

**Minutes of the Regular Meeting
of the Village of Nyack Board of Trustees
Held at the Nyack Senior Center
at 7:00 pm on Thursday, June 25, 2026**

Present: Joseph Rand, Mayor
Pascale Jean-Gilles, Trustee
Donna Lightfoot-Cooper, Trustee
Joseph Carlin, Trustee

Also Present: Andrew Stewart, Village Administrator
Dennis Michaels, Village Attorney
Linda Donnelly, Village Clerk
Thomas Lynch, Superintendent Nyack Water

Absent: Nathalie Riobe-Taylor, Trustee

Meeting called to order at 7:08 pm

Pledge of Allegiance

Mayor's Introduction

Mayor Rand briefly reported on a neighborhood meeting with residents near Nyack Hospital, focusing on parking problems, speeding on Midland Avenue, and safety concerns related to hospital incidents. He thanked attendees and hospital staff for their constructive participation. The Village will explore traffic-calming steps and begin pursuing state approval for a resident-only permit parking system, including gathering public input and signatures.

COMMENTS FROM THE VILLAGE BOARD

Trustee Jean-Gilles – Urged completing a traffic study to support any permit-parking proposal, highlighted concerns about limited free parking for hospital employees, and called for the hospital to be a better neighbor by expanding employee parking. She also asked for an update on whether the previously discussed village ID card program was ever implemented.

Trustee Carlin – Gave an overview of the upcoming 4th of July weekend events, noting that all plans are finalized. He highlighted the farmers market hot-dog giveaway, the classic car show, Independence Day ceremonies, kids' activities in Memorial Park, evening music, and the fireworks display. He also mentioned joint promotional efforts with the Chamber and the County for the July 5th FIFA event.

INTRODUCTIONS

Thomas O'Shea, USPS Nyack, 22 years, Retiring

Mr. O'Shea was presented with a certificate and pin in recognition of his 22 years with the Nyack Post Office.

PO Holihan, Orangetown Police Department

Sgt. Holihan introduced himself as the newly assigned administrative liaison, noting his 19 years with the department and his promotion to sergeant in 2020. He addressed the recent CO incident, explaining that it remains under active investigation and emphasizing that officers' primary focus was ensuring all children were safe and accounted for.

Anthony Cerano, Platinum Security Group

Anthony Cerano briefly introduced himself, noting he has five to six years of security experience and recently joined Platinum Security. He said he enjoys the work, values being an extra set of eyes, and believes his physical presence helps make a positive difference.

Trustee Carlin – Asked whether a report has been produced. Also stated the security team should have more direct engagement with the shops and businesses in town.

PUBLIC COMMENT

None

PUBLIC HEARINGS

None

ADOPTION OF MINUTES – 06/11/2026

On motion of Trustee Carlin, seconded by Trustee Jean-Gilles. The minutes of the meeting held on 06/11/2026 were accepted as presented.

ACTION ITEMS

RESOLUTION NO. 2026-122 – ACCEPTING AUDITED VOUCHER SUMMARY

The following resolution was offered by Trustee Carlin, seconded by Trustee Jean-Gilles.

WHEREAS, the Audited Voucher Summary was presented to the Nyack Village Board of Trustees at its regularly scheduled meeting of June 25, 2026.

RESOLVED, the General Fund Claims set forth on Pages 1 through 15 in the below listed amounts are approved for payment:

GENERAL FUND	\$128,425.82
NYACK PARKING AUTHORITY	\$ 16,237.00
WATER FUND	\$ 224.59

On roll call the vote was as follows:

Trustee Jean-Gilles Yes
Trustee Lightfoot-Cooper . . Yes
Trustee Carlin. Yes

Trustee Riobe-Taylor Absent
Mayor Rand Yes



RESOLUTION NO. 2026-123 – APPROVE A PERMIT APPLICATION FROM DEQUANN KERR FOR A BASKETBALL EVENT IN MEMORIAL PARK, AUGUST 1-2, 2026

The following resolution was offered by Trustee Lightfoot Cooper, seconded by Trustee Carlin.

RESOLVED, the Board of Trustees of the Village of Nyack authorizes the issuance of a special event permit to DeQuann Kerr for a basketball event in Memorial Park, Tuesday, August 1-2, 2026, 4-8 PM. \$150 refundable security deposit required.

On roll call the vote was as follows:

Trustee Jean-Gilles Yes
Trustee Lightfoot-Cooper . . Yes
Trustee Carlin. Yes

Trustee Riobe-Taylor Absent
Mayor Rand Yes



RESOLUTION NO. 2026-124 – APPROVE A PERMIT APPLICATION FROM JONNATHAN ZUMBA IN MEMORIAL PARK, FRIDAY, JULY 17, 2026, 3-5 PM

The following resolution was offered by Trustee Jean-Gilles, seconded by Trustee Carlin.

RESOLVED, the Board of Trustees of the Village of Nyack authorizes the issuance of a special event permit to Jonnathan Zumba in Memorial Park, Friday, July 17, 2026, 3-5 PM, for the purpose of a family photo with a professional photographer for a Quincenera gathering, in Gazebo and lawn area. \$150 refundable security deposit required.

On roll call the vote was as follows:

Trustee Jean-Gilles Yes
Trustee Lightfoot-Cooper . . Yes
Trustee Carlin. Yes

Trustee Riobe-Taylor Absent
Mayor Rand Yes

RESOLUTION NO. 2026-125 – APPROVE A PERMIT APPLICATION FROM STACEY SCOTT FOR AN EVENT IN MEMORIAL PARK, SATURDAY, JULY 18, 2026, 3-4 PM

The following resolution was offered by Trustee Jean-Gilles, seconded by Trustee Carlin.

RESOLVED, the Board of Trustees of the Village of Nyack authorizes the issuance of a special event permit to Stacey Scott for an Event in Memorial Park, Saturday, July 18, 2026, 3-4 PM, using the viewing pier for a wedding vow ceremony for forty people. \$150 refundable security deposit required.

Trustee Carlin – Would like a fee schedule put in place. Park is public resource and the Village shouldn't cover costs.

Trustee Jean-Gilles – Agrees with Trustee Carlin.

Mayor Rand – Supports establishing a fee schedule to cover monitoring costs for increasing park event requests.

On roll call the vote was as follows:

Trustee Jean-Gilles Yes

Trustee Lightfoot-Cooper . . Yes

Trustee Carlin. Yes

Trustee Riobe-Taylor Absent

Mayor Rand Yes



RESOLUTION NO. 2026-126 – AMEND THE VILLAGE'S STANDARD SCHEDULE OF FEES WITH REGARD TO PARKING VIOLATIONS IN THE PARK

The following resolution was offered by Trustee Lightfoot Cooper, seconded by Trustee Jean-Gilles.

WHEREAS, the Village Board of Trustees adopted a Local Law to establish a Standard Schedule of Fees for Village operations, and may update this Schedule from time to time by Resolution; and

WHEREAS, the buses are prohibited from entering the park, including the marina parking lot, under local law Chapter 250 Parks and Recreation, Article III Parks and Recreation Areas, Section 250-13 Traffic, Part G, Prohibited Acts, subject to a fine not exceeding \$1,000,

WHEREAS, the Board of Trustees finds it in the public interest to enable Village parking enforcement officials to issue parking tickets to buses found in the park, but currently this violation does not exist in the Village's Standard Schedule of Fees,

RESOLVED, the Board of Trustees of the Village of Nyack adopts a change to the Standard Schedule of Fees to create a violation for parking buses or trucks in the park without a permit, which initial violation fee will be \$250, increasing to \$300 and \$350 for late payment at 15 and 30 days delinquency.

Trustee Jean-Gilles - Asked whether the bus-parking rule was meant to direct buses to specific areas. Mayor Rand and Administrator Stewart clarified that it simply prohibits buses from parking in the park or marina without a permit. Administrator Stewart added that legally parked street buses fall under normal parking rules, and permitted groups may park buses in the marina as part of their event permit.

On roll call the vote was as follows:

*Trustee Jean-Gilles Yes
Trustee Lightfoot-Cooper . . Yes
Trustee Carlin. Yes*

*Trustee Riobe-Taylor Absent
Mayor Rand Yes*



RESOLUTION NO. 2026-127 – APPOINTING LEANNE PALUCK REISS AS RECREATION LEADER (PT) SEASONAL FOR THE YOUTH RECREATION PROGRAM

The following resolution was offered by Trustee Lightfoot Cooper, seconded by Trustee Jean-Gilles.

WHEREAS, the Village seeks to operate a Youth Recreation Program providing seasonal activities and job-readiness opportunities for local youth; and

WHEREAS, Administrator Stewart and Leanne Paluck Reiss presented a program framework funded entirely by cannabis revenue; and

WHEREAS, the Village Administrator recommends appointing Leanne Paluck Reiss to coordinate the program.

NOW, THEREFORE, BE IT RESOLVED that the Board of Trustees hereby appoints Leanne Paluck Reiss as Recreation Leader (PT) Seasonal at an annualized salary of \$47,000, with all costs funded through cannabis revenue and with the appointment subject to approval by the Rockland County Department of Personnel.

On roll call the vote was as follows:

*Trustee Jean-Gilles Yes
Trustee Lightfoot-Cooper . . Yes
Trustee Carlin. Yes*

*Trustee Riobe-Taylor Absent
Mayor Rand Yes*



RESOLUTION NO. 2026-128 – CREATE THE POSITION OF LAND USE BOARDS SECRETARY

The following resolution was offered by Trustee Carlin, seconded by Trustee Jean-Gilles.

WHEREAS, the Chief Building Inspector has submitted a written request dated June 3, 2026, recommending the establishment of the position of Land Use Boards Secretary; and

WHEREAS, the Village Board finds that the creation of this position is necessary to support the efficient and professional functioning of the Land Use Boards and the Building Department;

NOW, THEREFORE, BE IT RESOLVED the Village Board of Trustees approves an application to Rockland County Civil Service for the creation of position of Land Use Boards Secretary, subject to review and approval by the Rockland County Department of Personnel, and the further negotiation of this title into the labor contract with the IBEW; and

BE IT FURTHER RESOLVED that the position shall not be formally established, announced, or filled until such approval is received.

On roll call the vote was as follows:

Trustee Jean-Gilles Yes
Trustee Lightfoot-Cooper Yes
Trustee Carlin. Yes

Trustee Riobe-Taylor Absent
Mayor Rand Yes



RESOLUTION NO. 2026-129 – APPROVE A PERMIT APPLICATION FROM EMILY KING FOR AN EVENT IN MEMORIAL PARK, FRIDAY, JULY 3, 2026, 6-7 PM

The following resolution was offered by Trustee Jean-Gilles, seconded by Trustee Lightfoot Cooper.

RESOLVED, the Board of Trustees of the Village of Nyack authorizes the issuance of a special event permit to Emily King, leader of the Women’s Chorus in Memory of the Suffragettes, for an Event in Memorial Park, Friday, July 3, 2026, 6-7 PM, using the Upper Lawn.

On roll call the vote was as follows:

Trustee Jean-Gilles Yes
Trustee Lightfoot-Cooper Yes
Trustee Carlin. Yes

Trustee Riobe-Taylor Absent
Mayor Rand Yes

RESOLUTION NO. 2026-130 – APPROVE A SERVICE AGREEMENT WITH COMMUNITY PASS FOR A PLATFORM FOR ONLINE ADMINISTRATION OF YOUTH RECREATION PROGRAM REGISTRATION AND PAYMENT

The following resolution was offered by Trustee Jean-Gilles, seconded by Trustee Lightfoot Cooper.

WHEREAS, the Village Board of Trustees has approved the funding of a Youth Recreation program using Cannabis Tax revenues, and the program administration requires online registration, payment and related services,

RESOLVED, the Village Board of Trustees approves a service agreement with Community Pass to provide an online program registration, scheduling, roster management, reporting and processing platform, subject to review as to form of agreement by the Village Attorney, at an annual cost of \$4,250.

On roll call the vote was as follows:

Trustee Jean-Gilles Yes
Trustee Lightfoot-Cooper . . Yes
Trustee Carlin. Yes

Trustee Riobe-Taylor Absent
Mayor Rand Yes



RESOLUTION NO. 2026-131 – AWARD A CONTRACT TO TOMAR CONSTRUCTION GROUP FOR THE CONSTRUCTION OF A PFOS “FOREVER CHEMICAL” TREATMENT PROCESS AT THE LEONARD COOKE NYACK WATER TREATMENT PLANT IN WEST NYACK

The following resolution was offered by Trustee Jean-Gilles, seconded by Trustee Lightfoot Cooper.

WHEREAS, the Nyack Village Board previously authorized a bond and a Project Labor Agreement, including an estimated construction cost of approximately \$12.2 million, and bidding of a public works project for the construction of a PFOS contamination removal treatment system at the Nyack Water Treatment Plant, located at 230 NYS Route 59, West Nyack, NY 10994,

WHEREAS, the Village has obtained support from NYS to pay for this project, including a 2022 WIIA Grant for Emerging Contaminants for \$2,777,394, an IJJA-EC grant for \$1,971,96, SRF short term interest free financing for \$830,560, and SRF short term market rate financing for \$1,661,120,

WHEREAS, the Village is undertaking this project to protect the public from contamination of drinking water by “forever chemicals,”

WHEREAS, the Village is a participant in a lawsuit against polluters to obtain compensation for the costs of treating drinking water for PFOS, with an expected payment of several hundred thousand dollars,

WHEREAS, bids were opened on Thursday, May 28, 2026, (a total of 5 bids were received), and the lowest responsible bid for the project was received from Tomar Construction Group, for a total of \$11,396,000,

WHEREAS, H2M Architects and Engineers, Inc, the Nyack Water Department consulting engineering firm, has reviewed the bids, and recommended the award of the project to Tomar Construction Group,

WHEREAS, the Nyack Board of Water Commissioners, which directly oversees water treatment and distribution systems, has approved the award of this bid to Tomar Construction, at its meeting on Thursday, June 18, 2026,

NOW, THEREFORE, BE IT RESOLVED BY THE MEMBERS OF THE NYACK VILLAGE BOARD AS FOLLOWS, That the Village Administrator is authorized to contract with Tomar Construction Group for the PFOS treatment plant construction project for the amount of \$11,396,000.

Superintendent Lynch - Reported that an addition for activated carbon filters at the water treatment plant is expected to begin construction in August or early September, pending a short delay for Clarkstown storm-water approval. He noted the project is mandatory for regulatory compliance and will significantly improve system-wide water quality.

Trustee Lightfoot-Cooper – Asked how long the project is expected to take. Superintendent Lynch responded with approximately two years.

Administrator Stewart – Noted the project has been in design since 2022, involves multiple state funding sources that reduce overall costs, and requires ongoing coordination to keep the water department's budget aligned with project expenses.

Superintendent Lynch – Explained that project costs increased due to COVID-related supply issues and later regulatory changes that required redesigns, resulting in the current estimated cost of \$12.2 million.

Trustee Carlin – Asked for clarification on total project cost, how grant funding reduces the debt, and how remaining costs will be covered by water rate payers over time.

Superintendent Lynch – Water Board voted to increase rates.

Administrator Stewart – Explained that project financing is repaid over 10–30 years, with principal and interest spread across that period similar to a mortgage.

Trustee Carlin – Asked if there would be additional rate increases.

Superintendent Lynch – Believes there will be.

Trustee Carlin – Water Department needs to communicate potential increases to the rate payers.

Trustee Jean-Gilles – Noted that any rate increases require a formal rate-case process with notice and hearings through the Public Service Commission, similar to other utilities, though slightly different for a municipal system.

On roll call the vote was as follows:

Trustee Jean-Gilles Yes

Trustee Lightfoot-Cooper Yes

Trustee Carlin. Yes

Trustee Riobe-Taylor Absent

Mayor Rand Yes

RESOLUTION NO. 2026-132 – AUTHORIZING THE HIRING OF SEASONAL EMPLOYEES

The following resolution was offered by Trustee Lightfoot Cooper, seconded by Trustee Jean-Gilles.

WHEREAS, the Village requires additional temporary staffing to support seasonal operations;

WHEREAS, the Parking Authority has identified the need for three (3) seasonal employees to assist with parking operations and to staff the Village marina and park, with compensation to be paid from the Parking Authority budget; and

WHEREAS, the Department of Public Works has identified the need for two (2) seasonal employees to support public works functions, with compensation to be paid from the General Fund; and

WHEREAS, all seasonal appointments must be reviewed and approved by Rockland County Personnel; and

WHEREAS, the Village seeks to make every effort to recruit and hire Nyack residents for these positions, consistent with civil service rules and equal employment opportunity requirements;

NOW, THEREFORE, BE IT RESOLVED that the Village Board authorizes the hiring of the above seasonal employees and authorizes the Village Administrator and department heads to take all necessary steps to recruit and hire these employees upon receiving the required approvals.

Trustee Carlin – Asked whether the plan requires a staff member in the park daily or only on call during summer months.

Administrator Stewart - Explained that summer coverage will use three part-time staff, providing daily waterfront monitoring, with one position focused on the park and able to assist at the marina as needed.

Trustee Lightfoot-Cooper – Asked when the start and end dates are for seasonal.

Administrator Stewart – Responded that there variable.

On roll call the vote was as follows:

Trustee Jean-Gilles Yes

Trustee Lightfoot-Cooper Yes

Trustee Carlin. Yes

Trustee Riobe-Taylor Absent

Mayor Rand Yes



RESOLUTION NO. 2026-133 – APPROVE A PERMIT APPLICATION FROM EMMANUEL GRAHAM FOR AN EVENT IN MEMORIAL PARK, SATURDAY, JULY 25, 2026, 3-5 PM

The following resolution was offered by Trustee Lightfoot-Cooper, seconded by Trustee Carlin.

RESOLVED, the Board of Trustees of the Village of Nyack authorizes the issuance of a special event permit to Emmanuel Graham for a wedding in Memorial Park, Saturday, July 25, 2026, 3-5 PM (rain date 8/8/26), not to exceed 50 people, in the gazebo, with up to 12 folding chairs maximum, plus any chairs needed for individuals with mobility needs; non-exclusive use of park facilities; \$150 refundable security deposit required.

On roll call the vote was as follows:

Trustee Jean-Gilles Yes

Trustee Lightfoot-Cooper Yes

Trustee Carlin. Yes

Trustee Riobe-Taylor Yes

Mayor Rand Yes



DEPARTMENT REPORTS (based on availability)

OPD – Introduction of PO Holihan

Village Administrator – Reported that Catholic Charities has hired an outreach worker for Nyack and will introduce them soon. He also noted the village’s new GEM car has been delivered and is being registered, and that next steps include graphics, routing, and logistics planning. The roof and HVAC bids are out; major capital projects are progressing. Orange & Rockland is currently doing gas line work on Depew Avenue, requiring coordination with the village. The Safe Routes to School sidewalk project near the middle school is about to begin, with a pre-construction meeting scheduled and a community meeting planned so residents can review impacts and ask final questions. He added that Rockland Green is developing a curbside food-waste pickup program that may require future Board consideration.

Village Clerk – None

OLD BUSINESS

Park Permit Fee Policy Memo

The Board continued its review of park-permit rules, fees, deposits, enforcement, and sponsored-event exemptions.

Permit Requirements & Fees

- Under 10 people: No permit or fee.
- 10–40 people: Permit required; \$125 refundable deposit; Residents \$75 / Non-residents \$125 fee.
- Over 40 people: Permit + insurance required; \$250 refundable deposit; Residents \$150 / Non-residents \$250 fee.

- No nonprofit or wedding exemptions; all non-sponsored events follow the same fee matrix.
- Fees fund administrative processing and staff presence during events.

Enforcement

- Using the park without a permit remains subject to fines up to \$1,000 under Village Code.
- Board agreed to end warnings and begin strict enforcement, with police issuing appearance tickets.
- A tiered fine structure was discussed but may require code changes; current law allows issuing the maximum fine with plea bargaining handled in court.

Village-Sponsored Events (Fee-Exempt)

The Board finalized the list of events that pay no permit fee and no DPW labor fee, though permits are still filed for coordination: Penguin Plunge; Memorial Day Parade; African-American Day Parade; Fire Department Memorial Procession; July Fireworks; 9/11 Ceremony; Halloween Parade; Back-to-School Barbecue; Farmers Market; Flower Market; Holiday Tree Lighting; Menorah Lighting; other holiday lighting events; Recreation-league activities; Music on the Hudson.

Non-Sponsored Events (Fees Required)

All other events—including cultural festivals, nonprofit events, political rallies, weddings, birthday parties, arts events, block parties, and Chamber/Grand Fondo/Lighthouse/Pride/Jazzfest activities—must pay the full permit fee and deposit. Street-closure fees (DPW labor) remain separate from park-permit fees.

The Board emphasized the need to clearly publicize the new fee structure and enforcement approach.

Youth Recreation Program Memo

NEW BUSINESS

Nyack Celebrates USA250 Kid Freedom Zone is a “dog free” zone.

Trustee Lightfoot-Cooper proposed allowing “summer hours” for departments that can participate, meaning employees would start earlier and leave earlier without reducing total work time. Administrator Stewart said he’s not a fan but would follow the Board’s direction, noting challenges for 24/7 or shift-based departments like the water plant, DPW, parking, and building. The Board discussed equity concerns, coverage requirements, and how some departments (like DPW) already shift schedules in summer. Ultimately, they agreed it could be tried for office staff and other feasible departments, as long as coverage is maintained and schedules are coordinated.

COMMUNICATIONS

Emmanuel Graham, Mahwah, NJ, permit application for wedding in Memorial Park, gazebo, electrical power for MC, Saturday, July 25, 2026, 4-7 PM, 50 people, folding chairs (8/8 rain date)

See Resolution No. 2026-133

Nikki Hines, Center for Safety and Change, Memorial Park permit app – Weds, August 26, 2026
Dance for Change. DJ and community organization tables.

Resolution for next meeting

Ekaterina Osipova, Best Buddies International, Bike Ride, NYC to Bear Mtn, October 3, 2026.

Resolution for next meeting

EXECUTIVE SESSION

Motion by Trustee Lightfoot Cooper, seconded by Trustee Jean-Gilles to enter into executive session at 9:27pm.

Reason for session: Legal Matter

Motion by Trustee Lightfoot Cooper, seconded by Trustee Jean-Gilles to end executive session at 9:41 pm. Motion carried unanimously.

ADJOURNMENT

Motion offered by Trustee Carlin, seconded by Trustee Jean-Gilles to adjourn meeting at 9:41 pm. Motion carried.

VILLAGE CLERK