



**CITY OF MIDDLETOWN
COMMON COUNCIL MEETING AGENDA
MAY 19, 2026 - 7:30 PM**

1. PLEDGE OF ALLEGIANCE
2. ROLL CALL
3. APPROVAL OF MINUTES
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
 - 126- Resolution Authorizing the Treasurer to Reassign Budgetary Oversight and
26 Transfer Funds for Parks and Recreation Operations
 - 127- Resolution Authorizing the Award of Annual Milling, Paving, and Concrete Work
26 Contracts
 - 128- Resolution Declaring Vehicles as Surplus and Authorizing their Disposal
26
 - 101- Resolution Authorizing a Block Party on Lenox Avenue and Cantrell Avenue on
24 June 27, 2026
 - 129- Resolution Authorizing a Public Hearing on a Proposed Amendment to the City

26 Code Regarding Special Use Permits for Office Space Associated with Used Car Sales in I-1 and I-2 Zoning Districts

130- Resolution Amending the City Code to Authorize No Parking Signage on Sprague
26 Avenue

13. LOCAL LAWS

LL2- Local Law #2: A Local Law Amending the City Charter Employee Residency
26 Requirements

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
 Date of Adoption: May 19, 2026
 Index No: 126-26

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.

5/21/2026

Joseph M. DeStefano, Mayor

Date

Resolution Authorizing the Treasurer to Reassign Budgetary Oversight and Transfer Funds for Parks and Recreation Operations

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 reassign the following budgetary account lines to the designated Budgetary Officers:

- Budget lines **7110 (Park Maintenance), 7140 (Playground Maintenance), and 7180 (Pools Maintenance)** shall be reassigned under **Budgetary Officer Jacob Tawil**.
- Budget lines **6772, 7021 (Pools Program), 7022 (Playground Program), and the Golden Area Fund** shall be reassigned under **Budgetary Officer Raelynn Bertholf**.

BE IT FURTHER RESOLVED; that the Common Council of the City of Middletown concurs

with the Board of Estimate and Apportionment and authorizes the Treasurer to make the following budget transfers to finalize the transition of duties to the appropriate departments:

FROM	TO	AMOUNT
A.7020.100 Recreation Personal Services <i>To cover the cost of two Parks employees for the remainder of the year.</i>	A.7110.100 Park Maintenance Personal Services	\$75,295.20
A.7020.103 Recreation Personal Services <i>To cover the cost of Parks employee overtime.</i>	A.7110.103 Park Maintenance Personal Services	\$15,282.99
A.7110.417 Park Maintenance Gas & Oil <i>To cover the cost of gas for the mini van for the remainder of the year.</i>	A.7020.417 Recreation Gas & Oil	\$2,000.00
A.7020.480 Recreation Telephone Expense <i>To cover the cost of cell phone reimbursements.</i>	A.7110.481 Park Maintenance Telephone Expense	\$285.00
A.7321.100 Special Program Personal Services <i>To cover the cost of Park Patrol and Dog Laborer personnel costs.</i>	A.7110.100 Park Maintenance Personal Services	\$20,000.00
A.7140.401 Playground Maintenance Travel Expense <i>To cover the cost of travel for the Playground Program.</i>	A.7022.401 Playground Program Travel Expense	\$800.00
A.7140.450 Playground Maintenance Materials & Supplies <i>To cover the cost of materials and supplies for the Playground Program.</i>	A.7022.450 Playground Program Materials & Supplies	\$2,305.02
A.7140.100 Playground Maintenance Personal Services <i>To cover the cost of Summer Playground Programs.</i>	A.7022.100 Playground Program Personal Services	\$23,500.00
A.7180.100 Pools Maintenance Personal Services <i>To cover the cost of Summer lifeguards for Pool Programs.</i>	A.7021.100 Pools Program Personal Services	\$94,239.00
A.7180.103 Pools Maintenance Overtime <i>To cover the cost of Summer lifeguard overtime.</i>	A.7021.103 Pools Program Personal Services	\$6,000.00

BE IT FURTHER RESOLVED; that these transfers are budget neutral and necessary to align appropriations with departmental responsibilities and operational staffing needs following the reassignment of duties between Parks Maintenance and Recreation operations.

Prepared by:
Leonora Liz, Treasurer

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: May 19, 2026
 Index No: 127-26

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

5/21/2026

Joseph M. DeStefano, Mayor

Date

Resolution Authorizing the Award of Annual Milling, Paving, and Concrete Work Contracts

BE IT RESOLVED; that the Common Council of the City of Middletown concurs with the Board of Estimate and Apportionment and authorizes the Mayor to award the 2026 annual milling and paving work contract to **Morlyn Asphalt Corp.** utilizing New York State Office of General Services (OGS) pricing, as attached; and

BE IT FURTHER RESOLVED; that the City Department of Public Works shall provide traffic control services, hauling, and disposal of millings associated with the annual milling and paving work; and

BE IT FURTHER RESOLVED; that the Common Council of the City of Middletown concurs with the Board of Estimate and Apportionment and authorizes the Mayor to award concrete work

services, including but not limited to ADA-compliant curb and sidewalk improvements, splash pad concrete work, and construction of the Fitness Studio concrete pad, to GMC pursuant to the Orange County Department of Public Works bid pricing, as attached; and

BE IT FURTHER RESOLVED; that the City shall be responsible for the cost of reinforced steel, crushed stone sub-base materials, and final surface restoration associated with the concrete work; and

BE IT FURTHER RESOLVED; that the estimated cost for the Fitness Studio concrete pad work is approximately **\$98,000.00**, to be funded through project account line **H.7110.214**; and

BE IT FURTHER RESOLVED; that **CHIPS funding** shall be utilized for costs associated with annual milling, paving, and concrete work incurred through the 2026 roadway improvement program; and

BE IT FURTHER RESOLVED; that the Mayor is authorized as sole signatory for any agreements or documents necessary to effectuate these awards.

Prepared by:
Jacob Tawil

Attachments:

None



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

THE FOLLOWING WAS PRESENTED

By: Alderman Green
 Seconded by: Alderman, 4th Ward
 Rodriguez
 Date of Adoption: May 19, 2026
 Index No: 128-26

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.

5/21/2026

Joseph M. DeStefano, Mayor

Date

Resolution Declaring Vehicles as Surplus and Authorizing their Disposal

BE IT RESOLVED; that the Common Council of the City of Middletown concurs with the Board of Estimate and Apportionment and declares the following vehicles surplus due to their inoperable condition and repair costs exceeding their value:

- 1. 1997 Ford E-Super Body** (VIN: 1FDXE40F0WHA29371) – formerly an ambulance utilized by the Police Department and later donated to the Parks Department. The vehicle has no motor, is non-operational, and repair costs exceed the vehicle’s value.
- 2. 2009 Chevrolet School Bus** (VIN: 1GBHG31C891168330) – donated by Mid-City Transit to the Parks Department but never utilized. The vehicle is non-operational and requires repairs exceeding its value.

BE IT FURTHER RESOLVED; that the Commissioner of Public Works is authorized to dispose of said vehicles in the manner deemed most advantageous to the City, including disposal as scrap, in his discretion.

Prepared by:
Jacob Tawil

Attachments:
None



**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: May 19, 2026
Index No: 101-24

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

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

5/21/2026

Joseph M. DeStefano, Mayor

Date

Resolution Authorizing a Block Party on Lenox Avenue and Cantrell Avenue on June 27, 2026

BE IT RESOLVED; that the Common Council of the City of Middletown authorizes a neighborhood block party on **Lenox Avenue and Cantrell Avenue on June 27, 2026**, and further authorizes any necessary street closures to accommodate the event.

Prepared by:

Attachments:

1.	Lennox Place Block Party 2026
----	-------------------------------



**CITY OF MIDDLETOWN, NEW YORK
APPLICATION FOR
BLOCK PARTY**

RECEIVED
MAY 05 2026
CITY CLERK
CITY OF MIDDLETOWN

I, the undersigned, do hereby make application for a Block Party in the City of Middletown, New York

Name of Applicant Vanessa Diaz negron

Address of Applicant 32 Lenox Place
Middletown NY 10940

Phone Number of Applicant 845)321-6125

Day and date the Block Party will be held 6/27/2026 - Saturday

Hours Block Party will start and end 2pm - 7:30pm

Name of Streets to be blocked
Corner of Cantrell to Corner of Courtland

BLOCK PARTY APPLICATION REQUIREMENTS:

On a separate sheet of paper, please indicate the following information:

Name, addresses and signatures of no less 75% of homeowners on the closed street area for permission to have Block Party.

A description of any equipment to be used, including whether music is to be played and what devices are needed for the provision of such music, when applicable.

Description of any vendors within the closed street area.

By signing this application, the applicant agrees to all the provisions of the Middletown City Code pertaining to Chapter 332 Noise and Chapter 319 Litter.

Signed: Vanessa Diaz negron

Date: 4/24/2026

For Office Use Only:

Resolution Number and Date _____

RECEIVED

CITY OF MIDDLETOWN
CITY CLERK

OFFICE OF THE CLERK
CITY OF MIDDLETOWN
100 STATE STREET
MIDDLETOWN, CT 06457

Handwritten text, likely a letter or official communication, mostly illegible due to blurriness and bleed-through.

Handwritten text, possibly a signature or a specific reference number.

Handwritten text, possibly a signature or a specific reference number.

Handwritten text, possibly a signature or a specific reference number.

Handwritten text, possibly a signature or a specific reference number.

Handwritten text, possibly a signature or a specific reference number.

It's that time of year again—Our annual
Negron Summer BBQ is here! 🌞🍔🌭

This year, we have an extra special reason
to celebrate as we honor Windy on her high
school graduation. Come ready for delicious
food, great vibes, and even better company
as we celebrate this exciting milestone 🎓



Feel free to come outside and join us !!

#1. 16-18 Cantrell Ave

~~John~~

#2. 38 Lenox Pl

~~John~~

#3. 36 Lenox Pl

~~John~~

#4. 34 Lenox Pl

~~Richard~~

#5. 30 Lenox Pl
"Empty House"

#6. 28 Lenox Pl

Non English Speaking

#7. 26 Lenox Pl

~~John~~

#8. 27 Lenox Place

~~John~~

#9. 24 Lenox Pl

Rain or Shine ☺
June 27th 2020

#10. 22 Lenox

~~John~~



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

THE FOLLOWING WAS PRESENTED

By: Alderwoman Wray
 Seconded by: Alderman Johnson
 Date of Adoption: May 19, 2026
 Index No: 129-26

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

5/21/2026

Joseph M. DeStefano, Mayor

Date

Resolution Authorizing a Public Hearing on a Proposed Amendment to the City Code Regarding Special Use Permits for Office Space Associated with Used Car Sales in I-1 and I-2 Zoning Districts

BE IT RESOLVED, that the Common Council of the City of Middletown hereby schedules a public hearing to consider an amendment to the Code of the City of Middletown to permit office space for used car sales as a Special Use Permit within the I-1 (Light Industrial) and I-2 (Heavy Industrial) zoning districts; on site vehicle storage will be prohibited.

BE IT FURTHER RESOLVED, that said public hearing shall be held on June 2, 2026, at or as near to 7:30 p.m., as possible in the Common Council Chambers, City Hall, 16 James Street, Middletown, New York, at which time all interested persons shall be heard.

Prepared by:
Rick McCormack, City Clerk

Attachments:

None



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

THE FOLLOWING WAS PRESENTED

By: Alderman Jean-Francois
 Seconded by: Alderman, 4th Ward
 Rodriguez
 Date of Adoption: May 19, 2026
 Index No: 130-26

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

5/21/2026

Joseph M. DeStefano, Mayor

Date

Resolution Amending the City Code to Authorize No Parking Signage on Sprague Avenue

BE IT RESOLVED; that the Common Council of the City of Middletown hereby amends Chapter 460 of the Code of the City of Middletown, entitled "Vehicles and Traffic," specifically § 460-28, "No-parking zones," to establish a no parking zone on the easterly side of Sprague Avenue, beginning at the property corner of 99 Sprague Avenue and continuing west to the end of the property line of said premises, a distance of approximately 127 feet.

Prepared by:

Attachments:

None



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

THE FOLLOWING WAS PRESENTED

By: Alderman Johnson
 Seconded by: Aldermwan, 2nd Ward Gomez
 Date of Adoption: May 19, 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

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 #2: A Local Law Amending the City Charter Employee Residency Requirements

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 give the Common Council authority to waive the City Charter employee residency requirements in limited and critical hiring situations.

-

Section 2. Section 14a of the Charter of the City of Middletown is hereby amended by adding the

following sentence at the end of the existing sentence, to read in its entirety as follows:

The Common Council shall have the authority, by a majority vote of its members, to waive these residency requirements if the Council finds that an exhaustive recruitment effort to fill a critical position cannot find a qualified candidate who resides within these required boundaries.

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:
Rick McCormack, City Clerk

Attachments:

None



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

THE FOLLOWING WAS PRESENTED

By: Alderman Masi
 Seconded by: Alderman Green
 Date of Adoption: May 19, 2026
 Index No: 131-26

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.

5/21/2026

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:

Attachments:

None