



U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
 Domestic Mail Only

For delivery information, visit our website at www.usps.com®

OFFICIAL USE

1 Certified Mail Fee \$
 2 Extra Services & Fees (check box, add fee as appropriate)
 Return Receipt (electronic) \$
 Return Receipt (hardcopy) \$
 Certified Mail Restricted Delivery \$
 Adult Signature Required \$
 Adult Signature Restricted Delivery \$
 3 Postage \$
 4 Total Postage and Fees \$

Sent to **477 LAKES RD**
 Street and Apt. No. or Box No.
 Postmark
 City, State, ZIP+4® **7120123**

PS Form 3800, April 2016 PSN 7530-02-000-907 See Reverse for Instructions

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Sent to **WC LINCOLN**
 Street and Apt. No. or Box No.
 Postmark
 City, State, ZIP+4® **477 LAKES RD**
7120123

PS Form 3800, April 2016 PSN 7530-02-000-907 See Reverse for Instructions

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Notice of
 PH

7021 0950 0000 1010 6875

7021 0950 0000 1010 6851

7021 0950 0000 1010 6899

FedEx NEW Package Express US Airbill
 8769 3700 0980

1 From *Please print and press hard.*
 Date 7/21/23 Sender's FedEx Account Number 397577562
 Sender's Name Village of Monroe Printed
 Company
 Address 7 Stage Rd
 City Monroe State NY ZIP 10950

2 Your Internal Billing Reference
 FedEx will bill you based on this reference.

3 To
 Recipient's Name Simon Jacobs Printed
 Company W.C. Lincoln Corp
 Address 5 Second St
 City Highland Mills State NY ZIP 10936

0200 Sender's Stamp

4 Express Package Service *To most locations.
 Packages up to 150 lbs. For packages over 150 lbs., see the new FedEx Express Freight Service.

FedEx Next Business Day
 FedEx Priority Overnight
 FedEx Standard Overnight
 FedEx 2Day
 FedEx 2Day A.M.
 FedEx 2Day
 FedEx Express Saver

5 Packaging *Declare value over \$500
 FedEx Envelope* FedEx Pak* FedEx Box FedEx Tube Other

5 Special Handling and Delivery Signature Options
 SATURDAY Delivery
 No Signature Required
 Direct Signature
 Indirect Signature
 Signature Required
 Signature Required - Restricted Access
 Signature Required - Restricted Access - No Signature
 No Signature Required
 Signature Required
 Signature Required - Restricted Access
 Signature Required - Restricted Access - No Signature
 Signature Required - Restricted Access - No Signature - No Signature
 Signature Required - Restricted Access - No Signature - No Signature - No Signature

7 Payment \$111.00
 Enter FedEx Asset No. or Credit Card No. below
 Bill Me Bill to Order Bill to Third Party Bill to Credit Card Bill to Cash/Check
 Total Packages 397577562 Total Weight 397577562 Total Dimensional Weight

The FedEx US minimum rate is \$20.00. See Section 4 of the FedEx Terms and Conditions for more information.

61E

FedEx Express **NEW Packages** US Airbill **8769 3700 0947**

1 From Please print and press hard
Date 7/11/03 **Sender's FedEx Account Number** 397577562
Sender's Name Village of Monroe **Phone** 515-782-8341
Company
Address 7 Stage Rd
City Monroe **State** NY **ZIP** 10950

2 Your Internal Billing Reference

3 To
Recipient's Name Joseph J Haspel Esq
Company Joseph J. Haspel, PLLC
Address 1 West Main St
City Goshen **State** NY **ZIP** 10924

0200 **Sender's Ref**

4 Express Package Service *To meet location **Packages up to 150 lbs.**
For packages over 50 lbs, use the large FedEx Express form per 424000

<input type="checkbox"/> FedEx First Overnight	<input type="checkbox"/> FedEx 2Day
<input type="checkbox"/> FedEx Priority Overnight	<input type="checkbox"/> FedEx Standard Overnight
<input checked="" type="checkbox"/> FedEx Standard Overnight	<input type="checkbox"/> FedEx Signature
<input type="checkbox"/> FedEx International Priority	<input type="checkbox"/> FedEx International Economy

5 Packaging *Selected value based on

<input type="checkbox"/> FedEx Envelopes	<input checked="" type="checkbox"/> FedEx Pak	<input type="checkbox"/> FedEx Box	<input type="checkbox"/> FedEx Tube	<input type="checkbox"/> Other
--	---	------------------------------------	-------------------------------------	--------------------------------

6 Special Handling and Delivery Signature Options

<input type="checkbox"/> SATURDAY Delivery	<input type="checkbox"/> Direct Signature
<input type="checkbox"/> No Signature Required	<input type="checkbox"/> Indirect Signature
<input type="checkbox"/> Signature Required	<input type="checkbox"/> Signature Required - Commercial
<input type="checkbox"/> Signature Required - Residential	<input type="checkbox"/> Signature Required - Government

Does this shipment contain dangerous goods?

<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes
--	------------------------------

7 Payment Bill to:

<input checked="" type="checkbox"/> Sender	<input type="checkbox"/> Third Party	<input type="checkbox"/> Credit Card	<input type="checkbox"/> Cash/Check
<input type="checkbox"/> FedEx Account	<input type="checkbox"/> Bill to Addressee	<input type="checkbox"/> Bill to Shipper	<input type="checkbox"/> Bill to Receiver

Total Packages 1 **Total Weight** 397577562 **Total Declared Value** 397577562

FedEx NEW PACKAGES Express US Airmail 8769 3700 0925

1 From Please print and punch here
 Date 12/11/83 Sender's FedEx Account Number 397577562

Sender's Name Village of Monroe State NY ZIP 10950

Company
 Address 7 Stage Rd

City Monroe State NY ZIP 10950

2 Your Internal Billing Reference

3 To Recipient's Name WC Lincoln Corp

Company
 Address 1 Jackson Avenue

City Spring Valley State NY ZIP 10977

Form 0200

4 Express Package Service *To most locations. Packages up to 150 lbs. For packages over 150 lbs, see the new FedEx Express Project 02-22222.

FedEx One Overnight
 FedEx Priority Overnight
 FedEx Standard Overnight
 FedEx 2Day
 FedEx 2Day AM

5 Packaging *Declared value limit \$500.
 FedEx Envelope
 FedEx Pak
 FedEx Box
 FedEx Tube
 Other

6 Special Handling and Delivery Signature Options
 SATURDAY Delivery
 No Signature Required
 Direct Signature
 Indirect Signature

Does this shipment contain dangerous goods?
 No
 Yes

7 Payment \$311.00
 Sender's Bill
 Remittance
 Third Party
 Credit Card
 Cash/Check

The FedEx US Airmail has changed. See Section 4.

Total Packages 1 Total Weight 10.00 Total Declared Value \$311.00

NOTICE OF PUBLIC HEARING

PLEASE TAKE NOTICE that the Village of Monroe Village Board (the "Board") will hold a Public Hearing, open to all persons, on August 15, 2023 at the Village of Monroe Village Hall, 7 Stage Road, Monroe, New York, at 7:00 p.m. The public hearing is being held pursuant to Sections 201 - 204 of the New York State Eminent Domain Procedure Law ("EDPL") to consider the proposed acquisition by eminent domain of certain real property commonly known as 47 Lakes Rd, Tax Map No. 211-1-1, Village of Monroe, Orange County (the "Property") for the purpose of historic preservation, important cultural characteristics to the Village, potential creation of parkland and/or gardens, public health, well-being and other improvements that will benefit the entire Village of Monroe.

The purposes of the public hearing are to review the public use to be served by the acquisition and the impact of the acquisition on the environment and residents of the locality where the Project is proposed to be constructed, pursuant to Article 2 of the EDPL, and to give all interested persons an opportunity to present oral or written statements and to submit other documents concerning the acquisition of property to be acquired.

The proposed property acquisition involves the exercise by the Board of its power of eminent domain, either with or without a negotiated agreement, to all of the Property described as follows:

Reputed Owner	Tax Map Parcel Number	Address
WC Lincoln Corp.	211-1-1	47 Lakes Road

More particular information concerning the Property to be acquired under the EDPL, including legal descriptions and maps, and the acquisition are available for public inspection during normal business hours at Village Hall, 7 Stage Road, Monroe, NY 10950.

All persons having an interest in the acquisition are invited to attend the public hearing to give oral or written statements and to submit other documentation concerning this proposed publicly needed project.

ACCORDING TO EDPL §202(C)(2), THOSE PROPERTY OWNERS WHO MAY SUBSEQUENTLY WISH TO CHALLENGE THE CONDEMNATION OF THEIR PROPERTY VIA JUDICIAL REVIEW, MAY DO SO ONLY ON THE BASIS OF ISSUES, FACTS, AND OBJECTIONS RAISED AT THE HEARING.

Comments on the proposed acquisition may be made orally or in writing at the public hearing on August 15, 2023, or presented in writing to the Board at Village Hall, 7 Stage Road, Monroe, NY 10950 on or before August 15, 2023. Comments received after the close of the public hearing on August 15, 2023 will not be considered.

BY ORDER OF THE BOARD OF TRUSTEES
VILLAGE OF MONROE
KIMBERLY ZAHRA
VILLAGE CLERK

Dated: July 18, 2023



Village of Monroe
7 Stage Road, Monroe, NY 10950
Tel: (845) 782-8341 · Fax: (845) 782-3006

July 18, 2023

Mayor
Neil S. Dwyer

Trustees
Debra Behringer
Andrew Ferraro
John Karl, III
Martin O'Connor

Clerk
Kimberly Zahra

Treasurer
Anthony Feliz

Attorney
Alyse D. Terhune

Building Department
James Cocks
782-8341 x128

Police Department
Darwin Guzman, Chief
782-8644

Department of Public Works
783-4440

Water Department
782-8341 x122

Planning Board
Jeff Boucher, Ch.

Zoning Board of Appeals
Paul S. Baum, Ch.

WC Lincoln Corp.
Attn: Simon Jacobs
1 Jackson Avenue
Spring Valley, NY 10977

Re: 47 Lakes Road, Tax Map Parcel No. 211-1-1, Village of Monroe, NY

Dear Mr. Jacobs:

The Village Board of the Village of Monroe is preparing for the possibility of exercising its power of eminent domain under Village Law § 1-102 and the Eminent Domain Procedure Law ("EDPL") to acquire from you title to your Property situated at 47 Lakes Road, Village of Monroe, County of Orange, State of New York, known as Tax Map Number 211-1-1 (the "Property").

Section § 302 of the EDPL provides, in relevant part, that any real property to be acquired by eminent domain "shall be appraised on behalf of [the Village] by an appraiser." EDPL § 302 also provides that "in order to adequately prepare such appraisal ... [the Appraiser] shall have the right to inspect such property." Furthermore, under section 404 of the EDPL, the Village has the right to enter upon your land for the purposes of making surveys, test pits, and borings, or other investigations, and also for temporary occupancy during construction.

In connection with the Village's Resolution authorizing Village officers, agents, and contractors to enter upon the Property for the purpose of making surveys, test pits and borings, or other investigations, and also for temporary occupancy during construction, and for the preservation of the historic structures on the Property, the Village's engineering firm plans to access the Property for the purpose of inspecting all structures and conducting any surveys or investigations it deems necessary. In addition, the Village plans to retain a surveyor and an appraiser both of whom will also require access to the Property together with all structures found thereon.

Pursuant to Section 404 of the New York Eminent Domain Procedure Law, the Village shall bear responsibility for any damages caused by the Village, its employees, agents and/or contractors resulting from such entry and investigations.

To protect your rights, and in the Village's continued efforts to act as a good neighbor, the Village is committed to performing all work in the following manner:

- Village employees, agents and contractors will carry identification at all times when on the Property;
- Village employees, agents and contractors will leave the Property in as good condition as found to the extent reasonably practical; and
- The Village will promptly and effectively remediate any damage resulting from or arising out of the work at the Village's sole cost and expense.

The activities described above are expected to be completed through separate mobilization events, meaning they may require more than one (1) visit to the Property. Each of the studies/investigations is anticipated to affect the Property for less than one week, depending on the weather. The first study is anticipated to start on or about July 26, 2023, and all studies are anticipated to be complete by September 4, 2023.

Should you have any questions about our planned entry and investigations, please contact:

Neil S. Dwyer, Mayor
(845) 782-8341

If you have any questions regarding this matter, please feel free to contact me directly. We thank you for your anticipated cooperation.



Village of Monroe

7 Stage Road, Monroe, NY 10950

Tel: (845) 782-8341 · Fax: (845) 782-3006

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Trustees

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Kimberly Zahra

Treasurer

Anthony Feliz

Attorney

Alyse D. Terhune

Building Department

James Cocks

782-8341 x128

Police Department

Darwin Guzman, Chief

782-8644

Department of Public Works

783-4440

Water Department

782-8341 x122

Planning Board

Jeff Boucher, Ch.

Zoning Board of Appeals

Paul S. Baum, Ch.

July 18, 2023

Yehuda Frank

1 Jackson Avenue

Spring Valley, NY 10977

Re: 47 Lakes Road, Tax Map Parcel No. 211-1-1, Village of Monroe, NY

Dear Mr. Frank:

The Village Board of the Village of Monroe is preparing for the possibility of exercising its power of eminent domain under Village Law § 1-102 and the Eminent Domain Procedure Law ("EDPL") to acquire from you title to your Property situated at 47 Lakes Road, Village of Monroe, County of Orange, State of New York, known as Tax Map Number 211-1-1 (the "Property").

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