

**TOWN OF BEEKMAN TOWN BOARD MEETING  
Minutes for Thursday February 8th, 2024**

The Town of Beekman Board met for a Special Town Board meeting on **Thursday February 8th, 2024** The meeting was called to order by Supervisor Covucci at 6:00PM. The following members were present: Supervisor Mary Covucci, Councilman Battaglini, Councilman Lemak, Councilwoman Wohrman and Councilman Capollari

Also present were the Town Clerk – Laureen Abbatantuono, Town Attorney Craig Wallace, Town Engineer Daniel Koehler and Joe McLaughlin from VRI Environmental Services, Inc.

**Supervisor Covucci** led the Pledge of Allegiance. Supervisor Covucci pointed out the emergency exits and called for a moment of silence for all those who have served our Country.

**Supervisor Covucci made a motion to open the Public Hearing on Dover Ridge Water and Sewer Rates at 6:01PM, Seconded by Councilwoman Wohrman, All in Favor, AYE.**

**Town Clerk Laureen Abbatantuono read the Public Hearing notice**

**Supervisor Covucci introduced the Town Engineer Dan Koehler for his presentation on Dover Ridge Water and Sewer (please see the attached)**

**Supervisor Covucci made a motion to close the Public Hearing at 6:14PM, Seconded by Councilwoman Battaglini, All in Favor, AYE**

**Written Comments on Agenda items: NONE**

**Public Comments on Agenda items: NONE**

**Resolutions were read by the Town Board**

**Other Town Board Business:**

**Public Comments: NONE**

**Supervisor Covucci made a motion at 6:23PM to adjourn the Town Board meeting, Seconded by Councilwoman Wohrman, All in Favor, AYE**

**Respectfully Submitted by Town Clerk**

**Laureen Abbatantuono**

**12 February, 2024**

**Respectfully Submitted by**

**Town Clerk**

*Laureen Abbatantuono*

**BEEKMAN TOWN BOARD  
SPECIAL MEETING AGENDA  
FEBRUARY 8, 2024**

**6:00 PM**

- Meeting called to order
- Pledge of Allegiance
- Administrative Announcement--Fire Exits

**PUBLIC HEARING - Dover Ridge Water and Sewer Rates**

**TOWN BOARD MEETING**

- Supervisor Comments
- Public comment on Agenda Items and Resolutions

**RESOLUTIONS**

1. SEQRA Town Hall Roof
2. SEQRA Baseball Field
3. SEQRA Highway Garage Roof
4. Approve St. Patrick's Day Celebration for Seniors
5. Approve Contract with Logically for MFA

- Other Town Board Business
- General Board Comments
- **Next Regular Town Board Meeting: Tuesday, February 13, 2024 at 6:00 PM**

**ADOURN**

**\*AGENDA SUBJECT TO CHANGE**

**RESOLUTIONS WERE NOT AVAILABLE AT TIME OF PUBLICATION**

**RESOLUTION NO. 02:08:24-1**  
**RE: ACKNOWLEDGEMENT OF TYPE II SEQR STATUS FOR TOWN HALL ROOF**  
**REPLACEMENT PROJECT**

**WHEREAS**, by RESOLUTION NO. 09:28:21-6 the Town Board authorized the preparation of bids for the replacement of the Town Hall Roof and the solicitation of bids; and

**WHEREAS**, the replacement of the Town Hall Roof was a SEQR Type II Action under 6 NYCRR §617.5(c)(1) as it is maintenance or repair involving no substantial changes in an existing structure or facility; and

**WHEREAS**, by RESOLUTION NO. 10:26:21 - 4 the Town Board awarded a contract to Barone Construction Group, Inc. and the work was satisfactorily completed;

**NOW, THEREFORE BE IT RESOLVED**, that the Town Board adopts this resolution to memorialize for the record and audit purposes that the Town Hall Roof Replacement Project is a Type II action under SEQRA and that environmental review was not required as Type II actions have been determined to not have a significant impact on the environment pursuant to 6 NYCRR §617.5(a); and

**BE IT RESOLVED**, that the Town Clerk is directed to file a copy of this resolution with the contract documents for the Town Hall Roof Replacement Project.

**Introduced: COUNCILMAN CAPOLLARI**

**Seconded: COUNCILMAN BATTAGLINI**

**ROLL CALL VOTE:**

Councilman Capollari	<b>AYE</b>
Councilman Battaglini	<b>AYE</b>
Councilman Lemak	<b>AYE</b>
Councilwoman Wohrman	<b>AYE</b>
Supervisor Covucci	<b>AYE</b>

**Dated: February 8, 2024**

**RESOLUTION NO. 02:08:24-2**  
**RE: ACKNOWLEDGEMENT OF TYPE II SEQR STATUS FOR REPLACEMENT OF CERTAIN IMPROVEMENTS AT RECREATION BASEBALL FIELD 1**

**WHEREAS**, by RESOLUTION NO. 10:12:21 – 5 the Town Board authorized the preparation of bids for the replacement of certain improvements at Recreation Baseball Field 1 and the solicitation of bids; and

**WHEREAS**, the replacement of the fences and other improvements at Recreation Baseball Field 1 was a SEQR Type II Action under 6 NYCRR §617.5(c)(1) as it is maintenance or repair involving no substantial changes in an existing structure or facility; and

**WHEREAS**, by RESOLUTION NO. 05:10:22 -6 the Town Board awarded a contract to Sport Tech Construction and the work was satisfactorily completed;

**NOW, THEREFORE BE IT RESOLVED**, that the Town Board adopts this resolution to memorialize for the record and audit purposes that the Recreation Baseball Field 1 Improvement Replacement Project is a Type II action under SEQRA and that environmental review was not required as Type II actions have been determined to not have a significant impact on the environment pursuant to 6 NYCRR §617.5(a); and

**BE IT RESOLVED**, that the Town Clerk is directed to file a copy of this resolution with the contract documents for the Recreation Baseball Field 1 Improvement Replacement Project.

**Introduced: COUNCILMAN BATTAGLINI**

**Seconded: COUNCILMAN LEMAK**

**ROLL CALL VOTE:**

Councilman Capollari	<b>AYE</b>
Councilman Battaglini	<b>AYE</b>
Councilman Lemak	<b>AYE</b>
Councilwoman Wohrman	<b>AYE</b>
Supervisor Covucci	<b>AYE</b>

Dated: February 8, 2024

**RESOLUTION NO. 02:08:24-3**  
**RE: ACKNOWLEDGEMENT OF TYPE II SEQR STATUS FOR HIGHWAY GARAGE**  
**ROOF REPLACEMENT PROJECT**

**WHEREAS**, by RESOLUTION NO. 05:23:23-5 the Town Board authorized the preparation of bids for the replacement of the roofs on the highway garages and the solicitation of bids; and

**WHEREAS**, the replacement of the highway garage roofs was a SEQR Type II Action under 6 NYCRR §617.5(c)(1) as it is maintenance or repair involving no substantial changes in an existing structure or facility; and

**WHEREAS**, by RESOLUTION NO. 07:25:23-6 the Town Board awarded a contract to Nuvista Design General Contractors LLC and the work is nearing substantial completion;

**NOW, THEREFORE, BE IT RESOLVED**, that the Town Board adopts this resolution to memorialize for the record and audit purposes that the Highway Garage Roof Replacement Project is a Type II action under SEQRA and that environmental review was not required as Type II actions have been determined to not have a significant impact on the environment pursuant to 6 NYCRR §617.5(a); and

**BE IT RESOLVED**, that the Town Clerk is directed to file a copy of this resolution with the contract documents for the Highway Garage Roof Replacement Project.

**Introduced: SUPERVISOR COVUCCI**

**Seconded: COUNCILWOMAN WOHRMAN**

**ROLL CALL VOTE:**

Councilman Capollari	<b>AYE</b>
Councilman Battaglini	<b>AYE</b>
Councilman Lemak	<b>AYE</b>
Councilwoman Wohrman	<b>AYE</b>
Supervisor Covucci	<b>AYE</b>

Dated: February 8, 2024

**RESOLUTION NO. 02:08:24-4**

**RE: APPROVE ENTERTAINMENT FOR SENIOR ST. PATRICK'S DAY CELEBRATION**

**WHEREAS**, the Senior Center has a St. Patrick's Day Celebration scheduled for Thursday March 21, 2024 from the hours of 11 am to 2 pm, with a snow date of Thursday, March 28, 2024, at The Links at Union Vale, and

**WHEREAS**, the costs will be covered by the fee of \$32 per person collected for the party,

**NOW, THEREFORE, BE IT RESOLVED**, that the following expenditure for entertainment be authorized,

John Harrah's Mobile Music Services for an amount not to exceed \$200.00.

**Introduced: COUNCILMAN LEMAK**

**Seconded: COUNCILWOMAN WOHRMAN**

**ROLL CALL VOTE:**

Councilman Capollari	<b>AYE</b>
Councilman Battaglini	<b>AYE</b>
Councilman Lemak	<b>AYE</b>
Councilwoman Wohrman	<b>AYE</b>
Supervisor Covucci	<b>AYE</b>

**Dated: February 8, 2024**

**RESOLUTION NO. 02:08:24-5**  
**RE: APPROVE CONTRACT WITH LOGICALLY FOR MFA IMPLEMENTATION**

**WHEREAS**, the Town of Beekman's Insurance carrier "NYMIR" requires Multi Factor Authentication for cyber security purposes for all users on devices outside of their assigned town workstations; and

**WHEREAS**, Logically, the Town of Beekman's IT provider, has submitted a contract for this work,

**NOW, THEREFORE, BE IT RESOLVED**, that the Town Board of the Town of Beekman hereby authorizes the Town Supervisor to enter into an agreement with Logically per the proposal not to exceed \$5,250.

**Introduced: COUNCILWOMAN WOHRMAN**

**Seconded: COUNCILMAN LEMAK**

**ROLL CALL VOTE:**

Councilman Capollari	<b>AYE</b>
Councilman Battaglini	<b>AYE</b>
Councilman Lemak	<b>AYE</b>
Councilwoman Wohrman	<b>AYE</b>
Supervisor Covucci	<b>AYE</b>

**Dated: February 8, 2024**

**Dover Ridge Estates – Water and Sewer Systems**  
**Town Engineer Presentation – February 8, 2024**

**I. Subdivision**

The Dover Ridge Estates subdivision is located in the northeast portion of the Town of Beekman, and consists of 70 residential parcels (69 of which are developed with single-family residential structures, ranging from 2 to 4 bedrooms), one water supply parcel and two sewage treatment parcels.

Dover Ridge Estates was developed in 2 sections, where Section 1 contains 22 predominately 3-bedroom single-family homes from 1965 to 1986, one water supply parcel and one sewage treatment parcel.

Section 2 contains 48 residential parcels and one sewage treatment parcel. 47 predominately 4-bedroom single-family homes were built post 1987.

**II. Sanitary Sewer System**

The sanitary sewer collection and original treatment system for Section 1 was constructed and placed into operation in the mid to late 1960's under a privately owned company known as the Doveridge Sewerage Disposal Company, Incorporated.

The original sand filter sewage treatment system for Section 1 failed in 1985 as determined by the Dutchess County Department of Health. The Doveridge Sewerage Disposal Company made upgrades to the treatment system without any significant results.

The collection and treatment system for Section 2 was constructed and placed into operation around 1990. Before the mid-1990's, the treatment system was failing without complete build out of Section 2 of the subdivision.

In April 1997, the Doveridge Sewerage Disposal Company abandoned the sanitary sewer collection and treatment system, and the Town of Beekman was tasked with taking over the operation and maintenance of the system as an emergency and interim measure. In December of 1999, the Town finalized the creation of the Dover Ridge Sewer District.

In 2001, the Town acquired the two treatment parcels via eminent domain proceedings from the Doveridge Sewerage Disposal Company and Dutchess County.

Starting that same year, the Town began planning for the reconstruction of the sewage treatment facility. By 2003, the New York State Department of Environmental Conservation issued a consent order requiring repairs to the sewage treatment system.



A construction contract was reached late 2004 and the Town constructed a new sewage treatment system, completed in about one year around September 2005.

There have been no recent capital improvement projects for the system; however, it is noted that there have been sewer main repairs, flooding issues resulting from excessive inflow and infiltration and pump failure, pump and ultraviolet lamp replacements, and most recently a water pump repair for the emergency generator.

### **III. Potable Water System**

Wells, treatment, and the distribution system were constructed and placed into operation in the mid 1960's under a privately owned company known as the Doveridge Water Company, Incorporated.

Similar to the wastewater treatment system, in April 1997, the Doveridge Water Company abandoned the water distribution and treatment system, and as a result, the Town of Beekman was tasked with taking over the operation and maintenance of the system as an emergency and interim measure in order to protect the public. In December of 1999 the Town finalized the creation of the Dover Ridge Water District.

The Town acquired the water supply parcel in 2001 by eminent domain proceedings from the Doveridge Water Company.

Shortly after the 2005 sewage treatment system reconstruction project was completed, a number of compliance issues related to the water system were found and required improvements identified. Since that time, the Town has conducted a number of capital improvement projects to address violations presented by the Dutchess County Health Department. These improvements include a generator to maintain system operation during power outages, replacement of the leaking underground atmospheric storage tank, replacement of the buried hydropneumatic tank and pumps with new variable frequency drive pumps, updated controls, and installation of a softener for radionuclide removal. In addition to the capital improvements are those emergency issues. Within the past few weeks, there was a leak detected and repaired. A failed submersible well pump was also recently replaced.

### **IV. Future of the Systems**

#### **A. Wastewater Treatment System:**

Currently, the wastewater collection system consists of a number of sanitary manholes and gravity sewer mains, and a pump station and forcemain system that pumps sewage to the wastewater treatment system constructed in 2005. The wastewater treatment system consists of septic tanks for primary treatment, which discharge effluent into a re-circulating sand filter bed for secondary treatment. A portion of the effluent from the filter bed is returned to the filter bed for additional polishing with the remaining effluent being disinfected by ultraviolet lights and discharged into a cascade for aeration before ultimately discharging into the

receiving stream east of the system. VRI is hired by the Town to manage the day-to-day operations of the wastewater treatment system.

In the coming years, we suggest inflow and infiltration studies to identify sources of excess water that is introduced to the collection system, and subsequently treated by the treatment system. This treatment of extraneous flow can be costly. In addition, the system is in need of mapping of infrastructure and easements.

**B. Potable Water System:**

The current water supply and treatment system consists of three wells (two of which are active), liquid chlorination, water softening, a buried atmospheric storage tank, and variable frequency drive pumps to pressurize the distribution system, which consists of water mains, flushing hydrants and water service connections. Similar to the wastewater treatment system, VRI is hired by the Town to manage the day-to-day operations of the water system.

Although the Health Department has stated that the water system is in a much-improved state, they continue to request additional work. The latest is the abandonment or removal of the hydropneumatic tank from behind the pump house. We have released a request for proposal for this work, including some structural repairs to the back wall of the pump house. This work will need to be done this year to satisfy the health department.

Maintenance-related improvements will be necessary over the coming years. This may include individual water metering (which is a mechanism that may lead to better water conservation despite current adequate supply and storage), pigging water mains, inserting more valves to isolate sections of the system for reduced downtime, inserting more hydrants for flushing and air relief, and mapping and locating system components such as water shut off valves and easements.

**V. Summary**

In summary, portions of the systems are 60 years old. Prior to the Town taking these systems over, they were poorly maintained under previous private ownership. The Town, being forced to take control of these systems, has been picking away at violations dictated by the New York State Department of Environmental Conservation and the Dutchess County Health Department, and at the recommendation of the operators and the engineer.

Having nearly satisfied these violations, the next phase is continued improvement and strategic planning. The Town should consider 5-year plans that identify system improvements and allow for budgeting and funding. It is noteworthy to mention that the Town has already proactively implemented a Repair Reserve Fund for both systems to help soften emergency repairs that will undoubtedly occur periodically. The Town has sought outside funding via grants and has been mostly unsuccessful. However, we continue to search for those opportunities and also suggest that the residents may wish to seek funding opportunities or potentially retain a grant writer to assist with funding for continued upcoming improvements.

# Lucky Leperchaun Luncheon



*at*

*The Links at Union Vale*  
*Thursday, March 21, 2024*  
*11 am – 2 pm*



## **Menu:**

**Corned Beef and Cabbage**  
**Includes Salad, Potatoes, Carrots,**  
**Soft Drinks, Coffee, Tea and Dessert**  
**Cash Bar**

*Music for your jigging joy*  
*by John "O" Hannah*

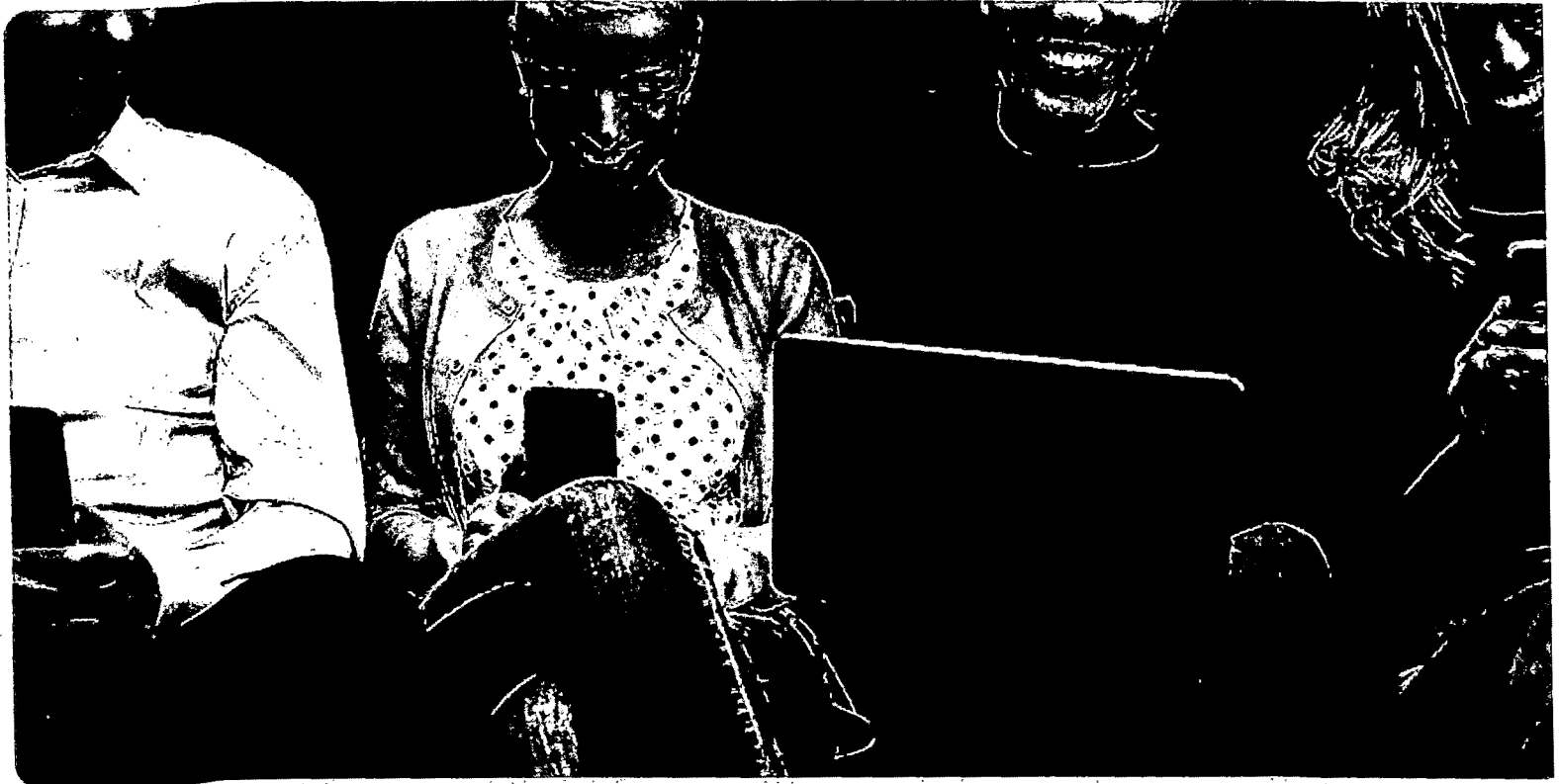
**\$32 pp resident, \$35 pp non-resident non-  
Senior**

*Payment must accompany reservation.*

*Check payable to Town of Beekman*

*Deadline: March 11, 2024*





We have prepared a proposal for you

**MFA Project for Beekman Town Hall**

Proposal # 045292  
Version 1

Prepared for:

**Beekman Town Hall**

Sharon Wohrman  
swohrman@townofbeekmanny.us

**Prepared For:**

Beekman Town Hall  
Sharon Wohrman  
2 Main St  
Poughquag, NY 12570

**Sales Contact:**

Logically  
Alisha Wilson  
Phone: (203) 744-2274 x210  
Email: alisha.wilson@logically.com

**Proposal #**

045292.1

**Date Issued:**

01.17.2024

**Expiration Date:**

02.14.2024

## Statement of Work

Logically is presenting this statement of work to reflect the effort and licensing necessary to implement MFA.

**Deliverables:**

- **Discovery, Documentation and Meetings**
  - Discovery, Planning and Design
  - Client and kickoff meetings
- **Phase I - MFA Enablement**
  - End user documentation
  - MFA Enablement on tenant
  - MFA Enablement on end users
  - End user assistance
  - Update new / exiting user checklists
- **Phase II - MFA for VPN Enablement**
  - Azure P1 implementation and Firewall Configuration
  - MFA User Enablement
  - End user documentation
  - Post cutover assistance and old VPN Cleanup

**Project Specific Notes & Assumptions:**

- Client is aware that this will be a recurring subscription cost for the Azure MFA access and Duo MFA Access
- Client is aware that this change will entail their end users needing to install the Microsoft Authenticator app on their mobile devices
- Logically will be providing end user documentation and will also assist the end users with any issues needed as part of this deployment
- Client is aware that this change will affect the end user's access to email, and that the MFA changes for email will be primarily handled internally by the Client staff
- Client is aware that this is a time and materials estimate and can fluctuate if requirements are changed
- Client is aware that any items not explicitly defined in this scope of work will be considered as a change order as a separate billable engagement

**Project Prerequisites & Client Responsibilities:**

- Client will designate a single point of contact for all communications and to support coordination with all Client staff.
- Client is responsible for purchasing any equipment, software, or licenses not included as part of the project such as cables, anti-virus, etc.
- Client is responsible for providing any wiring or cabling services required to implement this project.
- Client is responsible for any carpentry requirements such as drilling holes for cables, mounting computers or monitor brackets, anchoring server racks, installing conduit, etc.
- Client is responsible for the procurement and scheduling of all utilities, including Internet Services

## Statement of Work

### Standard Notes & Assumptions

Note: Any changes to the following assumptions may result in a change in scope to the project and resulting change order.

- Logically will be granted remote access with Admin privileges to modify and configure.
- Logically does not dispose of equipment, but can recommend companies to utilize their service.
- Vendors should request 48-hour notice to access server room (other than for emergencies).
- Vendors should coordinate and plan with Logically if they wish to change or add devices with IP addresses.
- Vendors should not plug in RJ45 or fiber to any network devices.
- During the project, both parties will communicate changes prior to implementation for impact review.
- Internet/Network connection is capable of typical broadband speeds.
- All software in Client's environment is up to current vendor-supported levels.
- Work will be remote unless otherwise noted; if necessary Logically will be granted on site access to any areas required to complete requested work.
- Travel is billed portal to portal at standard consulting rates.
- Work may necessitate down time for Client or its workers. Down time required within business hours will be agreed upon prior to any outage.
- All work will take place during normal business hours of M – F, 8 am – 5 pm, unless otherwise noted. Request for after-hours and weekend work may result in a change order.
- Projects involving hardware installation could take as long as 5 weeks to begin the implementation, from the time that the contract is signed and product prepayment has been received. Some products can take 2-3 weeks to be delivered, and product staging and testing can take 1-2 weeks to complete before installation can begin.
- Sufficient power and power protection for the new hardware is in place or will be purchased by Client.
- Sufficient space is available for any new equipment.
- Project delays on the part of Client will result in a new timeline, dependent on engineering availability.
- If the tasks outlined in this Statement of Work are on hold for more than 60 days by Client, a project reengagement fee may apply.
- All specifications and information provided to Logically by Client are correct and accurate to the best of Client's knowledge. Incorrect or inaccurate information from Client may result in a change request from Logically and additional hours.
- Client agrees to pay for actual hours worked.
- Continuous pre-approval of expected hours will take place throughout this project.

Monthly Recurring Service	Recurring	Qty	Ext. Recurring
Azure Active Directory Premium P1 - GCC - 1 Year, Billed Monthly	\$6.00	34	\$204.00

Monthly Subtotal: **\$204.00**

Project Labor	Price	Qty	Ext. Price
Fixed Fee Service	\$4,375.00	1	\$4,375.00
Project Coordination Fee	\$875.00	1	\$875.00

Subtotal: **\$5,250.00**



## Quote Summary

Description	Amount
Project Labor	\$5,250.00
Total:	\$5,250.00

## Monthly Expenses Summary

Description	Amount
Monthly Recurring Service	\$204.00
Monthly Total:	\$204.00

## Terms and Conditions

This Terms and Conditions Agreement (the "Agreement") is entered into by and between Winxnet, LLC, doing business as Logically ("Logically"), a Delaware limited liability company having its principal offices at 63 Marginal Way, Portland, Maine ("Logically") and the undersigned customer ("Customer").

This proposal, and any subsequent proposal executed by Logically and the Customer named below, and including the Master Service Agreement at <https://www.logically.com/agreements/masterservices-agreement> and all terms referenced herein and therein and all attachments and addenda hereto, govern Customer's purchase of the Services (collectively, the "Agreement") and by executing this proposal, Customer agrees to each of the foregoing. This proposal is effective as of the last date of signature by both Logically and Customer as set forth below (the "Effective Date").

1. The content of this Agreement and any related statement of work, scope of work, managed services agreement, outsourcing agreement, or other quotation or proposal (each, a "Work Order") is confidential. Unless required by law or authorized in writing by the other party, neither this Agreement nor the Work Order is to be disclosed to any person or organization other than those who need to know the terms of this Agreement or the Work Order to assist either party, or act on either party's behalf, to exercise its rights or perform its obligations hereunder or thereunder.
2. The pricing information, estimates, and all other proposed solutions included in this Agreement or the Work Order are based on Logically's understanding and assumptions of the requirements and environment represented in the corresponding Work Order, and on Logically being awarded the entire scope of the work being requested (collectively, the "Conditions"). In the event any of the Conditions are not accurate or if any Condition changes or is altered during the term of this Agreement, Logically shall have the right to terminate this Agreement and any related Work Order immediately upon notice to Customer.
3. Pricing is valid for a period of thirty (30) calendar days from the date of submission. All pricing is shown in U.S. dollars and does not include applicable taxes or certain other charges such as VAT, travel duty, or freight charges.
4. If any Work Order is terminated early for any reason other than by Logically for convenience in accordance with the Master Services Agreement, then a termination charge shall be due from Customer to Logically on the termination date. The termination charge for each service is as set forth on the applicable Work Order ("Termination Charge"). Customer agrees that the damages that would be sustained by Logically from Customer's early termination or default of a Work Order or this Agreement cannot readily be determined and that the termination charge constitutes "liquidated damages" and not a penalty. Customer waives any claim that such termination charge constitutes a penalty.
5. Project Payment Information:
  - Product / software: 100% of product / software payment is due within fifteen (15) days of the date of Logically's invoice.
  - Shipping Charges may change based on actual costs.



- Fixed Fee Labor: Two equal payments of 50%. The first installment is due at contract signing, and the remaining installment will be invoiced based upon project completion.
- Please note that all prices reflect a 3% discount based on payment via check. The 3% discount will be removed if payment is made via credit card.
- If the Billing Contact is different from the undersigned, please provide Billing Contact details:

Name:

Mailing Address:

Phone Number:

E-mail Address:

6. Customer agrees that, if it has not done so already, it shall review and enter into a Master Services Agreement between Logically and Customer in addition to this Agreement and any applicable Work Order. Unless explicitly provided otherwise therein, in the event of a direct conflict between: (a) the terms of a Master Services Agreement and any Work Order, the terms of the Master Services Agreement shall control; (b) the terms of a Master Services Agreement and this Agreement, the terms of the Master Services Agreement shall control; and (c) the terms of this Agreement and a Work Order, the terms of this Agreement shall control. This Agreement shall be governed and construed in accordance with the laws of the State of Maine.

7. Unless otherwise agreed in writing, payment for services is due within fifteen (15) days of the date of issuance of the invoice by Logically. Customer shall pay to Logically a late payment charge of one and one-half percent (1.5%) per month or the maximum rate permitted by applicable law, whichever is less, on any unpaid amount for each calendar month or fraction thereof that any payment to Logically is in arrears. Customer agrees to pay all costs of collection, including court costs and reasonable attorney's fees, incurred in the collection of any amount past due. Customer acknowledges that Logically may participate in, and retain the benefit of, vendor incentive plans, rebate programs, or other programs with, among others, its travel providers wherein Logically may receive benefits, such as frequent flyer miles or other consideration.

I, THE UNDERSIGNED, AGREE TO THE ABOVE TERMS AND CONDITIONS. ADDITIONALLY, I ALSO CERTIFY THAT I HAVE REVIEWED THE PRODUCTS AND/OR PROJECT DELIVERABLES ASSOCIATED WITH THIS ESTIMATE AND UNDERSTAND THAT ANY PRODUCTS OR PROJECT DELIVERABLES NOT EXPLICITLY STATED IN THIS ESTIMATE WILL BE OUTSIDE THE SCOPE OF THIS ESTIMATE AND WILL REQUIRE ADDITIONAL FUNDS TO PROCURE OR IMPLEMENT.

Acceptance

Beekman Town Hall

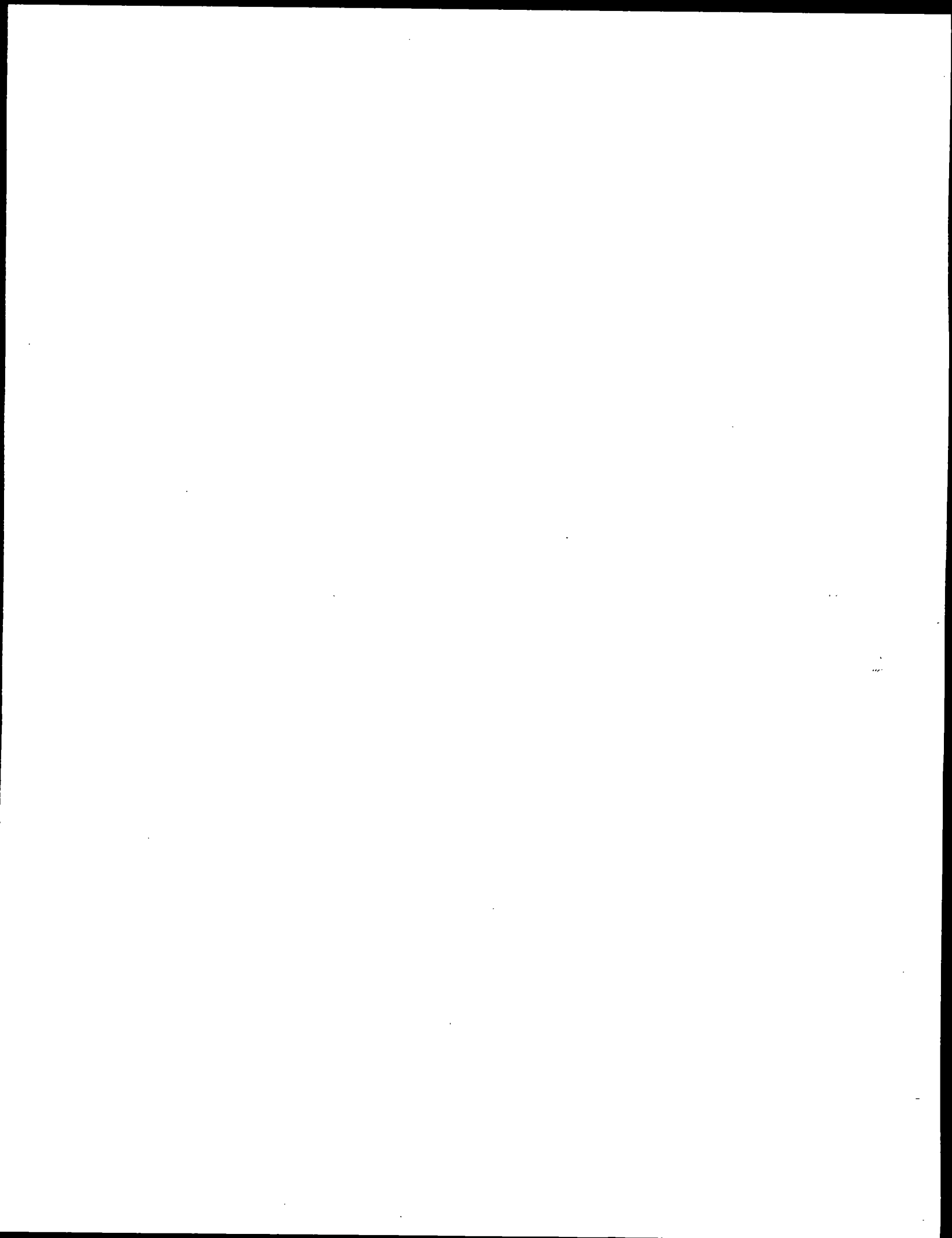
Signature: \_\_\_\_\_

Name: \_\_\_\_\_

Sharon Wohrman

Date: \_\_\_\_\_





**Dover Ridge Estates – Water and Sewer Systems**  
**Town Engineer Presentation – February 8, 2024**

**I. Subdivision**

The Dover Ridge Estates subdivision is located in the northeast portion of the Town of Beekman, and consists of 70 residential parcels (69 of which are developed with single-family residential structures, ranging from 2 to 4 bedrooms), one water supply parcel and two sewage treatment parcels.

Dover Ridge Estates was developed in 2 sections, where Section 1 contains 22 predominately 3-bedroom single-family homes from 1965 to 1986, one water supply parcel and one sewage treatment parcel.

Section 2 contains 48 residential parcels and one sewage treatment parcel. 47 predominately 4-bedroom single-family homes were built post 1987.

**II. Sanitary Sewer System**

The sanitary sewer collection and original treatment system for Section 1 was constructed and placed into operation in the mid to late 1960's under a privately owned company known as the Doveridge Sewerage Disposal Company, Incorporated.

The original sand filter sewage treatment system for Section 1 failed in 1985 as determined by the Dutchess County Department of Health. The Doveridge Sewerage Disposal Company made upgrades to the treatment system without any significant results.

The collection and treatment system for Section 2 was constructed and placed into operation around 1990. Before the mid-1990's, the treatment system was failing without complete build out of Section 2 of the subdivision.

In April 1997, the Doveridge Sewerage Disposal Company abandoned the sanitary sewer collection and treatment system, and the Town of Beekman was tasked with taking over the operation and maintenance of the system as an emergency and interim measure. In December of 1999, the Town finalized the creation of the Dover Ridge Sewer District.

In 2001, the Town acquired the two treatment parcels via eminent domain proceedings from the Doveridge Sewerage Disposal Company and Dutchess County.

Starting that same year, the Town began planning for the reconstruction of the sewage treatment facility. By 2003, the New York State Department of Environmental Conservation issued a consent order requiring repairs to the sewage treatment system.

A construction contract was reached late 2004 and the Town constructed a new sewage treatment system, completed in about one year around September 2005.

There have been no recent capital improvement projects for the system; however, it is noted that there have been sewer main repairs, flooding issues resulting from excessive inflow and infiltration and pump failure, pump and ultraviolet lamp replacements, and most recently a water pump repair for the emergency generator.

### **III. Potable Water System**

Wells, treatment, and the distribution system were constructed and placed into operation in the mid 1960's under a privately owned company known as the Doveridge Water Company, Incorporated.

Similar to the wastewater treatment system, in April 1997, the Doveridge Water Company abandoned the water distribution and treatment system, and as a result, the Town of Beekman was tasked with taking over the operation and maintenance of the system as an emergency and interim measure in order to protect the public. In December of 1999 the Town finalized the creation of the Dover Ridge Water District.

The Town acquired the water supply parcel in 2001 by eminent domain proceedings from the Doveridge Water Company.

Shortly after the 2005 sewage treatment system reconstruction project was completed, a number of compliance issues related to the water system were found and required improvements identified. Since that time, the Town has conducted a number of capital improvement projects to address violations presented by the Dutchess County Health Department. These improvements include a generator to maintain system operation during power outages, replacement of the leaking underground atmospheric storage tank, replacement of the buried hydropneumatic tank and pumps with new variable frequency drive pumps, updated controls, and installation of a softener for radionuclide removal. In addition to the capital improvements are those emergency issues. Within the past few weeks, there was a leak detected and repaired. A failed submersible well pump was also recently replaced.

### **IV. Future of the Systems**

#### **A. Wastewater Treatment System:**

Currently, the wastewater collection system consists of a number of sanitary manholes and gravity sewer mains, and a pump station and forcemain system that pumps sewage to the wastewater treatment system constructed in 2005. The wastewater treatment system consists of septic tanks for primary treatment, which discharge effluent into a re-circulating sand filter bed for secondary treatment. A portion of the effluent from the filter bed is returned to the filter bed for additional polishing with the remaining effluent being disinfected by ultraviolet lights and discharged into a cascade for aeration before ultimately discharging into the

receiving stream east of the system. VRI is hired by the Town to manage the day-to-day operations of the wastewater treatment system.

In the coming years, we suggest inflow and infiltration studies to identify sources of excess water that is introduced to the collection system, and subsequently treated by the treatment system. This treatment of extraneous flow can be costly. In addition, the system is in need of mapping of infrastructure and easements.

#### **B. Potable Water System:**

The current water supply and treatment system consists of three wells (two of which are active), liquid chlorination, water softening, a buried atmospheric storage tank, and variable frequency drive pumps to pressurize the distribution system, which consists of water mains, flushing hydrants and water service connections. Similar to the wastewater treatment system, VRI is hired by the Town to manage the day-to-day operations of the water system.

Although the Health Department has stated that the water system is in a much-improved state, they continue to request additional work. The latest is the abandonment or removal of the hydropneumatic tank from behind the pump house. We have released a request for proposal for this work, including some structural repairs to the back wall of the pump house. This work will need to be done this year to satisfy the health department.

Maintenance-related improvements will be necessary over the coming years. This may include individual water metering (which is a mechanism that may lead to better water conservation despite current adequate supply and storage), pigging water mains, inserting more valves to isolate sections of the system for reduced downtime, inserting more hydrants for flushing and air relief, and mapping and locating system components such as water shut off valves and easements.

### **V. Summary**

In summary, portions of the systems are 60 years old. Prior to the Town taking these systems over, they were poorly maintained under previous private ownership. The Town, being forced to take control of these systems, has been picking away at violations dictated by the New York State Department of Environmental Conservation and the Dutchess County Health Department, and at the recommendation of the operators and the engineer.

Having nearly satisfied these violations, the next phase is continued improvement and strategic planning. The Town should consider 5-year plans that identify system improvements and allow for budgeting and funding. It is noteworthy to mention that the Town has already proactively implemented a Repair Reserve Fund for both systems to help soften emergency repairs that will undoubtedly occur periodically. The Town has sought outside funding via grants and has been mostly unsuccessful. However, we continue to search for those opportunities and also suggest that the residents may wish to seek funding opportunities or potentially retain a grant writer to assist with funding for continued upcoming improvements.