

City of Newburgh
A regular meeting of the City Council of the City of
Newburgh was held on Monday, April 13, 2026 at 7:00 PM
in the third floor Council Chambers at City Hall, 83
Broadway, Newburgh, NY.
April 13, 2026
7:00 PM

Mayor / Alcaldesa

1. Moment of Silence / Momento de Silencio

Mayor Harvey opened the meeting by congratulating the students at Newburgh Free Academy North Campus who participated in Orange County's Mock Trial Team. The team made it to the semi-finals last weekend. He shouted out Assistant Corporation Counsel Jeremy Kaufman and City Court Judges Anika Mohommed, Joanna Forbes, and NFA's Mr. Toomey for participating and working with students as advisers. The students ended the season strong.

In the moment of silence, he stated there is a lot going on in our country. He asked us to think about the American soldiers who are in harm's way in Iran. He implored us to think about them while they are in the combat zone.

2. Pledge of Allegiance / Juramento a la Alianza

City Clerk / Secretaria de la Ciudad

3. Roll Call / Lista de Asistencia

PRESENT: Mayor Torrance Harvey, presiding; Councilmember Giselle Martinez, Councilmember Robert McLymore, Councilmember Ramona Monteverde, Councilmember Omari Shakur, Councilmember Tamika Stewart, Councilmember Ronald Zorrilla-7

Communications / Comunicaciones

4. Approval of the minutes from the City Council meeting of March 23, 2026 / Aprobacion del Acta de la Reunion General del Consejo del 23 de marzo de 2026

Councilmember Shakur moved and Councilmember McLymore seconded the motion.

**Ayes- Martinez, McLymore, Monteverde, Shakur, Stewart, Zorrilla, Harvey-7
Carried**

5. **City Manager Update / Gerente de la Ciudad Pone al Dia a la Audiencia de los Planes de Cada Departamento**

Interim City Manager Jason Morris highlighted key points in city business.

Presentations / Presentaciones

Comments from the public regarding agenda and general matters of City Business / Comentarios del público con respecto a la agenda y sobre asuntos generales de la Ciudad.

Michael Lebron, a resident on Grand Street, commented. He stated that Article 11 gives the city council the power to impose requirements on Penrose, but is that it? With this current PILOT and oversight, the council's hair should be on fire. Money from PILOT flows through the non-profit into the pockets of outside profiteers. Penrose stands to collect millions of dollars in fees at the closing. If every city handed out PILOTS like this, then future negligent landlords would make this a business model. It seems as though the future is already here, and the new council members are being played. This is an emerging market, and city taxpayers will be footing the bill while tenants continue paying rent and waiting another thirty-six months. Does the city council work for welfare profiteers or the people who live here? Lebron urged the council to table Resolution #56-2026 and provide the tenants with a town hall session. Then you can ask them what they want. (See Comments Submitted)

Mr. Mosseau, a resident on Powell Ave, commented. His family has been in Newburgh since the days of General George Washington in 1777. He works for Pride of the Hudson's Bannerman Island Tours. They were notified that the dock is unusable two weeks before opening season. Now they are scrambling to find a dock. Pride of Hudson relies on tourism, and it brings a lot of people into the area. This year commemorates the country's 250th anniversary. All sorts of events will occur up and down the Hudson, except in Newburgh. The plan the city has come up with will never be built, because it is out of the realm of what the Coast Guard and Army Corp of Engineers will allow. Had the city spoken with stakeholders, it would've been told it was wasting its time. There is a spare dock, which is in perfectly good shape. The boards need to be replaced, and they could tie up to that, but they were told they couldn't use the dock. This is a total failure of the government, in general. Newburgh has the only deep-water port between Albany and New York City. Maybe we need another engineering firm to come up with another plan, because they are burning up our grant money, which is also our taxpayer money.

Dennis Grant, a resident in Ward 1, commented. He thanked Interim City Manager Jason Morris for being present. He reminded us that New York State is still in

crisis though, with the shortage of corrections officers in the State prisons. Grant was thankful to the National Guard and the New York Guard for filling the void. Grant stated that he applied to the Ethics, IDA and Planning Boards. Our city will not be healed until we respectfully lay the African American bones to rest. The karma of this city is connected to the bones, which leads to many of the city's problems. He requested the status of the project. Grant said he saw better conversation during the work session. We should have diverse properties, such as market rate housing, to help pay the bills of the city. The plaques the city has received, as well as great credit ratings, show that the city manager's form of government is working. The city has progressed financially, but he does not see enough progress with the city council. He asked for transparency, and he asked who the council had in mind for the city manager position? These moments damage the trust and credibility of this council.

Jo Epstein, a resident in Warden Heights, commented. At the end of the March 23rd council meeting, Mr. Neppi met with several homeowners after the meeting. He addressed the origination of the violations. Epstein said the police were only in their community to address resident complaints about NFA construction issues, including workers having lunch on residents' lawns, and a stabbing that occurred between the workers. The violations constitute selective enforcement. Epstein said the code compliance has not worked with homeowners other than extending the comply-by dates. Current mandates exceed the legal definition of repair, and it constitutes a redesign. The sidewalks were legal and approved when Warden Heights was built in 1952. Residents have the right to maintain that footprint. The city is applying new codes to old homes, while ignoring identical violations in Warden Heights and other neighborhoods. She urged the city to rescind the violations and honor the grandfathered status of the Warden Heights footprint.

Nick Wolf, who owns a unit at 408 Carpenter Avenue, commented. The property was being rented out by his Section 8 tenant. There were issues with water leaking in his unit, and the property manager did nothing for three weeks. He called codes and was asked to fix the roof. His tenant was forced to move out by Section 8, and Wolf is paying thousands each month for her to stay in a hotel. Wolf said he hasn't received a response from anyone. Wolf said the HOA is not helpful either because it represents a puppet regime. He is not the only one going through this, and he has no other choice than to sell his place. He is asking for help from the council to make this right.

Cynthia Gilchisten spoke on behalf of Aria Velez. Velez commented about ADA parking accommodations during alt side parking. The permits are used successfully in other towns. Also, Gilchisten said Flock needs to "Get the Flock out of town."

Rufus Monk commented about the Channel-U Fishing Program. He thanked everyone for meeting with him to move forward with the fishing program.

Corbin Laedlein, a resident in Ward 3, commented. He thanked Councilman Shakur for requesting Flock discussion be added to the agenda. He knows the council has a backlog of things to discuss. He shared his concerns about Flock again. He has met with other community members, and when people learn that a privately-owned AI-powered infrastructure is set up here, they are deeply disturbed. We don't have to enter into wild speculation to know how this technology is being used for political repression. Federal immigration enforcement agencies are accessing Flock databases. Surveillance infrastructure is a gift to authoritarians, which contradicts Newburgh's fair and welcoming city resolution. He implored the council to cancel any contracts with Flock, and remove its surveillance infrastructure.

Gregory Nato, a resident in Ward 1, commented. Cities around the world are embracing the *15-Minute City*, a model where daily life can be lived within a short walk or bike ride. This is achievable, and it's rooted in human-scale design. Newburgh is uniquely situated to achieve this. It provides less tax burden on homeowners. This is what magnificent urban planning looks like, and it doesn't happen by accident. Vision planning like this requires a strong government structure, and this is where charter reform becomes essential. Charter reform is a democratic tool. Great cities aren't just well-designed; they are governed well. Nato wants us to think about charter reform as a foundation in Newburgh's next chapter, where the full potential of this city is realized.

Wilhelmina Lamb, a resident at Kenneys Apartments, commented. She spoke about the events that occur at the Armory every weekend. The residents have nowhere to park, because it is taken up by people attending the events, and it's not fair to the tenants.

Bishop Jeffrey Woody, lifelong resident of the city, commented. He was happy to see the housing development going on in Newburgh. We have a lot of smoke and vape shops in our community. Who is monitoring the sale of these products to minors, because there are too many students coming to school with these items? Woody commented about the charter review, and asked what are we doing to ensure that all stakeholders are involved in the process? No one should be left out of the charter review process. Last April, council members received an email about possibly renaming a part of Montgomery Street after the late Mr. Robert Moody, who was the first Black teacher at Montgomery Street School, and then went on to become the first Black principal of the school. He requested an update on the renaming, because it was mentioned a year ago. He also referred to an email he sent to recognize long-time community member Harold Shirley. Shirley, who is disabled, moved from Newburgh, but he did a lot of wonderful things in the City of Newburgh when he lived here.

Michelle Basch, a resident and biz owner in the city, commented. Her business is celebrating its seventeenth year of being open. She requested an explanation of

Resolution #72-2026, instead of just voting on it. Basch wanted to see the short-term and long-term goals and strategies for the city. The business alliance is looking for a bid from the city, because the city can't do it on their own. The city must put out the RFP to get somebody in to do the study. These are the grants that will help get our city illuminated with proper lighting, and garbage cans and benches on the streets. The \$30M that Buffalo received for business improvements came through a bid. She implored the city to work with the business alliance to achieve this for Newburgh and for our residents.

Sue Sullivan, a city resident, commented. She appreciated the way the council discussed the draft local law at the work session. She heard a council that was listening and considering different perspectives and working toward action. That is how trust is built. The current form of government places too much decision-making that flows through a single point. Simple efforts become complicated. We've seen it through different issues, such as Kenneys apartments issues, a tree planting process, review and seating of the boards and commissions. It creates a disconnect and the conversation should move toward balance. The goal is simple. She is looking for a system that helps her understand how things work. Sullivan encouraged the council to move forward and pass the local law that creates structure. A charter review commission is a practical next step in the process.

Pastor Rosey, a resident in Ward 1, commented. She was proud of the entire council at the last work session. She welcomed Jason and thanked Mike for weathering the storms. Everybody wants the Kenneys residents to have the utmost quality-of-life. With a potential next purchaser, the package would be a blessing to the people, but something still disturbs her. She noticed that the council was not formally invited to the meetings set up by the developer. Was this truly an oversight on the developer's part? The development team is getting credit for many things, all while asking for a thirty-two-year PILOT. She implored the council to examine the numbers, because she knows that all that glitters isn't gold. She thanked Greg for the vision he shared tonight about urban planning. Rosey would like to see the right and gifted innovators chosen for the charter review commission. It sounds like there is an agenda, and we already know what we want, but she asked the Lord to grant us wisdom to make the right choices.

Eneen Williams, a city resident, commented. She was proud of the improvement shown by the council during the work session. She encouraged the council to remember that they, the constituents, vote them into office to be a voice for the people. She attended a family gathering at Artistic Taste restaurant. Her mother and great nephew fell on the sidewalk in front of 96 Broadway. The sidewalk has a major break in it. One side is lifted, and one side is down. Anybody who was mobility challenged would have a difficult time. She requested that the matter be addressed immediately. A fall, for her 80-year-old mother, could've turned into something worse. She encouraged the council to work together and remember to respect each another.

Carson Carter, a resident on First Street, commented. He spoke in support of the council passing a local law to form a constituent-led charter commission. The constituents come to the council with pressing issues, and the council is unable to address them directly. The council body should be able to expedite issues, like declaring an emergency declaration for Kenneys residents, and it shouldn't take years to do a lot of these things. This is the year to do this work. He implored the council to adopt the local law. He raised an alarm that the front doors to the Dutch Reformed Church were unlocked, and it was clear that someone had been inside the property. Carter implored the city to ensure the building is secured to protect children and our firefighters who would likely be called to respond to issues at that building.

Ephraim Acosta, a local barber and business owner, commented. He hoped the new council would take meaningful action regarding residents' concerns and requests. They have struggled to be heard, for years, in this city, while other representatives in neighboring cities get things done. He has resorted to petitions and emailing, because he can never reach the city staff. He can't get answers from his city elected officials, and there needs to be better communication. Also, we need to stop leaving projects unfinished. He urged the council to stay informed and accountable, and start working for the people who live here. Acosta did state that some of the council members had emailed him back, and he appreciated that, but he needed answers.

Tammie Hollins, a city resident, commented. She saw the work session last week when the panel talked about paving the streets. Hollins said we have a problem in the city; the streets are busted. Employees driving city vehicles is not a concern, because they don't own a city car. She asked why the council was negotiating which streets needed to be done. She said the people elected the council, so they trust them. She also said the council lives in these wards, and many of them ride down these streets every day. Each council member should be able to say which streets they wanted to be done. Hollins asked the council if it could use the authority that voters gave them to do something about these streets.

Wesley Ledlaw, a resident in Queens, New York, commented. He is the applicant for a private-owner developer application that has been submitted. He said he did a lot of research on living environments and knows that New York struggles with affordable housing options for families. He's looked at various places and moving to another state is not an option for him. Everybody knows that the best place to work, with the best wages, is New York City. Ledlaw said that Newburgh is a great city despite complaints from residents. Everybody wants development within their community. He was born in Brooklyn and raised in Queens, but both areas have become inaccessible to homeownership. Newburgh is beautiful, and it's on the come.up. He wanted to meet the council, in person, and tell them the city is a gem and shouldn't be given away to outside investors. People who live within New York State need to be able to own and make a difference here.

Gabrielle Hill, a lifelong resident of the city, commented. She thanked Wesley for speaking positively about our city, because we are the gem of the Hudson Valley. Imagine if our state, county and city elected officials got together and made a plan. Hill announced the Sojourner Truth program, which would be held on Thursday, April 16th, at 5PM at the Newburgh Free Library. As a member of the committee, Hill said she researched Truth's extraordinary life. Hill said, as a community, we will no longer allow the chains to hold us back and oppressed. Let's collaborate together. She stated she had faith in the council, and that the council will, at the end of the day, do right by the people.

Bridget Jackson, a resident in the Kenneys complex, commented. With the years of neglect at the Kenneys, two children recently tested positive for mold. With all the issues Kenneys residents already have, where does it end? Jackson stated that Penrose has a lot of work to do, but what about the people who live there already? It's a struggle to get any help. Children have asthma and bad rashes on their skin now. Again, where is the respect?

Carla Johnson, a resident on Lander Street, commented. She spoke about the Flock license plate readers and wanted the discussion put on the agenda to see if the community wanted that type of surveillance in the city. We don't need Flock in our city invading people's privacy. Johnson stated that the city paid a lot of money to train Mike Neppl, so why did the council choose someone else? Neppl trained under Todd Venning, and so she felt the city was wasting the taxpayer and stakeholder money. What was the purpose of training Neppl if we were going to hire someone else? This is crazy to her, and the community should be paying attention to it. She is tired of riding on the city streets. She bought a new truck and needs a wheel alignment already. Johnson encouraged everyone to put in claims for repairs, so the city could get the streets fixed.

This section of the meeting was closed.

Comments from the Council regarding the agenda and general matters of City Business / Comentarios del Consejo con respecto a la agenda y sobre asuntos generales de la Ciudad

Councilmember Martinez commented. She wished Councilman Zorrilla a happy birthday, and congratulated Jason Morris for completing his first official council meeting. Tonight the council will be voting on the PILOT. The Penrose meeting was meant for the tenants, but she was able to attend the meeting with the

developer, in which they broke down the PILOT and their plan for the residents. Martinez said she would love to hold the current landlord accountable, but she wanted to be realistic about them completing the renovations. Penrose will come in and do the repairs and give the residents better living conditions that they deserve. She thanked Councilwoman Stewart for adding stronger language to the PILOT, so this doesn't happen again forty years down the road. Martinez commented about street paving. The question is, how much money do we have to get it done? We get \$1M every year for street paving, and we have a little over ten streets to do. She encouraged residents to participate in our budget process and ask for money to be allocated to paving. \$1M is a lot of money, and this council allots the most money toward paving. We will continue to fight for your streets.

Councilmember McLymore commented. He was glad we were able to come to a solution with the Channel-U fishing program. He was grateful that the program would move forward. He is ready to vote on the Kenneys PILOT. We have to give our residents a better quality of life. McLymore stated he met with the Downtown District Alliance, and it was an eye-opener to see the number of small business owners in Newburgh. He looked forward to progress on the bid study, and the initiative with Orange County to promote tourism. He said we are missing out on the opportunity for Newburgh Illuminated. It's something our city should have every year, not once every ten years. He walked around Warden Heights and spoke with residents. There has to be some solution to it so that they are not suppressing residents. He also anticipated more information about the relocation of Hook Elite Boxing Club.

Councilmember Monteverde commented. She acknowledged that residents have spoken out and want a clear process on charter reform, which she supported. She feels that the current form of our local government is not working, and it's not meeting the needs of the residents. A charter commission is the responsible next step. It doesn't predetermine outcomes; it creates a structured public process that engages residents and makes recommendations. They are not going to control it; they are going to engage with the entire community. Monteverde said now is the time to do it, because there are so many possibilities. It's about good governance, and it's about giving residents a meaningful role in strengthening their government. It's also about trust. She is ready to move forward with the passing of the local law to appoint the commission. She also supported smart urban design in the city. It's time for us to design our city to include bike lanes. There's a lot of potential on Broadway. We need to think about smart design, because not everybody owns a vehicle in the city. Monteverde mentioned that Orange County Legislator Hill is working hard to expand transportation in our city. Let's do what we need to do and come together to develop a smarter city.

Councilmember Shakur commented. He was pleased that Bishop Woody spoke about the late Dr. Robert Moody and Harold Shirley, to be recognized in our city. Shakur said this had been sitting on the back burner for almost one year, and this

is what the community wants. The Housing Authority needs another member on the board for voting. The Mullins complex is in bad shape too. We've been training Mike Neppi for three years, and now some people have come in and said they want something else for our city. Shakur said he speaks with one hundred people per day, and not one of them has ever requested a charter change. Shakur asked who is requesting a charter change in your community. It's been working for two hundred years, and now that we have a minority council that took this city out of the basement, people want a charter change now. Shakur said he is looking into suspending Nu-Voter's voter registration movement, due to the federal changes with the Draft. As far as Flock is concerned, Shakur said, "Get the flock out of my town." He said he had more information about Flock. He also said the City of Troy got rid of Flock, but because they have a strong mayor, it was brought back.

Councilmember Stewart commented. She shared some sentiments regarding the need for change in the city, and little by little we are getting there. She proclaimed that Ward 3 would participate in the community cleanup this year, and she thanked Monteverde for coordinating it. In mentioning Penrose and the Kenneys they've been working on it for several months. She was on a call yesterday with Kenneys residents, and everyone was unanimous about the direction she should take, in terms of how her vote would affect their lives moving forward. Stewart clarified that the developers met with the residents, at the encouragement of the council, when they presented to the council. Initially, the developers were not going to meet with the residents. The council was not invited, but she said they showed up, invited or not, because it was in regard to city residents. The developers also reached out to her so she could coordinate with residents for a future town hall, in which they would identify a date and time to meet at the recreation center. This way, residents would have a larger town hall directly with the developer to ask questions and get more answers. She thanked Corbin for bringing up concerns about Flock cameras. It's a real concern, and the council has the ability to evaluate and move away from the company and contract. She supported a local law for charter reform, to give people the opportunity to learn how all these things are affecting residents' lives. Let the people make the decision on what they want to do, in terms of changing aspects of the charter, if necessary. Strategic vision planning is one of her top priorities. She sent out the draft RFP to the council for review, because having a vision for the city is so important for this new iteration of the council. She encouraged everyone to stay for the resolutions, because that is where the information is.

Councilmember Zorrilla commented. He thanked everyone for coming out and dedicating their free time to helping make the city better. He was honored to be one of the new faces that was asking questions. It's one of the council's strengths that they don't agree on everything, because that is how they come to a better understanding and middle ground. As far as the city manager search went, the council talked about creating the RFP for people to be able to apply. It is going to be an open process, and the council hasn't picked anyone yet. At the last

meeting, they discussed including the public in the process, so residents could meet the candidates before the council makes a decision. Zorrilla mentioned the charter review, and stated that some things were not working. A lot of little things have fallen through the cracks, and it's been going on for years. We are looking at how we can do it better though. Ultimately, the public will decide, yes or no, whether it wants charter review or not. What better showing of democracy is that! He agreed with the concerns regarding Flock cameras. People feel comfortable bending our laws more and more, at their will, locally, and at the state and federal levels. This is one reason why we need charter reform. We don't need to be investing our tax dollars in systems that oppress people and don't make our lives better. He thanked the council for supporting Channel-U Fishing. Youth arrest records are increasing and it's concerning. We need to support all programs that serve our youth.

Mayor Harvey commented. He spoke about charter review. A portion of the public has come forward about charter review, but he believes that it shouldn't be done until every registered voter votes on the matter, whether they want charter review or not. According to Bishop Woody, there are people who live in our city and don't know this conversation is happening. The mayor wants to protect the public trust, and stated that the council has an opportunity to do it by referendum vote this November. This would give every registered voter who didn't speak at the microphone or attend the meeting, to have a say, yes or no, regarding charter review. Between April and November 2026, we can educate every resident about what a charter review is, why it is being requested and what it does, including the pluses and minuses of it. In Harvey's opinion, this is true democracy. Four out of seven members of the council believe the council should pass the local law and form the commission right away. Harvey thinks there is no rush to do a charter review, until all the people have a say. He saw residents from the Kenneys, as well as residents who have been here for decades, some of whom have been affected by urban renewal, as well as unsafe and unsanitary conditions in apartment complexes. Let all of them weigh in on it before we form a charter review commission. He mentioned the roads, and said the roads are horrible. We have to ask ourselves why though. We had a tough winter, with 20 inches of snowfall. We also had Precision Pipeline doing gas line replacements, in which they sometimes had to go back in and break the road because they didn't do the work correctly. One other reason, is that we have 18-wheeler trucks driving down small residential streets. Those roads can't hold the capacity of the trucks. This is why we have large potholes and craters in the roads. These vehicles have no business driving down these roads, and traffic enforcement has to pay attention to it.

This section of the meeting was closed.

City Manager's Report / Informe del Gerente de la Ciudad

6. Resolution No. 57 - 2026 - PILOT for Pennrose for Bourne and Kenney Apartments

A resolution authorizing the City Manager to execute an agreement for the payment in lieu of taxes between the City of Newburgh and Bourne and Kenney Housing Development Fund Company, Inc. (f/b/o Bourne and Kenney LLC)

Resolución que autoriza al Gerente de la Ciudad a ejecutar un acuerdo de pago en lugar de impuestos entre la Ciudad de Newburgh y Bourne and Kenney Housing Development Fund Company, Inc. (f/b/o Bourne and Kenney LLC)

Councilmember Martinez said that this PILOT will make sure that the tenants who live there will get fully renovated apartments. They have been suffering in inhumane conditions for a long time. This opportunity was very rare because usually you don't get a new developer to come in and do full renovations. They made sure that tenants' questions were answered and rents wouldn't increase. Current tenants won't be displaced, and will get to remain in their homes. Martinez supports economic development in our community, but she will always put people over profits. She also supports mixed-use housing, but this is important because we owe it to the residents who have been unfairly treated for years.

Councilmember Stewart pointed out that negotiations are important. Not maintaining the Status Quo, thinking outside the box, and pushing people to do their jobs for the residents of the City of Newburgh is important. When they received this PILOT and looked at the language, there were no protections for residents, which meant we would've found ourselves in the same situation that Kenneys residents are in right now. Kenneys residents showed up and pushed, and we fought for stronger language in this PILOT. That is a big victory for the residents. It shows that if you want something, then you are going to fight for it and not going to take 'No' for an answer. Stewart encouraged people not to be afraid of any controversy or of anyone telling them that things aren't done like that, because today is proof that it can be done. She is proud of the residents for sticking it out. This is just one example of how this iteration of this council is going to move forward, step outside the status quo and do things differently.

Councilmember Zorrilla echoed everything Stewart said. The clawback provision that was added to the PILOT, puts the onus on our local codes department to

make sure we get it right. We are tying PILOTs to performance. In his opinion, the current owner is getting bailed out, because he did unspeakable things to our residents that Zorrilla said he would never forgive. He didn't care what criticism he received for not voting for it right away. He said he would continue to ask more questions and do his homework. In the original PILOT, there was no clawback provision, and we could go even further with it in the future.

Councilmember Monteverde agreed with her colleagues. She said they are going to have to stay on top of the codes department. This can't fall through the cracks, because codes will be the ones who report back to the council if the new owner does not follow through, and is not in compliance.

Mayor Harvey stated he agreed with some of the things, but to say there were no protections in that PILOT is to say that the former council engaged in the negotiation in 2025 was derelict in its duty. The city attorney is sitting here, and we can't say there were no protections in the original PILOT. While Harvey applauded the work of Stewart, the city attorneys and the residents for speaking up and speaking out, to say that is not 100% true. He did say he spoke with some of the representatives of the current owner to find out why they were derelict in duty. There were comments made to him that some tenants were behind on their rents, for them to be able to reinvest funds to make upgrades to the property. Whether this was true or not, this was the response that was given to him by the owners. He appreciated all the handwork of Stewart as the 3rd Ward representative in getting additional language incorporated into this PILOT, because it matters and it deserves applause.

Stewart thanked him for acknowledging the residents of this city. She clarified that if that PILOT was passed the way it was presented to them in January, they would've been in trouble. If anyone had listened to the 'take it now and negotiate it later' ideology, we also would've been in trouble. There were financial protections in the PILOT for the city if developer didn't do what it was supposed to; but there was no explicit language there for the tenants. This is a statement of fact when you look at the *before* and the *after* drafts. Our legal department went back to negotiate, at the council's request, to get the stronger language added to the PILOT. Penrose agreed, because they watch these meetings, they see who is coming out to the meetings, and they hear the residents. This comes from the residents and nobody can take credit for what happened except the residents. There is no press release, or media, unless the residents are brave enough to share their stories. There is no paper and no Attorney General if the residents don't come out to the town hall and stand up and stand together. Without the residents, it wouldn't happen either way. Stewart wanted residents to continue to understand that if they come out here, have their voices heard, then she, as their elected representative, is going to fight for exactly what they need. We may not always get it, but we are going to fight like heck to make sure we do.

Zorrilla stated that we couldn't have someone share the perspective where

residents, who are victims of this situation, are blamed for what happened. He didn't believe the owners' excuse provided because 87% percent of these apartments are vouchers that are guaranteed payments from government and state-funded sources. He didn't believe the owner struggled financially. The owner didn't answer the violations, they didn't do good for our tenants. Zorrilla didn't buy that the was broke.

Councilmember Shakur moved and Councilmember McLymore seconded the motion.

Ayes- Martinez, McLymore, Monteverde, Shakur, Stewart, Harvey-6

Abstention- Zorrilla-1

Adopted

7. Resolution No. 58 - 2026 - QUEST Proposal Asbestos Testing at 55 Broadway

Resolution authorizing the City Manager to accept a proposal and execute an agreement with Quality Environmental Solutions & Technologies, Inc. (QUES&T) for a limited asbestos bulk sampling survey for the Police Department lobby at a cost of \$651.50

Resolución que autoriza al Gerente de la Ciudad a aceptar una propuesta y ejecutar un acuerdo con Quality Environmental Solutions & Technologies, Inc. (QUES&T) para un estudio limitado de muestreo de asbesto en bloque en el vestíbulo del Departamento de Policía, por un costo de \$651.50

Councilmember Shakur moved, and Councilmember Monteverde seconded the motion.

Ayes- Martinez, McLymore, Monteverde, Shakur, Stewart, Zorrilla, Harvey-7

Adopted

8. Resolution No. 59 - 2026 - QUEST Proposal Asbestos Testing at 88 Pierces Road

Resolution authorizing the City Manager to accept a proposal and execute an agreement with Quality Environmental Solutions & Technologies, Inc. (QUES&T) for a limited asbestos bulk sampling survey for the Department of Public Works garage at a cost of \$667.50

Resolución que autoriza al Gerente de la Ciudad a aceptar una propuesta y ejecutar un acuerdo con Quality Environmental Solutions & Technologies, Inc. (QUES&T) para un estudio limitado de muestreo de

asbesto en bloque en el garaje del Departamento de Obras Públicas, por un costo de \$667.50

Councilmember Shakur moved and Councilmember McLymore seconded the motion.

**Ayes- Martinez, McLymore, Monteverde, Shakur, Stewart, Zorrilla, Harvey-7
Adopted**

9. Resolution No. 60 - 2026 - Hazard Mitigation Plan Adoption

Resolution of the City Council of the City of Newburgh adopting The 2025 Orange County Multi-Jurisdictional Multi-Hazard Mitigation Plan City of Newburgh Jurisdictional Annex

Resolución del Consejo Municipal de la Ciudad de Newburgh que adopta el Plan de Mitigación Multi-Riesgo Multi-Jurisdiccional del Condado de Orange 2025 – Anexo Jurisdiccional de la Ciudad de Newburgh

Councilmember Shakur moved, and Councilmember McLymore seconded the motion.

**Ayes- Martinez, McLymore, Monteverde, Shakur, Stewart, Zorrilla, Harvey-7
Adopted**

10. Resolution No. 61 - 2026 - Ricoh Printer - City Clerk's Office

Resolution authorizing the City Manager to execute a sales order agreement and product schedule with RICOH USA, Inc. for a new copier in the City Clerk's office at a cost of \$437.79 per month for 48 months

Resolución que autoriza al Gerente de la Ciudad a ejecutar un acuerdo de orden de venta y un cronograma de productos con RICOH USA, Inc. para una nueva copiadora en la oficina del Secretario de la Ciudad, por un costo de \$437.79 mensuales durante 48 meses

Councilmember Shakur moved, and Councilmember Zorrilla seconded the motion.

**Ayes- Martinez, McLymore, Monteverde, Shakur, Stewart, Zorrilla, Harvey-7
Adopted**

11. Resolution No. 62 - 2026 - Ricoh Printer - Juvenile Room

Resolution authorizing the City Manager to execute a master lease agreement and service order with RICOH USA, Inc. for a new printer for

the the Police Department at a cost of \$137.46 per month for a period of 48 months

Resolución que autoriza al Gerente de la Ciudad a ejecutar un contrato de arrendamiento maestro y una orden de servicio con RICOH USA, Inc. para una nueva impresora para el Departamento de Policía, por un costo de \$137.46 mensuales durante un período de 48 meses

Councilmember Shakur moved and Councilmember Zorrilla seconded the motion. Ayes- Martinez, McLymore, Monteverde, Shakur, Stewart, Zorrilla, Harvey-7 Adopted

12. Resolution No. 63 - 2026 - Contract with CJS Engineering

Resolution authorizing the City Manager to accept a proposal and enter into an agreement with CJS Engineering Services, PC for professional services in connection with chemical bulk storage compliance in the Water Department at a cost of \$2,600.00

Resolución que autoriza al Gerente de la Ciudad a aceptar una propuesta y celebrar un acuerdo con CJS Engineering Services, PC para servicios profesionales relacionados con el cumplimiento de almacenamiento a granel de productos químicos en el Departamento de Agua, por un costo de \$2,600.00

Councilmember Shakur moved, and Councilmember Zorrilla seconded the motion. Ayes- Martinez, McLymore, Monteverde, Shakur, Stewart, Zorrilla, Harvey-7 Adopted

13. Resolution No. 64 - 2026 - A Contract with Solitude Lake Management Water Quality Testing at Browns Pond

Resolution authorizing the City Manager to accept a proposal and execute an agreement with Solitude Lake Management for professional services for water quality sampling and analysis of Browns Pond at a cost of \$12,824.00

Resolución que autoriza al Gerente de la Ciudad a aceptar una propuesta y ejecutar un acuerdo con Solitude Lake Management para servicios profesionales de muestreo y análisis de la calidad del agua del estanque Browns, por un costo de \$12,824.00

Jason Morris explained that the city gets its drinking water from the Catskill

Aqueduct, the same water that feeds New York City. When the aqueduct is not available, the backup water supply is Brown's Pond (aka Silver Stream Reservoir). To ensure the water quality is adequate, we have to monitor and test the water for various things, and these two contracts are for testing, and treatment, if necessary.

Councilmember Stewart thanked him for explaining this to residents. One contract is for \$12K and the other is for \$3600, so residents could follow along.

Mayor Harvey stated that we've been on the Catskill Aqueduct since 2016 when it was discovered there was PFOS at Washington Lake. People need to know that testing is important. This is how long it's been going on. There's ongoing litigation regarding Washing Lake. He thanked Mr. Morris and his team for all of their due diligence.

Councilmember Zorrilla moved, and Councilmember Monteverde seconded the motion.

**Ayes- Martinez, McLymore, Monteverde, Shakur, Stewart, Zorrilla, Harvey-7
*Adopted***

14. Resolution No. 65 - 2026 - A Contract with Solitude Lake Management Algae Treatment Services as Needed

Resolution authorizing the City Manager to accept a proposal and execute an agreement with Solitude Lake Management for professional services for algae treatment at Browns Pond at a cost of \$3,691.00 per treatment

Resolución que autoriza al Gerente de la Ciudad a aceptar una propuesta y ejecutar un acuerdo con Solitude Lake Management para servicios profesionales de tratamiento de algas en el estanque Browns, por un costo de \$3,691.00 por tratamiento

Councilmember Shakur moved, and Councilmember Zorrilla seconded the motion.

**Ayes- Martinez, McLymore, Monteverde, Shakur, Stewart, Zorrilla, Harvey- 7
*Adopted***

15. Resolution No. 66 - 2026 - 56 Grove Street (n/k/a 60 Grove Street) - Release of Covenants and Right of Re-Entry

Resolution authorizing the execution of a Release of Restrictive Covenants and Right of Re-entry from a deed issued to M & M

Construction to the premises known as 56 Grove Street (n/k/a 60 Grove Street) (Section 26, Block 7, Lot 17)

Resolución que autoriza la ejecución de una Liberación de Restricciones y Derecho de Reingreso de una escritura emitida a M & M Construction sobre el inmueble conocido como 56 Grove Street (ahora 60 Grove Street) (Sección 26, Bloque 7, Lote 17)

Councilmember Monteverde moved, and Councilmember Zorrilla seconded the motion.

**Ayes- Martinez, McLymore, Monteverde, Shakur, Stewart, Zorrilla, Harvey-7
Adopted**

16. Resolution No. 67 - 2026 - 30 Benkard Avenue - Extension of Time to Close

Resolution authorizing the extension of time to close title to property located at 30 Benkard Avenue (Section 45, Block 4, Lot 15)

Resolución que autoriza la prórroga del plazo para el cierre de título de la propiedad ubicada en 30 Benkard Avenue (Sección 45, Bloque 4, Lote 15)

Councilmember Shakur moved, and Councilmember Monteverde seconded the motion.

**Ayes- Martinez, McLymore, Monteverde, Shakur, Stewart, Zorrilla, Harvey-7
Adopted**

17. Resolution No. 68 - 2026 - STOP DWI Contract for the period of March 11, 2026, through January 1, 2027.

Resolution authorizing the City Manager or Police Chief, as Manager's designee, to execute an Inter-Municipal Agreement with the County of Orange confirming City of Newburgh participation in the Stop-DWI Program for the enforcement period of March 11, 2026 to January 1, 2027 and to accept an award not to exceed \$1,000.00 for the first enforcement period of 2026 (March 11, 2026 – June 1, 2026)

Resolución que autoriza al Gerente de la Ciudad o al Jefe de Policía, como representante designado del Gerente, a ejecutar un Acuerdo Intermunicipal con el Condado de Orange, confirmando la participación de la Ciudad de Newburgh en el Programa Stop-DWI durante el período de aplicación del 11 de marzo de 2026 al 1 de enero de 2027, y a

aceptar un premio que no exceda de \$1,000.00 para el primer período de aplicación de 2026 (11 de marzo de 2026 – 1 de junio de 2026)

Councilmember Zorrilla moved, and Councilmember McLymore seconded the motion.

**Ayes- Martinez, McLymore, Monteverde, Shakur, Stewart, Zorrilla, Harvey-7
Adopted**

18. Resolution No. 69 - 2026 - Application for 2026 Summer Youth Employment

Resolution authorizing the City Manager to enter into an agreement with the County of Orange for the Summer South Employment and Training Program to provide young people to work for the City of Newburgh for the Summer of 2026

Resolución que autoriza al Gerente de la Ciudad a celebrar un acuerdo con el Condado de Orange para el Programa de Empleo y Capacitación Summer South, con el fin de proporcionar jóvenes que trabajen para la Ciudad de Newburgh durante el verano de 2026

Mayor Harvey wanted to do anything and everything he could to inform young people that these applications exist. We want them working in our community and engaged in positive things, like working and making money.

Councilmember Stewart pointed out this specific summer youth employment program is for young people to be able to work in various city departments. Right now we have about thirty positions available. If more departments need additional help, that number could increase.

Michelle Kelson explained that the resolution authorizes as many slots as the department heads funnel to the city manager before we submit the application.

Councilmember Shakur asked if people could apply outside the city for these grants.

Kelson pointed out that any questions about how the program operates should be directed to the Orange County Youth Bureau.

Councilmember Zorrilla stated that this is an awesome program that will help kids develop skills. As a city, we need to figure out our economic plan so young people can use these skills and have opportunities here.

Harvey pointed out that in 2020, during COVID-19, we had a private donor who

donated \$500K to help put between 60-66 young people to work. He wants to encourage his colleagues to try to get grant funding so they could double and triple the size of employment. The children did well in 2020 and the program was successful, but funding is always an issue.

Councilmember Shakur moved and Councilmember McLymore seconded the motion.

**Ayes- Martinez, McLymore, Monteverde, Shakur, Stewart, Zorrilla, Harvey-7
Adopted**

19. Resolution No. 70 - 2026 - License Agreement - The Cathedral at the House - Healthy Orange Farmers Market at 140 Broadway

Resolution authorizing the City Manager to enter into a License Agreement with The Cathedral at the House f/k/a House of Refuge to allow use of City owned property located at 140 Broadway for the Healthy Orange Farmers Market

Resolución que autoriza al Gerente de la Ciudad a celebrar un Acuerdo de Licencia con The Cathedral at the House (antes House of Refuge) para permitir el uso de la propiedad de la Ciudad ubicada en 140 Broadway para el Mercado de Agricultores Healthy Orange

Councilmember Harvey thanked Bishop Woody for doing this for sixteen years for the community. As an urban city, we have challenges in offering fresh food. This ties in with the smart-city design to help solve the food deserts in the City of Newburgh. There should be availability for fresh food, in all four quadrants of the city, and not just on Broadway, so people can have access to fresh produce to encourage healthy living. When we do our vision plan we have to look at the accessibility of fresh food instead of

Councilmember Shakur commented and said he read that the Mayor of New York City was going to open a city-owned supermarket; one in each borough. Right now, people have to go outside the city to get food.

Councilmember Martinez commented. In Chicago, they have a free store where people could grab fresh produce, as well as regular household items. We have a food community fridge in Ward 1 on South Street, across from Calvary Church. She would be in full support of partnering with community groups to provide free food. Martinez thanked Bishop Woody for doing the work he does in this community tirelessly. She also mentioned that the Sanctuary Garden offers fresh produce for the community too.

Councilmember McLymore thanked Bishop Woody. This is something the churches have been doing for years, and they don't get enough credit. Some

people would like to exclude the churches, but the community wouldn't be what it is without the churches.

Councilmember Stewart commented and stated that once Woody gets up and running she hoped he would come back and tell them how the seniors are able to get the double coupons so they can get more food. Also, people can use their EBT cards. The community would definitely benefit from hearing this information. She mentioned that Reverend Stubbs at AME Church also operates a food pantry every. They give out really good food, including fresh packs of chicken and steak. People just need an ID and they have to complete the form to get the bag of food.

McLymore remarked that Best Teample and the other churches offer food pantries too.

Councilmember Monteverde pointed out that she has a full list of available food pantries for residents. She thanked Pastor Woody for doing this in the community. Times are going to get extremely difficult and it will be hard to get nutritious food. We don't know what is going to happen.

Councilmember Shakur McLymore, and Councilmember Shakur seconded the motion.

Ayes- Martinez, McLymore, Monteverde, Shakur, Stewart, Zorrilla, Harvey-7
Adopted

20. Resolution No. 71 - 2026 - Municipal Legislative Grant Program

Resolution authorizing the City Manager to apply for and accept if awarded an Orange County Municipal Legislative Program Grant in the amount of \$4,999.00 with no City match to support City of Newburgh Recreation Department afterschool and arts programs

Resolución que autoriza al Gerente de la Ciudad a solicitar y aceptar, en caso de ser otorgada, una subvención del Programa Legislativo Municipal del Condado de Orange por un monto de \$4,999.00, sin contraparte de la Ciudad, para apoyar los programas extracurriculares y artísticos del Departamento de Recreación de la Ciudad de Newburgh.

Councilmember Martinez thanked Orange County Legislators Ramos and Hill for getting this money for the city. This is one of the ways we are collaborating with the county to help get funding for after-school and arts programs. One of the visions we have for our youth is to support them even more. Any money helps, and if anyone has any additional money for young people, she would be grateful for it.

Mayor Harvey thanked County representatives Burton-Hill and Ramos. He is starting to feel great about the city government working more with our county

and opening up the relationship with our county executive and his team, as well as the Orange County Sheriff. This is a testament to that.

Councilmember Shakur moved, and Councilmember Zorrilla seconded the motion.

Ayes- Martinez, McLymore, Monteverde, Shakur, Stewart, Zorrilla, Harvey-7

Adopted

21. Resolution No. 72 - 2026 - Five-Year Paving Plan Amendment

A resolution amending the 2024–2028 five-year paving plan for the calendar year 2026

Resolución que enmienda el Plan de Pavimentación Quinquenal 2024–2028 para el año calendario 2026

Mayor Harvey thanked Tammie Hollins and everyone else for speaking out about road conditions. The council feels their pain, because they, too, drive on the roads daily too. He wants to go a step further and focus on why the roads are the way they are. It's a multi-faceted reason, including weather conditions and Precision Pipeline gas line replacements in the city. In 2016, Central Hudson came before the council to do the ten-year program. They asked for a ten-year licensing agreement to be able to dig up the ground to gain access to their privately-owned gas lines. These utility monopolies exist in our community because they own the gas lines. We granted the licensing agreement, and then one and a half years ago they requested an amendment to extend it, because they contracted the work to Precision Pipeline. He asked them who would pay for this, because he knew the residents would have to bear the costs of that . There were also many instances in which PP did the work, and then had to come back in after milling and paving, because the work was done incorrectly. Water main breaks also occurred because of our aging infrastructure. This is why we have a Master Control Plan. Sewer collapses also lead to bad road conditions. Also, the 18-wheeler trucks that are over capacity continue to operate on these roads. But to give credit to our DPW, we've paved the roads every single year since 2015 according to our paving plan.

Councilmember Shakur mentioned that Johnston, Lander and Chambers Street hadn't been paved in thirty years.

Councilmember Martinez commented that the council allocates a lot of money to go toward paving roads. They are looking for more grants in the future. Filling simple potholes is something the city can do, and in New York City they are allocating money to fill hundreds of potholes throughout New York City. The city council has been advocating to have certain streets paved. Johnson Street is scheduled to be paved next year. She said that they are listening and pushing for our streets to be paved.

Councilmember McLymore was glad to hear that First and Locust Streets are finally going to be paved. A lot of streets need to be paved, and hopefully we could continue to work on the paving plan to get them all paved.

Harvey mentioned that Benkard Avenue is scheduled to be paved, because it is in terrible condition. The reason road pavement is so costly, is that urban cities have sidewalks, and they have to have ADA-compliant curbs in place. The ADA work costs ten times more than milling and paving alone. The Town of Newburgh and Town of New Windsor don't have a lot of sidewalks, so they can mill and pave.

Councilmember Stewart thanked Harvey for bringing up the trucks, because a lot of residents have complained about the vibrations coming from the trucks. She stated they are on the right track, as a council. They also get to hold them accountable. If we see and know it, then they need to figure out how to identify them and them and hold them accountable. As a council, they also need to figure out how they hold Precision Pipeline, and anyone else who comes in to do the work, accountable. Stewart pointed the finger at the council, and stated they get to hold people accountable. This is something she would like to discuss during their session.

Councilmember Monteverde stated that Overlook Place would be paved in Ward 2, because it is in pretty bad condition. She asked if there was a staging area in that parking lot.

Jason Morris responded in the affirmative that there is a staging area on Liberty Street, which is on private property.

Councilmember Shakur moved and Councilmember McLymore seconded the motion.

Ayes- Martinez, McLymore, Monteverde, Shakur, Stewart, Zorrilla, Harvey-7

Adopted

22. Resolution No. 73 - 2026 - Payment of Claim with Deams Green

A resolution authorizing the City Manager to execute a payment of claim with Deams Green in the amount of \$4,249.20

Resolución que autoriza al Gerente de la Ciudad a ejecutar el pago de una reclamación con Deams Green por un monto de \$4,249.20

Councilmember Shakur moved and Councilmember Zorrilla seconded the motion.

Ayes- Martinez, McLymore, Monteverde, Shakur, Stewart, Zorrilla, Harvey-7

Adopted

23. Resolution No. 74 - 2026 - Amendment to Interim City Manager Appointment

A resolution of the City Council of the City of Newburgh amending Resolution No. 56-2026 of March 23, 2026 appointing Jason Morris to be the Interim City Manager of the City of Newburgh pursuant to Section C5.01(c) of the City Charter

Resolución del Consejo de la Ciudad de Newburgh que enmienda la Resolución Núm. 56-2026 del 23 de marzo de 2026, mediante la cual se nombra a Jason Morris como Gerente Interino de la Ciudad de Newburgh, de conformidad con la Sección C5.01(c) de la Carta Orgánica de la Ciudad

Councilmember Shakur thanked Jason Morris for stepping into the role, because he came right into the middle of everything.

Councilmember Stewart thanked and appreciated Morris for his professionalism. She stated she had faith in him to be professional and equitable until they found a permanent city manager.

Councilmember Martinez thanked Morris for remaining calm and listening to the council's concerns during the hours-long work session.

Councilmember Monteverde appreciated Morris' knowledge, motivation and commitment to the city. She stated that he is one of the most nonpolitical people she knows in city hall, and she thanked him for his service.

Councilmember Shakur also thanked Mike Neppi for continuing to do his job as the deputy city manager when he could've walked away. It shows that Neppi is here for Newburgh.

Councilmember McLymore thanked Morris for stepping up for the city. He also thanked Mike for being present and hanging in there and lending his expertise to keep the city moving forward. McLymore said that most people would've walked away, and it shows Mike's true leadership as well. He thanked Morris for stepping up and getting into the Lion's Den.

Mayor Harvey echoed the sentiments of his colleagues. He thanked Mike Neppi for assisting Mr Morris in his transition.

Councilmember Shakur moved and Councilmember Zorrilla seconded the motion. Ayes- Martinez, McLymore, Monteverde, Shakur, Stewart, Zorrilla, Harvey-7 Adopted.

The Interim City Manager concluded his report.

Old Business: / Asuntos Pendientes

Councilmember Monteverde commented. She stated she knew that Ms. Church had been working on the EV charging specs. Many people who have purchased electric vehicles have to use charging stations in the Town of Newburgh. Also, for two years she has been requesting stop signs at the intersection of South Lander and South William Streets. This is an easy fix, and it's already gone before the transportation committee. People are speeding down that street.

Jason Morris remarked that the ordinance is on the agenda for the next work session.

Councilmember Stewart mentioned the noise in the area surrounding the Armory and the events, as well as the parking problems near Mullins and Kenneys complexes during the events. She receives a lot of complaints, and they need to figure something out. People are spilling into the streets, there is public urination and drunkenness, and it needs to be looked at so it can be resolved.

Mayor Harvey explained that this is something they've been wrestling with for several years. They've gotten push back because South William Street is a public street with public parking, and the Kenneys has designated parking for residents. There seems to be insufficient parking designated within that complex. The residents have dealt with a lot of hardship already, so the city doesn't want to create more problems for Kenneys residents. Harvey said they've looked at the Rodeo, and some adjustments were made, including the opening of the parking lot on South William Street. People park as far as Ward 3, all the way to where he lives in Ward 2. It seems as though there is inefficient parking for the event. With all the nuisances that Stewart mentioned, their event permits could eventually be denied if these issues are not resolved.

Councilmember McLymore requested an update on the bid study. Also, he wants to look into the relocation for Hook Elite boxing.

Harvey stated that he had spoken with Mr. Morris and was informed that the roof has issues and needed repairs. We have to look at the cost of remediation of the building before anybody can use the property.

Stewart said she thought that property was already spoken for.

Harvey stated that a proposal was sent, but that's all.

Ms. Kelson stated that the council has received a number of requests for use of

that property. A case-by-case basis is not the most efficient way to address the future use of that building. The council should be determining what the highest and best use of that property is. If the council chooses to license it out, or offer it for sale, then a competitive process is probably the method the council should use. The discussion should be council-driven, and not the other way around.

Harvey stated that they were not there yet, but he believed the building should be a shared space for different organizations. They can't even get to that discussion until the condition of the building is addressed first.

Monteverde stated that the Heights Association meetings were held there in the past. Independent Living had approached her, and they were willing to pay rent; but she was never told the building was in bad condition. She said she had been pushing the former city manager to get answers previously, so she appreciated the update this evening.

Councilmember Zorrilla stated he received an email at the last iteration of the council. Paul Ellis, the Chair of the Arts and Cultural Commission, had been pushing to install bike racks for the last six years. Zorrilla hoped the bike racks could happen, because a couple of them were in his ward. He requested an update on the Natural Resource Inventory. He knows it's almost done, and when he served on the Conservation Advisory Council he helped write that grant, and he is excited about it being adopted. Zorrilla requested an update on the Urban Forest Management Plan. We hired a new arborist. He would love to hear from her when she gets up to speed to present the updated plan. We're finally choosing a climate-smart community coordinator that would help us unlock funding for things we are already doing, such as EV chargers and the natural resource inventory.

Kelson pointed out that the statement about the Arts and Cultural Commission is not accurate. The bike rack project has been substantially completed. The racks have been designed, manufactured and delivered to the city. The ACC looked at proposed locations for bike racks and made recommendations about where they feel the racks should be best installed. The commission sent a letter to the former city manager. Mr. Venning responded to the commission, and stated that due to his short time left with city, it wasn't something he would be able to manage. The commission has yet to meet to reissue that letter to the interim city manager. Commissioner Ellis is well aware of the status, as well as the status of the project. The goal would be to have at least one bike rack installed this spring or summer to have a celebratory ribbon-cutting and celebrate the artists that contributed to the design of the project. We are on it, but the city has done everything it was supposed to do, and more, to make sure this project got completed.

Stewart asked for a status update on the Crystal Lake initiatives, as they prepare for the summer months. The organization has ideas about an outdoor kitchen,

amongst other things. Stewart requested an update on what the contract would look like for them to be able to move forward. She also requested an update on the designation of a School Zone for the school on VanNess Street, including any DOT-related information regarding the school designation.

Councilmember Shakur commented. Now that there are shovels in the ground on Liberty Street, we really need the parking study. We are talking about a five-story building with 145 units. If each household averages two cars per household, we are talking about 290 more cars within a one-block area. He said he would not walk all the way from Ann Street after an 11 PM meeting, just to be able to park his car. There is no parking now, especially on weekends. Shakur also requested that they look at Resolution #144-2024, which was passed by the council on July 22, 2024, concerning Flock cameras. What did the council vote on, and where are we at with Flock, because we've heard from several residents concerning it? Also, he didn't know about the Kearney project, regarding the sidewalk split.

Councilmember Martinez requested a discussion for the work session about charter review.

Harvey stated that they put the \$1.9M into a reserve fund for the re-interment of the former slaves, who are still at SUNY New Paltz's repository. We need an update on when we can get shovels into the ground for the project at Downing Park.

Morris pointed out that the next step in the process is for council to undertake the environmental review's SEQRA process. That will commence in the next few meetings.

There was no other old business to discuss.

New Business: / Nuevos Negocios

Councilmember Monteverde commented. She wanted to review the fire department's budget, because she thought they budgeted for a mechanic, which is desperately needed in the department.

Councilmember McLymore commented. He requested a discussion about Ebenezer Baptist Church's email. The church wants to get a street named for the Late Reverend Ralph Harris.

Michelle Kelson stated she had the information she needed for Reverend Harris. Nobody passed along the information to her about the other two street naming requests though.

Councilmember Zorrilla commented. A lot of people brought up parking and economic development issues. These issues tie into the *Save the Ferry* pilot

program, as well as the *Pride of the Hudson*. He would like to discuss where we have space on our waterfront. We don't have to answer the question right now, but he would like to explore and discuss it in the future. There is a study happening now as part of the *West of Hudson All Aboard Hudson Valley*. When we think of long-term and moving people, he wanted to support the program to explore a west of the Hudson commuter line that would connect New York City to Newburgh. Hopefully, that is something that will open up opportunities for residents and visitors to have access to jobs and promote tourism in Newburgh.

Mayor Harvey stated he would like to support a resolution to support efforts on the *West of the Hudson* project.

Kelson commented. If the council had an example resolution that they've seen in other municipalities, then send it along. She pointed out that the council's deadline for the agenda is tomorrow.

Zorrilla said he would have it to her by the deadline.

Councilmember Shakur requested discussion about Flock cameras. He didn't know why it wasn't on the agenda, yet it is in his packet this evening.

Kelson stated she wasn't aware of anything related to Flock being in the council's packet tonight. She said they would review the contract internally.

Councilmember Stewart requested an update on the discussion about the Green Light Process to fast track issues. She stated she would send the draft for the council's review, for possible resolution.

Councilmember Martinez mentioned the ADA parking permits. There are a lot of concerns about it, and it's not just the ADA issues; it's the zoning too. She wanted to revisit it and look at helping our disabled residents that need ADA parking. Also, several constituents have mentioned partnering with the city on youth programs. She would like to have a set guideline for not-for-profits that want to partner with the city, and where the city doesn't take over the program. We should be empowering our residents, and giving them resources to be able to run their programs.

Kelson stated that the city can't give private organizations resources.

Martinez stated that we helped Channel-U fishing do work with the city.

Kelson stated that we've been doing things that are not legal and appropriate, and that's been the problem.

Martinez said Kelson was focusing on the technicalities and language right now.

Kelson remarked that anybody could submit a proposal. We could work on contracts and agreements that would establish those parameters; that would be the legal and appropriate thing to do. If that hasn't been happening, then that is because people have not been directed back to do what is appropriate. Maybe people have been working on the side, or they've been talking to people who don't have the authority to do what they've been doing. If anybody wants support from the city, they need to put in a proposal, something in writing, and we need to establish, through a contract, what everybody's responsibilities and obligations are going to be. Without a contract, this is where we end up.

Martinez commented she would like to review the guidelines for contracts. She also requested discussion on protocols for events. We have to do better, as a city, and let people have autonomy when they present ideas and come to us to do it.

McLymore requested discussion about the filling of the deputy fire chief and firefighter positions.

Harvey wanted to discuss the issuance of parking permits or lanyards for city council elected officials. He attended five city-wide events on Saturday and almost got ticketed twice. They issue parking placards in New York City for elected officials, and he felt it was important, as long as it didn't create safety issues. In Ward 3, we amended the paving plan; but the intersection near Cerone Place and Lake Drive is in horrible condition.

Jason Morris pointed out that up until now, the only available option to fill potholes was using a cold patch. It's a temporary asphalt to get us by. The asphalt plants open this week, and then we can fix potholes with hot-mix asphalt, which is much more durable. He urged everyone to stay tuned, because there are some exciting things coming from the DPW as to the way they repair potholes, in general.

Shakur mentioned he had a parking pass. He displays it on his rear-view mirror when he parks in front of City Hall. He said everyone knows his vehicle too.

Stewart requested an update on the Sunset Ridge court case.

Morris pointed out that the court compliance date is scheduled for June 26th. Allegedly, the developer has hired a contractor to do the improvements, and supposedly building permits are pending. He hasn't seen building permits issued yet. That is the latest information he has on it right now.

There was no other new business to discuss.

Final Comments from the City Council / Comentarios Finales del Ayuntamiento

Councilmember Martinez thanked everyone for sticking with them. She supported the ending of the agreement with Flock, and any other type of contract where the data is not guaranteed to be safely stored, or grants other agents access. For the long term, she would like to review all the contracts the city has, and revise those that are against the values of our city.

She spoke with a couple of residents about issues they had with housing or landlords. She encouraged anyone who is having a problem to reach out to the Hudson Valley Justice Center or Legal Services of the Hudson Valley for free legal consultations for those that need it. She wished everyone a good night.

Councilmember McLymore thanked everyone for coming out. He congratulated the young people who participated in the *Jabbowock Cotillion*, which was hosted by the Mid-Hudson Valley Alumni Chapter of Delta Sigma Theta Sorority. He reminded everyone about the Restoration Advisory Board meeting regarding the PFOS. The meeting is scheduled for Wednesday, April 22nd at 5:30 PM at the Armory Unity Center at 321 South William Street. He wanted to look into the sidewalk concerns that Pastor Eneen Williams mentioned this evening, so no one else hurt themselves. On May 30th, there will be a faith-based leader summit. There will be representation from Orange, Dutchess and Ulster Counties, to speak about bridging the gap between public servants and faith-based leaders. Everyone is welcome to attend the summit, which will be held at 10 AM at 245 Liberty Street. It is a free event. McLymore wished everyone a safe and blessed night.

Councilmember Monteverde reminded everyone that the Orange County Hazardous Waste unit is doing a free two-day event beginning April 17th. Things such as old paint and radiator fluid can be accepted, and the event will be held from 9 AM until 3 PM. The annual community cleanup is scheduled for Saturday, April 25th. If you want to grab garbage bags and pick up your block, this would be the time to do it. We will have seven dumpsters on Broadway, so we can clean up our city. She thanked everyone for coming out tonight.

Councilmember Shakur commented. He mentioned that the Mayor of New York City introduced a preliminary city-wide racial equity plan focused on closing income, housing and healthcare gaps for Black and Latino New Yorkers. The initiative also aims to expand economic opportunities in underserved communities. We have a lot of money to bury us, but we need to discuss our equity plan to help us survive. This is what Shakur wanted to leave us with tonight, and thanked everyone for coming out.

Councilmember Stewart thanked everyone for staying and paying attention to what was happening. Roughly \$60K was discussed this evening, so people can know where their tax dollars are going, and be able to identify and track how

these things are moving through the city. This is a new council, and the longer hours show that they are all taking this very seriously. Sometimes it is going to take a long time, but this is your time. She said she wouldn't cheat the residents out of their time, no matter how tired we are. We will be here.

Councilmember Zorrilla thanked everyone for staying this evening. The weight of these decisions affects decades, and lifetimes beyond this, so we take it seriously, and he didn't apologize for that. He thanked the water department and city staff who have worked with our regional partners to protect the drinking water outside of Brown's Pond. He thanked McLymore, and said that this ties into the RAB meeting. It's important for us to show up at community sessions, because the Department of Defense is gauging whether we care about our drinking water and whether we show up to community sessions. He implored us that if we have free time, to engage in these government processes that take a very long time. If people aren't paying attention, they could end up relaxing and sitting on their laurels. Zorrilla thanked Jason for building the bones of this city. Those massive pipes we see on the side of the road are preparing us for a future that isn't here yet. We have to continue to engage regional partners and keep the lines of communication open. We can't do it alone, we need government and private partners, and people that stay engaged. Let's keep working toward the collaborative future that we envision together.

Mayor Harvey thanked everyone for coming out. He thanked the resident from Queens for making inspirational comments about Newburgh. While we love New York City, the man's comments hit differently, because Harvey has family in New York City. We don't realize how spoiled we are, because whenever he visits NYC, he has to circle the block several times just to be able to find parking. We know we are not NYC, but when we talk about affordable housing and increasing our density, we have to realize that everybody is not going to be able to park directly in front of their home unless you have a private driveway. People are going to have to get some walking steps in, because the density we are creating is for affordability. There is an opportunity cost for it. The trade-off is we're going to have affordable housing, and it's going to be decent; but it's going to come at a cost. If you think all of these issues are bad here, Harvey encouraged people to visit NYC and see the difference.

This section of the meeting was closed.

Adjournment / Aplazamiento:

There being no further business to come before the council, the meeting adjourned at 10:36 PM.

Submitted,

**KATRINA COTTEN
CITY CLERK**



City Manager's Update

Newburgh City Council Meeting

Monday, April 13, 2026

TRAVEL ADVISORY BY NYS DEPARTMENT OF TRANSPORTATION
Temporary Road Closure of State Route 52

**Temporary Road Closure of
State Route 52**

- Begins Tuesday, **April 14** at 7AM to Wednesday, **April 15** at 7PM
- Construction work is weather-dependent
- May affect the City's daily traffic patterns

**CONSTRUCTION
NOTIFICATION**



We're Hiring!



▼ Current Vacancies

- Assistant City Engineer
- Assistant City Comptroller
- Deputy Superintendent of Public Works

CITY OF NEWBURGH – AN EQUAL OPPORTUNITY EMPLOYER

Justice, Equity, Diversity and Inclusion are core values to the City of Newburgh, where there is a strong commitment to establishing and maintaining an environment free of discrimination. These values are promoted through the daily practice of professionalism, respect, acceptance and understanding. As such, City residents along with women, minorities, individuals with disabilities, members of the LGBTQ community, and veterans are encouraged to apply.



Job Opportunities

REQUEST FOR PROPOSAL

2026 Newburgh Festival



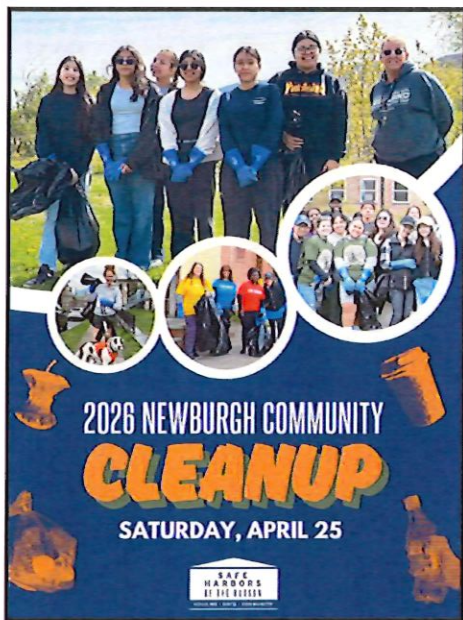
For more information:

- Visit Bidnetdirect.com
- Search "City of Newburgh" to locate this bid

Submission deadline is **Tuesday, April 21, 2026, at 11:00 a.m.**

COMMUNITY UPDATE

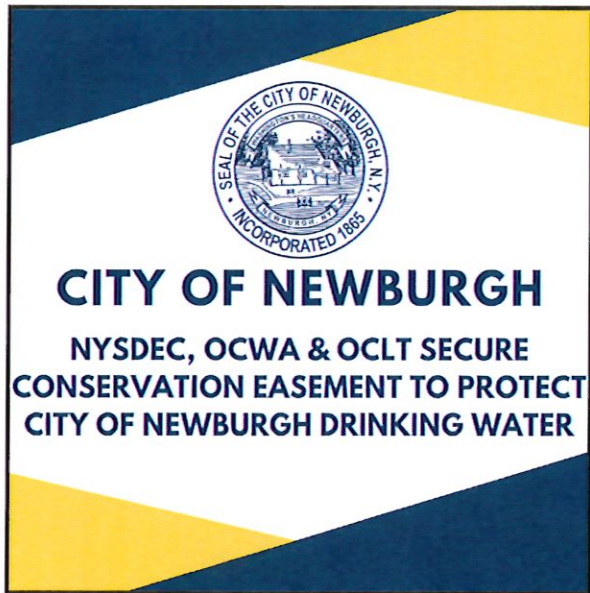
Safe Harbors' 2026 Annual Newburgh Community Cleanup



For more information, please contact Ken Martinez at **845-784-1110**

COMMUNITY UPDATE

*NYSDEC, OCWA & OCLT SECURE CONSERVATION EASEMENT TO PROTECT
CITY OF NEWBURGH DRINKING WATER*



- Located in Silver Stream Reservoir (Brown's Pond) watershed
- Serves approximately 29,000 residents
- 13.5-acre conservation easement secured to protect local drinking water
- Land will remain undeveloped, preserving natural water filtration

**CALL BY 3:00 PM ON
JUNE 19**



**BULK ITEM
PICKUP
PROGRAM**

**TO SCHEDULE A PICKUP
CALL 845-565-3297**

**FREE BULK ITEM PICKUP
ON JUNE 24**

Residents are required to schedule their bulk item pickup by 3:00 PM on the Friday **before** the collection date.

Limit of five (5) items for pick-up per address





RECREATION UPDATE

Boat Launch is Now Open!



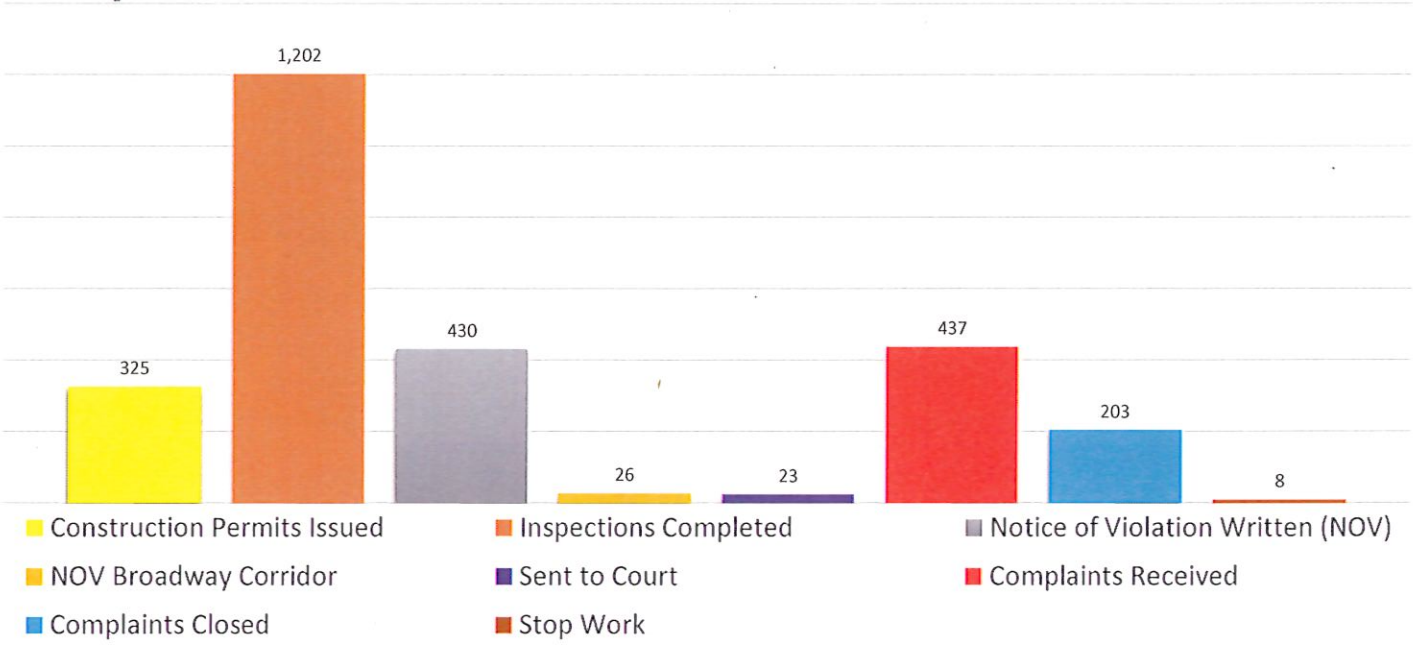
RULES AND REGULATIONS

- Open daily from **7:00AM to 9:00PM**
- Permits:
 - Daily Permit: **\$15**
 - Seasonal Permit: **\$100**
- Parking is first-come, first-served



CODE COMPLIANCE UPDATE

Month of March 2026





WATER DEPARTMENT UPDATE

Fire Hydrant Flushing

Fire Hydrant Flushing



BEGINS APRIL 13, 2026

- Process will take three to four weeks to finish
- Use Caution when approaching flushing operations
- Refrain from doing laundry when our operators are in your area
- Expect loss of some pressure and possible discolored water while hydrants in your area are flushed

PLEASE CHECK WATER BEFORE USE

- Contact the Water Department at 845-565-3356 if you have any questions



CITY OF NEWBURGH

**SEEKS MEMBERS FOR
THE BOARD OF ASSESSMENT**

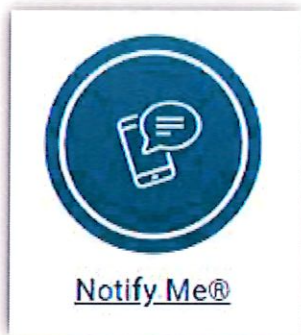
BOARD & COMMISSION VACANCIES REMINDER

- APPLY ONLINE ON THE CITY WEBSITE
- SEND COMPLETED APPLICATION VIA EMAIL:
BOARDS@CITYOFNEWBURGH-NY.GOV
- MAIL OR HAND-DELIVER APPLICATION:
CITY HALL – 83 BROADWAY

***City of Newburgh residency is a
requirement to join***

NEWS FLASH

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City News

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
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Email Address


Agenda Center

METHOD	LIST NAME	DESCRIPTION
	Architectural Review Commission	Subscribe to be notified when agendas for the Architectural Review Commission are posted.
	Arts & Cultural Commission	Subscribe to be notified when agendas for the Arts & Cultural Commission are posted.
	City Council	Subscribe to be notified when agendas for the City Council Work Sessions and Meetings are posted.
	Civil Service Commission	Subscribe to be notified when agendas for the Civil Service Commission are posted.
	Conservation Advisory Council	Subscribe to be notified when agendas for the Conservation Advisory Council are posted.
	Industrial Development Agency (IDA)	Subscribe to be notified when agendas for the IDA are posted.
	Planning Board	Subscribe to be notified when agendas for the Planning Board are posted.
	Transportation Advisory Committee	Subscribe to be notified when agendas for the Transportation Advisory Committee are posted.
	Zoning Board of Appeals	Subscribe to be notified when agendas for the Zoning Board of Appeals are posted.

Government Jobs

METHOD	LIST NAME	DESCRIPTION
	Current Vacancies	Subscribe to be notified when new job vacancy announcements are posted.
	Open-Competitive Exams	Subscribe to be notified when new Open-Competitive Exams are posted.
	Promotional Exams	Subscribe to be notified when new Promotional Exams are posted.

News Flash

METHOD	LIST NAME	DESCRIPTION
	City News	Subscribe to receive the latest news & announcements from the City of Newburgh.

Please remember to set your spam blocker to allow mail from liberv@cityofnewburgh.com

[A.Emb.3.1.14](#)



CONTACT US

Members of the news media are asked to direct all press inquiries to:

press@cityofnewburgh-ny.gov



Michael Lebron. Grand Street.

Mr. Mayor: For years, I've watched you slam the gavel on people you don't want to hear from. That gavel is now not enough: you need to corral my wife, in church, after Good Friday service, and ask her to tell her husband to shut up.

What does the mayor not want us to know?

Article 11 gives this council power to impose operational requirements on Pennrose. What is IN Resolution 57 20 26? A 36 month construction deadline and a rental license. That's it?

The current owners: statements past due since 2010, companion management LLC suspended, registered agent resigned.

That is YOUR current PILOT, and oversight. Your hair should be on fire!

Let's look at Pennrose. A for-profit company based in Philadelphia. They use a nonprofit shell to hold the deed to Kenney and Bourne. Pennrose is the 'beneficial and equitable owner'. Translation: PILOT money flows through the nonprofit and into the pockets of outside profiteers. A lawyer told me the law on these transactions is intentionally opaque.

Year one, Pennrose pays \$450 in taxes per unit. That doesn't pay for the water bill. Pennrose collects millions in developer fees ... at closing! Before a hammer hits a nail! That fee bails out the current owner from their negligence, and then rewards them. If every city handed out PILOTS like this, future negligent landlords could make this a business model: save money letting buildings go to hell, then make money when a buyer demanding a PILOT comes along, knowing municipalities hand them out in a panic.

But, OOPS! It seems the future is here, and you, councilmembers, are being played. This from Contour's own president Dylan Salmons, and I quote: "...we have been very much aware of the aging portfolio of affordable housing ... There will be hundreds of thousands of units coming out of affordable restrictions in the coming years. [*This*] is an emerging **MARKET....**"

This is also a **public fleecing masquerading as community service!** The city taxpayers foot the bill, while the tenants continue to pay rent ... and wait ... for 36 months.

There's a better way. The Urban Homesteading Assistance Board (UHAB) has been converting distressed buildings into tenant-owned cooperatives for fifty years. 1,300 buildings. 30,000 households, 80,000 people. A 99% success rate! UHAB is what community service really looks like, and they say they are interested!

They need a PILOT. The question is who it flows to. To Philadelphia profiteers? Or to 205 Newburgh families who just need to break even on homes they will own, without profiteers riding their backs and ours? Under a coop conversion, tenants build wealth: it's reparations for all THEY INVESTED. That's a PILOT I can believe in.

Who does this city council work for — welfare profiteers, or the people who live here? Table this resolution. Invite UHAB to present a town hall teach-in for the tenants. **THEN**, ask them what they want.

And you call this democracy...

My wife strongly endorses this message.

RESOLUTION NO.: 57 - 2026

OF

APRIL 13, 2026

A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE
AN AGREEMENT FOR THE PAYMENT IN LIEU OF TAXES BETWEEN
THE CITY OF NEWBURGH AND BOURNE AND KENNEY HOUSING
DEVELOPMENT FUND COMPANY, INC. (F/B/O BOURNE AND KENNEY LLC)

WHEREAS, the City of Newburgh (the "City") encourages a sufficient supply of adequate, safe and sanitary dwelling accommodations properly planned for low-income individuals; and

WHEREAS, Contour Housing Partners, LLC is in contract to acquire two (2) parcels of real property known as 150 Smith Street and 55 Walsh Road, Newburgh, New York (Section 12, Block 5, Lot 1 and Section 43, Block 1, Lot 3), respectively, and more commonly known as the "Bourne and Kenney Apartments" (collectively the "Property"); and

WHEREAS, Contour Housing Partners, LLC intends to assign its contract rights to the Property to an entity known as the Bourne and Kenney Housing Development Fund Company, Inc. ("HDFC"), a housing development fund corporation and a New York not-for-profit corporation organized formed under Article XI of the New York Private Housing Finance Law ("PHFL") and Section 402 of the New York State Not-for-Profit Corporation Law, for the benefit of a new entity known as Bourne and Kenney LLC; and

WHEREAS, the HDFC's plan for the continued use of the Property constitutes a "housing project" as that term is defined in the PHFL; and

WHEREAS, the HDFC is a "housing development fund company" as the term is defined in Section 572 of the PHFL, and Section 577 of the PHFL authorizes the City Council to exempt the Property from real property taxes; and

WHEREAS, Contour Housing Partners, LLC seeks an agreement whereby the HDFC or Bourne and Kenney LLC will make annual payments in lieu of taxes ("PILOT") to the City as set forth in the Agreement now presented to the City Council for approval; and

NOW THEREFORE, BE IT RESOLVED, that the City Council of the City of Newburgh hereby exempts the Property from real property taxes to the extent authorized by Section 577 of the PHFL and approves the proposed PILOT Agreement by and among the City of Newburgh and the HDFC (f/b/o Bourne and Kenney LLC), which provides for annual payments in lieu of taxes as set forth in such agreement; and

BE IT FURTHER RESOLVED, that the City Manager is hereby authorized to execute the PILOT Agreement, in substantially the same form as attached hereto, with other documents as Corporation Counsel may require, on behalf of the City.

§ AGREEMENT FOR PAYMENT IN LIEU OF TAXES (“PILOT”) BY AND AMONG THE CITY OF NEWBURGH, BOURNE AND KENNEY LLC AND BOURNE AND KENNEY HOUSING DEVELOPMENT FUND COMPANY, INC.

THIS AGREEMENT FOR PAYMENT IN LIEU OF TAXES (the “PILOT Agreement” or “Agreement”), dated as of _____, 2026, by and among the **CITY OF NEWBURGH, NEW YORK**, a New York municipal corporation, having its principal office located at 83 Broadway, Newburgh, New York 12550 (the “City”) and **BOURNE AND KENNEY HOUSING DEVELOPMENT FUND COMPANY, INC.**, a New York not-for-profit corporation and entity organized pursuant to Article XI of the Private Housing Finance law, having its principal place of business at c/o Contour Housing Partners, LLC, 1301 N. 31st. Street, Philadelphia, Pennsylvania 19121 (the “HDFC”), which HDFC will hold title to the Property (as hereinafter defined) for the benefit of **BOURNE AND KENNEY LLC**, a New York limited Company, having its principal office located at c/o Contour Housing Partners, LLC, 1301 N. 31st Street, Philadelphia, Pennsylvania 19121 (the “Company”), (the City, the HDFC, and the Company are collectively referred to as the “Parties”).

WHEREAS, by the First Taxable Status Date as defined in Section 2, below, the HDFC will be the bare legal or record owner, and the Company will be the beneficial and equitable owner, of properties known as 150 Smith Street and 55 Walsh Road, both located in the City of Newburgh, County of Orange, State of New York, as more specifically listed and described as Section 12, Block 5, Lot 1 and Section 43, Block 1, Lot 3 on the Official Tax Map of the City of Newburgh (collectively the “Property”); and

WHEREAS, the HDFC is a corporation established pursuant to Section 402 of the Not-For-Profit Corporation Law and Article XI of the Private Housing Finance Law (“PHFL”); and

WHEREAS, the HDFC and the Company have each been formed for the purpose of providing residential rental accommodations for persons of middle and low-income; and

WHEREAS, the Company will develop, own, construct, maintain and operate a housing project for persons of middle income and low income on the Property (the “Project”); and

WHEREAS, the HDFC’s and the Company’s plan for the use of the Property constitutes a “housing project” as that term is defined in the PHFL; and

WHEREAS, the HDFC is a “housing development fund company” as the term is defined in Section 572 of the PHFL; and

WHEREAS, pursuant to Section 577 of the PHFL, the local legislative body of a municipality may exempt the real property of a housing project of a housing development fund company from local and municipal taxes, including school taxes, other than assessments for local improvements, to the extent of all or a part of the value of the property included in the completed project; and

WHEREAS, the Council Members of the City of Newburgh, New York, by resolution number _____-2026 adopted _____, 2026, approved and authorized the execution of this Agreement;

NOW, THEREFORE, the Parties agree as follows:

1. Pursuant to Section 577 of the PHFL, the City hereby exempts from local and municipal taxes, other than assessments for local improvements, one hundred percent (100%) of the value of the Property, including both land and improvements. "Local and Municipal Taxes" shall mean any and all real estate taxes levied by Orange County ("County"), the City, and the Newburgh Enlarged City School District ("School District") (collectively the "Taxing Jurisdictions").
2. This tax exemption will operate for a period of thirty-three (33) years, measured from the City's first taxable status date following the date that the HDFC and the Company acquire legal and beneficial ownership of the Project ("First Taxable Status Date"). This Agreement shall be the only tax exemption the HDFC or the Company may apply for or obtain with respect to the Property during the period of the Agreement, except for state and local sales tax exemption from the New York State Department of Taxation and Finance. This Agreement shall not limit or restrict the HDFC's or Company's right to apply for or obtain any other tax exemption to which it might be entitled upon the expiration of this Agreement. The parties understand that the exemption extended pursuant to Section 577 of the PHFL and this Agreement does not include exemptions from assessments for local improvements, special assessments, or special ad valorem levies. During the period of this Agreement, the Company shall pay any service charges, special ad valorem levies, special assessments and improvement district charges or similar tax equivalents which are or would be levied upon or with respect to the Project by the Taxing Jurisdictions or any other taxing authority.
3. So long as the exemption hereunder continues, the Company shall make an annual payment in lieu of taxes ("PILOT") in the amounts set forth in section 4 below, measured from the First Taxable Status Date, which payments shall cover all Local and Municipal Taxes owed in connection with the Property and the Project, and which payment shall be shared by Taxing Jurisdictions on the same basis as property taxes would be shared if the Property and the Project were fully taxed. So long as the tax exemption remains in effect, tenant rental charges shall not exceed the maximum established or allowed by law, rule or regulation, and the Property shall be operated in conformance with the provisions of Article XI of PHFL.
4. The first PILOT for the Property shall be in the amount of \$92,250.00 for the first taxable year and shall increase annually at the rate of three percent (3%). The annual payment schedule is annexed hereto as Exhibit A.
 - a. The first PILOT shall be made on or before February 15 of the calendar year following the first taxable year as contemplated in Section 2. Subsequent payments shall be due and received by the City on or before February 15 of the calendar year to which this Agreement applies. Payment shall be payable to the "City of Newburgh." Payment shall be mailed via first class mail through the United States Postal Service or personally delivered to the City of Newburgh, attention Tax Collector, 83 Broadway, Newburgh, New York 12550, or such other address as the City may specify in writing.

- b. The HDFC and the Company agree that any PILOT will not be reduced for any reason, nor will the HDFC or the Company seek to commence any action(s) to reduce a PILOT, as these factors have been considered in arriving at the payment amounts reflected in this Agreement.
 - c. The HDFC and the Company shall continue to pay all water/sewer, and sanitation charges in accordance with the assessments and rates established by the City.
5. The tax exemption provided by this Agreement will continue for the term described above provided that (a) the Property continues to be used as housing facilities for persons of middle and low-income in accordance with the income and rent limitations attached hereto as **Exhibit B**, and (b) any of the following occur (i) the HDFC and the Company operate the Property in conformance with Article XI of the PHFL; or (ii) the HDFC assumes sole legal ownership of the Property and the Company assumes sole beneficial ownership of the Property and operates the Property in conformance with Article XI of the PHFL; or (iii) in the event an action is brought to foreclose a mortgage upon the HDFC, and the legal and beneficial interest in the Project shall be acquired at the foreclosure sale or from the mortgagee, or by a conveyance in lieu of such sale, by a housing development fund corporation organized pursuant to Article XI of the PHFL, or by the Federal government or an instrumentality thereof, or by a corporation which is, or by agreement has become subject to the supervision of the superintendent of banks or the superintendent of insurance, such successor in interest, such successor in interest shall operate the property in conformance with Article XI of the PHFL, (c) the HDFC and the Company make repairs and renovations to the Property in accordance with Paragraph 6, below; and (d) none of the Parties are in default under this Agreement.
6. The HDFC and the Company shall make certain improvements and repairs (collectively the "Work") to the buildings on the Property. The itemized Work list, with an estimate of costs, is annexed hereto as **Exhibit C**.
- a. The HDFC shall be responsible for submitting applications, including requisite fees, for all Work to the City's Code Compliance Bureau.
 - b. All specific items of Work must be authorized by permit, issued by the City's Department of Code Compliance, prior to commencement of said Work.
 - c. All of the Work contemplated in **Exhibit C** shall be completed on or before three (3) years from the date of this Agreement. Completion of Work shall mean the HDFC's receipt of a "Certificate of Compliance" (or multiple Certificates of Compliance that represent a complete aggregation of the Work) contemplated in Exhibit C. Failure to complete all of said Work shall be grounds for default and termination of this Agreement.
 - d. After the Work is completed in accordance with Section 6(c), the HDFC and the Company shall be required to obtain a Rental License from the City in accordance with Chapter 240 of the City of Newburgh Code of Ordinances (and as may be amended) (the "Code"). The HDFC and the Company shall make application to the City's Code Compliance Bureau for a Rental License and any subsequent Rental License renewals no later than 60 days prior

to the expiration date of the Rental License then in effect. Inability to provide access to a dwelling unit shall not be a defense to the HDFC's and/or the Company's ability to obtain a Rental License.

- i. The expiration or lapse of a Rental License for more than 60 days after the expiration date of the Rental License then in effect shall be grounds for default and termination of this Agreement, unless:
 - A. The expiration or lapse results from a *force majeure*, a casualty caused by anyone other than an employee or agent of Company or the HDFC, the actions of an occupant of the Property, or the actions of a guest or invitee of an occupant of the Property, including but not limited to actions outlined in Code Sections 240-14(E)(3), (4), (5), (6), (7), or (8); and
 - B. The Company and HDFC are diligently taking steps to abate and resolve such actions, including, without limitation, seeking to evict such offending occupant, or taking steps to remedy the casualty.
 - ii. This Section 6(d) shall not affect the HDFC's and/or the Company's obligation to obtain a Rental License prior to the completion of the Work in accordance with Section 6(c) and generally in accordance with Chapter 240 of the City of Newburgh Code of Ordinances. However, failure to obtain a Rental License during the Work period shall be enforced by usual and customary methods of City Code enforcement and shall not be grounds for default and termination of this Agreement.
7. Failure to make a scheduled PILOT payment will be treated as failure to make payment of taxes and will be governed by the same provisions of law as apply to the failure to make payment of taxes, including but not limited to imposition of penalty and interest charges as allowed under state and local law, and enforcement and collection of taxes to the extent permitted by law. Any payment not received by its due date shall accrue interest and penalties at the rates provided for late payment of taxes to the Taxing Jurisdictions.
 8. Failure to make payments required pursuant to Section 4 of this agreement or failure to complete the Work in accordance with Section 6 of this Agreement, which failure continues for more than thirty (30) days following written notice from the City shall constitute an Event of Default hereunder.
 - a. Whenever an Event of Default under this Agreement for failure to make required payments shall have occurred and be continuing, the City shall have the following remedies: The City may terminate this Agreement and exercise all of the rights and remedies available for failure to pay property taxes accruing following the date of termination as and when due had this Agreement not been in effect. The City may take whatever action at law or in equity as may appear necessary or desirable to collect the amount then in default or to enforce the performance and observance of the obligations, agreements and covenants of HDFC and the Company under this Agreement, and the Company shall further pay the reasonable fees and disbursements of such attorneys as the City shall engage for the enforcement of performance or observance of any obligation, covenant or agreement on

the Company and the HDFC seeks to assign this agreement, the Company and the HDFC must demonstrate to the City, at a minimum, that the record owner of the Property is a housing development fund company subject to Article XI of the PHFL, the assignee is willing to assume the obligations of this Agreement in writing, and the assignee shall have provided such financial and other information as shall be reasonably requested by the City in order to assure the proper completion and operation of the housing project and the compliance with the terms of this Agreement and all applicable laws, regulations and covenants.

11. If any provision of this Agreement or its application is held invalid or unenforceable to any extent, the remainder of this Agreement and the application of that provision to other persons or circumstances shall be enforced to the greatest extent permitted by law.
12. This Agreement may be executed in any number of counterparts with the same effect as if all the signing parties had signed the same document. All counterparts shall be construed together and shall constitute the same instrument.
13. This Agreement constitutes the entire agreement of the parties relating to payments in lieu of taxes and anticipated Work with respect to the Property, and supersedes all prior contracts, or agreements, whether oral or written, with respect thereto.
14. Each of the parties individually represents and warrants that the execution, delivery and performance of this Agreement, (i) has been duly authorized by proper action of its governing body and does not require any other consent or approval for the execution thereof by such municipality, (ii) does not violate any law, rule, regulation, order, writ, judgment or decree by which it is bound, and (iii) will not result in or constitute a default under any agreement or instrument to which it is a party. Each such party represents that this Agreement shall constitute the legal, valid and binding agreement of such party enforceable in accordance with its terms.
15. The Company and HDFC jointly and severally make the following representations, warranties and covenants:
 - a. The HDFC is a "housing development fund company" under Article XI of the PHFL, and the Company is a limited liability company, each of which is organized, validly existing and in good standing under the laws of the State and is authorized under the laws of the State to do business in the State, has the power to enter into this Agreement and to perform the transactions contemplated hereby and its obligations hereunder and by proper action has duly authorized the execution and delivery of this Agreement and the performance of its obligations hereunder, and the execution, delivery and performance of this Agreement does not require any other consent or approval. This Agreement shall constitute the legal, valid and binding agreement of HDFC and the Company enforceable in accordance with its terms.
 - b. To the Company and the HDFC's knowledge, neither the Company nor HDFC is in default under, or in violation of, any indenture, mortgage, declaration, lien, lease, contract, note, order, judgment, decree or other instrument of any kind to which any of its assets are subject, and the execution, delivery and compliance by the Company or HDFC with the

terms and conditions of this Agreement do not and will not conflict with or constitute or result in a default by the Company or HDFC in any material respect under or violation of, (1) the entity's organizational documents, (2) any agreement or other instrument to which such entity is a party or by which, to such entity's knowledge, it is bound, or (3) any constitutional or statutory provision or order, rule, regulation, decree or ordinance of any court, government or governmental authority having jurisdiction over the Company or HDFC or its property, and no event has occurred and is continuing which, with the lapse of time or the giving of notice, or both, would constitute or result in such a default or violation.

- c. The Company has provided to the City true and complete financial information with respect to the Property, including without limitation project costs, financing sources, rents and income limitations.
 - d. The Company covenants and agrees to operate the Property in accordance with all applicable rules and regulations of Article XI of the PFHL.
 - e. The Company covenants and agrees to provide to the City any information or documents reasonably requested in writing by the City in order to provide any federal, state or local entity with information or reports required under any applicable law, rule or regulation.
16. The City shall file a copy of the fully-executed Agreement with the City Assessor. The Company shall be responsible for taking such actions as may be necessary to ensure that the Property shall be assessed as exempt upon the assessment rolls of the respective Taxing Jurisdictions, including without limitation ensuring that any required exemption form shall be filed with the appropriate officer or officers of each respective Taxing Jurisdiction. Such exemption shall be effective as of the first taxable status date of the applicable Taxing Jurisdiction following the date of this Agreement, provided that the Company shall timely file any requisite exemption forms.
17. This Agreement shall be governed by and construed in accordance with the laws of the State of New York. The Parties each consent to the jurisdiction of the New York courts in and for the County of Orange regarding any and all matters, including interpretation or enforcement of this Agreement or any of its provisions. Accordingly, any litigation arising hereunder shall be brought solely in such courts.
18. Entire Agreement. The Parties agree that this is the entire, fully integrated Agreement between them.
19. Amendments. This Agreement may not be amended, changed, modified, altered or terminated except by an instrument in writing executed by the Parties hereto.
20. Termination of Prior PILOT agreements. The Parties acknowledge that certain agreements with respect to payments in lieu of taxes for the Property are currently in effect by and between Bourne and Kenney Redevelopment Company (as successor in interest to Kenney Redevelopment Company, LLC and Bourne Redevelopment Company, LLC) and the City of Newburgh ("Current PILOT Agreements") It is the intent of the Parties to revoke any and all

PILOT agreements that affect the Property and replace it with this Agreement. Thus, simultaneous with the execution of this Agreement, Developer shall either: (a) secure the written consent of the Bourne and Kenney Redevelopment Company to terminate the Current PILOT Agreements; or (b) become successor in interest to the Current PILOT Agreements and consent to their termination. Developer shall then present said written termination document(s) to the City for countersignature.

21. No Third Party Beneficiaries. The Parties state that there are no third-party beneficiaries to this Agreement.
22. All Terms Material. Each and every term and condition of this Agreement is of the essence and constitutes a material part of the bargained-for consideration, without which this Agreement would not have been executed.
23. This Agreement shall be deemed withdrawn unless fully-executed by the Parties on or before [PLACEHOLDER DATE - December 31, 2026].

Remainder of page intentionally left blank.

IN WITNESS WHEREOF, the City, the HDFC and the Company have caused this Agreement to be executed in their respective names by their duly authorized representatives and their respective seals to be hereunder affixed, all as of the date above-written.

DATED: _____, 2026

CITY OF NEWBURGH

By: _____

Name: Jason Morris

Title: Interim City Manager

DATED: _____, 2026

BOURNE AND KENNEY HOUSING
DEVELOPMENT FUND COMPANY, INC.

By: _____

Name:

Title:

DATED: _____, 2026

BOURNE AND KENNEY LLC

By: _____

Name:

Title:

STATE OF NEW YORK)
) ss.:
COUNTY OF ORANGE)

On the ____ day of _____, in the year 2026, before me personally appeared **Jason Morris**, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or person upon behalf of which the individual acted, executed the instrument.

NOTARY PUBLIC

STATE OF NEW YORK)
) ss.:
COUNTY OF _____)

On the ____ day of _____, in the year 2026, before me personally appeared _____, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her capacity, and that by her signature on the instrument, the individual, or person upon behalf of which the individual acted, executed the instrument.

NOTARY PUBLIC

STATE OF NEW YORK)
) ss.:
COUNTY OF _____)

On the ____ day of _____, in the year 2026, before me personally appeared _____, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or person upon behalf of which the individual acted, executed the instrument.

NOTARY PUBLIC

Exhibit A (Payment Schedule)

(Numeric Refers to the Annual PILOT Year)

1.	<u>\$92,250.00</u>
2.	<u>\$95,017.50</u>
3.	<u>\$97,868.03</u>
4.	<u>\$100,804.07</u>
5.	<u>\$103,828.19</u>
6.	<u>\$106,943.03</u>
7.	<u>\$110,151.32</u>
8.	<u>\$113,455.86</u>
9.	<u>\$116,859.54</u>
10.	<u>\$120,365.33</u>
11.	<u>\$123,976.29</u>
12.	<u>\$127,695.57</u>
13.	<u>\$131,526.44</u>
14.	<u>\$135,472.24</u>
15.	<u>\$139,536.40</u>
16.	<u>\$143,722.49</u>
17.	<u>\$148,034.17</u>
18.	<u>\$152,475.19</u>
19.	<u>\$157,049.45</u>
20.	<u>\$161,760.93</u>
21.	<u>\$166,613.76</u>
22.	<u>\$171,612.17</u>
23.	<u>\$176,760.54</u>
24.	<u>\$182,063.36</u>
25.	<u>\$187,525.26</u>
26.	<u>\$193,151.01</u>
27.	<u>\$198,945.54</u>
28.	<u>\$204,913.91</u>
29.	<u>\$211,061.33</u>
30.	<u>\$217,393.17</u>
31.	<u>\$223,914.96</u>
32.	<u>\$230,632.41</u>
33.	<u>\$237,551.38</u>

Exhibit B
(Project)

Project Name: Bourne & Kenney Apartments

Property: 150 Smith Street and 55 Walsh Road, in the City of Newburgh, County of Orange, State of New York, identified as tax parcels Section 12, Block 5, Lot 1, and Section 43, Block 1, Lot 3, respectively on the Tax Map of the City of Newburgh.

The Property is currently comprised of 205 residential housing units. The Project (i.e. all 205 units) shall average 60% of applicable median income when taken in the aggregate.

Approximately 140 of the 205 units shall meet the requirements of both HCR regulations applicable for state low-income housing tax credit projects and HUD project-based voucher programming.

Approximately 65 of the 205 units shall meet income limits established in accordance with HCR regulations applicable for state low-income housing tax credit projects.

2 units may be superintendent's units.

Exhibit C
(Work Schedule – Separate Attachment)

DRAFT

		Unit QTY Bldg. sqft	Kenney (Low Rises) 120.00 124,612.00	Bourne (Tower) 85.00 92,390.00	
DIV.	DIV./TRADE ITEM	ESTIMATED QTY	Units / Notes / Sub	ESTIMATED QTY	Units / Notes / Sub
2	Environmental Building Remediation				
	Asbestos Removal	1.00	Isum	1.00	Isum
2	Site Utilities				
	Existing Utilities Repair	1.00	Isum	1.00	Isum
2	Paving, Walks & Signs				
	Paving Demolition	20,746.00	sqft	26,155.00	sqft
	Bituminous Paving - 5-1/2"	20,746.00	sqft	26,155.00	sqft
	Line Painting & Site Signage	1.00	locations	4.00	locations
	Sidewalks 5"	8,214.00	sqft	1,000.00	sqft
	Concrete Steps & Ramp Repair	1.00	Isum	1.00	Isum
	Curbing		Isum		Isum
	Concrete Curb	1.00	Isum	1.00	Isum
	Granite City Street	1.00	Isum	1.00	Isum
2	Lawns & Plantings				
	Lawns & Plantings	1.00	Isum	1.00	Isum
2	Demolition				
	Interior Unit Demolition	120.00	Unit	85.00	Unit
	Common Space Demolition	1.00	Isum	1.00	Isum
	Window Demolition	870.00	ea	340.00	ea
4	Masonry				
	Brick Cleaning	105,158.40	sqft	67,716.00	sqft
	Brick Repointing - 20%	26,289.60	sqft	13,543.20	sqft
	Lintel Repair	324.00	ea	120.00	ea
5	Metals				
	Bourne Common Stair Railings			1.00	Isum
6	Rough Carpentry				
	Kitchen & Bath Repair	120.00	units	85.00	units
6	Finish Carpentry				
	Finish Carpentry	120.00	units	85.00	units
	Closet Shelving and Rod	120.00	units	85.00	units
	Wood Stairs - Refurbish 1-2 Levels	120.00	units		
	Final Cleaning	120.00	units	85.00	units
7	Insulation				
	Thermal Insulation	120.00	units	85.00	units
	Add R49 Blown in Insul	62,306.00	sqft		
	Air Sealing Package	120.00	units	85.00	units
7	Roofing				
	Shingle Roofing	62,306.00	sqft		
	Membrane Roofing			9,258.00	sqft
	Roof Specialties - Hatch and Ladder	1.00	Isum	1.00	Isum
7	Sheet Metal				
	Manufactured Gutters and Downspouts	5,478.00	lnft		
7	Sliding				
	Sliding - Vinyl	26,289.60	sqft		
8	Doors & Hardware				
	Doors & Hardware	120.00	units	85.00	units
	Roll Up Garage Door	1.00	each	3.00	each
	Replace HM Service Doors with R-6 Insul type	20.00	each	20.00	each
8	Windows				
	Windows	870.00	ea	340.00	ea
	Aluminum-Framed Entrances and Storefronts			1.00	Isum
9	Acoustical Tile				
	Acoustical Panel Ceilings			18,000.00	sqft
9	Drywall				
	Gypsum Board - Bathrooms	120.00	units	85.00	units
	Gypsum Board - Kitchen	120.00	units	85.00	units
	Gypsum Board - Patching	124,612.00	sqft	92,390.00	sqft
	Drywall - Community Room	1.00	each	1.00	each
	Drywall - Management Office	1.00	each	1.00	each
	Drywall - Gym			1.00	each
9	Ceramic Tile				
	Tiling - Bathroom Floors	12,000.00	sqft	8,500.00	sqft
	Entry Vestibule/Lobby			1.00	Isum
9	Resilient Flooring - Vinyl Plank				
	Resilient Flooring	124,612.00	sqft	92,390.00	sqft
	Resilient Flooring - Gym			2,000.00	each
9	Painting				
	Painting	124,612.00	sqft	92,390.00	sqft
10	Specialties				
	Monument Signage	2.00	bldg.	1.00	bldg.
	Building Signage	6.00	bldg.	1.00	bldg.
	Unit Signage	120.00	units	85.00	units
	Common Area Signage	1.00	Isum	1.00	Isum
	Wall and Door Protection	12.00	units	9.00	units
	Wall and Door Protection - Common Area			10.00	Floors
	Toilet and Bath Accessories	120.00	units	85.00	units
	Postal Specialties	120.00	units	85.00	units
11	Special Equipment (Specify)				
	Facility Waste Compactors			2.00	Isum
	Trash Chute - Repair			2.00	Isum
11	Cabinets & Vanities				
	Residential Casework	120.00	units	85.00	units
11	Kitchen Appliances				
	Residential Appliances	120.00	units	85.00	units
	Residential Appliances - Laundry Room - Repair	1.00	Isum	1.00	Isum
12	Furnishing				
	Windows Blinds	870.00	ea	340.00	ea
14	Elevators				
	Modernization			2.00	each
15	Plumbing				
	Plumbing	120.00	units	85.00	units

	Replace Sanitary Stacks	120.00	units	85.00	units
	Replace Domestic Water Distribution	120.00	units	85.00	units
	Kitchen & Bathroom Fictures and Piping	120.00	units	85.00	units
15	HVAC				
	Remove Existing Boilers	1.00	lsum	1.00	lsum
	HVAC - Existing Boiler Replacement	2.00	each	2.00	each
	Radiant Baseboard & Risers	120.00	units	85.00	units
	VFD Hot Water Recirc Pump	1.00	lsum	1.00	lsum
	VFD Cold Water Booster Pump	1.00	lsum	1.00	lsum
	HVAC - Common Spaces	2.00	rooms	3.00	rooms
	HVAC - Bathroom Fans	120.00	rooms		
	Rooftop Exhausters			12.00	each
15	Fire Suppression				
	Sprinkler	124,612.00	sqft	92,390.00	sqft
	Fire Pump - Repair			1.00	bldg.
16	Electrical (Building Only)				
	Electrical - Light Upgrade	120.00	units	85.00	units
	Electrical - Fire Alarm System	120.00	units	85.00	units
	Electrical - Panels / Existing Wire to Remain	1.00	each	1.00	each
	Electrical - Community Room	1.00	each	1.00	each
	Electrical - Management Office	1.00	each	1.00	each
	Electrical - Gym			1.00	each
	Electrical - Common Spaces			10.00	floors
	Generator - Maintenance			1.00	lsum
	Exterior Light	30.00	each	20.00	each
	Power to Laundry Rooms	1.00	lsum	1.00	lsum
	Security Camera	1.00	lsum	1.00	lsum

RESOLUTION NO.: 58 - 2026

OF

APRIL 13, 2026

A RESOLUTION AUTHORIZING THE CITY MANAGER
TO ACCEPT A PROPOSAL AND EXECUTE AN AGREEMENT WITH
QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC. (QUES&T)
FOR A LIMITED ASBESTOS BULK SAMPLING SURVEY
FOR THE POLICE DEPARTMENT LOBBY AT A COST OF \$651.50

WHEREAS, the City of Newburgh wishes to accept a proposal and execute an agreement with Quality Environmental Solutions & Technologies, Inc. (QUES&T) for a limited asbestos bulk sampling survey at the lobby of the Police Department located at 55 Broadway; and

WHEREAS, the proposal provides for services that include the inspection, testing and sampling analysis, and the preparation of a report; and

WHEREAS, the cost for these services will be \$651.50 which shall be derived from A.1440.0455 - Consultant Services; and

WHEREAS, the City Council has reviewed the annexed proposal and has determined that such work would be in the best interests of the City of Newburgh;

NOW, THEREFORE, BE IT RESOLVED, by the Council of the City of Newburgh, New York that the City Manager be and he is hereby authorized to accept a proposal and execute an agreement with Quality Environmental Solutions & Technologies, Inc. for a limited asbestos survey bulk sampling at the lobby at the Police Department located at 55 Broadway in the amount of exceed \$651.50.

QuES&T

Quality Environmental Solutions & Technologies, Inc.

March 27, 2026

City of Newburgh
83 Broadway
Newburgh, NY 12550

ATTN: Jason Morris – Commissioner of Public Works & City Engineer

Via E-Mail: jmorris@cityofnewburgh-ny.gov

Re: Limited Asbestos Bulk Sampling @ Police Department Lobby (Ceiling Tiles)

Dear Mr. Morris,

Thank you for the opportunity to discuss the needs of the City of Newburgh in the environmental consulting and remediation services area. Quality Environmental Solutions & Technologies, Inc. is pleased to submit the attached proposal to perform a Limited Asbestos Bulk Sampling Survey of suspect ceiling tiles within the lobby of the Police Department at the City of Newburgh Public Safety Building, located at 55 Broadway, Newburgh, NY 12550.

QuES&T is a NYS Certified Minority Business Enterprise committed to remaining a leader in the environmental training and technical consulting industry. QuES&T's extensive Nuclear Power Industry experience makes us uniquely qualified to provide technical support in state-of-the-art techniques for engineering and contamination control. Additionally, this experience enables us to integrate the essential concepts of "critical path" schedules and minimizing personnel exposures while maintaining a high level of attention to the specific details of each project. QuES&T personnel satisfy numerous ANSI and NUREG experience requirements of the Nuclear Regulatory Commission. Our staff has served in various capacities in the Health Physics and Nuclear Engineering disciplines in operational power reactors, nuclear powered vessels, radio-pharmaceuticals and government prototypes.

We are confident you recognize that selection of a qualified technical consultant for professional services, such as pre-construction inspection, project design, project management and air monitoring, represents a step as critical as selecting a reputable environmental remediation contractor. QuES&T feels strongly that the success of any remediation project is defined primarily in the planning and design phase. A technically sound project design combined with proper oversight provides the most cost-effective solution and ensures the gains recognized are not at the expense of future liability to the City of Newburgh.

In this regard, QuES&T has successfully completed remediation projects, for our client companies, in support of Nuclear and Fossil commercial power plant maintenance outages, facility renovation

and demolition, cGMP facility upgrades, recovery from contamination following catastrophic events (e.g. steam line explosions, fires), school building renovations, Corporate asbestos management programs, facility Operations & Maintenance (O&M) programs, UST removals, sub-surface investigations, contaminated soil remediation, LBP stabilization and commercial/residential asbestos & lead abatements.

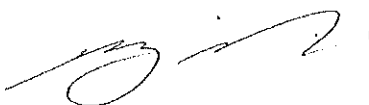
Technical consulting services are available in the area of regulatory compliance audits, OSHA safety, air monitoring, respiratory protection, laboratory services, building hazard assessments (EPA, HUD, commercial), LBP Risk Assessments, management plans, NYS/NESHAP pre-demolition inspections and full scope project management; including development of remediation response actions and management of all required project and personnel records. Our staff of experienced environmental professionals can prepare all required specifications and procedures to ensure your programs comply with federal, state and municipal regulatory requirements.

QuES&T offers a wide range of OSHA and environmental safety training. Our full range of asbestos safety certification training ensures that our client's employees receive the appropriate training to maximize their safety and minimize your liability. QuES&T offers accredited initial and refresher training programs for Operations & Maintenance (O&M), Asbestos Abatement Workers and Supervisors, Project Monitors, Asbestos Project Sampling Technicians (RH-II), Asbestos Project Designers, Asbestos Inspectors (RH-III) and Management Planners. Our accredited training facility (EPA, NYS) contains the most modern equipment to support the hands-on portion of each training program. On-site training services are available for groups of at least twenty-five students and can be tailored to meet the specific needs of the City of Newburgh.

QuES&T provides a full range of services in the area of Respiratory Protection. Our technical staff has extensive experience in the development of regulatory compliance programs for NUREG 0041 and OSHA 1910.134 Respiratory Protection Programs. Quantitative or qualitative respirator fit services can be provided at QuES&T's facility or yours.

For additional information concerning any of our services, please contact me. We look forward to working with the City of Newburgh in the environmental consulting and remediation services area.

Sincerely,



Rudy Lipinski - LEED®AP
Director of Field Operations
NYS/AHERA Inspector/Project Designer
Cert. #AH 24-6IES9-SHAB

QuES&T to provide the following services:

Limited Asbestos Bulk Sampling Survey

- Provide certified NYSDOL Asbestos Inspector(s) to perform a Limited Survey of suspect Asbestos-containing Materials (ACM) within the lobby of the Police Department at the City of Newburgh Public Safety Building.
- Perform collection and analysis of suspect friable Asbestos-containing Materials (ACM) using Polarized Light Microscopy (PLM) analytical protocol.
- Perform collection and analysis of suspect non-friable organically bound Asbestos-containing Materials (ACM) using both Polarized Light Microscopy-NOB (PLM-NOB) and Quantitative Transmission Electron Microscopy (QTEM) analytical protocols.
- Perform collection and analysis of vermiculite-containing surfacing materials using Surfacing Materials with Vermiculite (SM-V) analytical protocols.
- Discussion of laboratory results for all bulk samples (PLM/QTEM/SM-V).
- Documentation of all analytical laboratory certifications.
- Provide a written report with results and findings.

RESOLUTION NO.: 59 - 2026

OF

APRIL 13, 2026

A RESOLUTION AUTHORIZING THE CITY MANAGER
TO ACCEPT A PROPOSAL AND EXECUTE AN AGREEMENT WITH
QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC. (QUES&T)
FOR A LIMITED ASBESTOS BULK SAMPLING SURVEY
FOR THE DEPARTMENT OF PUBLIC WORKS GARAGE AT A COST OF \$667.50

WHEREAS, the City of Newburgh wishes to accept a proposal and execute an agreement with Quality Environmental Solutions & Technologies, Inc. (QUES&T) for a limited asbestos bulk sampling survey at the garage at the Department of Public Works located at 88 Pierces Road; and

WHEREAS, the proposal provides for services that include the inspection, testing and sampling analysis, and the preparation of a report; and

WHEREAS, the cost for these services will be \$667.50 which shall be derived from A.1440.0455 - Consultant Services; and

WHEREAS, the City Council has reviewed the annexed proposal and has determined that such work would be in the best interests of the City of Newburgh;

NOW, THEREFORE, BE IT RESOLVED, by the Council of the City of Newburgh, New York that the City Manager be and he is hereby authorized to accept a proposal and execute an agreement with Quality Environmental Solutions & Technologies, Inc. for a limited asbestos survey bulk sampling at the garage at the Department of Public Works located at 88 Pierces Road in the amount of exceed \$667.50.

QuES&T

Quality Environmental Solutions & Technologies, Inc.

March 27, 2026

City of Newburgh
83 Broadway
Newburgh, NY 12550

ATTN: Jason Morris – Commissioner of Public Works & City Engineer

Via E-Mail: jmorris@cityofnewburgh-ny.gov

Re: Limited Asbestos Bulk Sampling @ Department of Public Works Garage (Pipe Insulation)

Dear Mr. Morris,

Thank you for the opportunity to discuss the needs of the City of Newburgh in the environmental consulting and remediation services area. Quality Environmental Solutions & Technologies, Inc. is pleased to submit the attached proposal to perform a Limited Asbestos Bulk Sampling Survey of suspect pipe insulation at the City of Newburgh Department of Public Works Garage, located at 88 Pierces Road, Newburgh, NY 12550.

QuES&T is a NYS Certified Minority Business Enterprise committed to remaining a leader in the environmental training and technical consulting industry. QuES&T's extensive Nuclear Power Industry experience makes us uniquely qualified to provide technical support in state-of-the-art techniques for engineering and contamination control. Additionally, this experience enables us to integrate the essential concepts of "critical path" schedules and minimizing personnel exposures while maintaining a high level of attention to the specific details of each project. QuES&T personnel satisfy numerous ANSI and NUREG experience requirements of the Nuclear Regulatory Commission. Our staff has served in various capacities in the Health Physics and Nuclear Engineering disciplines in operational power reactors, nuclear powered vessels, radio-pharmaceuticals and government prototypes.

We are confident you recognize that selection of a qualified technical consultant for professional services, such as pre-construction inspection, project design, project management and air monitoring, represents a step as critical as selecting a reputable environmental remediation contractor. QuES&T feels strongly that the success of any remediation project is defined primarily in the planning and design phase. A technically sound project design combined with proper oversight provides the most cost-effective solution and ensures the gains recognized are not at the expense of future liability to the City of Newburgh.

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and demolition, cGMP facility upgrades, recovery from contamination following catastrophic events (e.g. steam line explosions, fires), school building renovations, Corporate asbestos management programs, facility Operations & Maintenance (O&M) programs, UST removals, sub-surface investigations, contaminated soil remediation, LBP stabilization and commercial/residential asbestos & lead abatements.

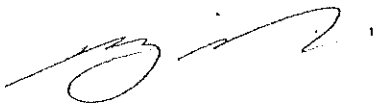
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QuES&T offers a wide range of OSHA and environmental safety training. Our full range of asbestos safety certification training ensures that our client's employees receive the appropriate training to maximize their safety and minimize your liability. QuES&T offers accredited initial and refresher training programs for Operations & Maintenance (O&M), Asbestos Abatement Workers and Supervisors, Project Monitors, Asbestos Project Sampling Technicians (RH-II), Asbestos Project Designers, Asbestos Inspectors (RH-III) and Management Planners. Our accredited training facility (EPA, NYS) contains the most modern equipment to support the hands-on portion of each training program. On-site training services are available for groups of at least twenty-five students and can be tailored to meet the specific needs of the City of Newburgh.

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For additional information concerning any of our services, please contact me. We look forward to working with the City of Newburgh in the environmental consulting and remediation services area.

Sincerely,



Rudy Lipinski - LEED®AP
Director of Field Operations
NYS/AHERA Inspector/Project Designer
Cert. #AH 24-6IES9-SHAB

QuES&T to provide the following services:

Limited Asbestos Bulk Sampling Survey

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- Perform collection and analysis of suspect friable Asbestos-containing Materials (ACM) using Polarized Light Microscopy (PLM) analytical protocol.
- Perform collection and analysis of suspect non-friable organically bound Asbestos-containing Materials (ACM) using both Polarized Light Microscopy-NOB (PLM-NOB) and Quantitative Transmission Electron Microscopy (QTEM) analytical protocols.
- Perform collection and analysis of vermiculite-containing surfacing materials using Surfacing Materials with Vermiculite (SM-V) analytical protocols.
- Discussion of laboratory results for all bulk samples (PLM/QTEM/SM-V).
- Documentation of all analytical laboratory certifications.
- Provide a written report with results and findings.

RESOLUTION NO.: 60 - 2026

OF

APRIL 13, 2026

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF NEWBURGH ADOPTING THE 2025 ORANGE COUNTY MULTI-JURISDICTIONAL MULTI-HAZARD MITIGATION PLAN CITY OF NEWBURGH JURISDICTIONAL ANNEX

WHEREAS, the City Council of the City of Newburgh, New York recognizes the threat that natural hazards pose to people and property within (local government); and

WHEREAS, the City of Newburgh has prepared a multi-hazard mitigation plan, hereby known as The 2025 Orange County Multi-Jurisdictional Multi-Hazard Mitigation Plan City of Newburgh Jurisdictional Annex accordance with the Disaster Mitigation Act of 2000; and

WHEREAS, The 2025 Orange County Multi-Jurisdictional Multi-Hazard Mitigation Plan City of Newburgh Jurisdictional Annex identifies mitigation goals and actions to reduce or eliminate long-term risk to people and property in the City of Newburgh from the impacts of future hazards and disasters; and

WHEREAS, adoption by the City Council of the City of Newburgh demonstrates their commitment to hazard mitigation and achieving the goals outlined in The 2025 Orange County Multi-Jurisdictional Multi-Hazard Mitigation Plan City of Newburgh Jurisdictional Annex;

NOW THEREFORE, BE IT RESOLVED BY THE CITY OF NEWBURGH, NEW YORK, THAT:

Section 1. In accordance with Article 20 of the Newburgh City Code of Ordinances, the City Council of the City of Newburgh adopts The 2025 Orange County Multi-Jurisdictional Multi-Hazard Mitigation Plan City of Newburgh Jurisdictional Annex. This plan, approved by the community, may be edited or amended after submission for review, but will not require the community to re-adopt any further iterations. This only applies to this specific plan and does not absolve the community from updating the plan in 5 years.

ADOPTED by a vote of ____ in favor and ____ against, and ____ abstaining, this _____ day of _____, _____.

By: _____
(print name)

ATTEST: By: _____
(print name)

APPROVED AS TO FORM: By: _____
(print name)



MULTI-JURISDICTIONAL MULTI-HAZARD MITIGATION **PLAN** CITY OF NEWBURGH JURISDICTIONAL ANNEX



2025
ORANGE COUNTY

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City of Newburgh Annex

This section presents the jurisdictional annex for the City of Newburgh. The jurisdiction's governing body passed a formal resolution to participate in this multijurisdictional hazard mitigation plan (MJHMP) update. A copy of their resolution is maintained at the local government offices and the Orange County Emergency Services Center.

Contact Information

Table 1 provides the contact information for this plan.

Table 1: Jurisdiction's Points of Contact

Name	Title	Jurisdiction
Paul Pullar	Fire Chief	City of Newburgh
Michael Wyman	Assistant Fire Chief	City of Newburgh
Jason C. Morris, P.E.	Commissioner of Public Works and City Engineer	City of Newburgh
Jason C. Morris, P.E.	Interim City Manager and CEO	City of Newburgh
Mike Neppl	Deputy City Manager	City of Newburgh

Jurisdictional Profile

Population

The 2023 U.S. Census reported a population of 28,237 people, resulting in approximately 7,553.9 people per square mile. The population at the 2020 census was 28,862, a decrease of 2.2%. However, the true population is believed to be approximately 35,000 due to uncounted residents.

Location

The City of Newburgh is located on the Hudson River, 60 miles north of New York City. The city lies near the intersection of Interstate 84 (running west to Pennsylvania and east to Connecticut) and the New York State Thruway (I-87), which runs from New York City north to Albany. The City of Newburgh is bordered by the Town of Newburgh to the north and west, the Town of New Windsor to the south, and the Hudson River to the east.

Brief History

The City of Newburgh is located on the western shore of the Hudson River, on lands that belonged to the Munsee Lenape peoples, a band of the Lenni Lenape and part of the Algonquin nation. In 1609, Henry Hudson, an Englishman sailing under contract to the Dutch government on his ship the Half Moon, was the first European to explore the river as far north as Newburgh. Sailing past present-day Newburgh, Hudson's first mate noted in his journal that this was "a pleasant place to build a town." It was not for another 100 years, in 1709, that the first European settlement was made by German Lutherans from the Rhenish Palatine. The Palatines named their new settlement Palatine Parish by Quassaick. By 1750, people of English and Scottish descent outnumbered the original German settlers and changed the name to Parish of Newburgh.

Newburgh was the headquarters of the Continental Army from April 1782 until the latter part of 1783. During that time, George Washington resided in the Hasbrouck House on Kings Highway in Newburgh. It was from here that Washington quelled the Newburgh Conspiracy, a move by some of the Army's senior officers to overthrow the government. It was also here that General Washington received the famous "Newburgh Letter" from Lewis Nicola, a Colonel in the Continental Army, which proposed the General become king. Washington vehemently refused the crown, and Newburgh became the birthplace of the Republic. In honor of his refusal of the crown, Kings Highway was renamed Liberty Street. Washington's Headquarters became the United States' first publicly owned historic site.

Newburgh was incorporated as a village in 1800, and as a city in 1865. Situated midway between New York City and Albany, and with its naturally deep port, Newburgh became a prosperous shipping, transportation, and industrial hub. Shipyards, foundries, and tanneries dotted the shore, and her industries included the manufacture of cottons, woolens, silks, paper, felt hats, baking powder, soap, brick, steam boilers, automobiles, coin silver, ice machines, moving picture screens, and lawn mowers. The confluence of the natural beauty of the Hudson Highlands and the flourishing 19th century economy led to an extraordinary flowering of art and architecture that had a lasting impact on the developing national identity.

As the 20th century dawned, Newburgh's manufacturing industry was thriving. The city was a major center for retail shopping for the entire Hudson Valley. Newburgh was also a recreational hub. Sports included speed skating, ice boating, yachting and rowing clubs, baseball leagues; picnic groves, amusement parks, and river excursion steamers were popular with tourists. The city's largest population of 32,000 was recorded in the 1950 census. The N.Y. State Thruway, Interstate 84 and the Newburgh-Beacon Bridge centered Newburgh on northeast U.S. maps and helped develop the surrounding townships into busy suburban hubs. Following the failed federal urban renewal program of the 1950s and 1960s that resulted in the destruction of the city's "Hillside" neighborhoods and disconnected the Broadway commercial district from the Hudson River port, residents worked to preserve the city's remaining architectural gems. In the 1970s, volunteers cataloged over 4000 historic buildings in the east end, which was declared a National Historic District in 1973. Today, the diversity of Newburgh's architecture is matched by the diversity of its community and citizens whose talents keep reinventing the fortunes of the old river port.

Governing Body

The City of Newburgh operates under the council-manager form of municipal government. The City Council comprises the mayor and six council members. The Chief Executive Officer is the administrative head of the city government and manages the city's day-to-day affairs.

Growth and Development Trends

After decades of declining population, the City of Newburgh began experiencing population growth in the early 1990s. While the growth has been modest, the city has recognized the need to appropriately plan for this change and the opportunity this growth presented to revitalize long-neglected areas. Accordingly, in the mid-2000s, the city began updating its planning documents.

In 2008, the city adopted Plan-It Newburgh, its sustainable master plan. In 2011, the city adopted the Future Land Use Plan, which described and mapped its land use goals. In 2012, the city adopted a report by the Pace Land Use Law Center on streamlining the land use review and approval process. Since approximately 2019, the city has experienced a significant housing stock and development increase.

Public Involvement

Continued public involvement is essential for the overall success of the plan's implementation. The update process provides an opportunity to solicit participation from new and existing stakeholders, publicize mitigation success stories, and seek additional public comment. The plan maintenance and update process will include continued public and stakeholder involvement and input through attendance at designated committee meetings, web postings, press releases to local media, and public hearings.

The public was encouraged to attend the public meeting at Orange County Emergency Services Center on November 21, 2024, at 4:30 p.m., as well as the survey used to gather information from community members within the City of Newburgh. The draft plan was posted on the jurisdiction's website for 30 days, allowing the city to gather public feedback through a user-friendly form or survey.

Public Involvement Process for Annual Reviews

The public will be notified using the city's website or any other publicly accessible social platform (e.g., local newspaper, Facebook, X) well before public meetings or comment periods.

Public Involvement in Five-Year Updates

When the plan is ready for its five-year update, the jurisdictions will coordinate with all stakeholders participating in the planning process. The jurisdiction will develop a plan for public involvement and will be responsible for disseminating information through various media channels, detailing the plan update process. As part of this effort, public meetings will be held, and public comments will be solicited on the plan update draft.

Previous Plan Integration

Integration into Local Planning Mechanisms

Incorporating the underlying principles of the MJHMP and its recommendations into other plans is a highly effective and low-cost way to expand their influence. All plan participants will use existing methods and programs to implement hazard mitigation actions where possible. As previously stated, mitigation is most successful when it is incorporated into the day-to-day functions and priorities of government and public service. This plan builds on the momentum developed through previous and related planning efforts and mitigation programs. Where possible, it recommends implementing actions through these other program mechanisms, including:

- Regulatory capabilities
- Administrative capabilities
- Fiscal capabilities

Implementation and incorporation into existing planning mechanisms will be conducted by the respective planning stakeholders and accomplished through the routine actions of:

- Monitoring other planning/program agendas
- Attending other planning/program meetings
- Participating in other planning processes
- Monitoring community budget meetings for other community program opportunities

The successful implementation of this plan will require constant and vigilant review of existing plans and programs for coordination and multi-objective opportunities that promote a safe, sustainable community. Regular efforts should be made to monitor the progress of mitigation actions implemented through other planning mechanisms. Where appropriate, priority actions should be incorporated into planning updates. Existing planning mechanisms into which the MJHMP has been integrated are listed in Table 2.

Table 2: Previous Plan Integration for the City of Newburgh

Type of Plan	Integration Method
Capital Improvement Budget	Hazard mitigation actions will be considered while developing annual capital improvement plans. Compliance with mitigation goals and objectives and the site’s hazard vulnerability will also be considered during the evaluation of infrastructure and facilities projects.
Operating Budget	Hazard mitigation actions are to be considered within day-to-day operating budgets as funding permits.

Comprehensive Land Use Plan	Such elements as hazard vulnerability and hazard area extents will be considered during the development of future land use maps and other elements of comprehensive planning.
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The plan must also identify the local planning mechanisms where the updated hazard mitigation information/actions may be integrated. The plan must describe each participant's individual process for integrating information from the mitigation strategy into their identified planning mechanisms.

Table 3: Future Types of Plans the City of Newburgh Can Use for Mitigation Actions

Type of Plan	Integration Method
Capital Improvement Budget	Hazard mitigation actions will be considered while developing annual capital improvement plans. Compliance with mitigation goals and objectives and the site's hazard vulnerability will also be considered during the evaluation of infrastructure and facilities projects.
Operating Budget	Hazard mitigation actions are to be considered within day-to-day operating budgets as funding permits.
Building & Zoning Ordinances	Review of the hazard mitigation plan (HMP) and hazard analyses are part of the evaluation of land use, zoning, and development review ordinances and permitted processes.
Comprehensive Land Use Plan	Such elements as hazard vulnerability and hazard area extents will be considered during the development of future land use maps and other elements of comprehensive planning.
Human Resource Manual	Employee job descriptions may contain elements related to hazard mitigation planning and associated recommendations.
Grant Applications	Support for funding requests in the form of data, maps, and priority recommendations will be drawn from the HMP.
Fire Plan	Fire plans for the municipality and local fire departments can use data and mapping in the HMP.
Local School Service Projects	Municipal officials and staff can explore the possibility of collaboration with local school districts to provide avenues for student community service projects and educational opportunities.
Economic Development	Local chambers of commerce and other economic development agencies can use the HMP to better inform new/expanding businesses in finding suitable locations.

Critical Facilities Information

Table 4 provides information on critical facilities located within the floodplain for the City of Newburgh. Identifying critical facilities in flood-prone areas is crucial for effective emergency planning and risk management. By understanding the potential impact of flooding on these facilities, local authorities can develop proactive strategies to mitigate risks and ensure the safety and functionality of these important assets during flood events. This information is valuable for decision-making and prioritizing resources for emergency response and preparedness efforts.

Table 4: Critical and Essential Facilities Located in the City of Newburgh

Facility Name	Address	Facility Type	Located in 1% or 0.2% Flood Event Chance Area?	Protected to a 0.2% chance flood event?	Associated Mitigation Action
Crystal Lake Dam	N/A	Dam	Y	Not applicable with this type of infrastructure	CN-10
Harrison Dam	N/A	Dam	Y	Not applicable with this type of infrastructure	CN-10
Holden Dam	N/A	Dam	Y	Not applicable with this type of infrastructure	CN-10
McDole Mill Pond Dam	N/A	Dam	Y	Not applicable with this type of infrastructure	CN-10
Muchattoes Lake Dam	N/A	Dam	Y	Not applicable with this type of infrastructure	CN-10
Delano-Hitch Park	401 Washington St, Newburgh, NY 12550	Park	N	N	N/A
Downing Park	181-141 Carpenter Ave, Newburgh, NY 12550	Park	N	N	N/A

While it is assumed that most municipal water systems facilities are not located within the floodplain, the city will explore hardening/relocation opportunities for those located within the floodplain should such actions become necessary due to the incidence of flooding impacts.

By necessity, critical wastewater facilities are located within the 500-year floodplain due to discharge requirements and gravity-fed systems optimization. While relocation is neither desired nor feasible, the City of Newburgh will seek to harden these facilities where feasible and fiscally viable. The city provided an extensive listing of such facilities in Table 21.

Jurisdiction/Public Identified Vulnerabilities

Table 5: City of Newburgh Identified Vulnerabilities

Vulnerable Assets	What makes this group/asset vulnerable during hazards? Have there ever been issues with recovery after an event?
People	
People with Health Issues	<ul style="list-style-type: none"> • Extreme heat conditions can induce heat-related illnesses, as can stagnant atmospheric conditions and poor air quality. Higher temperatures and more direct sunlight lead to increased ozone production. Ozone forms in the air from other pollutants, such as volatile organic compounds (VOCs) and nitrogen oxides (NOx).
Population with a Disability	<ul style="list-style-type: none"> • 17.4% of the population has some type of disability, with ambulatory, cognitive, and independent living challenges being the most prevalent.
Non-English-Speaking Population	<ul style="list-style-type: none"> • 41.2% of people speak a language other than English, creating a possible barrier during evacuations and disasters.
Poverty Rate	<ul style="list-style-type: none"> • 26.5% of City of Newburgh residents live below the poverty line, meaning emergency expenses and increased utility bills can put a significant burden on households.
Structures	
Residential Structures	<ul style="list-style-type: none"> • Individuals may be harmed when walking below building ornamentation and chimneys that may be shaken loose and fall due to an earthquake. • A structure located within a 100-year floodplain has a 26% chance of suffering flood damage during the term of a 30-year mortgage. • Residential buildings account for the majority of potential building stock damage and also comprise the majority of total building inventory. Due to differences in building construction, residential structures are generally more susceptible to wind damage than commercial and industrial structures.
Critical Facilities	<ul style="list-style-type: none"> • Critical facilities located in the floodway could be damaged during a major flood event, causing disruption for recovery. • Utility structures could suffer damage associated with falling tree limbs or other debris.

Vulnerable Assets	What makes this group/asset vulnerable during hazards? Have there ever been issues with recovery after an event?
Economic Assets	
Available Housing	<ul style="list-style-type: none"> The city has 1,328 vacant housing units. There is a limited amount of vacant housing, which can hinder relocation efforts during an emergency.
Financial Vulnerabilities	<ul style="list-style-type: none"> The high cost of fuel to heat residential homes can create a financial strain on populations with low or fixed incomes (a portion of which includes the elderly population). Residents with low incomes may lack access to housing or live in homes that are less able to withstand cold temperatures (e.g., homes with poor insulation and heating systems).
Natural, Historic, and Cultural Resources	
Historical Homes	<ul style="list-style-type: none"> Many were built before modern building codes, making them ill-equipped to withstand extreme weather like floods and storms. The materials used, such as wood and plaster, may not resist water damage effectively. Additionally, some homes have inadequate foundations, and their proximity to rivers increases risk. They often lack modern retrofitting for enhanced resilience and energy efficiency, and their architectural styles may not support contemporary sustainability practices.
Critical Facilities and Infrastructure	
Flood-Prone Assets	<ul style="list-style-type: none"> Some identified critical infrastructure assets could significantly impact the community if affected by an extreme flooding event. Approximately 22% of the land in the city is within high flood risk areas and approximately 1% is within moderate flood risk areas.
Water Consumption	<ul style="list-style-type: none"> Drought conditions can cause a shortage of water for human consumption and hinder local firefighting capabilities.
Community Activities	
City-Sponsored Recreational Activities	<ul style="list-style-type: none"> Multiple city-sponsored events—such as farmers’ markets, senior center activities, summer camps, and community pool events—give the community a sense of belonging. These events may be canceled in the event of a significant disaster.
Are there any other assets you can think to include?	
None	

Hazard Identification Specific to Jurisdiction

Orange County has a history of natural hazard events. During the 2025 HMP planning process, Orange County selected natural hazards that have impacted or could potentially impact the county. The City of Newburgh did not identify any technological hazards during this planning process, but it did identify 12 natural hazards that impact the municipality, found in 6.

Table 6: City of Newburgh Natural Hazards

Hazards of Prime Concern
Drought
Earthquakes
Extreme Temperatures
Floods
Hurricanes/Tropical Storms
Ice Jams
Severe Thunderstorms
Severe Winter Storms
Tornadoes
Wildfires

- The City of Newburgh will not be profiling landslides due to its topography and the fact that the community is mostly built out, resulting in lower susceptibility.

Hazard Risk Assessment

After the hazards of concern for the City of Newburgh were identified, they were reviewed to analyze the probability of future events, their consequence, and the maximum probable extent. This risk assessment systematically helps identify which hazards are of the most concern for each jurisdiction. For further information about these hazards, as well as other identified hazards, please refer to the hazard profiles for an in-depth review.

Table 7: Hazard Ranking for the City of Newburgh

Rank of Risk	Probability of Future Events	Consequence	Maximum Probable Extent
Drought	Medium	Medium	Minor
Earthquakes	Very Low	Medium	Minor
Extreme Temperatures	Medium	Low	Medium
Floods	Medium	High	Major
Hurricanes/Tropical Storms	Medium	High	Medium
Ice Jams	Low	Medium	Major
Severe Thunderstorms	High	Medium	Medium
Ice Storm	Medium	Low	Low

Rank of Risk	Probability of Future Events	Consequence	Maximum Probable Extent
Severe Winter Storms	High	Medium	Medium
Tornadoes	Medium	High	Medium
Wildfires	Low	Medium	Medium

The following terms are used to describe the hazard consequence, the probability of future occurrence, and the maximum probable extent.

Probability of Future Events

The probability of future events is pulled from the likelihood categories of the 2022 County Emergency Preparedness Assessment (CEPA). All jurisdictions reviewed Orange County's results. Any disagreements with the likelihood of future events are reflected in Table 7.

- **Very Low:** This event is not expected to occur within this county.
- **Low:** There is the potential for this event to occur, but it is very unlikely within 50 years.
- **Medium:** This event could occur within the next 20 years, but it generally does not happen with regular frequency in this county (for natural/accidental hazards) or current intelligence does not consider it an imminent threat (for terrorism).
- **High:** This event is likely to occur in this county within the next 5 years, based on historical precedence (natural/accidental hazards) or current intelligence reporting (terrorism threats).
- **Very High:** This event is expected to occur within the next year, without question, based on historical precedence in this county (natural/accidental hazards) or current intelligence reporting (terrorism threats).

Consequence

The hazard consequence is pulled from the 2022 CEPA. All jurisdictions reviewed Orange County's results. Any disagreements with the category are reflected in Table 7.

- **Very Low:** This event would cause virtually no impact on the people, responders, property, and economy in this county.
- **Low:** The impact of this event would be minimal on the people, responders, property, and economy in this county; response could generally be accomplished without mutual aid.
- **Medium:** The impact of this event would be noticeable on the people, responders, property, and economy in this county; mutual aid would likely be needed from other counties and/or the state.

- **High:** The impact of this event would be very significant on the people, responders, property, and economy in this county; significant mutual aid resources would be called in from surrounding counties, the state, and the federal government.
- **Very High:** This event would have a devastating (or potentially catastrophic) impact on the people, responders, property, and economy in this county; all mutual aid networks (local, state, and federal) would be immediately utilized, and government functions would be severely or wholly compromised.

Maximum Probable Extent

Magnitude/strength of hazard using the extent scale in Table 8:

- **Minor:** Limited classification on scientific scale, slow onset, or short event duration.
- **Medium:** Moderate classification on scientific scale, moderate onset speed, or moderate event duration.
- **Major:** Severe classification on scientific scale, fast/immediate onset, or long event duration.

Table 8: Hazard Extent for City of Newburgh

Hazard	Minor	Medium	Major
Drought	Presence-Sensing Device Initiation (PSDI) -1.99 to 1.99+	PSDI -2.00 to -2.99	PSDI -3.00 to -5.00
Earthquakes	Mercalli Scale: I-V Richter Scale: 0-4.8	Mercalli Scale: VI-VII Richter Scale: 4.9-6.1	Mercalli Scale: VIII-XII Richter Scale: 6.2-8.1+
Extreme Temperatures	Heat Index: 80°F to 105°F Cold Temperature: 40°F to 35°F Wind chill: 36°F to 17°F	Heat Index: 105°F to 129°F Cold Temperature: 30°F to 15°F Wind chill: 25°F to -4°F	Heat Index: > 130°F Cold Temperature: 15°F to -20°F Wind chill: -7°F to -98°F
Floods	Outside of 100-year and 500-year flood zones, Zones A, AE, X	500-year flood zone, Zone X	100-year flood zone, Zone AE
Hurricanes/Tropical Storms	Saffir-Simpson Hurricane Wind Scale, Category 1-2	Saffir-Simpson Hurricane Wind Scale, Category 3	Saffir-Simpson Hurricane Wind Scale, Category 4-5
Ice Jams	Small localized buildup, short duration	Moderate ice accumulation covering a more extensive section of the river	Extensive ice buildup, often involving a large section of the river
Severe Thunderstorms	Hail: H0-H4, 5-40mm Wind Force: 0-3	Hail: H5-H6, 30-60mm Wind Force: 4-6	Hail: H7-H10, 50->100mm

Hazard	Minor	Medium	Major
	Knots: <1–10 LAL ¹ : 1–2	Knots: 11–27 LAL: 3–4	Wind Force: 7–12 Knots: 28–64+ LAL: 5–6
Severe Winter Storms	Temperature: 40°F to 35°F Wind chill: 36°F to 17°F	Temperature: 34°F to 15°F Wind chill: 25°F to –4°F	Temperature: 15°F to –20°F Wind chill: 7°F to –98°F
Wildfires	Keetch–Byram Drought Index (KBDI): 0–200	KBDI: 200–500	KBDI: 500–800

Hazard Impact

Table 9 presents a list of possible impacts on the City of Newburgh; however, given the magnitude, intensity, and land use trends, it is difficult to predict the impact a hazard could have on a community.

Table 9: Hazard Impacts for the City of Newburgh

Hazard	Impact
Drought	<ul style="list-style-type: none"> • Property damage • Loss of water supply • Increase in grassfire potential and intensity • Negative impact on citizens, including water restrictions and lack of drinkable water supply • Impact on car washes, parks, and pools
Earthquakes	<ul style="list-style-type: none"> • Injury or death • Property and infrastructure damage • Water contamination or loss from broken pipes • Transportation and communication disruption or damage • Increase in traffic accidents • Building collapse • Natural gas leak • Displaced residents • Power outages • Damage to the natural environment, including protected species and critical habitats

¹ LAL: Lightning activity Levels

Hazard	Impact
Extreme Temperatures	<ul style="list-style-type: none"> • Heatstroke/hypothermia or death • Property damage • Loss of water supply • Increased grassfire potential and intensity • Impact on logistics • Power outages • Road buckling • Disruption in critical infrastructure operations • Vehicle engine failure
Floods	<ul style="list-style-type: none"> • Loss of electricity • Loss or contamination of water supply • Loss of property • Structure and infrastructure damage—flooded structures and eroded roads • Displaced residents • Snake migration and increase in mosquitoes • Fire due to loss of water supply • Debris in transportation paths • Emergency response delays • Disruption of traffic that can lead to economic impacts • Damage to the natural environment, including protected species and critical habitats
Hurricanes/Tropical Storms	<ul style="list-style-type: none"> • Coastal flooding • Wind damage • Inland flooding • Power outages • Transportation disruptions • Economic losses • Resident displacement • Water contamination • Erosion • Strained emergency response
Ice Jams	<ul style="list-style-type: none"> • River flooding • Infrastructure damage • Road closures • Power outages • Transportation delays • Erosion • Water contamination • Emergency response strain

Hazard	Impact
	<ul style="list-style-type: none"> • Property damage • Economic losses
Severe Thunderstorms	<ul style="list-style-type: none"> • Property damage to fences, vehicles, equipment, and roofs • Transportation delays • Injuries and deaths • Debris from trees and damaged property • Electrical grid problems • Communication problems—phone and internet lines down • Damage to the natural environment, including protected species and critical habitats
Severe Winter Storms	<ul style="list-style-type: none"> • Structural damage • Injuries or death • Power outages • Inability to use roads for driving • Increased traffic accidents • Loss of heat • Stranded travelers/motels at full capacity • Tree debris, creating fuel load for fire hazard • Delayed emergency response time • Frozen/burst pipes, leading to loss of water • Disruption of traffic • Impacts on the economy • Reduced communications capabilities
Ice Storm	<ul style="list-style-type: none"> • Structural damage • Injuries or death • Power outages • Inability to use roads for driving • Increased traffic accidents • Loss of heat • Stranded travelers/motels at full capacity • Tree debris, creating fuel load for fire hazard • Delayed emergency response time • Frozen/burst pipes, leading to loss of water • Disruption of traffic • Impacts on the economy • Reduced communications capabilities

Hazard	Impact
Wildfires	<ul style="list-style-type: none"> • Injury or death • Property and fence damage • Road closure • Traffic accidents • Loss of power—burning utility poles • Loss of property • Structure and infrastructure damage • Displaced residents • Loss of resources • Damage to the natural environment, including protected species and critical habitats

Hazard Event History

Table 10 presents natural hazard events in the City of Newburgh between 2019 and 2024, taken from the National Centers for Environmental Information. The data are organized by location and date.

Table 10: Historical Events in the City of Newburgh Since 2019

Location	Date	Event Type	Deaths	Injuries	Property Damage	Crop Damage
City of Newburgh	7/8/2020	Thunderstorm wind	0	0	\$2,000	\$0
City of Newburgh	7/8/2020	Flash flood	0	0	\$0	\$0
City of Newburgh	6/26/2024	Thunderstorm wind	0	0	\$1,000	\$0

Drought

PREVIOUS HISTORICAL OCCURRENCES

- Since the last plan update, there is no record of drought that has explicitly impacted the City of Newburgh; however, there have been a number of recorded occurrences within Orange County. This information can be found in the main body of the document.

IMPACT OF CLIMATE CHANGE

It is anticipated that climate change may increase the frequency and intensity of droughts in New York State. Warmer temperatures will increase evaporation and reduce surface water levels, leading to drier soil. Additionally, the variability of precipitation may increase, meaning there will be more periods of

extreme precipitation and more periods of little to no precipitation, with the latter potentially spurring a drought. Some studies project that late-summer, short-duration droughts will become more common due to climate change. Currently, climate change has yet to meaningfully affect drought occurrence in New York; drought frequency in the Northeast has stayed relatively constant, decreasing only slightly. Models have shown that increases in temperature have been counteracted by increases in humidity, resulting in negligible impacts on drought trends in the Northeast between 1980 and 2020. It is unclear to what extent increases in humidity are caused by global climate change versus more localized environmental effects.²

Earthquakes

PREVIOUS HISTORICAL OCCURRENCES

- Since the last plan update, there is no record of earthquakes that have explicitly impacted the City of Newburgh; however, there have been a number of recorded occurrences within Orange County. This information can be found in the main body of the document.

IMPACT OF CLIMATE CHANGE

Earthquakes are unlikely to be affected by climate change. The causes of earthquakes are largely unaffected by atmospheric changes brought on by climate change. There are some indications that earthquakes became more frequent as glaciers melted thousands of years ago, and more common earthquakes in Greenland may be tied to warming temperatures, but the links between these phenomena and anthropogenic climate change are uncertain at best and have not affected New York. Earthquakes are not discussed in local, regional, or national climate impact assessments, highlighting that climate change is not expected to impact their frequency or intensity in the U.S.

Extreme Temperatures

Both extreme heat and cold can be detrimental to human health and property. Associated risks include sunstroke and hypothermia as well as brownouts and flooding caused by the ice dams created by extreme cold.

According to the 2020 census, the City of Newburgh's vulnerable populations include 12.4% aged 65 and above and 5.6% younger than age 5.

PREVIOUS HISTORICAL OCCURRENCES

- Since the last plan update, there is no record of extreme temperatures that have explicitly impacted the City of Newburgh; however, there have been some recorded occurrences within Orange County. This information can be found in the main body of the document.

² MitigateNY. "New York State Hazard Mitigation Plan." 2023. <https://mitigateny.org/>

- July 2011: Heat between 95°F and 105°F, along with heat indices in excess of 105°F, occurred for a couple of days. The heat index was as high as 115°F at New York Stewart International Airport (KSWF) in Newburgh at 1 p.m. and 2 p.m. on July 22. One death in Orange County was attributed.
- July 2012: Excessive heat—the heat index reached or exceeded 107°F at Newburgh Airport (New York Stewart International Airport). July 2013: Excessive heat—the combination of high heat and humidity resulted in heat index values between 105°F and 110°F for a few hours during the afternoon at Montgomery Airport and New York Stewart International Airport.
- September 2013: Excessive heat—at New York Stewart International Airport, the heat index reached 105°F at 2 p.m. At nearby Poughkeepsie Airport, the heat index reached 105°F at 3 p.m.
- February 2015: Cold/wind chill—wind chills fell to -26°F at 6 a.m. at both Orange County Airport and Stewart International Airport.

IMPACT OF CLIMATE CHANGE

The Northeast is warming faster than many other U.S. regions. Therefore, extreme cold events will likely become less frequent and have already become milder. For much of North America, including the Northeast, extreme cold events have become less severe over time due to warming temperatures. High-profile severe cold events have still occurred in recent years, but this is likely due to natural variability. Between 1900 and 2017, New York City saw a clear decline in cold days, defined as when the minimum temperature is equal to or less than the 10th percentile of the daily minimum temperature of a given year. The impacts of climate change on the duration of individual cold waves are currently uncertain.

Climate change will significantly increase the frequency, severity, and duration of extreme heat events, including multiday events, in every region of the state, with an expected corresponding increase in impacts without adequate adaptation. Statewide, New York is expected to see a fivefold increase in heat wave days by 2050. By that same year, different regions of New York State are projected to experience between 11 and 30 additional days above 90°F per year, above the 1981–2010 baseline. The number of extreme heat events (periods of three or more days above 90°F) per year in different regions is expected to rise from a baseline of zero to two per year (1981–2010) by an additional one to four extreme heat events per year by the 2050s.

In areas where heat events occur less frequently now, extreme heat impacts will occur more frequently and become more widespread by mid-century. For example, the Saint Lawrence Valley historically experiences one to two extreme heat events per decade; this is expected to increase to two to three events per year by 2050. Due to the relatively rapid change in frequency, severity, and duration of extreme heat events, New York State will experience new impacts while existing impacts may be significantly exacerbated if no adaptive measures are taken. The New York State Energy Research and Development Authority's (NYSERDA) Climate Impacts Assessment (CIA) projects changes in heat-related extremes across 12 regions, as shown in Figure 1. The CIA provides projections for the following heat-related extremes: days over 90°F, days over 95°F, number of heat waves, average length of heat waves, maximum heat index, days heat index is over 85°F, and days heat index is over 95°F. For the purposes of this hazard profile, days over 95°F, number of heat waves, and average length of heat waves are included as they

IMPACT OF CLIMATE CHANGE⁴

Climate change will alter the probability of extreme flood events, making them more likely to occur. Given that projected climate change will affect the frequency and intensity of flood events, its impacts will likely change recurrence intervals. In one study focused on New York City, modeling showed that a 0.2% annual chance of flood in preindustrial times would see its return period shortened to roughly five years by 2045 due to climate change. The size of these events is also projected to change; for example, the study projected that a 0.2% annual chance of flood, which resulted in 11 feet of flooding above the mean tide level in 1970–2005, would cause 13–16.7 feet of flooding above the mean tide level by 2080–2100. Climate change will not only make extreme flooding events more common but also more severe.

Climate change will primarily affect flooding in New York through changing precipitation patterns and rising sea levels. Climate change directly affects precipitation and, with it, flooding. Extreme precipitation events have become more common as temperatures have warmed due to the increased capacity of warm air to hold water. Precipitation has increased across the Northeast in all seasons, while the heaviest precipitation events have increased by 60% since 1958, leading to more frequent flood events. In the future, precipitation is expected to become more frequent, intense, and prolonged, while extreme precipitation events will also become more common. This will lead to more flooding across the state. Meanwhile, sea levels are rising faster along New York's coast than the global mean, a phenomenon directly linked to climate change. Sea level rise has significant implications for storm surge, high-tide flooding, and other coastal flood-related hazards.

The Intergovernmental Panel on Climate Change (IPCC) projects that short-duration, high-intensity rainfall, which causes flash flooding, is likely to increase in the northeastern U.S. due to climate change. However, localized increases in short-duration extreme rainfall may be heightened beyond what would be expected from temperature increases alone, possibly due to convective cloud feedback with uncertain links to climate change. The "flashiness" of flash floods, a metric for the speed and volume of flood events, may also increase due to climate change. In the Northeast, it is unclear whether there will be significant changes in the duration of flash flood events, but there are likely to be increases in both the volume and peak rainfall rates. This means that flash flood events could dump more water in a shorter or unchanged amount of time, with potentially grave impacts on affected communities. The extreme rainfall events made more frequent and intense by climate change will make urban flooding more likely, as already overburdened or insufficient drainage and infiltration systems are overwhelmed.

NYSERDA's CIA projects change in extreme precipitation events across 12 regions for precipitation-related extremes: days with over 1 inch of precipitation, days with over 2 inches of precipitation, and days with over 4 inches of precipitation. The CIA also has data on changes in annual precipitation that are not included in this profile. For more information on the CIA's projections, including projections for every decade through the 2080s, see the [NYS Climate Impacts Assessment](#).⁵

⁴ MitigateNY. "New York State Hazard Mitigation Plan." 2023. <https://mitigateny.org/>

⁵ New York State Climate Impacts Assessment. "New York State Climate Impacts Assessment: Understanding and Preparing for Our Changing Climate." <https://nysclimateimpacts.org/>

The probability of climate-related hazard events is generally expected to increase in the future within the City of Newburgh. This anticipated increase results from the expected increase in weather volatility associated with climate change. Hudson River communities will also experience an increased threat of flooding due to sea level rise. Upstream tributaries such as Quassaick Creek and Bushfield Creek will also experience increased flooding occurrences.

Hurricanes/Tropical Storms

PREVIOUS HISTORICAL OCCURRENCES

- Since the last plan update, there is no record of hurricane/tropical storms that have explicitly impacted the City of Newburgh; however, there have been a number of recorded occurrences within Orange County. This information can be found in the main body of the document.

IMPACT OF CLIMATE CHANGE

Climate change will cause hurricanes to intensify more rapidly, produce heavier rainfall, and result in more severe storm surges. Hurricane intensity decay is also anticipated to continue slowing. Models suggest that hurricane frequency will decrease, but the proportion of Category 4 and 5 hurricanes will increase. However, this finding has mixed to low certainty. Some studies have suggested that as the world warms, a greater percentage of tropical storms in the Atlantic will form closer to the coast than historically, increasing the likelihood of landfall, particularly along the East Coast. A more granular study reported similar findings and asserted that tropical cyclones may travel closer to Boston and Norfolk than New York City. However, there is not yet a scientific consensus on this finding, and most papers on the potential climate-induced geographic shifts in tropical cyclones include significant caveats and low-confidence findings.

Hurricane intensity typically lessens, or decays, as it moves inland. This is because hurricanes gain intensity from ocean moisture. However, studies have shown that the decay in intensity has lessened proportionally with increased sea surface temperatures, meaning that hurricanes are maintaining more of their destructiveness as they move further inland compared to historic levels. Hurricanes have also slowed, causing more rainfall, wind damage, and other impacts; while trends since 1979 suggest that hurricane season in the North Atlantic is starting increasingly earlier in the year.⁶

Ice Jams

PREVIOUS HISTORICAL OCCURRENCES

- Since the last plan update, there is no record of ice jams that have explicitly impacted the City of Newburgh; however, there have been a number of recorded occurrences within Orange County. This information can be found in the main body of the document.

⁶ MitigateNY. "New York State Hazard Mitigation Plan." 2023. <https://mitigateny.org/>

IMPACT OF CLIMATE CHANGE

Ice jam impacts are more common in the vicinity of Port Jervis than other portions of the county due to the major riverine systems that travel through the city's boundaries. Information regarding losses associated with these reported ice jams was unavailable or limited. It is likely that future ice jams will impact the City of Newburgh, as they are common given the location of the city at the confluence of two large riverine systems.

Climate change may affect ice jam flooding differently than other flood types. Research on the impacts of climate change on ice jams is very limited and largely based outside the U.S. Findings from these studies may be used to make broad inferences about climate effects on ice jams in New York. Studies have shown that increasing temperatures are reducing the duration of the ice cover season in the Northern Hemisphere, which includes New York. Going forward, rising temperatures are expected to continue causing later freeze-ups and earlier breakups, further reducing the duration of the ice cover season. In snowy regions, ice jam flooding is often closely preceded by snowmelt. With warmer temperatures likely to cause earlier snowmelt, it is plausible that the timing of ice jam flooding may shift as well. Southeastern Canada, part of which borders New York, has already experienced ice jam flooding earlier in the year than is typical. Despite this, anecdotal evidence from the northeastern U.S. indicates that ice jam flood frequency is declining as temperatures rise, cold snaps become less severe, and more frequent precipitation prevents ice formation. However, it is unclear how the severity of ice jam flooding will be affected. One study on Canadian ice jams hypothesized that as winter snowmelt increases and ice thickness decreases due to warmer temperatures, midwinter ice breakups could become more common, and with them, ice jam flooding. Midwinter breakups often lead to more damaging ice jam floods because they occur with little to no warning. There are a number of other complex processes affecting ice jams, both directly and indirectly, which may be influenced by climate change.⁷

Severe Thunderstorms

PREVIOUS HISTORICAL OCCURRENCES

- **July 8, 2020:** A weak upper-level disturbance in a humid air mass triggered strong to severe thunderstorms across southeastern New York. There was a tree down on wires at City Terrace.
- **June 26, 2024:** Showers and thunderstorms formed west of our area along a cold front and then moved east toward our area. The storms became severe and continued in a warm and moist environment, producing damaging winds across southeast New York. There was a tree down on NY 32 northbound at Ruscitti Road in New Windsor. Alternate lanes of two lanes were blocked.

IMPACT OF CLIMATE CHANGE

Climate change will potentially make hailstones bigger and hailstorms more intense but less frequent in North America. This is true in the Northeast, where the overall number of hail days is projected to drop, along with small- and medium-sized hail events. Nonetheless, in the Northeast, models show that very

⁷ MitigateNY. "New York State Hazard Mitigation Plan." 2023. <https://mitigateny.org/>

large hailstones will become more common. Ultimately, while hail is projected to become less frequent but more severe, these models remain uncertain. The effects of climate change on the duration of hail events, if any, are uncertain.

Research on how climate change may affect lightning is limited. One model projected that the number of lightning strikes in the U.S. will increase 12% for every degree increase in global average air temperatures. A more recent study in Europe projected that the impacts of climate change on lightning would be location-specific, with some areas experiencing more lightning strikes and some experiencing less, largely based on latitude. While projections of changes to intensity and duration remain limited, one study suggested that long-continuing-current lightning flashes—intense lightning flashes that are longer in duration and more likely to spark fires than other types of lightning—may become more common, though not significantly so in the Northeast. Ultimately, while specific impacts on lightning remain uncertain, it is reasonable to expect an increase in lightning occurrence with projected climate change, as lightning occurs more frequently in warmer temperatures. As of early 2023, there was no clear change in lightning frequency or intensity in the U.S. While there have been an increasing number of lightning-caused fires in the West, this is largely due to dry conditions rather than a change in the frequency or intensity of the lightning itself.⁸

Severe Winter Storms

PREVIOUS HISTORICAL OCCURRENCES

- Since the last plan update, there is no record of winter storms that have explicitly impacted the City of Newburgh; however, there have been a number of recorded occurrences within Orange County. This information can be found in the main body of the document.

IMPACT OF CLIMATE CHANGE

In the Northeast, while snow events may become less common and snow seasons may be shorter due to higher average temperatures, extreme snowstorms (including lake-effect snowstorms) may increase in frequency relative to historical levels. However, this trend may not hold toward the end of the century as warming continues to increase. One study suggested that while snowstorms will likely become less frequent due to atmospheric warming, they will produce more snow than historically when temperatures are cold enough. Climate-linked changes to snowstorm duration are currently unclear. Many areas in the Northeast have seen record snowstorm events in recent years. The relative increase in extreme snowstorm events over the past decades has been linked to climate change.⁹

Wildfires

Wildfires can be caused by natural hazards (lightning) but are much more often human-caused, either accidentally or intentionally. Fires most often occur during the summer, associated with the drier

⁸ MitigateNY. "New York State Hazard Mitigation Plan." 2023. <https://mitigateny.org/>

⁹ Ibid.

conditions that allow vegetation and brush to burn readily. Though no historical occurrences have affected the city, these events are most likely to occur in tracts of undeveloped land.

Wildfires are particularly concerned in the Wildland Urban Interface WUI because they bring humans—the primary cause of wildfire ignition in the U.S. and our primary concern for public safety—into closer contact with flammable wildlands. The WUI grows nationwide by approximately 2 million acres each year as communities continue to expand, often due to the pressures of high housing costs in more densely populated areas. Recent WUI maps show that almost every county in New York State has both interface and intermix zones.¹⁰

Wildfire smoke arrives in New York State when weather patterns blow wildfire smoke in our direction. The duration of smoke impacts is therefore influenced by a combination of the size and duration of the fires creating the smoke and the duration of the weather pattern bringing the smoke into the state. Major fires that create enough smoke to reach New York tend to have durations of weeks or longer.¹¹

PREVIOUS HISTORICAL OCCURRENCES

- Since the last plan update, there is no record of wildfires that have explicitly impacted the City of Newburgh; however, there have been a number of recorded occurrences within Orange County. This information can be found in the main body of the document.

IMPACT OF CLIMATE CHANGE

Wildfires are directly impacted by climate change. Climate change will lead to warmer temperatures and drought conditions, which create an environment ripe for fires, particularly in the western U.S.¹²

¹⁰ MitigateNY. "Wildfire Risk Profile-General Risk."

https://mitigateny.org/hazards_of_concern/wildfire/wildfire_risk_profile

¹¹ MitigateNY. "Wildfire Smoke-Description." https://mitigateny.org/hazards_of_concern/wildfire/wildfire_smoke

¹² Center for Climate and Energy Solutions. "Wildfires and Climate Change." <https://www.c2es.org/content/wildfires-and-climate-change/>

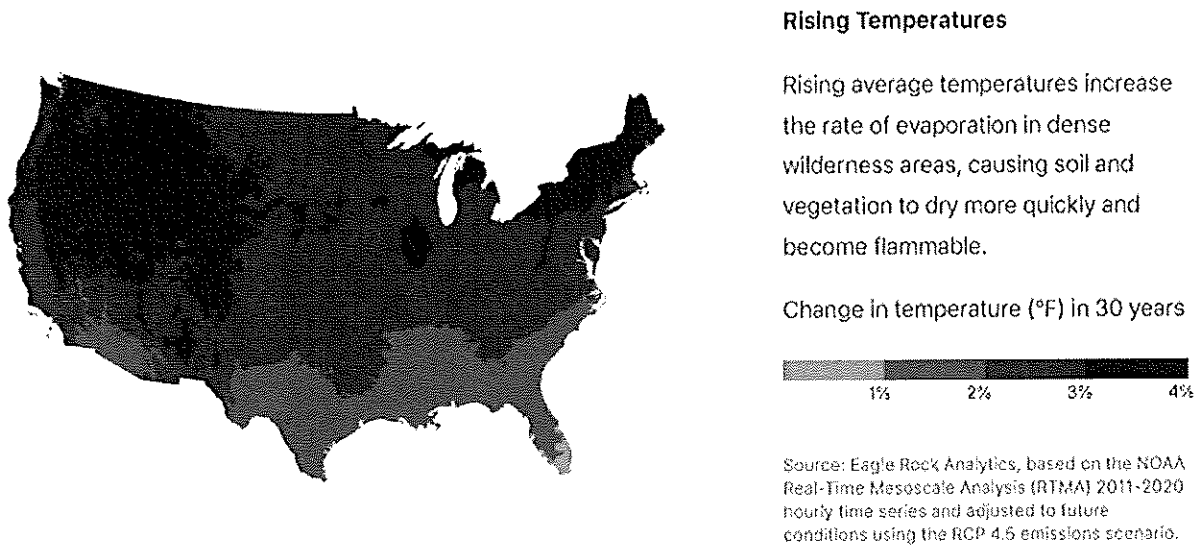


Figure 2: Rising Temperatures in the United States¹³

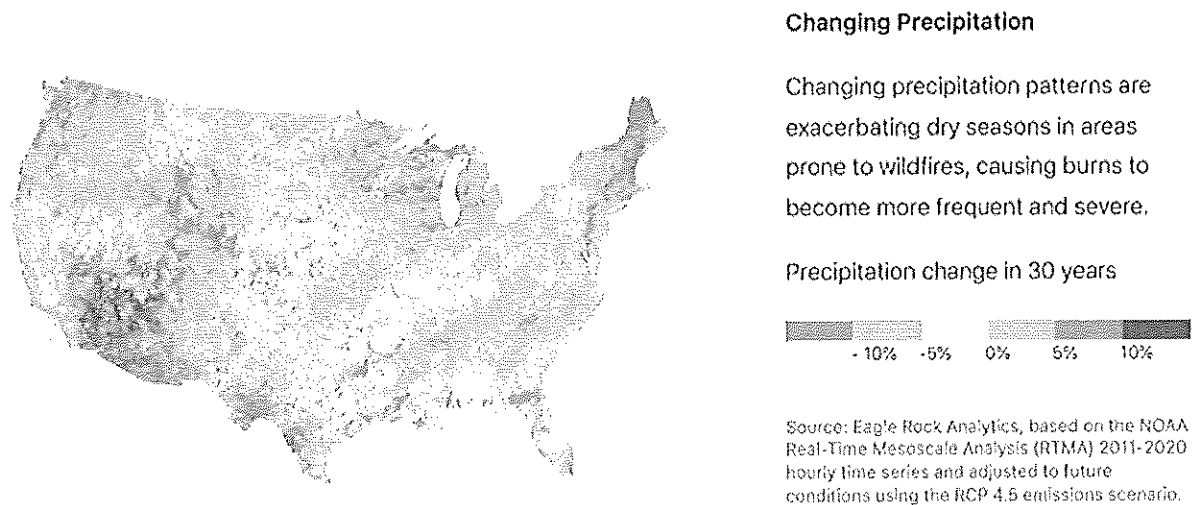


Figure 3: Changing Precipitation in the United States Due to Climate Change¹⁴

Information on the impacts of climate change on wildfire frequency, intensity, duration, and location in New York State is currently limited. Generally, it is not expected that climate change will make wildfires a significant hazard of concern in New York. Wildfire occurrence is projected to increase in New York, but baseline occurrence levels are so low that this increase is not expected to have a meaningful effect.

¹³ First Street. "Changing Precipitation Trends are Drying Already Vulnerable Areas." <https://firststreet.org/environmental-changes/fire>

¹⁴ Ibid.

Impacts on the duration and intensity of wildfires in New York are currently unclear, although the start and peak of wildfire season may occur earlier in the year.¹⁵

National Flood Insurance Program (NFIP) Summary

The City of Newburgh has been a participant in the NFIP since 1974. Details of NFIP policies within the City of Newburgh are provided in Table 11. Continued compliance with NFIP requirements is expected for the City of Newburgh. Mapped flood zones are illustrated in Figure 4.

¹⁵ MitigateNY. "New York State Hazard Mitigation Plan." 2023. <https://mitigateny.org/>

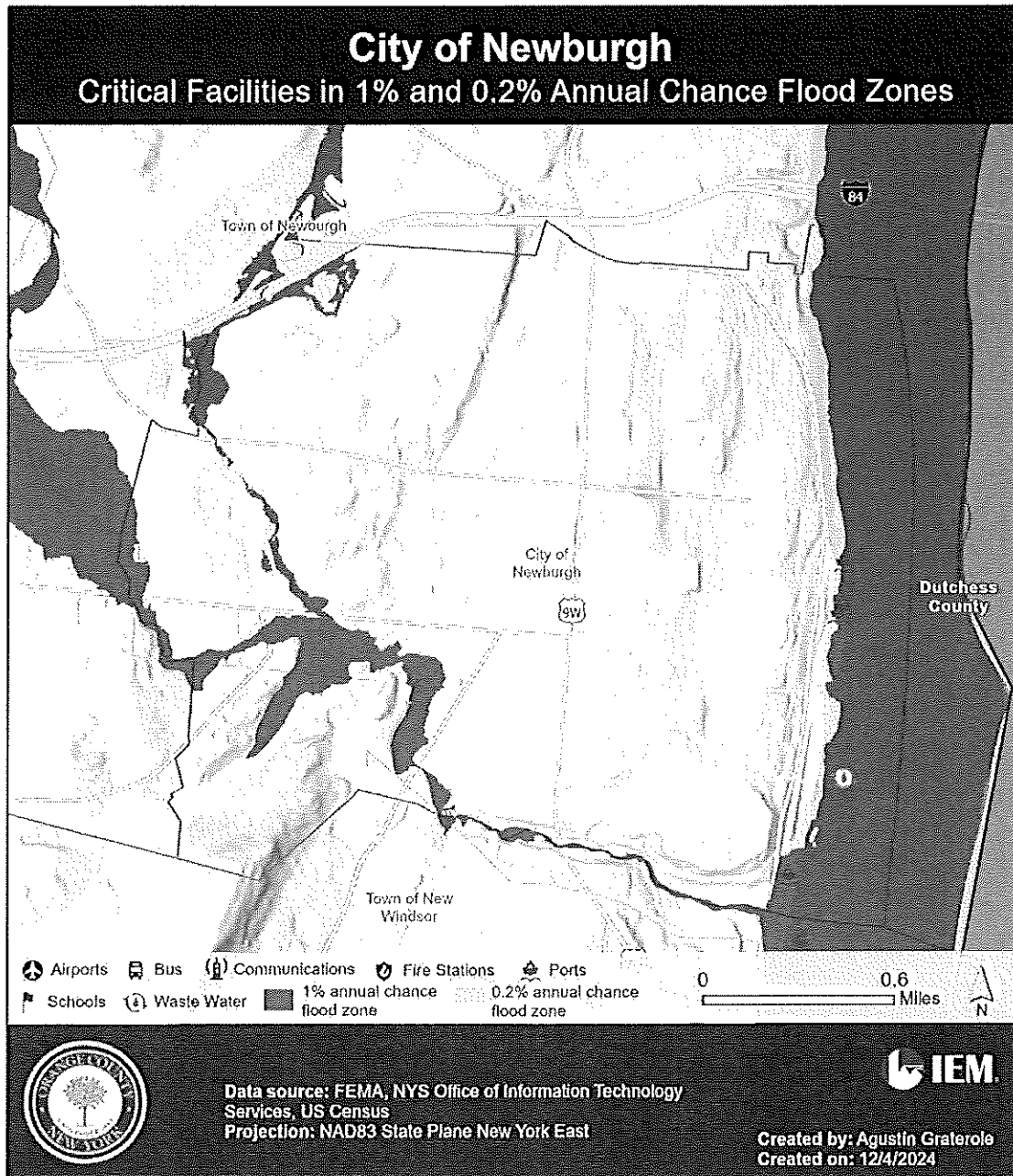


Figure 4: Mapped Flood Zones for the City of Newburgh

The NFIP questions in Table 11 were answered to the best of the City of Newburgh's ability.

Table 11: NFIP Floodplain Management Capabilities and Compliance

Floodplain Management	
Who is the floodplain manager? Is this their primary or secondary role?	Building Inspector, secondary role
Does the floodplain manager have adequate training and capacity for their role? If not, what else is needed?	Additional floodplain management training is necessary.
How does the community enforce its floodplain rules? Does enforcement include monitoring compliance and acting to correct violations?	Yes. It is monitored and enforced through the building permit process in the city's Codes Department.
When was the community's most recent Community Assistance Visit (CAV)?	2017
Were any violations noted on the community's most recent CAV?	Yes
Is there an upcoming CAV? If not, is one needed?	No
When was the most recent floodplain management ordinance adopted?	2009
Does your community participate in the Community Rating System (CRS)? If so, describe the steps the community has taken to achieve the CRS goals.	No
Does the community's floodplain management ordinance include any higher standards? If so, please list.	No
Who is responsible for permitting?	Building Inspector, Codes Department
How does the community issue development permits in the special flood hazard area?	Through the building permit process
Does the community maintain elevation certificates?	No
Does the community track the number of buildings in the special flood hazard area? If yes, are there any trends?	No
How many repetitive loss (RL) structures does the community have? (List number and type of structure.)	2 residential properties

Floodplain Management	
How many severe repetitive loss (SRL) structures does the community have? (List number and type of structure.)	0
Have any RL/SRL properties been mitigated since the last plan update?	None
Who is responsible for making substantial damage/substantial improvement determinations?	Codes Department
How does the substantial damage/substantial improvement process work in your community?	Building Inspector and City Engineer work on the determination immediately following an event.
Is there sufficient staff and training to make substantial damage/substantial improvement determinations?	Additional Codes staff is required
How are substantial damage/substantial improvement requirements messaged to the public before and after an event?	Not at this time
Have any substantially damaged/substantially improved structures been mitigated since the last plan update?	None
How will the community remain in compliance with the NFIP moving forward? (Simply stating "the community will continue to comply with the NFIP" will not meet FEMA's planning requirements.)	In addition to responding to updates in federal and state regulations regarding flooding, the city will monitor conditions as the climate changes over time, update zoning accordingly, and increase community outreach to affected areas.

Floodplain Mapping	
How does the community support map change requests? This could be requests during the Risk MAP process or through Letters of Map Amendment or Revision.	LOMA process
When did the latest Flood Insurance Rate Map (FIRM) become effective?	2009
When was the latest FIRM adopted?	2009
Is the FIRM and Flood Insurance Study (FIS) report in an accessible location? How would the public get access to their flood map information?	The city utilizes the online FIRM mapping tool.

Floodplain Mapping	
Does the community use any Risk MAP products? If so, describe.	No
Does the community collect updated floodplain data or modeling? Is this shared with partners and with FEMA?	No
Other comments?	None

Flood Insurance and Outreach	
How does the community educate the public on floodplain management and the availability of flood insurance, in and out of the floodplain?	No public outreach
How does the community engage with insurance agents on flood insurance?	Through the Codes Department
Does the community (or state) have flood hazard disclosure laws?	No
How familiar is the public with their flood insurance options?	Unknown
How many properties have flood insurance in the community?	34 policies
Are there any areas where flood insurance is lacking?	Unknown
Other comments?	None

Capability Assessment

Local mitigation capabilities are essential for reducing the impact of hazards on communities. Local authorities can effectively mitigate hazards by leveraging existing authorities, policies, programs, and resources. These capabilities encompass a range of strategies, such as land-use planning, building codes and enforcement, public education and outreach, infrastructure protection, and natural resource protection. Through collaboration with various stakeholders, including emergency management agencies, public works departments, and environmental organizations, local communities can implement comprehensive mitigation efforts to minimize the impact of disasters. Tables 13–19 provide the City of Newburgh’s capabilities.

Planning and Regulatory Capability

A series of jurisdiction capability assessment forms were provided to the community to identify local mitigation capabilities already in place within the City of Newburgh. These policies, programs, and resources can reduce hazard impacts and be used to implement hazard mitigation activities. Table 12 and Table 13 present the City of Newburgh’s planning and regulatory capabilities, such as the plans, policies, codes, and ordinances that prevent and reduce the impacts of hazards.

Table 12: Assessment of the Planning Capabilities of the City of Newburgh

Plans	Does the plan address hazards? (Y/N)	How can the plan be used to implement mitigation actions?	When was it last updated? When will it next be updated?
General Plan	Yes	Plan alignment on areas and hazards of concern.	Unknown
Capital Improvement Plan (CIP)	Yes	The CIP lists projects that are concurrent with those in the HMP	2024
Climate Change Adaptation Plan	No	Plan alignment on areas and hazards of concern.	Unknown
Community Wildfire Protection Plan	No	No	Unknown
Economic Development Plan	No	No	Unknown
Land Use Plan	Yes	Plan alignment on areas and hazards of concern.	Unknown
Local Emergency Operations Plan	Yes	Plan alignment on areas and hazards of concern.	Unknown
Stormwater Management Plan	Yes	Plan alignment on areas and hazards of concern.	Unknown
Transportation Plan	No	N/A	N/A
Substantial Damage Plan	No	N/A	N/A
Other? (Describe)	No	N/A	N/A

Table 13: Assessment of the Regulations and Ordinances Capabilities of the City of Newburgh

Regulation/ Ordinance	Does this regulation/ordinance effectively reduce hazard impacts?	Is It adequately administered and enforced?	When was it last updated? when will it next be updated?
Building Code	Yes	Yes	Unknown
Flood Insurance Rate Maps	Yes	Yes	2009
Floodplain Ordinance	Yes	Yes	2009
Subdivision Ordinance	No	Yes	N/A
Zoning Ordinance	No	Yes	N/A
Natural Hazard- Specific Ordinance (Stormwater, Steep Slope, Wildfire)	Yes, Steep Slope	Yes	Unknown
Acquisition of Land for Open Space and Public Recreation Use	Yes	Yes	Unknown
Prohibition of Building in At-Risk Areas	No	N/A	N/A
Other? (Describe)	No	N/A	N/A

Administrative and Technical

Administrative and technical capabilities include staff and their skills. They also include tools that can aid in conducting mitigation actions.

Table 14: Assessment of the Administrative Capabilities of the City of Newburgh

Administrative Capability	In Place? (Y/N)	Is staffing adequate?	Is staff trained on hazards and mitigation?	Is coordination between agencies and staff effective?
Chief Building Official	Yes	Yes	No	Yes
Civil Engineer	Yes	Yes	Yes	Yes
Community Planner	Yes	Yes	Yes	Yes
Emergency Manager	Yes	Yes	Yes	Yes

Administrative Capability	In Place? (Y/N)	Is staffing adequate?	Is staff trained on hazards and mitigation?	Is coordination between agencies and staff effective?
Floodplain Administrator	Yes	Yes	Yes	Yes
Geographic Information System (GIS) Coordinator	Yes	Yes	Yes	Yes
Planning Commission	N/A			
Fire Safe Council	N/A			
Community Emergency Response Team (CERT)	Yes	Yes	Yes	Yes
Active Voluntary Agencies Active in Disasters (VOADs)	No	N/A	N/A	N/A
Other? (Describe)				

Table 15: Assessment of the Technical Capabilities of the City of Newburgh

Technical Capability	In Place? (Y/N)	How has the capability been used to assess/mitigate risk in the past? (Answer or N/A)	How can the capability be used to assess/mitigate risk in the future?
Mitigation Grant Writing	Yes	Yes, obtained FEMA grants	Obtain future grants
Hazard Data and Information	No	N/A	N/A
GIS	Yes	Unknown	Unknown
Mutual Aid Agreements	Yes	Yes	Continued Participation
Other? (Please Describe)	WARN (water supply)	Unknown	Unknown

Financial

Financial capabilities are the resources to fund mitigation actions. Discussing funding and financial capabilities is crucial to determine what kinds of projects are feasible given their cost. Mitigation actions such as outreach programs have lower costs and often use staff time and existing budgets. Other actions, such as earthquake retrofits, could require substantial funding from local, state, and federal partners. Partnerships, including those with entities willing to donate land, supplies, cash, or in-kind matches, can be included.

Table 16: Assessment of the Financial Capabilities of the City of Newburgh

Funding Resource	In Place? (Y/N)	Has this funding resource been used in the past and for what types of activities?	Could this resource be used to fund future mitigation actions?	Can this be used as the local cost match for a federal grant?
Capital Improvement Project Funding	Yes	Yes, various capital improvement projects	Yes	Yes
General Funds	Yes	Yes	Yes	Yes
Hazard Mitigation Grant Program (HMGP/404)	Yes	Unknown	Unknown	Unknown
Building Resilient Infrastructure & Communities (BRIC)	No	Unknown	Unknown	Unknown
Flood Mitigation Assistance (FMA)	No	Unknown	Unknown	Unknown
Public Assistance Mitigation (PA Mitigation/406)	No	Unknown	Unknown	Unknown
Community Development Block Grant (CDBG)	Yes	Yes	Yes	No
Natural Resources Conservation Service (NRCS) Programs	No	N/A	N/A	N/A
U.S. Army Corps of Engineers (USACE) Programs	No	N/A	N/A	N/A

Funding Resource	In Place? (Y/N)	Has this funding resource been used in the past and for what types of activities?	Could this resource be used to fund future mitigation actions?	Can this be used as the local cost match for a federal grant?
Property, Sales, Income, or Special Purpose Taxes	No	N/A	N/A	N/A
Stormwater Utility Fee	No	N/A	N/A	N/A
Fees for Water, Sewer, Gas, or Electric Services	Yes	Yes	Yes	Yes
Impact Fees from New Development and Redevelopment	No	N/A	N/A	N/A
General Obligation or Special Purpose Bonds	Yes	Yes	Yes	Yes
Federal-Funded Programs (Please Describe)	Yes	Yes	Yes	No
State-Funded Programs (Please Describe)	Yes	Yes	Yes	Yes
Private Sector or Nonprofit Programs	No	No	Unknown	Unknown
Other?	No	N/A	N/A	N/A

Education and Outreach

Education and outreach capabilities are programs and methods designed to communicate about and encourage risk reduction. These programs may be run by a participant or a community-based partner. Partners, especially those who work with underserved communities, can help identify additional education and outreach capabilities.

Table 17: Assessment of the Education and Outreach Capabilities of the City of Newburgh

Education and Outreach Capability	In Place? (Y/N)	Does this resource currently incorporate hazard mitigation?	Notes
Community Newsletter(s)	No	N/A	
Hazard Awareness Campaigns (e.g., Firewise, Storm Ready, Severe Weather Awareness Week, School Programs)	No	N/A	
Public Meetings/Events (Please Describe)	Yes	Yes	
Emergency Management Listserv	No	Yes	
Local News	Yes	Yes	
Distributing Hard Copies of Notices (e.g., Public Libraries, Door-to-Door Outreach)	Yes	Yes	
Insurance Disclosures/Outreach	No	N/A	
Organizations That Represent, Advocate for, or Interact with Underserved and Vulnerable Communities (Please Describe)	Yes	Yes	
Social Media (Please Describe)	Yes	Yes	
Other? (Please Describe)			

Opportunities to Expand and/or Improve Capabilities

Actions that can expand and improve existing authorities, plans, policies, and resources for mitigation include budgeting for mitigation actions, passing policies and procedures for mitigation actions, adopting and implementing stricter mitigation regulations, approving mitigation updates, and making additions to existing plans as new needs are identified.

Table 18: Capabilities to Expand or Improve in the City of Newburgh

Capability	Opportunity to Expand and/or Improve
Planning and Regulatory	<ul style="list-style-type: none"> Continue to update plans on schedule to allow alignment of priorities.
Administrative and Technical	<ul style="list-style-type: none"> Additional Codes staff training if floodplain management is necessary.
Financial	<ul style="list-style-type: none"> Increase funding opportunities to mitigate actions identified in plan.
Education and Outreach	<ul style="list-style-type: none"> Increase public awareness about flooding insurance.

Mitigation Strategy

Mitigation Goals

All jurisdictions in Orange County have opted to adopt the same goals.

- Promote disaster-resistant development.
- Build and support local capacity to enable the public to prepare for, respond to, and recover from disasters.
- Reduce the possibility of damages and losses to government-owned assets, including buildings, infrastructure, and protected land.
- Reduce the possibility of damage and losses from all hazards of concern.
- Enhance public safety and reduce flood risks by addressing vulnerabilities associated with high hazard potential dams.
- Prioritize reaching vulnerable populations through targeted outreach strategies and inclusive communication methods.

Prioritization of Mitigation Activities

The STAPLEE method is vital for hazard mitigation planning because it provides a structured, comprehensive approach to prioritizing actions based on their feasibility, impact, and alignment with community goals. By examining social, technical, administrative, political, legal, economic, and

environmental criteria, STAPLEE ensures that the chosen actions are not only effective at reducing hazard risks but also practical to implement and sustain. This method emphasizes balancing costs with benefits, ensuring that resources are allocated to the most impactful actions. Furthermore, STAPLEE promotes community support and stakeholder buy-in, as it prioritizes actions that reflect local values and gain political backing. This holistic approach ultimately fosters more resilient communities, as mitigation actions chosen through STAPLEE are better integrated into local frameworks and supported over the long term. The STAPLEE method is a tool for prioritizing hazard mitigation actions based on seven key criteria, ensuring that the selected actions maximize benefits relative to their costs and align with community goals. Following is a breakdown of the STAPLEE criteria:

1. **Social:** Assesses public support and potential impacts on the community. It considers whether an action aligns with community values and avoids disproportionately affecting any group.
2. **Technical:** Evaluates whether the action is technically feasible and effective in reducing future losses without creating new issues. This ensures that solutions address root causes rather than symptoms.
3. **Administrative:** Reviews available resources, staffing, and maintenance needs to determine if the jurisdiction has the capability to implement and sustain the action.
4. **Political:** Considers political and stakeholder support, including commitment from local leaders and champions, to ensure the action has a stable foundation for success.
5. **Legal:** Confirms the legal authority to conduct the action, checking if current laws and regulations support it or if changes are necessary.
6. **Economic:** Weighs the action's costs against its financial benefits and impact on the local economy, favoring cost-effective solutions that fit within budget constraints.
7. **Environmental:** Considers the environmental impact, ensuring the action aligns with sustainability goals and complies with federal laws, like the National Environmental Policy Act (NEPA), especially when federal funding is involved.

Previous Mitigation Activities

Table 19: Previous Mitigation Activities for the City of Newburgh

#	Project Title	Hazard Addressed	Responsible Agency	Potential Funding Source	Progress
CN-1	Lake Drive culvert replacement	Flood	City of Newburgh Engineering Department	Transportation Improvement Program 20% Match, Bridge NY, FEMA Hazard Mitigation Grant Program (HMGP), FEMA Hazard Mitigation Assistance (HMA)	Completed 2021
CN-2	Install backup generators	Severe thunderstorms, winter storms, earthquakes, wildfires, ice storms, hurricanes/tropical storms, ice jams, extreme temperatures, floods	City of Newburgh Engineering and Fire Dept.	Local Bond Anticipation Note (BAN), FEMA (HMGP, HMA)	Partially completed, bring forward to 2025 plan
CN-3	Walsh Road bridge rehabilitation	Floods	City of Newburgh Engineering	Transportation Improvement Program 20% Match, Bridge NY, FEMA (HMGP, HMA)	Currently under construction. Construction completion in 2025
CN-4	Washington Lake dam reconstruction	Floods	City of Newburgh Engineering and Water Departments	Local BAN, FEMA (HMGP, HMA)	Completed

#	Project Title	Hazard Addressed	Responsible Agency	Potential Funding Source	Progress
CN-5	Citywide emergency communications system	Severe thunderstorms, winter storms, earthquakes, wildfires, ice storms, hurricane/tropical storms, ice jams, extreme temperatures, floods	City of Newburgh Fire Department	Municipal budget, county budget, FEMA (HMGP, HMA)	Bring forward to 2025 plan
CN-6	Develop an emergency operations center	Severe thunderstorms, winter storms, earthquakes, wildfires, ice storms, hurricanes/tropical storms, ice jams, extreme temperatures, floods	City of Newburgh IT and Fire Department	Municipal budget, FEMA (HMGP, HMA)	Bring forward to 2025 plan
CN-7	Silver Stream dam repairs	Floods	City of Newburgh Engineering and Water Department	Local BAN, FEMA (HMGP, HMA)	Currently under construction, scheduled for completion in 2026
CN-8	Mill Street bridge rehabilitation	Floods	City of Newburgh Engineering Department	Local BAN, Bridge NY, FEMA (HMGP, HMA)	Completed
CN-9	Purchase ground penetrating radar	Earthquakes	City of Newburgh Engineering Department	Municipal budget, FEMA (HMGP, HMA)	Bring forward to 2025 plan
CN-10	National Incident Management System (NIMS) training	Severe thunderstorms, winter storms, earthquakes, wildfires, ice storms, hurricanes/tropical storms, ice jams, extreme temperatures, floods	City of Newburgh Fire Department	Municipal budget, FEMA (HMGP, HMA)	Bring forward to 2025 plan
CN-11	Local emergency planning committee training	Severe thunderstorms, winter storms, earthquakes, wildfires, ice storms, hurricanes/tropical	City of Newburgh Fire Department	Municipal budget, FEMA (HMGP, HMA)	Bring forward to 2025 plan

#	Project Title	Hazard Addressed	Responsible Agency	Potential Funding Source	Progress
		storms, ice jams, extreme temperatures, floods			
CN-12	City WWTP flood protection redesign	Floods	City of Newburgh Engineering & Fire Department	Municipal budget (alone), FEMA (HMGP, HMA), Clean Water State Revolving Fund (CWSRF), Water Quality Improvement Project (WQIP)	Currently under construction
CN-13	Secondary access to police building	Severe thunderstorms, severe winter storms	City of Newburgh Engineering Department	New York State Division of Homeland Security and Emergency Services (NYS DHSES), NYS Police grants	Bring forward to 2025 plan
CN-14	Phase 1 sewer separation project	Floods	City of Newburgh Engineering & Water Department	Municipal budget (unable to fund)	Completed
CN-15	Update floodplain maps	Floods	City of Newburgh Engineering & Fire Department	Municipal budget	Ongoing and carry forward
CN-16	Emergency auxiliary water supply pumping station	Drought, floods, earthquakes, hurricanes/tropical storms	City of Newburgh Engineering & Water Department	New York State Environmental Facilities Corporation	Completed

#	Project Title	Hazard Addressed	Responsible Agency	Potential Funding Source	Progress
CN-17	Newburgh watershed protection plan	Floods, hurricanes/tropical storms	City of Newburgh Engineering & Water Department	(NYSEFC), Drinking Water State Revolving Fund (DWSRF), NYSEFC Water Infrastructure Improvement Act (WIIA) New York State Department of Conservation (NYSDEC), Hudson River Estuary Program	Bring forward to 2025 plan

2025 Proposed Mitigation Activities

Table 20: 2025 Proposed Mitigation Activities for the City of Newburgh

#	Project Title	Hazard Addressed	Responsible Agency	Potential Funding Source	Cost Estimate	Project Useful Life	Time Frame	Priority
CN-1	Emergency backup generators Installation: Mitigating loss of public services due to power loss related to certain hazards (City	Severe thunderstorms, winter storms, wildfires, ice storms, hurricanes/tropical storms, ice jams extreme temperatures, floods	City of Newburgh – Engineering Department	FEMA	\$300,000	30 years	Medium-term	Medium

#	Project Title	Hazard Addressed	Responsible Agency	Potential Funding Source	Cost Estimate	Project Useful Life	Time Frame	Priority
	Hall, 123 Grand Street, 401 Washington Street, Armory Unity Center)							
CN-2	Citywide Emergency Communication System Mitigation Retrofit	Severe thunderstorms, winter storms, earthquakes, wildfires, ice storms, hurricanes/tropical storms, ice jams, extreme temperatures, floods	Fire Department	FEMA, municipal budget, county budget	\$500,000	15 years	Medium-term	High
CN-3	Emergency Operations Center Retrofit (EOC): Protecting against hazards that can interrupt continuity of government during disasters	All Hazards; Severe thunderstorms, winter storms, earthquakes, wildfires, ice storms, hurricanes/tropical storms, ice jams, extreme temperatures, floods	Fire Department & Information Technology	FEMA, municipal budget	\$500,000	25 years	Medium-term	High
CN-4	Mapping Underground Utilities: Ground-penetrating radar equipment for detecting subsurface utilities in high risk areas	Earthquakes	Engineering Department, Department of Public Works and Water Department	Municipal budget, Dormitory Authority of the State of New York (DASNY)	\$35,000	15 years	Medium-term	Medium

#	Project Title	Hazard Addressed	Responsible Agency	Potential Funding Source	Cost Estimate	Project Useful Life	Time Frame	Priority
CN-5	Hazard Mitigation Plan Overview Training for City Staff: Plan Integration Workshops	Severe thunderstorms, winter storms, earthquakes, wildfires, ice storms, hurricanes/tropical storms, ice jams, extreme temperatures, floods	Fire Department	FEMA, municipal budget	\$10,000	25 years	Short-term	High
CN-6	Hazard Mitigation Plan Overview For Local Emergency Planning Committee-Cascading Hazard Planning/Integration Workshop	Severe thunderstorms, winter storms, earthquakes, wildfires, ice storms, hurricanes/tropical storms, ice jams, floods	Fire Department	FEMA, municipal budget	\$10,000	25 Years	Short-term	High
CN-7	Drinking Watershed Protection Plan/Code Development/Signage For Protected Areas	Drought, floods, hurricanes/tropical storms	Water Department & Engineering Department	NYSDEC	\$1,000,000	100 years	Medium-term	High
CN-8	Feasibility Study for Retrofit Solutions for bridge carrying Little Britain Road (NY 207) over Quassaick Creek	Floods	Engineering Department	Transportation Improvement Plan (TIP) Orange County Transportation Council (OCTC),	\$7 million	50 years	Medium-term	High

#	Project Title	Hazard Addressed	Responsible Agency	Potential Funding Source	Cost Estimate	Project Useful Life	Time Frame	Priority
CN-9	Coordination with dam owners within City for assessing monitoring equipment for the dams located in the jurisdiction	Dam Failure	City Board	BRIDGENY Grant Funds, New York State Department of Transportation (NYSDOT) Touring Route Funds	\$150,000	50 years	3-5 years	High
CN-10	Severe Thunderstorms Public Awareness Campaign	Severe Storms	City Board	HMG, Tax Base	\$500	5 years	1-3 years	High
CN-11	Severe Winter Storms Public Awareness Campaign	Severe Winter Storms	City Board	HMG, Tax Base	\$500	5 years	1-3 years	High
CN-12	Tornadoes Public Awareness Campaign	Tornadoes	City Board	HMG, Tax Base	\$500	5 years	1-3 years	High
CN-13	Hurricane/Tropical Storm Public Awareness Campaign	Hurricanes	City Board	HMG, Tax Base	\$500	5 years	1-3 years	High

#	Project Title	Hazard Addressed	Responsible Agency	Potential Funding Source	Cost Estimate	Project Useful Life	Time Frame	Priority
CN-14	Drought Public Awareness Campaign	Drought	City Board	HMGP, Tax Base	\$500	5 years	1-3 years	High
CN-15	Wildfire Public Awareness Campaign	Wildfire	City Board	HMGP, Tax Base	\$500	5 years	1-3 years	High
CN-16	Ice Jams Public Awareness Campaign	Ice Jams	City Board	HMGP, Tax Base	\$500	5 years	1-3 years	High
CN-17	Flooding Public Awareness Campaign	Flooding	City Board	HMGP, Tax Base	\$500	5 years	1-3 years	High
CN-18	Weather Detection System (Mesonet)	Thunderstorms	City Board	HMGP, EMPG, General funds	\$25,000	25 years	1-3 years	High
CN-19	Cool Corridors for Walking Paths for Pedestrians	Extreme Temperatures	City Board	HMGP, General Funds for Tree Planting	\$500,000	10 years	1-3 years	Low

Table 21: City of Newburgh Critical Infrastructure and Key Resources

Category	Facility Name	CIKR Type	Street #	Street Name
Hazmat Manufacturing/ Storage/Use	Sunoco	Fuel Station	115	Lake Street
Hazmat Manufacturing/ Storage/Use	Sunoco	Fuel Station	510	Broadway
Hazmat Manufacturing/ Storage/Use	Mobil Mart	Fuel Station	310	Broadway
Hazmat Manufacturing/ Storage/Use	Shell	Fuel Station	405	Broadway
Hazmat Manufacturing/ Storage/Use	Urethane Technology Company	Hazmat	59	Temple Avenue
Hazmat Manufacturing/ Storage/Use	Arctic Glacier	Hazmat	225	Lake Street
Hazmat Manufacturing/ Storage/Use	Verizon	Hazmat	220	Liberty Street
Hazmat Manufacturing/ Storage/Use	Propane Mixing Station	Hazmat	Unknown	Renwick & Water Street
High Occupant Habitation	Bourne Apartments	High-rise building	150-154	Smith Street
High Occupant Habitation	UTC High Rise	High-rise building	207	Lake Drive
High Occupant Habitation	Hudson Pointe Apartments	High-rise building	90	Grand Street
High Occupant Habitation	Burton Towers	High-rise building	36	Cerone Place
High Occupant Habitation	Cerone Place	High-rise building	35	Cerone Place
Special Occupant Habitation Private Nonprofit (PNP Facility)	Gidney Avenue Magnet School	Educational facility	300	Gidney Avenue

Category	Facility Name	CIKR Type	Street #	Street Name
Special Occupant Habitation (PNP Facility)	Newburgh Free Academy - Main Campus	Educational facility	201	Fullerton Avenue
Special Occupant Habitation (PNP Facility)	Newburgh Free Academy - North Campus	Educational facility	301	Robinson Avenue
Special Occupant Habitation (PNP Facility)	South Middle School	Educational facility	33-63	Monument Street
Special Occupant Habitation (PNP Facility)	Pre-K Center	Educational facility	191	Washington Street
Special Occupant Habitation (PNP Facility)	Horizons-on-the-Hudson Magnet School	Educational facility	137	Montgomery Street
Special Occupant Habitation (PNP Facility)	Bishop Dunn Memorial School	Educational facility	50	Gidney Avenue
Special Occupant Habitation (PNP Facility)	Nora Cronin Presentation Academy	Educational facility	120	South Street
Special Occupant Habitation (PNP Facility)	San Miguel Academy of Newburgh	Educational facility	Unknown	Renwick Street

RESOLUTION NO.: 61 - 2026

OF

APRIL 13, 2026

A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE
A SALES ORDER AGREEMENT AND PRODUCT SCHEDULE
WITH RICOH USA, INC. FOR A NEW COPIER IN THE CITY CLERK'S OFFICE
AT A COST OF \$437.79 PER MONTH FOR 48 MONTHS

WHEREAS, the City Clerk's Office requires a replacement copier to perform statutory duties, assigned tasks and day-to-day operations; and

WHEREAS, the City is a party to a Master Lease Agreement with Ricoh USA, Inc. for copiers and other office equipment and the replacement cost for the new copier is \$437.79 per month for 48 months; and

WHEREAS, such funds are established and shall be derived from A.1670.0400; and

WHEREAS, this Council has reviewed the sales order and product schedule agreement and has determined the agreements are in the best interests of the City of Newburgh;

NOW, THEREFORE, BE IT RESOLVED, by the Council of the City of Newburgh, New York that the City Manager be and is hereby authorized to execute a sales order and product schedule agreement for a replacement copier in the City Clerk's Office at a cost of \$437.79 per month for 48 months with Ricoh USA, Inc.

RESOLUTION NO.: _____ 62 _____ - 2026

OF

APRIL 13, 2026

A RESOLUTION AUTHORIZING THE CITY MANAGER
TO EXECUTE A MASTER LEASE AGREEMENT AND SERVICE ORDER
WITH RICOH USA, INC. FOR A NEW PRINTER FOR
THE POLICE DEPARTMENT AT A COST OF \$137.46 PER MONTH
FOR A PERIOD OF 48 MONTHS

WHEREAS, the Police Department requires a new printer for use in the Juvenile Room to perform their statutory duties, assigned tasks and day-to-day operations; and

WHEREAS, the Master Lease Agreement and Service Order provide a monthly cost of the printer and related equipment of \$137.46 for a period of 48 months; and

WHEREAS, such funds are established and shall be derived from Budget Line A.1670.0400; and

WHEREAS, a copy of said Master Lease Agreement and Service Order is attached hereto; and

WHEREAS, this Council has reviewed such agreement and has determined that it is in the best interests of the City of Newburgh to enter into such agreement;

NOW, THEREFORE, BE IT RESOLVED, by the Council of the City of Newburgh, New York that the City Manager be and is hereby authorized to execute a Master Lease Agreement and Service Order with Ricoh USA, Inc. in substantially the same form as annexed hereto for a new printer and related services for the Police Department according to the terms therein stated at the cost of \$137.46 per month for 48 months.

RESOLUTION NO.: 63 - 2026

OF

APRIL 13, 2026

A RESOLUTION AUTHORIZING THE CITY MANAGER TO ACCEPT A PROPOSAL
AND ENTER INTO AN AGREEMENT WITH CJS ENGINEERING SERVICES, PC FOR
PROFESSIONAL SERVICES IN CONNECTION WITH
CHEMICAL BULK STORAGE COMPLIANCE IN THE WATER DEPARTMENT
AT A COST OF \$2,600.00

WHEREAS, the City of Newburgh is required to comply with New York State Department of Environmental Conservation Chemical Bulk Storage regulations issued under Article 40 of the NYS Environmental Conservation Law; and

WHEREAS, CJS Engineering Services, PC has provided proposal for professional engineering services associated with the 4 chemical bulk storage tanks located at the City of Newburgh Water Treatment Plant; and

WHEREAS, the cost for these services will be \$2,600.00 and funding shall be derived from the F 8330.0448; and

WHEREAS, the City Council has reviewed the annexed proposal and has determined that such work would be in the best interests of the City of Newburgh;

NOW, THEREFORE, BE IT RESOLVED, by the Council of the City of Newburgh, New York, that the City Manager be, and he hereby is authorized to accept a proposal and enter into an agreement with CJS Engineering Services, PC for professional engineering services related to Chemical Bulk Storage compliance at the Water Treatment Plant at a cost of \$2,600.00.

CJS ENGINEERING, PC

323 Glen Cove Avenue, Box #1

Sea Cliff, NY 11579

516-674-0101 • 516-674-4719 • CScolaro@cjs-inc.com

March 5, 2026

Wayne Vradenburgh
City of Newburgh
493 Little Britain Road
Newburgh, NY 12550

Re: Chemical Bulk Storage
Spill Prevention Report and Inspection Proposal

Dear Wayne:

We are pleased to provide this proposal for engineering inspection services associated with the four (4) registered chemical bulk storage tanks located at the City of Newburgh Water Treatment Plant. These tanks include two 3,000-gallon and two 300-gallon tanks for storage of sodium hypochlorite. The New York State Department of Environmental Conservation (NYSDEC) regulates these tanks under 6 NYCRR Parts 596 through 599, and requires that annual and five-year inspections be performed. This proposal outlines the services offered to meet the annual inspection requirements.

PROPOSED SERVICES

The services to be provided are described below:

- 1 Annual Inspection: 6NYCRR Part 598.7 (b) requires that all aboveground chemical storage tanks and piping be inspected annually by a licensed engineer or "qualified person". This is a visual inspection that includes the following:
 - a. Checking of equipment, structures and foundations for excessive wear or damage.
 - b. Reviewing compliance with Parts 598 and 599 of the NYS DEC regulations.
 - c. Checking for cracks, areas of wear, corrosion, poor maintenance and operating practices, excessive settlement, malfunctioning equipment, safety interlocks, safety trips, and monitoring, warning or gauging equipment that may not be operating properly.
 - d. Checking secondary containment systems for erosion, cracks, evidence of releases, excessive settlement, and structural weaknesses.
 - e. Checking the adequacy of exterior coatings, corrosion protection systems, exterior welds, foundations, spill control equipment, emergency response equipment and fire extinguishing equipment.

March 5, 2026

Wayne Vradenburgh
City of Newburgh

- 2 CBS - Spill Prevention Report (SPR): The current SPR will be reviewed, updated, and revised to meet 6NYCRR Part 598.1.
- 3 Summary Reports & Attachments: Reports summarizing the results of each inspection, with updated pages for the SPR, and a stamped and sealed Certification Statement, will be provided.

PROPOSED COMPENSATION

CJS proposes to provide the above services for a lump sum fee of \$2,600.

All billings will be submitted at the completion of the work and payment is expected within 30 days. The inspection report should be available within 3 to 4 weeks after the inspection.

Thank you for the opportunity to present our Proposal. Should you have any questions or require additional information, please do not hesitate to contact us.

To accept this proposal, please sign and return one copy.

Very truly yours,

CJS ENGINEERING, PC



Charles Scolaro, P.E.
Principal

ACCEPTED BY: _____
TITLE: _____
DATE: _____
P.O. NUMBER: _____

RESOLUTION NO.: 64 - 2026

OF

APRIL 13, 2026

A RESOLUTION AUTHORIZING THE CITY MANAGER TO ACCEPT
A PROPOSAL AND EXECUTE AN AGREEMENT WITH
SOLITUDE LAKE MANAGEMENT FOR PROFESSIONAL SERVICES FOR
WATER QUALITY SAMPLING AND ANALYSIS OF BROWNS POND
AT A COST OF \$12,824.00

WHEREAS, the City of Newburgh needs to monitor water quality at Browns Pond for potential harmful algal blooms as the City's back up water supply; and

WHEREAS, a water quality monitoring program will focus on proactive management of monitoring for potential harmful algal blooms; and

WHEREAS, Solitude Lake Management has submitted a proposal for professional services related to water quality sampling and analysis of Browns Pond; and

WHEREAS, the cost for such professional services will be \$12,824.00 and funding shall be derived from F.8333.0448; and

WHEREAS, the City Council has reviewed the annexed proposal and has determined that such work would be in the best interests of the City of Newburgh and its residents;

NOW, THEREFORE, BE IT RESOLVED, by the Council of the City of Newburgh, New York that the City Manager be and he is hereby authorized to accept a proposal and execute an agreement with Solitude Lake Management for professional services related to a Water Quality Sampling and Analysis Program for Browns Pond at a cost of \$12,824.00.

SERVICES AGREEMENT

PROPERTY NAME: City of Newburgh - Acct #: N0074

CUSTOMER NAME: City of Newburgh

SERVICE DESCRIPTION: Annual Maintenance Service Renewal for Water Quality Testing at Browns Pond

EFFECTIVE DATE: May 1, 2026 through December 31, 2026

SUBMITTED TO: Wayne Vradenburgh

SUBMITTED BY: Camila Morao

THIS SERVICES AGREEMENT (the "Agreement") is effective as of the date indicated above (the "Effective Date"), by and between SOLitude Lake Management, LLC ("SOLitude" or "Company"), and the customer identified above (the "Customer"), in accordance with the terms and conditions set forth in this Agreement.

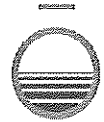
1. **SERVICES.** SOLitude will provide services (the "Services") at the Customer's property in accordance with the Scope of Services attached hereto as Schedule A.

2. **MODIFICATIONS.** Any deviation from the requirements and Services outlined in Schedule A involving extra cost of material and labor will result in extra charges. Such additional services will be provided by SOLitude only upon a Change Order mutually approved by the parties in writing (the "Change Order").

3. **PRICING.** The Customer agrees to pay for the Services, as well as any applicable sales or other taxes, in accordance with the Pricing Schedule attached hereto as Schedule B. Prices are subject to annual increases. SOLitude will notify the Customer in writing (which may be by invoice) of such increases.

4. **PAYMENT.** Payment is due within thirty (30) days of the invoice date. Any disputes with an invoice or invoices must be brought to the attention of SOLitude by written notice within one hundred and twenty (120) days from the invoice date, otherwise Company will not be liable for any potential credits or adjustments. The parties agree to use good faith efforts to resolve any disputed invoice amounts within thirty (30) days after written notification of a dispute. Disputed amounts shall not affect payment of all undisputed amounts, and Customer agrees to pay all undisputed amounts owed on any disputed invoice within the applicable due dates. Invoices not paid on or before the invoice due date shall accrue interest charges at a rate of one percent (1%) per month, accruing as of the invoice date, until the time that such amounts are paid in full. Additionally, the Customer is liable for payment of all costs of collection of past due accounts, specifically including, but not limited to, court costs, expenses, and reasonable attorneys' fees. In addition to the compensation paid to SOLitude for performance of the Services, Customer shall reimburse SOLitude for all of the expenses paid or incurred by SOLitude in connection with the Services, including, but not limited to non-routine expenses, administrative fees, compliance fees, or any other similar expense that are incurred as a result of requirements placed on SOLitude by the Customer that are not covered specifically by the written specifications of this Agreement ("Reimbursable Expenses"). Should the work performed be subject to any local, state, or federal jurisdiction, agency, or other organization of authority for sales or other taxes or fees in addition to those expressly covered by this contract, the customer will be invoiced and responsible for paying said additional taxes in addition to the contract price and other fees.

5. **TERM AND EXPIRATION.** This Agreement shall commence on the Effective Date and shall remain in effect for an initial term of eight (8) month(s) (the "Initial Term"). Thereafter, this Agreement shall automatically renew under the



same terms, conditions and specifications as set forth by this Agreement and for the same period of time as the Initial Term (each an "Additional Term") (the "Initial Term" and each "Additional Term" thereafter are collectively referred to herein as the "Term") unless either party gives written notice of cancellation thirty (30) days prior to the termination date of the Term then in effect. The parties understand and agree that the prices for each Additional Term shall automatically increase by six percent (6%) of then current annual pricing. SOLitude reserves the right to increase the amount charged for the Services. Such increase shall be communicated by written notice to the Customer, which notice may be by invoice. Customer may reject any such additional increase by notifying SOLitude in writing within fifteen (15) days of receiving such price increase notice.

6. TERMINATION. SOLitude may terminate this Agreement at any time, with or without cause, upon thirty (30) days' written notice to Customer. Subject to Sec. 7, in the event that this Agreement is terminated for any reason prior to the end of the Term, Customer agrees to pay SOLitude, in addition to all other amounts owed, an early termination fee of fifty percent (50%) of the remaining value of the Agreement (the "Early Termination Fee"). The Early Termination Fee is not a penalty, but rather a charge to compensate SOLitude for the Customer's failure to satisfy the Agreement in which the Customer's pricing plan is based.

7. TERMINATION FOR CAUSE. If SOLitude fails to materially perform pursuant to the terms of this Agreement, Customer shall provide written notice to SOLitude specifying the default. If SOLitude does not cure such default within forty-five (45) days of SOLitude's receipt of Customer's written notice, Customer may terminate this Agreement, in whole or in part, for cause. The Company, in case of such default, shall be entitled to receive payment only for work completed prior to said default, so long as the total paid hereunder does not exceed the contract sum. Either party may terminate this Agreement immediately if the other party becomes the subject of a petition in bankruptcy or any other proceeding relating to insolvency, receivership, liquidation or assignment for the benefit of creditors.

8. INSURANCE. SOLitude will maintain general liability and property damage insurance as necessary given the scope and nature of the Services. A certificate of insurance will be issued to Customer, upon request.

9. INDEMNIFICATION; LIMITATION OF LIABILITY. THE CUSTOMER AGREES THAT THE WORK PROVIDED UNDER THIS AGREEMENT IS NOT TO BE CONSTRUED AS INSURANCE, OR AS A COVENANT, GUARANTEE, WARRANTY, OR PROMISE OF ANY KIND THAT THE CUSTOMER IS IN COMPLIANCE WITH ANY LEGAL GUIDELINES OR REQUIREMENTS. COMPANY DISCLAIMS ANY LIABILITY OR RESPONSIBILITY REGARDING THE PRACTICES AND OPERATIONS OF THE CUSTOMER, AND BEARS NO RESPONSIBILITY OR LIABILITY FOR WHETHER THE CUSTOMER CARRIES OUT THE RECOMMENDATIONS MADE BY COMPANY AND IN NO EVENT WILL COMPANY BE LIABLE FOR CONSEQUENTIAL, INDIRECT, OR ECONOMIC DAMAGES. THE CUSTOMER SHALL INDEMNIFY AND HOLD COMPANY HARMLESS FROM AND AGAINST ALL CLAIMS, DEMANDS, LIABILITIES, OBLIGATIONS, AND ATTORNEYS' FEES OR COSTS BROUGHT BY ANY THIRD PARTIES, ARISING OUT OF OR RELATED TO THIS AGREEMENT OR BY FAILURE OF THE CUSTOMER TO ACT IN ACCORDANCE WITH ANY LEGAL REQUIREMENTS IN CONNECTION WITH THE SERVICES DESCRIBED IN SCHEDULE A. COMPANY SHALL NOT BE LIABLE FOR ANY DELAY IN PERFORMING THE SERVICES, NOR LIABLE FOR ANY FAILURE TO PROVIDE THE SERVICES, DUE TO ANY CAUSE BEYOND ITS REASONABLE CONTROL. COMPANY WILL BE RESPONSIBLE FOR ONLY THOSE DAMAGES, CLAIMS, CAUSES OF ACTION, INJURIES, OR LEGAL COSTS CAUSED BY ITS OWN DIRECT NEGLIGENCE OR MISCONDUCT, BUT THEN ONLY TO AN AMOUNT NOT TO EXCEED THE ANNUAL FEES CHARGED UNDER THE AGREEMENT.

10. CONFIDENTIAL INFORMATION. "Confidential Information" means any information disclosed by one party ("Discloser") to the other party ("Recipient"), either directly or indirectly, in writing, orally, or by inspection of tangible objects, other than information that the Recipient can establish (i) was publicly known and made generally available



in the public domain prior to the time of disclosure; (ii) becomes publicly known and made generally available after disclosure other than through Recipient's action or inaction; or (iii) is in Recipient's possession, without confidentiality restrictions, at the time of disclosure by Discloser as shown by Recipient's files and records immediately prior to the time of disclosure. Recipient shall not at any time (a) disclose, sell, license, transfer, or otherwise make available to any person or entity any Confidential Information, or (b) use, reproduce, or otherwise copy any Confidential Information, except as necessary in connection with the purpose for which such Confidential Information is disclosed to Recipient or as required by applicable law. Recipient agrees to take all reasonable measures to protect the secrecy of and avoid disclosure and unauthorized use of the Confidential Information. All Confidential Information shall at all times remain the property of Discloser, and all documents, electronic media, and other tangible items containing or relating to any Confidential Information shall be delivered to Discloser immediately upon the request of Discloser.

Notwithstanding the foregoing, if Recipient is required by law, regulation, subpoena, government order, regulatory agency order, judicial order, or other court order to disclose any Confidential Information, Recipient shall give the Disclosing Party timely and lawful written notice of such a requirement prior to such disclosure, and shall reasonably and lawfully cooperate with the Disclosing Party to seek a protective order, confidential treatment, or other appropriate measures for such Confidential Information.

11. FORCE MAJEURE. The Company shall not be liable for any delay in performing the Services, nor liable for any failure to provide the Services, due to any cause beyond its reasonable control.

12. RIGHT TO SUBCONTRACT. The Company, in its sole discretion, may subcontract or delegate to an affiliate or third party any of its duties and obligations hereunder.

13. FUEL/TRANSPORTATION SURCHARGE. Like many other companies that are impacted by the price of gasoline, a rise in gasoline prices may necessitate a fuel surcharge. As such, the Company reserves the right to add a fuel surcharge to Customer's invoice for any increase in the cost of fuel as measured above the same time period in the prior year (by the National U.S. Average Motor Gasoline-Regular Fuel Price per Gallon Index reported by the U.S. Department of Energy). The surcharge may be adjusted monthly (up or down) with the price of gasoline.

14. ANTI-CORRUPTION AND BRIBERY. Each party represents that neither it nor anyone acting on its behalf has offered, given, requested or accepted any undue financial or other advantage of any kind in entering into this Agreement, and that it will comply with all applicable laws and regulations pertaining to corruption, competition and bribery in carrying out the terms and conditions of this Agreement.

15. E-VERIFY. SOLitude utilizes the federal E-Verify program in contracts with public employers as required by Florida State law, and acknowledges all the provisions of Florida Statute 448.095 are incorporated herein by reference and hereby certifies it will comply with the same.

16. GOVERNING LAW. Except for the Mandatory Arbitration Clause in Section 17 of this Agreement, which is governed by and construed in accordance with the Federal Arbitration Act, this Agreement shall be governed by, and construed in accordance with, the laws of the state in which the Services are performed.

17. MANDATORY ARBITRATION. Any claim, dispute or controversy, regarding any contract, tort, statute, or otherwise ("Claim"), arising out of or relating to this Agreement or the relationships among the parties hereto shall be



resolved by one arbitrator through binding arbitration administered by the American Arbitration Association ("AAA"), under the AAA Commercial or Consumer, as applicable, Rules in effect at the time the Claim is filed ("AAA Rules"). Copies of the AAA Rules and forms can be located at www.adr.org, or by calling 1-800-778-7879. The arbitrator's decision shall be final, binding, and non-appealable. Judgment upon the award may be entered and enforced in any court having jurisdiction. This clause is made pursuant to a transaction involving interstate commerce and shall be governed by the Federal Arbitration Act. Neither party shall sue the other party other than as provided herein or for enforcement of this clause or of the arbitrator's award; any such suit may be brought only in Federal District Court for the District in which the services were performed or, if any such court lacks jurisdiction, in any state court that has jurisdiction. The arbitrator, and not any federal, state, or local court, shall have exclusive authority to resolve any dispute relating to the interpretation, applicability, unconscionability, arbitrability, enforceability or formation of this Agreement including any claim that all or any part of the Agreement is void or voidable. Venue for arbitration hereunder shall be within the state where the customer's property, that is the subject of the services provided, is located.

18. **ASSIGNMENT.** The Company may assign this Agreement to a related or affiliated entity upon written notice to the Customer.

19. **NOTICES.** All notices, requests, consents, claims, demands, waivers and other communications hereunder shall be in writing and shall be directed to the individuals and addresses listed in the signature block. Notices sent in accordance with this Section shall be deemed effectively given: (a) when received, if delivered by hand (with written confirmation of receipt); (b) when received, if sent by a nationally recognized overnight courier (receipt requested); or (c) on the third (3rd) business day after the date mailed, by certified or registered mail, return receipt requested, postage prepaid.

20. **DISCLAIMER.** SOLitude is not responsible for the failure of any treatment, equipment installation, or other work that may result from dam or other structural failures, severe weather and storms, flooding, or other acts of God that are outside of the control of SOLitude. Customer understands and acknowledges that there are irrigation restrictions associated with many of the products used to treat lakes and ponds. The Customer is responsible for notifying SOLitude in advance of the contract signing and the start of the Agreement if they utilize any of the water in their lakes or ponds for irrigation purposes. The Customer accepts full responsibility for any issues that may arise from the irrigation of turf, ornamentals, trees, crops, or any other plants as a result of treated water being used by the Customer for irrigation without the consent or knowledge of SOLitude. Although there is rarely direct fish toxicity with the products used for treatment when applied at the labeled rate, or the installation and normal operation of the equipment we install, there is a risk under certain circumstances of significant dissolved oxygen drops. This risk is most severe in times of extremely hot weather and warm water temperatures, as these are the conditions during which dissolved oxygen levels are naturally at their lowest levels. Oftentimes, lakes and ponds will experience natural fish kills under these conditions even if no work is performed. Every effort, to include the method and timing of application, the choice of products and equipment used, and the skill and training of the staff, is made to avoid such problems. However, the Customer understands and accepts that there is always a slight risk of the occurrence of adverse conditions outside the control of SOLitude that will result in the death of some fish and other aquatic life. The Customer also understands and accepts that similar risks would remain even if no work was performed. The Customer agrees to hold SOLitude harmless for any issues with fish or other aquatic life which occur as described above, or are otherwise outside the direct control of SOLitude, unless there is willful negligence on the part of SOLitude.



21. BINDING. This Agreement shall inure to the benefit of and be binding upon the legal representatives and successors of the parties.

22. ENTIRE AGREEMENT. This Agreement constitutes the entire agreement between the parties with respect to the subject matter and replaces any prior agreements or understandings, whether in writing or otherwise. This Agreement may not be modified or amended except by written agreement executed by both parties. In the event that any provision of this Agreement is determined to be void, invalid, or unenforceable, the validity and enforceability of the remaining provisions of this Agreement shall not be affected.

23. SEVERABILITY. If any part of this Agreement is held to be invalid or unenforceable for any reason, the remaining Terms and Conditions of this Agreement shall remain in full force and effect.

By signing below, the parties agree to be bound by the terms and conditions of this Agreement and any accompanying schedules as of the Effective Date.



ACCEPTED AND APPROVED:

SOLITUDE LAKE MANAGEMENT, LLC.

City of Newburgh

Signature: _____

Signature: _____

Printed Name: _____

Printed Name: _____

Title: _____

Title: _____

Date: _____

Date: _____

Please Remit All Payments to:

Customer's Address for Notice Purposes:

*SOLitude Lake Management, LLC
1320 Brookwood Drive Suite H
Little Rock AR 72202*

Please Mail All Notices and Agreements to:

*SOLitude Lake Management, LLC
1253 Jensen Drive, Suite 103
Virginia Beach, VA 23451*



SCHEDULE A – SCOPE OF SERVICES

A SOLitude Aquatic Specialist will visit the site and inspect the Browns Pond for Water Quality Sampling and Analysis during the months of May, June, July, August, September, and October. Phytoplankton Analysis and Microcystin Testing will be performed May through December.

Water Quality Sampling and Analysis:

1. Water quality assessments are to be conducted at Brown's Pond throughout the season. Two (2) sampling stations will be established, a north station and a south station. All stations will be GPS-referenced.
2. All sampling will be conducted with a gas-powered motor boat.
3. At each station the following parameters will be measured on each date in situ:

Water Temperature	Dissolved Oxygen
pH	Water Clarity
Alkalinity	Total Hardness
4. In 2025, phycocyanin (a pigment produced by cyanobacteria) data will also be collected at both sites using a calibrated meter. At the deep-water station, a temperature/dissolved oxygen profile (2-foot intervals) will be performed. The following samples would be collected for analysis at a verified analytical laboratory:

Total Phosphorus	Total Nitrogen
Nitrate	Total Suspended Solids
Chlorophyll A	Conductivity
5. Results of the tests will be emailed two to three (2-3) weeks after field collection.

Phytoplankton Analysis:

1. Phytoplankton samples will be collected at each station on all sampling dates. Samples will be sand filtered and microscopically identified to genus level (natural units/ml), and enumeration will be performed at a SOLitude lab in Washington, NJ. Phytoplankton results will be provided with forty-eight (48) hours of collection.
2. Samples will be collected by the client (a week after the sampling event) and mailed overnight to SOLitude's lab for analysis. Samples should be collected in 1-liter plastic jars, labeled with proper identification, and refrigerated during shipment. A visibility measurement taken with a secchi disk should accompany each sample.
3. Additional Phytoplankton testing and treatments if needed outside of the above scope of work are available and outlined on the additional separate Task Contract.

Microcystin Testing:

1. A water sample will be collected during each sampling event to measure for the algal toxin Microcystin, utilizing the Abraxis Algal Toxin Test Strip Kit. Results will be reported with twenty-four (24) hours of collection.

Service Reporting:

1. Customer will be provided with a service report detailing all of the work performed as part of this Agreement after each visit.



Permitting (when applicable):

1. SOLitude staff will be responsible for the following:
 - a. Obtaining any Federal, state, or local permits required to perform any work specified in this Agreement where applicable.
 - b. Attending any public hearings or meetings with regulators as required in support of the permitting process.
 - c. Filing of any notices or year-end reports with the appropriate agency as required by any related permit.
 - d. Notifying the Customer of any restrictions or special conditions put on the site with respect to any permit received, where applicable.

Customer Responsibilities (when applicable):

1. Customer will be responsible for the following:
 - a. Providing information required for the permit application process upon request.
 - b. Providing Certified Abutters List for abutter notification where required.
 - c. Perform any public filings or recordings with any agency or commission associated with the permitting process, if required.
 - d. Compliance with any other special requirements or conditions required by the local municipality.
 - e. Compliance and enforcement of temporary water-use restrictions where applicable.

General Qualifications:

1. Company is a licensed pesticide applicator in the state in which service is to be provided.
2. Individual Applicators are Certified Pesticide Applicators in Aquatics, Public Health, Forestry, Right of Way, and Turf/Ornamental as required in the state in which service is to be provided.
3. Company is a SePRO Preferred Applicator and dedicated Steward of Water. Each individual applicator has been trained and educated in the water quality testing and analysis required for prescriptive site-specific water quality management and utilizes an integrated approach that encompasses all aspects of ecologically balanced management. Each applicator has received extensive training in the proper selection, use, and application of all aquatic herbicides, algaecides, adjuvants, and water quality enhancement products necessary to properly treat our Customers' lakes and ponds as part of an overall integrated pest management program.
4. Company guarantees that all products used for treatment are EPA registered and labeled as appropriate and safe for use in lakes, ponds, and other aquatic sites, and are being applied in a manner consistent with their labeling.
5. All pesticide applications made directly to the water or along the shoreline for the control of algae, aquatic weeds, or other aquatic pests as specified in this Agreement will meet or exceed all of the Company's legal regulatory requirements as set forth by the EPA and related state agencies for NPDES and FIFRA. Company will perform treatments that are consistent with NPDES compliance standards as applicable in and determined by the specific state in which treatments are made. All staff will be fully trained to perform all applications in compliance with all federal, state, and local law.
6. Company will furnish the personnel, vehicles, boats, equipment, materials, and other items required to provide the foregoing at its expense. The application method and equipment



(boat, ATV, backpack, etc.) used is determined by our technician at the time of the treatment to ensure the most effective method is provided for optimal results.

7. Any technician visit that will require the application of any pesticide (to include herbicides and algaecides) must be scheduled by the Wednesday prior to the week of the visit.



SCHEDULE B – PRICING SCHEDULE

Total Price: **\$12,824.00**

Invoice Amount: **\$1,603.00**

Invoice Frequency: **Monthly**

RESOLUTION NO.: 65 - 2026

OF

APRIL 13, 2026

A RESOLUTION AUTHORIZING THE CITY MANAGER TO ACCEPT
A PROPOSAL AND EXECUTE AN AGREEMENT WITH
SOLITUDE LAKE MANAGEMENT FOR PROFESSIONAL SERVICES FOR
ALGAE TREATMENT AT BROWNS POND
AT A COST OF \$3,691.00 PER TREATMENT

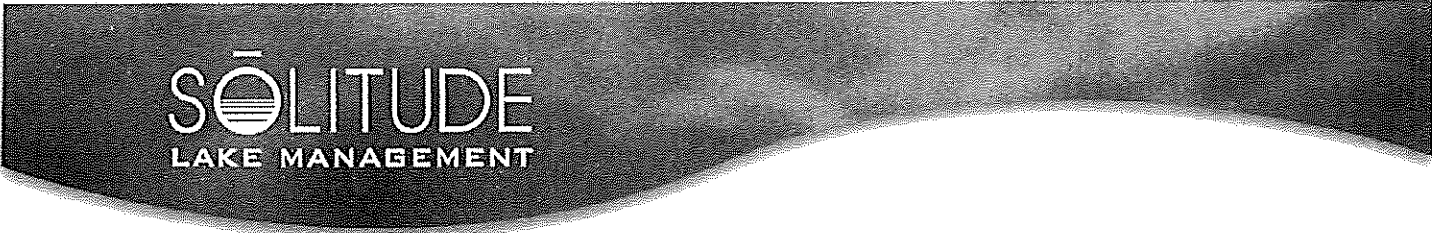
WHEREAS, the City of Newburgh needs to monitor water quality at Browns Pond for potential harmful algal blooms; and

WHEREAS, Solitude Lake Management has submitted a proposal for professional services related to water quality monitoring and treatment for harmful algal blooms that may impact the water quality; and

WHEREAS, the cost of each service will be \$3,691.00 and funding for such services shall be derived from F.8320.0448; and

WHEREAS, the City Council has reviewed the annexed proposal and has determined that such services are in the best interests of the City of Newburgh and its residents;

NOW, THEREFORE, BE IT RESOLVED, by the Council of the City of Newburgh, New York that the City Manager be and he is hereby authorized to accept a proposal and execute an agreement with Solitude Lake Management for professional services related to water quality monitoring and treatment for harmful algal blooms at Browns Pond at a cost of \$3,691.00 per treatment.



SERVICES AGREEMENT

PROPERTY NAME: City of Newburgh
CUSTOMER NAME: City of Newburgh
SERVICE DESCRIPTION: 2026 As Needed Pond treatment services at Browns Pond
EFFECTIVE DATE: January 9, 2026
SUBMITTED TO: Wayne Vradenburgh
SUBMITTED BY: LisaMarie Strawser, Sales Support Administrator

THIS SERVICES AGREEMENT (the "Agreement") is effective as of the date indicated above (the "Effective Date"), by and between SOLitude Lake Management, LLC ("SOLitude" or "Company"), and the customer identified above (the "Customer"), in accordance with the terms and conditions set forth in this Agreement.

- 1. SERVICES. SOLitude will provide services (the "Services") at the Customer's property in accordance with the Scope of Services attached hereto as Schedule A.
- 2. MODIFICATIONS. Any deviation from the requirements and Services outlined in Schedule A involving extra cost of material and labor will result in extra charges. Such additional services will be provided by SOLitude only upon a Change Order mutually approved by the parties in writing (the "Change Order").
- 3. PRICING. The Customer agrees to pay for the Services, as well as any applicable sales or other taxes, in accordance with the Pricing Schedule attached hereto as Schedule B.
- 4. PAYMENT. SOLitude shall invoice Customer following completion of each required Service. Payment is due within thirty (30) days of the invoice date. Any disputes with an invoice or invoices must be brought to the attention of SOLitude by written notice within one hundred and twenty (120) days from the invoice date, otherwise Company will not be liable for any potential credits or adjustments. The parties agree to use good faith efforts to resolve any disputed invoice amounts within thirty (30) days after written notification of a dispute. Disputed amounts shall not affect payment of all undisputed amounts, and Customer agrees to pay all undisputed amounts owed on any disputed invoice within the applicable due dates. Invoices not paid on or before the invoice due date shall accrue interest charges at a rate of one percent (1%) per month, accruing as of the invoice date, until the time that such amounts are paid in full. Additionally, the Customer is liable for payment of all costs of collection of past due accounts, specifically including, but not limited to, court costs, expenses, and reasonable attorneys' fees. In addition to the compensation paid to SOLitude for performance of the Services, Customer shall reimburse SOLitude for all of the expenses paid or incurred by SOLitude in connection with the Services, including, but not limited to non-routine expenses, administrative fees, compliance fees, or any other similar expense that are incurred as a result of requirements placed on SOLitude by the Customer that are not covered specifically by the written specifications of this Agreement ("Reimbursable Expenses"). Should the work performed be subject to any local, state, or federal jurisdiction, agency, or other organization of authority for sales or other taxes or fees in addition to those expressly covered by this contract, the customer will be invoiced and responsible for paying said additional taxes in addition to the contract price and other fees.



5. TERM AND EXPIRATION. This Agreement shall commence on the Effective Date and shall expire upon completion of the Services required by Customer specified in Schedule A.
6. TERMINATION. In the event that this Agreement is terminated for any reason prior to SOLitude's completion of the Services, Customer agrees to reimburse SOLitude for any costs incurred, including, but not limited to, labor costs, materials and fees, that SOLitude may have incurred in preparation for the provision of its Services.
7. RESERVED.
8. INSURANCE. SOLitude will maintain general liability and property damage insurance as necessary given the scope and nature of the Services. A certificate of insurance will be issued to Customer, upon request.
9. INDEMNIFICATION; LIMITATION OF LIABILITY. THE CUSTOMER AGREES THAT THE WORK PROVIDED UNDER THIS AGREEMENT IS NOT TO BE CONSTRUED AS INSURANCE, OR AS A COVENANT, GUARANTEE, WARRANTY, OR PROMISE OF ANY KIND THAT THE CUSTOMER IS IN COMPLIANCE WITH ANY LEGAL GUIDELINES OR REQUIREMENTS. COMPANY DISCLAIMS ANY LIABILITY OR RESPONSIBILITY REGARDING THE PRACTICES AND OPERATIONS OF THE CUSTOMER, AND BEARS NO RESPONSIBILITY OR LIABILITY FOR WHETHER THE CUSTOMER CARRIES OUT THE RECOMMENDATIONS MADE BY COMPANY AND IN NO EVENT WILL COMPANY BE LIABLE FOR CONSEQUENTIAL, INDIRECT, OR ECONOMIC DAMAGES. THE CUSTOMER SHALL INDEMNIFY AND HOLD COMPANY HARMLESS FROM AND AGAINST ALL CLAIMS, DEMANDS, LIABILITIES, OBLIGATIONS, AND ATTORNEYS' FEES OR COSTS BROUGHT BY ANY THIRD PARTIES, ARISING OUT OF OR RELATED TO THIS AGREEMENT OR BY FAILURE OF THE CUSTOMER TO ACT IN ACCORDANCE WITH ANY LEGAL REQUIREMENTS IN CONNECTION WITH THE SERVICES DESCRIBED IN SCHEDULE A. COMPANY SHALL NOT BE LIABLE FOR ANY DELAY IN PERFORMING THE SERVICES, NOR LIABLE FOR ANY FAILURE TO PROVIDE THE SERVICES, DUE TO ANY CAUSE BEYOND ITS REASONABLE CONTROL. COMPANY WILL BE RESPONSIBLE FOR ONLY THOSE DAMAGES, CLAIMS, CAUSES OF ACTION, INJURIES, OR LEGAL COSTS CAUSED BY ITS OWN DIRECT NEGLIGENCE OR MISCONDUCT, BUT THEN ONLY TO AN AMOUNT NOT TO EXCEED THE ANNUAL FEES CHARGED UNDER THE AGREEMENT.
10. CONFIDENTIAL INFORMATION. "Confidential Information" means any information disclosed by one party ("Discloser") to the other party ("Recipient"), either directly or indirectly, in writing, orally, or by inspection of tangible objects, other than information that the Recipient can establish (i) was publicly known and made generally available in the public domain prior to the time of disclosure; (ii) becomes publicly known and made generally available after disclosure other than through Recipient's action or inaction; or (iii) is in Recipient's possession, without confidentiality restrictions, at the time of disclosure by Discloser as shown by Recipient's files and records immediately prior to the time of disclosure. Recipient shall not at any time (a) disclose, sell, license, transfer, or otherwise make available to any person or entity any Confidential Information, or (b) use, reproduce, or otherwise copy any Confidential Information, except as necessary in connection with the purpose for which such Confidential Information is disclosed to Recipient or as required by applicable law. Recipient agrees to take all reasonable measures to protect the secrecy of and avoid disclosure and unauthorized use of the Confidential Information. All Confidential Information shall at all times remain the property of Discloser, and all documents, electronic media, and other tangible items containing or relating to any Confidential Information shall be delivered to Discloser immediately upon the request of Discloser.

Notwithstanding the foregoing, if Recipient is required by law, regulation, subpoena, government order, regulatory agency order, judicial order, or other court order to disclose any Confidential Information, Recipient shall give the Disclosing Party timely and lawful written notice of such a requirement prior to such disclosure, and shall reasonably



and lawfully cooperate with the Disclosing Party to seek a protective order, confidential treatment, or other appropriate measures for such Confidential Information.

11. FORCE MAJEURE. The Company shall not be liable for any delay in performing the Services, nor liable for any failure to provide the Services, due to any cause beyond its reasonable control.

12. RIGHT TO SUBCONTRACT. The Company, in its sole discretion, may subcontract or delegate to an affiliate or third party any of its duties and obligations hereunder.

13. FUEL/TRANSPORTATION SURCHARGE. Like many other companies that are impacted by the price of gasoline, a rise in gasoline prices may necessitate a fuel surcharge. As such, the Company reserves the right to add a fuel surcharge to Customer's invoice for any increase in the cost of fuel as measured above the same time period in the prior year (by the National U.S. Average Motor Gasoline-Regular Fuel Price per Gallon Index reported by the U.S. Department of Energy). The surcharge may be adjusted monthly (up or down) with the price of gasoline.

14. ANTI-CORRUPTION AND BRIBERY. Each party represents that neither it nor anyone acting on its behalf has offered, given, requested or accepted any undue financial or other advantage of any kind in entering into this Agreement, and that it will comply with all applicable laws and regulations pertaining to corruption, compulsion and bribery in carrying out the terms and conditions of this Agreement.

15. E-VERIFY. SOLitude utilizes the federal E-Verify program in contracts with public employers as required by Florida State law, and acknowledges all the provisions of Florida Statute 448.095 are incorporated herein by reference and hereby certifies it will comply with the same.

16. GOVERNING LAW. Except for the Mandatory Arbitration Clause in Section 17 of this Agreement, which is governed by and construed in accordance with the Federal Arbitration Act, this Agreement shall be governed by, and construed in accordance with, the laws of the state in which the Services are performed.

17. MANDATORY ARBITRATION. Any claim, dispute or controversy, regarding any contract, tort, statute, or otherwise ("Claim"), arising out of or relating to this Agreement or the relationships among the parties hereto shall be resolved by one arbitrator through binding arbitration administered by the American Arbitration Association ("AAA"), under the AAA Commercial or Consumer, as applicable, Rules in effect at the time the Claim is filed ("AAA Rules"). Copies of the AAA Rules and forms can be located at www.adr.org, or by calling 1-800-778-7879. The arbitrator's decision shall be final, binding, and non-appealable. Judgment upon the award may be entered and enforced in any court having jurisdiction. This clause is made pursuant to a transaction involving interstate commerce and shall be governed by the Federal Arbitration Act. Neither party shall sue the other party other than as provided herein or for enforcement of this clause or of the arbitrator's award; any such suit may be brought only in Federal District Court for the District in which the services were performed or, if any such court lacks jurisdiction, in any state court that has jurisdiction. The arbitrator, and not any federal, state, or local court, shall have exclusive authority to resolve any dispute relating to the interpretation, applicability, unconscionability, arbitrability, enforceability or formation of this Agreement including any claim that all or any part of the Agreement is void or voidable. Venue for arbitration hereunder shall be within the state where the customer's property, that is the subject of the services provided, is located.



18. ASSIGNMENT. The Company may assign this Agreement to a related or affiliated entity upon written notice to the Customer.

19. NOTICES. All notices, requests, consents, claims, demands, waivers and other communications hereunder shall be in writing and shall be directed to the individuals and addresses listed in the signature block. Notices sent in accordance with this Section shall be deemed effectively given: (a) when received, if delivered by hand (with written confirmation of receipt); (b) when received, if sent by a nationally recognized overnight courier (receipt requested); or (c) on the third (3rd) business day after the date mailed, by certified or registered mail, return receipt requested, postage prepaid.

20. DISCLAIMER. SOLitude is not responsible for the failure of any treatment, equipment installation, or other work that may result from dam or other structural failures, severe weather and storms, flooding, or other acts of God that are outside of the control of SOLitude. Customer understands and acknowledges that there are irrigation restrictions associated with many of the products used to treat lakes and ponds. The Customer is responsible for notifying SOLitude in advance of the contract signing and the start of the Agreement if they utilize any of the water in their lakes or ponds for irrigation purposes. The Customer accepts full responsibility for any issues that may arise from the irrigation of turf, ornamentals, trees, crops, or any other plants as a result of treated water being used by the Customer for irrigation without the consent or knowledge of SOLitude. Although there is rarely direct fish toxicity with the products used for treatment when applied at the labeled rate, or the installation and normal operation of the equipment we install, there is a risk under certain circumstances of significant dissolved oxygen drops. This risk is most severe in times of extremely hot weather and warm water temperatures, as these are the conditions during which dissolved oxygen levels are naturally at their lowest levels. Oftentimes, lakes and ponds will experience natural fish kills under these conditions even if no work is performed. Every effort, to include the method and timing of application, the choice of products and equipment used, and the skill and training of the staff, is made to avoid such problems. However, the Customer understands and accepts that there is always a slight risk of the occurrence of adverse conditions outside the control of SOLitude that will result in the death of some fish and other aquatic life. The Customer also understands and accepts that similar risks would remain even if no work was performed. The Customer agrees to hold SOLitude harmless for any issues with fish or other aquatic life which occur as described above, or are otherwise outside the direct control of SOLitude, unless there is willful negligence on the part of SOLitude.

21. BINDING. This Agreement shall inure to the benefit of and be binding upon the legal representatives and successors of the parties.

22. ENTIRE AGREEMENT. This Agreement constitutes the entire agreement between the parties with respect to the subject matter and replaces any prior agreements or understandings, whether in writing or otherwise. This Agreement may not be modified or amended except by written agreement executed by both parties. In the event that any provision of this Agreement is determined to be void, invalid, or unenforceable, the validity and enforceability of the remaining provisions of this Agreement shall not be affected.

23. SEVERABILITY. If any part of this Agreement is held to be invalid or unenforceable for any reason, the remaining Terms and Conditions of this Agreement shall remain in full force and effect.

[SIGNATURES FOLLOW ON THE NEXT PAGE]



By signing below, the parties agree to be bound by the terms and conditions of this Agreement and any accompanying schedules as of the Effective Date.

ACCEPTED AND APPROVED:

SOLITUDE LAKE MANAGEMENT, LLC.

CITY OF NEWBURGH

Signature: _____

Signature: _____

Printed Name: _____

Printed Name: _____

Title: _____

Title: _____

Date: _____

Date: _____

Please Remit All Payments to:

*SOLitude Lake Management, LLC
1320 Brookwood Drive Suite-H
Little Rock AR 72202*

Customer's Address for Notice Purposes:

Please Mail All Notices and Agreements to:

*SOLitude Lake Management, LLC
1253 Jensen Drive, Suite 103
Virginia Beach, VA 23451*



SCHEDULE A – SCOPE OF SERVICES

Task 1: Algae Treatment:

1. As needed, Algae found in the pond at the time of application, shall be treated and controlled through the application of Copper Sulfate.
2. Water use restrictions will be posted in the vicinity at the time of treatment. The customer is responsible for removal of any treatment posting upon completion.

Permitting (when applicable):

1. SOLitude staff will be responsible for the following:
 - a. Obtaining any Federal, state, or local permits required to perform any work specified in this Agreement where applicable.
 - b. Attending any public hearings or meetings with regulators as required in support of the permitting process.
 - c. Filing of any notices or year-end reports with the appropriate agency as required by any related permit.
 - d. Notifying the Customer of any restrictions or special conditions put on the site with respect to any permit received, where applicable.

Customer Responsibilities (when applicable):

1. Customer will be responsible for the following:
 - a. Providing information required for the permit application process upon request.
 - b. Providing Certified Abutters List for abutter notification where required.
 - c. Perform any public filings or recordings with any agency or commission associated with the permitting process, if required.
 - d. Compliance with any other special requirements or conditions required by the local municipality.
 - e. Compliance and enforcement of temporary water-use restrictions where applicable.

General Qualifications:

1. Company is a licensed pesticide applicator in the state in which service is to be provided.
2. Individual Applicators are Certified Pesticide Applicators in Aquatics, Public Health, Forestry, Right of Way, and Turf/Ornamental as required in the state in which service is to be provided.
3. Company is a SePRO Preferred Applicator and dedicated Steward of Water. Each individual applicator has been trained and educated in the water quality testing and analysis required for prescriptive site-specific water quality management and utilizes an integrated approach that encompasses all aspects of ecologically balanced management. Each applicator has received extensive training in the proper selection, use, and application of all aquatic herbicides, algaecides, adjuvants, and water quality enhancement products necessary to properly treat our Customers' lakes and ponds as part of an overall integrated pest management program.



4. Company guarantees that all products used for treatment are EPA registered and labeled as appropriate and safe for use in lakes, ponds, and other aquatic sites, and are being applied in a manner consistent with their labeling.
5. All pesticide applications made directly to the water or along the shoreline for the control of algae, aquatic weeds, or other aquatic pests as specified in this Agreement will meet or exceed all of the Company's legal regulatory requirements as set forth by the EPA and related state agencies for NPDES and FIFRA. Company will perform treatments that are consistent with NPDES compliance standards as applicable in and determined by the specific state in which treatments are made. All staff will be fully trained to perform all applications in compliance with all federal, state, and local law.
6. Company will furnish the personnel, vehicles, boats, equipment, materials, and other items required to provide the foregoing at its expense. The application method and equipment (boat, ATV, backpack, etc.) used is determined by our technician at the time of the treatment to ensure the most effective method is provided for optimal results.



SCHEDULE B – PRICING SCHEDULE

Total Price: **\$3,691.00** Price is valid for 60 days from the Effective Date. Upon request of as needed services, an amendment will be sent to the customer for signature.

Due upon completion of each Task:

Task 1: (Algae Treatment)	\$3,691.00	(Per Treatment As Needed)
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RESOLUTION NO.: 66-2026

OF

APRIL 13, 2026

A RESOLUTION AUTHORIZING THE EXECUTION OF A RELEASE OF
RESTRICTIVE COVENANTS AND RIGHT OF RE-ENTRY FROM A DEED ISSUED TO
M & M CONSTRUCTION TO THE PREMISES KNOWN AS
56 GROVE STREET (N/K/A 60 GROVE STREET) (SECTION 26, BLOCK 7, LOT 17)

WHEREAS, on September 12, 1984, the City of Newburgh conveyed property located at 56 Grove Street (n/k/a 60 Grove Street), being more accurately described on the official Tax Map of the City of Newburgh as Section 26, Block 7, Lot 17, to M & M Construction; and

WHEREAS, the title company acting on behalf of the current owners, 76 Grove Street LLC (Lisa Cassas, managing member), has requested a release of the restrictive covenants contained in the deed from the City of Newburgh; and

WHEREAS, this Council believes it is in the best interest of the City of Newburgh and its further development to grant such request;

NOW, THEREFORE, BE IT RESOLVED, by the Council of the City of Newburgh, New York that the City Manager be and he is hereby authorized to execute the release, annexed hereto and made a part of this resolution, of restrictive covenants numbered 1, 2, 3, 4, and 5 of the aforementioned deed.

RESOLUTION NO. 67 - 2026

OF

APRIL 13, 2026

A RESOLUTION AUTHORIZING THE EXTENSION OF TIME TO CLOSE TITLE
TO PROPERTY LOCATED AT 30 BENKARD AVENUE (SECTION 45, BLOCK 4, LOT 15)

WHEREAS, by Resolution No.: 227-2025 of October 14, 2025, the Council of the City of Newburgh, New York, authorized the sale of 30 Benkard Avenue (Section 45, Block 4, Lot 15) to George Keyer III; and

WHEREAS, the purchaser requested a 60-day extension of time to close title for the purpose of completing his financing requirements, and the City Manager granted the request to extend the time to close title until March 17, 2026; and

WHEREAS, the purchaser has been diligently pursuing financing requirements and meeting financing conditions for the purchase of the property; and

WHEREAS, the purchaser has requested additional time to close title to the property; and

WHEREAS, this Council has determined that granting such request would be in the best interests of the City of Newburgh;

NOW, THEREFORE, BE IT RESOLVED, by the Council of the City of Newburgh, New York that an extension of time to close title for the property located at 30 Benkard Avenue is hereby authorized until June 19, 2026.

RESOLUTION NO.: 227 - 2025

OF

OCTOBER 14, 2025

A RESOLUTION TO AUTHORIZE THE CONVEYANCE OF REAL PROPERTY
KNOWN AS 30 BENKARD AVENUE (SECTION 45, BLOCK 4, LOT 15)
AT PRIVATE SALE TO GEORGE KEYER III FOR THE AMOUNT OF \$130,000.00

WHEREAS, the City of Newburgh has acquired title to several parcels of real property by foreclosure *In Rem* pursuant of Article 11 Title 3 of the Real Property Tax Law of the State of New York; and

WHEREAS, pursuant to Section 1166 of the Real Property Tax Law the City may sell properties acquired by foreclosure *In Rem* at private sale; and

WHEREAS, the City of Newburgh desires to sell a parcel of real property identified as 30 Benkard Avenue, being more accurately described as Section 45, Block 4, Lot 15 on the official tax map of the City of Newburgh; and

WHEREAS, the prospective buyer has offered to purchase this property at private sale; and

WHEREAS, this Council has determined that it would be in the best interests of the City of Newburgh to sell said property to the prospective buyer for the sum as outlined below, and upon the same terms and conditions annexed hereto and made a part hereof,

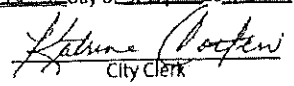
NOW, THEREFORE, BE IT RESOLVED, by the Council of the City of Newburgh, New York, that the sale of the following property to the indicated purchasers be and hereby is confirmed and the City Manager is authorized and directed to execute and deliver a quitclaim deed to said purchasers upon receipt of the indicated purchase price in money order, good certified or bank check, made payable to THE CITY OF NEWBURGH, such sums are to be paid on or before Friday, January 16, 2026, being approximately ninety (90) days from the date of this resolution; and

<u>Property address</u>	<u>Section, Block, Lot</u>	<u>Purchaser</u>	<u>Purchase Price</u>
30 Benkard Avenue	45 - 4 - 15	George Keyer III	\$130,000.00

BE IT FURTHER RESOLVED, by the Council of the City of Newburgh, New York, that the parcel is not required for public use.

I, Katrina Cotten, City Clerk of the City of Newburgh hereby certify that I have compared the foregoing with the original resolution adopted by the Council of the City of Newburgh at a regular meeting held Oct. 14, 2025 and that it is a true and correct copy of such original.

Witness my hand and seal of the City of Newburgh this 15th day of Oct. 2025


City Clerk

Giuseppina "Pina" Lita, Esq.

1136 Route 9
LL2
Wappingers Falls, NY 12590

PO Box 73
Stormville, NY 12582

Tel: 845-418-6133
Fax: 845-704-0755
GLita@LitaLaw.com

March 17, 2026

Jeremy Kaufman
Assistant Corporation Counsel
City of Newburgh - City Hall
83 Broadway
Newburgh, NY 12550

Re: City of Newburgh to George Keyer III
30 Benkard Avenue, Section 45, Block 4, Lot 15

Dear Mr. Kaufman:

Regarding the above matter, I am requesting an extension of time to close for a period of sixty-five (65) days.

This transaction is still proceeding; we had a prior title issue, which has now been resolved and as such we now have a title company willing to insure the transaction.

Additionally, the lender is pending FHA approval. The lender requires closing after the one year anniversary of Mr. Keyer's full-time employment with the City of Newburgh Police Department.

We are pending an appraisal that will show the value of the premises after rehabilitation/repairs.

Once we have the commitment/approval letter from the lender, we will forward you a copy.

Very Truly Yours,



Giuseppina "Pina" Lita, Esq.

Cc: George Keyer

RESOLUTION NO.: 68 - 2026

OF

APRIL 13, 2026

A RESOLUTION AUTHORIZING THE CITY MANAGER OR POLICE CHIEF, AS MANAGER'S DESIGNEE, TO EXECUTE AN INTER-MUNICIPAL AGREEMENT WITH THE COUNTY OF ORANGE CONFIRMING CITY OF NEWBURGH PARTICIPATION IN THE STOP-DWI PROGRAM FOR THE ENFORCEMENT PERIOD OF MARCH 11, 2026 TO JANUARY 1, 2027 AND TO ACCEPT AN AWARD NOT TO EXCEED \$1,000.00 FOR THE FIRST ENFORCEMENT PERIOD OF 2026 (MARCH 11, 2026 - JUNE 1, 2026)

WHEREAS, the County of Orange (hereinafter "County") has provided the City of Newburgh (hereinafter "City") with an Inter-Municipal Agreement for a full year of participation to provide for the funding of the STOP-DWI Program within the City of Newburgh and an award notification for the enforcement period of March 11, 2026 and ending January 1, 2027; and

WHEREAS, the City of Newburgh agrees to participate in three (3) STOP DWI Program enforcement campaign periods as follows: First Enforcement Period - March 11, 2026 through June 1, 2026, which includes St. Patrick's Day and the Memorial Day holiday weekend; Second Enforcement Period - July 1, 2026 through September 8, 2026, which includes the Independence Day and Labor Day holiday weekend enforcement campaigns; and the Third Enforcement Period - November 10, 2026 through January 1, 2027, which includes Thanksgiving, Christmas and New Year's holiday enforcement campaigns; and

WHEREAS, the County shall reimburse the City of Newburgh for increased patrol and court time in connection with enhanced enforcement of laws prohibiting driving while intoxicated; and

WHEREAS, based on the data submittals submitted for the prior year the City of Newburgh is eligible for an award not to exceed \$1,000.00 for the first enforcement period; and

WHEREAS, the County will notify the City in writing of its eligibility for awards, if any, for the second and third enforcement periods of 2026 by a separate written award letter prior to the commencement of each such enforcement period; and

WHEREAS, this Council has determined that entering into such agreement would be in the best interests of the City of Newburgh;

NOW, THEREFORE, BE IT RESOLVED, by the Council of the City of Newburgh, New York that the City Manager, or Police Chief, as Manager's designee, be and he is hereby authorized

to execute an Inter-Municipal Agreement with the County of Orange confirming the City's participation in the STOP-DWI Program for the period March 11, 2026 through January 1, 2027 in order to fund the additional cost of stepped-up police patrols and related court appearances and providing the City of Newburgh with an award not to exceed \$1,000.00 for the First Enforcement Period of 2026 (March 11, 2026 through June 1, 2026); and

BE IT FURTHER RESOLVED, that the City Council of the City of Newburgh, New York that the City Manager, or Police Chief as Manager's designee, be and he is hereby authorized to accept subsequent awards for the Second Enforcement Period (July 1, 2026 through September 8, 2026) and Third Enforcement Period (November 10, 2026 through January 1, 2027) covered by the 2026 STOP-DWI Agreement; and to execute all necessary documents to receive and comply with the terms of such Agreement and to carry out the program funded thereby.

ORANGE COUNTY, NEW YORK



STOP-DWI / Traffic Safety Programs

22 Wells Farm Road
Goshen, New York 10924
845-615-0566

Steven M. Neuhaus
County Executive

Coordinator
Robert Doss
Deputy Commissioner
OC Emergency Services

Administrator
John Jones



TO: CITY OF NEWBURGH POLICE DEPARTMENT

FROM: Robert Doss, Deputy Commissioner/Orange County STOP-DWI Coordinator

DATE: March 7, 2026

Enclosed is your department's contract for the 2026 STOP-DWI (Regular) enforcement patrol year funding beginning on March 11, 2026, and ending on January 1, 2027. The contract is for participation for the full year. The enclosed contract indicates the **Not-to-Exceed** dollar amount for the 1st Period beginning on March 11, 2026, and ending on June 1, 2026, in the amount of \$1000. The contract no longer includes a limit on the number of hours you may use. You will be subsequently notified by letter of the awarded amount of the total dollars for the 2nd and 3rd periods of the year. Please review the attached Schedule A of the contract for enforcement dates and reimbursement requirements.

Please sign and return this contract at your earliest convenience to ensure that your department can participate in the enforcement period. **A BOARD-CERTIFIED RESOLUTION IS REQUIRED FOR THE ACCEPTANCE OF THIS CONTRACT AS WELL AS FOR THE AUTHORIZATION OF A DESIGNATED OFFICIAL TO EXECUTE THE CONTRACT FOR YOUR MUNICIPALITY.**

PLEASE NOTE THAT ARTICLE 17. SIGNATURES ALLOWS FOR A MANUALLY SIGNED COPY OF THIS AGREEMENT TO BE DELIVERED BY EMAIL TO csaccone@orangecountygov.com OR OTHER MEANS OF ELECTRONIC TRANSMISSION.

Also included in the mailing is a completion packet containing:

- Enforcement Patrol Sheet (Copy as needed)
- Patrol Summary Sheet – To be completed at the end of the enforcement period by compiling all Patrol Sheets.
- Final Reimbursement Claim Form – To include participating officers' names, hours and salary/overtime costs per patrol shift. The maximum reimbursement will be time and one-half based on the participating officer's hourly salary rates and no hourly rate higher than that of your department's highest paid Sergeant will be approved.

If you have any questions, please do not hesitate to contact me.

Your officers are the front line of defense in keeping our roadways safe from impaired and intoxicated drivers. On behalf of County Executive, Steven Neuhaus and Orange County's STOP-DWI Program, thank you to you and your officers for your commitment to patrolling and protecting the County.



INTER-MUNICIPAL AGREEMENT

THIS INTER-MUNICIPAL AGREEMENT ("IMA") is entered into this 11th day of March, 2026, by and between the **COUNTY OF ORANGE**, a County of the State of New York, with its principal offices at 255-275 Main Street, Goshen, New York, by and through its Department of Emergency Services ("COUNTY"), and the **CITY OF NEWBURGH**, a City of the State of New York, with its principal offices at 55 Broadway, Newburgh, NY 12550 by and through its Police Department ("MUNICIPALITY").

ARTICLE 1. SCOPE OF AGREEMENT

The COUNTY is a municipal corporation chartered under the authority of the State of New York. Among other powers and duties, the COUNTY, by and through its Department of Emergency Services, administers the COUNTY's Special Traffic Options Program for Driving While Intoxicated in accordance with New York State Vehicle and Traffic Law Section 1197 ("STOP DWI Program"). The purpose of the STOP DWI Program is to coordinate and fund Orange County's town, city, and village efforts to reduce alcohol-related traffic injuries and fatalities. To facilitate this goal the COUNTY and the MUNICIPALITY recognize that police patrol enforcement campaigns are an effective tool towards ensuring safe and sober roadways.

It is the intention of the COUNTY, in order to carry out the goals of the STOP DWI Program, to award to the MUNICIPALITY funds in the manner set forth on Schedule A to be used solely to reimburse the MUNICIPALITY for man-hours dedicated to enforcement campaigns during the applicable campaign periods as more particularly described on Schedule A. The expenditure of these funds and all activity of the MUNICIPALITY relating to such funds, shall be in full compliance with the terms and conditions of this IMA and federal, State of New York ("State"), and local laws.

ARTICLE 2. TERM OF AGREEMENT

The term of this IMA shall commence on March 11, 2026 and end January 1, 2027.

ARTICLE 3. PROCUREMENT OF AGREEMENT

The MUNICIPALITY represents and warrants that no person or selling agency has been employed or retained by the MUNICIPALITY to solicit or secure this IMA upon an agreement for, or upon an understanding of, a commission, percentage, a brokerage fee, contingent fee

or any other compensation. The MUNICIPALITY further represents and warrants that no payment, gift or thing of value has been made, given or promised to obtain this or any other agreement between the parties. The MUNICIPALITY makes such representations and warranties to induce the COUNTY to enter into this IMA and the COUNTY relies upon such representations and warranties in the execution hereof.

For a breach or violation of such representations or warranties, the COUNTY shall have the right to annul this IMA without liability, entitling the COUNTY to immediately recover the funds paid hereunder from the MUNICIPALITY. This remedy, if effected, shall not constitute the sole remedy afforded the COUNTY for such falsity or breach, nor shall it constitute a waiver of the COUNTY's right to claim damages or to take any other action provided for by law or pursuant to this IMA.

ARTICLE 4. CONFLICT OF INTEREST

The MUNICIPALITY represents and warrants that neither it nor any of its directors, officers, members, partners or employees, have an interest, and shall not acquire an interest, directly or indirectly which would or may conflict in any manner or degree with the performance of this IMA. The MUNICIPALITY further represents and warrants that in the performance of this IMA, no person having such interest or possible interest shall be employed by it and that no elected official or other officer or employee of the COUNTY, nor any person whose salary is payable, in whole or in part, by the COUNTY, or any corporation, partnership or association in which such official, officer or employee is directly or indirectly interested shall have any such interest, direct or indirect, in this IMA or in the proceeds thereof, unless such person (1) is required by the Orange County Ethics Law, as amended from time to time, to submit a Disclosure form to the Orange County Board of Ethics, amends such Disclosure form to include his/her interest in this IMA, or (3) submits such a Disclosure form and (a) discloses his/her interest in this IMA, or (b)

seeks a formal opinion from the Orange County Ethics Board as to whether or not a conflict of interest exists.

For a breach or violation of such representations or warranties, the COUNTY shall have the right to annul this IMA without liability, entitling the COUNTY to recover the funds. This remedy, if elected, shall not constitute the sole remedy afforded the COUNTY for such falsity or breach, nor shall it constitute a waiver of the COUNTY's right to claim damages or otherwise refuse payment to or to take any other action provided for by law in equity or, pursuant to this IMA.

ARTICLE 5. ASSIGNMENT AND SUBCONTRACTING

No party shall assign any of its rights, interest, or obligations under this IMA, or enter into a sub-contract relating to the funds, without the prior written consent of the COUNTY.

ARTICLE 6. BOOKS AND RECORDS

The MUNICIPALITY agrees to maintain separate and accurate books, records, documents and other evidence and accounting procedures and practices that sufficiently and properly reflect all direct and indirect costs of any nature expended in the performance of this IMA.

The MUNICIPALITY shall, within five (5) business days written notice from the COUNTY, have all records associated with the funds awarded and the enforcement campaigns available for a physical inspection and/or audit by the COUNTY.

ARTICLE 7. RETENTION OF RECORDS

MUNICIPALITY agrees to retain all books, records and other documents relevant to this IMA for six (6) years after the funds are delivered. The COUNTY, or any State and/or Federal auditors, and any other persons duly authorized by the COUNTY, shall have full access and the right to examine any of said materials during said period.

ARTICLE 8. AUDIT BY THE COUNTY AND OTHERS

All claimant certification forms or invoices presented for payment to be made hereunder, and the books, records and accounts upon which said claimant's certification forms or invoices are based are subject to audit by the COUNTY. The MUNICIPALITY shall submit any and all documentation and justification in support of expenditures or fees under this IMA as may be required

by the COUNTY, so that it may evaluate the reasonableness of the charges, and the MUNICIPALITY shall make its records available to the COUNTY upon request. All books, claimant's certification forms, records, reports, cancelled checks and any and all similar material may be subject to periodic inspection, review and audit by the COUNTY, the State, the federal government, and/or other persons duly authorized by the COUNTY. Such audits may include examination and review of the source and application of all funds whether from the COUNTY and State, the federal government, private sources or otherwise. The MUNICIPALITY shall not be entitled to any interim or final payment under this IMA if any audit requirements and/or requests have not been satisfactorily met.

ARTICLE 9. INDEMNIFICATION

The MUNICIPALITY agrees to defend, indemnify and hold harmless the COUNTY, its officials, employees and agents, against all claims, losses, damages, liabilities, costs or expenses (including reasonable attorney fees and costs of litigation and/or settlement) arising out of any act or omission of the MUNICIPALITY, its employees, representatives, subcontractor, assignees, or agents, relating to this IMA or the funds.

ARTICLE 10. TERMINATION

The COUNTY may, by written notice to the MUNICIPALITY, effective upon mailing, terminate this IMA in whole or in part at any time (i) for the COUNTY's convenience, (ii) upon the failure of the MUNICIPALITY to comply with any of the terms or conditions of this IMA, or (iii) upon the MUNICIPALITY becoming insolvent or bankrupt.

Upon termination of this IMA, the MUNICIPALITY shall comply with any and all COUNTY closeout procedures, including, but not limited to, (i) accounting for and refunding to the COUNTY within thirty (30) days, any unexpended funds which have been paid and/or transferred to MUNICIPALITY pursuant to this IMA; and (ii) furnishing within thirty (30) days an inventory to the COUNTY of all equipment, appurtenances and property purchased by MUNICIPALITY through or provided under this IMA, and carrying out any COUNTY directive concerning the disposition thereof.

Notwithstanding any other provision of this IMA, the MUNICIPALITY shall not be relieved of liability to the COUNTY for damages sustained by the COUNTY by virtue of the MUNICIPALITY's breach of this IMA or failure to perform in accordance with applicable standards.

Any rights and remedies of the COUNTY provided herein shall not be exclusive and are in addition to any other rights and remedies provided by law or this IMA.

ARTICLE 11. GENERAL RELEASE

The acceptance by the MUNICIPALITY, or its assignees, of the funds and of the terms of this IMA, shall constitute, and operate as a general release in favor of the COUNTY, from any and all claims of the MUNICIPALITY arising out of the performance of this IMA.

ARTICLE 12. SET-OFF RIGHTS

The COUNTY shall have all of its common law, equitable and statutory rights of set-off. These rights shall include, but are not limited to, the COUNTY's right to withhold for the purposes of set-off any monies otherwise due to the MUNICIPALITY (i) under any other agreement or contract with the COUNTY, including any agreement or contract commencing prior to or after the term of this IMA, or (ii) from the COUNTY by operation of law.

ARTICLE 13. GOVERNING LAW

This IMA shall be governed by the laws of the State of New York. The MUNICIPALITY shall utilize the funds in accordance with this IMA and applicable provisions of all federal, State, and local laws, rules, and regulations.

ARTICLE 14. ENTIRE AGREEMENT

The rights and obligation of the parties and their respective agents, successors and assignees shall be subject to and governed by this IMA, including Schedule A and each award letter, which supersedes any other understandings or writings between or among the parties.

ARTICLE 15. MODIFICATION

No amendment or modification of any of the terms and/or conditions of this IMA shall be valid unless reduced to writing and signed by both parties. The COUNTY shall not be bound by any changes made to this IMA that is not made in compliance with the above, and which imposes on the COUNTY any financial obligation. Unless otherwise specifically provided for therein, the provisions of this IMA shall apply with full force and effect to any such amendment, modification or change order.

ARTICLE 16. SEXUAL HARASSMENT CERTIFICATION

Pursuant to State of New York State Finance Law §139-1, by execution of this IMA, the MUNICIPALITY and the individual signing this IMA on behalf of the MUNICIPALITY certifies, under penalty of perjury, that the MUNICIPALITY has and has implemented a written policy addressing sexual harassment prevention in the workplace and provides annual sexual harassment prevention training to all of its employees. Such policy shall, at a minimum, meet the requirements of Section 201-g of the State of New York Labor Law. A model policy and training has been created by the New York State Department of Labor and can be found on its website at:

<https://www.ny.gov/programs/combating-sexual-harassment-workplace>.

The COUNTY's policy against sexual harassment and other unlawful discrimination and harassment in the workplace can be found on the COUNTY's website at:

<https://www.orangecountygov.com/1137/Human-Resources>.

ARTICLE 17. SIGNATURES

A manually signed copy of this IMA delivered by facsimile, email or other means of electronic transmission shall be deemed to have the same legal force and effect as delivery of an original signed copy of this IMA.

IN WITNESS THEREOF, the parties hereto have executed this IMA as of the date set forth above.

COUNTY OF ORANGE

MUNICIPALITY

By: _____
Steven M. Neuhaus
County Executive

By: _____
Name:
Title:

DATE: _____

DATE: _____

SCHEDULE A-1
NEW YORK STATE VEHICLE AND TRAFFIC LAW §1197 FUNDS

ENFORCEMENT CAMPAIGNS/AGREEMENT TO PARTICIPATE.

MUNICIPALITY agrees to participate in three (3) STOP DWI Program enforcement campaign periods as follows:

First Enforcement Period – March 11, 2026 through June 1, 2026, which includes St. Patrick’s Day and the Memorial Day holiday weekend.

Second Enforcement Period – July 1, 2026 through September 8, 2026, which includes the Independence Day and Labor Day holiday weekend enforcement campaigns.

Third Enforcement Period –November 10, 2026 through January 1, 2027, which includes Thanksgiving, Christmas, and the New Year’s holidays enforcement campaigns.

Each of the three (3) enforcement campaigns coincides with state and national enforcement campaign efforts.

DATA SUBMITTAL.

MUNICIPALITY agrees to deliver to the COUNTY enforcement activity data in the form provided by the COUNTY, in its sole discretion, and required to be completed by the COUNTY, no later than ten (10) calendar days after the end of each enforcement period. Failure to timely submit the data may result in the MUNICIPALITY receiving the calculated minimum amount of hours/dollars for the next succeeding enforcement period or no award at all.

AWARD OF FUNDS.

Provided that MUNICIPALITY has performed in accordance with the terms of this IMA, the COUNTY, to the extent that funds are appropriated and available, will make up to three (3) awards of funds to support the MUNICIPALITY’s STOP DWI Program enforcement campaigns. Each such award shall be data driven based upon the data submitted by the MUNICIPALITY to the COUNTY for enforcement activities occurring during the preceding enforcement period.

FIRST ENFORCEMENT PERIOD AWARD.

Based on data submittals from the MUNICIPALITY for the prior enforcement period November 11, 2025 through January 1, 2026, which submittals were required to be submitted to the COUNTY pursuant to a separate IMA between MUNICIPALITY and COUNTY, MUNICIPALITY is eligible for an award not to exceed **\$1000 for the first enforcement period of 2026**. The actual award payment to MUNICIPALITY shall be that amount earned as a result of man-hours expended by the MUNICIPALITY for STOP DWI Program enforcement activities during each preceding enforcement period as supported by the data submitted by the MUNICIPALITY.

WRITTEN NOTIFICATION OF AWARDS FOR THE SECOND AND THIRD ENFORCEMENT PERIODS OF 2026.

COUNTY will notify MUNICIPALITY in writing of its eligibility for awards, if any, for the second and third enforcement period of 2026 by a separate written award letter delivered to MUNICIPALITY prior to the commencement of such enforcement period. Each award letter shall state a not to exceed dollar value of the funds available to the MUNICIPALITY for reimbursement of man hours expended operating enforcement patrols during the applicable enforcement period and shall be annexed to and made a part of this IMA.

RESOLUTION NO.: _____ 69 _____ - 2026

OF

APRIL 13, 2026

A RESOLUTION AUTHORIZING THE CITY MANAGER
TO ENTER INTO AN AGREEMENT WITH THE COUNTY OF ORANGE
FOR THE SUMMER YOUTH EMPLOYMENT AND TRAINING PROGRAM TO
PROVIDE YOUNG PEOPLE TO WORK FOR THE CITY OF NEWBURGH
FOR THE SUMMER OF 2026

WHEREAS, the County of Orange is once again offering a Summer Youth Employment and Training Program for the purpose of providing meaningful work experience for participants; and

WHEREAS, the City of Newburgh proposes to apply for at least 5 youth participants for positions in the Code Compliance Bureau and Water Department and for additional participants for other departments as may be proposed before the application deadline of April 30, 2026; and

WHEREAS, this Council finds that entering into an agreement with Orange County for this purpose is in the best interests of the City of Newburgh;

NOW, THEREFORE, BE IT RESOLVED, by the Council of the City of Newburgh, New York that the City Manager be and he is hereby authorized to execute an agreement and other necessary documents with the County of Orange in order to participate in the Summer Youth Employment and Training Program which provides young people to work in the City of Newburgh for the Summer of 2026.



EMPLOYMENT & TRAINING ADMINISTRATION

**Stephen Knob
Director**

Steven M. Neuhaus
County Executive

18 Seward Ave, 1st Floor
Middletown, NY 10940
TEL: (845) 360-0325

Lisa Halpern, Chair
Workforce Development Board

E-MAIL: kfabiano@orangecountygov.com
www.orangecountygov.com

TO: Prospective 2026 Summer Youth Employment Program Worksites
FROM: Karina Fabiano, Employment Services Youth Coordinator
DATE: February 2, 2026

RE: 2026 SUMMER YOUTH EMPLOYMENT & TRAINING PROGRAM WORKSITE APPLICATION

Applications can be downloaded at www.orangecountygov.com/eta

The Orange County Employment & Training Administration (OCETA) operates a state-funded Summer Youth Employment Program (SYEP) for economically disadvantaged youth between *the ages of 14 and 20*. The SYEP provides youth with 5 weeks of paid employment for up to 30 hours per week. **OCETA pays the youth participants wages.**

The 2026 Summer Youth Employment Program (SYEP) will tentatively run from Monday, July 6th, through Friday, August 7th. The participants will go through an intake/orientation before the program begins. When hired and placed, they will be instructed to contact their worksite to introduce themselves, get job details (i.e. hours/days, location, etc.), and begin their employment at their designated worksite.

If you are interested in serving as a worksite, please complete and return the application by April 30th, 2026 to:

Email to Karina Fabiano at kfabiano@orangecountygov.com

Worksites are selected based on a commitment to provide a learning-enriched employment experience for young workers. Worksites play a vital role in shaping the lives of youth, offering them opportunities to learn valuable skills, build confidence, and develop a strong work ethic. These spaces provide hands-on experience and inspire responsibility and a sense of purpose, preparing them to contribute meaningfully to society.

We sincerely appreciate everyone who comes together to mentor, teach, and invest in our young people, fostering their growth into responsible, productive members of our shared future.

Please be advised that the Orange County worker compensation coverage insures all summer youth participants.

We hope to work with you this summer. Thank you in advance for your willingness to guide and nurture the County's developing workforce.

Orange County Employment & Training Administration
Karina A. Fabiano
Employment Services Youth Coordinator
18 Seward Ave, 1st Floor
Middletown, NY 10940
kfabiano@orangecountygov.com



WHO MAY/SHOULD APPLY:

We welcome **businesses, nonprofits, and public agencies** that can provide:

- A safe work environment
- Adult supervision
- Age-appropriate job duties
- A positive learning experience

No prior experience as a SYEP WORKSITE is required.

WHY SHOULD YOU APPLY:

- **No payroll cost to you** – Youth wages and workers’ compensation are fully covered by Orange County.
- **Extra help during the busy summer months** – Get extra help where you need it most, while offering young people meaningful, hands-on work experience that prepares them for the future.
- **Build your future workforce** – Introduce young people to your industry and help develop motivated, job-ready talent.
- **Give back to the community** – Make a meaningful impact by providing mentorship, skills, and real-world experience to local youth.
- **Simple and supported process** – OCETA Youth staff guide you every step of the way, from application through program completion, provide support throughout, and available to answer questions.

WHAT IS ASKED/EXPECTED OF THOSE WHO APPLY TO BE A WORKSITE:

- **Commitment to youth development:** Provide a safe, supportive environment where young people are respected, encouraged, and guided in their personal and professional growth.
- **Empathy:** Staff and leadership are asked to be open to diverse backgrounds, listen actively, and respond to youth with compassion and cultural sensitivity.
- **Patience and emotional awareness:** Maintain calm, constructive responses to challenges, mistakes, and learning curves common in youth settings.
- **Positive role modeling:** Show respectful communication, healthy conflict resolution, and inclusive behavior that youth can learn from and emulate.
- **Structured support and supervision:** Offer clear expectations, mentoring, and regular feedback while adapting approaches to individual youth needs.
- **Commitment to safety and accountability:** Follow all safeguarding policies, maintain appropriate boundaries, and collaborate with program coordinators to ensure youth well-being.

“Youth should be viewed as an investment not an expense”



EMPLOYMENT & TRAINING ADMINISTRATION

**Stephen Knob
Director**

Steven M. Neuhaus
County Executive

18 Seward Ave, 1st Floor
Middletown, NY 10940
TEL: (845) 360-0325

Lisa Halpern, Chair
Workforce Development Board

E-MAIL: kfabiano@orangecountygov.com
www.orangecountygov.com

**SUMMER YOUTH EMPLOYMENT PROGRAM
WORKSITE APPLICATION**

Agency's Legal Name (or D.B.A if applicable): _____

(proof of business license may be requested as needed)

Physical Address _____

Sector: (Select One) Private For-Profit/Public/Government Non-Profit

Name and Title of Director/Owner: _____

Phone Number _____ Fax _____ E-Mail _____

Person to Contact (if different than above) _____

Phone Number _____ Fax _____ E-Mail _____

Summer Contact Person: _____

Phone Number _____ Fax _____ E-Mail _____

Total Number of YOUTH Requested _____ (NOTE: less than the number requested may be placed)

I understand by submitting this form, I am not guaranteed participation in the SYEP as a Worksite. If selected, I will be notified by a SYEP Provider to complete the necessary documents to become an official SYEP Worksite. By signing below, I hereby certify that all information provided in this form is accurate and complete to the best of my knowledge.

Signature of Worksite Director/Owner _____

Print Name _____ Title _____ Date _____

ETA and all SYEP Providers reserve the right to decline participation with any organization. All participating worksites must be in compliance with all Federal, New York State, and Department of Labor regulations. Information provided may be used by the State of New York to improve services or to access additional funding.

IMPORTANT INFORMATION

- *Participants can only work up to 30 hours per week (excluding lunch) However, not mandatory to be scheduled for 30hrs.*
- *Based on NY State Labor Laws, participants can take half hour or one hour of unpaid lunch.*
- *Participants cannot work more than 6 actual hours per day (not including lunch).*
- *Participants can be scheduled from 8:30AM to 5:00PM, Monday through Friday, but cannot exceed 30 hours per week.*
- *Participants cannot participate in any recreational field trips or out-of-county*

Summer Youth Application 2026

1. Will your agency be able to accommodate youth participating in the program who must work less than 30 hours per week?

Yes

No

2. If applicable, how does the worksite plan to accommodate youth during inclement weather?

3. Does your agency require youth participants to meet any specific qualifications to perform work duties? (Please keep in mind program participants have little or no work experience)

Yes

No

If yes, please explain:

4. Does your agency require any of the following prior to program startup (please check what applies)?

Fingerprints/Criminal Background (to be paid/covered by worksite)

Required Medical Clearance (paperwork to be provided by worksite)

5. **JOB DESCRIPTION:** Provide a job description for each position you are requesting. Please be specific about the tasks the participant(s) will be responsible for; "other duties" is not a sufficient job description. If more space is needed, please attach separate sheets.

1. Youth's Job Title _____ Number of positions _____

Specific anticipated hours of work: _____ Specific anticipated workdays _____
(i.e. 9am-3pm) (i.e. Mon-Fri)

Worksite Address: _____

Worksite supervisor name: _____ Phone number: _____

Email: _____

Address where the youth is to report on day 1 (IF different from above): _____

Job Description: _____

2. Youth's Job Title _____ Number of positions _____

Specific anticipated hours of work: _____ Specific anticipated workdays _____
(i.e. 9am-3pm) (i.e. Mon-Fri)

Worksite Address: _____

Worksite supervisor name: _____ Phone number: _____

Email: _____

Address where the youth is to report on day 1 (IF different from above): _____

Job Description: _____

3. Youth's Job Title _____ Number of positions _____

Specific anticipated hours of work: _____ Specific anticipated workdays _____
(i.e. 9am-3pm) (i.e. Mon-Fri)

Worksite Address: _____

Worksite supervisor name: _____ Phone number: _____

Email: _____

Address where the youth is to report on day 1 (IF different from above): _____

Job Description: _____

4. Youth's Job Title _____ Number of positions _____

Specific anticipated hours of work: _____ Specific anticipated workdays _____
(i.e. 9am-3pm) (i.e. Mon-Fri)

Worksite Address: _____

Worksite supervisor name: _____ Phone number: _____

Email: _____

Address where the youth is to report on day 1 (IF different from above): _____

Job Description: _____

5. Youth's Job Title _____ Number of positions _____

Specific anticipated hours of work: _____ Specific anticipated workdays _____
(i.e. 9am-3pm) (i.e. Mon-Fri)

Worksite Address: _____

Worksite supervisor name: _____ Phone number: _____

Email: _____

Address where the youth is to report on day 1 (IF different from above): _____

Job Description: _____

6. Youth's Job Title _____ Number of positions _____

Specific anticipated hours of work: _____ Specific anticipated workdays _____
(i.e. 9am-3pm) (i.e. Mon-Fri)

Worksite Address: _____

Worksite supervisor name: _____ Phone number: _____

Email: _____

Address where the youth is to report on day 1 (IF different from above): _____

Job Description: _____

Check the following statements accordingly:

(That apply)

YES

NO

- | | | |
|---|-------|-------|
| 1. Can your agency provide transportation for SYEP participants? | _____ | _____ |
| 2. The agency is a bona fide non-profit organization operating on a Year-Round basis with verification of tax-exempt status. <i>(if applicable)</i> | _____ | _____ |
| 3. SYEP participants must have a supervisory ratio of 12:1. The number of regular employees plus program participants equals this ratio. | _____ | _____ |
| 4. Work location is large enough to accommodate both staff and the number of participants requested. | _____ | _____ |
| 5. Sheltered facilities are available in the event of inclement weather. | _____ | _____ |
| 6. Is your worksite(s) free from hazardous/harmful conditions? | _____ | _____ |
| 7. Location has all the equipment and supplies necessary for youth to perform work activities. | _____ | _____ |
| 8. Work activities proposed are sufficient to employ each youth working up to 30 hours per week. | _____ | _____ |
| 9. Has your agency previously participated in any YEP/SYEP? | _____ | _____ |

If yes, when? _____

PLEASE NOTE

The program is scheduled to run from July 6th, 2026, to August 7th, 2026.

The following criteria must be met during programming:

- All work locations must give access to be always inspected and monitored by the SYEP staff
- **Worksite must complete the SYEP worksite application**
- **If photos will be taken of participants for marketing purposes, a consent form must be completed, signed, and returned to Karina Fabiano to keep on file.**

RESOLUTION NO.: 70 - 2026

OF

APRIL 13, 2026

A RESOLUTION AUTHORIZING THE CITY MANAGER
TO ENTER INTO A LICENSE AGREEMENT WITH THE CATHEDRAL AT THE HOUSE
F/K/A HOUSE OF REFUGE
TO ALLOW USE OF CITY OWNED PROPERTY LOCATED AT
140 BROADWAY FOR THE HEALTHY ORANGE FARMERS MARKET

WHEREAS, the City of Newburgh is the owner of several parcels of real property located at 132, 136, 138, 140, 140A, 144, 146 and 148 Broadway; 6, 10, 12, 16 and 18 Johnston Street; and 6, 8 and 10 Lander Street, and more accurately described on the official tax map of the City of Newburgh as Section 30, Block 3, Lot(s) 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 37 and 38, City of Newburgh, New York, hereinafter collectively referred to as "140 Broadway"; and

WHEREAS, the Healthy Orange Farmers Market f/k/a Tuesday Farm Market has been held at 140 Broadway since 2012 and provides the following benefits:

1. To provide greater visibility to attract more buyers and vendors;
2. To promote positive activity on Broadway; and
3. To provide more space for Orange County agencies to provide information and conduct demonstrations for the community; and

WHEREAS, holding the Healthy Orange Farmers Market at 140 Broadway requires the parties to execute a license agreement, a copy of which is attached hereto and made a part of this resolution; and

WHEREAS, this Council has reviewed such license and has determined that entering into the same would be in the best interests of the City of Newburgh and its further development;

NOW, THEREFORE, BE IT RESOLVED, by the Council of the City of Newburgh, New York that the City Manager be and he is hereby authorized to enter into the attached license agreement with The Cathedral at The House to allow access to and use of several City-owned properties for the purpose of holding the Healthy Orange Farmers Market.

LICENSE AGREEMENT

This Agreement, made this _____ day of _____, 2026, by and between The Cathedral at The House f/k/a HOUSE OF REFUGE, with offices at 131 Broadway, Newburgh, New York 12550 as "LICENSEE; and the CITY OF NEWBURGH, a municipal corporation organized and existing under the laws of the State of New York with offices at 83 Broadway, City Hall, Newburgh, New York 12550 as "LICENSOR";

WITNESSETH THAT:

WHEREAS, Licensee desires the license or privilege of gaining access to the premises of Licensor and in substantially the location and position shown as set forth on the map or plan hereto attached and made a part hereof and bearing the following address:

132, 136, 138, 140, 140A, 144, 146 and 148 Broadway; 6, 10, 12, 16 and 18 Johnston Street; and 6, 8 and 10 Lander Street, and more accurately described on the official tax map of the City of Newburgh as Section 30, Block 3, Lot(s) 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 37 and 38, City of Newburgh, New York, hereinafter collectively referred to as "140 Broadway".

AND WHEREAS, Licensor is willing to give said license or privilege on the following terms and conditions:

NOW, THEREFORE, in consideration of the premises and of the mutual covenants and conditions hereinafter contained, it is hereby agreed as follows:

Section 1. Grant of License. Licensor hereby gives to Licensee, upon the conditions hereinafter stated, the license or privilege of entering upon Licensor's property located at 140 Broadway, in the City of Newburgh, New York, and taking thereupon such vehicles, equipment, tools, tables, chairs and other materials as may be necessary; for the purposes of hosting a farmer's market, including but not limited to the sale of farm products, produce and other general information and demonstrations by Orange County agencies on property owned by Licensor. No permanent improvements may be erected on the premises.

Section 2. Scope of License. Use of and access to the 140 Broadway is limited to hosting a farmer's market, including but not limited to the sale of farm products, produce and other general information and demonstrations by Orange County agencies. Licensee agrees to use and maintain said facilities in such manner as will comply fully with the provisions of any laws, ordinances or other lawful authority obtaining any and all permits required thereby and subject to the following conditions:

- a. Farmer's Market Hours of Operation: 10:00 am to 2:00 pm.
- b. Parking: the parking spaces located on the north side of Broadway between Lander Street and Johnston Street during set up and clean up and hours of operation of the farmer's market.

- c. Grilling is prohibited within or near tents and must be at least 25 feet from commercial structures (or 3 family or above).
- d. Grilling is prohibited on the public sidewalk.
- e. At all times there must be either an extinguisher, hose, or other source of water to extinguish the flames/fire when grilling activities are completed for the day.

Section 3. Licensor acknowledges that the use of the subject property shall inure to the benefit of both parties, and shall be satisfactory, adequate and sufficient consideration for the Licensee granted hereunder.

Section 4. Defense, Indemnity, and Insurance. Licensee hereby agrees to defend, indemnify and hold Licensor harmless against any claims, actions and proceedings brought against Licensor arising out of, in connection with and/or relating to Licensee's use of the premises. Licensee has posted evidence of and shall maintain throughout the term of this License public liability insurance naming the Licensor as additional insured in a minimum coverage amount of One Million (\$1,000,000.00) Dollars.

Section 5. Term. This Agreement and the license or privilege term shall commence on June 23, 2026 and shall expire without further notice to either party to the other at 11:59 pm to October 30, 2026.

Section 6. Assignment of License; No Sub-Licensing. This License may not be assigned or sub-let to any other party.

Section 7. Termination of License. Either party may terminate this license prior to the expiration of the term specified in paragraph 5, with or without cause, on at least thirty (30) days prior written notice to the other party. Upon termination by either party, Licensee shall not be entitled to reimbursement of any of its costs, and Licensee and its agents, employees and contractors will restore of the property to a clean and orderly state and in substantially the same condition as existed prior to the granting of this license.

Section 9. New York Law. This License Agreement shall be construed under New York law and any and all proceedings brought by either party arising out of or related to this License shall be brought in the New York Supreme Court, Orange County.

Section 11. Modification of License Agreement. This License Agreement may not be modified except by a writing subscribed by both parties to this Agreement.

Section 12. It is understood and agreed that no vested right in said premises is hereby granted or conveyed from either party to the other, and that the privileges hereby given are subject to any and all encumbrances, conditions, restrictions and reservations upon or under which the parties held said premises prior to the granting of this license.

Remainder of this page intentionally left blank

WITNESSETH:

THE CITY OF NEWBURGH
LICENSOR

By: _____
_____, Interim City Manager
Per Resolution No.:

THE CATHEDRAL AT THE HOUSE
F/K/A HOUSE OF REFUGE
LICENSEE

By: _____
BISHOP JEFFREY WOODY

Approved as to Form:

NANCY BLOOM
Comptroller

Approved as to Form:

MICHELLE KELSON
Corporation Counsel

RESOLUTION NO.: 71 - 2026

OF

APRIL 13, 2026

A RESOLUTION AUTHORIZING THE CITY MANAGER TO APPLY FOR
AND ACCEPT IF AWARDED AN ORANGE COUNTY
MUNICIPAL LEGISLATIVE PROGRAM GRANT IN THE AMOUNT OF \$4,999.00
WITH NO CITY MATCH TO SUPPORT
CITY OF NEWBURGH RECREATION DEPARTMENT
AFTERSCHOOL AND ARTS PROGRAMS

WHEREAS, Orange County has launched a Municipal Legislative Grant Program to provide resources to municipalities to improve public safety, parks and recreation, senior citizens services or community enhancement activities; and

WHEREAS, the City of Newburgh Recreation Department proposes to apply for an Orange County Municipal Legislative Program grant to support its afterschool and arts programs; and

WHEREAS, if awarded, the grant funding will be used to purchase education materials and equipment for its English as a Second Language support services and to purchase software and materials to support arts programming; and

WHEREAS, the City Council of the City of Newburgh has determined that applying for and accepting such grant is in the best interests of the City and its residents;

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Newburgh, New York that the City Manager be and he is hereby authorized to apply for and accept an Orange County Municipal Legislative Program grant with no City match in the amount of \$4,999.00 to support the afterschool and arts programs at the City of Newburgh Recreation Department.



City of Newburgh

GRANT APPLICATION FORM

Grant Requestor:

Please complete the following form and submit the form along with either a hard copy of the grant announcement or the grant announcement website address to the City of Newburgh Grants Administrator for processing. You will be notified when your grant request has been approved to be sent for City Council Resolution.

NOTE: All fields are required unless marked "OPTIONAL."

SECTION A. COMPLETED BY GRANT REQUESTOR		
NAME OF PROJECT FOR GRANT: Afterschool Programs Arts Programs	NAME OF DEPARTMENT REQUESTING GRANT: Recreation	NAME OF DEPARTMENT HEAD/SPONSOR AUTHORIZING GRANT: Nicholas Galella -Recreation Director
NAME OF GRANT/NAME OF AWARDING AGENCY: Orange County	GRANT SUBMITTAL DATE: 03/30/2026	AMOUNT OF AWARD: \$4,999
MATCH REQUIRED? IF YES, AMOUNT AND TYPE: (EX. CASH, IN-KIND) No	AMOUNT REQUIRED BY THE CITY OF NEWBURGH: -0-	(OPTIONAL) ANY ADDITIONAL GRANT CONDITIONS:
<p>The Afterschool Program continues to increase, there is a growing need for additional staff and educators to provide individualized academic assistance. Many participating students face challenges with English language comprehension, reading, and writing, which impacts their ability to succeed academically and perform on required assessments. To address this need, the Department seeks to incorporate English as a Second Language (ESL) instructors to deliver targeted support and test preparation. This initiative will enhance student achievement, reduce academic stress, and promote a more inclusive and equitable learning environment for the youth of the City of Newburgh.</p> <p>The Art Program provides creative outlets that help them build confidence, improve focus, and express emotions in positive ways. To meet this need, the Department seeks to expand access to qualified art instructors and diverse art programming, including visual arts, crafts, and cultural projects. This initiative will enhance student engagement, support emotional well-being, and promote a more inclusive and enriching experience for the youth of the City of Newburgh.</p> <p>Afterschool Program - \$2,500.00 - Education Materials, Activities and Chromebooks.</p> <p>Arts Program - \$2,499.00 - Software and Materials.</p>		



City of Newburgh

GRANT APPLICATION FORM

SECTION B. FOR REVIEW BY CITY COMPTROLLER
GRANT MATCH REQUIREMENT REVIEWED? YES/NO: COMMENTS:
IN-KIND SERVICES REQUIREMENT REVIEWED? YES/NO COMMENTS:
STAFFING ISSUES REVIEWED? YES/NO: COMMENTS:
ANY ADDITIONAL COMMENTS:
→ APPROVED BY CITY COMPTROLLER? YES/NO CITY COMPTROLLER SIGNATURE: _____ DATE: _____
NOTE: IF GRANT APPROVED, CITY COMPTROLLER WILL FORWARD TO CITY MANAGER FOR REVIEW. IF GRANT NOT APPROVED, CITY COMPTROLLER TO RETURN TO GRANTS ADMINISTRATOR FOR FURTHER REVIEW BY PROJECT SPONSOR.



City of Newburgh

GRANT APPLICATION FORM

SECTION D: FOR REVIEW BY CORPORATION COUNSEL

→ APPROVED BY CORPORATION COUNSEL FOR RESOLUTION? YES/NO

CORPORATION COUNSEL

SIGNATURE: _____

DATE: _____

DATE RESOLUTION TO BE SENT TO CITY COUNCIL MEETING:

SECTION C: FOR REVIEW BY CITY MANAGER

→ APPROVED BY CITY MANAGER? YES/NO

CITY MANAGER

SIGNATURE: _____

DATE: _____

ORANGE COUNTY LEGISLATURE

2026 Municipal Legislative Grant Program



Municipal Legislative Grant Program

Municipality City of Newburgh

Date of Application: 4/1/2026

Legislative Sponsor Majority Leader Genesis Ramos

PURPOSE

The Orange County Legislature will, once again, launch its grant program which has been approved in the 2026 Legislative Budget.

The purpose of this grant is to assist in providing financial resources to municipalities as they plan and execute community enhancements in Orange County.

- Please mail or e-mail the completed application to your Orange County Legislator.

PROGRAM DETAILS

- Requests for grants will be awarded to municipalities **only**.
- Application deadline is April 3, 2026 at 3:00 p.m.
- Application will be reviewed by a committee comprised of Legislators and decisions will be rendered and approved on or before June 4, 2026.

PROGRAM GUIDELINES

- Grants will be awarded to municipalities that will use the resources towards the following categories:
 - ✓ Public Safety
 - ✓ Parks/Recreation
 - ✓ Programs and activities for Youth
 - ✓ Programs and activities for the Senior Citizen Community
 - ✓ Other municipal uses for community enhancement to be demonstrated by the municipality

AMOUNT OF GRANT

- The maximum Grant award per municipality is \$4,999.

CONTACT INFORMATION (TO BE COMPLETED BY MUNICIPALITY REPRESENTATIVE):

First Name: Nicholas Last Name: Galella

Title/Role at Municipality: Recreation Director

Address: 401 Washington Street

City: Newburgh State: NY Zip Code: 12550

Phone Number: 845-476-5311 Email: ngalella@cityofnewburgh-ny.gov

Signature of Applicant Representative Nicholas Galella Digitally signed by Nicholas Galella
Date: 2026.04.01 09:52:15 -04'00' Date 4/1/2026

REQUEST INFORMATION (PLEASE ADD ADDITIONAL PAGES, IF NECESSARY):

Amount requested: \$4,999.00

Please provide an overview of reason for the application, being sure to include:

- Description for use of grant award;
- Purpose and key outcomes;
- Individuals or communities served;
- How funds will be expended;
- Proposed timeline

If awarded, funds from this grant opportunity will be used to assist with the costs of the Recreation Department Afterschool program. The purpose of the Afterschool program is to provide a safe, fun, and educational space for the students/youth of the City of Newburgh to receive the help they need both educationally and socially. As the program has grown with the support of this grant, there is need for additional resources to assist with student schoolwork.

With the assistance of this grant, the City of Newburgh has also been able to develop additional youth arts programming that allow for our youth population to socialize in a safe, enriching, and worry-free environment. These programs would include graphic art, drawing, stenciling, canvas painting and graffiti arts. Youth of all abilities and ages would be able to come together and share a wonderful experience.

Afterschool Programs - \$2,500.00 for Educational Materials, offsite activities and additional Chromebooks for student use

Arts Programs - \$2,499 for graphic arts software and materials fees

Signature of Legislative Sponsor

Date

RESOLUTION NO.: 72-2026

OF

APRIL 13, 2026

A RESOLUTION AMENDING THE 2024-2028 FIVE-YEAR PAVING PLAN
FOR THE CALENDAR YEAR 2026

WHEREAS, the City of Newburgh has developed the 2024-2028 Five-Year Paving Plan, which is a multi-year plan for paving the streets of the City of Newburgh; and

WHEREAS, the Commissioner of Public Works has proposed an amendment to the 2024-2028 Five-Year Paving Plan for calendar year 2026 based on existing road conditions and to maximize the use of the available resources; and

WHEREAS, this Council finds that it is in the best interest of the City of Newburgh to amend the 2024-2028 Five-Year Paving Plan for calendar year 2026 as proposed;

NOW, THEREFORE, BE IT RESOLVED, by the Council of the City of Newburgh, New York that the City of Newburgh approves the Calendar Year 2026 Amendment, as annexed hereto, to the 2024-2028 Five-Year Paving Plan and the substitution of dyed concrete for granite for the construction of ADA-compliance curb ramps within the East End Historic District.

Alternative 2026 Paving Plan

Street	From	To
Fullerton Avenue	South Street	Broadway
Third Street	Fullerton Avenue	Robinson Avenue
Underhill Place	Third Street	First Street
Galloway Avenue	Fullerton Avenue	Dead End
Van Ness Street	Fullerton Avenue	Prospect Street
Gidney Avenue	West Street	City Line
Locust Street	Wisner Avenue	Chestnut Street
Nott Place	Broadway	Dead End
Chestnut Street	Locust Street	Broadway
Bay View Terrace	Monument Street	Overlook Place
Overlook Place	Courtney Avenue	Liberty Street
Farrington Street	Dubois Street	Liberty Street
First Street	Dubois Street	Liberty Street
Benkard Avenue	Mill Street	Liberty Street
Police Station Parking Lot	Broadway	Grand Street

RESOLUTION NO.: 73 - 2026

OF

APRIL 13, 2026

A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE A PAYMENT
OF CLAIM WITH DEAMS GREEN IN THE AMOUNT OF \$4,249.20

WHEREAS, Deams Green brought a claim against the City of Newburgh; and

WHEREAS, the parties have reached an agreement for the payment of the claim in the amount of Four Thousand Two Hundred Forty-Nine and 20/100 Dollars (\$4,249.20) in exchange for a release to resolve all claims among them; and

WHEREAS, this Council has determined it to be in the best interests of the City of Newburgh to settle the matter for the amount agreed to by the parties;

NOW, THEREFORE, BE IT RESOLVED, by the Council of the City of Newburgh, New York, that the City Manager is hereby authorized to settle the claim of Deams Green in the total amount of Four Thousand Two Hundred Forty-Nine and 20/100 Dollars (\$4,249.20) and that the City Manager or the Corporation Counsel is hereby authorized to execute documents to effectuate the settlement.

RESOLUTION NO.: 74 - 2026

OF

APRIL 13, 2026

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF NEWBURGH
AMENDING RESOLUTION NO. 56-2026 OF MARCH 23, 2026
APPOINTING JASON MORRIS TO BE THE INTERIM CITY MANAGER
OF THE CITY OF NEWBURGH
PURSUANT TO SECTION C5.01(C) OF THE CITY CHARTER.

WHEREAS, Section C5.01(C) provides, in relevant part, that in the event that a vacancy occurs in the office of City Manager due to resignation, the City Council shall designate an appointed officer to serve as Interim City Manager; and

WHEREAS, by Resolution No. 56-2026 of March 23, 2026, the City Council appointed Jason Morris, Commissioner of Public Works, to the position of Interim City Manager pursuant to Section C5.01(C) of the City Charter effective at 4:00 pm on March 31, 2026; and

WHEREAS, the City Council finds it necessary and appropriate to compensate the Interim City Manager for the work performed as Interim City Manager for the City of Newburgh;

NOW, THEREFORE, BE IT RESOLVED, by the Council of the City of Newburgh, New York that Resolution No. 56-2026 of March 23, 2026 appointing Jason Morris, Commissioner of Public Works, to the position of Interim City Manager be and hereby is amended to establish the payment of an annual salary of \$210,000.00, which shall be paid retroactive to the original date of appointment and continue throughout the term of the appointment.