

THE MEETING TONIGHT IS FOR THE CONDUCT OF TOWN BUSINESS BY THE TOWN BOARD. THE PUBLIC IS INVITED TO PARTICIPATE AT THE ITEMS MARKED ON THE AGENDA "PUBLIC COMMENT." DURING THAT SEGMENT OF THE MEETING, IF YOU HAVE A QUESTION OR COMMENT FOR THE SUPERVISOR, PLEASE RAISE YOUR HAND AND WAIT TO BE ACKNOWLEDGED. PLEASE STATE YOUR FULL NAME AND LIMIT YOUR REMARKS TO THREE MINUTES. THANK YOU FOR YOUR ANTICIPATED COOPERATION.

PUBLIC HEARING  
2026 PRELIMINARY BUDGET  
OCTOBER 27, 2025 7:00 PM

PUBLIC HEARING  
OPENED ON SEPTEMBER 8th, 2025, 7:00 PM  
CONTINUED ON OCTOBER 27, 2025, 7:00 PM  
21 MILTON TURNPIKE, MILTON NY

A LOCAL LAW OF THE TOWN OF MARLBOROUGH, ULSTER COUNTY NEW YORK, AMENDING VARIOUS PROVISIONS OF CHAPTER 155 "ZONING" OF THE CODE OF THE TOWN OF MARLBOROUGH AS FOLLOWS: AMENDING SECTION 155-1 "TERMS DEFINED", ADDING AN ADDITIONAL PERMITTED ACCESSORY USE TO SECTION 155-12(B) "R-1 RESIDENTIAL DISTRICT", ADDING AN ADDITIONAL PERMITTED ACCESSORY USE TO SECTION 155-12(C) "R-AG-1 RURAL AGRICULTURAL DISTRICT", AND ADDING A NEW SECTION 155-32.6 "DETACHED ACCESSORY DWELLING UNITS ON SINGLE-FAMILY PROPERTIES."

AGENDA  
WORKSHOP MEETING  
TOWN BOARD TOWN OF MARLBOROUGH  
21 MILTON TURNPIKE, MILTON NY  
OCTOBER 27, 2025 7:00 PM

ITEM #1 Call to order - Pledge of Allegiance

ITEM #2 Moment of Silence

ITEM #3 Motion to approve agenda

ITEM #4 Motion to approve minutes from the October 14, 2025, Town Board Meeting

ITEM #5 Authorize payments of bills - \$150,982.91

ITEM #6 Supervisor Updates

ITEM #7 Presentations

ITEM #8 Comments on the agenda

ITEM #9 Reports of Committees

ITEM #10 New Business

- A). Advertise for two open Planning Board and Ethic board open positions
- B). 2026 Citizen of the year

ITEM #11 Workshop topics - Open Board discussion

ITEM #12 Correspondence

ITEM #13 Public Comment

ITEM #14 Resolutions

- A). Resolution # 89 To appoint a full-time police dispatcher
- B). Resolution # 90 To appoint an Ethics Board Employee Member
- C). Resolution # 91 To introduce a Local Law of the year 2025 To amend section 137, “tax exemption for senior citizens” of the code of the Town of Marlborough.

ITEM #15 Executive Session

ITEM #16 Adjournment

October 27, 2025

A). Resolution # 89 To appoint a full-time police dispatcher

Supervisor Corcoran proposes the following:

Whereas, the Town of Marlborough Police Department has an open position for a full-time police dispatcher, and

Be it resolved, it is the recommendation of the Chief of Police and the Police Committee to appoint current part time police dispatcher Carrie Ronk to full time effective November 1, 2025.

And moves for its adoption

Councilmember Molinelli	_____
Councilmember Sessa	_____
Councilmember Cauchi	_____
Councilmember Zambito	_____
Supervisor Corcoran	_____

October 27, 2025

B). Resolution # 90 To appoint an Ethics Board Employee Member

Supervisor Corcoran proposes the following:

Whereas, the Town of Marlborough Ethics Code requires one member to be a Town employee,  
and

Whereas, due to the recent resignation of Tina Rosa there is an open position.

Be it resolved, that Gary Lazaroff be appointed as the employee member to fill the vacated seat  
with a term ending date of December 31, 2026.

And moves for its adoption

Councilmember Molinelli	_____
Councilmember Sessa	_____
Councilmember Cauchi	_____
Councilmember Zambito	_____
Supervisor Corcoran	_____

October 27, 2025

C). Resolution # 91 To introduce a Local Law of the year 2025 To amend section 137, “tax exemption for senior citizens” of the code of the Town of Marlborough.

Supervisor Corcoran proposes the following:

BE IT ENACTED by the Town Board of the Town of Marlborough that the Code of the Town of Marlborough (the “Code”) is amended as follows:

Section 1. Section 137-2 “Qualifications for exemption” of the Code is amended as follows [deletions are stricken and additions are underscored]: No exemption shall be granted unless: A. The income of the owner or the combined income of the owners, excluding any income payable to either or both of them as veterans disability compensation (as defined in Title 38 of the United States Code), of the property for income tax purposes for the income tax year (meaning the twelve-month period for which the owner or owners filed a federal income tax return or, if no income tax return was filed, for the calendar year) does not exceed the maximum income and percentages granted as follows:

<b>Income</b>	<b>Percentage of Assessed Valuation Exempt From Taxation</b>
<del>\$21,000</del> <u>\$29,000</u> or less	50%
More than <del>\$21,001</del> <u>\$29,000.01</u> but less than <del>\$22,000</del> <u>\$29,999.99</u>	45%
More than <del>\$22,001</del> <u>\$30,000</u> but less than <del>\$23,000</del> <u>\$30,999.99</u>	40%
More than <del>\$23,001</del> <u>\$31,000</u> but less than <del>\$24,000</del> <u>\$31,999.99</u>	35%
More than <del>\$24,001</del> <u>\$32,000</u> but less than <del>\$24,900</del> <u>\$32,899.99</u>	30%
More than <del>\$24,901</del> <u>\$32,900</u> but less than <del>\$25,800</del> <u>\$33,799.99</u>	25%
More than <del>\$25,801</del> <u>\$33,800</u> but less than <del>\$26,700</del> <u>\$34,699.99</u>	20%

More than <del>\$26,701</del> <u>\$34,700</u> but less than <del>\$27,600</del> <u>\$35,599.99</u>	15%
More than <del>\$27,601</del> <u>\$35,600</u> but less than <del>\$28,500</del> <u>\$36,499.99</u>	10%
More than <del>\$28,501</del> <u>\$36,500</u> but less than <del>\$29,400</del> <u>\$37,399.99</u>	5%

Section 3. If any of these sections of this local law shall be held unconstitutional, invalid, or ineffective, in whole or in part, such determination shall not be deemed to affect, impair, or invalidate the remainder of this law.

Section 4. This local law shall be effective upon filing with the Secretary of State.

WHEREAS, on October 27, 2025 Supervisor Corcoran introduced this local law for the Town of Marlborough, to be known as “Town of Marlborough Local Law No. \_\_\_\_ of the Year 2025, A LOCAL LAW OF THE TOWN OF MARLBOROUGH, ULSTER COUNTY, NEW YORK AMENDING SECTION 137, “TAX EXEMPTION FOR SENIOR CITIZENS” OF THE CODE OF THE TOWN OF MARLBOROUGH; and

WHEREAS, this Local Law is prepared pursuant to the New York State Constitution, New York Municipal Home Rule Law §10, and New York Real Property Tax Law §467 to advance and protect the health, safety, and welfare of the Town; and

WHEREAS, this action to amend the Town Code is a Type II Action under the New York State Environmental Quality Review Act (SEQRA) requiring no further environmental review; and

WHEREAS, the amendment requires a public hearing.

NOW, THEREFORE BE IT RESOLVED, that a public hearing be held in relation to the proposed changes set forth in the form of notice, hereinafter provided, at which hearing parties of interest and citizens shall have an opportunity to be heard. The public hearing will be held at the Town Hall, 21 Milton Turnpike, Milton, New York, 12547 on November 10, 2025, at 7:00 p.m., Prevailing Time, and that notice of said meeting shall be published in the official newspaper of general circulation in the Town of Marlborough by the Town Clerk, at least five (5) days before such hearing and that notice shall be in the following form:

**NOTICE OF PUBLIC HEARING**

TAKE NOTICE, that the Town Board of the Town of Marlborough will hold a public hearing at the Town Hall facilities at 21 Milton Turnpike, Milton, New York on November 10, 2025 at 7:00 o'clock p.m., prevailing time, on proposed Local Law No. \_\_\_\_ of 2025, amending Section 137 "Tax Exemption for Senior Citizens" of the Code of the Town of Marlborough to amend the income values required to receive a percentage exemption from taxation.

TAKE FURTHER NOTICE, that copies of the aforesaid proposed Local Law will be available for examination at the office of the Clerk of the Town of Marlborough, 21 Milton Turnpike, Milton, New York, 12547 between the hours of 8:00 a.m. to 4:00 p.m. on all business days between the date of this notice and the date of the public hearing.

TAKE FURTHER NOTICE, that all citizens and parties of interest shall have an opportunity to be heard on said proposal at the time and place aforesaid.

DATED: Milton, New York

October \_\_\_\_, 2025

\_\_\_\_\_  
COLLEEN CORCORAN, TOWN CLERK

The foregoing resolution was duly put to a vote which resulted as follows:

Supervisor Corcoran \_\_\_\_\_

Councilman Molinelli \_\_\_\_\_

Councilman Cauchi \_\_\_\_\_

Councilman Zambito \_\_\_\_\_

Councilwoman Sessa \_\_\_\_\_

## **The Town of Marlborough Citizen of the Year Award**

The Citizen of the Year Award is an award given by the Town Board of The Town of Marlborough for any outstanding citizen residing in our community. Those interested in nominating a resident for this award should submit a detailed request describing an individual who exemplifies the following characteristics:

- They have made a positive impact on our community
- They have demonstrated good character and a willingness to help others in our community

### **Nominees need to be:**

- A resident of the Town of Marlborough for at least 10 years
- At least 18 years of age

Any elected official or Town employee currently in office or currently employed by the Town of Marlborough is NOT eligible for nomination.

The Marlborough Town Board will review all nominee requests and will select the Citizen of the Year based on the qualifications described above.

The winning candidate will be presented with a "Citizen of the Year" Plaque at a Town Board meeting and their name will permanently be displayed on a plaque in the Town Board Meeting room.

The deadline for submission of nominees is December 31<sup>st</sup>. The winner of the Citizen of the Year will be announced no later than the 2<sup>nd</sup> meeting of the month in February of each year.