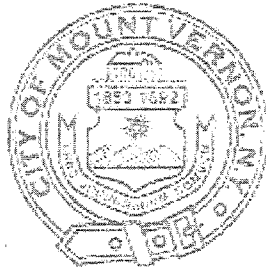


City of Mount Vernon, New York

1 ROOSEVELT SQ. RM. 104
CITY HALL, MOUNT VERNON, NEW YORK 10550
& VIA [FACEBOOK.COM/MOUNTVERNONNY](https://www.facebook.com/mountvernonny)



Meeting Agenda - Final

Wednesday, January 8, 2025

7:00 PM

**CITY COUNCIL CHAMBERS
CITY HALL**

City Council

**A REGULAR MEETING OF THE CITY OF THE MOUNT VERNON CITY COUNCIL
HELD ON WEDNESDAY, JANUARY 8, 2025.**

Scheduled for 7:00 pm in the City Council Chambers, City Hall, Mount Vernon, New York.

**** This meeting was held in the City Council Chambers, with virtual participation via ZOOM and CMVNY Facebook. The meeting was not closed to the public. ****

PRESIDING: Danielle Browne, President

OTHERS: Nicole Bonilla, Deputy City Clerk; Antoinette Anderson, Legislative Aide; Johan Powell, Deputy Corporation Counsel.

CALL TO ORDER / PLEDGE OF ALLEGIANCE

Council President Danielle Browne called the meeting to order and provided general house-keeping rules, including encouraging citizens to share the meeting on social media and what to do “in case of emergency”. Council President Gleason explained the 3-minute-plus-1 public comment rule. She then asked a Councilperson to lead the council in the Pledge of Allegiance. Council President then proceeded to the Public Speakers session of the evening (listed below as public comment).

PUBLIC COMMENT

REFERRAL SESSION

Roll Call administered by Deputy City Clerk Nicole Bonilla

REPORTS OF STANDING COMMITTEES AND ACTION THEREON

To the Council:

LEGISLATION AND PUBLIC WORKS

1. Office of the Mayor: An Ordinance Authorizing the Mayor and Chief of Staff to Attend the United States Conference of Mayors 93rd Winter Meeting in Washington, DC, and Approving Related Expenditures (January 17-19, 2025)
2. Office of the Mayor: An Ordinance Authorizing the Mayor to Attend the New York State Conference of Mayors (NYCOM) Winter Legislative Meeting 2025 - (February 2-4, 2025)
3. Department of Public Works: An Ordinance Authorizing the Lease Agreement for Office Space at 6 Gramatan Avenue, Suite 203, Mount Vernon, NY 10550
4. Department of Recreation: An Ordinance Authorizing the Department of Recreation to Co-Sponsor the Antigua and Barbuda International Cultural Association (ABICA) Food Festival on May 24, 2025
5. City Council: A Resolution of the City Council of the City of Mount Vernon, New York Celebrating the Life and Legacy of Mrs. Evelyn Paula Nelson Young

HELD

6. City Council: A Resolution of the City Council of the City of Mount Vernon, NY Designating the Journal News as the Official Newspaper for the City of Mount Vernon for the Year 2025

To the Council:

HUMAN RESOURCES

7. Department of Recreation: An Ordinance Authorizing the Mayor to Enter into an Agreement with the County of Westchester for Funding the Fun Filled Summer Park Activation Program
8. Youth Bureau: An Ordinance Authorizing the Attendance of Youth Bureau Staff and Youth at the Annual Association of New York State Youth Bureaus (ANYSYB) Youth Leadership Forum - February 3-4, 2025 in Albany NY)
9. Youth Bureau: An Ordinance Amending Ordinance No. 4, Authorizing the Mayor to Extend the Westchester Community Health Center for Mental Health and Wellness Service Contract through the Youth Bureau's Program - (from: December 15, 2023, to May 3, 2024) a new expiration date of August 2025)

To the Council:

PUBLIC SAFETY AND CODES

No Items

To the Council:

FINANCE AND PLANNING

10. City Council: A Resolution of the City Council of the City of Mount Vernon Issuing a Notice of Completion and Scheduling a Public Hearing on the Final Generic Environmental Impact Statement and Zoning Petition for the Proposed Downtown Transit Oriented Arts District (DTOAD)

ADD-ON

LEGISLATION AND PUBLIC WORKS

11. City Council: An Ordinance Authorizing the Travel and Expenses for the City Council President, Danielle Browne to attend the 2025 New York Conference of Mayors and Municipal Officials (NYCOM) Winter Legislative Session - (February 2-4, 2025 in Albany, NY)
12. City Council: A Resolution of the City Council of the City of Mount Vernon, NY Appointing Members to the Charter Review Commission, According to Section 268 of Mount Vernon City Code

FINANCE AND PLANNING

13. Office of the Comptroller: An Ordinance Authorizing the Submission of the List of Delinquent Taxes and Approving Procedures for Tax Lien Sales and In Rem Foreclosure Proceedings

OTHER BUSINESS/CLOSING COMMENTS

JAN - 8 2025

AN ORDINANCE AUTHORIZING THE MAYOR
AND CHIEF OF STAFF TO ATTEND THE
UNITED STATES CONFERENCE OF MAYORS
93RD WINTER MEETING IN WASHINGTON, DC,
AND APPROVING RELATED EXPENDITURES

Whereas, by letter dated December 17, 2024, the Mayor of the City of Mount Vernon has requested legislation authorizing her and the Chief of Staff are hereby authorized to attend the United States Conference of Mayors 93rd Winter Meeting in Washington, D.C., from January 17, 2025, to January 19, 2025; and

Whereas, the United States Conference of Mayors will hold its 93rd Winter Meeting in Washington, DC, from January 17 to January 19, 2025, providing a valuable platform for municipal leaders to connect, exchange ideas, and explore federal initiatives; and

Whereas, the participation of Mayor Patterson-Howard and the Chief of Staff in this conference will support the City of Mount Vernon in addressing critical municipal issues, fostering collaboration with other cities, and ensuring the City's priorities align with federal programs and opportunities; and

Whereas, the total cost of registration for the conference is not to exceed \$1,500.00 per person, with the overall trip expenses, including transportation, incidentals, and hotel accommodations, not to exceed \$5,000.00; and

Whereas, funding for this purpose has been identified in budget line A 1210.402 – Travel, ensuring no additional financial burden on the City beyond what has been allocated; and

Whereas, this investment in leadership development and intergovernmental engagement aligns with the City's commitment to good governance and community service; **Now, Therefore, Be It Resolved That**

The City of Mount Vernon, in City Council convened, does hereby ordain and enact:

Section 1. Authorization. The Mayor and Chief of Staff are authorized to attend the United States Conference of Mayors 93rd Winter Meeting in Washington, DC, from January 17 to January 19, 2025.

Section 2. Appropriation and Expenditure. The City Council approves the expenditure of funds for this purpose as follows:

- 1. Registration costs for each attendee shall not exceed \$1,500.00.
- 2. The total trip expenses, including transportation, hotel accommodations, and incidentals, shall not exceed \$5,000.00.
- 3. All expenses shall be charged to budget line A 1210.402 – Travel.

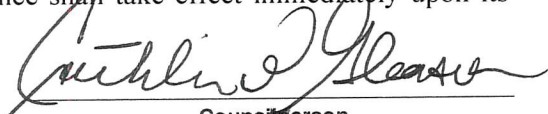
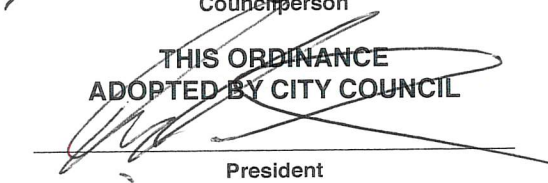
Section 3. Purpose and Reporting. Participation in the conference is intended to enhance the City's governance and improve intergovernmental relations. Upon return, the Mayor or Chief of Staff shall provide the City Council with a summary report of key insights and opportunities identified during the conference.

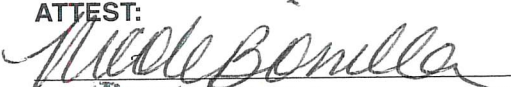
Section 4. Effective Date. This Ordinance shall take effect immediately upon its approval by the Board of Estimate & Contract.

APPROVED AS TO FORM


Assistant Corporation Counsel
Deputy

THIS ORDINANCE
ADOPTED BY CITY COUNCIL


Councilperson

President

ATTEST:

Deputy City Clerk

APPROVED

JAN - 9 2025

Date


By Mayor

APPROVED

Dept.

Vote Taken As Follows: 1/8/2025
Boxhill: Yea Gleason: Yea
Poteat: Yea Thompson: Yea
Browne: Yea Ordinance Adopted

JAN - 8 2025

2

AN ORDINANCE AUTHORIZING THE MAYOR TO
ATTEND THE NEW YORK STATE CONFERENCE OF
MAYORS (NYCOM) WINTER LEGISLATIVE MEETING 2025

Whereas, by letter dated December 13, 2024, the Mayor has requested legislation authorizing her to attend the NYCOM Winter Legislative Meeting in Albany, New York, from February 2, 2025, to February 4, 2025; and

Whereas, the New York State Conference of Mayors (NYCOM) Winter Legislative Meeting is scheduled to take place in Albany, New York, from February 2 to February 4, 2025; and

Whereas, the NYCOM Winter Legislative Meeting provides a valuable platform for mayors and municipal leaders from across New York State to collaborate, share ideas, and address policy matters of mutual concern, fostering a unified message to the New York State legislature; and

Whereas, the event includes four policy committee meetings, keynote speakers, and educational workshops designed to explore and address substantive policy issues relevant to municipalities; and

Whereas, attendance at this meeting by Mayor Patterson-Howard will enhance the City of Mount Vernon's ability to advocate for funding, resources, and partnership opportunities, which are critical to the City's development and sustainability; and

Whereas, the total cost of the trip, including registration, transportation, hotel fees, and incidentals, will not exceed \$1,000.00 (one thousand dollars) and will be expensed from budget line A 1210.402 – Travel; Now, Therefore, Be It Resolved That

The City of Mount Vernon, in City Council convened, does hereby ordain and enact:

Section 1. Authorization to Attend Meeting. The Mayor of the City of Mount Vernon, Mayor Patterson-Howard, is hereby authorized to attend the NYCOM Winter Legislative Meeting in Albany, New York, from February 2, 2025, to February 4, 2025.

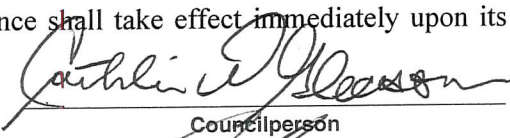
Section 2. Appropriation of Funds. The total cost of the trip, including registration fees not exceeding \$500.00 and all related expenses (transportation, hotel, and incidentals) not exceeding \$1,000.00, shall be expensed from budget line A 1210.402 – Travel.

Section 3. Purpose and Benefit. Attendance at the NYCOM Winter Legislative Meeting will allow the Mayor to:

1. Collaborate with other municipal leaders and share best practices.
2. Support funding, tools, and New York State legislature partnerships.
3. Address substantive policy issues through committee meetings, workshops, and keynote sessions.

Section 4. Accountability. The Mayor shall provide a summary report to the City Council detailing the key takeaways, potential benefits for the City of Mount Vernon, and any actionable outcomes resulting from the meeting.

Section 5: Effective Date. This Ordinance shall take effect immediately upon its approval by the Board of Estimate & Contract.


Councilperson

APPROVED AS TO FORM


Assistant Corporation Counsel
Deputy

THIS ORDINANCE
ADOPTED BY CITY COUNCIL

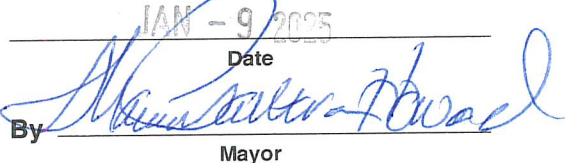

President

ATTEST:

Deputy City Clerk

APPROVED

JAN - 9 2025
Date


By
Mayor

APPROVED

Dept. _____

Vote Taken As Follows: 1/8/2025
Boxhill: Yea Gleason: Yea
Poteat: Yea Thompson: Yea
Browne: Yea Ordinance Adopted

2

JAN - 8 2025

HELD

**AN ORDINANCE AUTHORIZING THE LEASE
AGREEMENT FOR OFFICE SPACE AT 6 GRAMATAN
AVENUE, SUITE 203, MOUNT VERNON, NY 10550**

Whereas, by letter dated December 23, 2024, the Commissioner of the Department of Public Works has requested legislation authorizing the Mayor to enter into a lease agreement for office space at 6 Gramatan Avenue, Suite 203, Mount Vernon, NY 10550, for a term commencing on June 1, 2025, and concluding on May 31, 2027, under the terms outlined below; and

Whereas, the Department of Public Works ("DPW") and the Board of Water Supply ("BOW") are tasked with completing the City's Sewer Rehabilitation and Lead Service Line Replacement projects; and

Whereas, the DPW and BOW require office space to accommodate the personnel and equipment necessary to manage these projects efficiently; and

Whereas, the current space at 6 Gramatan Avenue, Suite 203, Mount Vernon, NY 10550, has been identified as suitable for housing 5-10 personnel, with the lease terms spanning from June 1, 2025, through May 31, 2027; and

Whereas, the funding for this lease will be sourced from grant-funded monies provided by the New York State Environmental Facilities Corporation ("NYSEFC"), ensuring no additional burden on local taxpayers; and

Whereas, the funds will be deposited into Revenue Code A3902 and appropriated to DPW Budget Code A1440.405, with an aggregate funding amount of \$500,000 available for the lease period; and

Whereas, the lease terms include an annual base rent of \$57,288.60 in Year 1 and \$59,007.26 in Year 2, with monthly installments payable at the lessee's discretion; and

Whereas, this office space will facilitate the work of essential project personnel, including the City Engineer, Stormwater Coordinator, Sewers Foreman, BOW Administrator, BOW Field Coordinator, and BOW Data Entry Clerk; **Now, Therefore, Be It Resolved That**

The City of Mount Vernon, in City Council convened, does hereby ordain and enact:

Section 1. Authorization. The Mayor is hereby authorized to enter into a lease agreement for office space at 6 Gramatan Avenue, Suite 203, Mount Vernon, NY 10550, for a term commencing on June 1, 2025, and concluding on May 31, 2027, under the terms outlined below:

1. **Lease Year 1:** Base Rent of \$57,288.60, payable in monthly installments of \$4,774.05.
2. **Lease Year 2:** Base Rent of \$59,007.26, payable in monthly installments of \$4,917.27.
3. Utility and maintenance are to be included as stipulated in the lease agreement.

Section 2. Funding. Lease payments shall be funded through grant monies from the New York State Environmental Facilities Corporation, with funds deposited into Revenue Code A3902 and appropriated to DPW Budget Code A1440.405 for the lease period. Payments shall be made monthly or quarterly at the lessee's discretion.

3
HELD

Section 3. Use of Space. The leased space shall be used exclusively to support the personnel and operations associated with the City's Sewer Rehabilitation and Lead Service Line Replacement projects. The following personnel shall initially be stationed at the location, with additional personnel added as project needs evolve:

- 1. City Engineer
- 2. Stormwater Coordinator
- 3. Sewers Foreman
- 4. BOW Administrator
- 5. BOW Field Coordinator
- 6. BOW Data Entry Clerk

Section 4. Effective Date. This ordinance shall take effect immediately upon its approval by the Board of Estimate & Contract.

APPROVED AS TO FORM



Assistant Corporation Counsel
Deputy

APPROVED
Dept. _____

Councilperson
**THIS ORDINANCE
ADOPTED BY CITY COUNCIL**

President

ATTEST:


Deputy City Clerk

APPROVED

Date
By _____
Mayor

**AN ORDINANCE AUTHORIZING THE DEPARTMENT
OF RECREATION TO CO-SPONSOR THE ANTIGUA
AND BARBUDA INTERNATIONAL CULTURAL
ASSOCIATION (ABICA) FOOD FESTIVAL
ON MAY 24, 2025**

Whereas, by letter dated October 29, 2024, the Deputy Commissioner of the Department of Recreation has requested legislation authorizing the Department of Recreation to co-sponsor the 2025 International Food Festival at Hartley Park on Saturday, May 24, 2025; and

Whereas, the Antigua and Barbuda International Cultural Association (ABICA) has requested the City of Mount Vernon's co-sponsorship of the 2025 International Food Festival to promote cultural and educational enrichment for residents; and

Whereas, ABICA is a community-based organization composed of Mount Vernon residents of Antiguan and Barbudan heritage, dedicated to uplifting the community through events that foster cultural awareness; and

Whereas, the International Food Festival will take place at Hartley Park on Saturday, May 24, 2025, and will require specific City resources, including park access, street closures, and support from various municipal departments; and

Whereas, the Fire Department, Department of Public Works, and Mount Vernon Police Department have reviewed the logistical requirements for the event and support its implementation, subject to compliance with applicable safety and permitting regulations; **Now, Therefore, Be It Resolved That**

The City of Mount Vernon, in City Council convened, does hereby ordain and enact:

Section 1 Definitions.

1. **ABICA:** Antigua and Barbuda International Cultural Association, the event organizer.
2. **International Food Festival:** This cultural and educational event features local food and craft vendors, cultural activities, and family-friendly amusements.
3. **Co-sponsorship:** The City of Mount Vernon provides financial and logistical support as described in this Ordinance.

Section 2. Event Authorization. The City Council authorizes the Department of Recreation to co-sponsor the 2025 International Food Festival at Hartley Park on Saturday, May 24, 2025.

Section 3. Permitted Use of City Resources.

1. **Park Access:** Hartley Park will be available to ABICA from 8:00 a.m. to 8:00 p.m., set up from 8:00 a.m. to 12:00 p.m., the event from 12:00 p.m. to 7:00 p.m., and cleanup from 7:00 p.m. to 8:00 p.m.
2. **Street Closures:** Oakley Avenue (at the Senior Pavilion) to Crary Avenue will be closed from 7:00 a.m. to 8:00 p.m. on May 24, 2025.

Section 4. Support Services.

1. **Recreation Department:**
 - o Provide chairs, tables, a bouncy house, and other amusement activities at an anticipated cost of \$2,500.
 - o Funds to be allocated from Budget Code 7620.458.

4

2. **Mount Vernon Police Department:**

- o Auxiliary Officers to provide security. ABICA will bear the cost for officers.

3. **Mount Vernon Fire Department (MVFD):**

- o Conduct pre-event safety inspections for vendors using propane, grills, or open flames.
- o Ensure vendor compliance with fire safety regulations.
- o Vendors must contact the Fire Prevention Office at (914) 665-2611 or 665-2612 at least one week before the event.

4. **Department of Public Works (DPW):**

- o Post "No Parking" signs 72 hours before the event.
- o Deliver barricades 24 hours before the event.
- o Collect and dispose of all bagged trash after the event cleanup.


Section 5. Vendor Requirements.

1. Vendors must submit a one-day vendor permit application through ABICA's vendor package.
2. Vendors utilizing grills, propane, or open flames must obtain pre-approval from the MVFD.

Section 6. Compliance and Liability. ABICA shall ensure compliance with all City ordinances and coordinate with City departments for required permits, inspections, and approvals.

Section 7. Effective Date. This ordinance shall take effect immediately upon its approval by the Board of Estimate & Contract.

APPROVED AS TO FORM


Assistant Corporation Counsel

Deputy

APPROVED

Dept. _____


Councilperson

THIS ORDINANCE
ADOPTED BY CITY COUNCIL


President

ATTEST:


Deputy City Clerk

APPROVED

JAN - 9 2025

Date

By 

Mayor

Vote Taken As Follows: 1/8/2025

Boxhill: Yea Gleason: Yea

Poteat: Yea Thompson: Yea

Browne: Yea Ordinance Adopted

4

JAN - 8 2025

5

A RESOLUTION OF THE CITY COUNCIL OF
THE CITY OF MOUNT VERNON, NEW YORK
CELEBRATING *THE LIFE AND LEGACY OF*
MRS. EVELYN PAULA NELSON YOUNG

Whereas, the great City of Mount Vernon, NY joins together to celebrate the life and legacy of **MRS. EVELYN PAULA NELSON YOUNG**, former First Mother of Mount Vernon; and

Whereas, **MRS. EVELYN PAULA NELSON YOUNG** was born on May 2, 1922, in Charleston, South Carolina, to her devoted mother, Mrs. Mable Nelson, and was called home on Christmas Eve at the extraordinary age of 102; and

Whereas, Mrs. Young was a proud graduate of Burke High School, where she excelled as an honor student and basketball player, and she pursued higher education at Allen University, earning a Bachelor of Arts in Elementary Education, later completing a Master's Degree in Education from Columbia University. Her remarkable career in education spanned more than 40 years, during which she served as an elementary school teacher in Charleston, at Alabama State University Laboratory School, and in the Mount Vernon, NY Public School System, where she was renowned for her dedication to academic excellence and her lasting impact on students; and

Whereas, Mrs. Young married the love of her life, Dr. Clinton I. Young, Sr., on June 12, 1946, they raised four children - Anne, Clinton, Jr., Carol, and Mary - imbued them with Christian values, a deep sense of community, and a steadfast commitment to God and service. Mrs. Young was a pillar of her faith communities, dedicating herself to service at Mother Emanuel A.M.E. Church in Charleston, St. John A.M.E. Church in Montgomery, and for 59 years, Mount Vernon Heights Congregational Church, where she served as a Sunday school teacher and Chair of the Deacon Board. Mrs. Young was celebrated for her culinary talents, her passion for quilting and bridge, and her love for travel, leaving a legacy of warmth, hospitality, and cherished family traditions; and

Whereas, Mrs. Young leaves behind her beloved children, Clinton, Jr., Carol, and Mary, grandson Ernest Amadi Nwanagu, Jr., sons-in-law Ernest A. Nwanagu, Sr. and Eric Graves, and a host of family, friends, and her church community, while being predeceased by her husband, Dr. Clinton I. Young, Sr., daughter Anne Young-Berkeley, and granddaughter Devin Nwanagu; **Now, Therefore, be it**

Resolved, that we honor and celebrate the extraordinary life of Mrs. Evelyn Paula Nelson Young, whose dedication to faith, family, education, and community has left an indelible mark on all who were privileged to know her. This resolution is a lasting tribute to her enduring legacy, ensuring that her life's work and values will continue to inspire future generations.

APPROVED AS TO FORM

Assistant Corporation Counsel

Deputy

APPROVED

Dept.

Cathie W. Gleason
Councilperson

THIS ORDINANCE
ADOPTED BY CITY COUNCIL

President

ATTEST:

M. DeSantis
Deputy City Clerk

APPROVED

JAN - 9 2025

Date

By

Mayor

Vote Taken As Follows: 1/8/2025

Boxhill: Yea Gleason: Yea

Poteat: Yea Thompson: Yea

Browne: Yea Ordinance Adopted

5

JAN - 8 2025
6

A RESOLUTION OF THE CITY COUNCIL
OF THE CITY OF MOUNT VERNON, NY
DESIGNATING THE JOURNAL NEWS AS THE
OFFICIAL NEWSPAPER FOR THE CITY OF
MOUNT VERNON FOR THE YEAR 2025

WHEREAS, Section 139A-22 of the Code of the City of Mount Vernon requires the designation of an official newspaper for the publication of legal notices, public hearings, ordinances, and other official matters of the City; and

WHEREAS, The Journal News is a reputable, widely circulated publication that serves the residents of Mount Vernon and provides timely and accurate reporting; and

WHEREAS, The City of Mount Vernon recognizes the importance of ensuring that all legal notices and public information are published in a manner that ensures transparency and accessibility for its residents; **NOW, THEREFORE, BE IT RESOLVED THAT**

The City of Mount Vernon, in City Council convened, does hereby ordain and enact:

- 1. Designation.** The Journal News is hereby designated as the official newspaper of the City of Mount Vernon for the calendar year 2025.
- 2. Purpose.** The Journal News shall be used to publish all legal notices, public hearings, ordinances, and any other matters required by law or deemed necessary for disseminating official information to the public.
- 3. Term.** This designation shall be effective from January 1, 2025, through December 31, 2025, unless otherwise amended or rescinded by the City Council.
- 4. Publication Standards.** All publications shall be made by applicable state and local laws governing public notices and official communications.
- 5. Authorization.** The City Clerk and other relevant officials are authorized and directed to take all necessary steps to implement this Resolution.
- 6. Severability.** If any clause, sentence, paragraph, or part of this Resolution shall be adjudged by any court of competent jurisdiction to be invalid, such judgment shall not affect, impair, or invalidate the remainder thereof but shall be confined in its operation to the clause, sentence, paragraph, or part directly involved in the controversy in which such judgment shall have been rendered.

BE IT FURTHER

RESOLVED, that the City Clerk is directed to forward a certified copy of this Resolution to The Journal News and all other parties as may be required.

RESOLVED, that this resolution shall take effect immediately.

APPROVED AS TO FORM

Assistant Corporation Counsel

Councilperson

THIS ORDINANCE
ADOPTED BY CITY COUNCIL

President

ATTEST:

Deputy City Clerk

APPROVED

JAN - 9 2025

Date

APPROVED

Dept.

By

Mayor

Vote Taken As Follows: 1/8/2025
Boxhill: Yea Gleason: Yea
Poteat: Yea Thompson: Yea
Browne: Yea Ordinance Adopted

7

AN ORDINANCE AUTHORIZING THE MAYOR TO
ENTER INTO AN AGREEMENT WITH THE COUNTY
OF WESTCHESTER FOR FUNDING THE FUN
FILLED SUMMER PARK ACTIVATION PROGRAM

Whereas, by letter dated November 19, 2024, the Deputy Commissioner of the Department of Recreation has requested legislation authorizing the Mayor to enter into an agreement with the County of Westchester to receive and utilize \$8,436.00 in grant funding for the Fun Filled Summer Park Activation Program for the period of July 1, 2025, through August 31, 2025; and

Whereas, the County of Westchester has offered a grant of \$8,436.00 to the City of Mount Vernon Recreation Department for the operation of the Fun Filled Summer Park Activation Program from July 1, 2025, through August 31, 2025; and

Whereas, the program provides engagement activities for youth from Monday through Thursday, 10:00 a.m. to 2:00 p.m., at various parks throughout the City of Mount Vernon, enhancing recreational opportunities and community engagement; and

Whereas, the funds provided under this agreement are to be deposited into Revenue Account A2229.15 (Westchester County-funded recreation grants) and appropriated to accounts A7310.104 (youth program salary – part-time) and A7310.458 (equipment, trips, guest speakers, and supplies) to support program operations; Now, Therefore, Be It Resolved That

The City of Mount Vernon, in City Council convened, does hereby ordain and enact:

Section 1. Authorization. The Mayor is hereby authorized to enter into an agreement with the County of Westchester to receive and utilize \$8,436.00 in grant funding for the Fun Filled Summer Park Activation Program for the period of July 1, 2025, through August 31, 2025.

Section 2. Fund Allocation. The grant funds shall be deposited into Revenue Account A2229.15 and appropriated as follows:

1. **A7310.104** – Youth Program Salary (Part-Time): To support salaries for program staff.
2. **A7310.458** – Equipment, Trips, Guest Speakers, and Supplies: To provide necessary resources and activities for program operations.

Section 3. Program Oversight. The Recreation Department shall be responsible for the administration and oversight of the Fun Filled Summer Park Activation Program and shall provide a report to the City Council summarizing program outcomes and the utilization of funds.

Section 4. Effective Date. This ordinance shall take effect immediately upon its approval by the Board of Estimate & Contract.

APPROVED AS TO FORM

Assistant Corporation Counsel

THIS ORDINANCE
ADOPTED BY CITY COUNCIL

President

ATTEST:

Deputy City Clerk

APPROVED

Date

APPROVED

Dept.

By

Mayor

Vote Taken As Follows: 1/8/2025

Boxhill: Yea Gleason: Yea

Poteat: Yea Thompson: Yea

Browne: Yea Ordinance Adopted

JAN - 8 2025
8

AN ORDINANCE AUTHORIZING THE ATTENDANCE
OF YOUTH BUREAU STAFF AND YOUTH AT THE
ANNUAL ASSOCIATION OF NEW YORK STATE YOUTH
BUREAUS (ANYSYB) YOUTH LEADERSHIP FORUM

Whereas, by letter dated December 16, 2024, the Deputy Director of the Youth Bureau has requested legislation authorizing three (3) Youth Bureau staff members and five (5) youth to attend the Annual ANYSYB Youth Leadership Forum in Troy, NY, on February 3rd and 4th, 2025; and

Whereas, the Annual Association of New York State Youth Bureaus (ANYSYB) Youth Leadership Forum is scheduled to be held at the Hilton Garden Inn, 235 Hoosick Street, Troy, NY, on February 3rd and 4th, 2025; and

Whereas, this Forum includes interactive leadership and educational seminars for youth (ages 12 and older) and Youth Bureau personnel from New York State, offering participants opportunities to engage in teambuilding exercises, group discussions, advocacy training, and interactions with Assembly and Senate elected officials; and

Whereas, the City of Mount Vernon recognizes the importance of developing youth leadership skills and empowering youth to advocate for themselves and the City; and

Whereas, the total cost of the Forum, including lodging, registration fees, and transportation, will not exceed \$900.00 and will be expensed through Budget Code A7311-423;
Now, Therefore, Be It Resolved That

The City of Mount Vernon, in City Council convened, does hereby ordain and enact:

Section 1. Authorization for Attendance. The City Council authorizes three (3) Youth Bureau staff members and five (5) youth to attend the Annual ANYSYB Youth Leadership Forum in Troy, NY, on February 3rd and 4th, 2025.

Section 2. Cost of Attendance.

1. Registration fees for adult chaperones: \$50.00 per person, totaling \$100.00 for two (2) chaperones. The third adult's registration fee is complimentary.
2. Lodging fees: \$150.00 per room, totaling \$600.00 for four (4) rooms, with a complimentary fifth room provided by NYS Youth Bureaus.
3. Transportation costs: The Mt. Vernon Youth Bureau bus will be utilized. Gas will be filled up at the DPW Canal Street garage, and additional gas, tolls, and parking costs will be reimbursable at up to \$200.00.
4. The total cost shall not exceed \$900.00 and shall be exposed through the Budget Code A7311-423.

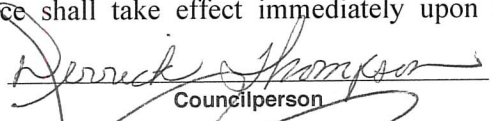
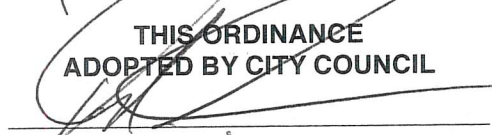
Section 3. Transportation. A Youth Bureau staff member will drive the bus, and as outlined in Section 2, all transportation expenses, including gas, tolls, and parking, will be reimbursed.

Section 4. Purpose of Attendance. This attendance aims to provide youth with leadership development opportunities, advocacy training, and the ability to engage with elected officials, fostering civic engagement and leadership within the City of Mount Vernon.

Section 5. Effective Date. This ordinance shall take effect immediately upon its approval by the Board of Estimate & Contract.

APPROVED AS TO FORM


Assistant Corporation Counsel


Councilperson
**THIS ORDINANCE
ADOPTED BY CITY COUNCIL**

President

ATTEST:

Deputy City Clerk

APPROVED

JAN - 8 2025
Date


By Mayor

APPROVED

Dept. _____

Vote Taken As Follows: 1/8/2025
Boxhill: Yea Gleason: Yea
Poteat: Yea Thompson: Yea
Browne: Yea Ordinance Adopted

JAN - 8 2025

9

**AN ORDINANCE AMENDING ORDINANCE NO. 4,
AUTHORIZING THE MAYOR TO EXTEND THE
WESTCHESTER COMMUNITY HEALTH CENTER FOR
MENTAL HEALTH AND WELLNESS SERVICE CONTRACT
THROUGH THE YOUTH BUREAU'S SP4OG PROGRAM**

The City of Mount Vernon, in City Council convened, does hereby ordain and enact:

Whereas, by letter dated December 18, 2024, the Executive Director of the Youth Bureau has requested legislation authorizing the amendment of ORDINANCE NO. 4, ADOPTED BY THE CITY COUNCIL ON NOVEMBER 21, 2023, ENTITLED "AN ORDINANCE OF THE CITY OF MOUNT VERNON, NEW YORK AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT WITH THE WESTCHESTER COMMUNITY HEALTH CENTER FOR MENTAL HEALTH AND WELLNESS SERVICES" is hereby amended to read as follows:

Whereas, the City of Mount Vernon adopted Ordinance No. 4 on November 21, 2023, authorizing the Mayor to enter into an agreement with the Westchester Community Health Center (WCHC) for Mental Health and Wellness Services under the Safe Place 4 Our Girls (SP4OG) program, initially covering the period of December 15, 2023, to May 3, 2024, with an awarded amount of \$50,000; and

Whereas, the Executive Director of the Youth Bureau has been granted a one-year, no-cost allocation extension to continue the SP4OG program, resulting in a new expiration date of August 2025; and

Whereas, as of November 2024, the WCHC has a remaining balance of \$30,000 to fulfill its contractual services for the provision of Mental Health and Wellness services to youth through the SP4OG program; and

Whereas, the program funding is accounted for in Revenue Code A2229.8, and appropriations are reflected in Budget Code A7318.405 (Contracted Outside Services), with no matching obligation and funds provided as a cash advance; and

Whereas, the continuation and extension of this program is in the best interest of the City of Mount Vernon to ensure mental health and wellness services are provided to vulnerable youth; **NOW, THEREFORE, BE IT RESOLVED THAT**

The City of Mount Vernon, in City Council convened, does hereby ordains, and enacts:

Section 1. Amendment of Ordinance No. 4. Ordinance No. 4, entitled "An Ordinance of the City of Mount Vernon, New York Authorizing the Mayor to Enter into an Agreement with the Westchester Community Health Center for Mental Health and Wellness Services" adopted on November 21, 2023, is hereby amended to extend the Westchester Community Health Center for Mental Health and Wellness Service contract period through the Youth Bureau's Safe Place 4 Our Girls (SP4OG) program until August 2025.

Section 2. Remaining Funds Allocation. The remaining balance of \$30,000 as of November 2024 is allocated to fulfill contractual services under the amended agreement with WCHC, to be expended by Budget Code A7318.405.

Section 3. Revenue and Appropriation Codes. Funding for this program shall be reflected in Revenue Code A2229.8 and appropriations in Budget Code A7318.405.

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Section 4. No Matching Obligation. This grant does not require matching funds from the City of Mount Vernon. All funds will be provided as a cash payment.

Section 5. Effective Date. This ordinance shall take effect immediately upon its approval by the Board of Estimate & Contract.

Vote Taken As Follows: 1/8/2025
Boxhill: Yea Gleason: Yea
Poteat: Yea Thompson: Yea
Browne: Yea Ordinance Adopted


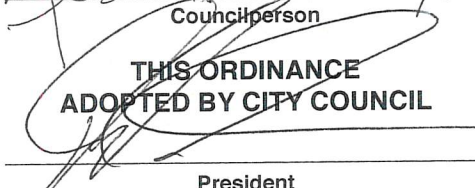
APPROVED AS TO FORM


Assistant Corporation Counsel

Deputy

APPROVED

Dept. _____


Councilperson
**THIS ORDINANCE
ADOPTED BY CITY COUNCIL**

President

ATTEST:

Deputy City Clerk

JAN - 8 2025
APPROVED
Date

By Mayor

JAN - 8 2025

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**A RESOLUTION OF THE CITY COUNCIL OF
THE CITY OF MOUNT VERNON ISSUING A
NOTICE OF COMPLETION AND SCHEDULING
A PUBLIC HEARING ON THE FINAL GENERIC
ENVIRONMENTAL IMPACT STATEMENT
AND ZONING PETITION FOR THE PROPOSED
DOWNTOWN TRANSIT ORIENTED ARTS DISTRICT (DTOAD)**

WHEREAS, the City of Mount Vernon ("City") and 20 S. 2nd Square CMV, LLC ("Petitioner") entered into a Land Disposition Agreement, dated July 2, 2021, as amended ("Agreement"), in connection with the development of approximately 340,000 square feet of mixed residential development and other amenities, approximately 320 mixed market rate and affordable housing, and up to 18,000 square feet of non-residential community space ("Development Project"); and

WHEREAS, to facilitate the Development Project, Petitioner submitted a Rezoning Petition for Zoning Map and Text Amendment, dated December 3, 2021, seeking to rezone approximately forty-one (41) tax parcels of property between East 1st and East 2nd Streets and between South 1st and South 3rd Avenue ("Property"), including certain City-owned parcels, as a new transit-oriented district to be called the Downtown Transit Oriented Arts District ("DTOAD") ("Zoning Petition," together with the Development Project, the "Proposed Action"); and

WHEREAS, the Property is currently located in the Downtown Business (DB) and Multifamily Residence (RMF-10) zoning districts; and

WHEREAS, the Proposed Action is a Type I Action, and Petitioner, pursuant to the Agreement, agreed to conduct a full environmental review in connection with and pursuant to SEQRA and its implementing regulations; and

WHEREAS, the City Council is embarking on a study to create a Comprehensive Plan for the Mount Vernon East Downtown Area; and

WHEREAS, pursuant to the Comprehensive Plan process, on January 24, 2024, the City Council adopted a Downtown Vision Report; and

WHEREAS, the Proposed Action shall be consistent with the Downtown Vision Report, which recommends medium (up to 12 stories) to high density (up to 15 stories) for the area of the City in which the Property is located; and

WHEREAS, the City Council adopted a Resolution on January 26, 2022, declaring its intent to act as Lead Agency under SEQRA for the Proposed Action; and

WHEREAS, the City Council adopted a Resolution on June 28, 2023, issuing a Notice of Completion and scheduling a public hearing on the Draft Generic Environmental Impact Statement ("DGEIS") for the Proposed Action in accordance with SEQRA (6 N.Y.C.R.R. Section 617.9(a)(2)); and

WHEREAS, the DGEIS examined the potential significant adverse environmental impacts of the Proposed Action; and

WHEREAS, the City Council held public hearings on the DGEIS on August 9, 2023, and December 13, 2023, and accepted written comments on the DGEIS through December 27, 2023; and

WHEREAS, Petitioner has reduced the scale and footprint of the Proposed Action in response to public comments on the DGEIS, which modifications are described and studied in a Final Generic Environmental Impact Statement ("FGEIS") that was submitted to the City Council on August 13, 2024; and

WHEREAS, as modified, the Proposed Action currently consists of approximately 307,932 s.f. of mixed residential development and other amenities, including 272 mixed-income residential apartments, approximately 11,630 s.f. of community facility space, and 109 parking spaces; and

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WHEREAS, the FGEIS examines the potential significant adverse environmental impacts of the Proposed Action, including the proposed DTOAD zoning code and zoning map amendments, as well as the proposed site-specific Development Project; and

WHEREAS, even though SEQRA does not require a public hearing or public comment period on the FGEIS, the City Council has determined to hold a public hearing and accept public comments given the interest regarding the Proposed Action and the Project modifications following the DGEIS, as well as that a public hearing is otherwise required for the Zoning Petition; and

WHEREAS, the City Council, its independent consultants, and special counsel reviewed the FGEIS to determine whether to accept it as complete for the purpose of distributing it to the public; and

WHEREAS, the City Council, its planning consultants, and special counsel identified deficiencies in the FGEIS; and

WHEREAS, on October 11, 2024, the City Council provided Petitioner with written comments on the FGEIS, and directed Petitioner to address the Council's comments in a revised FGEIS; and

WHEREAS, the City Council's comments related to, among other things, parking, the elimination of the artist live/work units, and visual analysis of the other potential development sites within DTOAD; and

WHEREAS, on October 31, 2024, Petitioner resubmitted a revised FGEIS, which addressed the aforementioned comments; and

WHEREAS, the City Council, its planning consultants, and special counsel reviewed the resubmitted FGEIS for completeness; and

WHEREAS, Petitioner made a presentation to City Council on December 9, 2024 regarding the FGEIS; and

WHEREAS, the City Council raised additional comments on the FGEIS during the presentation, including with respect to parking, public access to community facility space, and arts programming; and

WHEREAS, on December 10, 2024, the City Council directed Petitioner to respond to the additional comments raised during the presentation in a further revised FGEIS; and

WHEREAS, on December 13, 2024, Petitioner resubmitted the FGEIS, which was revised to address the aforementioned comments; and

WHEREAS, the City Council, its planning consultants, and special counsel reviewed the resubmitted FGEIS for completeness; **NOW, THEREFORE, BE IT**

RESOLVED, that the City Council of Mount Vernon, as Lead Agency under SEQRA, hereby determines that the information submitted in the FGEIS, dated December 13, 2024, is complete for the purpose of holding a joint public hearing on the FGEIS and Zoning Petition; **BE IT FURTHER**

RESOLVED, that the City Council directs that the FGEIS, and the Notice of Completion and Notice of Public Hearing for the FGEIS relative to the Proposed Action, shall be filed, published, and circulated in accordance with the requirements of 6 N.Y.C.R.R. Section 617.12, notifying the public, among other things, that (i) the City Council shall hold a Public Hearing on the FGEIS on February 12, 2025, at 7:00 p.m. in City Hall, 1 Roosevelt Square N, Mount Vernon, New York, 10550, and at such other times and dates thereafter to which the hearing may be adjourned, where public comment will be heard regarding the FGEIS, and (ii) written comments on the FGEIS are requested, and will be accepted by the City Council at least up to ten (10) days following the close of the Public Hearing; **BE IT FURTHER**

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RESOLVED, that the City Clerk, with the assistance of the City Council’s consultants and special counsel, shall arrange to publish the Notice of Completion and Notice of Public Hearing at least fourteen (14) calendar days in advance of the hearing date in a newspaper of general circulation, as well as published as required in the Environmental Notice Bulletin; **BE IT FURTHER**

RESOLVED, that the City Clerk, with the assistance of the City Council’s consultants and special counsel, shall arrange to have copies of the FGEIS filed with the New York State Department of Environmental Conservation, the Mount Vernon Public Library, and the Office of the Clerk of the City of Mount Vernon for public review; **BE IT FURTHER**

RESOLVED, that the City Clerk, with the assistance of the City Council’s consultants and special counsel, shall arrange to have the FGEIS and a copy of the Notice of Completion and Notice of Public Hearing circulated to all involved and interested agencies; **BE IT FURTHER**

RESOLVED, that the City Clerk, with the assistance of the City Council’s consultants and special counsel, shall arrange to have the FGEIS posted on the City’s website at <https://cmvny.com/>; **BE IT FURTHER**

RESOLVED, that City of Mount Vernon staff, consultants and/or special counsel shall take all steps necessary to implement this Resolution and to take such other and further action as may be necessary to enable the City Council to meet its obligations as Lead Agency or as otherwise might be appropriate in its role as Lead Agency; **BE IT FURTHER**


RESOLVED, that the City Clerk, with the assistance of the City Council’s consultants and special counsel, shall also arrange to fulfill the public notice requirements set forth in Article XI of the City of Mt. Vernon Zoning Code regarding the Public Hearing for the Zoning Petition, which Hearing shall be held jointly with the SEQRA Hearing on February 12, 2025, at 7:00 p.m. in City Hall, 1 Roosevelt Square N, Mount Vernon, New York, 10550; **BE IT FURTHER**

RESOLVED, that while the City Council is amenable to the SEQRA process continuing for the Proposed Action simultaneously with the City’s Comprehensive Plan process, especially in light of the adoption of the Downtown Vision Report, the City Council reserves its discretion not to issue a final SEQRA determination or other approvals for the Development Project and the Zoning Petition until such time as the Comprehensive Plan process is completed or otherwise to the satisfaction of the Council; **BE IT FURTHER**


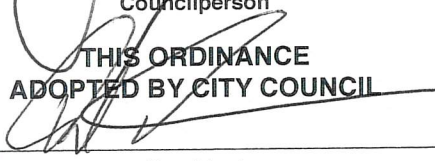
RESOLVED, that this Resolution shall take effect immediately.


Vote Taken As Follows: 1/8/2025
Boxhill: Yea Gleason: Yea
Poteat: Yea Thompson: Yea
Browne: Yea Ordinance Adopted

APPROVED AS TO FORM


Assistant Corporation Counsel
Deputy

APPROVED
Dept. _____


Councilperson
**THIS ORDINANCE
ADOPTED BY CITY COUNCIL**

President

ATTEST:

Deputy City Clerk

APPROVED
JAN - 8 2025
Date

By _____ Mayor

**AN ORDINANCE AUTHORIZING THE TRAVEL
AND EXPENSES FOR THE COUNCIL PRESIDENT
DANIELLE BROWNE TO ATTEND THE 2025
NEW YORK CONFERENCE OF MAYORS AND
MUNICIPAL OFFICIALS (NYCOM) WINTER
LEGISLATIVE MEETING**

Whereas, by letter dated January 6, 2025, the Legislative Assistant to the City Council has requested legislation authorizing City Council President Danielle Browne to attend the 2025 New York Conference of Mayors and Municipal Officials (NYCOM) Winter Legislative Meeting, to be held in Albany, NY, from February 2-4, 2025; and

Whereas, the City of Mount Vernon recognizes the importance of professional development and collaboration among municipal leaders to improve governance and service delivery for its residents; and

Whereas, the 2025 New York Conference of Mayors and Municipal Officials (NYCOM) Winter Legislative Meeting provides an opportunity for municipal officials to engage in valuable dialogue, receive updated legislative and policy insights, and network with elected officials and legislative representatives; and

Whereas, Council President Danielle Browne has been invited to attend this Conference, which will enhance her ability to serve the City through the acquisition of new knowledge, resources, and relationships critical to advancing the City's interests; and

Whereas, the City Council recognizes the importance of supporting its elected officials in accessing such developmental opportunities; and

Whereas, it is estimated that the total cost of attendance, including registration, lodging, transportation, and incidental expenses, will not exceed \$1,400, and these costs will be allocated from designated budgetary accounts; **Now, Therefore, Be It Resolved That**

The City of Mount Vernon, in City Council convened, does hereby ordain and enact:

Section 1. Authorization. Council President Danielle Browne is authorized to attend the 2025 New York Conference of Mayors and Municipal Officials (NYCOM) Winter Legislative Meeting, to be held in Albany, NY, from February 2 to February 4, 2025.

Section 2. Allocation of Funds. A maximum expenditure of \$1,400 is authorized for this purpose, to be allocated as follows:

- **\$410.00** for registration, conference materials, and meals, to be charged to **A1010.417 (Education and Training)**.
- **\$357.96** for lodging (\$157/night for two nights), to be charged to **A1010.402 (Travel Expenses)**.
- **\$632.04** for transportation and incidental expenses, to be charged to **A1010.402 (Travel Expenses)**.

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Section 3. Submission of Expense Report. Council President Danielle Browne shall submit all receipts and documentation of expenditures to the City's Finance Department within 30 days of completing the trip. Any unused funds shall be returned to the City.

Section 4. Effective Date. This Ordinance shall take effect immediately upon its approval by the Board of Estimate & Contract.

Vote Taken As Follows: 1/8/2025
Boxhill: Yea Gleason: Yea
Poteat: Yea Thompson: Yea
Browne: Yea Ordinance Adopted

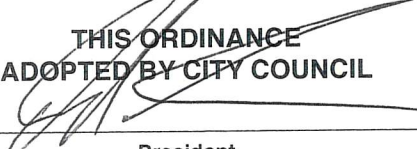
APPROVED AS TO FORM


Assistant Corporation Counsel
Deputy

APPROVED
Dept. _____


Councilperson

THIS ORDINANCE
ADOPTED BY CITY COUNCIL


President

ATTEST:

Deputy City Clerk

APPROVED
JAN - 9 2025
Date

By _____ Mayor

**A RESOLUTION OF THE CITY COUNCIL
OF THE CITY OF MOUNT VERNON, NY
APPOINTING MEMBERS TO THE CHARTER
REVIEW COMMISSION, ACCORDING TO
SECTION 268 OF MOUNT VERNON CITY CODE**

WHEREAS:

- The Charter of the City of Mount Vernon is the governing document establishing the structure, powers, and responsibilities of the City's municipal government; and;
- Section 268 of the Mount Vernon City Code provides for the periodic appointment of a Charter Review Commission ("Commission") to review the City Charter and recommend revisions or amendments; and;
- The establishment of the Commission ensures that the Charter remains relevant and reflective of the current needs, priorities, and aspirations of the residents of Mount Vernon; and;
- The City of Mount Vernon recognizes the importance of public engagement and expert consultation in reviewing the Charter to ensure it adheres to best practices in municipal governance; and
- Section 268 mandates the appointment of a Commission no later than every tenth year following the expiration of the previous Commission's term to guarantee continued evaluation and modernization of the City Charter; and;
- The City Council is empowered to appoint members to the Commission and is now prepared to take action to fulfill this requirement; and;
- The Honorable Body has been presented with the names of **Erin McGarry** and **Susan Lally** for appointment to the Charter Review Commission.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF
THE CITY OF MOUNT VERNON, NEW YORK, AS FOLLOWS:**

Section 1. Appointment of Members to the Charter Review Commission. The following individuals are hereby appointed as members of the Mount Vernon Charter Review Commission under Section 268 of the City Code:

1. **Erin McGarry**
2. **Susan Lally**

Section 2 Composition and Responsibilities of the Commission. The Mount Vernon Charter Review Commission shall consist of 15 members, appointed as required by law. The Commission shall:

1. Conduct a thorough review of the current City Charter.
2. Engage the public and relevant stakeholders in discussing potential revisions or amendments.
3. Submit recommendations for revisions or amendments to the City Council for consideration and, if necessary, for voter approval under applicable laws.

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Section 3. Future Appointments and Commission Review. Under Section 268 of the City Code:

1. The Commission shall be re-appointed no later than every tenth year following the expiration of this Commission's term.
2. The City Council shall appoint additional members to fill the remaining seats on the current Commission to ensure full representation as required by law.

Section 4. Effective Date. This Resolution shall take effect immediately.

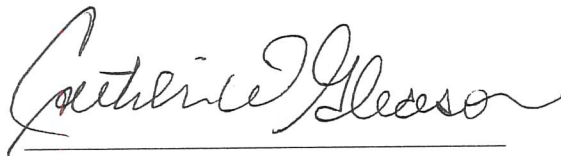
Vote Taken As Follows: 1/8/2025
Boxhill: Yea Gleason: Yea
Poteat: Yea Thompson: Yea
Browne: Yea Ordinance Adopted

APPROVED AS TO FORM


Assistant Corporation Counsel
Deputy

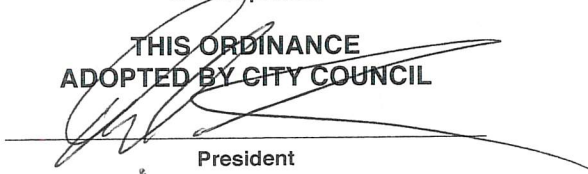
APPROVED

Dept. _____



Councilperson

THIS ORDINANCE
ADOPTED BY CITY COUNCIL



President

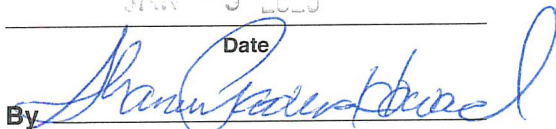
ATTEST:



Deputy City Clerk

APPROVED

JAN - 9 2025



Date

By _____
Mayor

12

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AN ORDINANCE AUTHORIZING THE SUBMISSION
OF THE LIST OF DELINQUENT TAXES AND
APPROVING PROCEDURES FOR TAX LIEN SALES
AND IN REM FORECLOSURE PROCEEDINGS

Whereas, by letter dated December 19, 2024, the Comptroller has requested legislation authorizing the City Council to acknowledge receipt of the List of Delinquent Taxes as submitted on December 19, 2024; and

Whereas, pursuant to Chapter 783 of the Laws of New York governing foreclosure proceedings in the City of Mount Vernon, the City Council is authorized to implement processes for the collection of delinquent property taxes, interest, and penalties; and

Whereas, as of December 19, 2024, the City of Mount Vernon has a total of \$51 million in outstanding property taxes, interest, and penalties, including \$26.9 million in property taxes and \$24.6 million in interest and penalties; and

Whereas, the City has prepared a comprehensive List of Delinquent Taxes identifying properties subject to tax lien sale or foreclosure proceedings, categorized as follows:

- Properties with two or more years of tax liens;
- Properties requesting installment plans for repayment; and
- Properties requiring exclusion from tax lien sales due to unresolved tax discrepancies, bankruptcies, or other legal matters; and

WHEREAS, the proposed legislative process requires the submission of these lists for review and approval at a City Council meeting, with final action to be taken no sooner than seven days after the initial agenda appearance; and

WHEREAS, the City has analyzed the delinquent tax categories and the anticipated outcomes of advancing both a tax lien sale and In Rem Foreclosure proceedings, as follows:

	Taxes Due	Interest & Penalties	Total Due Amount
Installment Plan Request	10,679,932.44	7,286,496.34	17,966,428.78
Commercial/Non-Residential	6,047,578.84	4,587,051.08	10,634,629.92
Residential (more than 5 years)	5,628,804.40	4,354,668.64	9,983,473.04
Residential (under 5 years)	2,246,286.99	831,818.19	3,078,105.18
Open Taxes Issues	2,171,261.78	7,440,359.21	9,611,620.99
Bankruptcy / Court Case	164,306.35	135,209.32	299,515.67
	26,938,170.80	24,635,602.78	51,573,773.58

Whereas, it is anticipated that advancing the sale of tax liens for commercial/non-residential properties and residential properties with five or more years of arrears will generate approximately \$20.5 million, with a minimum recoupment of \$8.9 million in outstanding taxes; and

Whereas, the City intends to concurrently initiate in-rem foreclosure proceedings for residential properties with less than five years of arrears, utilizing the expertise of the Law Department or an external contractor; and

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Whereas, over 135 property owners have requested installment plans, representing \$18 million in arrears, and approximately \$10 million remains tied to unresolved tax issues; and

Whereas, the City Council is committed to ensuring due process and equitable treatment of all property owners, while maintaining fiscal responsibility and transparency in the administration of tax collection processes; **Now, Therefore, Be It Resolved That**

The City of Mount Vernon, in City Council convened, does hereby ordain and enact:

Section 1. List of Delinquent Taxes. The City Council hereby acknowledges receipt of the List of Delinquent Taxes as submitted on December 19, 2024, which includes:

- Complete list of properties with two or more years of tax liens;
- List of properties requesting installment plans; and
- List of properties excluded from tax lien sale due to open tax issues, unresolved discrepancies, bankruptcies, or other legal matters.

Any updates or edits to these lists shall be submitted to the City Council prior to the commencement of foreclosure and/or tax lien proceedings.

Section 2. Tax Lien Sale Process. The City Council authorizes the advancement of the tax lien sale process for:

- Commercial and non-residential properties with five or more years of arrears; and
- Residential properties with five or more years of arrears.

The anticipated outcomes include:

- Recoupment of at least \$8.9 million in outstanding taxes; and
- Potential negotiation of additional revenue from interest and penalties.

Section 3. In REM Foreclosure Process. The City Council authorizes initiating in-rem foreclosure proceedings for residential properties with less than five years of arrears. The Law Department or a qualified third-party contractor shall be engaged to facilitate this process.

Section 4. Payment Plan Requests and Open Issues. The City Council acknowledges the following:

- Over 135 property owners have requested installment payment plans, representing an aggregate amount of \$18 million in arrears.
- Approximately \$10 million in arrears is tied to unresolved discrepancies, bankruptcies, or other legal matters.

The City Administration shall continue to:

- Work with property owners to obtain payment documentation;
- Review assessment records in coordination with the Assessor's Office; and
- Collaborate with title companies to resolve outstanding issues.

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Section 5. Timeline and Approval Process. In accordance with the In Rem Law, the submitted lists shall be acted upon at a subsequent City Council meeting no sooner than seven days following their first appearance on the agenda.

Section 6. Effective Date. This Ordinance shall take effect immediately upon its approval by the Board of Estimate & Contract.


Vote Taken As Follows: 1/8/2025

Boxhill: Yea Gleason: Yea

Poteat: Yea Thompson: Yea

Browne: Yea Ordinance Adopted

APPROVED AS TO FORM


Assistant Corporation Counsel

APPROVED

Dept. _____

THIS ORDINANCE
ADOPTED BY CITY COUNCIL


Councilperson


President

ATTEST:


Deputy City Clerk

APPROVED

JAN - 9 2025

Date

By 

Mayor