



COMMON COUNCIL MEETING

Tuesday, February 4, 2024
Common Council Chambers
6:30 p.m.

I. ROLL CALL

II. REVIEW OF MINUTES:

Common Council Meeting of January 21, 2025

III. READING OF ITEMS by the City Chamberlain of any items not listed on the printed agenda.

IV. PRESENTATIONS OF PETITIONS AND COMMUNICATIONS:

- 1. FROM JOULE COMMUNITY POWER**, a presentation regarding selections in Memorandum of Understanding
- 2. JD'S PUB & BREW INC**, 30-day Advance Notice of NYS Liquor License application

V. PUBLIC PARTICIPATION: Three (3) minutes per person up to 45 minutes of public comment on any agenda and non-agenda item.

VI. NEW & UNFINISHED BUSINESS & ANNOUNCEMENTS

VII. REPORTS OF COMMITTEES AND BOARDS: NONE

CONSENT AGENDA:

VIII. MOTIONS AND RESOLUTIONS:

- 1. R-25-18**, Resolution Granting Easement to Central Hudson along Easterly Side of Wilbur Boulevard
- 2. R-25-19**, Resolution Granting Easement to Verizon to Relocate Existing Cables Off the Properties Known as 306-316 Main Street

3. **R-25-20**, Memorandum of Understanding with Conditional Authorization to Execute Electricity Supply Agreement between Joule Assets Inc and the City of Poughkeepsie

IX. ORDINANCES AND LOCAL LAWS:

ACTION AGENDA:

X. MOTIONS AND RESOLUTIONS:

XI. ORDINANCES AND LOCAL LAWS:

XII. EXECUTIVE SESSION:

XIII. MAYOR'S COMMENTS:

XIV. CHAIRMAN'S COMMENTS AND PRESENTATIONS:

XV. ADJOURNMENT:



The City of Poughkeepsie New York

Common Council Meeting Minutes

Tuesday, January 21, 2025

6:30 PM

Common Council Chambers

**Welcome to the regularly scheduled Meeting of the City of Poughkeepsie
Common Council the date is January 21, 2025, and the time is 6:30pm**

I. ROLL CALL:

8 Present, 0 Absent ()

II. REVIEW OF MINUTES:

A motion to Approve Minutes was made by Council Member- 7th Ward Patterson Thompson and seconded by Council Member- 3rd Ward Brown.

Minutes of Organizational Meeting of 1/2/2025 & CCM Minutes of 1/07/2025 - VOICE VOTE	
Yes/Aye:	Council Member- 1st Ward Henry, Councilmember - 2nd Ward Menist, Council Member- 3rd Ward Brown, Council Member- 5th Ward James, Council Member- 6th Ward Grant, Council Member- 7th Ward Patterson Thompson, Council Member- 4th Ward Shook, Council Member At-Large Wilson
No/Nay:	None
Abstain:	None
Absent:	
Result:	Passed

1. Common Council Organizational Meeting of January 2, 2025
2. Common Council Meeting of January 7, 2025

III. READING OF ITEMS by the City Chamberlain of any resolutions not listed on the printed agenda

IV. PRESENTATIONS OF PETITIONS AND COMMUNICATIONS:

A motion to Defer to Corporation Counsel was made by Council Member- 3rd Ward Brown and seconded by Council Member- 6th Ward Grant.

Motion to Defer to Corporation Counsel	
Yes/Aye:	Council Member- 1st Ward Henry, Councilmember - 2nd Ward Menist, Council Member- 3rd Ward Brown, Council Member- 5th Ward James, Council Member- 6th Ward Grant, Council Member- 7th Ward Patterson Thompson, Council Member- 4th Ward Shook, Council Member At-Large Wilson
No/Nay:	None
Abstain:	None
Absent:	
Result:	Passed

1. **DEVON GETHERS**, a notice of claim for injury sustained on December 22, 2024

V. PUBLIC PARTICIPATION:

Three (3) minutes per person up to 45 minutes of public comment on any agenda and non-agenda item.

Nancy Fedore Shenko
Kyle Corkins- Kingston Ave
June Nemon- Union St
Kane Bowers- Union Street
Laurie Sandow- S Grand Ave*
Daniel Attona- College Ave

***Submitted written comments**

Laurie Sandow public comments, Common Council Meeting, January 21, 2025

At least once a year, and hopefully far more often, the world is reminded of the legacy of the Rev. Dr. Martin Luther King, Jr. Among the quotes he is known for is that “Our lives begin to end the day we become silent about things that matter.” Luke 12:48 puts it this way, “From everyone who has been given much, much will be demanded; and from the one who has been entrusted with much, much more will be asked.”

Tonight the public will get a good dose of “never mind what will be asked, don’t ask so that we don’t have to deliver”; a good dose of this City and this Council’s rejection of public service in favor of self-service. We’ll get a birds-eye view of how Yvonne Flowers, her Administration, and this Council prioritize their own interests at the expense of, and to the detriment of public service. Like the Proud Boys marching through the streets of Washington on Inauguration Day, tonight we’ll witness a Common Council whose rallying cry is: Whose Chambers? Our Chambers!

We have a Council that repeatedly violates the City Charter and their own Council rules, relying on advice and instruction from City of Poughkeepsie’s Corporation Counsel Rebecca Valk in order to whip out selected passages and narrow interpretations whenever they need to duck and cover themselves.

I am the only member of the public who attended all previous Charter revision meetings. Yet members of this Council, who never attended a single Charter revision meeting, will defend tonight’s Resolution picking Sakima McClinton for the 8th Ward as strict adherence to the language of the Charter. The Council will opt to turn their backs on, carefully avoid—with some members likely entirely unfamiliar with—the passages declaring the updated City Charter’s overarching purpose being to increase transparency into City operations; enhance the Council’s oversight of the executive branch; and empower the legislative branch by providing it with a stronger counterpoint to the Mayor, as opposed to sheepish loyalists.

This Council of self-professed “True Blue” Democrats made no effort, not even a sham effort, to foster a democratic process that would serve the public by inviting resumés, letters of interest and interviews of potential 8th Ward candidates. Nor did they even acknowledge receipt or respond to the letter of interest I sent to them with the subject line “Application to fill the Common Council’s 8th Ward vacancy”, reading:

“Dear Councilmembers and Chamberlain: Please be advised that, in the current absence of a public posting to fill 8th Ward Common Council seat vacated by Megan Deichler, I am writing to put it on the record that I desire to submit an application to fill that seat. I look forward to the public posting, and will follow up with a formal application as soon as the process is posted to the public. Thank you. Sincerely, Laurie Sandow”

Instead they picked Sakima McClinton out of a rabbit’s hat, the same Sakima McClinton that Yvonne Flowers urged as her preference for the Council the last time there was a vacancy; the same Sakima McClinton who hasn’t shown up since the last time she collected a city paycheck, the same former Republican-now-wearing-Democrat clothing Sakima McClinton who’s been rejected by the 8th Ward on every occasion she’s run for office, and the same Sakima McClinton who’s had past candidate petitions thrown out by the courts.

Let’s be clear: The Council’s job is not to serve the Queen, it’s to serve the hive. But when you have a Council that violated both Census obligations and the Charter in order to ride into office—a Council where several Councilmembers share board seats and private club memberships with Yvonne Flowers—then we get an appointment like the one we’re seeing tonight. Rather than strengthen the Council’s ranks with a diversity of opinion and vision, this Council intends to undermine the entire City with members loyal only to its backroom dealmaking and tunnel vision.

Before I run out of time I repeat: Megan Deichler, while collecting taxpayer money, has never disclosed the specific date she disqualified herself by vacating her City residence. Despite Freedom of Information requests for evidence, the City and the Council appear to have made no effort to determine the specific date that Deichler vacated her City address, even though her own real estate listing documents that she vacated her City premises prior to December 31, 2024. Any member of this Council who votes in favor of tonight’s resolution will be attesting to a known fraudulent resignation date. Deichler doesn’t have the privilege of picking a resignation date that suits her convenience and pocketbook and, as she wrote in her “formal” resignation letter, sent without including an address, “step[ping] down upon completion of this transition, which should be complete by the end of the year.”

The City of Poughkeepsie Charter clearly reads:

“Section 2.08 Vacancy in Membership; Method of Filling; Term

(a) A vacancy in the membership of the common council shall occur upon a member-elect's...termination of his or her status as a qualified elector of the ward from which elected...."

New York Consolidated Laws, Public Officers Law - PBO § 30. Creation of vacancies clearly reads:

"1. Every office shall be vacant upon the happening of one of the following events before the expiration of the term thereof:...d. His ceasing to be an inhabitant of the state, or if he be a local officer, of the political subdivision, or municipal corporation of which he is required to be a resident when chosen;"

And for the Councilmembers who do not support, or possibly even outright oppose McClinton's appointment but will choose to bite their tongues tonight, why not just lie down and make it easier for the Council bullies to run you over? If you think that your silence will buy you influence in future matters, you are kidding yourselves and instead consigning this entire City to rule by the Lord and Lady of the Flies.

VI. NEW & UNFINISHED BUSINESS & ANNOUNCEMENTS:

VII. REPORTS OF COMMITTEES AND BOARDS:

VIII. CONSENT AGENDA: MOTIONS AND RESOLUTIONS:

1. **R-25-11**, Resolution Setting a Public Hearing Regarding the Proposed Nomination of 10 South Clinton Street as a Local Historic Landmark

**A RESOLUTION OF THE CITY OF POUGHKEEPSIE, SETTING A PUBLIC
HEARING REGARDING THE PROPOSED NOMINATION OF 10 SOUTH CLINTON
STREET AS A LOCAL HISTORIC LANDMARK**

(R-25-11)

**INTRODUCED BY CHAIRMAN WILSON, COUNCILMEMBER SHOOK,
PATTERSON THOMPSON, HENRY, MENIST, BROWN, JAMES AND GRANT**

WHEREAS, 10 South Clinton Street, City of Poughkeepsie is owned by JMS 299 Main LLC, who is owned by Judith Green, who has applied for and is desirous of securing a designation of 10 South Clinton Street as a local historic landmark; and

WHEREAS, the City of Poughkeepsie Historic District and Landmarks Preservation Commission (hereinafter "HDLPC") held a public hearing on January 9, 2025 regarding the nomination of 10 South Clinton Street as a local historic landmark; and

WHEREAS, the HDLPC voted in favor of the proposed nomination and approved the application on January 9, 2025; and

WHEREAS, pursuant to Section 19-4.5(4)(f) of the Code of Ordinances of the City of Poughkeepsie, the HDLPC's approved application was forwarded to the Common Council for consideration; and

WHEREAS, the Common Council is required to hold a public hearing prior to the designation of any historic landmark; and

NOW THEREFORE,

BE IT RESOLVED, that the City Chamberlain be, and she hereby is authorized and directed to publish a Notice of Public Hearing to be held **Tuesday, March 18, 2025 at 6:00 p.m.** concerning the designation of 10 South Clinton Street as a local historic landmark.

A motion to Approve was made by Council Member At-Large Wilson and seconded by Council Member- 4th Ward Shook.

Resolution R-25-11 - Roll Call Vote	
Yes/Aye:	Council Member- 1st Ward Henry, Councilmember - 2nd Ward Menist, Council Member- 3rd Ward Brown, Council Member- 5th Ward James, Council Member- 6th Ward Grant, Council Member- 7th Ward Patterson Thompson, Council Member- 4th Ward Shook, Council Member At-Large Wilson
No/Nay:	None
Abstain:	None
Absent:	
Result:	Passed

2. **R-25-12**, Resolution Setting a Public Hearing Regarding the Proposed Nomination of 52 South Hamilton Street, Currently Known as “Vassar Warner Home” as a Local Historic Landmark

A RESOLUTION OF THE CITY OF POUGHKEEPSIE, SETTING A PUBLIC HEARING REGARDING THE PROPOSED NOMINATION OF 52 SOUTH HAMILTON STREET, CURRENTLY KNOWN AS “VASSAR WARNER HOME” AS A LOCAL HISTORIC LANDMARK

(R-25-12)

INTRODUCED BY CHAIRMAN WILSON, COUNCILMEMBER SHOOK, PATTERSON THOMPSON, HENRY, MENIST, BROWN, JAMES AND GRANT

WHEREAS, 52 South Hamilton Street, known as “Vassar Warner Home,” City of Poughkeepsie is owned by Vassar-Warner Home; and

WHEREAS, Richard J. Schuster, in his capacity as Chairman for Save Vassar-Warner, has applied for and is desirous of securing a designation of 52 South Hamilton Street as a local historic landmark; and

WHEREAS, the City of Poughkeepsie Historic District and Landmarks Preservation Commission (hereinafter “HDLPC”) held a public hearing on December 12, 2024 and January 9, 2025 regarding the nomination of 52 South Hamilton Street as a local historic landmark; and

WHEREAS, the HDLPC voted in favor of the proposed nomination and approved the application on January 9, 2025; and

WHEREAS, pursuant to Section 19-4.5(4)(f) of the Code of Ordinances of the City of

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Poughkeepsie, the HDLPC's approved application was forwarded to the Common Council for consideration; and

WHEREAS, the Common Council is required to hold a public hearing prior to the designation of any historic landmark; and

NOW THEREFORE,

BE IT RESOLVED, that the City Chamberlain be, and she hereby is authorized and directed to publish a Notice of Public Hearing to be held **Tuesday, February 18, 2025 at 6:00 p.m.** concerning the designation of 52 South Hamilton Street as a local historic landmark.

A motion to Approve was made by Council Member At-Large Wilson and seconded by Council Member- 4th Ward Shook.

Resolution R-25-12 - Roll Call Vote	
Yes/Aye:	Council Member- 1st Ward Henry, Councilmember - 2nd Ward Menist, Council Member- 3rd Ward Brown, Council Member- 5th Ward James, Council Member- 6th Ward Grant, Council Member- 7th Ward Patterson Thompson, Council Member- 4th Ward Shook, Council Member At-Large Wilson
No/Nay:	None
Abstain:	None
Absent:	
Result:	Passed

3. **R-25-13**, Resolution Introducing a Local Law to Establish the Downtown Poughkeepsie Business Improvement District

**RESOLUTION
(R-25-13)**

**RESOLUTION INTRODUCING A LOCAL LAW TO ESTABLISH THE
DOWNTOWN POUGHKEEPSIE BUSINESS IMPROVEMENT DISTRICT**

**INTRODUCED BY CHAIRMAN WILSON, COUNCILMEMBER SHOOK,
PATTERSON THOMPSON, HENRY, MENIST, BROWN, JAMES AND GRANT:**

BE IT RESOLVED that an introductory Local Law entitled, "A LOCAL LAW TO ESTABLISH THE DOWNTOWN POUGHKEEPSIE BUSINESS IMPROVEMENT DISTRICT" be and hereby is introduced before the Common Council of the City of Poughkeepsie in the County of Dutchess and State of New York; and

BE IT FURTHER RESOLVED that copies of the aforesaid proposed local law are laid

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upon the desk of each member of the Council; and

BE IT FURTHER RESOLVED that the Council shall hold a public hearing on said proposed local law to receive comment from the public on **Tuesday, March 18, 2025 at 6:15 pm** in the Common Council Chambers, Third Floor, City Hall, 62 Civic Center Plaza, Poughkeepsie, New York;

BE IT FURTHER RESOLVED that the Clerk publish or cause to be published a public notice in the official newspaper of the City of Poughkeepsie of said public hearing at least five (5) days prior thereto.

A motion to Approve was made by Council Member At-Large Wilson and seconded by Council Member- 4th Ward Shook.

Resolution R-25-13 - Roll Call Vote	
Yes/Aye:	Council Member- 1st Ward Henry, Councilmember - 2nd Ward Menist, Council Member- 3rd Ward Brown, Council Member- 5th Ward James, Council Member- 6th Ward Grant, Council Member- 7th Ward Patterson Thompson, Council Member- 4th Ward Shook, Council Member At-Large Wilson
No/Nay:	None
Abstain:	None
Absent:	
Result:	Passed

4. **R-25-14**, Resolution Introducing a Local Law to Amend the City's Administrative Code, Sections 15.02 and 15.03 Regarding the Requirement of Prior Written Notice of an Alleged Defect

**RESOLUTION
(R-25-14)**

**RESOLUTION INTRODUCING A LOCAL LAW TO AMEND THE CITY'S
ADMINISTRATIVE CODE, SECTIONS 15.02 AND 15.03 REGARDING THE
REQUIREMENT OF PRIOR WRITTEN NOTICE OF AN ALLEGED DEFECT**

**INTRODUCED BY COUNCILMEMBER SHOOK, PATTERSON THOMPSON,
HENRY, MENIST, BROWN, JAMES AND GRANT:**

BE IT RESOLVED that an introductory Local Law entitled, " A LOCAL LAW TO AMEND THE CITY'S ADMINISTRATIVE CODE, SECTIONS 15.02 AND 15.03 REGARDING THE REQUIREMENT OF PRIOR WRITTEN NOTICE OF AN ALLEGED DEFECT" be and hereby is introduced before the Common Council of the City of Poughkeepsie in the County of

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Dutchess and State of New York; and

BE IT FURTHER RESOLVED that copies of the aforesaid proposed local law are laid upon the desk of each member of the Council; and

BE IT FURTHER RESOLVED that the Council shall hold a public hearing on said proposed local law to receive comment from the public on **Tuesday, February 4, 2025 at 6:15 pm** in the Common Council Chambers, Third Floor, City Hall, 62 Civic Center Plaza, Poughkeepsie, New York;

BE IT FURTHER RESOLVED that the Clerk publish or cause to be published a public notice in the official newspaper of the City of Poughkeepsie of said public hearing at least five (5) days prior thereto.

A motion to Approve was made by Council Member At-Large Wilson and seconded by Council Member- 4th Ward Shook.

Resolution R-25-14 - Roll Call Vote	
Yes/Aye:	Council Member- 1st Ward Henry, Councilmember - 2nd Ward Menist, Council Member- 3rd Ward Brown, Council Member- 5th Ward James, Council Member- 6th Ward Grant, Council Member- 7th Ward Patterson Thompson, Council Member- 4th Ward Shook, Council Member At-Large Wilson
No/Nay:	None
Abstain:	None
Absent:	
Result:	Passed

5. **R-25-15**, Resolution Introducing a Local Law to Amend the City's Zoning Code to Remove the Footnote at Section 19-3.3(2)(C) Of the Zoning Code and to Correct Various Definitions

**RESOLUTION
(R-25-15)**

RESOLUTION INTRODUCING A LOCAL LAW TO AMEND THE CITY'S ZONING CODE TO REMOVE THE FOOTNOTE AT SECTION 19-3.3(2)(C) OF THE ZONING CODE AND TO CORRECT VARIOUS DEFINITIONS

INTRODUCED BY CHAIRMAN WILSON, COUNCILMEMBER SHOOK,

PATTERSON THOMPSON, HENRY, MENIST, BROWN, JAMES AND GRANT

BE IT RESOLVED that an introductory Local Law entitled, “A LOCAL LAW TO AMEND THE CITY’S ZONING CODE TO REMOVE THE FOOTNOTE AT SECTION 19-3.3(2)(C) OF THE ZONING CODE AND TO CORRECT VARIOUS DEFINITIONS” be and hereby is introduced before the Common Council of the City of Poughkeepsie in the County of Dutchess and State of New York; and

BE IT FURTHER RESOLVED that copies of the aforesaid proposed local law are laid upon the desk of each member of the Council; and

BE IT FURTHER RESOLVED that the Council shall hold a public hearing on said proposed local law to receive comment from the public on **Tuesday, February 4, 2025 at 6:00 pm** in the Common Council Chambers, Third Floor, City Hall, 62 Civic Center Plaza, Poughkeepsie, New York;

BE IT FURTHER RESOLVED that the Clerk publish or cause to be published a public notice in the official newspaper of the City of Poughkeepsie of said public hearing at least five (5) days prior thereto.

A motion to Approve was made by Council Member At-Large Wilson and seconded by Council Member- 4th Ward Shook.

Resolution R-25-15 - Roll Call Vote	
Yes/Aye:	Council Member- 1st Ward Henry, Councilmember - 2nd Ward Menist, Council Member- 3rd Ward Brown, Council Member- 5th Ward James, Council Member- 6th Ward Grant, Council Member- 7th Ward Patterson Thompson, Council Member- 4th Ward Shook, Council Member At-Large Wilson
No/Nay:	None
Abstain:	None
Absent:	
Result:	Passed

6. **R-25-16**, Resolution Appointing Sakima McClinton to City of Poughkeepsie 8th Ward Common Council Seat

**RESOLUTION
(R-25-16)**

**INTRODUCED BY CHAIRMAN WILSON, COUNCILMEMBER SHOOK,
PATTERSON THOMPSON, BROWN AND JAMES**

WHEREAS, the Councilmember for the Eighth Ward, Meghan Deichler, has submitted her resignation to the City Chamberlain and that resignation was effective December 31, 2024; and

WHEREAS, the office of Councilmember for the Eighth Ward is vacant; and

WHEREAS, Section 2.08 of the Charter of the City of Poughkeepsie places on the Common Council the responsibility of filling the said vacancy by the appointment of a qualified elector of the Eighth Ward; and

WHEREAS, Sakima McClinton, a resident of the City's Eighth Ward, has consented to serve the City and the people of the City as Councilmember for the Eighth Ward;

NOW, THEREFORE,

BE IT RESOLVED, the Common Council of the City of Poughkeepsie hereby appoints Sakima McClinton to fill the vacant position of Councilmember for the Eighth Ward until January 1, 2026 in accordance with the Charter of the City of Poughkeepsie.

A motion to Approve was made by Council Member At-Large Wilson and seconded by Council Member- 4th Ward Shook.

Resolution R-25-16 - Roll Call Vote	
Yes/Aye:	Council Member- 1st Ward Henry, Councilmember - 2nd Ward Menist, Council Member- 3rd Ward Brown, Council Member- 5th Ward James, Council Member- 6th Ward Grant, Council Member- 7th Ward Patterson Thompson, Council Member- 4th Ward Shook, Council Member At-Large Wilson
No/Nay:	None
Abstain:	None
Absent:	
Result:	Passed

7. **R-25-17**, Resolution Approving Settlement of Pending Litigation Entitled *National Union Fire Insurance Co a/s/o New Hamburg Fire District v. City of Poughkeepsie*

RESOLUTION

(R-25-17)

INTRODUCED BY CHAIRMAN WILSON AND COUNCILMEMBER MENIST

NOW, THEREFORE, BE IT

RESOLVED, that the Common Council of the City of Poughkeepsie hereby authorizes the Corporation Counsel to settle litigation currently pending entitled *National Union Fire Insurance Co a/s/o New Hamburg Fire District v. City of Poughkeepsie* in the amount of \$67,500.00 and that said amount shall be paid from the 2025 budget for judgment/claims; and be it further

RESOLVED, that the City does not admit liability in making this settlement; this Settlement Agreement reflects the Parties' compromise and Settlement of disputed claims; and be it further

RESOLVED, that the Mayor and or Corporation Counsel are authorized to do all things necessary to give effect to this resolution including but not limited to executing a stipulation of settlement and a stipulation of discontinuance.

A motion to Approve was made by Council Member At-Large Wilson and seconded by Council Member- 4th Ward Shook.

Resolution R-25-17 - Roll Call Vote	
Yes/Aye:	Councilmember - 2nd Ward Menist, Council Member- 3rd Ward Brown, Council Member- 5th Ward James, Council Member- 7th Ward Patterson Thompson, Council Member- 4th Ward Shook, Council Member At-Large Wilson
No/Nay:	Council Member- 1st Ward Henry, Council Member- 6th Ward Grant
Abstain:	None
Absent:	
Result:	Passed

IX. CONSENT AGENDA: ORDINANCES AND LOCAL LAWS:

X. ACTION AGENDA: MOTIONS AND RESOLUTIONS:

XI. ACTION AGENDA: ORDINANCES AND LOCAL LAWS:

XII. MAYOR'S COMMENTS:

I've served on this council for a while, and I was attending the meetings for a while and was here during the time when Tracy Herman passed away and his husband was appointed. So, they didn't go through applications or resumes. And it has been done that way in the past as well.

And when I was on the council, when they covered the Eighth Ward and appointed someone and also with the Sixth Ward and with the At Large, we didn't have any one particular person that everybody had a consensus on.

So that's why it came down to a process. Okay. Calls for application and resumes.

One thing that has not been brought up just now and I find very interesting is that this council didn't ask for resumes or applications, but yet they received it, correct? Chairman Wilson: Yeah. Mayor Flowers: But you received it. So apparently the other people decided on their own to do that without knowing exactly what your process was. So, I find that very interesting. So, I'm going to leave it at that and I'll let the chair, you know, elaborate more. But I just want to let you know what the process has been for many years before these individuals have been coming to the meeting before they come in for Mrs. Sandow or even Daniel were coming to the meetings. This is what a process has been. Whatever. So I want to just put that out there.

The other thing is, is that I want to mention that Mayor Torrance Harvey, his mom passed away. So I want to extend our condolences to the family and to the mayor. And, you know, if you get a chance to reach out, he was very close to his mom. And so she just passed away last... a few days ago. So, I just want to put that out there.

Also, it was brought up about DPW. DPW did do a great job when it came down to our snow removal. We were watching and listening to them throughout the night with the plows and a few of us rolled around in the city to see how things were going. And it did really - it went very well. So, I thank them for their efforts.

Also, too I want to thank our police department and our fire department. It has been very cold out. And when it's below 32 [degrees], there's a code blue that goes into effect. Well, our fire department, our police department are pretty much the ones they find individuals that are out there on the street after a certain time. They help make arrangements for them to get to the cold blue site by going through the stabilization center. It is a process. But they're the ones who pretty much kind of initiate that. And so, they

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have found individuals that were out there.

And the individuals end up going to Christ Church, which is the code blue site in the City of Poughkeepsie. They house about 30 people there, whenever it's really cold. And, as time goes on, if there is an overflow, then the county makes arrangements for these individuals to go to Beacon. So, I just want to make sure people were aware that.

There's an event that's happening at Krieger School. [They are] having a performance of the Willy Wonka, Jr play. So, at 6:00pm, if you're available, please stop by. This is, I think, their fourth play that I have attended throughout the years – I think it's the fourth. And they do very well. So, if you get a chance, please stop by there at 6:00.

Also, I don't know if some of you I think some of you are attending, but the Martin Luther King Breakfast Catharine Street Center hosted every year is happening this Friday at 7 a.m. or 7:15 a.m. And that is happening at – I have the Civic Center - or Doubletree? Doubletree. Okay. I wasn't sure. I can't remember, but that is happening this Friday. So, if you're available, you can contact Catharine Street Center if you're going to attend.

Also, it came up to just not too long ago about individuals who were feeding our unhoused population on the street. We have been talking with those organizations about not setting up on Main Street and trying to find different locations because we've been trying to move individuals from Main Street. So, we have been having those discussions. At the same time, individuals are not allowed to go to the pods or to the homeless shelter that's over on Hamilton Street unless they are in compliance with certain things in place. So, if they can't go there, they need to go somewhere to be able to eat. So, some of these organizations have been providing food and other items that they need either on the street. So, we are working with that with those organizations. And as far as it also came up with comments about moving people, and I never heard anyone on this council or this administration that referred to our unhoused population as vermin. So I don't know where that came from. That's not how we treat individuals. We have the stakeholders group meeting, which you came to, which are organizations that actually provide services on the streets. We've been coordinating those efforts every month to ensure that those who are cold and are dealing with the cold weather, that they have somewhere to go and that also that they're being provided the services they need so that way they will get off the streets. When the springtime comes, we are not going to tolerate people living on the sidewalks, living in our parks, living on the street, living in doorways of our businesses. So we've been working with these organizations to ensure that there are services that are in place to help these individuals. Some of these individuals are not ready for that help at this point. So we continue to let them know that if you're not ready, that's one thing, but you are not going to be comfortable on the street. So we continue to work with these organizations to ensure that when these individuals are ready and when we come in contact with them, that there be a ready there to provide the services. So that's what we have been doing.

As far as your reputation is concerned, Miss.Nancy, you went back and forth on the emails and you did show that you were invited to the meeting and you were welcome. And from what I understand, I wasn't there at that meeting, you asked a lot of questions and it was fine. No one asked you to leave. So, on that question, to find out exactly who you were because of some of the things that you said, to find out whether you really represented that particular person. That all got hashed out. So, no one was ruining your reputation or trying to discredit your name or anything to that effect. And really, our City

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Administrator had jotted down some things that you brought up in that particular meeting. But I did express to you that the people who were invited to that meeting, even though not everybody agrees to this, but the only people that are invited to that meeting, are organizations and agencies that are actually providing services on the street for individuals so that we're coordinating across efforts within our City of Poughkeepsie along with our county. And if you do not represent an organization or not invited by an organization that you're affiliated with, that you are not to come to the meetings. You were fine that you came because someone told you to come from what you showed us.

So I thank you for taking the effort to come and to give your input about some things that we can take into consideration as we continue to provide services to our individuals that are occupying our streets. So, I just want to make sure you were aware of that which I expressed to you in the email. So, on that note and leave it there.

From Audience: I appreciate your pointing that out. I really do. Thank you.

Mayor Flowers: You're welcome. You're welcome.

The other thing is, too, is that we have a couple of other things that are happening as well. Actually, our City Chamberlain is doing informational sessions for individuals that want to get their Hawking and Peddling license. So they're ready to go through the application. That informational session is going to be February 19th at 2:00 and also at 6:00. And then on March 19th, if you want to hold a community event, how to go through that application process, that's going to be at 2:00 and at 6:00. And, for those who want to get vendors application, we have a lot of events. People like to sell items and want to be a vendor and go through that process as well because sometimes we have individuals that just pop up at events and they don't go through the proper channels in getting their permits or applications. And so I appreciate the City Chamberlain coming forward and willing to take the time out to be able to help people get through that process so we make sure everyone has the proper documentations when they're participating in these events.

Also, too, is there's going to be a blood drive at the Grandview in the Grand Ballroom. And this is in honor of Detective John Falcone. It is every year. And so on Tuesday, February 25th, from 12:30 to 5:30, they will be there doing the blood drive. And there is some information that's in The Buzz and on our website is a little bit more information on how you can start and that's done with in conjunction with Red Cross.

XIII. CHAIRMAN'S COMMENTS AND PRESENTATIONS:

And you took some of my comments I was going to say, so that's good, too about the Chamberlain and also just for those out there to know that the Chamberlain also has a wall downstairs right by the Chamberlain's office for any events and things that were going.

I want to thank everybody that came out and make comments, made comments to public participation. Also, just always remember to try to be as respectable, respectful, as much as you can be.

As we know, if you haven't seen the news and stuff, the Arctic weather is here. So if you know any

Official Minutes of the Common Council Meeting of January 21, 2025

elderly people or people just check in on them to make sure. If you have children, make sure you're bundling them up.

And as regards as everyone stated early, as far as the process goes, the democratic process, even myself, my initial pick was not chosen as well. But I respect the process that went down. And just, you know, a lot of negative comments were made about, you know. Ms. McClinton, but what I would like to just say is I don't understand some of the things, but one thing I will say is a former West Point graduate, a former captain in the United States military that served duty.

The Real Skills program, which is one of our most prominent programs that we had in the community. One of the key members of that alongside Tree Arrington, former outreach liaison, currently as COO of Rural Migrant Ministries, which we all know does a plethora of things in a community. So, throughout the community, throughout the nation. So for someone with those small businesses to tell, you know, a small tale of some of the accomplishments and the current things. Former VFW commander right here in Poughkeepsie, so to say who's qualified and not qualified, it's just kind of very interesting to me that somebody with those accolades is still, you know, looked at as not being qualified. So, you know, it just is very strange. But, you know, we live in a day and age where, as we said, the democracy and people feel that they can say and do what they want. And. And these days, to an extent. So that's just what it is.

Make sure you bring your pets in as well because of the freezing weather. And they said is not going to let up to possibly like Thursday or Friday this week. Just so if you didn't get a chance to pay attention to the Weather Channel. So just be safe.

Bundle up and make sure you check on somebody that might not be, especially if they live in our any of our senior housing place - I'm not knocking any of our senior housing, but just make sure that the heat and stuff is working on those individuals if you can.

XIV. ADJOURNMENT:

At 7:30pm a motion to adjourn the meeting was made by Council Member- 7th Ward Patterson Thompson and seconded by Council Member- 6th Ward Grant.

Dated: January 24, 2025

I hereby certify that this true and correct copy of the Minutes of the Common Council Meeting held on Tuesday, January 21, 2025.

**Respectfully submitted,
Donna M. DeLuca
Deputy City Chamberlain**

JD's Pub & Brew, Inc.
30 Manchester Road
Poughkeepsie, NY 12603
(845) 454-6920

January 8, 2025

Via certified mail return receipt requested

City of Poughkeepsie Clerk
Poughkeepsie Municipal Building
62 Civic Center Plaza
Poughkeepsie, New York 12602

Re: JD's Pub & Brew, Inc.
Liquor License Application

Dear Sir or Madame:

Please be advised that JD's Pub & Brew, Inc. intends to renew its liquor license with the New York State Liquor Authority.

Please find enclosed the 30 day notice as required by the SLA. The premises is located at 347 Hooker Avenue, Poughkeepsie, NY 12603.

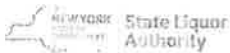
Thank and please feel free to contact us with any additional questions.

Very Truly Yours,



JD's Pub & Brew, Inc

Encl.



OFFICE USE ONLY		
☐ Original	☐ Amended	Date _____

Standardized **NOTICE FORM** for Providing **30-Day Advance Notice** to a **Local Municipality or Community Board**

1. Date Notice Sent: 1a. Delivered by:

2. Select the type of Application that will be filed with the Authority for an On-Premises Alcoholic Beverage License:

For premises outside the City of New York:

☐ New Application ☐ Removal ☐ Class Change

For premises in the City of New York:

☐ New Application ☐ New Application and Temporary Retail Permit ☐ Renewal ☐ Alteration ☐ Removal

☐ Class Change ☐ Method of Operation ☐ Corporate Change

For **New** and Temporary Retail Permit applicants, answer each question below using all information known to date

For **Renewal** applicants, answer all questions

For **Alteration** applicants, attach a complete written description and diagrams depicting the proposed alteration(s)

For **Corporate Change** applicants, attach a list of the current and proposed corporate principals

For **Removal** applicants, attach a statement of your current and proposed addresses with the reason(s) for the relocation

For **Class Change** applicants, attach a statement detailing your current license type and your proposed license type

For **Method of Operation Change** applicants, although not required, if you choose to submit, attach an explanation detailing those changes

Please include all documents as noted above. Failure to do so may result in disapproval of the application.

This 30-Day Advance Notice is Being Provided to the Clerk of the Following Local Municipality or Community Board:

3. Name of Municipality or Community Board:

Applicant/Licensee Information:

4. Licensee Serial Number (if applicable): Expiration Date (if applicable):

5. Applicant or Licensee Name:

6. Trade Name (if any):

7. Street Address of Establishment:

8. City, Town or Village: , NY Zip Code:

9. Business Telephone Number of applicant/ Licensee:

10. Business E-mail of Applicant/Licensee:

11. Type(s) of alcohol sold or to be sold: ☐ Beer & cider ☐ Wine, Beer & Cider ☒ Liquor, Wine, Beer & Cider

12. Extent of Food Service: ☐ Full Food menu; full kitchen run by a chef/cook ☐ Menu meets legal minimum food requirements; food prep area required

13. Type of Establishment:

☐ Seasonal Establishment ☐ Juke Box ☐ Disc Jockey ☒ Recorded Music ☐ Karaoke

14. Method of Operation: ☒ Live Music (give details i.e., rock bands, acoustic, jazz, etc.):

☐ Patron Dancing ☐ Employee Dancing ☐ Exotic Dancing ☐ Topless Entertainment

☐ Video/Arcade Games ☐ Third Party Promoters ☐ Security Personnel

☒ Other (specify):

15. Licensed Outdoor Area: ☒ None ☐ Patio or Deck ☐ Rooftop ☐ Garden/Grounds ☐ Freestanding Covered Structure
(check all that apply) ☐ Sidewalk Cafe ☐ Other (specify): _____

OFFICE USE ONLY		
☐ Original	☐ Amended	Date _____

16. List the floor(s) of the building that the establishment is located on:
17. List the room number(s) the establishment is located in within the building, if appropriate:
18. Is the premises located within 500 feet of three or more on-premises liquor establishments? ☒ Yes ☐ No
19. Will the license holder or a manager be physically present within the establishment during all hours of operation? ☒ Yes ☐ No
20. If this is a transfer application (an existing licensed business is being purchased) provide the name and serial number of the licensee:
- | | |
|----------------------------------|----------------------|
| <input type="text" value="n/a"/> | <input type="text"/> |
| Name | Serial Number |
21. Does the applicant or licensee own the building in which the establishment is located? ☐ Yes (if YES, SKIP 23-26) ☒ No

Owner of the Building in Which the Licensed Establishment is Located

22. Building Owner's Full Name:
23. Building Owner's Street Address:
24. City, Town or Village: State: Zip Code:
25. Business Telephone Number of Building Owner:

Representative or Attorney Representing the Applicant in Connection with the Application for a License to Traffic in Alcohol at the Establishment Identified in this Notice

26. Representative/Attorney's Full Name:
27. Representative/Attorney's Street Address:
28. City, Town or Village: State: Zip Code:
29. Business Telephone Number of Representative/Attorney:
30. Business E-mail Address of Representative/Attorney:

I am the applicant or licensee holder or a principal of the legal entity that holds or is applying for the license. Representations in this form are in conformity with representations made in submitted documents relied upon by the Authority when granting the license. I understand that representations made in this form will also be relied upon, and that false representations may result in disapproval of the application or revocation of the license.

By my signature, I affirm - under **Penalty of Perjury** - that the representations made in this form are true.

31. Printed Principal Name: Title:

Principal Signature: _____



**RESOLUTION
(R-25-18)**

**INTRODUCED BY CHAIRMAN WILSON, COUNCILMEMBERS SHOOK,
PATTERSON THOMPSON, HENRY, MENIST, BROWN, JAMES, GRANT AND
MCCLINTON**

WHEREAS, Central Hudson has requested an easement for a distribution line to run along the easterly side Wilbur Boulevard from pole P49266 to pole P67070 (located within the public right of way); and

WHEREAS, the proposed easement is annexed hereto at Exhibit A.

NOW, THEREFORE,

BE IT RESOLVED, that the Common Council hereby authorizes the Mayor to execute the attached easement and all other documents necessary to record same with the Dutchess County Clerk.

SECONDED BY COUNCILMEMBER _____.

In consideration of the sum of \$1.00 and other valuable considerations, the receipt whereof from **Central Hudson Gas & Electric Corporation**, a domestic corporation having its principal office (residence) at 284 South Avenue, Poughkeepsie, New York is hereby acknowledged, the undersigned hereby grant(s) and convey(s) unto said corporation(s), and each of them, their respective successors, assigns and lessees (hereinafter collectively referred to as the “Corporations”), an easement for any use relating to the electric, gas, or communication industry, including, but not limited to, the installation, operation and maintenance of overhead and/or underground electric, gas or communication facilities which easement shall be 30 feet in width throughout its extent, in, upon, under, over and across the lands of the undersigned, including roads and highways thereon and adjacent thereto, situated in the City Poughkeepsie, County of Dutchess, State of New York.

Said easement shall

be for a distribution line running along the **easterly side Wilbur Boulevard from pole P49266 to pole P67070**

Together with the rights for guying facilities and service extensions to be located outside of the stated easement width.

Together with the permanent right at all times to have access thereto within the easement and across the remaining premise(s) of the undersigned, and to enter thereon, and to construct, excavate, place, relocate, extend, operate, maintain and to protect, repair, replace and remove, in, over and under the property covered by said easement, such facilities, including, but not limited to, lines or poles, cables, crossarms, wires, guys, braces, underground conduits, pipes, mains and ducts, and all other appurtenances and fixtures adaptable to the present and future needs, uses and purposes of said corporations, their respective successors, assigns and lessees, and provided that physical damage to the property owned by the undersigned caused solely by said corporations, their respective successors, assigns or lessees, shall be adjusted at the expense of the corporations, person, or entity so causing such damage.

Together with the permanent right to also trim, cut, clear cut to ground level and at the election of either Corporation remove at any time such brush, trees and other objects, thereon or on adjacent property of the undersigned, including trees, brush and other objects located outside the easement, as in the sole judgment of either Corporation may fall upon or come in contact with the facilities or may interfere with, obstruct or endanger the construction, operation or maintenance of said rights, facilities and other appurtenances and fixtures or any thereof, which may hereafter be constructed in, over, or across said easement. Said right shall include the right to use chemical means of brush and vegetation control within the limits of the easement and rights of way where applicable. Any chemical use shall be in accordance with all Federal and State regulations pertaining to utility right-of-way maintenance.

The exact location of said easement and lines is to be as determined by said corporations having regard to the origin, general direction and destination of said facilities and the requirements of said corporations.

Reserving unto the undersigned the right to only plant and cultivate lawn grass and low growing ornamental shrubs within said easement, and the right to cross and recross said easement, provided that any such cultivation and/or use of said easement shall not in the sole judgment of said Corporations interfere with, obstruct or endanger any of the rights granted as aforesaid and provided that no house, shed, garage, outbuilding, pool, road, driveway or other structures or above or in ground improvements shall be erected, constructed placed, installed, or located and no excavating, mining or blasting shall be undertaken or performed within the limits of said easement without the prior written consent of said Corporations.

This easement and the provisions hereof shall be binding upon and inure to the benefit of the heirs, legal representatives, successors, assigns and lessees of the undersigned and said Corporations, respectively.

Signed, sealed and delivered, on,

In the presence of: *Subscribing Witness Only*

(Sign & Print Name)

(Business Name)

(L.S)

(Sign Name)

(Print Name and Title)

(Sign Name)
(L.S)

(Print Name and Title)

Residing at
Number Street

.....
Town, City or Village State

.....
County

ACKNOWLEDGEMENT OF CONVEYANCE

State of New York)
)ss.:
County of _____)

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

.....
Notary Public

NEW YORK ALL-PURPOSE ACKNOWLEDGMENT

State of New York)
)ss.:
County of _____)

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

.....
Notary Public

CERTIFICATE OF SUBSCRIBING WITNESS

State of New York)
)ss.:
County of _____)

On theday of in the year, before me, the undersigned, a Notary Public in and for said State, personally appeared....., the subscribing witness to the foregoing instrument, with whom I am personally acquainted, who, being by me duly sworn, did depose and say that he/she/they resides in.....;that he/she/theyknow(s).....
.....to be the individual described in and who executed the foregoing instrument; that said subscribing witness was present and saw said
..... execute the same; and that said witness at the same time subscribed his/her/their name(s) as a witness thereto.

.....
Notary Public

RIGHT OF WAY

R\W No.....
PD # 011
Town.....
Village.....
Poughkeepsie
.....
Granted by
.....
.....
Central Hudson Gas & Electric Corporation
Date:.....
.....
Map: E05 H10 Line :
Pole No: P49266
Work Order #: J5-41532
SBL:.....
Address of ROW: Wilbur Blvd
Poughkeepsie NY 12601
.....

RECORD AND RETURN TO:

Central Hudson Gas & Electric Corporation
284 South Avenue
Poughkeepsie, NY 12601 Attn: Rea
Property Services

From: [Cullen, Lindsay](#)
To: [Rebecca A. Valk](#); [Joseph Chenier](#); [Chris Gent](#)
Cc: [Piegari, Tracy](#)
Subject: RE: Wilbur Blvd Rebuild
Date: Wednesday, September 18, 2024 1:47:40 PM

CAUTION: This email originated from outside the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Rebecca,

Central Hudson is fine with the requested changes.

Thank you,
Lindsay

From: Rebecca A. Valk <RValk@cityofpoughkeepsie.com>
Sent: Wednesday, September 18, 2024 12:00 PM
To: Cullen, Lindsay <LCullen@cenhud.com>; Joseph Chenier <JChenier@cityofpoughkeepsie.com>; Chris Gent <CGent@cityofpoughkeepsie.com>
Cc: Piegari, Tracy <TPiegari@cenhud.com>
Subject: RE: Wilbur Blvd Rebuild

Please see my proposed track changed to the easement.

From: Cullen, Lindsay <LCullen@cenhud.com>
Sent: Thursday, September 12, 2024 8:21 AM
To: Joseph Chenier <JChenier@cityofpoughkeepsie.com>; Rebecca A. Valk <RValk@cityofpoughkeepsie.com>; Chris Gent <CGent@cityofpoughkeepsie.com>
Cc: Piegari, Tracy <TPiegari@cenhud.com>
Subject: RE: Wilbur Blvd Rebuild

CAUTION: This email originated from outside the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good Morning Everyone,

I wanted to see if there was an update on your review of the easement document. Please let me know if I can answer any questions you may have.

Thank you,
Lindsay S. Cullen
Estimating Supervisor – Poughkeepsie and Fishkill Districts
Central Hudson Gas & Electric Corporation
284 South Avenue
Poughkeepsie, NY 12601

Office: (845) 486-5430
Mobile: (845) 476-1317

From: Joseph Chenier <JChenier@cityofpoughkeepsie.com>
Sent: Wednesday, August 7, 2024 8:43 AM
To: Cullen, Lindsay <LCullen@cenhud.com>; Rebecca A. Valk <RValk@cityofpoughkeepsie.com>; Chris Gent <CGent@cityofpoughkeepsie.com>
Cc: Piegari, Tracy <TPiegari@cenhud.com>
Subject: FW: Wilbur Blvd Rebuild

Lindsay-
Received. I am cc'ing Corporation Counsel, Becky Valk regarding the easement and Chris Gent, Commissioner of PW (Benny and Steve's supervisor)

Becky-
See attached and below from Central Hudson regarding an easement for utility poles along Wilbur Blvd. These poles will be set in the public road taking however trimming and anchoring will encumber City property, hence the request for the easement.

Joseph A. Chenier, Jr. CPESC, CPMSM
Assistant Civil Engineer
62 Civic Center Plaza
Poughkeepsie, N.Y. 12601
845-451-4058

From: Cullen, Lindsay <LCullen@cenhud.com>
Sent: Wednesday, August 7, 2024 8:27 AM
To: Joseph Chenier <JChenier@cityofpoughkeepsie.com>
Subject: FW: Wilbur Blvd Rebuild

CAUTION: This email originated from outside the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good Morning Joe,

I wanted to touch base with you regarding our project on Wilbur Blvd. I wanted to let you know that if Legal has any questions on the easement document or wants to review language, that I will be the point of contact and am more than happy to discuss.

In the interim, I want to confirm via email that at the field visit, pole locations and tree trimming/removal plans were discussed and agreed upon with Steve Antenucci and Benny Ugricich. These poles will be set in the public road taking however trimming and anchoring will encumber City property, hence the request for the easement.

Please respond to let me know that you received my email and please let me know if I can be of any

assistance. If you have any questions at all, I can be reached at 845-476-1317.

Thank you!

Lindsay S. Cullen
Estimating Supervisor – Poughkeepsie and Fishkill Districts
Central Hudson Gas & Electric Corporation
284 South Avenue
Poughkeepsie, NY 12601
Office: (845) 486-5430
Mobile: (845) 476-1317

This message contains confidential information and is only intended for the intended recipient. If the reader of this message is not the intended recipient, or an employee or agent responsible for delivering this message to the intended recipient, please notify the sender immediately by replying to this note and deleting all copies and attachments. Thank you.

From: Piegari, Tracy
Sent: Friday, July 12, 2024 3:20 PM
To: Chenier, Joe <jchenier@cityofpoughkeepsie.com>
Subject: Wilbur Blvd Rebuild

Hi Joe

Thanks for the phone call the other day.

As requested, please see the attached proposed layout for the Wilbur Blvd rebuild project and the easement.

Looking forward to hearing from you.

Thanks again !!
Tracy

From: Piegari, Tracy
Sent: Tuesday, July 9, 2024 4:38 PM
To: 'jchenier@cityofpoughkeepsie.com' <jchenier@cityofpoughkeepsie.com>
Subject: Wilbur Blvd Rebuild

Hello

My name is Tracy and I was given your name from Steve Antenucci today when I met with him and Benny Ugricich regarding a proposed project that Central Hudson is looking to complete.

The project consists of replacing existing poles with the street lights on them that are currently rented by the city. Once replaced, Central Hudson would then run new primary wire from the area in front of Christos to the entrance to the pool complex. This would then close the gap in an open area and would create better reliability as well as quicker restoration times during outages.

I had asked about getting an easement signed to allow the placement of the new poles and Steve suggested I reach out to you for that. I would greatly appreciate the opportunity to discuss this with you.

Please let me know at your earliest convenience if you would like to meet.

Thank you.

Respectfully,

Tracy Piegari

Estimator 1/C

Poughkeepsie Office

Central Hudson Gas & Electric

284 South Ave

Poughkeepsie NY 12601

845-486-5503

**RESOLUTION
(R-25-19)**

**INTRODUCED BY CHAIRMAN WILSON, COUNCILMEMBERS SHOOK,
PATTERSON THOMPSON, HENRY, MENIST, BROWN, JAMES, GRANT AND
MCCLINTON**

WHEREAS, Verizon has requested an easement to relocate existing cables off the properties known as 306-316 Main Mall, thereby allowing the demolition and removal of the buildings without impacting telecommunication services to adjoining properties; and

WHEREAS, the proposed easement is annexed hereto at Exhibit A.

NOW, THEREFORE,

BE IT RESOLVED, that the Common Council hereby authorizes the Mayor to execute the attached easement and all other documents necessary to record same with the Dutchess County Clerk.

SECONDED BY COUNCILMEMBER _____.

GRANT OF EASEMENT made this ____ day of _____, 2024, between THE CITY OF POUGHKEEPSIE, a municipal a corporation having its principal office at City Hall, 62 Civic Center Plaza, Poughkeepsie, New York 12601 (hereinafter referred to as "Grantor") to VERIZON NEW YORK INC. (formerly known as New York Telephone Company), a corporation of the State of New York, having its principal office at 140 West Street, New York, New York 10007 and Charter Communications, Inc. having its principal place of business at 400 Washington Boulevard, Stamford, CT 06902 (hereinafter referred to as "Grantees").

WHEREAS, the Grantor owns in fee a certain parcel of land situated between the rear of buildings fronting on the southerly side of Main Street and northerly of Cannon Street, in the City of Poughkeepsie, in the County of Dutchess, State of New York, and generally as shown on **EXHIBIT "A"**, attached hereto and hereby made part of this Grant.

NOW, THEREFORE, WITNESSETH:

FIRST: That for and in consideration of the sum on One Dollar (\$1.00) in hand paid by the Grantee to Grantor, the receipt of which is hereby acknowledged, the Grantor grants unto the Grantee, its successors and assigns, the right, privilege and authority to construct, place, operate, replace, remove, repair and maintain service lines, including buried cable, pedestals, conduits, manholes, poles and such crossarms, guys, stubs, anchors, cables, wires and fixtures as the Grantee may from time to time deem necessary upon, over, under and along the said land and the highways adjoining or upon said land, approximately as shown on **Exhibit "A"**, **together with the right of ingress and egress** to exercise all of the rights herein granted and with the right to trim any trees and roots along said lines, as reasonably necessary, to keep the said facilities free and clear from interference on said land and said highways.

SECOND: The exclusive and permanent right-of-way and easement above described and herein conveyed is intended to prohibit the longitudinal or parallel occupancy of said easement strip by others, including Grantor and to prohibit surface or subsurface structures or otherwise of others, including Grantor, which might damage or interfere with the operation and maintenance of Grantee's facilities without the prior written consent of Grantee, but is not intended to prohibit crossing of said easement strip so long as such crossings do not interfere with or prohibit the full use of the easement herein granted. Grantor agrees with the Grantee, on behalf of himself, his successors and assigns, and as a covenant running with the land, that the grade existing at the time of execution of this grant of easement will remain undisturbed and unchanged.

THIRD: The Grantor hereby grants unto the Grantee, its successors and assigns the right to permit the attachment of the communication and electric service wires and facilities of other utility companies and to convey to such other companies an interest in the rights granted under this Grant.

FOURTH: It is a condition of this Grant that each corporation receiving this Grant shall pay the cost of guarding adequately all excavations made by that corporation under this Grant and pay the cost to restore or repair any damage done by that corporation to the property of the Grantor while placing, replacing, relocating, operating, repairing, maintaining, renewing or removing its facilities, and shall save harmless and indemnify the Grantor from any injury to its

property, its employees or the public which may at any time occur through the negligence of that corporation.

IN WITNESS WHEREOF, Grantor has caused this instrument to be duly executed under seal the day and year first above written.

By _____

—

Witness

STATE OF NEW YORK)

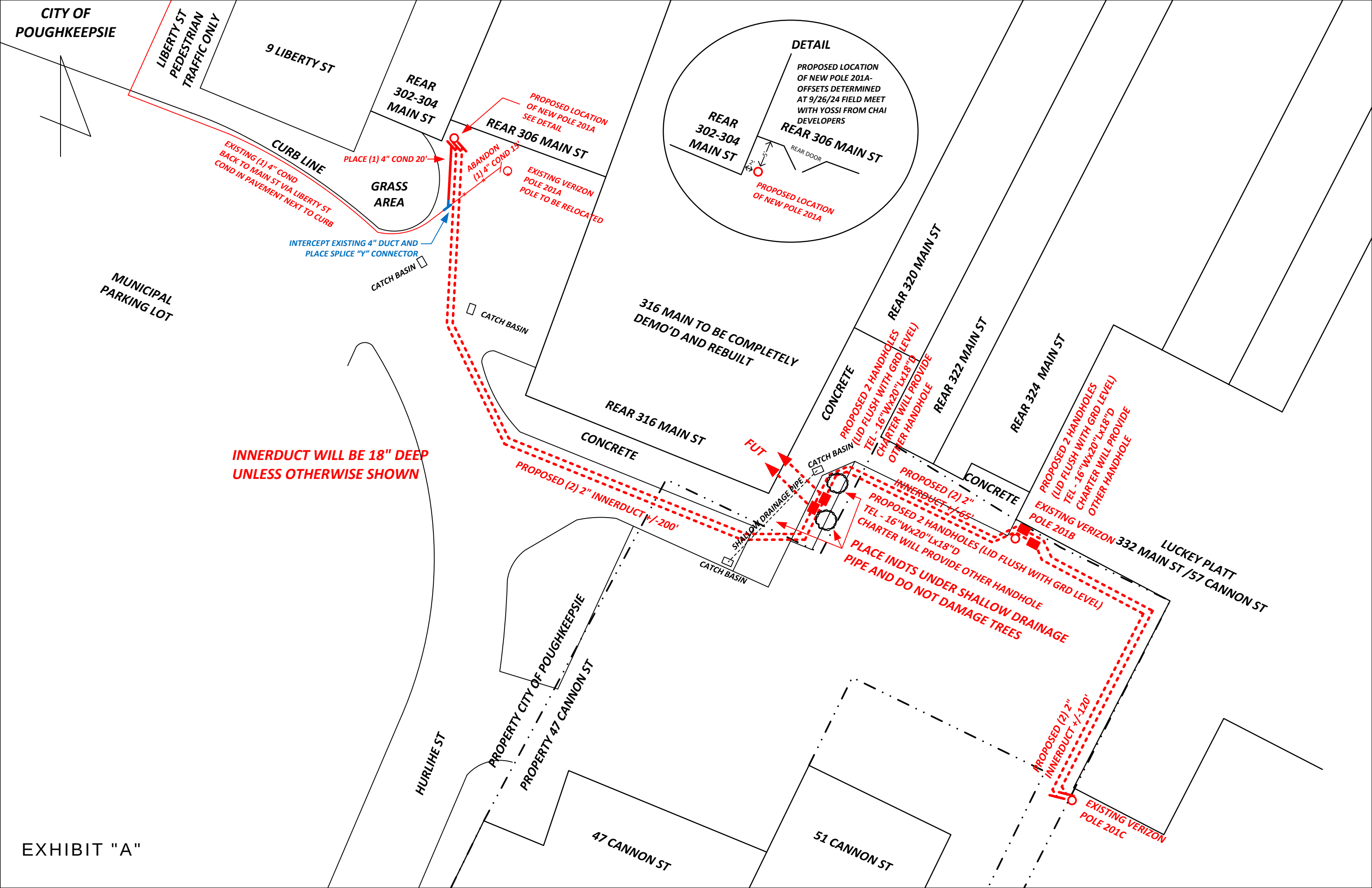
) ss.:

COUNTY OF DUTCHESS)

On the ____ day of _____ in the year 202 before me, the undersigned, a Notary Public in and for said State, personally appeared _____, personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity, and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.

Notary Public

EXHIBIT "A"



**RESOLUTION
(R-25-20)**

**INTRODUCED BY CHAIRMAN WILSON, COUNCILMEMBERS SHOOK,
PATTERSON THOMPSON, HENRY, MENIST, BROWN, JAMES, GRANT AND
MCCLINTON**

WHEREAS, Joule Community Power (“Joule”) is currently working to secure another Community Choice Aggregation (CCA) contract; and

WHEREAS, Joule is requesting that the City execute the attached Memorandum of Understanding stating the municipality’s preference for default renewable energy percentage and term length, as well as approving the form Electricity Supply Agreement.

NOW, THEREFORE,

BE IT RESOLVED, that the Common Council hereby authorizes the Mayor to execute the attached Memorandum of Understanding.

SECONDED BY COUNCILMEMBER _____.

Memorandum of Understanding (“**MOU**”)
(with Conditional Authorization to Execute Electricity Supply Agreement)

To: Joule Assets, Inc.
Glenn Weinberg

gweinberg@jouleassets.com

From: Name of Municipality: City of Poughkeepsie (the “**Municipality**”)
Municipal Signatory: [REDACTED]

Re: Request for Proposal for Electricity Supply dated January 23, 2025 (the “**RFP**”) and execution of the Electricity Supply Agreement attached thereto (the “**ESA**”).

Dated: as of [REDACTED] (the date the Municipality signs the signature page, to be completed by Municipality)

This MOU and the attached signature page of the ESA attached hereto as Exhibit A (the “**Signature Page**”) is provided by the Municipality at Joule’s request:

- (i) To specify Municipality’s Default Product selection for the ESA; and
- (ii) To facilitate execution of a binding ESA provided that certain conditions are met.

Default Product Option: In connection with the ESA, the Municipality chooses the following Default Product **(select one)**:

- ☐ CCA Blended Electricity Product (50% New York State renewable supply).
- ☐ CCA Renewable Electricity Product (100% New York State renewable supply).

By delivering this MOU with the Signature Page signed by the Municipality (attached hereto as Exhibit A), Municipality authorizes Joule to release such signed Signature Page to the selected electricity supplier as part of the ESA, add the applicable execution date, and thereby complete execution of the ESA on behalf of the Municipality, but only upon satisfaction of the following two conditions:

- 1) Joule has received one or more RFP responses from one or more pre-qualified ESCOs that meets one or more of the following pricing benchmarks:
 - For CCA Conventional Electricity Product,
 - (a) a variable price that is guaranteed to be at least \$0.0005 or 1% below the utility residential and small commercial market supply rate in each calendar month; or
 - (b) a fixed price not greater than 5% above the trailing 12-month average utility residential and small commercial variable market supply rate, as published by Central Hudson as of the issuance of the RFP. Such fixed

price must be below the following rate: **\$0.0871/kWh (Residential), \$0.0910/kWh (Small Commercial).**

- For CCA Blended Electricity Product and CCA Renewable Electricity Product, a price not greater than the lowest comparable ESCO offer available to residential customers in Central Hudson utility service territory at the time of RFP issuance. For the purposes of this RFP, comparable offers are defined as: fixed-rate electricity supply, 12 month term length with no exit fee, and NYS renewable supply in the same percentage as the analogous CCA product. Such fixed price must be below the following rate:
 - CCA Renewable Electricity Product: **\$0.1249/kWh; and**
 - CCA Blended Electricity Product: **\$0.1189/kWh**
- 2) The Municipality informs Joule in writing (including by email) that it may award the RFP to a qualified bidder and execute the ESA substantially in the form attached to the RFP.

EXHIBIT A

Signature Page to ESA

IN WITNESS WHEREOF, the Parties have caused this ESA to be executed by their duly authorized representatives, as required by the applicable laws of the city, town or municipality and the laws, rules and regulations of the State of New York.

Dated: _____ (to be entered by Competitive Supplier on the date that the last party signs) (the “Effective Date”)

NAME OF COMPETITIVE SUPPLIER:

By: _____
Print Name: _____
Title: _____
Email: _____

CITY OF POUGKEEPSIE:

By: _____
Print Name: _____
Title: _____
Email: _____

JOULE ASSETS INC. (PROGRAM ADMINISTRATOR)

By: _____
Mike Gordon
Chief Executive Officer
mgordon@jouleassets.com

[SIGNATURE PAGE TO ESA - MAY BE EXECUTED IN TRIPLICATE]