TOWN OF
MOUNT PLEASANT

MINUTES OF THE REGULAR
MEETING OF THE TOWN BOARD
TOWN OF MOUNT PLEASANT
WESTCHESTER COUNTY, N.Y.
HELD APRIL 28, 2026

PRESENT	SUPERVISOR	- CARL FULGENZI
	COUNCILPERSONS	- DANIELLE ZAINO
		- JOE BONANNO
		- MARK SARACINO
		- THOMAS SIALIANO
	DEPUTY TOWN CLERK	- DANIELLE DRAKE
	TOWN ATTORNEY	- DARIUS CHAFIZADEH

The Supervisor opened the meeting at 7:00 PM with a Salute to the Flag.

I. Supervisor's Report

Announcements: Clay Bird Lane and Film Agreement RESOLUTION

1. At the Town Board Work Session on April 21, 2026, the Town Board approved an agreement with Blind Faith Productions, LLC, to use/film at Town Hall and the Community Center (April 24-28) for a fee of $20,000 plus the cost of police. The agreement will formally be approved on the April 28, 2026 Town Board Agenda.
2. At a Special Town Board Meeting held on April 23, 2026 at 8:30 AM, the Town Board approved a contract with Casa Verde Corp. d/b/a Amodio to remove equipment from Clay Bird Lane.

Authorization to Accept Sewer/Easement Agreement between Toll Northeast Building, Inc. and the Town of Mount Pleasant RESOLUTION 155-26

Upon motion of Councilman Saracino, seconded by Councilwoman Zaino and unanimously carried, it was,

RESOLVED: Authorization is granted for the Town Engineer to accepted a Sewer Easement Agreement between Toll Northeast Building, Inc. ("Toll") and the Town of Mount Pleasant ("Town") as to provide the Town with accessibility for the replacement, maintenance and operation of the future public sewer system to be completed by Toll for the development. This easement is approximately 21.68 feet in width and 3,669 square feet in area. The easement travels from northern edge of the Lozza Drive access road in a perpendicular direction north of the driveway and into the Kensico Preserve Development ending near a manhole located within the new private roadway.

VOTE - AYES - Town Supervisor Fulgenzi, Councilwoman Zaino, Councilman Sialiano, Councilman Saracino, Councilman Bonanno

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Receiver of Taxes Report RESOLUTION

SEE ATTACHED

II. Business from the Floor

Residents wishing to speak during Business from the Floor are encouraged (though not required*), to register online using the Speaker Registration Form. All speakers are limited to five (5) minutes.

**In-person sign-in is still available at Town Board meetings.*

The Supervisor opened the meeting to Business from the Floor.

- Deborah Gargiulo and Bevin Murphy of Chappaqua commented on concerns about operations at the Clay Bird Lane mulching facility. There was discussion on the topic.
- Domenick Vita of Hawthorne commented on Clay Bird Lane, large development in town, and requested that projects that have sat for a while should be restudied before being approved.
- Tom Abinanti of Pleasantville requested a Board of Ethics review of Mr. Fulgenzi and Mr. Benkwitt's hiring of Harris Beach law firm in their personal capacity as political candidates. Supervisor Fulgenzi said that Mr. Chafizadeh is not working on the matter and that it was paid for by the Republican Committee. Mr. Chafizadeh asked why Mr. Abinanti didn't call him before making accusations at a public meeting having known each other for 26 years.
- Frank Hrotko of Hawthorne asked why the Supervisor hasn't been more involved in the illegal garbage dump. There was a brief discussion.
- Anna Nelson of Hawthorne asked for a temporary or targeted moratorium on development in town.

III. Town Clerk

Town Clerk's Report RESOLUTION

SEE ATTACHED

IV. Council Reports

Councilwoman Zaino

Authorization to Accept Proposal to Conduct Wetlands RESOLUTION 156-26

Services on West Lake Drive (Purchase Order 144-26-02)

Upon motion of Councilwoman Zaino, seconded by Councilman Bonanno and unanimously carried, it was,

> RESOLVED: That authorization for Purchase Order No. 144-26-02 is granted to Westchester Wetland Services, LLC, 128 Sunset Rd., Montrose, NY 10548 to conduct required wetland services on Westlake Dr. Legion of Christ parcel in conjunction with future mitigation of the invasive species. Total cost is $1,625.00.

VOTE - AYES - Town Supervisor Fulgenzi, Councilwoman Zaino, Councilman Sialiano, Councilman Bonanno

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Authorization to Approve a Spring High School Internship in the Building Department, Ella Savino — RESOLUTION 157-26

Upon motion of Councilwoman Zaino, seconded by Councilman Sialiano and unanimously carried, it was,

> RESOLVED: That the Building Department is authorized to host an unpaid high school internship for Westlake High School student Ella Savino, effective May 12, 2026 through June 5, 2026 for 30 hours per week, as required by the school's program.

VOTE - AYES - Town Supervisor Fulgenzi, Councilwoman Zaino, Councilman Sialiano, Councilman Saracino, Councilman Bonanno

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Councilman Bonanno

Comptroller's Memo — RESOLUTION 158-26

Upon motion of Councilman Bonanno, seconded by Councilman Sialiano and unanimously carried, it was,

> RESOLVED: That authorization is granted to the Comptroller for payment of the following claims:
>
> SEE ATTACHED MEMO

VOTE - AYES - Town Supervisor Fulgenzi, Councilwoman Zaino, Councilman Sialiano, Councilman Saracino, Councilman Bonanno

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Authorization for Budgetary Transfers — RESOLUTION 159-26

Upon motion of Councilman Bonanno, seconded by Councilwoman Zaino and unanimously carried, it was,

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RESOLVED: That the Comptroller is authorized to complete various departmental budgetary transfers as requested.

VOTE - AYES - Town Supervisor Fulgenzi, Councilwoman Zaino, Councilman Sialiano, Councilman Saracino, Councilman Bonanno

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Authorization for Final Lump Sum Payout for Parks Department Employee — RESOLUTION 160-26

Upon motion of Councilman Bonanno, seconded by Councilman Sialiano and unanimously carried, it was,

RESOLVED: That the Comptroller is authorized to provide a final lump sum payout to Parks Department employee, Emmanuel Morales, as follows:

Pay Type	Hours	Hourly Rate	Amount
Vacation	192.00	44.7309	$8,588.33
Comp Time	7.25	44.7309	$324.00
Unused Sick	120.00	44.7309	$5,367.71
Unused Sick	92.25	44.7309	$4,126.43
		Total:	**$18,406.77**

VOTE - AYES - Town Supervisor Fulgenzi, Councilwoman Zaino, Councilman Sialiano, Councilman Saracino, Councilman Bonanno

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Councilman Saracino

Purchase Order 70-26-33: Annual Chemical Storage Inspection — RESOLUTION 161-26

Upon motion of Councilman Saracino, seconded by Councilman Bonanno and unanimously carried, it was,

RESOLVED: That authorization for Purchase Order No. 70-26-33 is granted to Professional Consulting Inc., Octagon 10 Office Center, 1719 Route 10, Suite 225, Parsippany, NJ 07054 for the performance of an annual inspection, to review and update the Spill Prevention Report for the chemical bulk storage (chlorine) tanks at the Mt. Pleasant Pool, as required by NYS DEC regulations, at a cost of $3,900.00.

VOTE - AYES - Town Supervisor Fulgenzi, Councilwoman Zaino, Councilman Sialiano, Councilman Saracino, Councilman Bonanno

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Purchase Order 70-26-34: Great Ventures Camp Trip to Medieval Times — RESOLUTION 162-26

Upon motion of Councilman Saracino, seconded by Councilman Sialiano and unanimously carried, it was,

> RESOLVED: That authorization for Purchase Order No. 70-26-34 is granted to Medieval Times, 149 Polito Ave., Lyndhurst, NJ 07071 for a Great Ventures Camp Trip to Medieval Times at a total cost of $14,469.00.

VOTE - AYES - Town Supervisor Fulgenzi, Councilwoman Zaino, Councilman Sialiano, Councilman Saracino, Councilman Bonanno

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Purchase Order 70-26-35: Coach Buses for Teenscape Escape and Action Squad Camp Trips — RESOLUTION 163-26

Upon motion of Councilman Saracino, seconded by Councilwoman Zaino and unanimously carried, it was,

> RESOLVED: That authorization for Purchase Order No. 70-26-35 is granted to Coach Tours LTD*, 475 Federal Rd., Suite A, Brookfield, CT 06804 for Coach Buses for Teenscape Escape and Action Squad Camp Trips, as follows:

Camp	Trip	Total
Action Squad	Camelback Resort	$1,750.00
Escape Squad	Lake Compounce	$5,250.00
Action Squad	Lake Compounce	$5,250.00
Action Squad	Hershey Park	$2,420.00
Escape Squad	Mountain Creek	$1,750.00
	Fuel Surcharge:	*$1,642.00*
	Service Fee:	*$1,642.00*
	Total:	**$19,704.00**

**JTR is the bid-awarded company but is unavailable for these trips/dates.*

VOTE - AYES - Town Supervisor Fulgenzi, Councilwoman Zaino, Councilman Sialiano, Councilman Saracino, Councilman Bonanno

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Purchase Order 70-26-36: School Bus Services for 2026 Summer Camp — RESOLUTION 164-26

Upon motion of Councilman Saracino, seconded by Councilman Sialiano and unanimously carried, it was,

> RESOLVED: That authorization for Purchase Order No. 70-26-36 is granted to the current bidholder, Royal Coach Inc., 1010 Nepperhan Ave., Yonkers, NY 10703 for school bus services for the 2026 Summer Camp season at an estimated total cost of $117,500.00.

VOTE - AYES - Town Supervisor Fulgenzi, Councilwoman Zaino, Councilman Sialiano, Councilman Saracino, Councilman Bonanno

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Authorization to Approve Use Agreement with Blind Faith Productions LLC for Filming at Town Hall and Community Center Premises — RESOLUTION 165-26

This item was voted on at the April 21, 2026 Work Session as follows:

Upon motion of Councilman Bonanno, seconded by Councilwoman Zaino and unanimously carried, the Town Board approved the Use Agreement with Blind Faith Productions LLC for filming at Town Hall and Community Center premises, pending formal adoption at the April 28, 2026 Business Meeting.

This item was ratified on April 28, 2026 as follows:

Upon motion of Councilman Saracino, seconded by Councilman Bonanno and unanimously carried, it was,

> RESOLVED: That the Use Agreement with Blind Faith Productions LLC for filming at Town Hall and Community Center premises is approved.

VOTE - AYES - Town Supervisor Fulgenzi, Councilwoman Zaino, Councilman Sialiano, Councilman Saracino, Councilman Bonanno

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Councilman Sialiano

Purchase Order 30-26-06: Glass Spheres For Road Markings — RESOLUTION 166-26

Upon motion of Councilman Sialiano, seconded by Councilwoman Zaino and unanimously carried, it was,

> RESOLVED: That authorization for Purchase Order No. 30-26-06 is granted to Potters Industries, LLC, 3222 Phoenixville Pike, Suite 103, Malvern, PA 19355 for glass spheres for road markings at a total cost of $4,950.00, per NYS contract PC69552.

VOTE - AYES - Town Supervisor Fulgenzi, Councilwoman Zaino, Councilman Sialiano, Councilman Saracino, Councilman Bonanno

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Purchase Order 30-26-07: Traffic Paint For Mount Pleasant, Village of Pleasantville and Village of Sleepy Hollow — RESOLUTION 167-26

Upon motion of Councilman Sialiano, seconded by Councilman Saracino and unanimously carried, it was,

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RESOLVED: That authorization for Purchase Order No. 30-26-07 is granted to The Sherwin-Williams Company, 101 Prospect Ave., Cleveland, OH 44115 for traffic paint, as follows:

Description	# Units (5 gal. pails)	Total Cost
Waterborne Yellow Traffic Paint	180	$11,826.00
Waterborne White Traffic Paint	200	$10,350.00
	Order Total:	$22,176.00
	Reimbursement - Village of Pleasantville:	*$4,180.00*
	Reimbursement - Village of Sleepy Hollow:	*$4,875.75*
	Final Cost to Town:	**$13,119.75**

VOTE - AYES - Town Supervisor Fulgenzi, Councilwoman Zaino, Councilman Sialiano, Councilman Saracino, Councilman Bonanno

V. Town Attorney

VI. Schedule of Meetings

Work Session: Tuesday, May 5, 2026, at 7:00 PM RESOLUTION

Business Session: Tuesday, May 12, 2026, at 7:00 PM RESOLUTION

VII. Adjourn

Upon motion of Councilman Sialiano, seconded by Councilman Saracino and unanimously carried, it was,

RESOLVED: That the meeting is adjourned at 8:00 PM.

VOTE - AYES - Town Supervisor Fulgenzi, Councilwoman Zaino, Councilman Sialiano, Councilman Saracino, Councilman Bonanno

Respectfully Submitted,

Emily Costanza

EMILY COSTANZA
TOWN CLERK

TOWN CLERK
Emily Costanza

TOWN CLERK'S REPORT
TOWN BOARD MEETING
APRIL 28, 2026

RECEIVED AND FILED:

1. ONE (1) PLANNING BOARD RESOLUTION
   346 JACKSON AVE STEEP SLOPE PERMIT

2. SIX (6) ZONING BOARD RESOLUTIONS:
   JEWISH CHILD CARE ASSOCIATION
   CARLA KALVIN
   THORNWOOD, LDT., LLC
   JORGE GUIRACOCHA
   JOHN SANTORO & MARNI MAYER
   DAVID CEBEL

3. TWO (2) NOTICES OF CLAIM:
   CASA VERDE GROUP DBA AMODIO
   HEATHER AND MARK RUBEO

COMPTROLLER'S MEMO

4/28/2026

The following claims are submitted for Town Board Approval:

Department	Vendor Name	Description	Amount
SUPERVISOR			
	CARDMEMBER SERVICES		
		WESTCHESTER REAL EST CONFERENCE2026 C.FULGENZI	125.00
		Total:	**125.00**
COMPTROLLER			
	CARDMEMBER SERVICES		
		WEBINAR ELECTRONIC CERTIFIED PAYROLL SYS 2026	65.00
		Total:	**65.00**
TOWN CLERK			
	GENERAL CODE LLC		
		CODE ANALYSIS COMPOSITION DUPLICATION FINISH&HANDL	2,592.00
		Total:	**2,592.00**
ATTORNEY			
	HARRIS BEACH MURTHA CULLINA PLLC		
		EMERGENCY SHELTER ISSUES	1,318.55
		IN REM FORECLOSURES	3,163.50
		PAGELLO GERARD & MARIANNE MARTIN PAGELLO ARTICLE78	3,591.00
		RUSSELL JAMES C	2,166.00
		VEHICLE & TRAFFIC PROSECUTION	2,365.50
		Total:	**12,604.55**
BUILDING-TOWN HALL			
	CLEAN AIR QUALITY SERVICE INC		
		PD DETECTIVE OFFICE HEATERS &CHECK VESTIBULE IN PD	3,193.13
		Total:	**3,193.13**
CENTRAL DATA PROCESSING			
	TYLER TECHNOLOGIES INC.		
		TYLER SYSTEM MANAGEMENT SUPPORT 4/13/26-4/12/27	9,737.81

Department	Vendor Name	Description		Amount
			Total:	**9,737.81**
SUPERINTENDENT OF HIGHWAYS				
	DTN, LLC			
		ANNUALRENEWAL WEATHER INFO SYSTEM HWY3/8/26-3/7/27		2,753.41
			Total:	**2,753.41**
PUBLIC SAFETY				
	CARDMEMBER SERVICES			
		DRONE TRAINING(3PO), HOTEL CVSA CONFERENCE OCONNOR		1,220.91
			Total:	**1,220.91**
PARKS				
	GARY MOSCA & SON INC			
		TREATMENT#1 CARROLL PARK		2,000.00
		TREATMENT#1 LAWN BROADWAY FIELD1 & FIELD2		1,500.00
		TREATMENT#1 LAWN TREATMENT FOR POOL 3/25/26		2,000.00
		TREATMENT#1 -VIRGINIA RD & PAT HENRY FIELD FERTILI		1,500.00
	GREEN DESIRE			
		CARROLL PARK FLOWER BED LANDSCAPING		1,000.00
		LINDA AVE FLOWER BED LANDSCAPING		1,350.00
	GREENWAY PROPERTY SERVICES INC			
		BRADHURST INTIIAL SOCCER LINING 3 FIELDS		1,500.00
		HOLY ROSARY FIELD INITIAL SOCCER LINING 1 FIELD		600.00
	LEONARD A MERONE III/DBA MERONE LANDSCAPING			
		VOLUNTEER FIELD MOW INFIELD GRASS,BLOW,EDGES,CLAY		2,200.00
	CARRIERE MATERIALS LLC			
		TOPDRESSING 7-2-1 42T & FREIGHT		2,646.00
	POLLACK PAINT & FIELD			
		STRIPING PAINT WHITE 12PK, RED 12PK		2,223.15
	LEONARD A MERONE III/DBA MERONE LANDSCAPING			
		PAT HENRY FIELD SPRING CLEAN UP		2,050.00
		VIRGINIA ROAD SPRING CLEAN UP		2,050.00
			Total:	**22,619.15**
ADULT PROGRAMS				
	ARC SPORTS OF NEW YORK LLC			

Department	Vendor Name	Description		Amount
ADULT PROGRAMS				
		SUPPLIES FOR ADULT SOFTBALL		1,740.89
	JTR TRANSPORATION	COACH BUS TO RESORTS WORLD CASINO SR TRIP 4/22		1,670.00
	GREGORY DU SABLON JR.	REFREE -ADULT BASKETBALL 22GAMES 3/2/26-3/24/26		1,540.00
	USSSA WESTCHESTER OFFICIALS	ADULT SOFTBALL TEAM REG SPRING/SUMMER LEAGUE 2026		1,875.00
			Total:	**6,825.89**
POOL				
	ARGENTO & SON INC.	HONDA WATER PUMP WT30X		1,699.00
			Total:	**1,699.00**
YOUTH PROGRAMS				
	AMERICAN HERITAGE MARTIAL ARTS	JUNIOR KARATE 2/9-4/13 5PART 14SESS 80%		812.00
		LITTLE LIONS KARATE 2/11-4/8 7SESS 11PART 80%		968.00
		LITTLE LIONS KARATE 2/9-4/13 1PART 14SESS 80%		162.40
		LITTLE LIONS KARATE 2/9-4/13 8PART 80%		704.00
		MARTIAL ARTS 2/9-4/13 2PART 14SESS 80%		328.00
		MARTIAL ARTS 2/9-4/13 8PART 14SESS 80%		1,408.00
	GAGARENTALS LLC	2COACHES-THE SPRINGBREAK CAMP GYM ACTIVIES3/30-4/3		1,500.00
			Total:	**5,882.40**
GENERAL REPAIRS				
	CIVIC PLUS, INC.	2026ANNUAL RENEWAL-SEECLICKFIX SOFTWARE HWY DEPT		9,643.02
			Total:	**9,643.02**
HIGHWAY - MACHINERY				
	ZWACK INC.	CONVEYOR CHAINS FREIGHT HD57		5,079.93
			Total:	**5,079.93**
HIGHWAY - SNOW REMOVAL				

Department	Vendor Name	Description		Amount
HIGHWAY - SNOW REMOVAL				
	CHEMUNG SUPPLY			
		40 PLOW BLADES		5,180.00
			Total:	**5,180.00**
CAPITAL -BUILDING IMP.				
	AQUA WORKS INC			
		AMENDMENT WHITTIER DR PH2 ADDL AMOUNT		16,513.21
		WHITTIER DR PHASE2 STORM WATER SYSTEM REHAB		36,162.20
			Total:	**52,675.41**
CAPITAL-CONS. SEWER DIST. IMP				
	AQUA WORKS INC			
		WHITTIER DR PHASE2 STORM WATER SYSTEM REHAB		127,613.00
			Total:	**127,613.00**
TRAFFIC IMPROVE				
	VERDE ELECTRIC MAINTENANCE CORP.			
		TRAFFIC SIGNAL REPLACEMENT COLUBUS AVE STEVENS AVE		28,196.00
			Total:	**28,196.00**
CAPITAL-OLD FARM HILL WATER				
	CHARLES A. MANGANARO			
		PROF ENGINEERING REPLACMENT WATER MAIN PH3 USONIA		20,200.00
		PROF ENGINEERING REPLACMENT WATER MAINS PH3 USONIA		15,470.00
			Total:	**35,670.00**
MT PLEASANT CONS. SEWER DISTR				
	GLOBAL SYSTEMS INTEGRATORS INC.			
		CENTRAL STATION MONITORING 5/1/26-4/30/26		3,453.20
	ALL-MAKES PUMP & MOTOR REPAIR INC.			
		EMERG WORK DEERFIELD PS LABOR & CONTROL FLOAT		725.00
		EMERG WORK HARDSCRABBLEPS-REMOVE & REINSTALL PUMPS		6,020.00
	R.J.G. ELECTRICAL CONTRACTING LLC			
		ELEC POLE INSTALL CONDUIT ELEC PANEL,PARK ST SS		5,405.20
		ELEC WORK REPAIR AT PS 1 PARK ST P'VILLE		1,850.00
			Total:	**17,453.40**
JOINT WATER DISTRICT FUND				
	GLOBAL SYSTEMS INTEGRATORS INC.			

Department	Vendor Name	Description		Amount
JOINT WATER DISTRICT FUND				
		CENTRAL STATION MONITORING 5/1/26-4/30/26		147.00
	HACH COMPANY			
		CHL & PHOS KITS CHEM KEYS		2,048.56
			Total:	**2,195.56**
POCANTICO WATER DISTRICT #1				
	GLOBAL SYSTEMS INTEGRATORS INC.			
		CENTRAL STATION MONITORING 5/1/26-4/30/26		395.00
	PVS MINIBULK, INC			
		SODIUMHYPOCHLORITE 219.7142GA-591BEDFORD POCANTICO		867.87
			Total:	**1,262.87**
KENSICO WATER				
	GLOBAL SYSTEMS INTEGRATORS INC.			
		CENTRAL STATION MONITORING 5/1/26-4/30/26		1,660.00
	PVS MINIBULK, INC			
		SODIUM HYPOCHLORITE 649.2218GA -121LOZZ DR KENSICO		2,564.43
		SODIUM HYPOCHLORITE 799.102GA -121LOZZ DR KENSICO		3,156.45
	SHANNON CHEMICAL CORP.			
		CHEMICALS BLDN ORTHOPHOSPHATE 937.25@$19.97		18,716.88
			Total:	**26,097.76**
TRUST & AGENCY-ESCROW				
	DOMENICK CARATOZZOLO			
		BLASTING FOR DEP KENSICO SITE 3/12-4/9 8BLASTS		1,200.00
	CLEARY CONSULTING			
		604 HARDSCRABBLE RD #6		200.00
	CLEARY CONSULTING			
		145 BENIC		875.00
	CLEARY CONSULTING			
		50 DEERFILED LANE		612.50
	CLEARY CONSULTING			
		361 BRADHURST		437.50
	CLEARY CONSULTING			
		BELLVIEW LOT 79		875.00
	WESTCHESTER WETLAND SERVICES LLC			
		REVIEW WETLANDS APPLICATION NYCDEP CONTRACT#3 KEC		500.00

Department	Vendor Name	Description	Amount
TRUST & AGENCY-ESCROW			
	CLEARY CONSULTING	HAWTHORNE CEDAR KNOLLS	1,400.00
	CLEARY CONSULTING	376 BRADHURST	875.00
	CLEARY CONSULTING	BRADHURST JACKSON	612.50
	CLEARY CONSULTING	630 BEDFORD ROAD	1,050.00
	CLEARY CONSULTING	835-855 SLEEPY HOLLOW	1,137.50
		Total:	**9,775.00**

The above was approved by the Town Board at the meeting of 4/28/2026.

Grand Total: 390,160.20