

Village of Millbrook
Board of Trustees Meeting Minutes
Village Hall – 35 Merritt Ave
Date: June 24, 2026, Time: 6:00 PM

CALL TO ORDER: The meeting was called to order by Mayor Doro followed by the Pledge of Allegiance.

ROLL CALL: Present: Mayor Doro, Deputy Mayor Murphy, Trustee Briggs and Bucklin

Absent: Trustee Mawson and Clerk Witt

ADMINISTRATIVE BUSINESS:

Voucher totals approved by motion- moved by Mayor Doro, seconded by Deputy Mayor Murphy, and all were in favor.

[Resolution 2026-010: Cell Tower Lease_Cingular Wireless](#)

Motion made by Mayor Doro, seconded by Deputy Mayor Murphy to accept Resolution 2026-010. 4 ayes, 0 nays, 1 absent. (Attached)

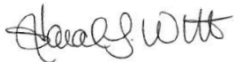
[Resolution 2026-011: Resolution Acknowledging and Accepting the Results of the June 23rd, 2026 Special Election](#)

Motion made by Mayor Doro, seconded by Deputy Mayor Murphy to accept Resolution 2026-010. 4 ayes, 0 nays, 1 absent. (Attached)

ADJOURNMENT: Motion to adjourn the meeting at 6:18 pm.

Moved by: Mayor Doro Seconded by: Deputy Mayor Murphy Vote: All in favor.

Respectfully submitted,



Clerk Witt

Village Clerk

Meeting Links

[Meeting Presentation](#)

[June 24 Video](#)

VILLAGE OF MILLBROOK
Resolution No. 2026-010

**RESOLUTION AUTHORIZING EXECUTION OF STRUCTURE LEASE AGREEMENT
WITH NEW CINGULAR WIRELESS PCS, LLC**

At a regular meeting of the Board of Trustees of the Village of Millbrook, Dutchess County, New York, held on June 24, 2026, the following resolution was offered by Trustee Mayor Doro and seconded by Trustee Murphy:

WHEREAS,

The Village of Millbrook owns and operates the municipal water tower and related property located at or near 19 Haight Avenue, Millbrook, New York; and

WHEREAS,

New Cingular Wireless PCS, LLC, doing business as AT&T, has requested permission to install, maintain and operate wireless telecommunications equipment on and adjacent to the Village water tower; and

WHEREAS,

The Village and New Cingular Wireless PCS, LLC have negotiated a Structure Lease Agreement identified as:

- Cell Site Name: **Mill Brook Capacity**
- Cell Site Number: **WSNYJ0081007**
- Fixed Asset Number: **16629783**

providing for the lease of space on and adjacent to the Village water tower for wireless telecommunications facilities; and

WHEREAS,

The approval of the Structure Lease is a Type II Action under the New York State Environmental Quality Review Act ("SEQRA"), pursuant to 6 NYCRR § 617.5(c)(1) and 6 NYCRR § 617.5(c)(2) for which no further action under SEQRA is required.

WHEREAS,

The proposed lease provides, among other things:

- an initial payment to the Village of Thirty Thousand Dollars (\$30,000.00);
- monthly rent of Two Thousand Five Hundred Dollars (\$2,500.00) commencing upon the rent commencement date established in the lease;
- annual rent escalations of 2.5%;
- an initial lease term of five (5) years and renewal options as set forth in the lease; and

WHEREAS,

The Board of Trustees has reviewed the proposed Structure Lease Agreement and finds that execution of the lease is in the best interests of the Village and will provide a continuing source of revenue while supporting wireless communications infrastructure serving the community;

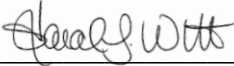
NOW, THEREFORE, BE IT RESOLVED:

1. The Village Board hereby approves the Structure Lease Agreement between the Village of Millbrook and New Cingular Wireless PCS, LLC, substantially in the form presented to the Board.
2. The Mayor is hereby authorized and directed to execute the Structure Lease Agreement and any related exhibits, acknowledgments, memoranda of lease, access documents, utility easements, subordination agreements, non-disturbance agreements, and other ancillary documents necessary to implement the lease, subject to final review and approval as to form by the Village Attorney.
3. The Mayor, Village Clerk, Special Counsel to the Village, and such other Village officials as may be necessary are authorized to take all actions and execute all documents reasonably necessary to carry out the intent of this Resolution.
4. The Village Clerk is directed to maintain a fully executed copy of the lease among the permanent records of the Village.
5. This Resolution shall take effect immediately.

Roll Call Vote

Mayor Doro	<u>Aye</u>
Trustee Murphy	<u>Aye</u>
Trustee Bucklin	<u>Aye</u>
Trustee Mawson	<u>Absent</u>
Trustee Briggs	<u>Aye</u>

DATED: Millbrook, New York
June 24, 2026



SARAH J. WITT, VILLAGE CLERK

RESOLUTION No. 2026-011

**RESOLUTION ACKNOWLEDGING AND ACCEPTING THE RESULTS OF
THE JUNE 23, 2026, SPECIAL ELECTION**

WHEREAS, the Village of Millbrook conducted a Special Election on June 23, 2026, for the purpose of submitting Proposition No. 1 (Bingo) and Proposition No. 2 (Games of Chance) to the qualified voters of the Village; and

WHEREAS, the Election Inspectors have completed the canvass of ballots cast and certified the results of such election;

NOW, THEREFORE, BE IT RESOLVED, that the Board of Trustees of the Village of Millbrook hereby acknowledges and accepts the certified results of the June 23, 2026, Special Election as reported by the Election Inspectors; and be it further

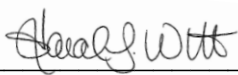
RESOLVED, that the Village Clerk is directed to enter the certified results into the official records of the Village.

Dated: June 24, 2026

Moved by: Mayor Doro Seconded by: Trustee Murphy

Mayor Doro	<u>Aye</u>
Trustee Murphy	<u>Aye</u>
Trustee Bucklin	<u>Aye</u>
Trustee Mawson	<u>Absent</u>
Trustee Briggs	<u>Aye</u>

DATED: Millbrook, New York
 June 24, 2026



SARAH J. WITT, VILLAGE CLERK

VILLAGE OF MILLBROOK SPECIAL ELECTION

Tuesday, June 23, 2026- 12 PM- 9 PM

Opening of the polls statement:

My name is Ceil Collopy. I am a resident of the Village of and was appointed Chair Election Inspector by the Board of Trustees. The Election Inspectors and Poll Workers were also appointed by the Village of Millbrook Board and have taken their Oaths of Office. The notice of the special election has been published according to law. The Election Inspectors have inspected the ballot boxes to determine that they were empty before they were padlocked.

I now call the Special Election Vote to order, and the polls are now open for voting until 9:00 p.m. Eastern Standard time.

Closing of the polls statement:

My name is Ceil Collopy. I was appointed Chair Election Inspector by the Village of Millbrook Board of Trustees and now give notice that at 9:00 p.m. voting is officially closed except for any voters who were already in line prior to this announcement.

I would now like to share the results of the Vote:

Proposition 1:

Yes = 87

No = 1

Proposition 2:

Yes = 82

No = 6

I now close the Vote.

Signed:

Chair Election Inspector: Cecil Collopy
Ceil Collopy

Signed:

Clerk: Sarah J. Witt
Sarah J. Witt