

VILLAGE OF TUXEDO PARK
P.O. BOX 31
80 LORILLARD ROAD
TUXEDO PARK, NEW YORK 10987

**Building Inspector
Summary Report
January 22, 2013**

1. Building Permits

- a. Schmidtberger, 21 Cannon Hill Rd., Potting Shed

2. Inspections

- a. Zgonena, Tower Hill Rd. – Inspected property with owner’s engineer, David Higgins from Lanc & Tully.
- b. Niblo, Cliff Rd. – Framing
- c. Urmansky, Tuxedo Rd. – Removal of trees from property by Ira Wicks.
- d. Tuxedo Club Boathouse, Tuxedo Rd. – Footings and foundation walls.
- e. Hanson, Tower Hill Rd. – Storage shed footings
- f. Dow, (Boathouse) Chastellux Lane – Reset stone that shifted during the hurricane.
- g. Perez, Walked property with property owner and identified trees that needed to be removed.
- h. VTP Police Station, Removal of wires above Tuxedo Rd.

3. Correspondence/Project Updates

- a. Yankee Propane – Removed old propane tanks not in use from 54 West Lake Stable Rd.
- b. Sent letters regarding tree removal to:
 1. Pendl, Ridge Rd.
 2. Xu, Tuxedo Rd.
 3. Perez, Tuxedo Rd.
 4. Tuxedo Park Estates, Tuxedo Rd.
- c. King, Clubhouse Rd. – Issued Certificate of Occupancy (Seasonal Use May – Sept).
- d. Requested help from Tuxedo Chase Bank Branch Manager, Sandra Davis, to have Chase cleanup 3 Acoma Rd. (Isaac Levenbrown).
- e. Sent letter to the Niblo’s regarding framing not complying with the plans.
- f. Contacted Verizon regarding removal of utility poles behind Village Office, Tower Hill Loop, and Tuxedo Rd. Work since completed.
- g. Contacted Patrick Bourke and Tamer El-Rayess regarding alternative methods of operating the South Gate when telephone and internet services are down. Referred to contact Thomas Butler, Homeworks Group. Sent email and left voicemail to set up meeting ASAP.
- h. Contacted Orange & Rockland regarding:
 1. Inoperative street lights.
 2. Removal of electrical meter and service pole from former Police Dept. building.
- i. Coordinating removal of small sheds from South Gate House and Main Gate areas to prepare for spring cleanup.
- j. Yaboo Fence – Sent request that the proposed bill be adjusted to reflect similar work performed approximately one year ago.
- k. Water Loss Analysis as of December 2012 billing (62% loss).

BUILDING DEPARTMENT - APPLICATION/PERMIT
VILLAGE OF TUXEDO PARK-LORILARD ROAD-TUXEDO PARK, N.Y. 10987 845-351-4745

PROPERTY LOCATION - SECTION 104 BLOCK 1 LOT 1.3

OWNER: Schmidtberger PROPERTY STREET ADDRESS CANNON Hill Rd

MAILING ADDRESS 201 E. 80th St. Apt 9F. NY, NY 10075 TELEPHONE 914-715-9659

NATURE OF CONSTRUCTION NEW ALTERATION ADDITION RECONSTRUCTION
 ACCESSORY USE OTHER-DESCRIBE _____

IF STRUCTURE BRIEF DESCRIPTION POTTING shed

ESTIMATED COST OF CONSTRUCTION \$50,000

THE OWNER/AGENT JEFFREY GUNDERMANN CERTIFIES THAT HE IS THE OWNER OR AGENT OF ALL THAT CERTAIN LOT, PIECE OR PARCEL OF LAND AND OR BUILDING DESCRIBED IN THE APPLICATION AND IF NOT THE OWNER THAT HE HAS BEEN DULY AND PROPERLY AUTHORIZED TO MAKE THIS APPLICATION AND TO ASSUME RESPONSIBILITY FOR THE OWNER IN CONNECTION WITH THIS APPLICATION AND AGREES THAT THE VILLAGE OF TUXEDO PARK ZONING ORDINANCE AND STATE OF NEW YORK BUILDING CODES WILL BE COMPLIED WITH AS WELL AS ANY OTHER REGULATIONS RELATING TO THE CONSTRUCTION OR USE OF THE PROPOSED BUILDING AND LAND HERE IN DESCRIBED JOHN C. LEDWITH IV

NOTARY: Notary Public, State of New York **** SIGNED [Signature]
No. 01LE5053631

N.Y.S. REGISTERED ARCHITECT OR LICENSED ENGINEER NAME [Signature]
Qualified in Orange County 2/28/13
Commission Expires December 28,

ADDRESS _____ TELEPHONE _____

BUILDING OR CONTRACTOR S&B TOTAL Home CARE INC.

ADDRESS PO Box 437 TELEPHONE 845-781-7452

BUILDERS INSURANCE INFORMATION: WORKMENS COMPENSATION # _____
LIABILITY # _____
AGENT OR COMPANY _____
ADDRESS _____ TELEPHONE _____

VILLAGE CLERK: DATE RECEIVED Nov. 29, 2012 FEE PAID Ap \$ 200 Escrow \$ 3000

BUILDING INSPECTOR: PRELIMINARY INSPECTION - APPROVED DISAPPROVED _____
DATE 11/14/13 COMMENTS _____

BOARD OF ARCHITECTURAL REVIEW: APPROVED DISAPPROVED - DATE 11/15/13

SIGNATURES [Signatures]

AHRB. COMMENTS _____

BOARD OF TRUSTEES: _____ APPROVED _____ DISAPPROVED -- DATE _____

SIGNATURES _____

TRUSTEES COMMENTS: _____

I HAVE EXAMINED THIS APPLICATION AND THE PLANS (BUILDING AND PLOT) THAT ARE A PART OF THIS APPLICATION AND FIND THAT THEY ARE IN COMPLIANCE WITH THE VILLAGE OF TUXEDO PARK ZONING ORDINANCE AND HEREBY ISSUE THIS BUILDING PERMIT.

PERMIT # _____ DATE OF ISSUE _____ EXPIRATION DATE _____

SIGNED-BUILDING INSPECTOR/CODE ENFORCEMENT OFFICER

Gundermann@optonline.net

John Ledwith

From: David Higgins [deh@lanctully.com]
Sent: Wednesday, December 26, 2012 2:29 PM
To: jledwith@tuxedopark-ny.gov
Cc: rzgonena@gmail.com
Subject: Zgonena Property- Tower Hill Road
Attachments: zgonena memo 12-26-12.pdf; IMG_0707-rev.JPG; IMG_0708-rev.JPG; IMG_0709-rev.JPG; IMG_0711-rev.JPG; IMG_0713-rev.JPG; IMG_0716-rev.JPG

John,

Good afternoon. Thanks again for taking the time to walk the project site with me this morning. As we discussed, I have attached a memo outlining the findings of this morning's walk. The immediate actions that are recommended consist of removal of existing log piles and installation of a stone blanket along an apparent discharge point in the soil berm. After this morning's visit, I spoke with Robert who advised that the stone piles that he has on site are indigenous stone that he obtained from a neighboring home (the Witte home). He said that he was very excited to have obtained the stone and is very much looking forward to utilizing it in whatever restoration plan is accepted by the Village. I therefore omitted the removal of the stone piles from my memo. I trust that this modification is acceptable.

I advised Robert to contact you to discuss the scheduling of the log removal and stone blanker installation. I will be in contact with you once the topographic mapping is completed. If you have any questions in the meantime, please do not hesitate to contact me.

Best regards,

David Higgins, P.E.

Lanc & Tully Engineering and Surveying, P.C.
P.O. Box 687 Route 207
Goshen, NY 10924
Phone- (845) 294-3700
Fax- (845) 294-8609

Memo

To: Robert Zgonena
From: David Higgins, P.E.
Date: December 26, 2012
Re: Site Visit with John Ledwith

As you are aware, at its December 18, 2012 meeting, the Village of Tuxedo Park Board of Architectural Review set a requirement that an evaluation for immediate soil and erosion control measures was to be made and that any resulting recommendations for these measures be installed by December 28, 2012. Accordingly, today I met at your property with John Ledwith to review and evaluate the conditions and to identify recommended remedial action in that regard.

Overall, although the area that has been recently filled lacks significant vegetation, the site is fairly stable due to the recent snowfall and freezing temperatures. The fill material appeared to be fairly loosely placed with a very uneven, undulating surface. Based upon the uneven surface, it appeared that during periods of rain, the surface likely provides some measure of storage where puddles and ponding may occur. There is a soil berm along the base of the fill that would also act to help detain the discharge of surface runoff during rain events. It was observed that there is a low area along this soil berm where it appears runoff may collect and discharge downhill (towards the area of a green treehouse) on a neighboring property. In order to help minimize any potential erosion at this point, it is recommended that it be stabilized with stone 6 to 12 inches in size from the top of the berm to the low point of the fill with a blanket width of at least 8 feet.

Additionally, the site has some piles of large logs in the vicinity of the lower driveway entrance that should be removed. John Ledwith advised that these logs should be relocated somewhere outside of the Village.

With regards to the installation of silt fence, I see little value in the placement of silt fence until such time as the limits of the property are identified and a long-term grading plan has been prepared by this office and reviewed and accepted by the Village of Tuxedo Park. Our office has completed the field work necessary for the boundary determination and topographic mapping of this area of the site and should have a map completed for submittal to the Village by January 8, 2012, as required by the B.A.R. Once the boundary line and grading plan has been established, the location of siltation fence and any other measures to be taken shall be identified and implemented.

Photographs of the site taken during the visit are included for reference.

You should contact John Ledwith at your earliest convenience to discuss your schedule for the removal of the logs and the installation of the stone stabilization. Please call me if you have any questions.

John Ledwith

Yankee Propane

From: John Ledwith [jledwith@tuxedopark-ny.gov]
Sent: Monday, January 07, 2013 11:36 AM
To: 'info@yankeepropane.com'
Subject: Tuxedo Park - 54 East Lake Stable Rd.

Marla:

The tanks are located behind the garage and they are labeled Yankee Propane. You said that you have no reference of the current owners name, Glen Cavada, 54 East Lake Stable Rd., Tuxedo Park, NY. Check the prior owners last name, Economides.

Please have the tanks picked up at your earliest convenience.

Thank you.

Regards,
John Ledwith
Building Inspector

From: John Ledwith [mailto:jledwith@tuxedopark-ny.gov]
Sent: Friday, January 04, 2013 2:04 PM
To: 'info@yankeepropane.com'
Subject: Tuxedo Park - 54 East Lake Stable Rd.

Please be advised I have seen two of your propane tanks located behind a garage located at 54 East Lake Stable Rd. (Glenn Cavada). Confirm if these tanks are in use, and if not, have them removed from the property by January 31st.

If you have any questions, or need to speak with me, I can be reached at 351-4745 ext. 11.

Regards,
John Ledwith
Building Inspector

INCORPORATED 1952
(845) 351-4745 (Voice)
(845) 351-2668 (Fax)
Website: tuxedopark-ny.gov

VILLAGE BOARD MEETING
FOURTH TUESDAY OF EACH MONTH

VILLAGE OF TUXEDO PARK
P.O. BOX 31
80 LORILLARD ROAD
TUXEDO PARK, NEW YORK 10987

January 16, 2013

Mr. Uli Pendl
12 Ridge Road
Tuxedo Park, NY 10987

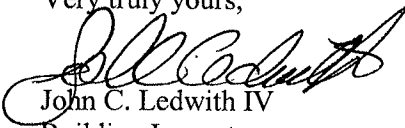
Re: Parcel No. 108-1-2
Fallen Trees – Ridge Road & Pepperidge Road

Dear Mr. Pendl:

As per our earlier discussions, the fallen trees on your property need to be removed. Please provide me with a date that the trees will be removed at your earliest convenience.

Thank you for your cooperation with resolving this matter.

Very truly yours,


John C. Ledwith IV
Building Inspector

INCORPORATED 1952
(845) 351-4745 (Voice)
(845) 351-2668 (Fax)
Website: tuxedopark-ny.gov

VILLAGE BOARD MEETING
FOURTH TUESDAY OF EACH MONTH

VILLAGE OF TUXEDO PARK
P.O. BOX 31
80 LORILLARD ROAD
TUXEDO PARK, NEW YORK 10987

January 16, 2013

Mr. Dong Xu
147 Tower Hill Loop
Tuxedo Park, NY 10987

Re: Parcel No. 106-1-21
Fallen Tree - Tuxedo Road

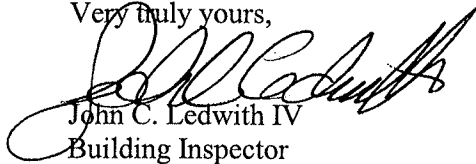
Dear Mr. Xu:

A few weeks ago I left you a voice mail message regarding a tree that had fallen during hurricane Sandy that is very close to Tuxedo Road. In accordance with the Village Code, any hazardous trees within 50' from the property line must be removed.

As it has been over a month since the tree has fallen, please have the tree removed within the next 14 days.

Thank you for your cooperation with resolving this matter.

Very truly yours,


John C. Ledwith IV
Building Inspector

VILLAGE OF TUXEDO PARK
P.O. BOX 31
80 LORILLARD ROAD
TUXEDO PARK, NEW YORK 10987

Date: January 18, 2013

To: Joseph Perez

From: John Ledwith, Building Inspector

Re: Parcel No. 106-1-38.1

§ 75-9. Exterior maintenance standards.

[Amended 2-21-1990 by L.L. No. 1-1990]

The exterior of all premises shall be kept free of the following matter, materials or conditions:

A. Refuse, as hereinabove defined.

B. Rubbish, as hereinabove defined.

C. Construction materials.

D. Abandoned, uncovered or structurally unsound wells, shafts, towers, chimneys, exterior cellar openings, basement hatchways, foundations or excavations.

E. Abandoned iceboxes, refrigerators, boilers, hot-water heaters, television sets and other similar major appliances.

F. Nuisances, as hereinabove defined.

G. Vehicles or parts thereof, including boats and trailers, motorized or not, licensed or unlicensed, registered or unregistered, which vehicles or parts thereof are or have been junked, abandoned, dismantled or are in a state of visible disrepair.

H. Fallen trees, limbs or branches within 50 feet of a public roadway or neighboring property line.

I. Deteriorated fences.

INCORPORATED 1952
(845) 351-4745 (Voice)
(845) 351-2668 (Fax)
Website: tuxedopark-ny.gov

VILLAGE BOARD MEETING
FOURTH TUESDAY OF EACH MONTH

VILLAGE OF TUXEDO PARK
P.O. BOX 31
80 LORILLARD ROAD
TUXEDO PARK, NEW YORK 10987

January 11, 2013

Mr. Oliver Grace
Tuxedo Park Estates, LP
55 Brookville Road
Glenhead, NY 11545-0163

Re: Parcel No. 108-1-9.22
Fallen Trees - Tuxedo Rd. & Pine Hill Rd.

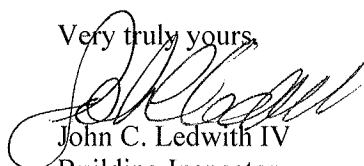
Dear Mr. Grace:

Several weeks ago I left you a voice mail message regarding some trees that had fallen during hurricane Sandy that are very close to the Village Roads. In accordance with the Village Code, any hazardous trees within 50' from the property line must be removed.

Please have someone from your office contact me to coordinate removal of the trees by the end of this month.

Thank you for your cooperation with resolving this matter.

Very truly yours,


John C. Ledwith IV
Building Inspector

Application No. Permit No. July 21, 2010

Building Department
VILLAGE OF TUXEDO PARK
County of Orange

Location: .. 47 Clubhouse Road, Tuxedo Park, NY

Map No.: Section .. 107 Block 1 Lot 67

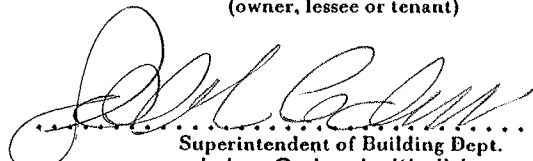
Certificate of Occupancy

Nº 703

Date .. January 18 .., 2013

THIS CERTIFIES that the building located at premises indicated above, conforms substantially to the approved plans and specifications heretofore filed in this office with Application for Building Permit dated .. July 21, 2010 .., 19 .., pursuant to which Building Permit was issued, and conforms to all of the requirements of the applicable provisions of the law. The occupancy for which this certificate is issued is .. seasonal use (May 1 through .. September 30) single family ..

The certificate is issued to .. John King & Douglas Duchin ..
(owner, lessee or tenant)
of the aforesaid building.

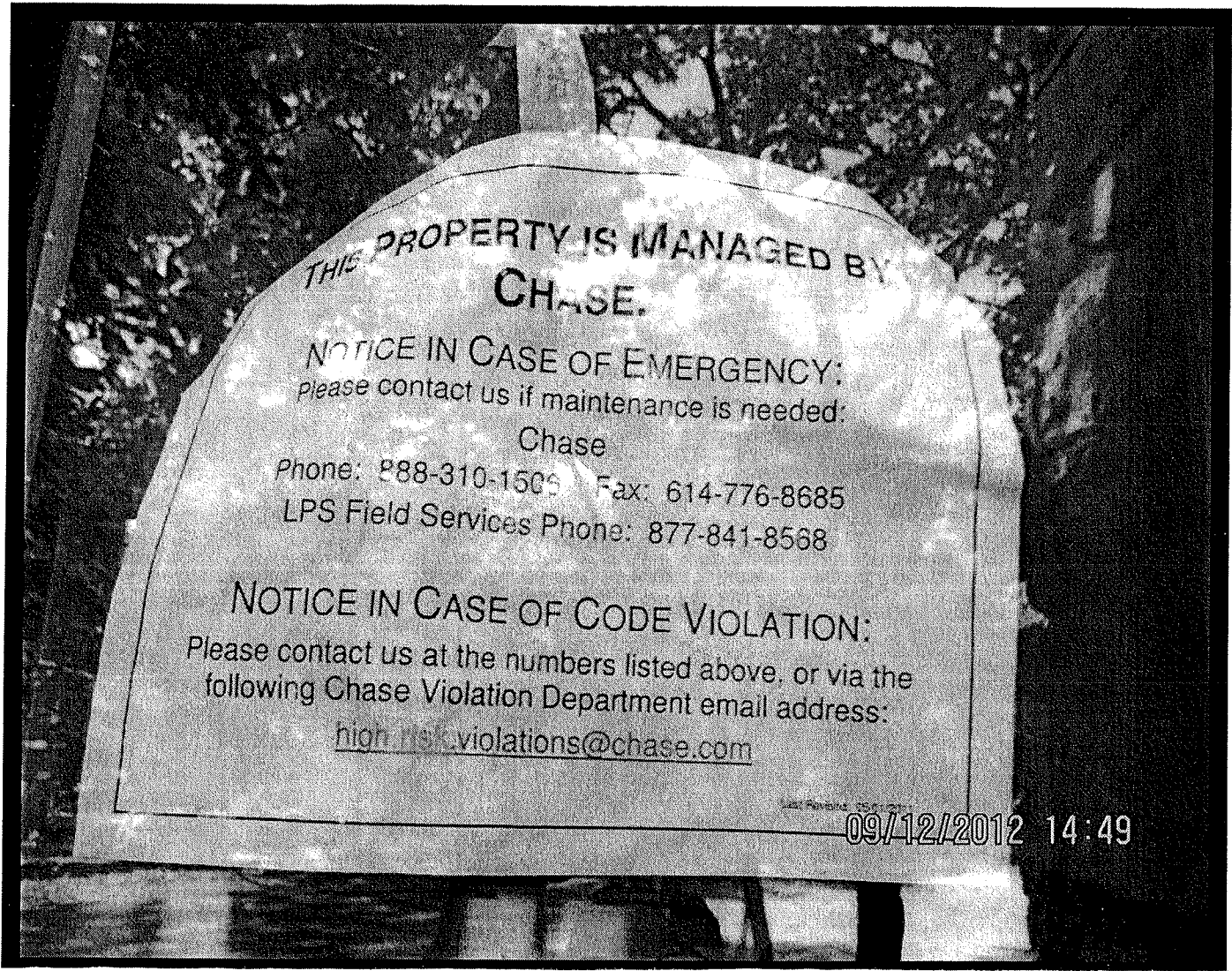

Superintendent of Building Dept.
John C. Ledwith IV

- The Certificate of Occupancy will be issued only after affidavits or other competent evidence is submitted to the Superintendent of Buildings that the completion of the construction in compliance with the State Building Construction Code and with other laws, ordinances or regulations affecting the premises, and in conformity with the approved plans and specifications. A final electrical, plumbing, heating or sanitation certificate or other evidence of compliance may be required before the issuance of the Certificate of Occupancy,
- This Certificate of Occupancy only attests as to the legal use and occupancy under the zoning law and does not certify as to compliance with all of the requirements of the Building Codes effective this date.
- Board of Trustees approval on file.

ISAAC CRAWFORD

105-1-32

3 Acoma Rd.



THIS PROPERTY IS MANAGED BY
CHASE.

NOTICE IN CASE OF EMERGENCY:
please contact us if maintenance is needed:

Chase

Phone: 888-310-1509 Fax: 614-776-8685

LPS Field Services Phone: 877-841-8568

NOTICE IN CASE OF CODE VIOLATION:

Please contact us at the numbers listed above, or via the
following Chase Violation Department email address:

high_risk_violations@chase.com

Last Revised: 05/01/2011

09/12/2012 14:49

VILLAGE OF TUXEDO PARK
P.O. BOX 31
80 LORILLARD ROAD
TUXEDO PARK, NEW YORK 10987

Date: January 9, 2013

To: John Ferraro
Susan Niblo

From: John Ledwith, Building Inspector

Re: Niblo – Framing Inspection
50 Cliff Rd.
Parcel No. 106-1-65

As per my site inspection this morning, the following areas have not been framed in accordance with the approved plans:

1. Right Side Elevation, Sheet A-5
 - a. Deletion of a window located on the side of the garage.
 - b. Change in window size and addition of one window at the rear of the house.
 - c. Changes to dormer above letter b.
2. Left Side Elevation, Sheet A-5
 - a. Change in roof height at ridge. Left side of ridge higher than right side of ridge.
 - b. Deletion of window in area noted as office.

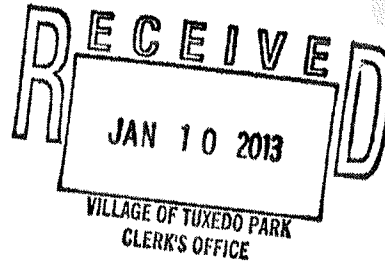
The above noted items deviate from the plans approved by the Board of Architectural Review.

Please advise me within 48 hours of your plans to correct these items.

John Anthony Ferraro PC
ARCHITECT
25 Jodi Lane
New City, New York 10956
Tel: 845-624-0758
Fax: 845-624-2163
www.johnferraroarchitect.com

January 10, 2013

Board of Architectural Review
Village of Tuxedo Park
P.O. Box 31
Tuxedo Park, New York 10987



Re: Niblo Residence Field Revisions

Distinguished Board members,

In response to John Ledwith's letter dated January 9, 2013 I submit the following drawings which indicate the areas in which we seek approval. The areas are clouded and correspond to the item numbers in John's letter.

The following explains the reason for the requested changes:

1a. In an effort to increase the security of the property the Niblo's chose to remove the window in the rear of the garage.

1b. After consultation with Marvin Windows it was decided that 5 smaller windows would work better with the interior design of the kitchen rather than 4 larger ones. The Marvin architectural team assisted making the scale of the mullions more architecturally pleasing. We were careful to maintain the existing rough opening as close as possible to minimize the exterior effect. These windows are already purchased. It would be much appreciated if this was approved.

1c. On 1/3/13 I arrived on site to find the dormer in bedroom #2 was being framed differently than on the plans. Sue and I referred back to the original plans approved by the BAR and asked the workers to stop construction on that specific spot until we notified inspector. If the Bar wishes us to return to as originally planned we will do so. Otherwise, to avoid delays, we will finish in a way that is suitable to all.

2a. The framers submitted, to the owner and I, a change to the ridge line on the left side of the house that would allow for a true hip turn and a continuous roof slope from the front to the rear. Additionally, the difference between the top plate heights between the family room and the master suite result in the lower soffit line in the rear. The priority of this change was to maintain the proportions of the front elevation approved by the BAR. Photographs attached.

2b. After seeing the windows framed out it is was agreed the stained glass looked better in a continuous line rather than separated in the room.

We would also like to request the following changes in the rear elevation:

Window sizes in the Master Bedroom. The new R.O. is 53" x 60" in lieu of the original size, 53" x 50", shown on the rear elevation. The taller windows are more proportionate with the ceiling height and soffit line.

French Door Locations in the Family Room. The owner prefers the center line of the doors align with the center line of the trusses above.

Thank you for your consideration in this matter.

Respectfully,



John Ferraro RA, NCARB

 *** FAX TX REPORT ***

TRANSMISSION OK

JOB NO. 1974
 DESTINATION ADDRESS 5773477
 PSWD/SUBADDRESS
 DESTINATION ID
 ST. TIME 01/17 10:46
 USAGE T 00' 51
 PGS. 1
 RESULT OK

*** Added Item NOT ON Form FAXed yesterday*



Streetlight Repair Request Form

Orange & Rockland

Orange and Rockland Utilities, Inc., 390 West Route 59, Spring Valley, NY 10977

Date: 1/16/13

Contact Name: JOHN C. LEDWITH IV DEPUTY CLERK BLDG. INSP.

Please Fax to: **Electric Operations - Northern Division**
845-577-3477

Town/Village/Borough: VILLAGE OF TUXEEO PARK, NY

Questions should be directed to Customer Assistance at 1-877-434-4100.

Telephone Number: 845-351-4745 x.3

| 10 Digit Pole Number | Closest House Number | Street Name, City, State | Closest Cross Street | Additional Information <small>(light out, always on/off, broken glass)</small> | O&R Use Only |
|----------------------|----------------------|--|----------------------|---|--------------|
| 53914 43574 | No house | Tuxeedo Rd. | Before Pine Rd. | Light out | |
| 53875 43597 | No house | Tuxeedo Rd. | Pine Rd. | Light out | |
| 453750 43665 | No house | Tuxeedo Rd. Tuxeedo Rd. | Pepperidge Rd. | Light out | |
| 53679 43985 | Tuxeedo club | Tuxeedo Rd. Across From Entrance To Tuxeedo Club | Corillard Rd. | Light out | |
| | | 53657 43686 | | | |
| | | 53644 43687 | | | |
| 53440 43242 | 32 Acons | Acoma Rd. | E. Lake | Light out | |

VILLAGE OF TUXEDO PARK
P.O. BOX 31
80 LORILLARD ROAD
TUXEDO PARK, NEW YORK 10987

Date: January 11, 2013

Sent via Fax – Page 1 of 4
914-925-9280

To: Ralph, Orange & Rockland Customer Service

From: John Ledwith, Building Inspector

**Re: Removal of Electrical Service located at 1 Tuxedo Rd.
Account Number 97626-89000
Meter Number 601000056**

As per your request:

1. See the attached document from the County of Orange that indicates that the Village of Tuxedo Park owns the property at 1 Tuxedo Rd. I have also included a copy of the last utility bill that we received.
2. Pole number 54040/43550 is where the electric service drop is located. This needs to be disconnected.
3. The color of the building is grey stone with green trim. Pictures of the building are included.
4. The nearest cross street is NYS Route 17.

Please contact me if you have any questions, and to notify me in advance of performing the work.

I can be reached at 351-4745 ext. 11 or via email at jledwith@tuxedopark-ny.gov.



SDG
Image Mate Online

Navigation Tax Maps | ORPS Links Help Log In

| |
|--------------------|
| Residential |
| Property Info |
| Owner/Sales |
| Inventory |
| Improvements |
| Tax Info |
| Report |
| Comparables |

| |
|-------------------|
| Commercial |
| Property Info |
| Owner/Sales |
| Inventory |
| Improvements |
| Tax Info |
| Report |
| Comparables |

| Municipality of V. Tuxedo Park, Tuxedo | | | | |
|--|--|----------------------|-------------------|-------|
| SWIS: | 335001 | Tax ID: | 108-1-12 | |
| Tax Map ID / Property Data | | | | |
| Status: | Active | Roll Section: | Wholly Exem | |
| Address: | 1 Tuxedo Rd | | | |
| Property Class: | 210 - 1 Family Res | Site Property Class: | 662 - Police/fire | |
| Site: | Res 1 | In Ag. District: | No | |
| Zoning Code: | - | Bldg. Style: | Old Style | |
| Neighborhood: | 00005 - | School District: | Tuxedo | |
| Legal Property Description: | Legal description not given for property | | | |
| Total Acreage/Size: | 1.00 | Equalization Rate: | ---- | |
| Land Assessment: | 2012 - \$24,000 | Total Assessment: | 2012 - \$60,000 | |
| Full Market Value: | 2012 - \$369,200 | | | |
| Deed Book: | 2028 | Deed Page: | 540 | |
| Grid East: | 578444 | Grid North: | 860489 | |
| Bank Code: | N/A | | | |
| Special Districts for 2012 | | | | |
| Description | Units | Percent | Type | Value |
| Tux joint fire | 0 | 0% | | 0 |
| Land Types | | | | |
| Type | Size | | | |
| Undeveloped | 1.40 acres | | | |


| Photographs |
|--------------------|
| No Photo Available |


| Pictometry LiveLink |
|--|
| View this property's Pictometry imagery in LiveLink. |

| Documents |
|------------------------------------|
| No documents found for this parcel |

| Maps |
|-------------------------------------|
| View Tax Map |
| View in Google Maps |
| View in Yahoo! Maps |
| View in Bing Maps |
| Map Disclaimer |

VILLAGE OF TUXEDO PARK
 1 TUXEDO RD,
 TUXEDO PARK, NY 10987
 POLICE BOOTH & KEEPPOLICE STATION

 Your next Meter
 Reading will be:
 Dec 31

 If you have questions
 about this bill, call
 toll-free 1-877-434-4100
 or go to www.oru.com

ELECTRIC SMALL C&I GEN SERV SEC- DELIVERY
 Meter Number: 601000056

| | DEMAND | ENERGY |
|----------------------------|---------------|----------------|
| Nov 29 reading (Actual) | 59.92 | 20553 |
| Oct 29 reading (Estimate) | -59.70 | -20534 |
| Meter reading difference | 0.2 | 19 |
| Meter multiplier | x 12 | x 12 |
| Total Usage 31 Days | 2.6 KW | 228 KWH |

Delivery Charges

| | | | |
|----------------------------------|-----------|-------------|----------------|
| Basic Service Charge | | | \$18.00 |
| First | 2.6 KW | 0.50 | 1.30 |
| First | 228 KWH @ | 5.128¢ each | 11.69 |
| Energy Cst Adj | 228 KWH @ | -0.00200¢ | .00 |
| SBC/RPS Chg | 228 KWH @ | 0.48400¢ | 1.10 |
| RDM Adjustment | 228 KWH @ | -0.27700¢ | -.63 |
| Transition Adj Chg | 228 KWH @ | 0.01100¢ | .03 |
| NY Assessment | 228 KWH @ | 0.32700¢ | .75 |
| Government surcharges - Delivery | | | .06 |
| Total Delivery Charges | | | \$32.30 |

Metering Charge

| | | | |
|----------------------------------|--|--|----------------|
| Government surcharges - Delivery | | | 14.39 |
| | | | .03 |
| Total Metering Charge | | | \$14.42 |

Total Supplier Charge

23.37

CURRENT ELECTRIC CHARGES

\$70.09

O&R certifies that the amount of \$70.09 is correct, that items, services & disbursements charged were rendered as stated and no part has been paid or satisfied. Exempt taxes are excluded and the amount claimed is due on 12/31/2012.

MANAGER CUSTOMER ACCOUNTING
 CHRISTINE MARCO

To avoid a 1.5% late charge, please pay by 12/31/2012. Allow 2 business days for payments to post to your account.

We offer convenient payment options such as pay by phone, pay online or in person at Rockland Pawn Brokers Inc, 86 Rte 59, Spring Valley

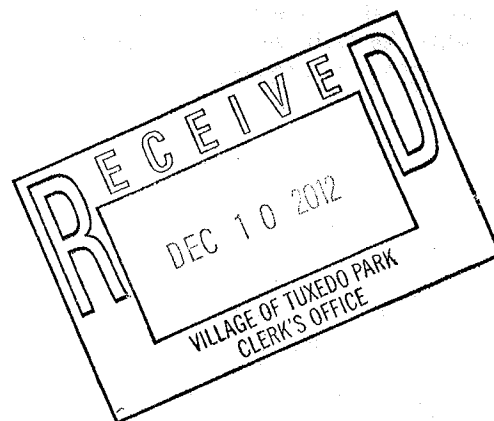
Your alternate energy supplier for the billing period was Hudson Energy Services LLC. They can be contacted at 1-877-HUDSON9.

Have your payments electronically deducted from your bank account by enrolling in Automatic Bill Payment. Place an X in the box on your bill stub. Details at www.oru.com/ABP

BILLING DATE 12/05/12

BILLING SUMMARY

| | |
|-------------------|----------------|
| ACCOUNT NUMBER | 97626-89000 |
| Last Bill | \$242.75 |
| Payments: | |
| 11/21/12 | -96.17 |
| 11/02/12 | -146.58 |
| Service Charges | |
| Electric | 70.09 |
| TOTAL | |
| AMOUNT DUE | \$70.09 |



November through March heating season.

Gas Supply Charge reflects the monthly charges the company pays for purchasing gas supply on behalf of full service customers.

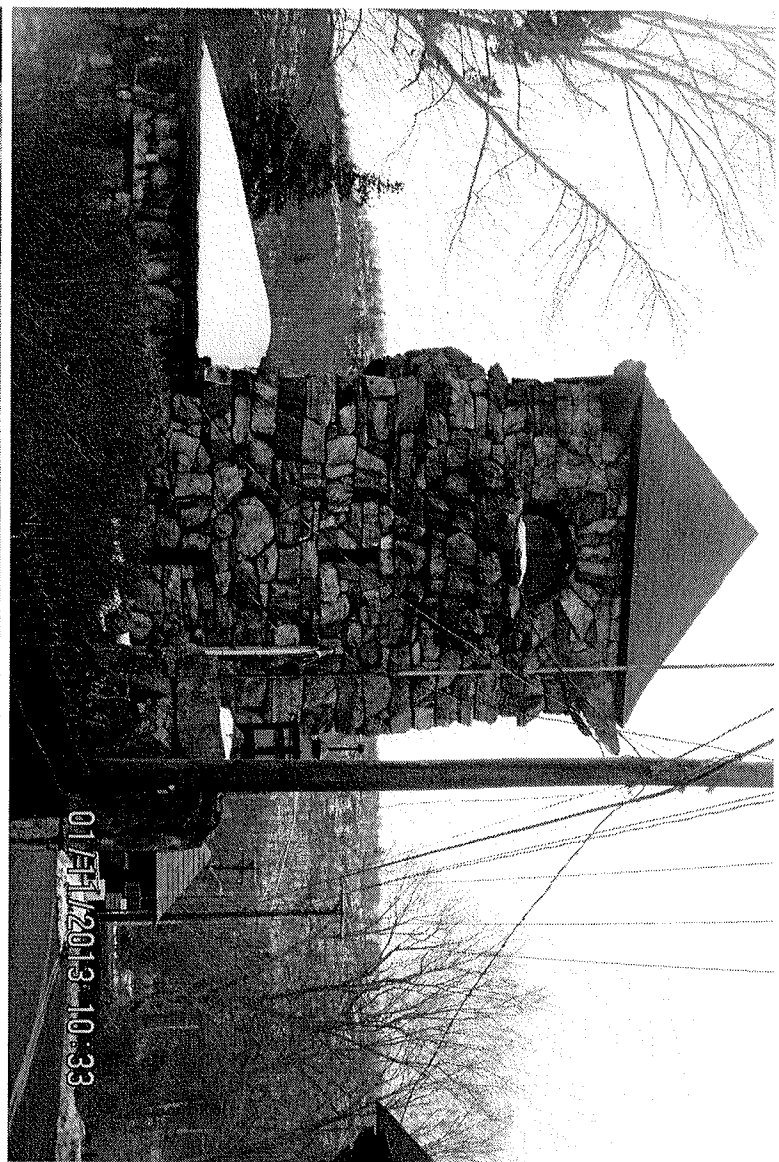
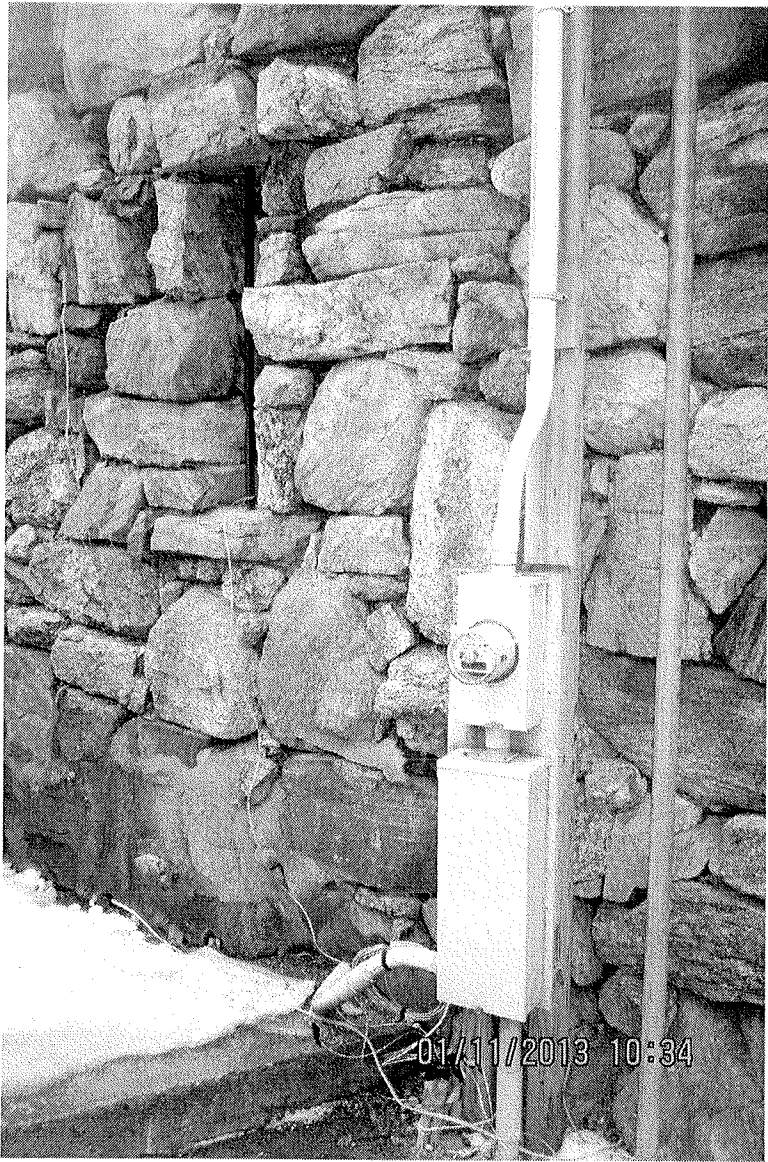
Government Surcharges include New York State and local taxes, such as the Gross Receipts Tax, and local village taxes, where applicable.

energy supplier for which the company provides billing services.

NY Assessment recovers fees imposed by the state as authorized under Section 18-a of the Public Service Law.

SBC/RPS Charge: System Benefits Charge recovers the cost of mandated energy efficiency, environmental protection and low income assistance programs. The Renewable Portfolio Standard (RPS) is included in this charge to recover the cost of renewable resources programs.





John Ledwith

Yaboo Fence

From: John Ledwith [jledwith@tuxedopark-ny.gov]
Sent: Monday, January 14, 2013 9:22 AM
To: 'Carlos Marin'
Cc: 'dmatthews@tuxedopark-ny.gov'; 'jvoss@tuxedopark-ny.gov'
Subject: Village of Tuxedo Park - Invoice Review request
Attachments: Dec 2012 Invoice \$3985.pdf; Nov 2011 Invoice \$1050.pdf

Carlos:

Please forward this matter to Elaine Gedeiko.

Attached are two invoices for similar work performed by Yahoo Fence Co. Can you explain to me why the invoice dated 11/2011 was for \$1,050 and the invoice dated 12/2012 was considerably higher at \$3,985. Additionally, some of the materials used in the repair in December were obtained by Yaboo Fence at no cost from the Village, and the payroll sheet attached to the invoice shows that no more than 2 hours was spent on side.

The Village of Tuxedo Park is happy with the guiderail that your company installed for us just a few years ago, but the recent invoice in the amount of \$3,985 requires review.

Upon resolution of this matter the invoice will be paid.

Regards,
John Ledwith
Deputy Clerk & Treasurer

From: Carlos Marin [<mailto:cmarin@yaboofence.com>]
Sent: Friday, December 07, 2012 3:30 PM
To: 'John Ledwith'
Subject: RE: Tuxedo Park, guardrail repair

Hi John just confirming that we are sending our guys on Monday the 10 to do the guide rail repair, the crew should be there between 9am and 10am any questions please email or call me
Thanks

Carlos Marin
Yaboo Fence Company
(845)358-0118
Fax:(845)358-7342

From: John Ledwith [<mailto:jledwith@tuxedopark-ny.gov>]
Sent: Tuesday, December 04, 2012 1:35 PM
To: 'John Ledwith'; 'Carlos Marin'
Cc: darin@yaboofence.com
Subject: RE: Tuxedo Park, guardrail repair

Do you know when the repairs below have been scheduled to be made?

John Ledwith

Yaboo Fence Company, Inc.

95 West Nyack Way
West Nyack, NY 10994

Invoice Date

11/16/2011

Invoice #

11-1116-896

INVOICE

Job At:

Repair damaged rails.

Phon...(845) 358-0118 **Fa...** (845) 358-7342

Bill To:

Village of Tuxedo Park
80 Lorillard Rd
PO Box 31
Tuxedo Park, NY 10987

PLEASE PAY

THIS AMOUNT

\$1,050.00

Make checks payable to: **Yaboo Fence Company, Inc.**

Please check box if address is incorrect or has changed, and indicate change(s) on reverse side.

Have E-Mail? Please write it here:

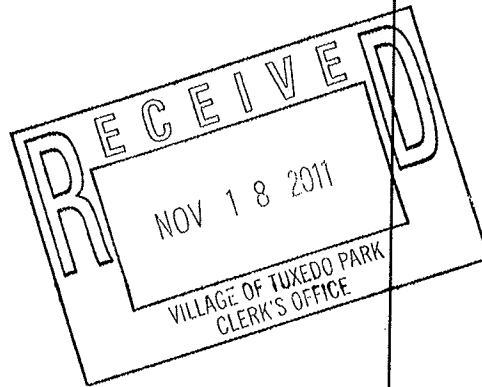
Yaboo Fence Company, Inc.

PLEASE DETACH AND RETURN TOP PORTION WITH PAYMENT

95 West Nyack Way
West Nyack, NY 10994

| | | | |
|--|--------------|-------------------------------|-------------------|
| Telephone No. (845) 351-4745 x11 | Terms | Due Date 11/16/2011 | Rep MGJ |
|--|--------------|-------------------------------|-------------------|

| Qty | Description | Rate | Amount |
|-----|--|----------|----------|
| | Supply Materials and Labor to Install: 2 damaged rails from new guide rail: Need 1 new post bolt 16 Splice plate bolts 3 Splice plates | 1,050.00 | 1,050.00 |



There will be a \$30.00 charge for all returned checks.
1 1/2% interest will be assessed on all unpaid balances after 30 days. Reasonable attorney's fees, cost & disbursements in the event of non-payment.

| | |
|---------------------------|------------|
| Subtotal | \$1,050.00 |
| Sales Tax (8.375%) | \$0.00 |
| Total | \$1,050.00 |
| Payments/Credits | \$0.00 |
| Balance Due | \$1,050.00 |

Billing Inquiries?... (845) 358-0118

Yaboo Fence Company, Inc.

95 West Nyack Way
West Nyack, NY 10994

Invoice Date

12/10/2012

Invoice #

12-1210-172

INVOICE

Job At:

Tuxedo Rd.
Tuxedo Park

Phon... (845) 358-0118

Fa... (845) 358-7342

Bill To:

Village of Tuxedo Park
80 Lorillard Rd
PO Box 31
Tuxedo Park, NY 10987

PLEASE PAY

THIS AMOUNT

\$3,985.00

Make checks payable to: **Yaboo Fence Company, Inc.**

Please check box if address is incorrect or has changed, and indicate change(s) on reverse side.

Have E-Mail? Please write it here:

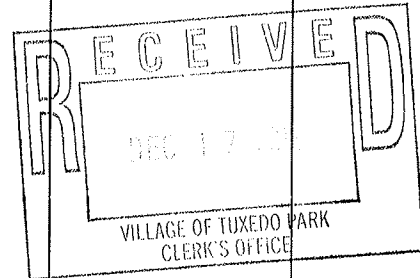
Yaboo Fence Company, Inc.

PLEASE DETACH AND RETURN TOP PORTION WITH PAYMENT

95 West Nyack Way
West Nyack, NY 10994

| | | | |
|---|--------------|-------------------------------|------------------|
| Telephone No. 845-351-4745 x 11 | Terms | Due Date 12/10/2012 | Rep DM |
|---|--------------|-------------------------------|------------------|

| Qty | Description | Rate | Amount |
|-----|---|----------|----------|
| | Supply Material and Labor to Install: Repair existing guardrail damaged by storm. Reset one post (re using existing post) Replace one rail (rail to be provided by owner). Reassemble with new bolts if needed. | 3,985.00 | 3,985.00 |



There will be a \$30.00 charge for all returned checks.
1 1/2% interest will be assessed on all unpaid balances after 30 days. Reasonable attorney's fees, cost & disbursements in the event of non-payment.

| | |
|---------------------------|------------|
| Subtotal | \$3,985.00 |
| Sales Tax (8.375%) | \$0.00 |
| Total | \$3,985.00 |
| Payments/Credits | \$0.00 |
| Balance Due | \$3,985.00 |

Billing Inquiries? ... (845) 358-0118

PAYROLL

(For Contractor's Optional Use; See Instructions, Form WH-347 Inst.)

Persons are not required to respond to the collection of information unless it displays a currently valid OMB control number.

| NAME OF CONTRACTOR OR SUBCONTRACTOR [J] | | ADDRESS | | OMB No.: 1215-0149 | | | | | | | | | | | |
|--|----------------------------|--|----------|--------------------|----------|----------|-----------|-----------|-------------------------|------------------------|----------------------------|-------------------|--------------------------------|---|--------|
| Yaboo Fence Company, Inc. | | 95 West Nyack Way West Nyack, NY 10994 | | | | | | | | | | | | | |
| PAYROLL NO. 7 | FOR WEEK ENDING 12/11/2012 | PROJECT AND LOCATION | | | | | | | PROJECT OR CONTRACT NO. | | | | | | |
| | | Vill. of Tuxedo Park 80 Lorillard Road Tuxedo Park, NY 10987 | | | | | | | | Tuxedo Road Guide Rail | | | | | |
| (1) NAME, ADDRESS, AND SOCIAL SECURITY NUMBER OF EMPLOYEE | (2) CLASSIFICATION | (4) DAY AND DATE | | | | | | | (5) TOTAL HOURS | (6) RATE OF PAY | (7) GROSS AMOUNT EARNED | (8) DEDUCTIONS | (9) NET WAGES PAID FOR WEEK | | |
| | | WED 12/5 | THU 12/6 | FRI 12/7 | SAT 12/8 | SUN 12/9 | MON 12/10 | TUE 12/11 | | | | | | | |
| Shane Patrick Hovorka 75 Burrows Lane Blauvelt, NY 10913 000-00-6662 | 0 laborer oc S | R 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 2.00 | 0.00 | 2.00 | 0.00 | 2.00 | 55.00 | 110.00 | FICA 6.22 W/H TAX 7.00 OTHER 0.55 Total: 13.77 | 96.23 |
| Anthony J Laconie 1265 Williams Drive Shrub Oak, NY 10588 000-00-9800 | 1 laborer oc S | R 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 2.00 | 0.00 | 2.00 | 0.00 | 2.00 | 55.00 | 110.00 | FICA 6.22 Total: 6.22 | 103.78 |
| Claudio Lopez 37 M Madison Ave Spring Valley, NY 10977 000-00-4820 | 2 laborer oc M | R 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 2.00 | 0.00 | 2.00 | 0.00 | 2.00 | 55.00 | 110.00 | FICA 6.22 Total: 6.22 | 103.78 |

We estimate that it will take an average of 56 minutes to complete this collection of information, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. If you have any comments regarding these estimates or any other aspects of this collection of information, including suggestions for reducing this burden, send them to the Administrator, Wage and Hour Division, ESA, U.S. Department of Labor, Romm N3502, 200 Constitution Avenue, N.W., Washington, D.C. 20210.

**Village of Tuxedo Park
Processed Water Analysis
2000-2012**

| Year | Quarter | Water Processed | Water Billed | Water Loss | Percent Loss |
|-------------|----------------|------------------------|---------------------|-------------------|---------------------|
| 2012 | Q4 | 34,000,300 | 12,945,930 | 21,054,370 | -62% |
| 2012 | Q3 | 41,710,000 | 24,643,610 | 17,066,390 | -41% |
| 2012 | Q2 | 37,046,000 | 16,471,170 | 20,574,830 | -56% |
| 2012 | Q1 | 29,898,000 | 18,821,700 | 11,076,300 | -37% |
| 2011 | Q4 | 28,109,000 | 13,481,370 | 14,627,630 | -52% |
| 2011 | Q3 | 33,896,000 | 20,401,230 | 13,494,770 | -40% |
| 2011 | Q2 | 29,605,000 | 15,490,880 | 14,114,120 | -48% |
| 2011 | Q1 | 24,881,000 | 12,936,359 | 11,944,641 | -48% |
| 2010 | Q4 | 27,577,000 | 16,144,060 | 11,432,940 | -41% |
| 2010 | Q3 | 37,607,000 | 22,073,480 | 15,533,520 | -41% |
| 2010 | Q2 | 28,555,000 | 16,248,890 | 12,306,110 | -43% |
| 2010 | Q1 | 26,486,000 | 10,699,340 | 15,786,660 | -60% |
| 2009 | Q4 | 23,092,000 | 12,787,710 | 10,304,290 | -45%* |
| 2009 | Q3 | 31,207,000 | 14,459,420 | 16,747,580 | -54% |
| 2009 | Q2 | 30,098,000 | 12,617,160 | 17,480,840 | -58% |
| 2009 | Q1 | 23,678,000 | 9,425,790 | 14,252,210 | -60% |
| 2008 | Q4 | 24,419,000 | 10,975,170 | 13,443,830 | -55% |
| 2008 | Q3 | 30,655,000 | 19,921,180 | 10,733,820 | -35% |
| 2008 | Q2 | 27,627,000 | 13,706,780 | 13,920,220 | -50% |
| 2008 | Q1 | 20,515,000 | 10,967,110 | 9,547,890 | -47% |
| 2007 | Q4 | 24,558,000 | 14,947,340 | 9,610,660 | -39% |
| 2007 | Q3 | 37,987,000 | 18,286,770 | 19,700,230 | -52% |
| 2007 | Q2 | 34,482,000 | 23,387,975 | 11,094,025 | -32% |
| 2007 | Q1 | 27,834,000 | 18,603,955 | 9,230,045 | -33% |
| 2006 | Q4 | 25,793,000 | 10,284,265 | 15,508,735 | -60% |
| 2006 | Q3 | 31,680,000 | 16,072,170 | 15,607,830 | -49% |
| 2006 | Q2 | 27,274,000 | 13,751,420 | 13,522,580 | -50% |
| 2006 | Q1 | 21,291,000 | 12,715,630 | 8,575,370 | -40% |
| 2005 | Q4 | 28,794,000 | 10,423,020 | 18,370,980 | -64% |
| 2005 | Q3 | 40,110,000 | 18,388,080 | 21,721,920 | -54% |
| 2005 | Q2 | 38,186,000 | 17,561,800 | 20,624,200 | -54% |
| 2005 | Q1 | 33,838,000 | 11,197,750 | 22,640,250 | -67% |
| 2004 | Q4 | 33,602,000 | 12,076,680 | 21,525,320 | -64% |
| 2004 | Q3 | 37,594,000 | 16,403,070 | 21,190,930 | -56% |
| 2004 | Q2 | 35,139,000 | 19,084,560 | 16,054,440 | -46% |
| 2004 | Q1 | 36,913,000 | 12,227,270 | 24,685,730 | -67% |
| 2003 | Q4 | 28,774,000 | 14,666,050 | 14,107,950 | -49% |
| 2003 | Q3 | 34,054,000 | 16,020,680 | 16,020,680 | -53% |
| 2003 | Q2 | 25,495,000 | 12,641,635 | 12,853,365 | -50% |
| 2003 | Q1 | 22,749,000 | 12,768,280 | 9,980,720 | -44% |

* Started to include "Non-Billable Consumption" in water billed to reflect usage at water & sewer plants.

**Village of Tuxedo Park
Processed Water Analysis
2000-2012**

| Year | Quarter | Water Processed | Water Billed | Water Loss | Percent Loss |
|-------------|----------------|------------------------|---------------------|-------------------|---------------------|
| 2002 | Q4 | 22261000 | 15,230,834 | 7,030,166 | -32% |
| 2002 | Q3 | 30,285,000 | 16,571,100 | 13,713,900 | -45% |
| 2002 | Q2 | 24,826,000 | 14,076,593 | 10,749,407 | -43% |
| 2002 | Q1 | 21,881,000 | 13,400,992 | 8,480,008 | -39% |
| 2001 | Q4 | 21,594,000 | 12,305,130 | 9,288,870 | -43% |
| 2001 | Q3 | 27,451,000 | 17,733,870 | 9,717,130 | -35% |
| 2001 | Q2 | 33,120,000 | 15,091,297 | 18,028,703 | -54% |
| 2001 | Q1 | 24,925,000 | 13,745,000 | 11,180,000 | -45% |
| 2000 | Q4 | 25,441,000 | 10,489,990 | 14,951,010 | -59% |
| 2000 | Q3 | 32,767,000 | 25,583,315 | 7,183,685 | -22% |
| 2000 | Q2 | 34,700,000 | 14,021,444 | 20,678,556 | -60% |
| 2000 | Q1 | 34,498,000 | 14,305,585 | 20,192,415 | -59% |
| | | | Maximum | 2005-Q1 | -67% |
| | | | Minimum | 2000-Q3 | -22% |
| | | | Average | | -49% |