It is hereby determined that it is to the financial advantage of the City not to impose and collect from registered owners of such serial bonds any charges for mailing, shipping and insuring bonds transferred or exchanged by the fiscal agent, and, accordingly, pursuant to paragraph c of Section 70.00 of the Local Finance Law, no such charges shall be so collected by the fiscal agent. Such bonds shall contain substantially the recital of validity clause provided for in section 52.00 of the Local Finance Law and shall otherwise be in such form and contain such recitals in addition to those required by section 52.00 of the Local Finance Law, as the City Treasurer shall determine.

Section 8. The validity of such bonds and bond anticipation notes may be contested only if:
1) Such obligations are authorized for an object or purpose for which said City is not

authorized to expend money, or

- 2) The provisions of law which should be complied with at the date of publication of this resolution are not substantially complied with, and an action, suit or proceeding contesting such validity is commenced within twenty days after the date of such publication, or
- 3) Such obligations are authorized in violation of the provisions of the Constitution.

Section 9. This resolution shall constitute a statement of official intent for purposes of Treasury Regulations Section 1.150-2. Other than as specified in this resolution, no monies are, or are reasonably expected to be, reserved, allocated on a long-term basis, or otherwise set aside with respect to the permanent funding of the object or purpose described herein.

Section 10. This resolution, which takes effect immediately, shall be published in summary form in the official newspaper, together with a notice of the City Clerk in substantially the form provided in Section 81.00 of the Local Finance Law.

Prepared by:
Leonora Liz, Treasurer

Attachments:

| | |
|----|---|
| 1. | City of Middletown BOND RES (Additional Land Acquisition) \$1.5M (2-510) 4129-0011-5557 1 |
|----|---|



February 12, 2026

VIA E-MAIL (LLiz@MiddletownNY.gov)

Leonora Liz
City Treasurer
City of Middletown
16 James Street
Middletown, New York 10940

Re: City of Middletown, Orange County, New York
Additional Land Acquisition- \$1,500,000 Bonds
Orrick File: 42347-2-510

Dear Leonora:

I have prepared and enclosed herewith a draft form of bond resolution relating to the above matter, for adoption by the Common Council at its next meeting.

The resolution is to be adopted by the affirmative vote of at least two-thirds of the entire voting strength of the Common Council. After adoption, the Legal Notice of Estoppel, forms of which I enclose herewith for your convenience, should be published once in the official newspaper of the City.

When available kindly return to me **via pdf only** a certified copy of the enclosed resolution, together with an original printer's affidavit of publication of the Legal Notice of Estoppel thereof.

Please do not hesitate to call if you have any questions.

With best wishes,

Very truly yours,

Douglas

Douglas Goodfriend
/am
Enc.

cc: Ms. Rosa Tumminia, Deputy Treasurer (RTumminia@MiddletownNY.gov)

Orrick, Herrington & Sutcliffe LLP

51 WEST 52ND STREET
New York, NY 10019-6142

+1 212 506 5000

orrick.com

Douglas E. Goodfriend

E dgoodfriend@orrick.com

D +1 212 506 5211

F +1 212 506 5151

42347-2-510

BOND RESOLUTION

At a regular meeting of the Common Council of the City of Middletown, Orange County, New York, held at the Common Council Chambers, City Hall, in Middletown, New York, in said City, on February 17, 2026, at 7:00 o'clock P.M., Prevailing Time.

The meeting was called to order by _____, and upon roll being called, the following were

PRESENT:

ABSENT:

The following resolution was offered by Councilman _____, who moved its adoption, seconded by Councilman _____, to-wit:

BOND RESOLUTION DATED FEBRUARY 17, 2026.

A RESOLUTION AUTHORIZING THE ISSUANCE OF \$1,500,000 SERIAL BONDS OF THE CITY OF MIDDLETOWN, ORANGE COUNTY, NEW YORK, TO PAY THE COST OF ADDITIONAL LAND ACQUISITION FOR WATER SOURCE PROTECTION IN AND FOR SAID CITY.

BE IT RESOLVED, by the Common Council of the City of Middletown, Orange County, New York, as follows:

Section 1. Additional land acquisition for water source protection in and for the City of Middletown, Orange County, New York, is hereby authorized at a maximum estimated cost of \$1,500,000.

Section 2. The plan for the financing of such maximum estimated cost is by the issuance of \$1,500,000 bonds of said City hereby authorized to be issued therefor pursuant to the provisions of the Local Finance Law.

Section 3. It is hereby further determined that the period of probable usefulness of the aforesaid specific object or purpose is thirty years, pursuant to subdivision 21 of paragraph (a) of Section 11.00 of the Local Finance Law.

Section 4. The faith and credit of said City of Middletown, Orange County, New York, are hereby irrevocably pledged for the payment of the principal of and interest on such obligations as the same respectively become due and payable. An annual appropriation shall be made in each year sufficient to pay the principal of and interest on such obligations becoming due and payable in such year. There shall annually be levied on all the taxable real property of said City, a tax sufficient to pay the principal of and interest on such obligations as the same become due and payable.

Section 5. Subject to the provisions of the Local Finance Law, the power to authorize the issuance of and to sell bond anticipation notes in anticipation of the issuance and sale of the serial bonds herein authorized, including renewals of such notes, is hereby delegated to the City Treasurer, the chief fiscal officer. Such notes shall be of such terms, form and contents, and shall be sold in such manner, as may be prescribed by said City Treasurer, consistent with the provisions of the Local Finance Law.

Section 6. Such bonds shall be in fully registered form and shall be signed in the name of the City of Middletown, Orange County, New York, by the manual or facsimile signature of the City Treasurer and a facsimile of its corporate seal shall be imprinted or impressed thereon and may be attested by the manual or facsimile signature of the City Clerk.

Section 7. All other matters, except as provided herein relating to such bonds, including determining whether to issue such bonds having substantially level or declining debt service and all matters related thereto, prescribing whether manual or facsimile signatures shall appear on said bonds, prescribing the method for the recording of ownership of said bonds, appointing the fiscal agent or agents for said bonds, providing for the printing and delivery of said bonds (and if said bonds are to be executed in the name of the City by the facsimile signature of the City Treasurer, providing for the manual countersignature of a fiscal agent or of a designated official of the City), the date, denominations, maturities and interest payment dates, place or places of payment, and also including the consolidation with other issues, shall be determined by the City Treasurer. It is hereby determined that it is to the financial advantage of the City not to impose and collect from registered owners of such serial bonds any charges for mailing, shipping and insuring bonds transferred or exchanged by the fiscal agent, and, accordingly, pursuant to paragraph c of Section 70.00 of the Local Finance Law, no such charges shall be so collected by the fiscal agent. Such bonds shall contain substantially the recital of validity clause provided for in section 52.00 of the Local

Finance Law and shall otherwise be in such form and contain such recitals in addition to those required by section 52.00 of the Local Finance Law, as the City Treasurer shall determine.

Section 8. The validity of such bonds and bond anticipation notes may be contested only if:

- 1) Such obligations are authorized for an object or purpose for which said City is not authorized to expend money, or
- 2) The provisions of law which should be complied with at the date of publication of this resolution are not substantially complied with,

and an action, suit or proceeding contesting such validity is commenced within twenty days after the date of such publication, or

- 3) Such obligations are authorized in violation of the provisions of the Constitution.

Section 9. This resolution shall constitute a statement of official intent for purposes of Treasury Regulations Section 1.150-2. Other than as specified in this resolution, no monies are, or are reasonably expected to be, reserved, allocated on a long-term basis, or otherwise set aside with respect to the permanent funding of the object or purpose described herein.

Section 10. This resolution, which takes effect immediately, shall be published in summary form in the official newspaper, together with a notice of the City Clerk in substantially the form provided in Section 81.00 of the Local Finance Law.

The question of the adoption of the foregoing resolution was duly put to a vote on roll call, which resulted as follows:

_____ VOTING _____
_____ VOTING _____
_____ VOTING _____
_____ VOTING _____
_____ VOTING _____
_____ VOTING _____
_____ VOTING _____
_____ VOTING _____
_____ VOTING _____

The resolution was thereupon declared duly adopted.

* * * * *

LEGAL NOTICE OF ESTOPPEL

The bond resolution, a summary of which is published herewith, has been adopted on February 17, 2026, and the validity of the obligations authorized by such resolution may be hereafter contested only if such obligations were authorized for an object or purpose for which the City of Middletown, Orange County, New York, is not authorized to expend money, or if the provisions of law which should have been complied with as of the date of publication of this notice were not substantially complied with, and an action, suit or proceeding contesting such validity is commenced within twenty days after the date of publication of this notice, or such obligations were authorized in violation of the provisions of the Constitution.

A complete copy of the resolution summarized herewith is available for public inspection during regular business hours at the Office of the City Clerk for a period of twenty days from the date of publication of this Notice.

Dated: Middletown, New York,
February 17, 2026.

/s/ Richard P. McCormack
City Clerk

BOND RESOLUTION DATED FEBRUARY 17, 2026.

A RESOLUTION AUTHORIZING THE ISSUANCE OF \$1,500,000 SERIAL BONDS OF THE CITY OF MIDDLETOWN, ORANGE COUNTY, NEW YORK, TO PAY THE COST OF ADDITIONAL LAND ACQUISITION FOR WATER SOURCE PROTECTION IN AND FOR SAID CITY.

| | |
|-------------------------------------|---|
| Specific object or purpose: | Additional land acquisition for water source protection |
| Period of probable usefulness: | 30 years |
| Maximum estimated cost: | \$1,500,000 |
| Amount of obligations to be issued: | \$1,500,000 bonds |



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Aldermwan, 2nd Ward
Gomez
Seconded by: Alderwoman Wray
Date of Adoption: February 17, 2026
Index No: 59-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | | | | X |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 8 | | | 1 |

I hereby approve the attached Resolution/Local Law.

2/20/2026

Joseph M. DeStefano, Mayor

Date

A Proclamation Recognizing February 2026 as National Black History Month

RECOGNIZING NATIONAL BLACK HISTORY MONTH
FEBRUARY 2026**

WHEREAS, Black History Month invites all Americans to celebrate and reflect upon the historic contributions of African Americans to our culture, institutions, and way of life; and

WHEREAS, Black History Month reminds us, in the words of the late Supreme Court Justice Thurgood Marshall, that “*in recognizing the humanity of our fellow beings, we pay ourselves the highest tribute*”; and

WHEREAS, beginning in 1926 and later recognized through Presidential Proclamations—most notably during the Nation’s Bicentennial in 1976—the month of February has been designated as

Black History Month, also known as African American History Month; and

WHEREAS, Black History Month honors the profound contributions of African Americans to the founding, development, and ongoing progress of the United States and its culture; and

WHEREAS, Black History Month recognizes the continuing contributions of the African American community to our national identity across all walks of life; and

WHEREAS, these contributions have inspired generations of Americans, past, present, and future, affirming that the pursuit of freedom, justice, and happiness must never be abandoned; and

WHEREAS, the City of Middletown proudly honors its African American community for its vital role in shaping the history, culture, and character of our City; and

WHEREAS, the City of Middletown and its diverse communities are forever enriched by this legacy, which continues to inspire us to move forward together;

NOW, THEREFORE, I, Joseph M. DeStefano, Mayor of the City of Middletown, during this Two Hundred Fiftieth Anniversary year of our Nation, do hereby proclaim February 2026 as

NATIONAL BLACK HISTORY MONTH

AND I FURTHER CALL UPON all residents of the City of Middletown—young and old alike—to join in this observance and to embrace its enduring message of hope, courage, freedom, and unity as we work together to build a more just and promising future for all.

Prepared by:

Attachments:

None



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Jean-Francois
 Seconded by: Alderman Johnson
 Date of Adoption: February 17, 2026
 Index No: 60-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | | | | X |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 8 | | | 1 |

I hereby approve the attached Resolution/Local Law.

Joseph M. DeStefano

2/20/2026

Joseph M. DeStefano, Mayor

Date

**Resolution Amending Chapter 460 Of The Code Of The City Of Middletown To Establish
A No Stopping Or Standing Zone On The Easterly Side Of Low Avenue**

WHEREAS, the Commissioner of Public Works is proposing that No Stopping or Standing restrictions be imposed on the easterly side of Low Avenue.

WHEREAS, said recommendation is made as a result of ongoing construction activity at the O&W Station, which necessitates the regulation of traffic and parking to ensure public safety and the efficient flow of vehicles;

NOW THEREFORE BE IT Resolved, and be it Ordained, by the Common Council of the City of Middletown, New York, as follows:

Section 1 – The Code of the City of Middletown, N.Y., Chapter 460, Vehicles and Traffic,

Section 460-13, No Stopping or Standing Areas, is amended by adding:

Low Avenue, on the easterly side from Wickham Avenue to the end of the O&W Property.

Section 2 - This ordinance shall take effect immediately.

Prepared by:

Attachments:

None



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Jean-Francois
 Seconded by: Alderman Johnson
 Date of Adoption: February 17, 2026
 Index No: 61-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | | | | X |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 8 | | | 1 |

I hereby approve the attached Resolution/Local Law.

2/20/2026

Joseph M. DeStefano, Mayor

Date

**Resolution Amending Chapter 460 Of The Code Of The City Of Middletown To Establish
A Stop Sign On Wisner Place At Wisner Avenue**

WHEREAS, the Police Chief is proposing that a stop sign be emplaced on Wisner Place at the intersection of Wisner Place and Wisner Avenue.

NOW THEREFORE BE IT Resolved, and be it Ordained, by the Common Council of the City of Middletown, New York, as follows:

Section 1 – The Code of the City of Middletown, N.Y., Chapter 460, Vehicles and Traffic, Section 460-11(B), Stop Streets, is amended by adding the following:

Wisner Place: Wisner Place shall be a stop street at the intersection with Wisner Avenue.

Section 2 - This ordinance shall take effect immediately.

Prepared by:

Attachments:

None



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Masi
 Seconded by: None
 Date of Adoption: February 17, 2026
 Index No:

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | | | | |
| Ald. Jean-Francois | | | | |
| Ald. Johnson | | | | |
| Ald. Wray | | | | |
| Ald. Gomez | | | | |
| Ald. Green | | | | |
| Ald. Witt | | | | |
| Ald. Masi | | | | |
| Pres. Rodrigues | | | | |
| Total | | | | |

I hereby approve the attached Resolution/Local Law.

 Joseph M. DeStefano, Mayor

 Date

Introduction: A Local Law Transferring Supervision of Public Parks from The Superintendent of Recreation to The Commissioner of Public Works

LOCAL LAW #1 OF 2026

A LOCAL LAW TRANSFERRING SUPERVISION OF PUBLIC PARKS FROM THE SUPERINTENDENT OF RECREATION TO THE COMMISSIONER OF PUBLIC WORKS

BE IT ENACTED BY THE COMMON COUNCIL OF THE CITY OF MIDDLETOWN AS FOLLOWS:

Section 1. Purpose of this Enactment.

The purpose of this enactment is to transfer all supervision of public parks in the City of

Middletown from the Superintendent of Recreation to the Commissioner of Public Works.

Section 2. Section 68 of the Charter of the City of Middletown is hereby amended by replacing the first phrase of the first sentence thereof, to read in its entirety as follows:

It shall be the duty of the commissioner of public works to superintend, under the direction of the mayor and common council, all work to be done or performed upon any of the public highways, streets, gutters, walks, crosswalks, bridges, sewers, sewage disposal works, or public parks, or public grounds, or property of said city;

Section 3. Severability.

If the provisions of any article, section, subsection, paragraph, subdivision or clause of this Local Law shall be judged invalid by a court of competent jurisdiction, such order of judgment shall not affect or invalidate the remainder of any article, section, subsection, paragraph, subdivision or clause of this Local Law.

Section 4. Effective Date.

This Local Law shall be effective upon filing with the Secretary of State.

Prepared by:
Alex Smith, Corporation Counsel

Attachments:

None



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Masi
 Seconded by: Alderman Johnson
 Date of Adoption: February 17, 2026
 Index No: 62-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | | | | X |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 8 | | | 1 |

I hereby approve the attached Resolution/Local Law.

2/20/2026

Joseph M. DeStefano, Mayor

Date

Resolution Authorizing the Accounts be Audited, Claims Adjusted, and the Treasurer be Authorized to Issue Warrants for their Payment

Resolution Authorizing the Accounts be Audited, Claims Adjusted, and the Treasurer be Authorized to Issue Warrants for their Payment

Prepared by:
 Kevin Gomez, Aldermwan, 2nd Ward

Attachments:

None

Middletown Common Council

3/3/2026

(Pledge of Allegiance recited)

CITY CLERK RICHARD P. MCCORMACK: Roll.

Alderman Rodriguez?

ALDERMAN FOURTH WARD ALEX RODRIGUEZ:

Here.

CITY CLERK RICHARD P. MCCORMACK:

Alderman Jean-Francois?

ALDERMAN FOURTH WARD JUDE A. JEAN-

FRANCOIS: Here.

CITY CLERK RICHARD P. MCCORMACK:

Alderman Johnson?

ALDERMAN THIRD WARD PAUL JOHNSON:

Here.

CITY CLERK RICHARD P. MCCORMACK:

Alderwoman Wray?

ALDERWOMAN THIRD WARD KATE WRAY: Here.

CITY CLERK RICHARD P. MCCORMACK:

Alderman Gomez?

ALDERMAN SECOND WARD KEVIN GOMEZ:

Here.

CITY CLERK RICHARD P. MCCORMACK:

Alderman Green?

ALDERMAN SECOND WARD ANDREW GREEN:

Here.

CITY CLERK RICHARD P. MCCORMACK:

Alderman Witt?

ALDERMAN FIRST WARD KEVIN WITT: Here.

CITY CLERK RICHARD P. MCCORMACK:

Alderman Masi?

ALDERMAN FIRST WARD JOSEPH G. MASI:

Here.

CITY CLERK RICHARD P. MCCORMACK:

President Rodrigues?

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Here.

CITY CLERK RICHARD P. MCCORMACK:

Quorum is present.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Correspondence?

CITY CLERK RICHARD P. MCCORMACK: We have one item this evening. It's the EMS report for February 2026. It is attached to your pack and has been emailed to you.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Review of the files.

CITY CLERK RICHARD P. MCCORMACK: Thank you.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Okay. For the good of the City?

CITY CLERK RICHARD P. MCCORMACK: We

have one speaker this evening, Ms. Susan Depew.

SUSAN DEPEW: Good evening. Good evening, Mayor, Commissioner Tawil. I can't think of the other people -- oh, the Police Chief, I'm sorry, and distinguished members of the Common Council. It is my pleasure that I am here today to announce the next event for the Middletown cleanup and it will be on Saturday, April 18th at Erie Way Park at the skating rink. It is such a convenient place, this new venue that is under a roof, convenient for everybody to park and it's known by, "The Skating Rink". So, we have a wonderful venue planned for Middletown again. It is so convenient and it is wonderful that Middletown helps to clean up Middletown in a way that is embracing for all the children, parents, and newcomers.

This venue is under the wraps of my friend, our City Clerk, and when asked how this thing all started, it started 11 years ago or 15 years ago, in 2011. I was driving home on West Main Street and as I veered under a tree, somebody hit me with a sandwich. It was a messy sandwich, and it was raining, so you could just imagine what it was like. I came home with a

car, hardly able to see through and my husband said to me, "What happened to you?" I said, "What happened to me is something that I don't want to happen to anybody else. But I'm tired of seeing things dirty, and I'm tired of hearing that things are messy in Middletown and I'm not going to say anything, I'm going to do something about it."

So, 11 years ago or 15 years ago, we started on 2011 at the side of City Hall, and it began to get bigger each year. Middletown is clean thanks to all the residents who come and help us, and thanks to the pride that has been established by City Hall, the people that I'm looking at are all the people that support this idea. So, I want to thank everybody for coming in the past and I want to really welcome everybody who has not shown up for a day. Come with your children, come with your grandchildren, bring your neighbor. We will outfit you with a brand-new shirt. We have a new color this year. Actually, it was last year, Rick designed a new color. It's blue, Middletown blue.

So, you can pre-register online by signing up on the website. I'm not sure exactly

how to do that, but I know Rick can tell us. Or you can show up that day, and you don't have to sign up before that. Just come in person, be ready to either help or walk through the streets, you can go anyplace you'd like to go. If you have a favorite street, that's fine. But please come and we will welcome you and give you a shirt and the gear that you need. Thank you.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Thank you. Okay. Remarks of the Mayor?

MAYOR JOSEPH M. DESTEFANO: Nothing this evening.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Even better. Remarks of the Department Heads, Economic Development?

DIRECTOR MARIA BRUNI: I don't have anything this evening, unless anybody has any questions.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Any questions for Maria? Thank you.

DIRECTOR MARIA BRUNI: (indiscernible)

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Thank you, Maria. DPW Commissioner?

WOMAN 1: Don't get up.

WOMAN 2: No-one can see if they're talking to you. (indiscernible)

DPW COMMISSIONER JACOB TAWIL: Good evening, all. Just, I'm going to report on the reservoir level. Alderman Masi doesn't want me to mention him, so I'm just going to report (indiscernible) about the reservoir levels. We are 75.6 percent, so we still need a lot of rain and, hopefully, will have some in the next couple of weeks. With that, if you have any questions about any of the capital projects taking place, please let me know or ask me or otherwise, if you have any other questions for me.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Any questions for Jacob? Thank you.

DPW COMMISSIONER JACOB TAWIL: Thank you.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Police Chief?

POLICE CHIEF JOHN EWANCIW:

WOMAN 1: Chief, be careful.

POLICE CHIEF JOHN EWANCIW: Good evening. I have nothing this evening, unless you have --

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Any questions for the Police Chief?
Thank you. City Treasurer?

CITY TREASURER LEONORA LIZ: I have
nothing this evening.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Questions for the Treasurer? Thank
you. City Clerk?

CITY CLERK RICHARD P. MCCORMACK: Page
1.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Yeah.

CITY CLERK RICHARD P. MCCORMACK: I
actually do have -- thank you, Susan for
mentioning the Spring Clean Up. Signups will be
available on the City website, hopefully at the
beginning of next week. And I just wanted to
make sure I thanked the Department of Public
Works, Recreation and Parks, Community
Development, the Treasurer's Office, City Council
and all the other offices at City Hall that make
the event possible. We're looking forward to a
great day and let's hope for no rain this year.
Thank you.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Okay. Remarks of the Alderman?

Alderman Masi?

ALDERMAN FIRST WARD JOSEPH G. MASI: I just have a couple of really quick things. On Saturday, at the Middletown High School, from 7 a.m. to noon, the 71st Annual Charity Pancake Breakfast Kiwanis. If anyone is planning on going, I have tickets for it. The second thing, and Sue, thank you for all you do on the cleanup. I want people to understand there's a second, not to get confused with the 2026 Middletown Spring Annual Cleanup Week. That actually starts on April 13th in each ward and you can go online and get this. It'll tell you what you can put out in your particular ward. They want you to put it out on the Sunday before and then they will come down that week. It starts out with Ward 2, on April 13th and then you can look. And then there's an electric drop-off day has been designated also. So, there are two separate entities, so, and both of them work very well. And Sue, thank you for all that you do, and thank you.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Alderman Witt?

ALDERMAN FIRST WARD KEVIN WITT: Thank you. Just two things in my role as Youth Liaison with the success of two City of Middletown young ladies. The first is, Naima Francis who is going to the New York State Indoor Championships in track and field in Staten Island. She is in the 300-meter dash. She is an eight-time state qualifier and a five-time All American. So, she is a senior who does very well in school. So, she's getting the opportunity to do that in March. And the second person, the second young lady, who you may have seen if you check social media, you might recognize the name, Madeira Monchery finished in sixth place at the New York State wrestling championships in the three-year history of the program for girls' wrestling. She was the first person to make the podium, which is a Top 6. So, congratulations to both of those young ladies.

We have lots of good things going on involving our children. As you know, we're half Town of Wallkill. I encourage everybody to check out the School District's webpage because there's a lot of greatness out there. And feel free to let them know that we think that they are great.

Thank you.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Alderman Green?

ALDERMAN SECOND WARD ANDREW GREEN:

Great. Thank you. Yeah, quick kudos to the DPW and the Street Department for preventing the Middletown Citywide Skating Rink today, so it was really nice and calm getting out here today. So, thank you for that. No worries driving on the roads, but everyone, please be safe there.

We will be having our Second Ward Constituents' Meeting right here in the Council chambers next Wednesday, the 11th. That'll be at 7 p.m. here. We hope to see everyone here, especially because the weather is looking rather warm that day. So, we'll probably do it outside -- no, I'm kidding. We'll still do it in here just in case the rain, hopefully comes and fills those reservoirs. But again, that'll be Wednesday, the 11th here at 7 p.m. and we hope to see you. Thank you.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Alderman Gomez?

ALDERMAN SECOND WARD KEVIN GOMEZ: I

just want to say we had a wonderful Chinese New

Year celebration at Middletown High School this Saturday. It's great to see our community coming together and celebrating the richness of our diversity and how the many, we form one. And for my last remarks for tonight, I just want to express, and I think I speak for all of us, our thoughts, and prayers for all our men and women in uniform serving overseas. And also, for the parents here, I know moments like these could be sleepless nights, but I pray our soldiers will do what they have to do and come back home soon.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Alderman Wray?

ALDERWOMAN THIRD WARD KATE WRAY: I have nothing this evening.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Alderman Johnson?

ALDERMAN THIRD WARD PAUL JOHNSON: Nothing this evening.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Alderman Jean-Francois?

ALDERMAN FOURTH WARD JUDE A. JEAN-FRANCOIS: Yes. Good evening. I had the opportunity to attend a Black History Month celebration last weekend. It was very

informative and it was well attended. And the Mayor had promised next year, there's a chance it might be at the Paramount. I'm looking forward to that.

On the other hand, DPW, you guys are doing a great job out there keeping our street safe and clean. Thank you for all you do. And our Fourth Ward Constituents' Meeting is this Saturday at 10 o'clock at this Chamber. I don't know if Alderman Masi, you have anything going?

ALDERMAN FIRST WARD JOSEPH G. MASI: No tests this week.

ALDERMAN FOURTH WARD JUDE A. JEAN-FRANCOIS: No tests this week? Okay. Yes.

ALDERMAN FIRST WARD JOSEPH G. MASI: Thank you.

ALDERMAN FOURTH WARD JUDE A. JEAN-FRANCOIS: Thank you.

COMMON COUNCIL PRESIDENT J. MIGUEL RODRIGUES: Alderman Rodriguez?

ALDERMAN FOURTH WARD ALEX RODRIGUEZ: Yeah. I just want to say, I agree with Kevin. This is a tough time for a lot of people right now, what's happening around the world in this country. But I also wanted to say that, at the

same time, I don't know if it's just because I'm new or whatnot, but we've been seeing so many positive events, activities, and get-togethers around our city, which I absolutely have to commend. It's just been amazing, well-received, like Jude just said a little while ago, and I look forward to seeing more. So, I think that despite the fact that things are rough every else, we're still finding the time to make things better right here where we live. It's a great city, and that's it. Thank you.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: New business?

CITY CLERK RICHARD P. MCCORMACK: Good evening. We have a resolution sponsored by Alderman Witt authorizing temporary street closures for the annual Middletown Little League parade.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Resolution sponsored by Alderman Witt, seconded by Alderman Green. Any discussion? Roll.

CITY CLERK RICHARD P. MCCORMACK:

Rodriguez?

ALDERMAN FOURTH WARD ALEX RODRIGUEZ:

Aye.

CITY CLERK RICHARD P. MCCORMACK: Jean-Francois?

ALDERMAN FOURTH WARD JUDE A. JEAN-FRANCOIS: Aye.

CITY CLERK RICHARD P. MCCORMACK: Johnson?

ALDERMAN THIRD WARD PAUL JOHNSON: Aye.

CITY CLERK RICHARD P. MCCORMACK: Wray?

ALDERWOMAN THIRD WARD KATE WRAY: Aye.

CITY CLERK RICHARD P. MCCORMACK: Gomez?

ALDERMAN SECOND WARD KEVIN GOMEZ: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Green?

ALDERMAN SECOND WARD ANDREW GREEN:

Aye.

CITY CLERK RICHARD P. MCCORMACK: Witt?

ALDERMAN FIRST WARD KEVIN WITT: Aye.

CITY CLERK RICHARD P. MCCORMACK: Masi?

ALDERMAN FIRST WARD JOSEPH G. MASI:

Aye.

CITY CLERK RICHARD P. MCCORMACK: President Rodrigues?

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Carries. We have a resolution sponsored by Alderman Masi authorizing an agreement with Harry F. Rotol & Sons Electric for monthly alarm monitoring.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Resolution sponsored by Alderman Masi, seconded by Alderman Gomez. Any discussion? Roll.

CITY CLERK RICHARD P. MCCORMACK:

Rodriguez?

ALDERMAN FOURTH WARD ALEX RODRIGUEZ:

Aye.

CITY CLERK RICHARD P. MCCORMACK: Jean-

Francois?

ALDERMAN FOURTH WARD JUDE A. JEAN-

FRANCOIS: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Johnson?

ALDERMAN THIRD WARD PAUL JOHNSON: Aye.

CITY CLERK RICHARD P. MCCORMACK: Wray?

ALDERWOMAN THIRD WARD KATE WRAY: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Gomez?

ALDERMAN SECOND WARD KEVIN GOMEZ: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Green?

ALDERMAN SECOND WARD ANDREW GREEN:

Aye.

CITY CLERK RICHARD P. MCCORMACK: Witt?

ALDERMAN FIRST WARD KEVIN WITT: Aye.

CITY CLERK RICHARD P. MCCORMACK: Masi?

ALDERMAN FIRST WARD JOSEPH G. MASI:

Aye.

CITY CLERK RICHARD P. MCCORMACK:

President Rodrigues?

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Carries. Resolution sponsored by Alderman Green authorizing an agreement with the Sullivan County SPCA for sheltering dogs for 2026.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Resolution sponsored by Alderman Green, seconded by Alderman Wray. Any discussion? Roll.

CITY CLERK RICHARD P. MCCORMACK:

Rodriguez?

ALDERMAN FOURTH WARD ALEX RODRIGUEZ:

Aye.

CITY CLERK RICHARD P. MCCORMACK: Jean-Francois?

ALDERMAN FOURTH WARD JUDE A. JEAN-FRANCOIS: Aye.

CITY CLERK RICHARD P. MCCORMACK: Johnson?

ALDERMAN THIRD WARD PAUL JOHNSON: Aye.

CITY CLERK RICHARD P. MCCORMACK: Wray?

ALDERWOMAN THIRD WARD KATE WRAY: Aye.

CITY CLERK RICHARD P. MCCORMACK: Gomez?

ALDERMAN SECOND WARD KEVIN GOMEZ: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Green?

ALDERMAN SECOND WARD ANDREW GREEN:

Aye.

CITY CLERK RICHARD P. MCCORMACK: Witt?

ALDERMAN FIRST WARD KEVIN WITT: Aye.

CITY CLERK RICHARD P. MCCORMACK: Masi?

ALDERMAN FIRST WARD JOSEPH G. MASI:

Aye.

CITY CLERK RICHARD P. MCCORMACK: President Rodrigues?

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Carries. Resolution sponsored by Alderman Gomez authorizing a \$10,000 budget transfer in the 2026 budget for water and sewer bill printing.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Resolution sponsored by Alderman Gomez, seconded by Alderman Green. Any discussion? Roll.

CITY CLERK RICHARD P. MCCORMACK:

Rodriguez?

ALDERMAN FOURTH WARD ALEX RODRIGUEZ:

Aye.

CITY CLERK RICHARD P. MCCORMACK: Jean-

Francois?

ALDERMAN FOURTH WARD JUDE A. JEAN-

FRANCOIS: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Johnson?

ALDERMAN THIRD WARD PAUL JOHNSON: Aye.

CITY CLERK RICHARD P. MCCORMACK: Wray?

ALDERWOMAN THIRD WARD KATE WRAY: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Gomez?

ALDERMAN SECOND WARD KEVIN GOMEZ: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Green?

ALDERMAN SECOND WARD ANDREW GREEN:

Aye.

CITY CLERK RICHARD P. MCCORMACK: Witt?

ALDERMAN FIRST WARD KEVIN WITT: Aye.

CITY CLERK RICHARD P. MCCORMACK: Masi?

ALDERMAN FIRST WARD JOSEPH G. MASI:

Aye.

CITY CLERK RICHARD P. MCCORMACK:

President Rodrigues?

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Motion carries. A resolution sponsored by Alderwoman Wray amending the rules of public decorum for public meetings.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Resolution sponsored by Alderman Wray, seconded by Alderman Johnson. Any discussion? Roll.

CITY CLERK RICHARD P. MCCORMACK:

Rodriguez?

ALDERMAN FOURTH WARD ALEX RODRIGUEZ:

Aye.

CITY CLERK RICHARD P. MCCORMACK: Jean-Francois?

ALDERMAN FOURTH WARD JUDE A. JEAN-FRANCOIS: Aye.

CITY CLERK RICHARD P. MCCORMACK: Johnson?

ALDERMAN THIRD WARD PAUL JOHNSON: Aye.

CITY CLERK RICHARD P. MCCORMACK: Wray?

ALDERWOMAN THIRD WARD KATE WRAY: Aye.

CITY CLERK RICHARD P. MCCORMACK: Gomez?

ALDERMAN SECOND WARD KEVIN GOMEZ: Aye.

CITY CLERK RICHARD P. MCCORMACK: Green?

ALDERMAN SECOND WARD ANDREW GREEN: Aye.

CITY CLERK RICHARD P. MCCORMACK: Witt?

ALDERMAN FIRST WARD KEVIN WITT: Aye.

CITY CLERK RICHARD P. MCCORMACK: Masi? ALDERMAN FIRST WARD JOSEPH G. MASI: Aye.

CITY CLERK RICHARD P. MCCORMACK: President Rodrigues?

COMMON COUNCIL PRESIDENT J. MIGUEL RODRIGUES: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Carries. A resolution sponsored by Alderman Johnson calling for a public hearing on a proposed two lot subdivision at 14 Railroad Avenue.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Resolution sponsored by Alderman Johnson. Do I have a second? Alderman Green. Any discussion? Roll.

CITY CLERK RICHARD P. MCCORMACK:

Rodriguez?

ALDERMAN FOURTH WARD ALEX RODRIGUEZ:

Aye.

CITY CLERK RICHARD P. MCCORMACK: Jean-

Francois?

ALDERMAN FOURTH WARD JUDE A. JEAN-

FRANCOIS: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Johnson?

ALDERMAN THIRD WARD PAUL JOHNSON: Aye.

CITY CLERK RICHARD P. MCCORMACK: Wray?

ALDERWOMAN THIRD WARD KATE WRAY: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Gomez?

ALDERMAN SECOND WARD KEVIN GOMEZ: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Green?

ALDERMAN SECOND WARD ANDREW GREEN:

Aye.

CITY CLERK RICHARD P. MCCORMACK: Witt?

ALDERMAN FIRST WARD KEVIN WITT: Aye.

CITY CLERK RICHARD P. MCCORMACK: Masi?

ALDERMAN FIRST WARD JOSEPH G. MASI:

Aye.

CITY CLERK RICHARD P. MCCORMACK:

President Rodrigues?

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Abstain.

CITY CLERK RICHARD P. MCCORMACK:

President Rodrigues abstains. A resolution sponsored by Alderman Witt amending Section 460-28 of the City Code to establish a handicapped parking space at 20 Ogden Street.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: A resolution sponsored by Alderman Witt, seconded by Alderman Masi. Any discussion? Alderman Witt?

ALDERMAN FIRST WRAD KEVIN WITT: Oh, go ahead. Go ahead.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: No, no. That's all right. Go on.

ALDERMAN FIRST WARD KEVIN WITT: I just
-- Mr. Chairman, I'd like to make a motion to
amend that to be 23-25 Ogden Street.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Motion by Alderman Witt. Do I have a
second?

ALDERMAN FIRST WARD KEVIN WITT: That
was my mistake. I apologize.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Alderman Masi, to amend. Vote to
amend. All in favor?

(All respond "Aye")

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Any opposed? All right.

CITY CLERK RICHARD P. MCCORMACK: So,
we have a resolution sponsored by Alderman Witt,
seconded by Alderman Masi on an amended agenda
item for amending Section 460-20 of the City
Code, to establish a handicapped parking space at
23-25 Ogden Street.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Any discussion? Roll.

CITY CLERK RICHARD P. MCCORMACK:

Rodriguez?

ALDERMAN FOURTH WARD ALEX RODRIGUEZ:

Aye.

CITY CLERK RICHARD P. MCCORMACK: Jean-Francois?

ALDERMAN FOURTH WARD JUDE A. JEAN-FRANCOIS: Aye.

CITY CLERK RICHARD P. MCCORMACK: Johnson?

ALDERMAN THIRD WARD PAUL JOHNSON: Aye.

CITY CLERK RICHARD P. MCCORMACK: Wray?

ALDERWOMAN THIRD WARD KATE WRAY: Aye.

CITY CLERK RICHARD P. MCCORMACK: Gomez?

ALDERMAN SECOND WARD KEVIN GOMEZ: Aye.

CITY CLERK RICHARD P. MCCORMACK: Green?

ALDERMAN SECOND WARD ANDREW GREEN:

Aye.

CITY CLERK RICHARD P. MCCORMACK: Witt?

ALDERMAN FIRST WARD KEVIN WITT: Aye.

CITY CLERK RICHARD P. MCCORMACK: Masi?

ALDERMAN FIRST WARD JOSEPH G. MASI: Aye.

CITY CLERK RICHARD P. MCCORMACK: President Rodrigues?

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Carries. A resolution sponsored by Alderman Jean-Francois amending Section 161-6 of the City Code to extend the time period to contest a dangerous dog determination.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Resolution sponsored by Alderman Jean-Francois, seconded by Alderman Gomez. Any discussion? Roll.

CITY CLERK RICHARD P. MCCORMACK:

Rodriguez?

ALDERMAN FOURTH WARD ALEX RODRIGUEZ:

Aye.

CITY CLERK RICHARD P. MCCORMACK: Jean-

Francois?

ALDERMAN FOURTH WARD JUDE A. JEAN-

FRANCOIS: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Johnson?

ALDERMAN THIRD WARD PAUL JOHNSON: Aye.

CITY CLERK RICHARD P. MCCORMACK: Wray?

ALDERWOMAN THIRD WARD KATE WRAY: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Gomez?

ALDERMAN SECOND WARD KEVIN GOMEZ: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Green?

ALDERMAN SECOND WARD ANDREW GREEN:

Aye.

CITY CLERK RICHARD P. MCCORMACK: Witt?

ALDERMAN FIRST WARD KEVIN WITT: Aye.

CITY CLERK RICHARD P. MCCORMACK: Masi?

ALDERMAN FIRST WARD JOSEPH G. MASI:

Aye.

CITY CLERK RICHARD P. MCCORMACK:

President Rodrigues?

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Motion carries. A resolution sponsored by --

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Rodriguez.

CITY CLERK RICHARD P. MCCORMACK: --

Alderman Rodriguez, amending Chapter 161 of the City Code to reduce dog impoundment fees.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Resolution sponsored by Alderman

Rodriguez, seconded by Alderman Masi. Any

discussion? Alderman Johnson?

ALDERMAN THIRD WARD PAUL JOHNSON: I just wanted to point out we discussed this in legislative. It's a substantial reduction in the fees and I'm sure that residents who are affected by it will appreciate it.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: I totally agree. Anyone else? Roll.

CITY CLERK RICHARD P. MCCORMACK:

Rodriguez?

ALDERMAN FOURTH WARD ALEX RODRIGUEZ:

Aye.

CITY CLERK RICHARD P. MCCORMACK: Jean-

Francois?

ALDERMAN FOURTH WARD JUDE A. JEAN-

FRANCOIS: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Johnson?

ALDERMAN THIRD WARD PAUL JOHNSON: Aye.

CITY CLERK RICHARD P. MCCORMACK: Wray?

ALDERWOMAN THIRD WARD KATE WRAY: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Gomez?

ALDERMAN SECOND WARD KEVIN GOMEZ: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Green?

ALDERMAN SECOND WARD ANDREW GREEN:

Aye.

CITY CLERK RICHARD P. MCCORMACK: Witt?

ALDERMAN FIRST WARD KEVIN WITT: Aye.

CITY CLERK RICHARD P. MCCORMACK: Masi?

ALDERMAN FIRST WARD JOSEPH G. MASI:

Aye.

CITY CLERK RICHARD P. MCCORMACK:

President Rodrigues?

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Resolution carries.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Local law?

CITY CLERK RICHARD P. MCCORMACK: Good evening. We have a local law this evening sponsored by Alderman Masi transferring supervision of the public parks from the Superintendent of Recreation to the Commission of Public Works.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Do I have a second? Alderman

Johnson. Any discussion on Local Law Number 1?

Roll.

CITY CLERK RICHARD P. MCCORMACK:

Rodriguez?

ALDERMAN FOURTH WARD ALEX RODRIGUEZ:

Aye.

CITY CLERK RICHARD P. MCCORMACK: Jean-

Francois?

ALDERMAN FOURTH WARD JUDE A. JEAN-

FRANCOIS: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Johnson?

ALDERMAN THIRD WARD PAUL JOHNSON: Aye.

CITY CLERK RICHARD P. MCCORMACK: Wray?

ALDERWOMAN THIRD WARD KATE WRAY: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Gomez?

ALDERMAN SECOND WARD KEVIN GOMEZ: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Green?

ALDERMAN SECOND WARD ANDREW GREEN:

Aye.

CITY CLERK RICHARD P. MCCORMACK: Witt?

ALDERMAN FIRST WARD KEVIN WITT: Aye.

CITY CLERK RICHARD P. MCCORMACK: Masi?

ALDERMAN FIRST WARD JOSEPH G. MASI:

Aye.

CITY CLERK RICHARD P. MCCORMACK:

President Rodrigues?

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Motion carries.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Audit?

ALDERMAN FIRST WARD JOSEPH G. MASI:

Mr. President, I move the accounts be audited, the claims be adjusted and the City Treasurer be authorized to issue warrants for their payment.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Motion by Alderman Masi, seconded by Alderman Johnson. Roll?

CITY CLERK RICHARD P. MCCORMACK:

Rodriguez?

ALDERMAN FOURTH WARD ALEX RODRIGUEZ:

Aye.

CITY CLERK RICHARD P. MCCORMACK: Jean-

Francois?

ALDERMAN FOURTH WARD JUDE A. JEAN-

FRANCOIS: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Johnson?

ALDERMAN THIRD WARD PAUL JOHNSON: Aye.

CITY CLERK RICHARD P. MCCORMACK: Wray?

ALDERWOMAN THIRD WARD KATE WRAY: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Gomez?

ALDERMAN SECOND WARD KEVIN GOMEZ: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Green?

ALDERMAN SECOND WARD ANDREW GREEN:

Aye.

CITY CLERK RICHARD P. MCCORMACK: Witt?

ALDERMAN FIRST WARD KEVIN WITT: Aye.

CITY CLERK RICHARD P. MCCORMACK: Masi?

ALDERMAN FIRST WARD JOSEPH G. MASI:

Aye.

CITY CLERK RICHARD P. MCCORMACK:

President Rodrigues?

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Aye.

CITY CLERK RICHARD P. MCCORMACK:

Motion carries.

COMMON COUNCIL PRESIDENT J. MIGUEL

RODRIGUES: Move for adjournment?

C E R T I F I C A T I O N

I, Sonya Ledanski Hyde, certify that the
foregoing transcript is a true and accurate
record of the proceedings.



Sonya M. Ledanski Hyde

Veritext Legal Solutions

330 Old Country Road

Suite 300

Mineola, NY 11501

Date: March 10, 2026



**CITY OF MIDDLETOWN
COMMON COUNCIL MEETING AGENDA
MARCH 3, 2026 - 7:30 PM**

1. PLEDGE OF ALLEGIANCE
2. ROLL CALL
3. APPROVAL OF MINUTES
4. CORRESPONDENCE, COMMUNICATION AND REPORTS
 - 4.1. EMS Report, February 2026
5. FOR THE GOOD OF THE CITY (AGENDA ITEMS/CITY BUSINESS)
6. REMARKS OF THE MAYOR
7. REMARKS OF THE DEPARTMENT HEADS
8. PUBLIC HEARINGS AND GRIEVANCES
9. PETITIONS AND COMPLAINTS
10. REMARKS OF THE ALDERMAN AND REPORTS OF THE COMMITTEES
11. UNFINISHED BUSINESS
12. NEW BUSINESS
 - 63-26 Resolution Authorizing Temporary Street Closures for the Annual Middletown Little League Parade
 - 64-26 Resolution Authorizing an Agreement with Harry F. Rotolo & Sons Electric for Monthly Alarm Monitoring
 - 65-26 Resolution Authorizing an Agreement with Sullivan County SPCA for Sheltering Dogs for 2026
 - 66-26 Resolution Authorizing a \$10,000 Budget Transfer 2026 City Budget for Water and Sewer Bill Printing

67-26 Resolution Amending the Rules of Decorum for Public Meetings

68-26

Resolution Calling For a Public Hearing on A Proposed Two-Lot Subdivision At 14 Railroad Avenue

69-26 Resolution Amending § 460-28 Of The City Code To Establish A Handicapped Parking Space At 20 Ogden Street

70-26 Resolution Amending Section 161-6 Of The City Code To Extend The Time Period To Contest A Dangerous Dog Determination

71-26 Resolution Amending Chapter 161 Of The City Code To Reduce Dog Impoundment Fees

13. LOCAL LAWS

LL1- Local Law Transferring Supervision of Public Parks from The Superintendent of Recreation to The Commissioner of Public Works

14. AUDIT OF CLAIMS AND ACCOUNTS

14.1. Resolution Authorizing the Accounts be Audited, Claims Adjusted, and the Treasurer be Authorized to Issue Warrants for their Payment

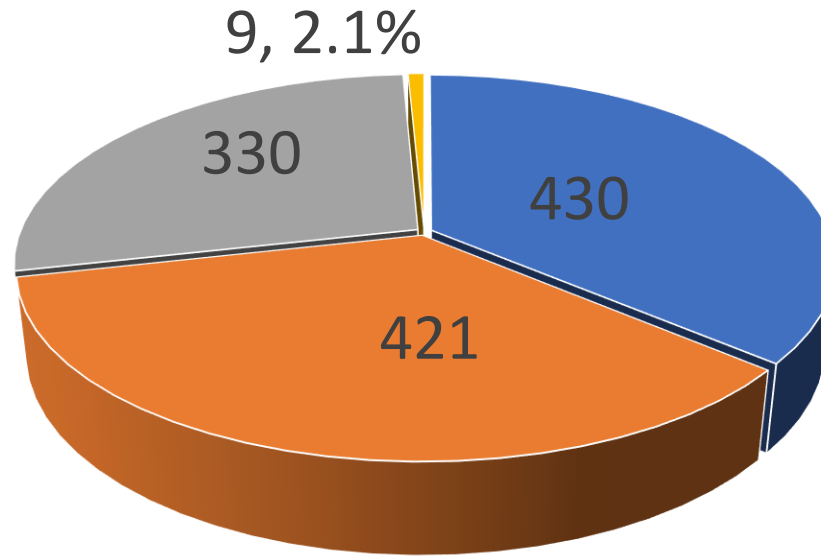
15. ADJOURNMENT



City of Middletown February 2026



City of Middletown Call Data
February 2026



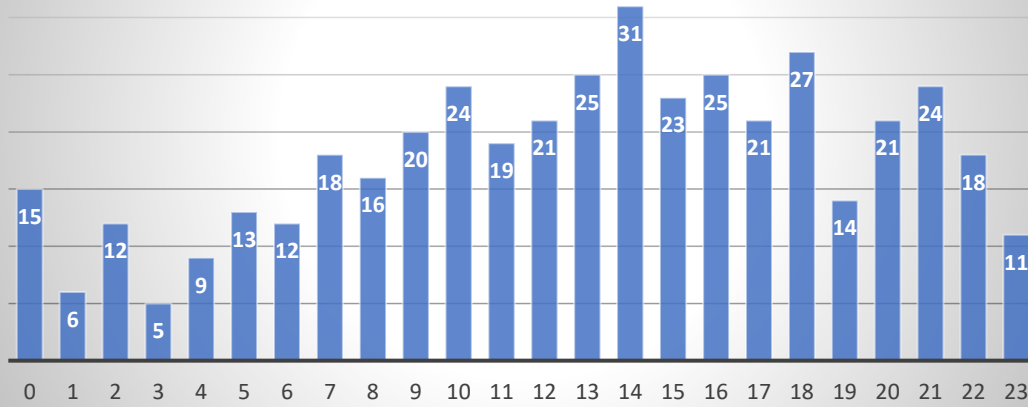
■ Total Dispatches

■ Total Responses

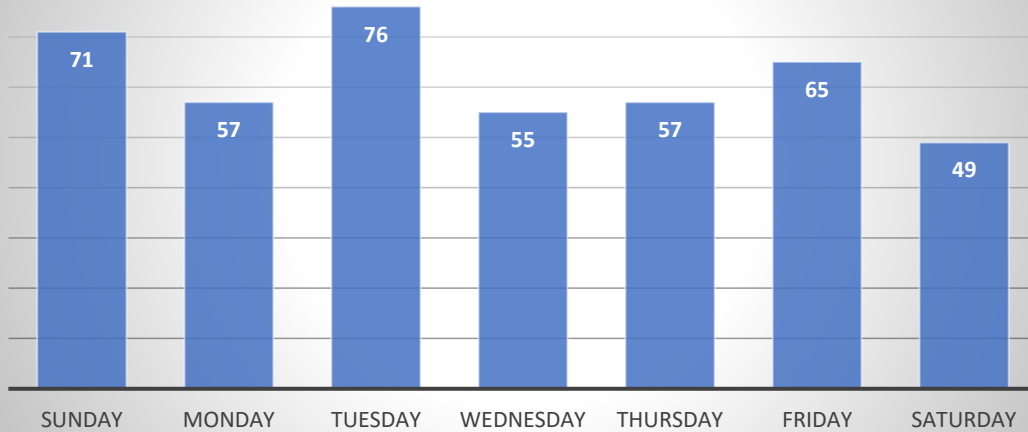
■ Transports

■ No Unit Available

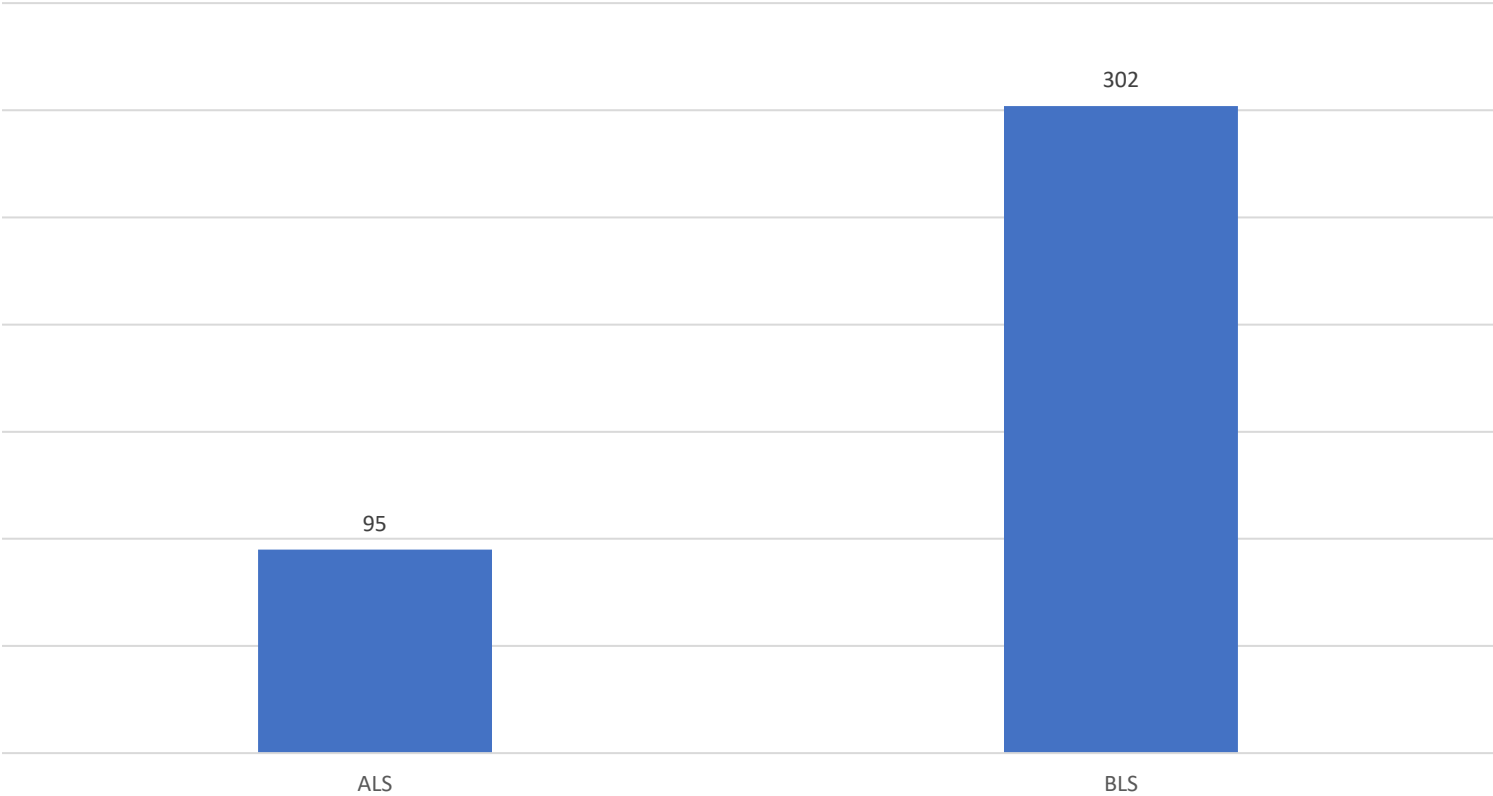
Calls by Time of Day



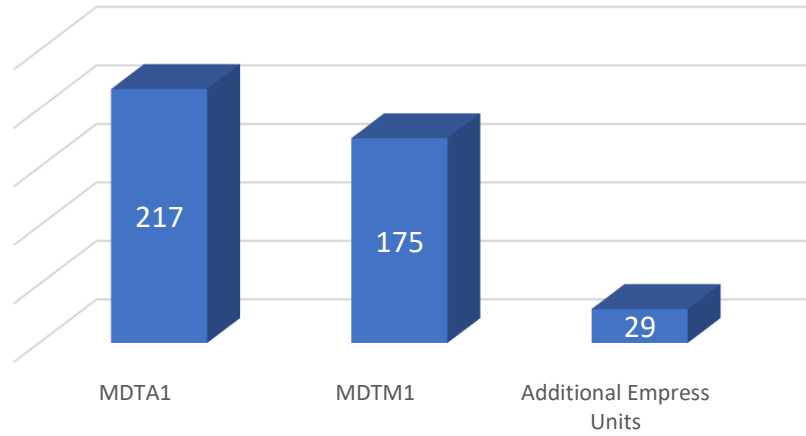
Calls by Day of Week



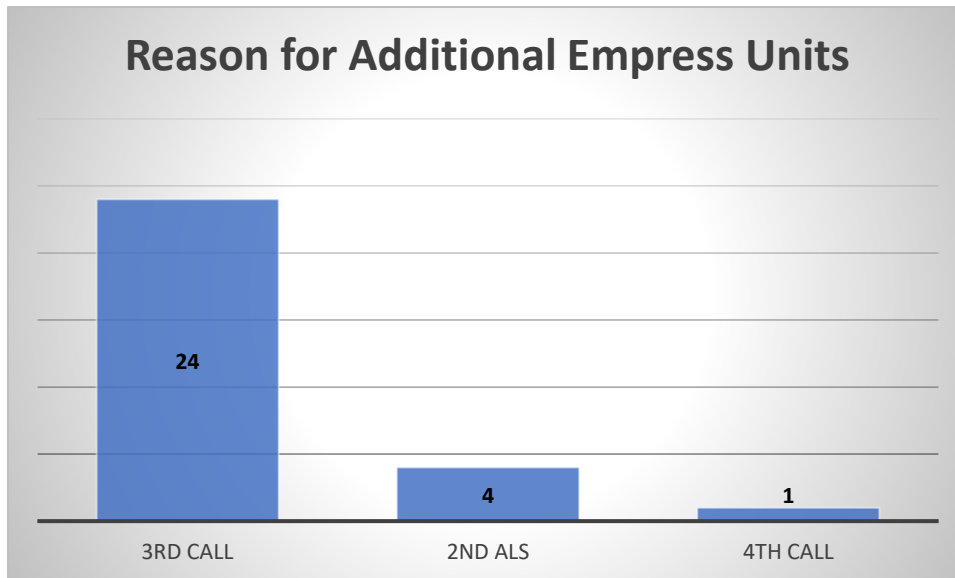
Level of Service
ALS 24% BLS 76%



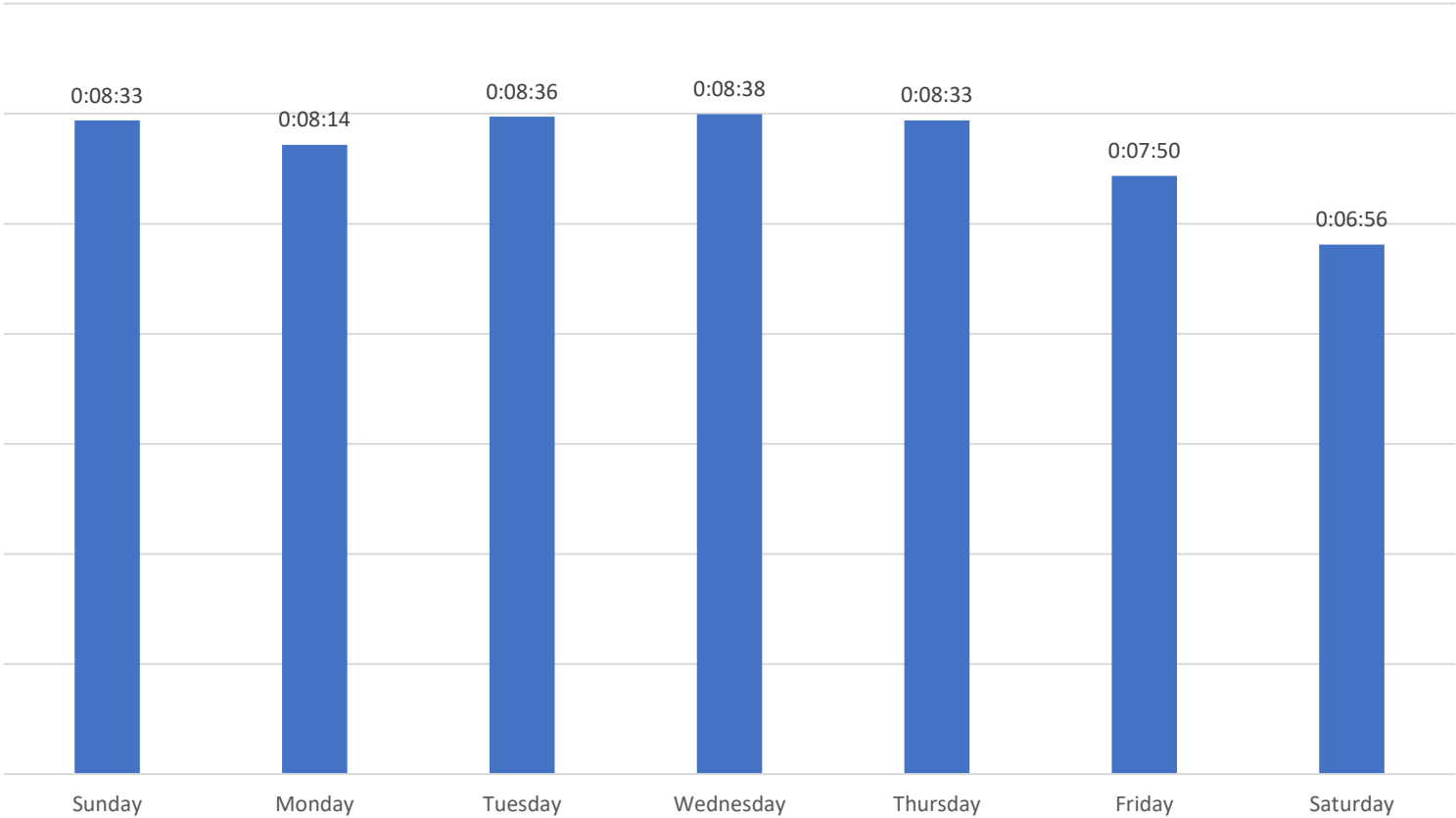
Call Volume by Unit



Reason for Additional Empress Units



AVG Response Time by Day of Week



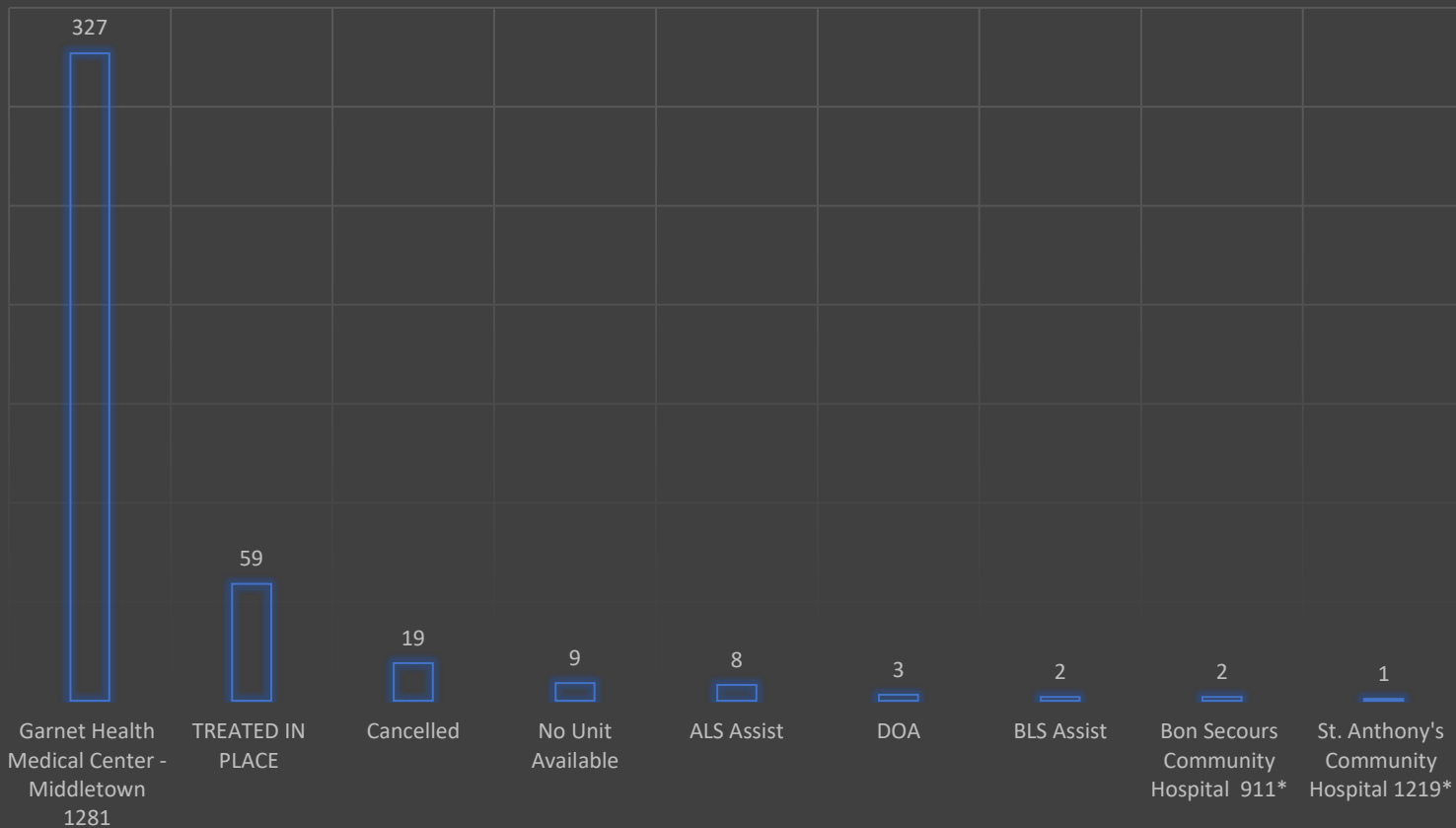
Average Response Time ALL

| Row Labels | Average of Response Time |
|--------------------|--------------------------|
| Sunday | 0:08:33 |
| Monday | 0:08:14 |
| Tuesday | 0:08:36 |
| Wednesday | 0:08:38 |
| Thursday | 0:08:33 |
| Friday | 0:07:50 |
| Saturday | 0:06:56 |
| Grand Total | 0:08:14 |

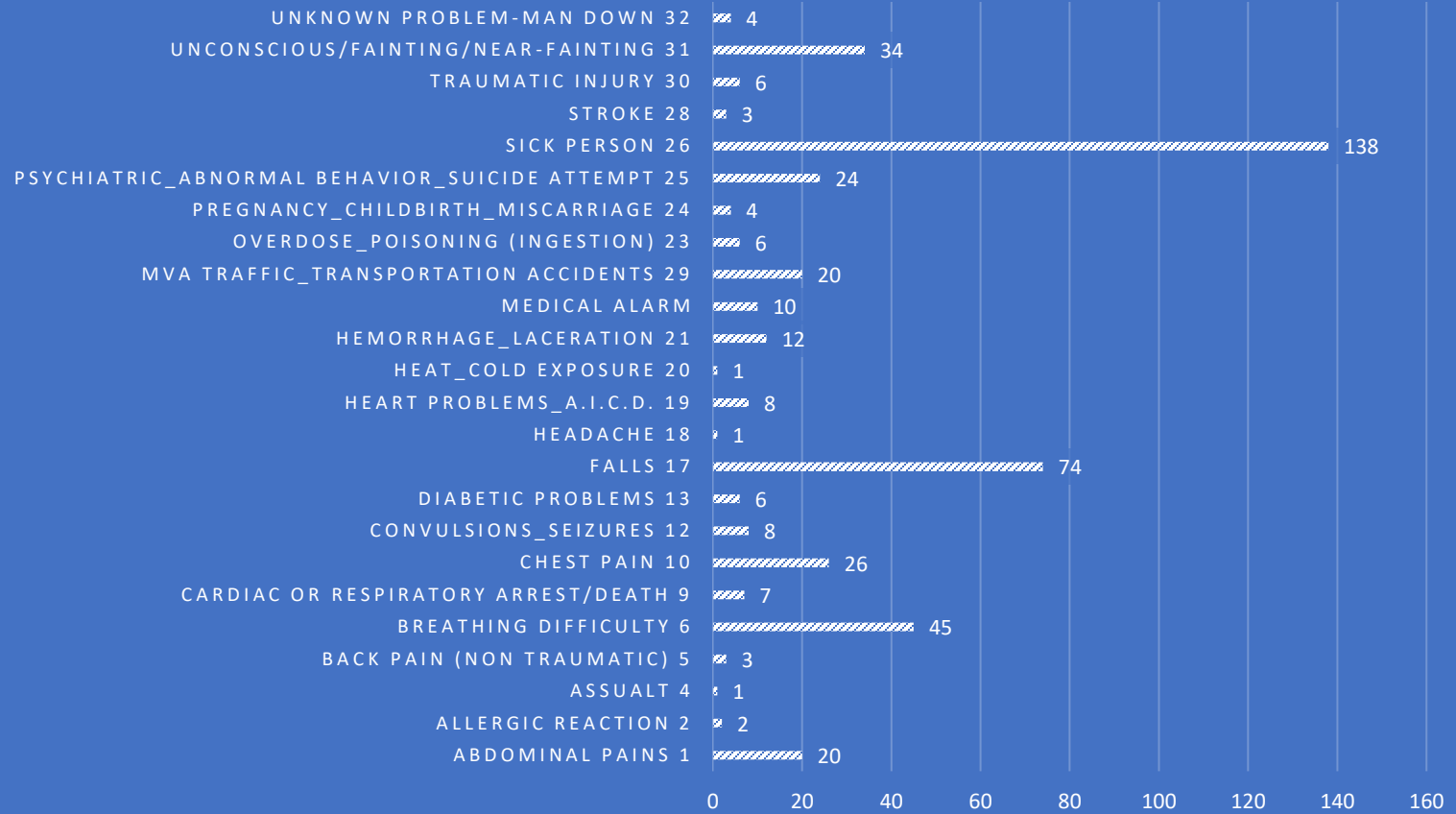
Average Response Time Dedicated Unit

| Row Labels | Average of Response Time |
|--------------------|--------------------------|
| N-MDTA1 | 0:08:19 |
| N-MDTM1 | 0:08:10 |
| Grand Total | 0:08:15 |

Count of Calls by Disposition



NATURE OF CALL





**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Witt
 Seconded by: Alderman Green
 Date of Adoption: March 3, 2026
 Index No: 63-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | X | | | |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 9 | | | |

I hereby approve the attached Resolution/Local Law.

Joseph M. DeStefano

3/6/2026

Joseph M. DeStefano, Mayor

Date

Resolution Authorizing Temporary Street Closures for the Annual Middletown Little League Parade

RESOLVED; that the Common Council of the City of Middletown hereby authorizes the temporary closing of certain streets for the Middletown Little League Parade on Saturday, April 11, 2026, beginning at 10:30 AM, along the following route: leaving Presidential Park Elementary School, proceeding north on Sunset Street, turning left onto Watkins Street, and continuing into Watts Park.

Prepared by:
 Rick McCormack, City Clerk

Attachments:

| | |
|----|--|
| 1. | Request for Street Closures for Little League Parade |
|----|--|

Dear Mayor Destefano and Members of the Common Council

I trust this email finds you all well. I am reaching out to request your support for our upcoming **Opening Day Parade** on **April 11th, 2026**. Hopefully this year, we won't wake up to a few inches of snow! The Rain date would be the following Sat 4/18. As we kick off the new season, we are excited to celebrate the youth of our community and all the hard work that goes into making this league a success!

The parade will be a highlight of our opening day festivities, and we would love to have the participation of the Mayor, and members of the Common Council and Middletown PD. It will be an excellent opportunity to show support for the children in our league and for the community as a whole.

We will be extending the invitation to the Park and Recs Department, The Marching Middle Band from the High School and our local Fire departments, who have always been an integral part of our community, as well as the generous sponsors who have contributed to and supported our teams this season. Their involvement has made it possible for us to continue offering a positive and enriching experience for the children of our area.

The Route for the Parade will be as follows :

- Step off from Presidential Park Elementary School. Line up will begin at 10am with a step off of appx 10:30am
- March up up Sunset and then make a left onto Watkins ave to the entrance of Watts Park

We hope to have your support for this event, and we are happy to provide any additional details or make arrangements that might be needed to ensure everything runs smoothly. Please let us know if you will be able to attend or if there is anything else we can do to facilitate this request.

Thank you for considering our request. We look forward to a wonderful celebration on April 12th and hope to see you there!

Sincerely,

Tiffany Hasbrouck

President, Middletown Little League

(845) 645-5867

tiffany@middletownnyll.org



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Masi
 Seconded by: Aldermwan, 2nd Ward Gomez
 Date of Adoption: March 3, 2026
 Index No: 64-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | X | | | |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 9 | | | |

I hereby approve the attached Resolution/Local Law.

Joseph M. DeStefano

3/6/2026

Joseph M. DeStefano, Mayor

Date

Resolution Authorizing an Agreement with Harry F. Rotolo & Sons Electric for Monthly Alarm Monitoring

BE IT RESOLVED; that the Common Council of the City of Middletown concurs with the Board of Estimate and Apportionment, which hereby authorizes an agreement with Harry F. Rotolo & Son's, dated January 1, 2026, for the renewal of contracts for monthly alarm services at City buildings for the year 2026, reflecting a 4% increase over 2025.

The fee for **Fire Alarm Services** shall be **\$39.00 per month** for the following facilities: City Hall, Wastewater Treatment Plant, Rail Trail, Senior Center, and Warming Station.

The fee for **Burglar Alarm Services** shall be **\$39.00 per month** for the Warming Station.

The cost of said services is a currently budgeted item.

BE IT FURTHER RESOLVED; that the Mayor is hereby authorized to execute said agreement.

Prepared by:

Attachments:

| | |
|----|------------------------------|
| 1. | MEMO- BOE Rotolo Alarms-2026 |
| 2. | BOE-Rotolo Alarms 2026 |

DEPARTMENT OF PUBLIC WORKS

MEMORANDUM

Date: February 2, 2026
To: Honorable Mayor DeStefano, Members of the Board of Estimate
and Apportionment, Members of the Common Council
Cc: Leonora Liz, Treasurer and Richard McCormack, City Clerk
From: Jacob Tawil, Commissioner of Public Works
Re: Approval of Agreement from Harry F Rotolo & Son's for Year 2026
Alarm Services at City Buildings

We are hereby requesting your consideration and approval of the enclosed agreements from Harry F. Rotolo & Son's, dated January 1, 2026, requesting renewal of the contracts for monthly Alarm Services at City buildings for the year 2026 with a 4% increase from 2025.

The fee for Fire Alarm Services is \$39.00 a month for the Following buildings: City Hall, WWTP, Rail Trail, Senior Center and Warming Station.

The Fee for Burglar Alarm is \$39 a month for the Warming Station.

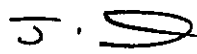
The cost of the services is currently a budgeted item.

Thank you.

JT/mc

DEPARTMENT OF PUBLIC WORKS

MEMORANDUM

Date: February 2, 2026
To: Honorable Mayor DeStefano, Members of the Board of Estimate
and Apportionment, Members of the Common Council
Cc: Leonora Liz, Treasurer and Richard McCormack, City Clerk
From: Jacob Tawil, Commissioner of Public Works 
Re: Approval of Agreement from Harry F Rotolo & Son's for Year 2026
Alarm Services at City Buildings

We are hereby requesting your consideration and approval of the enclosed agreements from Harry F. Rotolo & Son's, dated January 1, 2026, requesting renewal of the contracts for monthly Alarm Services at City building's for the year 2026 with a 4% increase from 2025.

The fee for Fire Alarm Services is \$39.00 a month for the Following buildings: City Hall, WWTP, Rail Trail, Senior Center and Warming Station.

The Fee for Burglar Alarm is \$39 a month for the Warming Station.

The cost of the services is currently a budgeted item.

Thank you.

JT/mc



HARRY F. ROTOLO & SON, INC.

Contactou -

390 East Main Street • Middletown, New York 10940

Phone 845-343-8160 • Fax 845-343-8610

1. City of Middletown- City Hall being owner/occupant (lessee) of hereby premises at 16 James Street, Middletown, NY 10940 hereby rent, from Harry F. Rotolo & Son, Inc., a monitoring system to be delivered and installed at the above premises. This agreement shall commence on January 1st 2026 and last for one year from the commencement date. The above owner/occupant (lessee) shall pay in the sum of \$39.00 per month for maintenance plus taxes.
2. Harry F. Rotolo & Son, Inc., in return for such consideration, agree to keep and maintain said monitoring system in good, serviceable condition and inspect it whenever duly notified.
3. It is further agreed that this contract shall automatically renew itself for the period of one year, and from one year thereafter. If any of the above-mentioned subscribers wants to terminate this contract, then written notice must be provided at least 30 days prior to expiration date. There will be a 4% increase on the monthly maintenance fee after the first year and every year following this contract.
4. In the event of a "breach of contract" to this agreement such as failure of installment payment by owner/occupant (lessee), Harry F. Rotolo, Inc. shall have the right to declare



HARRY F. ROTOLO & SON, INC.

- Electrical Contractors -

390 East Main Street • Middletown, New York 10940

Phone 845-343-8160 • Fax 845-343-8610

1. City of Middletown Sewer Plant being owner/occupant (lessee) of hereby premises at 159 Dolson Ave, Middletown, NY 10940 hereby rent, from Harry F. Rotolo & Son, Inc., a monitoring system to be delivered and installed at the above premises. This agreement shall commence on January 1st 2026 and last for one year from the commencement date. The above owner/occupant (lessee) shall pay in the sum of \$39.00 per month for maintenance plus taxes.
2. Harry F. Rotolo & Son, Inc., in return for such consideration, agree to keep and maintain said monitoring system in good, serviceable condition and inspect it whenever duly notified.
3. It is further agreed that this contract shall automatically renew itself for the period of one year, and from one year thereafter. If any of the above-mentioned subscribers wants to terminate this contract, then written notice must be provided at least 30 days prior to expiration date. There will be a 4% increase on the monthly maintenance fee after the first year and every year following this contract.
4. In the event of a "breach of contract" to this agreement such as failure of installment payment by owner/occupant (lessee), Harry F. Rotolo, Inc. shall have the right to declare



HARRY F. ROTOLO & SON, INC.

- Contactou -

390 East Main Street • Middletown, New York 10940
Phone 845-343-8160 • Fax 845-343-8610

1. City of Middletown- Rail Trail being owner/occupant (lessee) of hereby premises at 45-53 Street, Middletown, NY 10940 hereby rent, from Harry F. Rotolo & Son, Inc., a monitoring system to be delivered and installed at the above premises. This agreement shall commence on January 1st 2026 and last for one year from the commencement date. The above owner/occupant (lessee) shall pay in the sum of \$39.00 per month for maintenance plus taxes.
2. Harry F. Rotolo & Son, Inc., in return for such consideration, agree to keep and maintain said monitoring system in good, serviceable condition and inspect it whenever duly notified.
3. It is further agreed that this contract shall automatically renew itself for the period of one year, and from one year thereafter. If any of the above-mentioned subscribers wants to terminate this contract, then written notice must be provided at least 30 days prior to expiration date. There will be a 4% increase on the monthly maintenance fee after the first year and every year following this contract.
4. In the event of a "breach of contract" to this agreement such as failure of installment payment by owner/occupant (lessee), Harry F. Rotolo, Inc. shall have the right to declare



HARRY F. ROTOLO & SON, INC.

- Contactou -

390 East Main Street • Middletown, New York 10940

Phone 845-343-8160 • Fax 845-343-8610

1. City of Middletown- Mulberry House being owner/occupant (lessee) of hereby premises at 62-70 West Main Street, Middletown, NY 10940 hereby rent, from Harry F. Rotolo & Son, Inc., a monitoring system to be delivered and installed at the above premises. This agreement shall commence on January 1st 2026 and last for one year from the commencement date. The above owner/occupant (lessee) shall pay in the sum of \$39.00 per month for maintenance plus taxes.
2. Harry F. Rotolo & Son, Inc., in return for such consideration, agree to keep and maintain said monitoring system in good, serviceable condition and inspect it whenever duly notified.
3. It is further agreed that this contract shall automatically renew itself for the period of one year, and from one year thereafter. If any of the above-mentioned subscribers wants to terminate this contract, then written notice must be provided at least 30 days prior to expiration date. There will be a 4% increase on the monthly maintenance fee after the first year and every year following this contract.
4. In the event of a "breach of contract" to this agreement such as failure of installment payment by owner/occupant (lessee), Harry F. Rotolo, Inc. shall have the right to declare



HARRY F. ROTOLO & SON, INC.

- Contactou -

390 East Main Street • Middletown, New York 10940

Phone 845-343-8160 • Fax 845-343-8610

1. City of Middletown- Warming Station being owner/occupant (lessee) of hereby premises at 10 Mulberry Street, Middletown, NY 10940 hereby rent, from Harry F. Rotolo & Son, Inc., a monitoring system to be delivered and installed at the above premises. This agreement shall commence on January 1st 2026 and last for one year from the commencement date. The above owner/occupant (lessee) shall pay in the sum of \$39.00 per month for maintenance plus taxes.
2. Harry F. Rotolo & Son, Inc., in return for such consideration, agree to keep and maintain said monitoring system in good, serviceable condition and inspect it whenever duly notified.
3. It is further agreed that this contract shall automatically renew itself for the period of one year, and from one year thereafter. If any of the above-mentioned subscribers wants to terminate this contract, then written notice must be provided at least 30 days prior to expiration date. There will be a 4% increase on the monthly maintenance fee after the first year and every year following this contract.
4. In the event of a "breach of contract" to this agreement such as failure of installment payment by owner/occupant (lessee), Harry F. Rotolo, Inc. shall have the right to declare



HARRY F. ROTOLO & SON, INC.

- Contactou -

390 East Main Street • Middletown, New York 10940

Phone 845-343-8160 • Fax 845-343-8610

1. City of Middletown- Warming Station being owner/occupant (lessee) of hereby premises at 10 Mulberry Street, Middletown, NY 10940 hereby rent, from Harry F. Rotolo & Son, Inc., a monitoring system to be delivered and installed at the above premises. This agreement shall commence on January 1st 2026 and last for one year from the commencement date. The above owner/occupant (lessee) shall pay in the sum of \$39.00 per month for maintenance plus taxes.
2. Harry F. Rotolo & Son, Inc., in return for such consideration, agree to keep and maintain said monitoring system in good, serviceable condition and inspect it whenever duly notified.
3. It is further agreed that this contract shall automatically renew itself for the period of one year, and from one year thereafter. If any of the above-mentioned subscribers wants to terminate this contract, then written notice must be provided at least 30 days prior to expiration date. There will be a 4% increase on the monthly maintenance fee after the first year and every year following this contract.
4. In the event of a "breach of contract" to this agreement such as failure of installment payment by owner/occupant (lessee), Harry F. Rotolo, Inc. shall have the right to declare



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Green
 Seconded by: Alderwoman Wray
 Date of Adoption: March 3, 2026
 Index No: 65-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | X | | | |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 9 | | | |

I hereby approve the attached Resolution/Local Law.

Joseph M. DeStefano

3/6/2026

Joseph M. DeStefano, Mayor

Date

Resolution Authorizing an Agreement with Sullivan County SPCA for Sheltering Dogs for 2026

BE IT RESOLVED; that the Common Council of the City of Middletown concurs with the Board of Estimate and Apportionment, which hereby authorizes an agreement with the Sullivan County SPCA for the sheltering of dogs for calendar year 2026.

BE IT FURTHER RESOLVED; that the Mayor is hereby authorized to execute said agreement.

Prepared by:
 Rick McCormack, City Clerk

Attachments:

| | |
|----|-----------------------|
| 1. | Sullivan County ASPCS |
|----|-----------------------|

104 Rock Hill Drive
Rock Hill, New York 12775
Phone (845)796-3120
Fax (845) 794-2254

Agreement between Sullivan County SPCA, a non-profit organization registered/licensed under NY Ag & Markets, and the Municipality of Middletown, NY for the period beginning January 1, 2026 and ending December 31, 2026.

The Sullivan County SPCA agrees to accept only dogs The Municipality of Middletown, NY ACO/DCO has evaluated and determined to be adoptable into the community, shelter space and resources permitting. The Sullivan County SPCA agrees to provide humane sheltering, care, feeding, and sanitation, comply with NY A&M Law Article 26-C shelter standards, hold dogs for the required redemption period and maintain all required legal records.

The dogs, in accordance with New York A&M, must be held for the legal holding period, after which they may be put up for adoption if not claimed by the owner, or humanely euthanized when necessary.

If the shelter must hold a dog beyond the legal holding time for your municipality because of a pending court case, bite case, etc., we will charge your municipality \$25.00 per diem, per dog. We can only hold up to three (3) animals for your municipality when the animals are seized by an ACO/DCO in the event of a cruelty case.

Since we do not have a veterinarian on premises, we are unable to accept any animal with suspected mange, rabies, distemper, parvovirus or an injury that requires immediate medical attention. If veterinary or emergency medical care or humane euthanasia is required upon arrival, Municipality of Middletown, NY will be billed at actual cost.

The Municipality of Middletown, NY will pay a fee of \$350.00 per dog delivered to the Sullivan County SPCA within 30 days of invoice.

The SPCA will send out an invoice within 30 days of drop off. A record of the disposition of the dogs from the prior month will be sent out by the end of the month.

No amendment to this agreement shall be valid unless in writing and signed by authorized representatives of both parties.

Sullivan County SPCA

Joe Puzza 12-11-25
Board President Date

Joseph M. DeStefano 2026

Municipality Supervisor Date



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Aldermwan, 2nd Ward
Gomez
Seconded by: Alderman Green
Date of Adoption: March 3, 2026
Index No: 66-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack

Richard P. McCormack
Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | X | | | |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 9 | | | |

I hereby approve the attached Resolution/Local Law.

Joseph M. DeStefano

3/6/2026

Joseph M. DeStefano, Mayor

Date

Resolution Authorizing a \$10,000 Budget Transfer 2026 City Budget for Water and Sewer Bill Printing

BE IT RESOLVED; that the Common Council of the City of Middletown concurs with the Board of Estimate and Apportionment to authorize the Treasurer to transfer \$10,000 in the following manner, to cover the printing and mailing the water/sewer bills.

| FROM | TO | AMOUNT |
|--------------------------------------|--------------------------------------|----------|
| A.9000.860 State Health Insurance | A.1325.480 Finance Office Expense | \$10,000 |

Prepared by:
Leonora Liz, Treasurer

Attachments:

| | |
|----|------------------------------|
| 1. | BOE Request_Finance Transfer |
|----|------------------------------|



DEPARTMENT OF FINANCE

City Of Middletown

Leonora Liz
Treasurer

16 James Street
Middletown, NY 10940
Tel: (845) 346-4150
Fax: (845) 343-1101

February 26, 2026

To: The Board of Estimate From: Leonora Liz, Treasurer

Requesting a transfer to cover the cost of water and sewer bill printing. The Finance Department is in the process of transitioning bill printing to an alternative platform offered by Orange Bank & Trust Company. While it was initially anticipated that the platform would be fully implemented prior to 2026, implementation efforts are ongoing. Upon completion, the new platform will be provided at no cost to the City.

| From | To | Amount |
|------------------------|------------------------|----------|
| A.9000.860 | A.1325.480 | \$10,000 |
| State Health Insurance | Finance Office Expense | |

Sincerely,



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderwoman Wray
 Seconded by: Alderman Johnson
 Date of Adoption: March 3, 2026
 Index No: 67-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | X | | | |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 9 | | | |

I hereby approve the attached Resolution/Local Law.

3/6/2026

Joseph M. DeStefano, Mayor

Date

Resolution Amending the Rules of Decorum for Public Meetings

BE IT RESOLVED; that the Common Council of the City of Middletown and hereby amends Resolution No. 7-26, entitled *Rules of Decorum*, by removing Item 4, “Public Comment Not Concerning Items on the Agenda or Directly Connected to City Business or Affairs,” in its entirety.

BE IT FURTHER RESOLVED; that all remaining provisions of Resolution No. 7-26 shall remain in full force and effect, and shall be **renumbered accordingly**.

This resolution shall take effect immediately.

Prepared by:

Attachments:

None



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Johnson
 Seconded by: Alderman Green
 Date of Adoption: March 3, 2026
 Index No: 68-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | X | | | |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | | | X | |
| Total | 9 | | 1 | |

I hereby approve the attached Resolution/Local Law.

3/6/2026

Joseph M. DeStefano, Mayor

Date

Resolution Calling For a Public Hearing on A Proposed Two-Lot Subdivision At 14 Railroad Avenue

WHEREAS, an application has been submitted for a **two-lot subdivision** of property located at **14 Railroad Avenue**, City of Middletown, New York; and

WHEREAS, the **Common Council of the City of Middletown** is required to conduct a public hearing to receive public comment on said proposed subdivision; and

WHEREAS, notice of such public hearing must be given in accordance with applicable law;

NOW, THEREFORE, **BE IT RESOLVED**, that the **Common Council of the City of**

Middletown hereby calls for a **public hearing** on the proposed **two-lot subdivision at 14 Railroad Avenue** to be held on:

Monday, March 16, 2026
At or as near to 7:30 PM as possible
Common Council Chambers
Second Floor
16 James Street
Middletown, New York

and

BE IT FURTHER RESOLVED, that the **City Clerk** is hereby authorized and directed to publish notice of said public hearing in the official newspaper of the City in accordance with law.

Prepared by:
Rick McCormack, City Clerk

Attachments:

None



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Witt
 Seconded by: Alderman Masi
 Date of Adoption: March 3, 2026
 Index No: 69-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | X | | | |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 9 | | | |

I hereby approve the attached Resolution/Local Law.

Joseph M. DeStefano

3/6/2026

Joseph M. DeStefano, Mayor

Date

Resolution Amending § 460-28 Of The City Code To Establish A Handicapped Parking Space At 23-25 Ogden Street

BE IT RESOLVED, that section 460-28, No-parking zone; handicapped permits only, of the Code of the City of Middletown is hereby amended to add the following designated handicapped parking space: Ogden Street — One (1) handicapped parking space located in front of No. 23-25 Ogden Street, Middletown, New York.

Prepared by:

Attachments:

None



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Jean-Francois
 Seconded by: Aldermwan, 2nd Ward Gomez
 Date of Adoption: March 3, 2026
 Index No: 70-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | X | | | |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 9 | | | |

I hereby approve the attached Resolution/Local Law.

3/6/2026

Joseph M. DeStefano, Mayor

Date

Resolution Amending Section 161-6 Of The City Code To Extend The Time Period To Contest A Dangerous Dog Determination

WHEREAS, the City Animal Control Officer suggests increasing the time limit for dog owners to contest the designation of their animal(s) as dangerous.

NOW THEREFORE BE IT Resolved, and be it Ordained, by the Common Council of the City of Middletown, New York, as follows:

Section 1. Section 161-6, Dangerous Dogs, of Chapter 161, Animals, of the Code of the City of Middletown, is hereby amended by modifying Section 161-6(H), to read in its entirety as follows:

H. Contesting determination of dangerous dog. The owner or custodian of any dog determined by the Animal Control Officer or Police Chief of the City of Middletown to be dangerous within the meaning of this section may contest such designation by commencing an action as provided in Article 78 of the Civil Practice Law and Rules within 60 days of the mailing of the written notice provided for in Subsection I below.

Section 2. Severability.

The sections, paragraphs, sentences, clauses, and phrases of this Ordinance are severable, and if any phrase, clause, sentence, paragraph, or section of this Ordinance shall be declared unconstitutional or illegal by the valid judgment or decree of a court of competent jurisdiction, such unconstitutionality or illegality shall not affect any of the remaining phrases, clauses, sentences, paragraphs, and sections of this Ordinance.

Section 3. Effective Date.

This Resolution and Ordinance shall take effect immediately.

Prepared by:
Rick McCormack, City Clerk

Attachments:

None



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman, 4th Ward
Rodriguez
Seconded by: Alderman Masi
Date of Adoption: March 3, 2026
Index No: 71-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack

Richard P. McCormack
Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | X | | | |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 9 | | | |

I hereby approve the attached Resolution/Local Law.

Joseph M. DeStefano

3/6/2026

Joseph M. DeStefano, Mayor

Date

Resolution Amending Chapter 161 Of The City Code To Reduce Dog Impoundment Fees

WHEREAS, the City Animal Control Officer suggests that impoundment fees for dogs be reduced due to the difficulties being encountered in returning dogs to their owners.

NOW THEREFORE BE IT Resolved, and be it Ordained, by the Common Council of the City of Middletown, New York, as follows:

Section 1. Section 161-1, License and tag required; seizure and impoundment; disposition, of Chapter 161, Animals, of the Code of the City of Middletown, is hereby amended by modifying Section 161-1(G)(4) to read in its entirety as follows:

(4)

Each dog which is not identified, whether or not licensed, shall be held for a period of five days

from the day seized during which period the dog may be redeemed by its owner, provided that such owner produces proof that the dog has been licensed and has been identified pursuant to the provisions of this section and further provided that the owner pays the following impoundment fees:

- (a) Up to \$125 for the first impoundment of any dog owned by that person.
- (b) Up to \$150 for the second impoundment, within one year of the first impoundment, of any dog owned by that person.
- (c) Up to \$175 for the third and subsequent impoundments, within one year of the first impoundment, of any dog owned by that person.

Section 2. Severability.

The sections, paragraphs, sentences, clauses, and phrases of this Ordinance are severable, and if any phrase, clause, sentence, paragraph, or section of this Ordinance shall be declared unconstitutional or illegal by the valid judgment or decree of a court of competent jurisdiction, such unconstitutionality or illegality shall not affect any of the remaining phrases, clauses, sentences, paragraphs, and sections of this Ordinance.

Section 3. Effective Date.

This Resolution and Ordinance shall take effect immediately.

Prepared by:

Attachments:

None



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Masi
 Seconded by: Alderman Johnson
 Date of Adoption: March 3, 2026
 Index No:

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | X | | | |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 9 | | | |

I hereby approve the attached Resolution/Local Law.

 Joseph M. DeStefano, Mayor

 Date

Local Law Transferring Supervision of Public Parks from The Superintendent of Recreation to The Commissioner of Public Works

LOCAL LAW #1 OF 2026

A LOCAL LAW TRANSFERRING SUPERVISION OF PUBLIC PARKS FROM THE SUPERINTENDENT OF RECREATION TO THE COMMISSIONER OF PUBLIC WORKS

BE IT ENACTED BY THE COMMON COUNCIL OF THE CITY OF MIDDLETOWN AS FOLLOWS:

Section 1. Purpose of this Enactment.

The purpose of this enactment is to transfer all supervision of public parks in the City of

Middletown from the Superintendent of Recreation to the Commissioner of Public Works.

Section 2. Section 68 of the Charter of the City of Middletown is hereby amended by replacing the first phrase of the first sentence thereof, to read in its entirety as follows:

It shall be the duty of the commissioner of public works to superintend, under the direction of the mayor and common council, all work to be done or performed upon any of the public highways, streets, gutters, walks, crosswalks, bridges, sewers, sewage disposal works, or public parks, or public grounds, or property of said city;

Section 3. Severability.

If the provisions of any article, section, subsection, paragraph, subdivision or clause of this Local Law shall be judged invalid by a court of competent jurisdiction, such order of judgment shall not affect or invalidate the remainder of any article, section, subsection, paragraph, subdivision or clause of this Local Law.

Section 4. Effective Date.

This Local Law shall be effective upon filing with the Secretary of State.

Prepared by:
Alex Smith, Corporation Counsel

Attachments:

None



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Masi
 Seconded by: Alderman Johnson
 Date of Adoption: March 3, 2026
 Index No: 72-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | X | | | |
| Ald. Gomez | X | | | |
| Ald. Green | X | | | |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 9 | | | |

I hereby approve the attached Resolution/Local Law.

Joseph M. DeStefano

3/6/2026

Joseph M. DeStefano, Mayor

Date

Resolution Authorizing the Accounts be Audited, Claims Adjusted, and the Treasurer be Authorized to Issue Warrants for their Payment

Resolution Authorizing the Accounts be Audited, Claims Adjusted, and the Treasurer be Authorized to Issue Warrants for their Payment

Prepared by:
 Leonora Liz, Treasurer

Attachments:

None



| | |
|--------------------------|---|
| Account Number: | 684389 |
| Customer Name: | Middletown, City |
| Customer Address: | City of Middletown 16 James ST Middletown NY 10940-5724 |
| Contact Name: | City of Middletown |
| Contact Phone: | 845.346.4168 |
| Contact Email: | Rmccormack@MiddletownNY.gov |
| PO Number: | |

| | |
|---------------------------|------------|
| Date: | 03/09/2026 |
| Order Number: | 12156001 |
| Prepayment Amount: | \$ 0.00 |

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| Column Count: | 1.0000 |
| Line Count: | 4.1747 |
| Height in Inches: | 4.1700 |

Print

| Product | #Insertions | Start - End | Category |
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| MDL Times Herald-Record | 2 | 03/13/2026 - 03/15/2026 | Govt Public Notices |
| MDL recordonline.com | 2 | 03/13/2026 - 03/15/2026 | Govt Public Notices |

As an incentive for customers, we provide a discount off the total order cost equal to the 3.99% service fee if you pay with Cash/Check/ACH. Pay by Cash/Check/ACH and save!

| | |
|--|---------|
| Total Cash Order Confirmation Amount Due | \$56.45 |
| Tax Amount | \$0.00 |
| Service Fee 3.99% | \$2.25 |
| Cash/Check/ACH Discount | -\$2.25 |
| Payment Amount by Cash/Check/ACH | \$56.45 |
| Payment Amount by Credit Card | \$58.70 |

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| Order Confirmation Amount | \$56.45 |
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Ad Preview

**CITY OF MIDDLETOWN
NOTICE OF
PUBLIC HEARING
Local Law Number
1 of 2026**

Notice is hereby given that the City of Middletown will hold a public hearing on Tuesday, March 16, 2026, on or as near to 7:30 p.m. as possible, in the Common Council Chambers, 2nd floor, 16 James Street, to hear any and all persons wishing to be heard on the recently passed Local Law Number 1 of 2026 regarding:

**A LOCAL LAW TRANSFER-
RING SUPERVISION OF
PUBLIC PARKS FROM THE
SUPERINTENDENT OF
RECREATION TO THE
COMMISSIONER OF PUBLIC
WORKS**

A full text of Local Law Number 1 of 2026 is available in the office of the Common Council Clerk, City Hall, 16 James Street, Room 12 and on the City Website.

Richard P. McCormack
City Clerk



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: None
 Seconded by: None
 Date of Adoption: March 16, 2026
 Index No: 73-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

 Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | | | | |
| Ald. Jean-Francois | | | | |
| Ald. Johnson | | | | |
| Ald. Wray | | | | |
| Ald. Gomez | | | | |
| Ald. Green | | | | |
| Ald. Witt | | | | |
| Ald. Masi | | | | |
| Pres. Rodrigues | | | | |
| Total | | | | |

I hereby approve the attached Resolution/Local Law.

 Joseph M. DeStefano, Mayor

 Date

Resolution Authorizing Acceptance of a Proposal for a Transportation / Traffic Study for the Middletown Community Campus

WHEREAS, the City of Middletown issued a **Request for Proposals for a Transportation / Traffic Study for the Middletown Community Campus** through the Office of Economic & Community Development; and

WHEREAS, sealed proposals were **received and opened on January 30, 2026**, by the City of Middletown in response to said Request for Proposals; and

WHEREAS, the transportation study will evaluate vehicular, pedestrian, bicycle, and transit access to and from the Middletown Community Campus and provide recommendations for safety and infrastructure improvements to support **safe, efficient, and sustainable movement to,**

from, and within the Middletown Community Campus; and

WHEREAS, the project is being **funded through grants from the Empire State Development Corporation and the New York State Department of State in conjunction with the City’s ongoing Brownfield Opportunity Area (BOA) Study**, and will support the development of the BOA Strategic Plan for the Middletown Community Campus.

NOW, THEREFORE, BE IT RESOLVED, that the Common Council of the City of Middletown, New York, **concurs with the Board of Estimate and Apportionment, and upon the recommendation of the Director of Economic & Community Development**, hereby **accepts the proposal of NV5** to conduct the Transportation / Traffic Study for the Middletown Community Campus in an amount **not to exceed \$80,975.46**, subject to the approval of Corporation Counsel; and

BE IT FURTHER RESOLVED, that the **Mayor is authorized to execute any and all documents necessary to effectuate this agreement.**

Prepared by:
Maria Bruni, Director of Economic and Community Development

Attachments:

| | |
|----|--|
| 1. | Scan2026-03-16 104917 |
| 2. | LaBella Associates, D.P.C. Proposal_Transportation Study RFP Middletown Community Campus |

REQUEST FOR PROPOSALS

MIDDLETOWN COMMUNITY CAMPUS

TRAFFIC STUDY

CITY OF MIDDLETOWN

SUBMISSION DEADLINE

FRIDAY- JANUARY 30, 2026 – 3:30PM

City of Middletown

Office of Economic & Community Development

16 James Street

Middletown, New York 10940

(845) 346-4170



CITY OF MIDDLETOWN
REQUEST FOR PROPOSALS

The City of Middletown, New York is soliciting proposals from qualified firms and entities to conduct a Traffic Study for the Middletown Community Campus, Middletown NY.

Sealed Proposals will be received by the City of Middletown Office of Economic & Community Development, City Hall, 3rd Floor, 16 James Street, Middletown, New York 10940 until 3:30 pm, Friday, January 30, 2026.

The complete Request for Proposals for the above Traffic Study project is available at the City of Middletown Office of Economic Development and Community Development, Middletown, New York 10940 and on the City of Middletown's Web Site www.middletownny.gov.

The City reserves the right to reject any or all proposals submitted, and to accept the proposal which it considers to be in the best interest of the City of Middletown.

THE OFFICE OF
ECONOMIC & COMMUNITY DEVELOPMENT
MARIA BRUNI, DIRECTOR

City of Middletown, New York

Request for Proposals (RFP)

Transportation Study – Middletown Community Campus

Issue Date: January 9, 2026

Due Date & Time: January 30, 2026 at 3:30

Issued By: Office of Economic & Community Development - City of Middletown, New York

I. Introduction

The City of Middletown (“City”) is soliciting proposals from qualified consultants to provide professional transportation planning services for the Middletown Community Campus (MCC). This project is being funded through a grant awarded to the City by Empire State Development concurrent with the City’s ongoing **Brownfield Opportunity Area (BOA) study**.

The transportation study will evaluate vehicular, pedestrian, and transit access to and from the MCC site and provide recommendations for safety and infrastructure improvements that support safe, efficient, and sustainable movement to, from and on the MCC.

II. Project Overview

The City is currently conducting a BOA study of the MCC, which includes robust community engagement. This transportation study will supplement the BOA by focusing specifically on:

- Entry and circulation analysis of key access points to the campus.
- Vehicular, pedestrian, and bicycle safety improvements.
- Transit needs and opportunities to enhance connectivity.
- Public input integration in coordination with the BOA process.

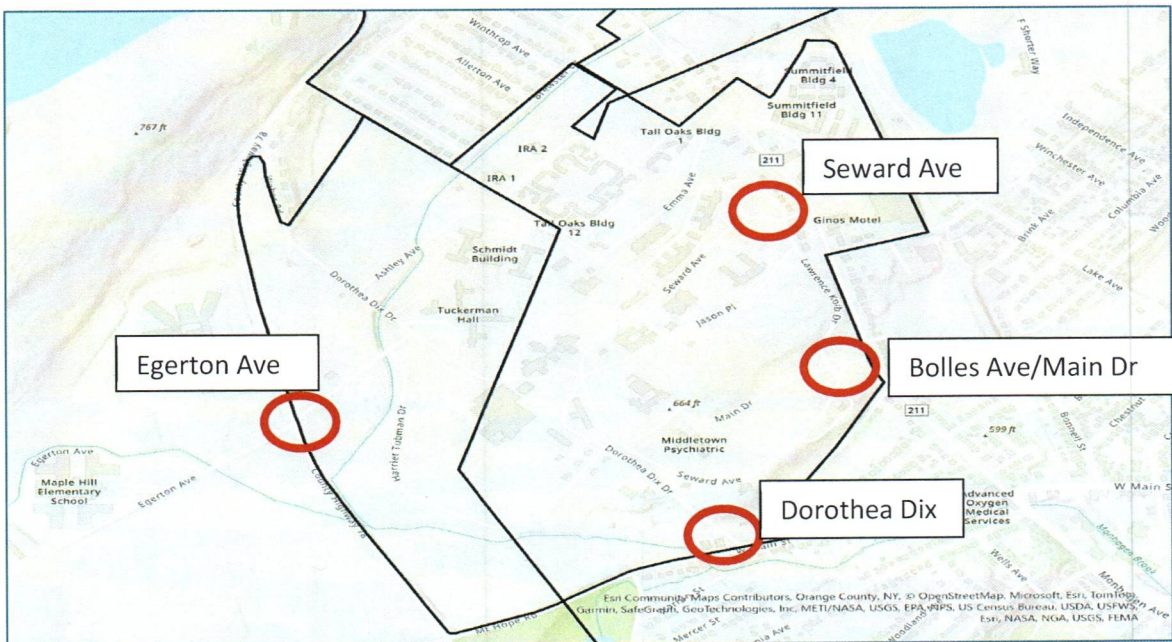
The Transportation Study is expected to be **completed within 4 months of start date (no later than July 2026)**.

III. Scope of Services

The Consultant shall perform the following tasks:

Task 1 – Entry Point Analysis

- Evaluate major entrances to the campus (Egerton Ave, Bolles Ave, Seward Ave, Dorothea Dix Dr).
- Recommend which entrances should serve as primary access points.
- Propose modifications for safety and clarity, including:
 - Signage and wayfinding
 - Lane configuration
 - Traffic calming measures
 - Pedestrian and bicycle accommodations
- Assess the feasibility of the City acquiring Egerton Avenue for public use, including cost implications of repair and maintenance.



Task 2 – Transit Improvements

- Facilitate a transit focus group in collaboration with Hudson Valley Pattern for Progress (BOA consultant).
- Evaluate existing public transit services, including routes, schedules, and accessibility as related to the campus.
- Assess communication tools (bus stop signage, maps, schedules, etc.).
- Provide recommendations to improve transit connectivity between the MCC and the rest of the City.

Task 3 – Trail Connectivity

- Identify the optimal bicycle/pedestrian route to connect the planned Heritage Trail to the Middletown Reservoir Trail through the MCC.
- Work with the City & County of Orange to plan the route and develop needed road and safety improvements along the bike/pedestrian route.

Task 4 – Public Engagement & Coordination

- Conduct at least two public meetings to gather input.
- Coordinate with City staff and Pattern for Progress to ensure findings align with the BOA study.

Deliverables

- Draft and Final Transportation Study Report
 - Maps, graphics, and presentation materials for public meetings
 - Implementation recommendations, including cost estimates
-

IV. MWBE Participation Goals

This project is subject to Empire State Development requirements, including a **30% MWBE participation goal**. Proposals must include a plan to meet or exceed this target.

V. Proposal Submission Requirements

Proposals must include the following:

1. **Cover Letter** – Signed by an authorized principal.
 2. **Firm Qualifications** – Relevant experience, project team, and resumes.
 3. **Project Understanding & Approach** – Description of methodology and project management.
 4. **Work Plan & Timeline** – Proposed schedule for completing the study.
 5. **Cost Proposal** – Detailed budget including labor, overhead, and reimbursable expenses.
 6. **MWBE Utilization Plan** – Commitment and strategy for meeting MWBE goals.
 7. **References** – At least three municipal or institutional clients for similar projects.
-

VII. Submission Instructions

- **Deadline:** Friday, January 30, 2026 at 3:30pm
 - **Format:** One (1) original, four (4) copies, and one (1) electronic PDF version on a flash drive.
 - **Place in a sealed envelope marked Transportation Study RFP Middletown Community Campus**
 - **Delivery Address:**
City of Middletown
Office of Economic & Community Development
16 James Street – 3rd Floor
Middletown, NY 10940
-

IX. Terms and Conditions

- The City reserves the right to reject any and all proposals.
- All costs incurred in preparing a proposal are the responsibility of the proposer.
- The selected consultant must comply with all City, State, and Federal contracting requirements.
- Proposal must include Non-Collusive Bidding Certification-Attachment A
- General Municipal Law (if applicable) – Attachment B
- **Late proposals will not be accepted.**

CITY OF MIDDLETOWN
RFP

A

**NON-COLLUSIVE
BIDDING CERTIFICATION**

NON-COLLUSIVE BIDDING CERTIFICATION

By submission of this bid or proposal, the bidder certifies that: (a) This bid or proposal has been independently arrived at without collusion with any other bidder or with any competitor or potential competitor; (b) This bid or proposal has not been knowingly disclosed and will not be knowingly disclosed, prior to the opening of bids or proposals for this project, to any other bidder, competitor or potential competitor; (c) No attempt has been or will be made to induce any other person, partnership, or corporation to submit or not to submit a bid or proposal; (d) The person signing this bid or proposal certifies that he has fully informed himself regarding the accuracy of the statements contained in this certification, and under the penalties of perjury, affirms the truth thereof, such penalties being applicable to the bidder as well as to the person signing in its behalf.

The full name and business address of all persons and parties interested in the foregoing bid, as principals, are as follows:

Bidder's Signature

Business Address

Corporation Seal

Phone: _____

Fax: _____

Email: _____

Dated at _____ this _____ day of _____ 20____.

CITY OF MIDDLETOWN
RFP

B

GENERAL MUNICIPAL LAW

GENERAL MUNICIPAL LAW

Section 103-d

IF THE BIDDER IS A CORPORATION, FILL OUT THE FOLLOWING:

Resolved that _____

be authorized to sign and submit the bid or proposal of this corporation for the following project:

_____ and to include in such bid or proposal the certificate as to non-collusion required by section one-hundred three-d (103-d), of the general municipal law as the act and deed of such corporation, and for any inaccuracies or misstatements in such certificate, this corporate bidder shall be liable under the penalties of perjury.

The foregoing is a true and correct copy of the resolutions adopted by

_____ Corporation at a meeting of its Board of Directors held on the _____ day of

_____, 20____.

Seal of the Corporation

SECRETARY

Dated: _____

BIDDER

Prepared for:

City of Middletown
Office of Economic & Community Development
16 James Street – 3rd Floor
Middletown, NY 10940

Submitted by:

LaBella Associates, D.P.C.
21 Fox Street
Poughkeepsie, NY 12601



Request for Proposals: Transportation Study
Middletown Community Campus

JANUARY 30, 2026

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MWBE Utilization Plan

SECTION 7

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Required Forms



COVER LETTER



January 30, 2026

City of Middletown
Office of Economic & Community Development
16 James Street – 3rd Floor
Middletown, NY 10940

RE: Transportation Study RFP Middletown Community Campus

Dear Selection Committee:

LaBella Associates, D.P.C. (LaBella) is pleased to submit this proposal to support the City of Middletown's vision for the Middletown Community Campus (MCC). We understand that the MCC is not simply a collection of facilities, but a growing destination that must function safely, efficiently, and seamlessly for all users while reinforcing the goals of the City's ongoing BOA planning efforts. Our team is uniquely positioned to help the City realize this vision.

The Middletown Community Campus is undergoing active revitalization, driven in part by the growth of the Fei Tian Northern Campus and set to continue evolving through the City's BOA planning process, making it essential that transportation planning keeps pace with future development while supporting a safe, connected, and inviting destination. Access, circulation, and safety must be evaluated not only for current conditions, but for future activity, connectivity to surrounding neighborhoods, trails, and downtown, and the experience of people arriving by all modes. Transportation at the MCC is not simply about accommodating traffic—it is fundamental to creating a place that feels welcoming, intuitive, and vibrant.

LaBella brings a team of multimodal transportation professionals who are dedicated to providing safe, convenient, and context-sensitive solutions for all users. Our planners and engineers approach transportation as a placemaking tool, recognizing that walking, biking, transit, and vehicular access must work together to support activity and destination-making. In addition to our multimodal technical expertise, our team brings established relationships that directly strengthen coordination and outcomes for the MCC study. LaBella Principal Frank Filiciotto serves on the Pattern for Progress Board, providing valuable insight into the City's BOA planning framework and supporting streamlined communication with the City's BOA consultant. This connection helps ensure that transportation planning efforts are closely aligned with ongoing land use, revitalization, and implementation strategies, reducing the risk of disconnects between parallel initiatives. In addition, Project Manager Jesse Vogl's ongoing work with Transit Orange through an on-call consulting contract demonstrates firsthand knowledge of local and regional transit operations and enables efficient coordination with Middletown Area Transit. This familiarity supports a seamless process from data collection through recommendations and implementation, ensuring transit considerations are practical, coordinated, and well-integrated into the MCC planning effort.

This local perspective is further reinforced by our team's hands-on experience delivering transportation and safety improvements within the City of Middletown. LaBella team members have completed safety studies for Twin Towers Middle School and Middletown High School, providing direct familiarity with local travel patterns, safety concerns, and the City's emphasis on protecting vulnerable users. Our staff has also supported planning and design efforts for the track at Fancher-Davidge Park, reflecting an understanding of active transportation and recreational facilities that can inform future trail connections and campus connectivity. Together, these projects demonstrate our ability to apply local knowledge across a range of contexts—schools, parks, and community destinations—to support safer, more connected places throughout Middletown.



We are joined by **Melissa Johnson Associates (MBE/DBE) (MJA)**, a communications and engagement firm with extensive experience supporting transportation and planning initiatives throughout the Hudson Valley and across the Northeast. MJA brings a proven ability to design inclusive, strategic engagement programs that connect technical planning efforts with community priorities. For the MCC study, their work will ensure that perspectives from campus users, nearby neighborhoods, institutional partners, and historically underrepresented groups are meaningfully incorporated, while maintaining close coordination with City staff and Pattern for Progress to align engagement activities with the BOA planning process. This integrated approach strengthens the connection between community input, land use planning, and transportation recommendations, helping ensure that outcomes reflect shared goals for a safe, connected, and vibrant MCC.

Should you have any questions, please contact me at (914) 450-9901 or via email at jvogt@labellapc.com. Thank you for your consideration. We look forward to partnering with the City to deliver a coordinated transportation study that aligns with the BOA planning process and helps position the Middletown Community Campus as a successful, long-term destination.

Respectfully submitted,

LaBella Associates, D.P.C.

Jesse Vogt, AICP
Project Manager

Frank A. Filiciotto, PE
Principal Traffic Engineer



FIRM QUALIFICATIONS

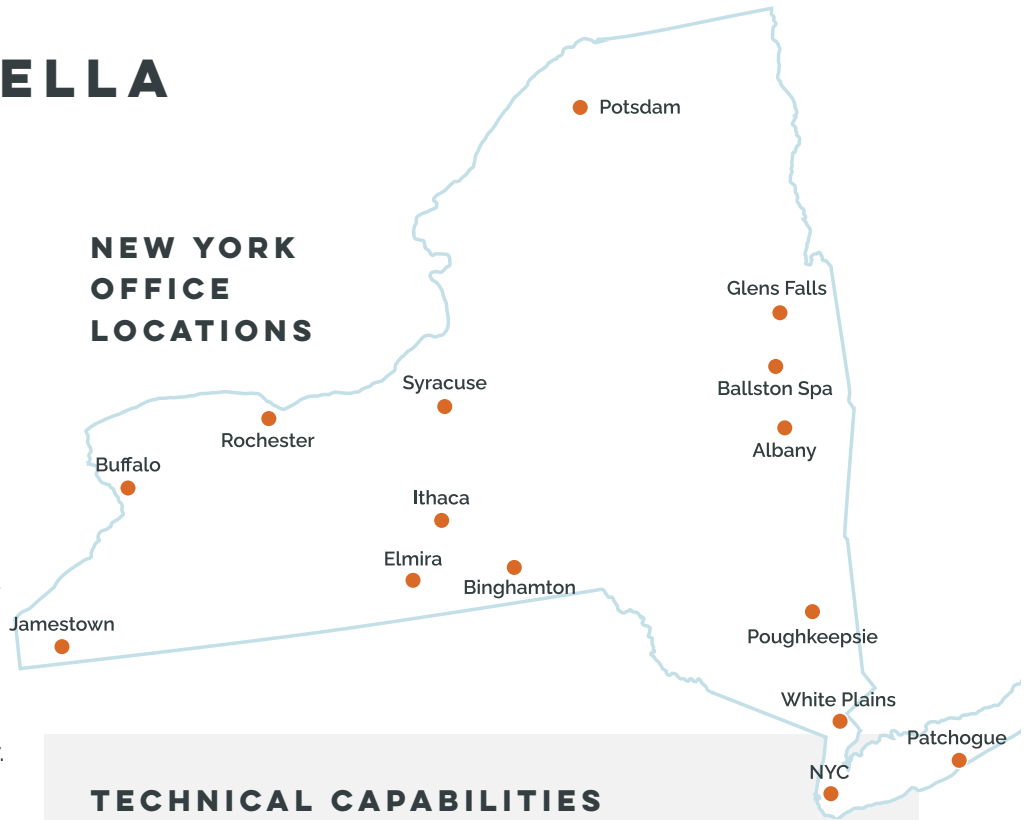
ABOUT LABELLA

At LaBella Associates, our job is to create – structures, plans, ideas, results. As a nationally recognized Design Professional Corporation, that's a given, right?

But here's what really drives us: creating partnership between our team and our clients. So much so that we become one team, unified in the unrelenting pursuit of exceptional performance on each and every project. Reliability. Accountability. Collaboration. Respect. Not skills we went to school for, but innate in LaBella team members.

The pursuit of partnership is embedded in our culture – has been since our inception in 1978. And it affects client outcomes in profound ways. It means we're built to expertly execute projects from start to finish. That we have the talent and resources to take on any challenge. That projects are completed on time, on budget, and beyond expectations. And that we win awards – not just for our talent, but also for our ethics, employee culture, and growth.

Today, our wheelhouse is broad, with four key service offerings: Buildings, Energy, Infrastructure, and Environmental. Our reach is widespread with over 2,000 staff located throughout the country and Europe. We're headquartered in Rochester, NY– but our impact is seen, felt, and experienced around the world.



TECHNICAL CAPABILITIES



INFRASTRUCTURE

- Civil Engineering
- Environmental
- Planning
- Transportation Engineering
- Land Surveying



BUILDINGS

- Architecture
- Planning
- Buildings Engineering
- Environmental
- Land Development & Landscape Architecture



ENVIRONMENTAL

- Environmental Consulting
- Environmental Contracting
- Buildings Engineering
- Solid Waste



ENERGY

- Program Management
- Renewables
- Planning
- Power Systems
- Environmental
- Civil Engineering

TRANSPORTATION PLANNING & ENGINEERING



At LaBella Associates, we are recognized for our transportation and planning services. We have served as the Prime Consultant on many Design and Planning Term Agreements. We have been called upon to work on complex modeling tasks for major projects such as transit centers, interchanges, and major corridors. The **Transportation Division** possesses the depth to handle a broad range of traffic and transportation projects. Our services include transportation and traffic planning; highway engineering; traffic impact studies; traffic modeling; safety analysis; signalization and roundabouts; and community outreach. Our **Planning Group** offers full-service planning led by a multi-disciplinary staff of 15 experienced members that are passionate about improving quality of life through Complete Streets policies and projects, trail planning, and meaningful community engagement.

Our goal is to design for the safe and efficient movement of vehicle, bicycle and pedestrian traffic. Our transportation planning process combines the science of

information analysis with the art of obtaining public participation, allowing us to prioritize needs, forecast future conditions and visualize innovative solutions. Our engineers and planners provide transportation services from project inception through construction inspection.

LaBella has prepared hundreds of transportation studies for various public and private clients. These studies include road improvement projects, intersection and roadway evaluations, corridor and area-wide transportation needs, speed evaluations, access and impact analyses, safety assessments, simulation modeling, complete streets, on- and off-street parking supply and demand, pedestrian/bicycle planning, and comprehensive plans. Our familiarity with the transportation planning process and policies assures you a smooth project from start to finish as we have encountered and solved nearly every imaginable transportation problem. We can approach projects from the perspective of the types of entities we have worked with

Our Expertise Includes:

- Community and Stakeholder Engagement
- Comprehensive Plans and Master Plans
- Environmental Impact Statements
- Corridor and Area-wide Studies
- Context-Sensitive and Complete Streets Integration
- Bicycle, Pedestrian, and Trail Planning
- ADA Assessment and Inventory
- Multi-modal Transportation Plans
- Access Management and Access Permitting
- Traffic Calming Evaluations
- Traffic Data Collection and Surveys
- Traffic Impact and Feasibility Studies
- Site Access and Circulation Studies
- Expert SEQRA Reviews
- Traffic Signal Analysis and Designs
- Roadside Sign Inventory and Evaluations
- Traffic Safety and Accident Analyses
- Traffic Modeling and Simulations
- Parking Studies
- Intersection, Highway, and Freeway Analyses
- Intersection and Roadway Design
- Intelligent Transportation Systems
- Work Zone Traffic Control Plans
- Right of Way Acquisition Activities

in the past, including counties, municipalities, upstate MPOs, colleges, industrial development agencies, and private developers. We interact with stakeholders, facilitate the necessary project coordination, and anticipate potential showstoppers early in the process to keep projects on schedule.

TRANSPORTATION PLANNING & ENGINEERING

Complete Streets

Complete Streets are streets for everyone. Consideration of all roadway users, including vehicles, pedestrians, bicyclists, and transit users, and all abilities is fundamental to our approach to transportation planning and engineering. LaBella Associates has decades of experience in Complete Streets Planning, including conducting walking tours, completing street safety audits, offering free training sessions, and hosting "street takeover" days.

Complete Street Audits and Workshops

LaBella works with our client partners to conduct Complete Street audits in communities across the State. The street audits typically focus on high pedestrian activities areas. Complete Streets audits and workshops focus on how select pedestrian and transportation improvements can influence healthy living choices and opportunities. Training sessions inform highway department staff, public safety officials, and elected officials on the benefits of Complete Streets.

ADA Assessments and Inventories

LaBella prepares ADA evaluations of pedestrian facilities and parking lots for communities across New York State. The scope of work includes field reconnaissance efforts by staff, mapping and assessment reports to summarize findings, prioritization, and developing recommendations. LaBella has also created construction documents, including drawings

for the ADA improvements needed to bring facilities into code compliance.

Complete Streets Policy Development

LaBella has experience preparing Complete Street policies and related regulations to ensure compliance with Complete Streets goals. This can take many forms, including procedural requirements and Complete Street zoning regulations. Most recently, LaBella worked with the Village of Greenwich to develop a Main Street Overlay zoning district and associated design requirements to ensure consistency with the Complete Streets goals of their Main Street streetscape plan.

Field Demonstration Takeover Days

Sometimes known as "street takeover" days, Field Demonstration Takeover Days typically include the temporary

installation of traffic calming measures. The goal is to educate community leaders, stakeholders and the public on measures that may facilitate a safer environment for certain modes of transportation.

Utilizing tactical urbanism methods, temporary traffic calming measures, bicycle/pedestrian features, and other streetscape enhancements are installed prior to Street Takeover days. Informational materials, outreach and invitations are issued to public and key stakeholders to observe and participate in the street transformation.

Access Management

Access Management development and implementation is utilized to improve mobility through heavily congested corridors. LaBella can lead the public participation process that is critical to gaining project buy-in from local stakeholders. A recent example



Public outreach with participants at "Take a Bike", a bike demonstration day in Glens Falls, NY.

TRANSPORTATION PLANNING & ENGINEERING

is the Route 96 Victor Access Management Plan involving a major regional arterial. This road, which is in a heavy commercial area that carries 25,000 VPD, required consensus building between NYSDOT, Town, Village, and local businesses.

Corridor and Circulation Studies

Corridor and circulation studies assess transportation needs and develop a set of strategies that support improved circulation, safety, access, and mobility for all user modes. LaBella has completed corridor and circulation studies in large urban redevelopment areas as well as small village settings. These transportation planning projects typically involve a thorough inventory of current conditions, and extensive community and stakeholder engagement.

Transit Route Evaluation

Transit route evaluations document existing transportation needs and recommend strategies and actions that will improve public transportation. The planning process typically includes extensive outreach and public involvement through Focus Group meetings, stakeholder interviews, and surveys as well as public meetings. Market analysis and residential and employee population projections are used to determine the future need for transportation services and potential gaps in services provided by public transit and/or human services transportation providers. The resulting plans are used to guide decision-making regarding funding for public transit improvements.



LaBella prepared a circulation, access, and parking study for the Village of Waterloo and the Genesee Transportation Council with the main objective of providing design strategies to increase safety of the corridor and improve the bicycle/pedestrian experience.



Bicycle and Pedestrian Facility Designs

Convenient, safe, and connected walking and cycling infrastructure is at the heart of active transportation. The LaBella team understands the importance of active transportation and the positive health, environmental, and mobility benefits these facilities can provide to our communities. We offer a range of planning and design services with the ability to progress active transportation projects from concept to completion.

Trail Master Planning

LaBella's engineers, planners, and landscape architects understand that connecting our local communities and regional

landscapes is one of the most significant recreational, social, and economic developments. Trail master planning offers communities an opportunity to develop a vision for a comprehensive trail network. The work includes developing a comprehensive GIS database that includes existing trail locations and new trail routes to infill missing segments and connect communities to one another and to key points of interest. The identification of new trail segments takes into account environmental features, cultural attributes, wetlands, floodplains, natural ecosystems, and real property data.

TRANSPORTATION PLANNING & ENGINEERING

Trail Route Feasibility Analysis

LaBella's team of engineers, landscape architects, environmental scientists, and planners collaborate to create trail feasibility studies, design drawings, permitting strategies, and potential project cost projections. Through this collaborative, detail-oriented approach, we can identify trail alignments that sensitively respond to the existing environmental conditions. The work provides a useful framework to advance the project from visioning through permitting and to secure funding for phased implementation.

Bicycle Lane Planning and Design

LaBella has successfully completed bicycle projects to improve mobility for all users, air quality, and safety. Projects include feasibility studies for a bicyclist bridge over an interstate, conceptual designs for bicycle lane alternatives to improve existing and future connectivity needs in redeveloping areas, and completing designs of bicycle lanes for communities through the Locally Administered Federal Aid Process. Included in these projects were bicycle compatibility analysis with level of service, traffic calming improvements and streetscapes, road diets to introduce bike lanes, frame and grate adjustments, and traffic signal modifications.

Sidewalk Design

Our team members provide sidewalk design services for communities large and small. Sidewalks and ramps must comply with current ADA and PROWAG standards. This involves a detailed survey at ramp locations, right of way determinations, and designs per NYS DOT's updated 2021 Section 608 Standard Sheets

Trail Use and Impact Studies

The benefits of trails include health, environmental, community, and economic. We have experience evaluating trail usage and evaluating the impacts the facilities have on the local communities.

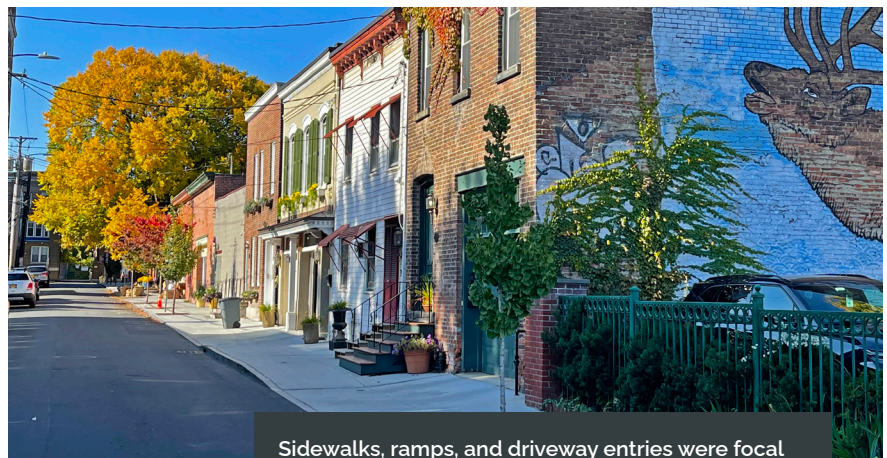
Trail Design

LaBella brings experience designing a range of different trail types, including rail trails, rail with trails, and waterfront trails. Because each trail project requires an array of conditional responses and programming needs, we integrate a diverse team of professionals in the

planning, design, and permitting of each trail type. These include professionals that provide expertise in environmental sensitivity and permitting, hazardous materials evaluations, structural engineering, transportation-oriented design, and expertise with state transportation authorities.

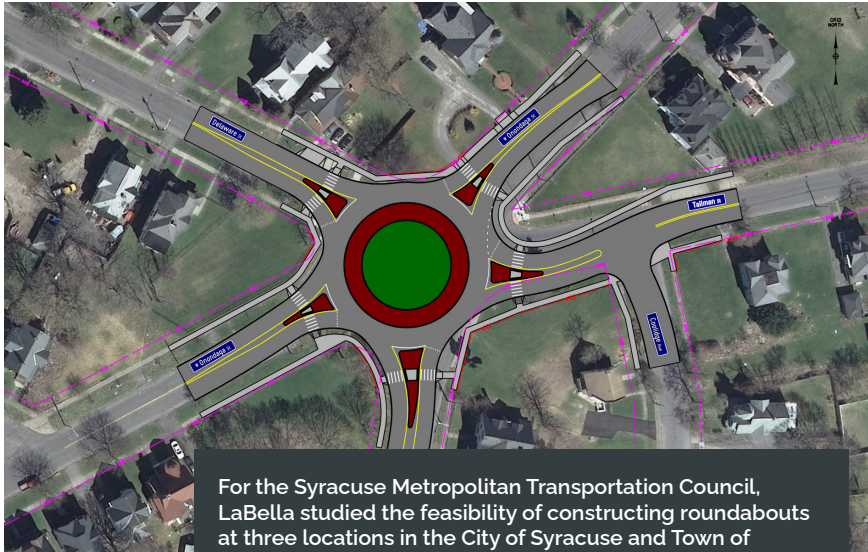
Intersection and Signal Evaluations

LaBella offers extensive experience in traffic analyses and signal evaluations and designs. Familiarity with the components of transportation systems provides us with an explicit understanding of the types of intersection solutions that are functional, realistic, and can be readily implemented. LaBella is an industry leader in the use of Synchro/SimTraffic, SIDRA, and VISSIM software for the routine and complex modeling of roundabouts, interchanges, and pedestrian and bicyclist interactions with motorized users.



Sidewalks, ramps, and driveway entries were focal points to the streetscape improvements designed by LaBella for Spring Street in the City of Albany, NY.

TRANSPORTATION PLANNING & ENGINEERING



For the Syracuse Metropolitan Transportation Council, LaBella studied the feasibility of constructing roundabouts at three locations in the City of Syracuse and Town of DeWitt. A benefit-cost analysis was completed for each, comparing the benefits and costs of roundabouts versus traditional signalized and stop-controlled intersections.

Intersection Improvements

For safety improvements, we routinely analyze locations that require modifications for lane geometry (reconstruction and striping), signal timing and phasing, signal head replacements (LED), and signage (replacement and new installations). Given the close proximity of our Glens Falls office, we can quickly dispatch technicians to investigate sites, conduct counts, and inventory systems.

Signal Coordination Design (Timings and Phasing)

Signal Optimization Analysis is utilized as a TSM tool to maximize roadway mobility, capacity, and efficiency without capital improvements. Synchro/SimTraffic and VISSIM software are utilized to provide TSM/TDM solutions on various arterial signal coordination projects. Signal timings for field implementation

are developed and employed for before/after studies to assess the resulting decreases in delay and increases in free flow speed and capacity.

Signal Maintenance

Maintenance, relocation, and modification of operations during construction are critical to a successful project. LaBella routinely provides this type of support for major and minor highway projects. Signal modifications are also incorporated to address poor operations and/or safety issues as a preliminary mitigation in lieu of major capital improvements. We have recently provided services such as installation of new traffic loops, the addition of pedestrian indications, and the upgrading of cabinets.

Signal Removals

LaBella can provide a formal signal removal process that includes time frames and sequencing once unnecessary signals are identified for removal after verifying they no longer meet signal warrants.

Traffic Control Justification and Signal Warrants

LaBella uses the guidelines specified in the Federal Manual of Uniform Traffic Control Devices (MUTCD) to determine if traffic control devices are warranted. Criteria such as vehicle and pedestrian volume, continuous flow, school crossings, progression, crashes, and delays are investigated as part of the signal warrant process.

Traffic Signal Design

Whether designing an individual signal or an entire system, LaBella has the experience and know-how to get the job done. As a testament to these capabilities, our staff has provided analysis, modeling, and design of Central Business District and major corridor signal systems. Designs include implementation of state-of-the-art traffic signal system upgrades and signal coordination.

Safety Assessments

We are familiar with the techniques required to recognize, evaluate, and make appropriate recommendations for safety improvements at high crash locations. Through multiple NYSDOT Priority Investigation Location (PIL) safety studies and safety analyses for numerous design projects, we have

TRANSPORTATION PLANNING & ENGINEERING

provided safety analysis for more than 100 intersections and have analyzed more than 10,000 police crash reports. LaBella staff has been trained and certified by the Institute of Transportation Engineers to provide Road Safety Audits that proactively look for safety deficiencies during plan design development as well as existing safety problem areas.

Third Party Traffic Impact Study Reviews

Our familiarity with the permit process and guidelines for Traffic Impact Studies is a result of preparing hundreds, perhaps thousands, of these studies throughout the area and state. We have prepared studies for projects of all sizes and land uses, from large-scale generators to small facilities that identified feasible mitigation to minimize impacts to the local roadway network.

Development Application Reviews

LaBella's transportation services include expert SEQRA reviews of Traffic Impact Studies prepared by others that come before various boards. As part of the reviews, technical comments are prepared and presented to the boards at public meetings.

Many reviews for municipalities throughout eastern New York have included projects for a variety of sizes and land uses such as industrial, residential, lodging, recreational, institutional, medical, office, and retail services. Expert reviews for other New York municipalities include Malta, Stillwater, Saratoga Springs, Queensbury, Menands, Fort Edward, and Ballston Spa.



LaBella has helped the City of Albany conceptualize how to improve safety and aesthetic around two of its most visible sites—Empire State Plaza and City Hall.

Development Application Assessments

LaBella has completed independent Traffic Impact Studies of private development applications for various boards. For example, as a designated Traffic Engineer for the Town of Halfmoon, NY, LaBella completed independent Traffic Impact Studies for projects that included residential, commercial, and recreational uses. LaBella was responsible for data collection, analysis, identifying mitigation plans, preparing traffic reports, and presenting the results to the Town Board.

Traffic Counts

LaBella has proven data collection experience with staff having long histories of participating in and overseeing the data collection programs for many transportation planning studies and traffic engineering studies. It is anticipated that LaBella will oversee the traffic data collection and will engage a traffic counting

subcontractor for gathering the counts. LaBella does maintain manual intersection traffic count machines and does gather counts directly as well.



FIRM BIO

Melissa Johnson Associates (MJA) is a WBE/DBE/SBE-certified public relations firm specializing in stakeholder engagement and community outreach across all phases of infrastructure projects. We are a trusted partner to government agencies and their consultants, helping them effectively engage with stakeholders and the public. Our expertise thrives in developing innovative communication strategies and solutions that support initiatives in transportation, transit, economic development, environmental work, resiliency, disaster relief, rail, bridge replacement and design, and other related fields. MJA's president and staff are recognized experts, authors, educators, and innovators in the field with experience working in the Hudson Valley, with the New York State Department of Transportation, and with nearly every New York City government agency.

WBE/DBE/SBE Certified • NY, NJ, PA, CT, RI

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PORT CHESTER PUBLIC SCHOOLS

Traffic, Parking & Pedestrian Study

LaBella Associates is currently progressing the Port Chester School District Parking and Circulation Study, an ongoing effort to evaluate parking supply, access, and neighborhood circulation patterns across several district campuses. The study is designed to help the District and Village coordinate parking management strategies that enhance safety, efficiency, and community character within Port Chester's compact urban environment.

As part of the project, the LaBella team is mapping and quantifying parking supply and demand, evaluating how spaces are used by staff, students, visitors, and buses throughout the school day and during special events. In parallel, LaBella is conducting a comprehensive review of district and individual school policies related to parking, circulation, and access management to understand how existing regulations and operational practices influence daily function and neighborhood impacts. Using these findings, the team is forecasting future parking and access needs under various enrollment and program growth scenarios to identify proactive strategies that will support safe, efficient, and sustainable school operations. This data-driven approach ensures that recommendations will be practical, equitable, and closely aligned with both district objectives and municipal policy frameworks.

In addition to the analytical and policy components, LaBella's work includes developing design recommendations for both parking lots and adjacent on-street areas to enhance circulation, safety, and accessibility. The team is evaluating opportunities to improve traffic flow within school campuses, reduce conflicts between vehicles and pedestrians, and optimize pick-up and drop-off operations. Recommended design solutions will incorporate best practices for ADA compliance, lighting, signage, and wayfinding while maintaining compatibility with the surrounding neighborhood context. These improvements will ensure that parking facilities function efficiently, support safer multimodal access, and reflect the District's commitment to creating a secure and welcoming environment for students, families, and staff.

Budget: Approx. \$18k

Project Dates: November 2025 - Ongoing

REFERENCE

Phil Silano

Assistant Superintendent for Business
Port Chester Public Schools
113 Bowman Avenue
Rye Brook, NY 10573
(914) 934-7906
psilano@pcrufsd.org

Christopher J. Bradbury

Village of Rye Brook, NY
Village Administrator
938 King Street
Rye Brook, NY 10573
(914) 939-0111
cbradbury@ryebrooklyn.gov



VILLAGE OF WATERLOO

Circulation, Access & Parking Study

CLIENT PARTNER

Don Northrup
Village Manager
Village of Waterloo
(315) 539-9131
dnorthrup@waterloony.com



The Village of Waterloo and the Genesee Transportation Council (GTC) engaged LaBella Associates to prepare a comprehensive Circulation, Access, and Parking Study for the Downtown area and adjacent Erie Canal corridor. The main objective of the project was to provide design strategies to improve the experience for bicycles and pedestrians while also increasing overall safety of the corridor for all users. Better connections between Downtown and the Erie Canal was also a key objective of the project.

LaBella Associates conducted a comprehensive Circulation, Access and Parking Study for the Downtown area and adjacent Erie Canal Corridor in the Village of Waterloo.

- An evaluation of vehicular, bicycle and pedestrian traffic patterns, volumes and safety within the corridor;
- Identification of infrastructure gaps to advance mobility and safety for all users;
- Improving site access & parking;
- Supporting long-term revitalization and tourism;
- Create a livable, mixed-use, connected downtown neighborhood; and
- Provide Safe School zones

Concept plans were developed for the two State routes through downtown – Route 20 (Main Street) and Route 96 (Virginia Street) as well as residential streets and connections to the Canal. Cost estimates were also provided to position the Village for funding of priority projects.

LaBella Associates provided a multi-disciplinary team of planners, landscape architects, and transportation engineers to assess potential design concepts and other regulatory measures to achieve the goals of the project. The scope of the project included:

- A community profile and economic market analysis to identify demographic and market trends that are impacting Downtown Waterloo and how those trends inform the types of alternative transportation options that are viable;



TRANSIT PLANNING ON-CALL AGREEMENT

Orange County, NY



TRANSIT • ORANGE

Orange County provides transit coordination services and administers Federal and State transit funding programs. This work is accomplished through the County's Department of Planning and Development. The County is a direct recipient of Federal Transit Administration (FTA) funding which it uses to support the operational and capital needs of over a dozen transit operators, including the purchase of transit vehicles that the County leases to the operators. The County also administers pass-through funding for the State Transit Operating Assistance program which provides assistance to the operators in the County. The Consultant team is assisting the County in managing these programs, visiting operators, helping to ensure that all Federal and State transit program requirements are met, and other related transit tasks as they arise. LaBella is a sub-consultant supporting Program Management, Oversight and

System Redesign Assistance as it relates to infrastructure planning for on-street passenger infrastructure and bus storage facilities.

Cost: Varies based on assignment

Role: Subconsultant

Duration: Ongoing

CLIENT PARTNER

Rob Parrington
Senior Planner
Orange County
255 Main Street
Goshen, NY 10924
(845) 615-3852
rparrington@
orangecountygov.com

HERKIMER COUNTY IDA

Village of Herkimer BOA

LaBella Associates is currently working with the Herkimer County IDA and Village of Herkimer to prepare a Brownfield Opportunity Area (BOA) plan focused on the Village's North Main Street corridor.

The Herkimer BOA is a planning effort to attract investment and funding opportunities through the development of a comprehensive vision for the Village's future. The goal of this effort is to develop a community vision, identify strategic sites for redevelopment through an in-depth analysis of the area, and develop an implementation strategy.

The BOA plan comes at the heels of the Village completing their DRI Strategic Investment Plan and looks to build on that effort to identify long-term approaches to revitalizing and redeveloping its downtown core.

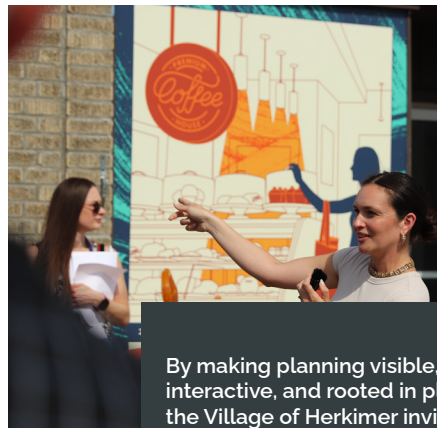
To do so, the BOA is tackling impediments to investment and development, including:

- Analysis of infrastructure capacity constraints
- Structural building assessments
- Historic building reports
- Priority site scanning and inventorying
- Market opportunities analysis

Using these data points, LaBella is developing realistic reuse strategies, cost estimates, and funding strategies for key properties. This information is being shared with potential developers and investors through site-specific installations, email blasts, and walking tours, truly looking to turn this planning initiative into action.

CLIENT PARTNER

John Piseck
Chief Executive Officer
Herkimer County Industrial
Development Agency
(315) 866-3000
jpiseck@herkimercountyida.
org



By making planning visible, interactive, and rooted in place, the Village of Herkimer invited residents to see themselves in the future of their community—and sparked renewed energy around downtown revitalization.



Scan the QR code here to learn more about the opportunity sites in the Village:

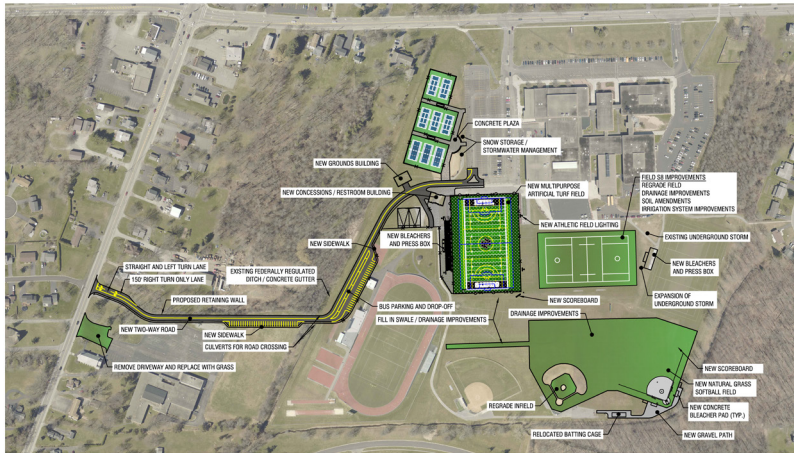


RUSH-HENRIETTA CSD

Sperry Fields Traffic Impact Study

CLIENT PARTNER

Charles Rau
 Rush-Henrietta CSD
 2034 Lehigh Station Road
 Henrietta, NY 14467
 (585) 359-5385

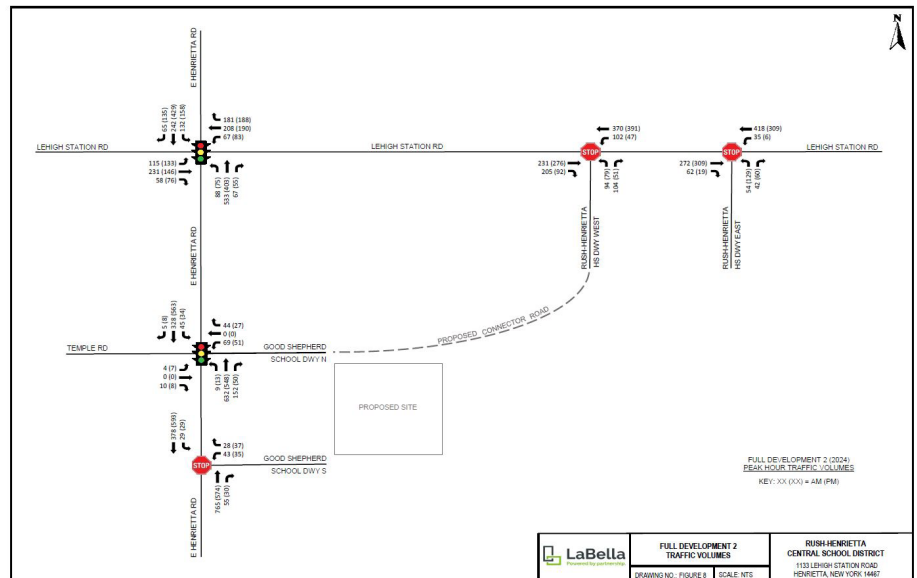


RUSH HENRIETTA CSD - SPERRY FIELDS
 CONCEPTUAL LAYOUT

DATE: AUGUST 2022
 SCALE: 1"=200'



Prepared a Traffic Impact Study that assessed the traffic-related operational impacts on the adjacent roadway network associated with the proposed School District Capital Improvement Plan. The project involved upgrades to athletic facilities and a new connector road from the existing Rush-Henrietta Senior High School Driveway West to East Henrietta Road at Temple Road. The school district is also proposed a new 45,000 SF alternative school located on East Henrietta Road. The analysis included existing and background (no-build) traffic operations at five intersections within the study area, as well as projections for future traffic operation with rerouted traffic volumes to the new connector road and proposed site-generated traffic.



LaBella
 FULL DEVELOPMENT 2 TRAFFIC VOLUMES
 DRAWING NO. - FIGURE 8 SCALE: NTS
 RUSH-HENRIETTA CENTRAL SCHOOL DISTRICT
 1131 LEHIGH STATION ROAD
 HENRIETTA, NEW YORK 14467





White Plains Vision Zero Action Plan

White Plains, NY

The City of White Plains has initiated an SS4A (Safe Street and Roads for All) Comprehensive Safety Action Plan relating to traffic and mobility, also known as a “Vision Zero” initiative. The White Plains Vision Zero Action Plan will evaluate relevant roadway and crash data, prioritize equity, provide recommendations for updating policies and procedures, implement a comprehensive list of projects and strategies to achieve zero traffic fatalities and serious injuries, and set a timeline to achieve this critical goal. Ultimately, the Action Plan will advance the safety of the streets’ many users, regardless of mode of transportation.

Melissa Johnson Associates is supporting the stakeholder engagement and community outreach process. Responsibilities include identifying and implementing outreach to the general public as well as environmental justice (EJ) communities; providing content for the project website and social media accounts; administering public surveys; organizing pop-up events; and coordinating stakeholder focus group meetings, public meetings, and common council meetings.

CLIENT

City of White Plains

SERVICES

Community Outreach and Stakeholder Engagement

CONTRACT

22434

PRIME CONSULTANT

VHB Engineering

SCHEDULE

May 2024-May 2025

CONSULTANT CONTRACT

\$38,429.00

AGENCY CONTACT

Ingrid M. Richards
Senior Advisor to the Mayor,
Coordinator of Economic
Development and Public Info
255 Main Street,
White Plains NY 10601
E: irichards@whiteplainsny.gov
OP: (914) 422-1411
CP: (914) 912-7769

STAKEHOLDERS

Elected officials, Community-based organizations, Advisory boards, Neighborhood associations, Hospitals, Schools, Members of the Public

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Palisades Interstate Park Shared Use Path Feasibility Study Bergen County, NJ and Rockland County, NY

The Palisades Shared Use Path Study is a federally funded study managed by the New York Metropolitan Transportation Council (NYMTC) through the New York State Department of Transportation (NYSDOT). The study area for the shared use path extends from the George Washington Bridge in Fort Lee to the Mario M. Cuomo Bridge in Nyack (approximately 15-miles). The study will develop recommended alternatives, transportation improvements, cost estimates, and an opportunities and constraints analysis to determine the feasibility of a separate shared use path between the two bridges. Additional enhancements to pedestrian and cyclist access along the U.S. 9W corridor through Palisades Interstate Park are also being considered.

Melissa Johnson Associates is responsible for community outreach and stakeholder engagement, which includes incorporating feedback into the study's report of outcomes and recommendations. Responsibilities of the community engagement program include organizing community visioning workshops; preparing outreach materials and presentations; analyzing community feedback; facilitating public review meetings; developing a project website; and presenting project information at pop-up events and community meetings.

DID YOU KNOW... The Palisades Ridgeline between Haverstraw and The George Washington Bridge extends to Staten Island with a length of 40 miles. A natural barrier between the Hudson and Hackensack rivers was thought to have been apart of a single waterway believed to have been formed 200-250 million years ago when the Earth's land mass was still a supercontinent known as Pangaea.

CLIENT
NYSDOT

SERVICES
Community Outreach &
Stakeholder Engagement

CONTRACT
C004306

PRIME CONSULTANT
Buro Happold Consulting
Engineers, P.C.

SCHEDULE
July 2023-July 2025

CONSULTANT CONTRACT
\$100,251.70

AGENCY CONTACT
John Simpson, AICP
Mobility Coordinator
25 Beaver Street, Suite 201, New
York, NY 10004
(212) 383-2411
john.simpson@dot.ny.gov

STAKEHOLDERS
Elected Officials, Municipal
representatives, Public agencies,
Businesses, Community boards,
Community organizations, Schools,
the Public

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New Jersey Sports & Exposition Authority Meadowlands Action Plan for Safety Northeastern New Jersey

The New Jersey Sports and Exposition Authority (NJSEA) Meadowlands Action Plan for Safety (MAP4S) is the first Safety Action Plan for the Hackensack Meadowlands District. MAP4S is a comprehensive effort to provide safe streets for all roadway users by compiling and assessing crash data and crash contributing factors, and recommending safety projects and policies focused on the “five Es” of safety: Engineering, Enforcement, Education, Emergency Response, and Equity.

Melissa Johnson Associates is responsible for community outreach and stakeholder engagement focused on gathering feedback that will help the team understand localized safety concerns. Our work will allow the team to develop and prioritize safety projects that can be implemented in an effort to reduce and eventually eliminate crashes resulting in death or serious injury. Responsibilities of the community engagement program include organizing stakeholder and focus group meetings, developing an online Interactive Geospatial Outreach Tool, organizing and attending public awareness and community events, developing a project website, and preparing promotional content and social media posts.

CLIENT

New Jersey Sports and Exposition Authority

SERVICES

Community Engagement and Stakeholder Engagement

CONTRACT

Meadowlands Action Plan for Safety

PRIME CONSULTANT

Michael Baker International

SCHEDULE

March 2024-August 2025

CONSULTANT CONTRACT

\$56,448.71

AGENCY CONTACT

Nadereh Moini
Chief of Transportation
P.O. Box 640 Lyndhurst, NJ 07071
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E: nmoini@njsea.com

STAKEHOLDERS

Municipal leaders, Public agencies, Businesses, Community-based organizations, Educational institutions, Law enforcement, Emergency responders, Motorists

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**MELISSA
JOHNSON**
ASSOCIATES

Hartford Shared Mobility Project Hartford, CT

The Hartford Shared Mobility Project is a collaborative effort led by the Greater Hartford Transit District (GHTD) and the City of Hartford to develop a shared mobility implementation plan. The project aims to expand zero-emission transportation options, especially in low-income and historically underinvested neighborhoods, by addressing “last mile” gaps in the transportation network. The plan prioritizes accessibility, equity, and environmental justice, with a focus on communities disproportionately impacted by pollution and lacking reliable mobility options. Key stakeholders include local and state elected officials, city agencies, community organizations, nonprofits, businesses, schools, and residents, particularly those who walk, bike, or use transit.

Melissa Johnson Associates is leading a robust public engagement strategy to ensure the plan reflects community needs and priorities. Our outreach approach includes forming an Equity Cabinet, conducting surveys and interviews, hosting focus groups, holding a public meeting, and organizing pop-up events in Environmental Justice (EJ) communities. Engagement materials are bilingual, ADA-compliant, and available in digital and print formats. Additional tools include video storytelling, performance tracking, and a project webpage with regular updates. The process emphasizes cultural relevance, accessibility, and continuous feedback to build trust and shape a community-driven final plan.

CLIENT

City of Hartford

SERVICES

Community Outreach and Stakeholder Engagement

CONTRACT

6188

PRIME CONSULTANT

Nelson/Nygaard

SCHEDULE

January 2025 - March 2026

CONTRACT AMOUNT

\$38,090.66

AGENCY CONTACT

Cecelia Drayton
Director of Sustainability
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Hartford, CT 06103
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E: cecelia.drayton@hartford.gov

STAKEHOLDERS

Elected Officials, City Agencies,
Community Organizations,
Nonprofits, Businesses, Schools,
Residents

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**MELISSA
JOHNSON**
ASSOCIATES

Bear Mountain Bridge Deck Replacement Design Rockland County, NY

The Bear Mountain Bridge is a vital connection carrying New York State Routes 6 and 202, as well as the Appalachian Trail over the Hudson River. Opened in 1924, this 2,255-foot-long suspension bridge has served vehicles, pedestrians, and cyclists for a century. The primary goal of the project is to replace the aging bridge deck, ensuring the safety and longevity of the bridge. Additionally, the project will widen sidewalks to improve accessibility and will aim to minimize disruptions to the community during construction by keeping at least one sidewalk accessible to pedestrians during the entirety of the project.

Melissa Johnson Associates is responsible for public outreach efforts for the Bear Mountain Bridge Deck Replacement public involvement program. A vital part of MJA's scope involves organizing and facilitating open houses, public meeting and virtual meetings to engage stakeholders and the community on the design of the project, ensuring accessibility through translation and interpretation as needed. The outreach team fosters relationships and dialogue with community organizations, residents, businesses and commuters to gather feedback to inform the project team and contribute this key information into the replacement bridge's final design.

CLIENT

New York State Bridge Authority

SERVICES

Public Outreach and Engagement

PRIME CONSULTANT

Thornton Tomasetti

CONTRACT

BA2024-RE-105-DE

SCHEDULE

2025-2027

CONTRACT AMOUNT

\$2,891,245

CONSULTANT CONTRACT

\$28,577.95

CLIENT CONTACT

Lauren Melendez
Deputy Executive Director
New York State Bridge Authority
Email: lmelendez@nysba.ny.gov

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TEAM ORGANIZATION

We build a project team by thoughtfully engaging professionals that have demonstrated reliability, accountability and collaboration.



Frank Filiciotto, PE
Principal-In-Charge

Jesse Vogl, AICP
Project Manager

Douglas Teator, PE
Principal-In-Charge

TRAIL CONNECTIVITY

Meric Karadag, PE
Senior Transportation Engineer

David Kruse, AICP, PTP, RSP1
Principal Transportation Planner

Michael Cocquyt, CPRP
Parks & Recreation Program Manager

ENTRY POINT ANALYSIS

Starke Hipp, PE
Traffic Engineer

Fior Perez, RSP1
Transportation Engineer

PUBLIC ENGAGEMENT

Norabelle Greenberger, AICP
Senior Planner

MELISSA JOHNSON ASSOCIATES

Jessica Cohen, WEDG
Practice Lead, Planning & Design

TRANSIT

Dan Berkowsky, PE
Transportation Engineer

Sadie Kratt
Transportation Planner



JESSE VOGL

Project Manager | Principal Transportation Planner

Jesse is a transportation planner with over 12 years of experience in multi-modal transportation planning and operations. His experience includes planning for active transportation including bicycles and pedestrians, traffic studies, transit operations analysis, service planning, and scheduling, safety assessments, advanced use of GIS software, data collection, grant writing, and report preparation. He has a Master's degree in Regional Transportation Planning and has experience working with municipalities, MPOs, stakeholders, and the public on transportation studies, using GIS and visual planning tools such as Adobe Illustrator to communicate data intensive results effectively. Jesse is also experienced using HASTUS, Remix, StreetLight, and Replica to lead traffic, transit, bicycle, and pedestrian analyses, including assessing origin-destination pairs by taking advantage of large datasets. In addition to his technical skills,

AICP

American Institute of Certified Planners

CERTIFICATIONS

NYS DMV Article 19-A Certified Examiner

EDUCATION

Binghamton University: B.A. in Biology and Philosophy, Politics & Law

University of Albany: MRP in Transportation Planning

ORGANIZATIONS

Member of the Upstate NY American Planning Association Chapter

Capital District Planners Association, Treasurer (2019-2023)

Capital District Planners Association, Section Director (2023-Present)

Institute of Transportation Engineers (ITE), Member

2023 Young Transportation Professional of the Year, ITE NY

Village of Rye Brook & Port Chester School District: Traffic, Parking, and Pedestrian Study—Rye Brook, NY

Project Manager for the comprehensive traffic, parking, and pedestrian study of two schools in the Village of Rye Brook focused on improving safe student access through on-site circulation and off-site traffic operations and infrastructure improvements.

SUNY Albany: Downtown Campus Schuyler Building Parking and Traffic Study Review—Albany, NY*

Project Planner responsible for the review and validation of previous parking and traffic studies for the Schuyler Building as part of the project team. Jesse was responsible for traffic and parking demand counts to validate previous studies, preparation of the technical memo, and public participation to present parking and traffic findings.

City of Albany: Washington Park Area Complete Streets Study—Albany, NY*

Lead Transportation Planner/Traffic Engineer supporting a study Complete Streets Traffic Planning Study for the Washington Park Area in 2021. The study evaluated pedestrian, bicycle and vehicle traffic circulation within the area, using a Complete Streets approach to enable safe, convenient, and comfortable travel/access for users of all ages and abilities regardless of their mode of transportation. Jesse was the lead transportation planner and traffic engineer supporting the study. The purpose of this complete streets study is to identify transportation network enhancements that honor the historical nature of Washington Park; reduce or minimize the negative effects of traffic in the study area; and consider mobility and access for park users of all abilities including pedestrians, bicyclists, motorists, emergency access, parking impacts, and special events.



**Completed under previous employment*



FRANK A. FILICIOTTO

Principal-In-Charge | Principal Traffic Engineer

PE

Professional Engineer:
NY, CT, MA, MI, NC, NJ, PA, TN, VA

EDUCATION

Union College: B.S. Civil Engineering

New York University: M.S. Transportation Planning & Engineering

ORGANIZATIONS

Institute of Transportation Engineers (ITE)

Hudson Valley Economic Development Corporation (HVEDC)

Hudson Valley Pattern for Progress

Frank has an extensive and varied background in transportation planning and traffic engineering, bringing 22 years of combined private consulting and public service experience to the industry. A licensed professional engineer in multiple U.S. states, his strengths lie in transportation planning, traffic analysis, traffic calming and complete streets design, parking analysis, traffic operations, traffic modeling and simulation, and intersection and signal design. Frank has authored over 1,000 traffic impact and parking utilization studies for projects throughout the New York metropolitan area and has presented to numerous municipal and community land use boards. He has prepared traffic engineering studies and designs for projects in several jurisdictions including the New York State Department of Transportation; Westchester, Rockland, Nassau, and Suffolk counties; New York City Department of Transportation; Pennsylvania Department of Transportation and Connecticut Department of Transportation.

Enlarged City School District of Middletown, Orange County, NY

Mr. Filiciotto performed traffic engineering services on behalf of the Enlarged City School District of Middletown to improve traffic circulation and parking at Twin Towers Middle School and Middletown High School. Mr. Filiciotto led a traffic and pedestrian data collection program, analyzed school-related congestion and safety issues, and proposed mitigation to relieve on-site queuing and shorten the drop-off and pickup processes. Alternatives consisted of new site access points, remote parking, contra-flow lanes to add capacity in the peak direction, traffic calming, and new lay-by lanes on adjacent public streets.

Village of Ossining: US Route 9 Road Diet—Ossining, NY

Project Manager for a comprehensive study of the Route 9 corridor in the Village of Ossining to determine the feasibility of a road diet to calm traffic, provide additional on-street parking, and improve pedestrian safety by reducing crossing distances.

The scope of work included traffic operations analysis, safety analysis, conceptual improvement plans, and a robust public participation program presented in English and Spanish. Assisted the Village in successfully advocating for funding to implement the improvements.

NYCDDC: Preliminary and Final Design Services for the Reconstruction of the Tillary Street Area—Brooklyn, NY

Lead Traffic Engineer and Project Manager on the NYCDDC's Tillary Street Reconstruction Project to improve the pedestrian and bicycle infrastructure in the important Downtown Brooklyn corridor. Responsible for overseeing the traffic engineering study of an eight-intersection network to support the proposed improvements, conducting a traffic simulation analysis of existing, no build and build conditions using Synchro/SimTraffic software, developing innovative traffic signal phasing and coordination to mitigate future capacity constraints, and designing the new traffic signal installations that will complement the geometric changes to the corridor.



DOUGLAS TEATOR

Principal-In-Charge | Director - Multimodal Group

Douglas is a transportation engineer with over 18 years of experience. He specializes in engineering and planning studies related to multi-modal and non-motorized modes of transportation. Douglas' experience includes pedestrian safety, accessibility and connectivity studies, complete streets, mass-transit infrastructure planning, and multi-disciplinary projects such as mobility hubs connecting multiple modes of transportation and incorporating buildings and parks/landscaping into the project scope. He leads projects from the planning and conceptualization phase through final design and construction. He manages a team of engineers and planners that use data-informed planning to develop studies and recommendations to improve transportation efficiency, safety, and mobility. He has helped agencies secure state and federal funding for projects and has led the implementation of multiple statewide award-winning projects.

PE

Professional Engineer:
NY, PA, MA, FL

EDUCATION

Rensselaer Polytechnic Institute:
B.S. in Civil Engineering

ORGANIZATIONS

Institute of Transportation Engineers (ITE), Member

2021 Transportation Professional of the Year, ITE NY Upstate Section

New York Public Transportation Association Leadership Institute (PTLI), Graduate

**Mass Transit Magazine
40 Under 40 - 2024**

Orange County: Transit On-Call—Orange County, NY

Project manager for the LaBella team, who is a sub-consultant to Transpo Group, for this three year on-call contract supporting the County Planning Department.

Capital Region Transportation Council (CRTC): Milton Town Center Plan Update—Milton, NY

Senior Engineer responsible for the development and assessment of feasibility for concepts to improve walkability, connectivity, and accessibility in the Town Center. Features being evaluated include new signalized intersection and roundabout options, and multi-use path or bike lane options for segments connecting the Town Center with other bike/ped generators.

Capital Region Transportation Council (CRTC): Niskayuna Route 7 Complete Streets Plan—Niskayuna, NY

Senior Engineer leading a study focused on NY7, which is significant corridor serving Niskayuna's vehicular traffic.

The purpose of this study is to identify improvements for NY 7 that will enhance mobility, resiliency, and safety for all road users. LaBella is preparing the study content which includes a comprehensive evaluation of lane widths, intersection configuration, pedestrian infrastructure and travel patterns, and traffic volumes, as well as a detailed safety screening and crash assessment. The study also includes robust public involvement plan and the development of concepts and recommendations for the 3.5 mile long corridor.

GObike Buffalo: East Side Trails—Buffalo, NY

Project Manager for the East Side Trails project, which is a collection of various pedestrian and bicycle treatments and a ped-bike bridge connecting approximately 5.5 miles of destinations on Buffalo's East Side. Doug's role in this \$4M state and locally funded project included leading the final project planning phase, public engagement, and preliminary and final design.





MERIC KARADAG, PE

Senior Transportation Engineer

Meric is a licensed Professional Engineer with over 7 years of transportation engineering experience. She has held various lead design and project management roles on a variety of multi-discipline and design-build projects within both the public and private sectors. She also brings knowledge in geometric design, roadway and roadside design, 3D modeling of major transportation projects and the preparation of comprehensive construction documents.

PE
Professional Engineer
NY

EDUCATION
State University of New York at
Buffalo: B.S. in Civil Engineering

ORGANIZATIONS
Institute of Transportation
Engineers (ITE) Active Member

American Society of Highway
Engineers (ASHE) - Albany
Section Active Member

City of Glens Falls: Glens Falls Connector Trail and Sidewalk Construction—Glens Falls, NY*

Project Engineer for this LAFA project which included the construction of 2 pedestrian/ bike bridges across the Feeder Canal and new sidewalks along Murray Street in the City of Glens Falls, NY. Project also included reconstruction of curb ramps, installation of new signing, striping for bike lanes, and installation of new drainage structures. Meric was responsible for the development of cost estimates, designing and preparation of construction plans and documents, coordinating with the various State Agencies to obtain necessary permits and to determine any various site-specific requirements as well as coordinating with a local utility company, which owned a portion of the property the proposed work was located in, in order to obtain necessary permits to perform construction activities within their property.

City of Schenectady: Brandywine Avenue Safety Improvements— Schenectady, NY*

Project Engineer for the design of pedestrian and vehicular safety improvements to Brandywine Avenue from 1-890 to State Street. The improvements reconstruction

of isolated sections of existing sidewalks, curbing, curb ramps, replacement of existing span-wire traffic signals at two intersections, replacement of pedestrian signals, and preservation of existing asphalt and concrete pavement, signing and striping to reduce congestion and improve vehicle, bicycle and pedestrian safety in this busy corridor. Meric was responsible for the development of cost estimates, the design and preparation of construction plans and documents.

City of Albany: Brevator Highway Improvements—Albany, NY*

Project Engineer for design and construction of re-alignment of NY Route 85 Exit Ramp, construction of 2 new exit ramps and a bus only contra-flow lane through Campus Access Road bridge to enable smooth operations for buses entering SUNY Albany Campus through Brevator Street in the City of Albany. Project included construction of new exit ramps, sidewalks, a multiuse path, raised curbed traffic islands, curb ramps, curbing, installation of new traffic and pedestrian signals, signing, striping, Rectangular Rapid Flashing Beacons (RRFB's), drainage structures, and landscaping. Meric was responsible for the preliminary and final design, estimating, advertising, bidding, and construction support.



*Completed under previous employment



DAVID KRUSE

Principal Transportation Planner

David is a certified transportation planning professional (AICP, PTP, RSP) with 15 years of experience delivering multimodal planning, traffic engineering, and safety solutions across more than 100 municipalities in New York State and several other eastern seaboard states. His expertise spans the full project lifecycle—from business development and stakeholder engagement to technical analysis, public outreach, and implementation—ensuring client visions are translated into practical, defensible, and impactful outcomes. David specializes in transportation impact analyses, corridor and circulation studies, multimodal and active transportation plans, parking studies, and K-12 and higher education circulation plans. His work integrates transportation, land use, urban design, and health, producing strategies that enhance mobility, accessibility, and community well-being.

AICP

American Institute of Certified Planners

PTP

Professional Transportation Planner

RSP1

Road Safety Professional 1

EDUCATION

University at Buffalo: M.S. in Urban and Regional Planning: Land Use & Urban Design

University at Buffalo: B.A. in Environmental Design

ORGANIZATIONS

American Planning Association, Board Member

Institute of Transportation Engineers, Member

New York State Association of Transportation Engineers, Member

Transportation Research Board, Volunteer Peer Reviewer

Village of Fairport, NY: Planning Board Member

Genesee Transportation Council: Honeoye Hamlet Active Transportation Study—Honeoye Hamlet, Town of Richmond, NY*

Transportation Planner for a comprehensive study created to serve as a chapter in the Town of Richmond Comprehensive Plan, focusing on pedestrian, bicycle, and recreational trail networks. Its vision describes Honeoye as a walkable, connected lakefront community with tree-lined streets, accessible parks, active public spaces, and vibrant Main Street businesses. The plan identified regulatory, physical, and programmatic strategies to support a livable, complete-street environment.

SouthWorks—Ithaca, NY*

Served as lead Transportation Planner for the SouthWorks Redevelopment in Ithaca providing multimodal access planning, site circulation design, and transportation impact evaluation. The project will adaptively reuse approximately 820,000 square feet of existing structures and add around 900,000 square feet of new residential, retail, commercial, and industrial space, creating a 1.7-million-square-foot innovation district. The redevelopment

emphasizes sustainable design, inclusive housing, and improved connectivity through trail and infrastructure enhancements, including links to the South Hill Recreation Trail and Buttermilk Falls.

Genesee Transportation Council: Route 36 Corridor Study—Mt. Morris, NY; Leicester, NY*

Transportation Planner for the Mount Morris–Leicester Route 36 Corridor Study, a multimodal transportation and land use plan sponsored by the Genesee Transportation Council. Led analysis of existing conditions, traffic operations, safety data, and pedestrian infrastructure across four municipalities to identify opportunities for improved connectivity, access management, and corridor safety. Collaborated with local and state partners to develop context-sensitive design recommendations, multimodal improvements, and zoning strategies supporting community development and livability goals. Guided the creation of an implementation framework that prioritized transportation, land use, and economic enhancements to strengthen the corridor's role as a cultural and recreational gateway to Letchworth State Park.



*Work completed under previous employment



MICHAEL COCQUYT

Parks & Recreation Program Manager

Michael brings ten years of physical education, parks, recreation, and sports management experience to LaBella Associates. Since joining LaBella, he has found his strength in supporting municipalities and private clients in planning and executing on their parks, recreation, and athletic facilities goals. Michael's multiple college degrees and real-life experience working in parks, schools, private sports facilities, and not-for-profit organizations provide the insight to design realistic, impactful, and sustainable projects.

EDUCATION

Rochester Institute of Technology: Executive Masters in Business Administration

K. U. Leuven: M.S. in Adapted Physical Activity

College at Brockport SUNY: B.S. in Physical Education

CERTIFICATIONS

Certified Parks and Recreation Professional

ORGANIZATIONS

National Parks and Recreation Association

American Planning Association

Al Sigl Community of Agencies, Board Member

Rochester Press Radio Club, Treasurer

Three Rivers Development Corporation: Chemung River Greenway Feasibility Study—Chemung and Steuben County, NY

Supported route analysis and public engagement from the perspective of a trail and recreation professional. Worked closely with the GIS team, stakeholders, and public to solidify buy-in and ensure routes were welcomed, feasible, and productive in accomplishing the goals of the agency.

Ontario County Parks and Recreation Master Plan—Ontario County, NY

Preparation of a county-wide Parks and Recreation Master Plan addressing indoor and outdoor recreation needs and opportunities. Specific involvement included

- Support with community engagement and incorporation of that data into the plan
- Benchmarking with similar counties and NRPA national trends
- Operations and Maintenance review and recommendations in the plan

- Guidance on programming opportunities and how they align with the County's mission

New York State Downtown Revitalization Initiative (DRI)/ New York Forward Strategic Plans—Multiple Communities in Western NY and Finger Lakes

LaBella Associates has been a DRI and NY Forward consultant firm for many years. Under the Department of State's guidance, our team guides awarded communities on a strategic planning process to create a plan to implement their \$4.5M to \$10M grant in the best interest of the community, region, and state. Michael has served in this group as a leader of community engagement and spearheads the recreation and public space projects in coordination with landscape architecture and engineering staff. Recently worked on park, trail, and recreation projects in Lancaster, Wellsville, the Town of Aurora, Seneca Falls, and the Village of Newark.



DAN BERKOWSKY

Senior Transportation Engineer

Dan is a Project Manager with over 18 years of experience in engineering design and transportation planning consulting for public agencies. He specializes in public transportation with work experience that includes the design and implementation of the inaugural Select Bus Service corridors in New York City, as well as two of CDTA's Bus Plus corridors in Albany. Dan has collaborated with transit agencies across the Northeast to realize innovative projects to improve transit service and operations through the design of new facilities, implementation of BRT and bus priority corridors, and construction of new stations and amenities. His work is guided by a deep understanding of the agency's needs, fleet requirements, and an appreciation for the challenges of operating a high-frequency transit systems in urban areas.

PE

Professional Engineer: NY, FL

EDUCATION

Washington University: B.S.
Biomedical Engineering

ORGANIZATIONS

Institute of Transportation
Engineers (ITE), Member

Orange County Transit On-Call Services - Orange County, NY

Mr Berkowsky is leading LaBella's efforts and contributions to Orange County Department of Planning on this contract. The department provides oversight and funding for several transit providers within the county. This contract will include transit network redesigns for the largest transit providers in the County as several other County-led initiatives to improve transit service efficiency and customer satisfaction throughout transit service areas.

City of Schenectady: Gateway Mobility Hub—Schenectady, NY*

Partnering with the City of Schenectady and Metroplex, CDTA's Gateway Mobility Hub creates an enhanced transit amenity and transfer location within Downtown Schenectady. Located adjacent to Gateway Park, an existing nexus of pedestrian and transit activity, the hub furthers the City's redevelopment and beautification goals, Metroplex's mission to support local businesses, and

CDTA's continued pursuit of enhancing customer experience. Project Manager for civil and transit engineering design efforts which include numerous transit amenities, including dedicated lanes, transit signal priority, shelter amenities, and embedded snow melt.

Suffolk County: Suffolk Reimagine Transit Implementation Plan— Suffolk County, NY*

Suffolk County embarked on a redesign of its county-wide fixed route bus network. Branded as Reimagine Transit, this study sought to reorganize and rethink bus service in the County and upgrade and enhance stop amenities and the rider experience. Project Manager responsible for developing recommendations to bridge the gap between a redesign route network and actual operating transit service. This included the conceptual design for eight off-street transit transfer and passenger hubs designed to accommodate pulse service by multiple routes during peak times.

**Work completed under previous employment*





SADIE KRATT

Transportation Planner

Sadie is a Transportation Planner with three years of experience working in sustainability planning and GIS. Her focus is on environment and transportation planning, with experience in sustainability, transit, data analysis, and outreach. She is skilled in ArcGIS Pro, Map, and Online; QGIS; Microsoft Suite; Adobe Creative Suite; R (Intermediate); HTML; CSS; and JavaScript (Basic).

EDUCATION

University at Buffalo: Master of Urban Planning

University at Buffalo: B.S. Environmental Geoscience & GIS

GObike Buffalo: East Side Trails—Buffalo, NY

Supported the East Side Trails project, which is a collection of various pedestrian and bicycle treatments and ped-bike bridge connecting approximately 5.5 miles of destinations on Buffalo's East Side. Sadie's roles included developing GIS mapping and corridor analysis, evaluating and recommending pedestrian and bicycle crossing treatments, and leading public engagement activities.

Niagara Frontier Transportation Authority: Transportation Planner—Buffalo, NY*

Led short-term transit planning projects; managed GIS and mapping projects and requests; directed, recommended, and implemented community engagement and outreach to inform transit planning, services, programs, and initiatives; analyzed and managed ridership automatic passenger count data for internal and federal reporting.

City of Buffalo: Scajaquada Creek Path—Buffalo, NY*

Supported the Scajaquada Creek Path (PIN # 5764.67) project, which is a 1.1-mile multi-use path, and a locally administered federal aid project. Sadie's role included developing GIS mapping and corridor analysis, evaluating and recommending pedestrian and bicycle crossing treatments, and leading public engagement activities.

Seneca Nation of Indians: Center Street Complete Street Reconstruction Study—Salamanca, NY

The SNI is planning to reconstruct of a 2,736-ft. portion of Center Street from the railroad to the northern Territory boundary at Forest Avenue in the City of Salamanca. The reconstructed roadway is to be a complete street, with accommodations for pedestrians and bicyclists. LaBella Associates performed a preliminary study on the reconstruction and provided recommendations and preliminary cost estimates.

City of Rensselaer NYSERDA Clean Mobility—Rensselaer, NY

The objective of this study is to assess clean mobility options to meet the identified needs of residents of the City of Rensselaer. The study included developing an executing public engagement activities, and working with local partner agencies to develop the mobility plan. The study developed microtransit alternatives, partnering with CDTA and Rensselaer County. To help finalize the recommended plan, LaBella also assessed infrastructure needs, including vehicles and chargers, capital and operating costs to inform next steps. The study will be used to apply for demonstration funding through the same program.



**Work completed under previous employment*



STARKE HIPPI

Traffic Engineer

PE

Professional Engineer:
NY, NJ, NC

EDUCATION

North Carolina State University:
B.S. Civil Engineering

ORGANIZATIONS

**Institute of Transportation
Engineers (ITE)**

With nearly a decade of experience, Starke has a diverse background in transportation and traffic engineering having worked on projects in both the private and public sectors. He is well practiced in the industry standards of NACTO, AASHTO, HCM, ITE, ULI, and MUTCD. As a Project Manager and Licensed Professional Engineer, Starke has overseen multiple projects involving various engineering disciplines including traffic engineering, highway design, signal design, and site design. Several of these projects focused on traffic calming, pedestrian safety countermeasures, speed limit reduction, and parking utilization for various municipalities in the Hudson Valley and Long Island. In addition to his strong technical background, Starke is well versed in public engagement, having testified at multiple municipal boards and the public hearings.

Orange County Pedestrian Safety Improvements (PIN 8762.04) Various Municipalities—Orange County, NY*

Assistant Project Engineer for the preliminary engineering for pedestrian infrastructure improvements at several County intersections. Design improvements include pavement markings, signage, signal upgrades, pedestrian signals, and pedestrian refuge/curb extensions. Responsible for existing site analysis in order to determine the unique needs for improvement at each location.

Village of Ossining: Traffic Calming Intersection Improvements—Ossining, NY*

The Village of Ossining conducted a study to evaluate the suitability of traffic calming improvements at three intersections within the Village. The study included traffic counts, pedestrian observations, field measurements, and the completion of engineering studies to confirm if the measures were warranted. As Traffic Engineer, oversaw the data collection, processing of data, completion of sight distance evaluations,

marked crosswalk evaluations, and consulted the on the preparation of engineering drawings depicting the proposed traffic calming measures.

Town of Tuxedo: Hamlet Revitalization Study—Tuxedo, NY*

The Town of Tuxedo commenced a study to develop concept level plans depicting improvements to pedestrian and parking facilities along the NYS Route 17 corridor within the Hamlet. The study included a field visit with Town representatives, traffic counts, coordination with the NYSDOT, coordination with project consultants, and public engagement. As the Deputy Project Manager and Traffic Engineer, attended the field visit with Town representatives, provided engineering consultation to the project team, coordinated the data collection, and development of a road diet "feasibility spot study." Also led and attended various follow-up meetings with the Town representatives and assisted in the preparation of materials for public engagement meetings with Town residents.

**Work completed under previous employment*





FIOR M. PEREZ

Transportation Engineer

Fior is a Transportation Engineer within the Transportation Division responsible for traffic operations analysis, safety studies, transportation modeling, and report preparation. She demonstrated proficiency in the foundations of road safety principles through certification as a Road Safety Professional 1 (RSP1).

EIT, RSP1
Engineer-in-Training: NY

Road Safety Professional 1

EDUCATION
City University of New York: B.S.
Civil Engineering

Village of Rye Brook & Port Chester School District: Traffic, Parking, and Pedestrian Study—Rye Brook, NY

Transportation Engineer responsible for safety and traffic analysis at two schools in the Village of Rye Brook to improve student access.

Orange County Department of Public Works: East Main Street—Walkkill, NY*

Assistant Project Engineer responsible for assisting with the design of three signals located at East Main Street and Schutt Road. The scope of work includes replacing traffic signals and accommodating new lane use and geometry at the intersections. The project will also install ADA-compliant pedestrian accommodations, including APS push buttons, for new pedestrian crossing at intersections where needed.

Village of Ossining: Route 9 Road Diet—Ossining, NY

Assistant Project Engineer for a Complete Streets Study to determine the feasibility of a "road diet" along a portion of US Route 9 corridor within the Village. The study includes analysis of existing conditions, including pedestrian, bicycle, and transit service accommodations, crash history, and operations. Responsibilities include assisting

with traffic data collection, existing conditions analysis, and public engagement.

Village of Garden City: Cathedral Avenue Road Diet Traffic Study—Garden City, NY*

Assistant Project Engineer for the evaluation of the feasibility of a road diet along Cathedral Avenue within the Village of Garden City and development of preliminary and final plan view concepts. A road diet would transform the existing four-lane roadway into a three-lane roadway and provide traffic safety features aimed at mitigating the crash history and speeding within the corridor. Responsible for assisting with traffic data collection, existing conditions analysis, conceptual design, and cost estimating.

Village of Garden City: Stewart Avenue Corridor Study, Inc.—Garden City, NY*

Assistant Project Engineer responsible for traffic analysis to assess the feasibility of a road diet on Stewart Avenue from Franklin Avenue to Clinton Road. Was responsible for assisting with the data collection, speed and delay studies, calibration of data, crash analysis, and Level of Service analysis of the corridor using Synchro/SimTraffic. Also assisted with conceptual design of alternatives, planning level cost estimates, and preparing the technical report.

Work completed under previous employment





NORABELLE GREENBERGER

Senior Planner, Regional Planning Lead,
Civil Regional Leader, Brownfields Market Lead

Norabelle is the Eastern NY Planning Lead and Brownfields Market Leader at LaBella Associates, with over 12 years of experience in community, environmental, and transportation planning. Her work focuses on downtown revitalization and site revitalization planning, including the development of Brownfield Opportunity Area (BOA) Plans, Downtown Revitalization Initiative (DRI) and NY Forward Strategic Investment Plans, and economic development strategies. She is well-versed in funding programs, project implementation strategies, and SEQR, as well as securing and administering grant funds for public and private entities.

AICP

American Institute of Certified Planners

EDUCATION

Columbia University: M.S. in Urban Planning

Smith College: B.A. in Architecture & Urbanism

Smith College: B.A. in French Studies

ORGANIZATIONS / AWARDS

American Planning Association, Member

Bike Glens Falls, Co-Founder

Crandall Park Beautification Committee, Member

2021 Post-Star 20 Under 40

2024 Albany Business Review 40 Under 40

2024 APA Upstate Award for Comprehensive Plan and Implementation

2025 Mohawk Valley Brownfields Developer Summit Catalyst Award

City of Rensselaer: 'Rensselaer Rising' BOA Plan—Rensselaer, NY

Senior Planner and Project Manager currently leading the City's Rensselaer Rising (BOA) Plan. The project is focused on revitalizing the City's downtown. The goals for this plan are to identify realistic, actionable recommendations that will set the City up for success. Key to this approach was early and regular engagement with owners of strategic sites in the study area to develop revitalization plans. The project focuses on an area faced with opportunity (the Albany-Rensselaer Amtrak station) and challenges (most of the area is within the floodplain) that make development complex. The project, which developed a community-supported vision for the area's future through surveys, workshops, pop-up events, and one-on-one stakeholder calls is already leading to action and has residents and stakeholders excited about downtown opportunities.

Village of Herkimer: BOA Nomination Plan—Herkimer, NY

Currently serving as Project Manager for the Village's BOA Plan. Launching on the heels of the Village's DRI Round 7 SIP process, the BOA is focused on

removing barriers that inhibited private developers from seizing on the \$10 million DRI grant opportunity. The focused planning effort is diving into environmental, structural, infrastructure, and historic resource assessments of key properties along the Village's Main Street corridor and developing realistic reuse plans and funding strategies for these sites. For public engagement, a concerted effort was made to engage with stakeholders that were not engaged in the DRI planning process, including on-the-ground workshops and surveys of high school and community college students and focus groups and surveys with tourism stakeholders.

Town of Salem: Pedestrian Connectivity and Streetscape Improvement Plan—Salem, NY

Lead Planner for a pedestrian connectivity plan that envisions transformational changes to the heart of the former Village center, including streetscape improvements and establishing a new trail loop to better connect the Salem Central School to downtown. The plan focused on establishing a real identity for the downtown through unique street paving treatments, art installations, and signage.





JESSICA COHEN

WEDG

Practice Lead - Planning and Design



YEARS OF EXPERIENCE

- 6

EDUCATION

- McGill University, Montreal, QC
B.A. & Sc., Environmental Sustainability & Political Science

AGENCY EXPERIENCE

- City of White Plains (NY)
- New Jersey Sports and Exposition Authority
- New York State Department of Transportation
- City of Hartford (CT)
- New York State Bridge Authority
- New York City Department of Parks and Recreation (NYC Parks)
- New York City Economic Development Corporation

AFFILIATIONS

- Waterfront Alliance
- Women's Transportation Seminar, New York

Jessie is a community engagement specialist and environmental planner with wide-ranging experience conducting public engagement in the New York metropolitan and Tri-State Area. She has developed engaging and public-friendly project stakeholder engagement materials, including presentations, newsletters, graphics, fact sheets, and other materials. She has experience supporting event logistics and planning, focused on developing creative solutions and collaborating with clients and project team members.

Community Outreach Manager, City of White Plains Vision Zero Action Plan, White Plains, NY

For the White Plains Vision Zero Action Plan project, Jessie led the stakeholder engagement and community outreach processes. She identified outreach opportunities and implemented them to the public as well as environmental justice (EJ) communities. She provided content for the project website and social media accounts, administered public surveys, organized pop-up events, and coordinated stakeholder focus group meetings, public meetings, and Common Council meetings.

Community Outreach Manager, NJSEA Meadowlands Action Plan for Safety, Northeastern, NJ

Jessie managed outreach for the NJSEA Meadowlands Action Plan for Safety project, leading the community engagement program. She was responsible for gathering feedback to understand localized safety concerns in the Hackensack Meadowlands District. She oversaw the development of a digital interactive Geospatial Outreach Tool, organized stakeholder and focus group meetings, and organized and attended public awareness and community events. Additionally, Jessie developed the project website, prepared promotional content, and prepared social media posts to help the project team create recommendations for future safety projects and policies that will create safer streets for roadway users.

Community Outreach Manager, NYSDOT Active Transportation Plan, Statewide, NY

As the Community Outreach Manager for the NYSDOT Active Transportation Plan, Jessie is responsible for outreach to stakeholders throughout the Hudson Valley, New York City, and Long Island. She gathers input from community members on ways to improve active transportation throughout New York State. Jessie provides direct outreach and coordination for public meetings and attends public events, fairs, and festivals to gather public input about how walking and biking can be safer and more accessible. As part of the overall Active Transportation team, Jessie coordinates closely with the project teams working in other counties and areas throughout New York State to ensure that our activities are aligned and conducted in a timely manner.



PROJECT UNDERSTANDING & APPROACH

PROJECT UNDERSTANDING & APPROACH

Project Understanding

The Middletown Community Campus (MCC) represents a once-in-a-generation opportunity for the City to leverage transportation not simply as infrastructure, but as a strategic tool for economic development, placemaking, and community connection. As the former Middletown Psychiatric Center continues its transition into a vibrant, mixed-use campus, the way people access, move through, and experience the site will play a defining role in its long-term success.

LaBella understands that transportation decisions at the MCC must do more than address circulation challenges, they must actively support the City's Brownfield Opportunity Area (BOA) vision of a campus that is welcoming, safe, and seamlessly connected to surrounding neighborhoods, institutions, and regional assets. Vehicular access, pedestrian comfort, bicycle connectivity, and transit service are all interdependent elements that shape how the campus functions as a destination and how it is perceived by residents, investors, students, and visitors.

LaBella's approach to the MCC Traffic Study is grounded in delivering actionable, implementable transportation recommendations that directly support the City's vision. Rather than treating transportation as a standalone technical exercise, our methodology integrates traffic operations, multimodal safety, and transit access into a cohesive framework that advances redevelopment, community connectivity, and long-term campus vitality that seamlessly integrates with the City.

Integration with the BOA Vision and Community Process

The success of this study relies on close collaboration with the City's BOA consultant, Hudson Valley Pattern for Progress. LaBella's longstanding, trusted working relationship with Pattern will facilitate continuous coordination throughout the project, ensuring transportation recommendations directly support BOA planning and implementation. With LaBella Principal Frank Filiciotto serving on Pattern's Board, our teams are closely aligned in both vision and execution. This relationship allows transportation analysis to be tightly coordinated with the ongoing BOA planning process, ensuring consistency between community visioning, land use concepts, and transportation recommendations. This seamless coordination minimizes duplication of effort, accelerates decision-making, and ensures that transportation solutions reinforce—not constrain—the City's redevelopment goals.

Transportation as an Economic Development and Placemaking Tool

Achieving the community's vision for the MCC depends on a coordinated transportation and land use framework that supports redevelopment, enhances placemaking, and enables long-term economic opportunity. Transportation will shape how the campus is perceived and experienced, not only as a place to access, but as a destination that attracts people and encourages them to stay, explore, and return. Clear, intuitive access points influence development feasibility, while safe and comfortable walking and

biking environments invite people to spend time on the campus and support cultural, educational, and recreational activity that draws residents, visitors, and future investment to the site. Reliable transit connections expand access to jobs, services, and education and reinforce the campus's role as a truly inclusive community hub and a welcoming destination for the broader region.

LaBella understands that using transportation in this way requires looking beyond traffic operations alone, and tailoring analysis and recommendations to create an inviting, well-connected environment that supports investment, strengthens identity, and encourages people to enjoy and engage with the campus as a unique and active place. This understanding directly informs our approach and allows us to deliver a transportation plan that not only addresses mobility needs but actively advances the City's economic development and placemaking goals by helping position the campus as a vibrant destination.

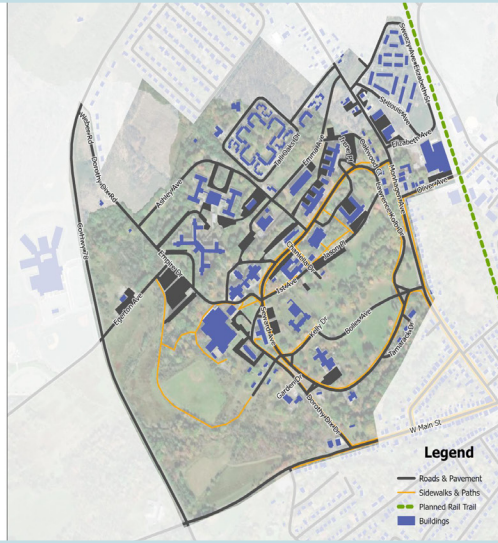
A Comprehensive Multimodal Perspective

Recognizing the MCC as both a local destination and a regional connector, a successful transportation strategy must strengthen multimodal connections beyond the campus while enhancing the internal pedestrian experience. Safe, intuitive bicycle and pedestrian routes are essential to linking the campus with surrounding neighborhoods, parks, and trail systems, supporting everyday use as well as recreational and event activity. In this context, LaBella understands the importance of connecting the campus to the Middletown Reservoir Trail and

PROJECT UNDERSTANDING & APPROACH

Existing Conditions: INFRASTRUCTURE

- Network of sidewalks on the campus
- Opportunity to connect to rail trail with connections to downtown
- 2018 - City awarded two \$500,000 grants to design roadway and infrastructure improvements and cleanup debris
- 2018-2019 City Improves Infrastructure - The City has improved streetlighting and paving throughout the campus.
- 20-inch water transmission main replaced 2020



not only supports economic development, placemaking, and equitable access, but also provides the City with a practical roadmap for implementation that moves the MCC closer to becoming a vibrant, well-connected destination.

Proposed Approach

Task 1: Campus Access and Entry Strategy

LaBella will approach campus access and circulation as a foundational placemaking and economic development decision, not simply a traffic operations exercise. Rather than evaluating entrances in isolation, we will assess how each access point contributes to a clear, intuitive hierarchy that supports redevelopment, improves safety, and reinforces the MCC's identity as a welcoming destination.

Our team will apply a structured, data-driven analysis that combines field observations, operational evaluation, and user-experience assessment to understand how access and circulation function today and how they must evolve to support future campus activity and proposed redevelopment. Existing travel patterns and site conditions will be used as a baseline, while greater emphasis will be placed on forecasting anticipated multimodal travel demand and understanding how access and circulation should operate as the campus becomes a more active, mixed-use destination. This forward-looking approach allows LaBella to clarify primary and secondary access points, improve internal circulation, and reduce conflicts between vehicles, pedestrians, and cyclists without over-engineering the roadway network. Special attention will be given to safety and user experience at key access points, recognizing that pedestrians and cyclists, particularly those accessing the campus via public transit, interact directly with vehicular traffic and

accommodating the planned extension of the Orange Heritage Trail, which together present a significant opportunity to expand access and reinforce the campus's role within the City's broader active transportation network. LaBella also recognizes that rethinking the function of internal campus roadways, such as the potential for Lawrence Kolb Drive to operate primarily as a pedestrian-oriented space with limited emergency vehicle access, may be an important consideration in creating a safer, more inviting, and people-focused campus environment. These local considerations will inform LaBella's approach and ensure that recommendations are responsive to both the City's long-term vision and the unique context of the MCC.

Setting the Stage for Implementation

Ultimately, LaBella understands that this study is a foundational step toward implementation, not simply a planning exercise. The City is seeking clear, defensible guidance that can support near-term safety and access improvements while positioning the MCC for long-term investment and redevelopment. LaBella is well positioned to help advance

recommendations beyond the study phase through established relationships and hands-on experience working with the agencies and programs that will be critical to implementation. As an on-call consultant to Transit Orange, LaBella can coordinate directly with Middletown Area Transit staff on service adjustments, routing considerations, and supporting infrastructure improvements, ensuring that transit-related recommendations are realistic and actionable. In addition, LaBella brings extensive experience delivering projects within the Brownfield Opportunity Area (BOA) program statewide. Our deep familiarity with BOA funding mechanisms, implementation strategies, and coordination requirements allows us to shape recommendations that align with BOA priorities and can be readily advanced through future phases. LaBella also has a strong track record delivering bicycle and pedestrian trail projects across New York, including work for Parks & Trails New York (PTNY), providing further confidence that trail and connectivity concepts developed through this study can be translated into buildable projects. By leveraging these relationships and experiences, LaBella will deliver a transportation plan that

PROJECT UNDERSTANDING & APPROACH

shape the overall function of campus gateways. By pairing technical traffic analysis with a multimodal, user-focused, and redevelopment-oriented perspective, LaBella will identify constraints, opportunities, and tradeoffs at each campus entry point, providing the City with practical information to support decisions that balance safety, access, operations, transit integration, and placemaking as the MCC continues to transform.

LaBella will complete the following tasks which form the basis of the Campus Access and Entry Strategy:

Existing Conditions Assessment

LaBella will establish a detailed understanding of existing access and circulation conditions at the Middletown Community Campus through a combination of field inventory, traffic data collection, and operational analysis. Existing conditions will be documented at the four primary campus access intersections identified by the City: Farm Drive/Egerton Avenue at CR 78, Seward Avenue at Monhagen Avenue (NYS Route 211), Bolles Avenue at Monhagen Avenue (NYS Route 211), and West Main Street at Dorothea Dix Drive. For each location, LaBella will inventory existing intersection geometry, lane configurations, posted speed limits, intersection control, available right-of-way, and existing transit, pedestrian, and bicycle facilities.

Turning movement counts will be conducted at each study intersection during key weekday and weekend periods that reflect both commuter and campus-related activity, including weekday AM (7:00–9:00 a.m.), weekday PM peak (4:00–6:00 p.m.), and Saturday midday (11:00 a.m.–2:00 p.m.). Counts will be collected on a typical weekday while schools are in session and will include

vehicles by classification, as well as pedestrians and bicyclists, allowing LaBella to document multimodal travel patterns and interactions. In addition, LaBella will review and summarize available traffic volume data from the NYSDOT Traffic Data Viewer for CR 78, Monhagen Avenue (Route 211), and West Main Street to supplement field data and understand broader corridor conditions. Existing intersection capacity and queuing conditions will be evaluated to establish a baseline for future comparisons using Synchro Version 12 and methodologies consistent with the most recent edition of the Highway Capacity Manual.

Future Scenario Planning

To reflect the evolving nature of the MCC, LaBella will develop future traffic conditions that focus on anticipated redevelopment rather than simply projecting existing patterns forward. LaBella will coordinate with the City, Orange County, and NYSDOT to identify nearby planned or programmed projects that may influence future traffic conditions. These projects, along with an appropriate background growth rate, will be incorporated into a future “No-Build” condition for a build-out year to be determined by the City and its BOA consultant.

Building on this baseline, LaBella will evaluate up to three redevelopment scenarios representing varying intensities of use and building massing, as defined by a development plan prepared by the City and its BOA consultant. A critical component of this effort will be understanding not only the overall intensity of development, but the location of higher- and lower-intensity uses within the campus, recognizing that building placement will directly influence which access points are most heavily utilized, how traffic enters and exits the campus, and

how vehicles, pedestrians, and cyclists move internally. Peak-hour trip generation for weekday AM, weekday PM, and Saturday midday conditions will be estimated using the latest edition of the Institute of Transportation Engineers (ITE) Trip Generation Manual, supplemented by engineering judgment to reflect the mixed-use, campus-oriented nature of the site.

Trips will then be distributed onto the surrounding roadway network based on observed travel patterns, surrounding destinations, and the internal arrangement of proposed uses and circulation routes within the campus. This scenario-based approach allows the City to understand how different redevelopment concepts may shift demand between access points, affect internal circulation patterns, and create varying operational and safety considerations, providing valuable insight to inform both land use planning and transportation decision-making.

Analysis of Preferred Scenario

Following coordination with the City and its BOA consultant, LaBella will advance a preferred redevelopment scenario for more detailed operational evaluation. For this scenario, LaBella will perform intersection operations analyses under Build conditions, including capacity and queuing assessments to understand how future campus activity may affect operations at each access point.

Where appropriate, LaBella will perform left-turn lane warrant analyses for the mainline approaches of the study intersections in accordance with AASHTO guidance, as well as preliminary traffic signal warrant analyses based on MUTCD volume warrants. If traffic signalization is identified as a potential mitigation measure, LaBella will document the evaluation of additional applicable warrants as required.

PROJECT UNDERSTANDING & APPROACH



This focused analysis ensures that potential infrastructure or control changes are evaluated objectively and in proportion to anticipated future demand.

Recommendations, Traffic Calming, and Wayfinding

Based on the findings of the existing conditions assessment and future scenario analyses, LaBella will identify targeted mitigation and enhancement strategies to address operational, safety, and user-experience issues at campus access points. Potential measures may include access management adjustments, traffic calming strategies, and operational improvements intended to reduce conflicts and improve safety for vehicles, pedestrians, cyclists, and transit users. LaBella will evaluate the operational benefits of these measures and provide a clear narrative discussion of their effectiveness, including preparing conceptual designs and cost estimates.

In addition, LaBella will review the development plan prepared by the City and its BOA consultant to develop recommendations for signage and wayfinding, pedestrian and bicycle accommodations, and internal circulation treatments.

These recommendations will focus on the user experience when entering, navigating within, and exiting the MCC, and will be framed to reinforce campus identity, improve legibility, and support the City's goal of creating a safe, inviting, and well-functioning destination.

Egerton Avenue Acquisition

Egerton Avenue currently functions as a private roadway, and its potential acquisition by the City for public use presents both opportunities and considerations that warrant careful evaluation. Public ownership could provide the City with greater control over access, design standards,

safety improvements, and long-term integration of the roadway into the MCC circulation network, potentially supporting redevelopment, multimodal connectivity, and consistent maintenance practices. At the same time, acquisition would transfer responsibility for roadway condition, repairs, and ongoing maintenance to the City, introducing long-term financial and operational commitments that must be clearly understood. To assess feasibility, LaBella will conduct a structured evaluation that includes a review of existing roadway and sidewalk conditions, drainage and utility considerations, and current operational function; an assessment of how the roadway would support future campus access and circulation under anticipated redevelopment scenarios; and the development of planning-level estimates for rehabilitation, upgrades, and ongoing maintenance. This approach will allow the City to weigh the benefits and obligations of public ownership and make an informed decision aligned with its redevelopment, fiscal, and operational goals.



PROJECT UNDERSTANDING & APPROACH

Task 2: Transit Connectivity and Service Integration

LaBella will evaluate transit access to the MCC with the goal of making transit a viable, visible, and user-friendly option for accessing the campus. Our approach looks beyond route maps to consider how transit functions in real-world conditions, including stop placement, pedestrian connections, wayfinding, and rider experience.

As an on-call consultant to Transit Orange, LaBella is uniquely positioned to coordinate directly with Middletown Area Transit staff throughout the study. This allows us to ground recommendations in operational reality, assess service adjustments collaboratively, and ensure that proposed changes are feasible within existing or future service frameworks. This coordination strengthens the credibility of the study and increases the likelihood that transit recommendations can be advanced following project completion.

Transit discussions will be closely coordinated with Hudson Valley Pattern for Progress to ensure consistency with BOA engagement and community input. By integrating technical evaluation with stakeholder perspectives, LaBella will develop transit recommendations that enhance connectivity, support campus activity, and reinforce the MCC's role as an inclusive destination within the City.

LaBella will complete the following tasks which form the basis of the Campus Access and Entry Strategy:

Assessment of Existing Services

LaBella will begin the transit analysis with a detailed

assessment of existing public transit service to and around the MCC, recognizing transit's role in supporting access for students, employees, residents, and visitors while also acting as a key generator of pedestrian activity. The campus is currently served by Middletown Route 1, which provides service to Tall Oaks via Seward Avenue, and this route will form the basis of the existing transit evaluation.

The assessment will include a clear route description documenting alignment, stop locations, and connections to key destinations within the City. LaBella will summarize existing service characteristics, including frequency, span of service, and days of operation, to establish how transit availability aligns with campus activity patterns. Ridership and productivity will be evaluated using available data, including ridership per revenue hour and revenue mile, to understand how efficiently service is operating relative to demand.

To better understand travel behavior throughout the day, LaBella will review ridership

by stop and by trip, identifying boarding and alighting patterns, time-of-day trends, and how different campus-related activities influence transit use. Peak passenger loads will also be evaluated to assess capacity constraints and determine whether buses experience crowding during specific periods, which may affect rider comfort, reliability, and future growth potential.

In addition to service and ridership analysis, LaBella will assess existing transit stop infrastructure serving the campus, including stop placement, accessibility, pedestrian connections, visibility, amenities, and safety. This evaluation will help identify opportunities to improve the rider experience and strengthen the role of transit as an effective and inviting access mode to the MCC. Together, these elements will establish a clear baseline of existing transit conditions and inform recommendations that support future campus redevelopment, improved multimodal integration, and equitable access.

| Route | Weekday Span of Service | Peak Service Frequency | Vehicles Needed for Peak Service |
|--|-------------------------|------------------------|----------------------------------|
| Route A | 5:30 AM – 11:30 PM | 15 min | 3 |
| Route B | 5:30 AM – 11:30 PM | 15 min | 3 |
| Route C | 5:30 AM – 11:30 PM | 15 min | 2 |
| Route D | 8:30 AM – 11:30 PM | 15 min | 2 |
| Route E | 5:30 AM – 11:30 PM | 15 min | 2 |
| Local | 9:00 AM – 6:25 PM | 60 min | 1 |
| Walmart | 10:00 AM – 7:10 PM | 60 min | 1 |
| Woodbury Commons | 9:30 AM – 6:20 PM | 60 min | 1 |
| Total Vehicles Required for Existing Peak Service | | | 15 |

PROJECT UNDERSTANDING & APPROACH

Transit Communication and User Legibility

Clear, consistent, and accessible communication is essential to making public transit understandable and usable—particularly for new riders, visitors, and those accessing the MCC for the first time. Even when service is available, unclear information about routes, schedules, stop locations, or service changes can create barriers that discourage transit use. For a campus envisioned as an active, welcoming destination, effective transit communication plays a critical role in shaping user confidence, supporting equitable access, and reinforcing transit as a reliable and legible travel option.

LaBella will assess existing transit communication tools with a focus on how easily users can understand and navigate service to and from the MCC. This assessment will document current mechanisms, including bus stop signage, route maps, schedules, online and mobile information, system websites, and service alerts. For each element, LaBella will evaluate clarity, consistency, visibility, and ease of use from a rider's perspective, considering both on-site conditions and off-site information accessed prior to travel.

Particular attention will be given to how information is presented at and near the campus, including the visibility and placement of bus stops, the presence and quality of signage and maps, and the clarity of pedestrian connections between stops and campus destinations. LaBella will also review digital communication tools and alert systems to understand how service updates, disruptions, and schedule

changes are communicated to riders and how effectively those messages reach users in real time. This user-focused evaluation will help identify gaps, redundancies, and opportunities to improve legibility, ensuring that transit communication supports intuitive wayfinding, reduces uncertainty, and strengthens the overall transit experience for current and future campus users.

Transit Focus Group Facilitation and Coordination

LaBella will facilitate a targeted transit focus group in close collaboration with Hudson Valley Pattern for Progress to gather qualitative input that complements technical transit analysis and supports the broader BOA planning process. The focus group will be designed as a structured, solution-oriented discussion that captures perspectives from current riders, potential riders, and stakeholders who rely on or interact with transit service to and from the Middletown Community Campus.

Working with Pattern for Progress, LaBella will help identify appropriate participants and align the focus group with ongoing BOA engagement efforts to ensure consistency in messaging and efficient use of community input. The session will begin by grounding participants in existing transit conditions, followed by open discussion of what is working well today and where challenges or gaps exist. This approach ensures that recommendations build on existing strengths while directly addressing user-identified issues.

LaBella will guide the discussion using a set of carefully framed prompts intended to explore tradeoffs and preferences that are central to transit planning

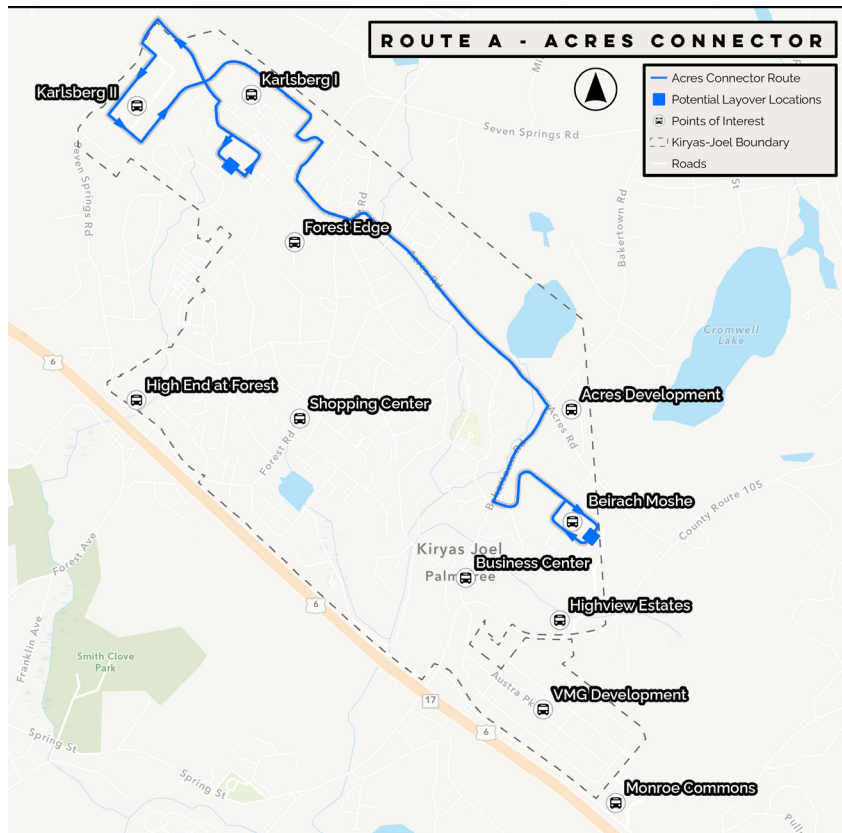
decisions. Topics will include service characteristics such as directness versus coverage, span of service versus frequency, weekday versus weekend needs, and the balance between reliability, travel time, and access to key destinations. Infrastructure-related considerations—such as stop locations, pedestrian access, amenities, and safety—will also be discussed to understand how physical improvements can better support transit use.

The focus group will be structured to encourage constructive dialogue and realistic expectations, helping participants understand constraints while providing meaningful input on priorities. Findings from the discussion will be synthesized and coordinated with Pattern for Progress to ensure they directly inform transit recommendations, potential service adjustments, and supporting infrastructure improvements. This collaborative, user-informed approach strengthens the credibility of the study and helps ensure that transit recommendations align with community needs, operational realities, and the City's long-term vision for the MCC.

Transit Recommendations and Connectivity Strategy

LaBella will present transit recommendations as a coordinated set of service and infrastructure strategies that strengthen the MCC's connection to the rest of the City and support its transformation into a destination accessible to a broad and diverse user base. Recommendations may include changes to transit service, such as routing, frequency, span, or days of operation, as well as targeted infrastructure improvements that enhance the

PROJECT UNDERSTANDING & APPROACH



Within the campus, LaBella will also assess opportunities to rebalance street space in favor of pedestrians and cyclists where appropriate. This will include evaluating the role of internal roadways such as Lawrence Kolb Drive, which may present an opportunity for enhanced pedestrianization or people-first design, with vehicular access limited to emergency or service needs. These concepts will be evaluated thoughtfully, with careful consideration of safety, emergency access, operations, and long-term flexibility, ensuring that recommendations enhance the pedestrian experience without compromising essential campus functions.

Specific tasks supporting the bicycle and pedestrian connectivity analysis will include:

Trail Connectivity

LaBella will identify the optimal bicycle and pedestrian route connecting the planned Orange Heritage Trail extension to the Middletown Reservoir Trail by evaluating the MCC as a critical link between these two regional assets.

rider experience, including stop locations, pedestrian access, amenities, and wayfinding.

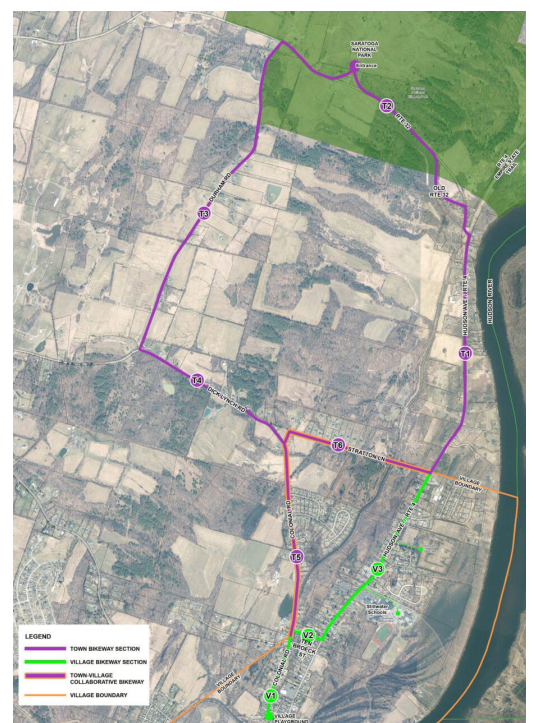
All recommendations will be clearly framed to illustrate how they improve access to the campus, support equitable mobility, and make transit a visible and intuitive option for reaching the MCC. Strategies will be presented in a clear, accessible format that highlights user benefits, operational considerations, and potential tradeoffs, providing the City with practical guidance to advance transit as a key connector and catalyst for campus activity.

Task 3: Bicycle and Pedestrian Connectivity and Trail Integration

LaBella will approach bicycle and pedestrian planning at the Middletown Community Campus as both a mobility and placemaking opportunity, recognizing that high-quality

walking and biking environments are essential to creating an active, enjoyable campus that attracts everyday users and visitors alike. Our focus will be on establishing safe, intuitive connections that support daily campus activity while also accommodating recreation, events, and regional trail use as the campus continues to evolve into a destination.

The study will examine how on-campus pedestrian and bicycle routes connect to surrounding neighborhoods and the City's broader trail network, with particular emphasis on strengthening connections to the Middletown Reservoir Trail and accommodating the planned extension of the Orange Heritage Trail. LaBella's extensive experience delivering trail projects across New York allows us to evaluate alignments, roadway crossings, and safety treatments with an understanding of real-world funding, permitting, and implementation considerations.

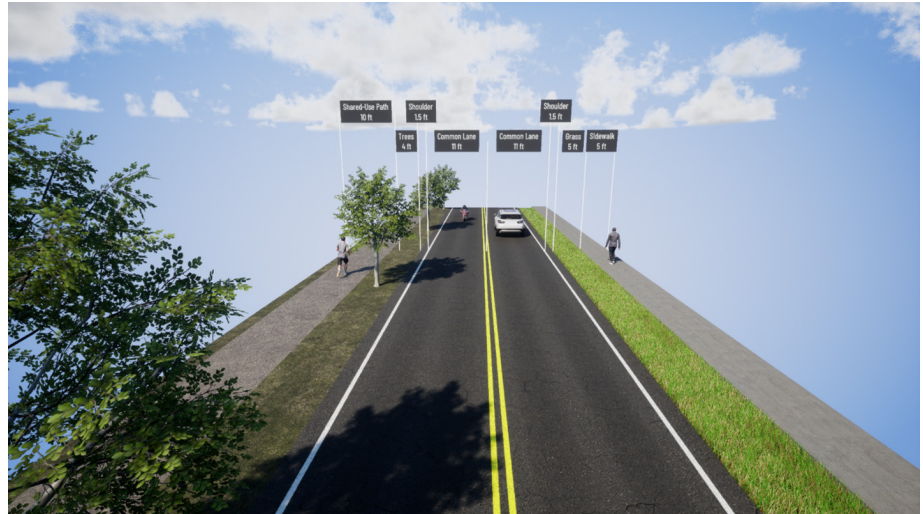


PROJECT UNDERSTANDING & APPROACH

The Reservoir Trail currently terminates west of CR 78, while the Heritage Trail ends at East Main Street, creating a gap in the City's trail network that the MCC is uniquely positioned to help bridge. LaBella will assess potential alignments through the campus in the context of previously completed analyses of campus access points, internal circulation, and planned transit enhancements, recognizing that the preferred route must function safely and intuitively in harmony with vehicular access and pedestrian activity. Candidate routes will be evaluated based on directness, safety, visibility, and user comfort, as well as their compatibility with anticipated campus uses and the feasibility of implementing bicycle and pedestrian infrastructure within MCC rights-of-way. This integrated approach ensures that the preferred route not only closes a critical gap between the two trail systems, but also supports the MCC's transformation into a connected, active destination and provides a practical framework for future infrastructure investment.

Bicycle and Pedestrian Safety Enhancements

LaBella will incorporate safety improvements along the preferred bicycle and pedestrian route by evaluating how users will move through and interact with campus roadways, access points, and surrounding streets as part of a continuous, comfortable, and low-stress experience. Building on the selected alignment, LaBella will identify locations where enhanced safety treatments are needed to address potential conflicts with vehicles, changes in grade or visibility, and transitions between on-street, shared-use, and off-street facilities.



Recommended treatments will be informed by current industry guidance from the Federal Highway Administration (FHWA) and the National Association of City Transportation Officials (NACTO), ensuring that proposed facilities reflect best practices for safety, accessibility, and user comfort. LaBella will provide planning-level design guidance for appropriate treatments, such as crossings, traffic calming measures, separation strategies, and wayfinding, while assessing feasibility based on available right-of-way, existing infrastructure, and operational constraints. This approach will allow the City to advance a connected trail route that prioritizes safety and usability while remaining grounded in practical implementation considerations.

Task 4: Public Engagement and BOA Coordination

Public engagement will be a central element of the transportation study, ensuring that recommendations are grounded in how people experience travel to, from, and within the MCC today, while also supporting the City's vision for the MCC as a connected, active

destination. Our team includes engagement specialists Melissa Johnson Associates (MJA), who will lead engagement and communications for the project. MJA brings extensive experience supporting transportation, mobility, and safe streets initiatives and will ensure that engagement is inclusive, well-coordinated, and directly informs technical work. Throughout the study, our team will coordinate closely with City staff and Pattern for Progress to align engagement activities with the ongoing BOA planning effort. Regular coordination will help ensure consistent messaging, efficient use of public input, and clear connections between transportation recommendations and broader redevelopment goals.

Engagement will begin with the identification of target audiences whose perspectives are critical to understanding multimodal access, safety, and connectivity at the MCC. MJA will work with the City and Hudson Valley Pattern for Progress to identify and recruit stakeholders representing a broad cross-section of campus users, nearby neighborhoods, and Citywide interests. This may include:

PROJECT UNDERSTANDING & APPROACH

- **Planning, transportation, and public agencies:** Middletown Office of Economic and Community Development, Middletown DPW, Planning Department and Planning Board, Orange County DPW, Orange County Planning, Hudson Valley Pattern for Progress, Transit Orange, Middletown-area transit operator partners including Short Line (Coach USA)
- **Local institutions:** Fei Tian College (Middletown campus), Northern Academy, SUNY Orange (Middletown campus), Middletown School District
- **Community-based organizations, civic groups, and service providers:** RECAP (Regional Economic Community Action Program), YMCA of Middletown, Salvation Army Middletown Corps Community Center, United Way of the Dutchess-Orange Region, NAACP-Middletown, Asian American Community Alliance of Orange County, St. Paul's Mission and Interfaith Food Pantry, Greater Middletown Interfaith Council (GMIC) network, Kiwanis Club of Middletown, Middletown Lions Club, Rotary Club of Middletown (NY)
- **Community hubs and business community:** Middletown Thrall Library, Downtown Middletown BID, Orange County Chamber of Commerce
- **Trail and connectivity stakeholders:** Orange County Heritage Trail, Orange County Bicycle Club, Bikeway Bicycles

Building on this outreach, we will organize and facilitate two in-person public workshops designed to align with key milestones in the study and the BOA process. The first workshop will introduce the transportation study and gather early input on access challenges, safety concerns, and priorities related to multimodal travel, transit access, and trail connectivity. This early input is critical to shaping analysis and ensuring that emerging concepts respond to real-world needs and community values. The second workshop will present study progress and preliminary concepts, providing an opportunity for participants to react to proposed ideas, assess tradeoffs, and help refine recommendations that support safety, connectivity, and destination-making at the MCC.

Our team will prepare clear, accessible engagement materials, including meeting notices, graphics, maps, and summaries, and will document key themes and priorities following each engagement activity. This "closing the loop" approach will demonstrate how input has informed analysis and recommendations, strengthening trust and ensuring that the transportation study supports multimodal safety, connectivity, and placemaking in a way that advances the BOA vision for the Middletown Community Campus.

Task 5: Conclusions, Recommendations, and Implementation Framework

LaBella will conclude the study by synthesizing technical analysis, stakeholder input, and scenario evaluation into a clear, actionable set of conclusions and recommendations that directly support the City's vision for the MCC. Recommendations

will address transportation, transit, bicycle and pedestrian connectivity, safety, and placemaking, and will be presented in a manner that clearly conveys both intent and feasibility. For each recommendation, LaBella will develop planning-level cost estimates to support budgeting, grant applications, and informed decision-making.

A Draft Transportation Study Report will be prepared for City review, presenting findings and recommendations through high-quality graphics, maps, charts, and diagrams that clearly communicate existing conditions, future scenarios, and proposed improvements. Visual materials will be designed to be accessible to both technical and non-technical audiences, ensuring the report can be used effectively for public communication, interagency coordination, and future implementation efforts. LaBella will work closely with City staff to review comments and incorporate feedback into a Final Transportation Study Report that addresses all requested edits and refinements.

The final report will also include a focused implementation framework that moves beyond recommendations to outline next steps. This framework will identify priority actions, potential phasing, responsible agencies or partners, and realistic funding sources, including opportunities aligned with BOA implementation, transportation grants, and other public funding programs. By pairing clear recommendations with cost information and an implementation roadmap, LaBella will deliver a practical, decision-oriented study that positions the City to advance improvements efficiently and supports the MCC's continued transformation into a safe, connected, and vibrant destination.



WORK PLAN & TIMELINE

WORKPLAN & TIMELINE

Transportation Study - Middletown Community Campus
City of Middletown, NY

| Task | 2026 | | | | | | | | | | | |
|---|----------|-------|-------|-----|------|------|--|--|--|--|--|--|
| | February | March | April | May | June | July | | | | | | |
| 01 - Campus Access & Entry Strategy | | | | | | | | | | | | |
| Existing Conditions Assessment | | | | | | | | | | | | |
| Future Scenario Planning | | | | | | | | | | | | |
| Analysis of Preferred Scenario | | | | | | | | | | | | |
| Traffic Calming and Wayfinding | | | | | | | | | | | | |
| Eggerton Avenue Acquisition | | | | | | | | | | | | |
| 02 - Transit Connectivity & Service Integration | | | | | | | | | | | | |
| Assessment of Existing Services | | | | | | | | | | | | |
| Transit Communication and User Legibility | | | | | | | | | | | | |
| Transit Focus Group Facilitation & Coordination | | | | | | | | | | | | |
| Connectivity Strategy | | | | | | | | | | | | |
| 03 - Bicycle and Pedestrian Connectivity and Trail Integration | | | | | | | | | | | | |
| Trail Connectivity | | | | | | | | | | | | |
| Bicycle & Pedestrian Safety Enhancements | | | | | | | | | | | | |
| 04 - Public Engagement & Coordination | | | | | | | | | | | | |
| Engagement Strategy & Planning | | | | | | | | | | | | |
| Public Workshop 1 | | | | | | | | | | | | |
| Public Workshop 2 | | | | | | | | | | | | |
| Engagement Summary | | | | | | | | | | | | |
| 05 - Conclusions, Recommendations, & Implementation Plan | | | | | | | | | | | | |
| Cost Estimates & Implementation Plan | | | | | | | | | | | | |
| Draft Report | | | | | | | | | | | | |
| Final Report | | | | | | | | | | | | |



COST PROPOSAL

COST PROPOSAL

Transportation Study - Middletown Community Campus
City of Middletown, NY

| Task | LaBella Associates, D.P.C. | | | | | Melissa Johnson Associates | | Hours/Task | Cost/Task |
|---|----------------------------|---|--|---|--|----------------------------|-----------------|------------|---------------------|
| | Principal In Charge | Project Manager, Principal Transportation Planner | Senior Planner, Senior Transportation Engineer | Planner, Transportation Engineer, GIS Analyst | Junior Planner, Junior Transportation Engineer | Project Lead | Project Manager | | |
| Rates: | \$280 | \$190 | \$150 | \$135 | \$105 | \$145 | \$108 | | |
| 1. Campus Access and Entry Strategy | 8 | 50 | 17 | 13 | 80 | - | - | 168 | \$24,445 |
| 2. Transit Connectivity & Service Integration | 8 | 34 | 4 | 44 | 30 | - | - | 120 | \$18,390 |
| 3. Bicycle and Pedestrian Connectivity & Trail Integration | 2 | 12 | 16 | 32 | - | - | - | 62 | \$9,560 |
| 4. Public Engagement and BOA Coordination | 2 | 8 | - | 8 | - | 48 | 128 | 194 | \$23,944 |
| 5. Conclusions, Recommendations, and Implementation Plan | 8 | 44 | 36 | 78 | 8 | - | - | 174 | \$27,370 |
| Total | 28 | 148 | 73 | 175 | 118 | 48 | 128 | 718 | \$103,709 |
| Direct Expenses | | | | | | | | | \$6,000 |
| TOTAL | | | | | | | | | \$109,709.00 |



MWBE UTILIZATION PLAN

M/WBE UTILIZATION PLAN

Proposed Utilization Plan

LaBella Associates, D.P.C. is a full services architectural and engineering design firm employing over 2,000 staff across nine (9) business segments. As such, we have in-house expertise and capabilities suitable to complete most project types and tasks. However, LaBella embraces the benefits and added strength created by a diverse project team. We believe that diversity in our staff and sub-consultants strengthens our team by providing different perspectives and cultural experiences which can enhance the design of any project.

LaBella has working relationships with minority, women and disadvantaged businesses throughout New York State and attempts to team with these businesses whenever able. To the right is the subconsultant we will be utilizing for this project to fulfill the 30% M/WBE goal outlined in the RFP.



Melissa Johnson Associates | MBE/DBE

26 Broadway, 3rd Floor, New York, NY 10004

Phone: 917-932-0077

Melissa Johnson Associates is a communications and engagement firm with extensive experience supporting transportation and planning initiatives throughout the Hudson Valley and across the Northeast. MJA brings a proven ability to design inclusive, strategic engagement programs that connect technical planning efforts with community priorities. For the MCC study, their work will ensure that perspectives from campus users, nearby neighborhoods, institutional partners, and historically underrepresented groups are meaningfully incorporated, while maintaining close coordination with City staff and Pattern for Progress to align engagement activities with the BOA planning process.



REFERENCES

REFERENCES

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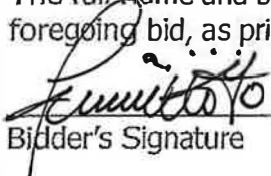


REQUIRED FORMS

NON-COLLUSIVE BIDDING CERTIFICATION

By submission of this bid or proposal, the bidder certifies that: (a) This bid or proposal has been independently arrived at without collusion with any other bidder or with any competitor or potential competitor; (b) This bid or proposal has not been knowingly disclosed and will not be knowingly disclosed, prior to the opening of bids or proposals for this project, to any other bidder, competitor or potential competitor; (c) No attempt has been or will be made to induce any other person, partnership, or corporation to submit or not to submit a bid or proposal; (d) The person signing this bid or proposal certifies that he has fully informed himself regarding the accuracy of the statements contained in this certification, and under the penalties of perjury, affirms the truth thereof, such penalties being applicable to the bidder as well as to the person signing in its behalf.

The full name and business address of all persons and parties interested in the foregoing bid, as principals, are as follows:


Bidder's Signature Frank A. Filiciotto

21 Fox Street
Poughkeepsie, NY 12601
Business Address

Corporation Seal



Phone: (845) 454-3980

Fax: (845) 454-3980

Email: ffiliciotto@labellapc.com

Dated at HQ office this 28th day of January 2026.
300 State St.
Rochester, NY 14614

GENERAL MUNICIPAL LAW

Section 103-d

IF THE BIDDER IS A CORPORATION, FILL OUT THE FOLLOWING:

Resolved that Frank Filiciotto, PE

be authorized to sign and submit the bid or proposal of this corporation for the following project:

Middletown Community Campus Traffic Study, City of Middletown, NY

and to include in such bid or proposal the certificate as to non-collusion required by section one-hundred three-d (103-d), of the general municipal law as the act and deed of such corporation, and for any inaccuracies or misstatements in such certificate, this corporate bidder shall be liable under the penalties of perjury.

The foregoing is a true and correct copy of the resolutions adopted by

LaBella Associates, D.P.C.

Corporation at a meeting of its Board of Directors held on the 16th day of December, 2025.

Seal of the Corporation



Brian Miller, PE

Brian R. Miller SECRETARY

Dated: 1/28/26

LaBella Associates, D.P.C.

BIDDER



LaBella

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**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: None
 Seconded by: None
 Date of Adoption: March 16, 2026

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | | | | |
| Ald. Jean-Francois | | | | |
| Ald. Johnson | | | | |
| Ald. Wray | | | | |
| Ald. Gomez | | | | |
| Ald. Green | | | | |
| Ald. Witt | | | | |
| Ald. Masi | | | | |
| Pres. Rodrigues | | | | |
| Total | | | | |

Resolution Amending Chapter 161 Of The Code Of The City Of Middletown To Permit Dogs In Designated Downtown Parks

WHEREAS, the Middletown Business Improvement District Board of Directors suggests that dogs be allowed in certain downtown municipal parks.

NOW THEREFORE BE IT Resolved, and be it Ordained, by the Common Council of the City of Middletown, New York, as follows:

Section 1. Section 161-7, City Parks, of Article I, Dogs, of Chapter 161, Animals, of the Code of the City of Middletown, is hereby amended by modifying Section 161-7A, to read in its entirety as follows:

Section 161-7A. No dogs shall be permitted in any park owned by the City of Middletown, except in areas specifically designated for such use by the Department of Recreation and Parks, or as otherwise set forth in § 161-7B, or as permitted in § 161-7D.

Section 2. Section 161-7, City Parks, is hereby further amended by adding a new subsection D, to read in its entirety as follows:

Section 161-7D. Dogs shall be permitted in the following downtown parks:
Erie Way Park – 1-31 Union Street
Jerry’s Park – 44-46 North Street
John F. Degnan Square – 29-37 West Main Street
Run 4 Downtown Park – 9-15 North Street
North Street Park – 118 North Street

subject to the following conditions and restrictions:

- (1) All dogs must be leashed at all times;
- (2) All dogs must be licensed by the City of Middletown or another municipality, up-to-date with vaccinations, and a current license tag must be visible on each dog’s collar;
- (3) All dogs must be under the control of the owner or responsible party in compliance with Section 161-2;
- (4) Owners/responsible parties must clean up after their dogs and dispose of dog waste in compliance with Section 161-5;
- (5) Dogs are prohibited from digging. Any holes created must be filled in by the owner or responsible party before leaving the park.
- (6) No dog treats or dog food are permitted in the parks;
- (7) Dogs are not permitted on benches;
- (8) Aggressive and/or threatening dogs are not permitted in the parks; and
- (9) Aggressive behavior, dog bites to persons or dogs and/or other such incidents must be reported to the Middletown Police Department at 845-343-3151.

Section 3. Section 161-7, City Parks, is hereby further amended by modifying Subsection C, to read in its entirety as follows:

Section 161-7C. A violation of any provision of this section shall, upon conviction, constitute an offense, and shall be punishable as provided in § 161-8C.

Section 4. Severability.

The sections, paragraphs, sentences, clauses, and phrases of this Ordinance are severable, and if any phrase, clause, sentence, paragraph, or section of this Ordinance shall be declared unconstitutional or illegal by the valid judgment or decree of a court of competent jurisdiction, such unconstitutionality or illegality shall not affect any of the remaining phrases, clauses, sentences, paragraphs, and sections of this Ordinance.

Section 5. Effective Date.

This Resolution and Ordinance shall take effect immediately.

Prepared by:
Rick McCormack, City Clerk

Attachments:

| | |
|----|-------------------------|
| 1. | City Code Dog Amendment |
|----|-------------------------|



business improvement district

Downtown Middletown Business Improvement District

Board of Directors

19 South Street Middletown, NY 10940

Date: March 12, 2026

Council President Rodrigues &
Middletown Common Council Members
City Hall
16 James Street
Middletown, New York 10940

Re: Request to Amend City Code to Permit Dogs in Downtown Parks

Dear President Rodrigues & Members of the Common Council,

On behalf of the Board of Directors of the Downtown Middletown Business Improvement District, we respectfully request that the City amend its current regulations prohibiting dogs in certain downtown municipal parks and create a pet-friendly downtown.

Downtown Middletown has experienced significant revitalization in recent years, with the attraction of new restaurants, retail establishments, numerous residential units and community events that have increased activity and foot traffic throughout the district. Public spaces play a critical role in supporting this continued growth by providing welcoming gathering places for residents, visitors, and patrons of downtown businesses.

Allowing dogs in downtown parks, public spaces, when properly leashed, licensed and accompanied by responsible owners, would further enhance the vibrancy and accessibility of these public spaces. Many cities have adopted similar policies recognizing that pet-friendly environments encourage people to spend more time downtown, support local businesses, and contribute to a lively and inclusive community atmosphere.

The Business Improvement District Board believes that this amendment can be implemented with reasonable safeguards, including proper licensing, leash requirements, waste removal obligations, and continued restrictions around playgrounds or other sensitive areas where appropriate.

The Board respectfully requests that the amendment apply to the following downtown parks:

- Erie Way Park – 1-31 Union Street
- Jerry's Park – 44-46 North Street
- John F. Degnan Square – 29-37 West Main Street
- Run 4 Downtown Park – 9-15 North Street
- North Street Park – 118 North Street

As representatives of the downtown business community, we believe this change would further strengthen the appeal of downtown as a welcoming destination for residents and visitors while supporting the continued economic vitality of our district.

We appreciate your consideration of this request and look forward to working collaboratively with the City to advance policies that support the ongoing success of downtown Middletown.

Respectfully submitted,



Maria Bruni, President

Board of Directors

Downtown Middletown Business Improvement District

Cc; Mayor Joseph M. DeStefano



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: None
 Seconded by: None
 Date of Adoption: March 16, 2026
 Index No: 75-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | | | | |
| Ald. Jean-Francois | | | | |
| Ald. Johnson | | | | |
| Ald. Wray | | | | |
| Ald. Gomez | | | | |
| Ald. Green | | | | |
| Ald. Witt | | | | |
| Ald. Masi | | | | |
| Pres. Rodrigues | | | | |
| Total | | | | |

I hereby approve the attached Resolution/Local Law.

 Joseph M. DeStefano, Mayor

 Date

Resolution Amending Chapter 156 of the Code of the City of Middletown to Clarify Restrictions on Possession of Open Containers of Alcoholic Beverages

WHEREAS, the Corporation Counsel is recommending the addition of a requirement of intent to consume alcohol to the City's prohibition of possession of an open container of alcohol in certain public places in the City of Middletown.

NOW THEREFORE BE IT Resolved, and be it Ordained, by the Common Council of the City of Middletown, New York, as follows:

Section 1. Article I of Chapter 156, Alcoholic Beverages, of the Code of the City of Middletown, is hereby amended by modifying Section 156-1-1, Restrictions on possession of open containers, to read in its entirety as follows:

§156-1-1. Restrictions on possession of open containers.

No person shall possess an open container of liquor, beer, wine or other alcoholic beverage while such person is on any public highway, public street, public parking area, any City-owned property or in or on any vehicle in a public place, with the intent to consume such alcoholic beverage in such public place, excepting those premises duly licensed for on-premises consumption of alcoholic beverages in the City of Middletown.

Section 2. Effective Date.

This Resolution and Ordinance shall take effect immediately.

Prepared by:
John Ewanciw, Chief of Police

Attachments:

None



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: None
 Seconded by: None
 Date of Adoption: March 16, 2026
 Index No: 76-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | | | | |
| Ald. Jean-Francois | | | | |
| Ald. Johnson | | | | |
| Ald. Wray | | | | |
| Ald. Gomez | | | | |
| Ald. Green | | | | |
| Ald. Witt | | | | |
| Ald. Masi | | | | |
| Pres. Rodrigues | | | | |
| Total | | | | |

I hereby approve the attached Resolution/Local Law.

Joseph M. DeStefano, Mayor

Date

Resoluution Authorizing Engineering Services for the Police Department Roof Replacement Project and Temporary Borrowing from Fund Balance

WHEREAS, the City of Middletown is undertaking a **roof replacement project at the Middletown Police Department building**, with an estimated construction cost of approximately **\$250,000.00, or up to \$325,000.00 if hazardous materials are encountered and abated**, exclusive of engineering services; and

WHEREAS, the Commissioner of Public Works has recommended retaining engineering services during the construction phase of the project on an **hourly basis based on actual time spent**, at a cost **not to exceed \$10,000.00**.

NOW, THEREFORE, BE IT RESOLVED, that the Common Council of the City of Middletown, New York, **concurs with the Board of Estimate and Apportionment, and upon**

the recommendation of the Commissioner of Public Works, hereby authorizes the retention of engineering services for the Police Department Roof Replacement Project during the construction phase in an amount **not to exceed \$10,000.00**, subject to the approval of Corporation Counsel; and

BE IT FURTHER RESOLVED, that the Common Council hereby authorizes **temporary borrowing from the General Fund Balance in the amount of \$100,000.00** to initiate the Police Department Roof Replacement Project; and

BE IT FURTHER RESOLVED, that upon receipt and opening of construction bids, the City may consider the **issuance of a Bond Anticipation Note (BAN)** to finance the capital costs of the project, which may be converted to long-term borrowing in accordance with applicable law; and

BE IT FURTHER RESOLVED, that the **Mayor is authorized to execute any and all documents necessary to effectuate this project.**

Prepared by:
Jacob Tawil

Attachments:

| | |
|----|--|
| 1. | BOE MEMO- PD ROOF REPLACEMENT-CPL ENGINEERING SERVICES |
|----|--|

Katie Gass

From: Leonora Liz
Sent: Thursday, March 12, 2026 4:45 PM
To: Katie Gass
Subject: RE: Middletown Police Station Roof Draft Proposal

Please add to agenda. It is now open for Monday.

From: J Tawil <jtawil14@yahoo.com>
Sent: Wednesday, March 11, 2026 4:31 PM
To: mayordestefano@yahoo.com; J Miguel Rodrigues <jmrodrigues57@yahoo.com>; Joseph Masi Yahoo <barney10940@yahoo.com>; John Ewanciw <jewanciw@middletownpolice.com>; Leonora Liz <lliz@middletownny.gov>; Richard McCormack <rmccormack@middletownny.gov>; Katie Gass <kgass@middletownny.gov>; Mary Connolly <mconnolly@middletownny.gov>
Subject: Fw: Middletown Police Station Roof Draft Proposal

Hello Leonora,

Please add the enclosed proposal for the referenced project for Engineering Services during the Construction phase of the PD roof replacement, to be submitted to the BOE for their considerations. This cost will be based on hourly basis based on actual time spent by the consultant. So, we are requesting \$10,000.00 for this hourly services.

The **preliminary** estimated cost of the construction is \$250,000.00 without hazard material abatement or \$325,000.00 if hazardous material is encountered and abated, plus submitted Engineering costs for design and inspection services.

We are requesting temporary borrowing from the fund balance to get the project started in the amount of \$100,000.00. Upon opening the bids, City may chose to issue a BAN to be converted to long term borrowing for this capital project. This would include reimbursement of the temp borrowing from the fund balance.

Please feel free to with any questions.

Respectfully,

Jacob S. Tawil, P.E. | Commissioner

Department of Public Works
City of Middletown | 16 James Street |
Middletown, New York 10940 |
T: 845-343-3169 | F: 845-343-4014

 Please consider the environment before printing this email.

----- Forwarded Message -----

From: Jonathan DiRocco <jdirocco@cplteam.com>
To: Jacob Tawil <jtawil14@yahoo.com>
Cc: Jacob Tawil <jtawil@middletownny.gov>; Tim Moot <tmoot@cplteam.com>; Katie Gass <kgass@middletownny.gov>
Sent: Wednesday, March 11, 2026 at 03:07:13 PM EDT



March 10, 2026

Jacob Tawil, P.E.
Commissioner
Department of Public Works
16 James Street
Middletown, NY 10940

Re: 2 James Street – Middletown Police Station Roof Replacement Construction Administration

Dear Mr. Tawil,

In accordance with our discussions, we are pleased to submit a proposal for the Middletown Police Station Roof Replacement project for the City of Middletown. Our understanding of this project is the City of Middletown is looking to replace the roof of their Police Station on the upper portion of the building only, which is approximately 5,250 sf.

SCOPE OF SERVICES

To date, CPL conducted an on-site meeting with Tremco (roofing manufacturer) to evaluate whether the existing roof could be restored using their liquid-applied system. Following the assessment, it was determined that restoration is not feasible, and a full roof replacement is required. CPL has previously sent a proposal for the Environmental Testing, Design and Bid tasks.

Our services would include the following tasks (Tasks 1, 2 & 3 were previously submitted):

TASK 4: Construction Administration

CPL will provide typical construction administration services. CPL will review submittals, provide responses to RFIs, review pay requests and hold weekly progress meetings.

COMPENSATION

Our fee proposal breakdown on a task basis to complete the work described above is as follows:

Task 4: Construction Administration \$ 6,500.00 – 7,500 Hourly Not to Exceed

HOURLY TOTAL \$ 6,500.00 – 7,500 Hourly Not to Exceed

Not included in this proposal:

- *Reimbursable expenses.



- Boundary survey. CPL will provide a separate proposal for this upon request.
- Topographical survey. CPL will provide a separate proposal for this upon request.
- Underground utility mapping. CPL will provide a separate proposal for this upon request.
- Environmental Phase I and or II study.
- Any fees for agency reviews, applications, permits, or licenses.
- Third party special inspection services of all Structural components as scheduled in the bid documents.
- Contractor Construction Management services.
- Property survey for the purpose of obtaining easements or rights-of-way.
- Preparation of legal descriptions.
- Preparation of easement maps and descriptions.
- Design of Fire suppression system.
- Involvement with LEED Certifications or other green building initiatives.
- Grant applications or funding paperwork.
- Meeting any new funding agency requirements or reviews for future State or Federal funding sources that may be obtained including MWBE requirements and American Iron and Steel compliance.
- Solar analysis. We will provide a separate proposal for this scope of services.

*Schedule of Reimbursable Expenses: Article 11.8 Compensation For Reimbursable Expenses of AIA Document B101 is very specific on what is considered a reimbursable expense. These include, but may not be limited to, reproductions, transportation, etc.


We will submit invoices monthly, as the work progresses.

This proposal is based on an Hourly fee with a Not to Exceed range. Please provide an authorized signature in the designated space below and return one copy or provide an executed purchase order.

Please contact us if you have any questions or require any additional information. We look forward to this opportunity to be of service to the City of Middletown.

Very truly yours,

CPL


Timothy J. Moot, PG
Vice President


Jonathan DiRocco, AIA
Senior Architectural Project Manager

Proposal Accepted By:

Signature: _____ Date: _____
City of Middletown



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: None
 Seconded by: None
 Date of Adoption: March 16, 2026
 Index No: 77-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | | | | |
| Ald. Jean-Francois | | | | |
| Ald. Johnson | | | | |
| Ald. Wray | | | | |
| Ald. Gomez | | | | |
| Ald. Green | | | | |
| Ald. Witt | | | | |
| Ald. Masi | | | | |
| Pres. Rodrigues | | | | |
| Total | | | | |

I hereby approve the attached Resolution/Local Law.

 Joseph M. DeStefano, Mayor

 Date

Resolution Authorizing the Award of a Contract for Catwalk Repairs and Renovations at the Paramount Theatre and Authorizing a Budget Transfer

WHEREAS, repairs to the catwalk system at the Paramount Theatre are required to address an **urgent safety need for authorized access to the attic space**; and

WHEREAS, **Tsivicon, LLC** submitted a bid in the amount of **\$221,000.00**, with an optional **\$12,000.00 deduction** for the re-use of existing catwalk guardrails; and

WHEREAS, **McLaren Engineering Group**, an Engineering and Surveying Firm, will provide engineering and construction phase services associated with the project.

NOW, THEREFORE, BE IT RESOLVED, that the Common Council of the City of Middletown concurs with the Board of Estimate and Apportionment, and upon the

recommendation of the Commissioner of Public Works, hereby awards the contract to Tsivicon, LLC for repairs and renovations to the catwalk system at the Paramount Theatre in an amount **not to exceed \$221,000.00**, with the option to accept a **\$12,000.00 deduction for the re-use of existing guardrails**, subject to the approval of Corporation Counsel; and

BE IT FURTHER RESOLVED, that the Common Council authorizes the retention of **McLaren Engineering Group** to provide engineering and construction phase services associated with this project at a cost **not to exceed ten percent (10%) of the project construction cost**; and

BE IT FURTHER RESOLVED, that the Common Council hereby authorizes a **transfer of \$224,000.00 from the General Fund Balance to the Paramount Catwalk Project Capital Line H.0931.470** to fund this project; and

BE IT FURTHER RESOLVED, that the **Mayor is authorized to execute any and all documents necessary** to effectuate the contracts and project funding.

BE IT FURTHER RESOLVED, that the Director of Economic and Community Development is authorized to pursue and any all grant opportunities for project funding.

Prepared by:

Maria Bruni, Director of Economic and Community Development

Attachments:

None



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: None
 Seconded by: None
 Date of Adoption: March 16, 2026
 Index No: 78-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | | | | |
| Ald. Jean-Francois | | | | |
| Ald. Johnson | | | | |
| Ald. Wray | | | | |
| Ald. Gomez | | | | |
| Ald. Green | | | | |
| Ald. Witt | | | | |
| Ald. Masi | | | | |
| Pres. Rodrigues | | | | |
| Total | | | | |

I hereby approve the attached Resolution/Local Law.

 Joseph M. DeStefano, Mayor

 Date

Resolution Amending Resolution No. 88-24 Adopted May 21, 2024 Authorizing Acceptance of a Grant for The Middletown Community Campus Strategic Plan

WHEREAS, the Common Council previously adopted **Resolution No. 88-24 on May 21, 2024**, authorizing the acceptance of a **\$55,000 grant through Empire State Development’s Strategic Planning and Feasibility Studies and Smart Growth Comprehensive Planning Grant Program** to create a Strategic Plan for the Middletown Community Campus; and

WHEREAS, the grant requires a **ten percent (10%) local match from the City of Middletown in the amount of \$5,500.**

NOW, THEREFORE, BE IT RESOLVED, that the Common Council of the City of Middletown, New York, concurs with the Board of Estimate and Apportionment and hereby **amends Resolution No. 88-24** to authorize acceptance of the **\$55,000 grant from Empire State**

Development for the creation of a Strategic Plan for the Middletown Community Campus, which includes a **required City match of \$5,500**

Prepared by:
Maria Bruni, Director of Economic and Community Development

Attachments:

| | |
|----|--|
| 1. | Authorization to Accept a \$55,000 Grant From the E Item Preview |
|----|--|



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: Alderman Masi
 Seconded by: Alderman Tobin
 Date of Adoption: May 21, 2024
 Index No: 88-24

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Tobin | X | | | |
| Ald. Jean-Francois | X | | | |
| Ald. Johnson | X | | | |
| Ald. Wray | | | | X |
| Ald. Kleiner | X | | | |
| Ald. Green | | | | X |
| Ald. Witt | X | | | |
| Ald. Masi | X | | | |
| Pres. Rodrigues | X | | | |
| Total | 7 | | | 2 |

I hereby approve the attached Resolution/Local Law.

 Joseph M. DeStefano, Mayor

 Date

Authorization to Accept a \$55,000 Grant From the Empire State Development Corporation to Create a Strategic Plan for Middletown Community Campus

BE IT RESOLVED; that the Common Council of the City of Middletown, NY, concurs with the Board of Estimate and Apportionment and authorizes the acceptance of a \$55,000 grant through the Empire State Development: Strategic Planning and Feasibility Studies and the Smart Growth Comprehensive Planning Grant Program in order to create a Strategic Plan for Middletown Community Campus

BE IT FURTHER RESOLVED; that the Board of Estimate and Apportionment authorizes the Mayor as the sole signatory for any and all necessary documents to sign the agreement and authorizes the Treasurer to establish/adjust the 2024 budget for the following lines in the General Fund:

Budget Neutral Adjustment:

Increase Revenue line A.3990 Misc State Aid \$55,000
Increase Expense line A.6200.498 Economic Development - MMC Grant Expense \$55,000

Prepared by:
Maria Bruni, Director of Economic and Community Development

Attachments:

| | |
|----|-------------------------------|
| 1. | MCC EDS Planning Funding 2024 |
|----|-------------------------------|

CITY OF MIDDLETOWN
Office of Economic & Community Development

May 10, 2024

City of Middletown
Board of Estimate
16 James Street
Middletown, New York 10940

RE: MIDDLETOWN COMMUNITY CAMPUS ESD GRANT AWARD

The City of Middletown has been awarded \$55,000 through the Empire State Development: Strategic Planning and Feasibility Studies and the Smart Growth Comprehensive Planning Grant Program in order to create a Strategic Plan for the Middletown Community Campus.

As our application estimated \$300,000 in planning funds to be utilized at the MCC, this planning grant will be completed alongside the Brownfield Opportunity Area (BOA) funding received for the site.

We are seeking authorization for the Mayor to sign as the sole signatory, any and all necessary documents required pertaining to the grant, and to authorize the Treasurer to establish a line through the general fund balance.

Thank you for your attention to this matter.

Maria Bruni, Director
Economic & Community Development



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: None
 Seconded by: None
 Date of Adoption: March 16, 2026
 Index No: 79-26

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

 Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | | | | |
| Ald. Jean-Francois | | | | |
| Ald. Johnson | | | | |
| Ald. Wray | | | | |
| Ald. Gomez | | | | |
| Ald. Green | | | | |
| Ald. Witt | | | | |
| Ald. Masi | | | | |
| Pres. Rodrigues | | | | |
| Total | | | | |

I hereby approve the attached Resolution/Local Law.

 Joseph M. DeStefano, Mayor

 Date

Resolution Calling For a Public Hearing on A Proposed Two-Lot Subdivision At 14 Railroad Avenue

WHEREAS, an application has been submitted for a **two-lot subdivision** of property located at **14 Railroad Avenue**, City of Middletown, New York; and

WHEREAS, the **Common Council of the City of Middletown** is required to conduct a public hearing to receive public comment on said proposed subdivision; and

WHEREAS, notice of such public hearing must be given in accordance with applicable law;

NOW, THEREFORE, **BE IT RESOLVED**, that the **Common Council of the City of**

Middletown hereby calls for a **public hearing** on the proposed **two-lot subdivision at 14 Railroad Avenue** to be held on:

Tuesday, April 7, 2026

At or as near to 7:30 PM as possible

Common Council Chambers

Second Floor

16 James Street

Middletown, New York

and

BE IT FURTHER RESOLVED, that the **City Clerk** is hereby authorized and directed to publish notice of said public hearing in the official newspaper of the City in accordance with law.

Prepared by:

Attachments:

None



**CITY OF MIDDLETOWN, NEW YORK
COMMON COUNCIL
RECORD OF VOTE**

THE FOLLOWING WAS PRESENTED

By: None
 Seconded by: None
 Date of Adoption: March 16, 2026
 Index No:

I hereby certify that the attached is a true copy of a Resolution and/or Local Law adopted by the City of Middletown Common Council.

 Richard P. McCormack
 Clerk to the Common Council

| Names | Ayes | Noes | Abstain | Absent |
|--------------------|------|------|---------|--------|
| Ald. Rodriguez | | | | |
| Ald. Jean-Francois | | | | |
| Ald. Johnson | | | | |
| Ald. Wray | | | | |
| Ald. Gomez | | | | |
| Ald. Green | | | | |
| Ald. Witt | | | | |
| Ald. Masi | | | | |
| Pres. Rodrigues | | | | |
| Total | | | | |

I hereby approve the attached Resolution/Local Law.

 Joseph M. DeStefano, Mayor

 Date

Resolution Authorizing the Accounts be Audited, Claims Adjusted, and the Treasurer be Authorized to Issue Warrants for their Payment

Prepared by:

Attachments:

None