

Minutes of the Regular Meeting of the Board of Trustees of the Village of Lake George, NY, held on Tuesday, September 16, 2025, at 5:00 p.m. Zoom teleconferencing was available.

**MEMBERS PRESENT:** Raymond Perry, Mayor  
Jose Filomeno, Trustee  
Joe Mastrodomenico, Deputy Mayor  
Michael Menter, Trustee

Also Present: Treasurer/Deputy Clerk Danna Bock, WWTP Supervisor Tim Shudt, Luke Mosseau, Andrew Allison and others via Zoom.

At 5:00 p.m. Mayor Perry opened the Special Meeting and asked Trustee Mastrodomenico to lead the Pledge of Allegiance.

Mayor Perry stated the first resolution to review and discuss is the total project and spending cost for the new Shepard Park Amphitheater

**RESOLUTION NO. 165, 2025**

Trustee Filomeno, seconded by Trustee Mastrodomenico offered the following resolution:

**RESOLUTION AUTHORIZING TOTAL PROJECT COST AND SPENDING FOR THE SHEPARD PARK AMPHITHEATER PROJECT**

WHEREAS, in July of 2024, the amphitheater located in Shepard Park in the Village of Lake George, Warren County, New York, (the "Village") was destroyed by a fire; and

WHEREAS, since that time the Mayor and Board of Trustees of the Village have pursued funding for the removal and replacement of the Shepard Park amphitheater which may include grant funding, insurance proceeds, and Village funds; and

WHEREAS, the Board of Trustees retained an architect and engineers to prepare plans and specifications for the reconstruction of the Shepard Park amphitheater which will include physical replacement of the structure and associated plumbing, wiring, sound systems, fixtures, furnishings and similar improvements (the "Project"); and

WHEREAS, as of the date of this resolution the Village has secured funding including Two Million and No/100 US Dollars (\$2,000,000.00) from the Downtown Revitalization Initiative, commonly known as the "DRI", administered by New York State Empire State Development,

09/16/2025

and Two Million Nine Hundred Thousand and No/100 US Dollars (\$2,900,000.00) from State Aid to Municipalities, commonly known as “SAM” grants, administered by the New York State Dormitory Authority; and

WHEREAS, the Board of Trustees completed a coordinated review of the Project in accordance with the New York State Environmental Quality Review Act (“SEQRA”) and properly issued a negative declaration thereon, by resolution of the Board of Trustees dated July 25, 2025; and

WHEREAS, the Board of Trustees previously authorized the plans and specifications to be released for bid by the Mayor; and

WHEREAS, the Village, working with its architect, has received bids on all but two portions of the Project, and the Village’s architect has provided an updated opinion of probable cost for the Project, a copy of which is attached to this resolution, which totals Six Million Three Hundred Seventy-Nine Thousand Eight Hundred One and No/100 US Dollars (\$6,379,801.00); and

WHEREAS, the Board of Trustees desires to authorize the Project at a maximum cost of Six Million Three Hundred Seventy-Nine Thousand Eight Hundred One and No/100 US Dollars (\$6,379,801.00).

NOW, THEREFORE, BE IT

RESOLVED, that the Board of Trustees hereby authorizes the Project at a total maximum Project cost of Six Million Three Hundred Seventy-Nine Thousand Eight Hundred One and No/100 US Dollars (\$6,379,801.00) for the Project to be paid for by insurance proceeds and grant funds; and be it further

RESOLVED, that the remaining cost of the Project will be paid by the appropriation of proceeds from the fund balance and/or other funds of the Village by resolution of the Board of Trustees; and be it further

RESOLVED, that the Mayor, or Deputy Mayor in his absence, be and hereby are

09/16/2025

authorized to execute any and all documents and to take such other and further action as he or she may deem appropriate and necessary relative to this resolution; and

**BE IT RESOLVED, that the Village Board of Trustees hereby** certify that this Resolution was duly adopted by the Board of Trustees of the Village of Lake George with a maximum project cost of Six Million Three Hundred Seventy-Nine Thousand Eight Hundred One and No/100 US Dollars (\$6,379,801.00).

**VOTING**      **Ayes: 4**                      **Perry, Filomeno, Menter, Mastrodomenico,**  
                 **Nays: 0**  
                 **Absent: 0**

**RESOLUTION NO. 165, 2025 ADOPTED.                      September 16, 2025**

Mayor Perry stated the second resolution to review and discuss is the short-term financing for the new Shepard Park Amphitheater

**RESOLUTION NO. 166, 2025**

Trustee Mastrodomenico, seconded by Trustee Menter offered the following resolution:

**SERIAL BOND RESOLUTION DATED SEPTEMBER 16, 2025**

A RESOLUTION AUTHORIZING THE ISSUANCE OF \$6,300,000 SERIAL BONDS OF THE VILLAGE OF LAKE GEORGE, WARREN COUNTY, NEW YORK FOR THE CONSTRUCTION AND REPLACEMENT OF THE AMPHITHEATER LOCATED IN SHEPHARD'S PARK INCLUDING RESTORATION OF STONE SEATING IN THE AMPHITHEATER, CHILDREN'S PLAYScape, LANDSCAPING, AND STORMWATER MANAGEMENT, TOGETHER WITH EQUIPMENT, MACHINERY, APPARATUS, APPURTENANCES AND INCIDENTAL IMPROVEMENTS AND EXPENSES IN CONNECTION THEREWITH (THE "PROJECT").

WHEREAS, on September 16, 2025 the Board of Trustees of the Village Board of the Village of Lake George desires for the construction and replacement of the Amphitheater located in Shepard's Park including restoration of stone seating in the Amphitheater, children's playscape, landscaping and stormwater management, together with equipment, machinery, apparatus, appurtenances and incidental improvements and expenses in connection therewith (the "Project"), and to provide for the financing thereof, at a maximum cost of \$6,300,000, or so

much thereof as may be necessary to be paid from the proceeds of the obligations issued pursuant to the Local Finance Law,

NOW, THEREFORE, BE IT RESOLVED:

1. The Village Board of the Village of Lake George, Warren County, New York, hereby authorizes the construction and replacement of the Amphitheater located in Shepard's Park including restoration of stone seating in the Amphitheater, children's playscape, landscaping and stormwater management, together with equipment, machinery, apparatus, appurtenances and incidental improvements and expenses in connection therewith (the "Project") at a maximum cost of \$6,300,000.

2. The specific object or purpose for which obligations are to be issued pursuant to this resolution is the construction and replacement of the Amphitheater located in Shepard's Park including restoration of stone seating in the Amphitheater, children's playscape, landscaping and stormwater management, together with equipment, machinery, apparatus, appurtenances and incidental improvements and expenses in connection therewith (the "Project")

3. The current maximum cost of the aforesaid specific object or purpose of this resolution is \$6,300,000, and the plan for the financing thereof is the issuance of serial bonds of said Village hereby authorized to be issued pursuant to the Local Finance Law, or so much thereof as may be necessary from grants obtained by the Village, and from funds of the Village. Such bonds are to be payable from amounts which shall annually be levied on all the taxable real property in said Village, and the faith and credit of said Village of Lake George, Warren County, New York, are hereby pledged for the payment of said bonds and the interest thereon.

4. It is hereby determined that the period of probable usefulness of the aforesaid specific object or purpose of this resolution is twenty-five (25) years, pursuant to subdivision 11(b) of Paragraph a. of Section 11.00 of the Local Finance Law.

5. It is hereby determined that the proposed maturity of the obligations authorized herein will be in excess of five (5) years.

6. Subject to the provisions of the Local Finance Law, the power to authorize the issuance of and to sell serial bonds and bond anticipation notes in anticipation of the issuance and sale of the serial bonds herein authorized, including renewals of such notes, is hereby delegated to the Mayor of the Village of Lake George, as the designated chief fiscal officer for this resolution, or in his absence, the Treasurer, who is the substituted designated chief fiscal officer, and in her absence, the Village Clerk, who is the substituted designated chief fiscal officer. Such notes shall be of such terms, form and contents, and shall be sold in such manner, as may be determined by said Village Mayor, Treasurer or Village Clerk pursuant to and consistent with the provisions of the Local Finance Law.

7. The reasonably expected source of funds that may be used to initially pay the expenditures authorized by Section 1 of this resolution prior to the date of issuance of the financing may be the Village of Lake George's General Fund. If so, it is intended that the Village of Lake George shall then reimburse such expenditures up to a maximum of amount of \$3,000,000 with the proceeds of the bonds and/or the bond anticipation notes authorized by this resolution and that the interest payable on the bonds and any bond anticipation notes issued in anticipation of the bonds shall be excludable from gross income for federal income tax purposes. This resolution is intended to constitute the declaration of the Village of Lake George's "official intent" to reimburse the expenditures authorized by this resolution with the proceeds of the bonds and/or the bond anticipation notes authorized herein.

8. The Village hereby authorizes the repayment of the serial bonds and/or the bond anticipation notes authorized by this resolution with level debt service or compliance with the fifty percent rule.

9. This resolution is adopted subject to a permissive referendum pursuant to Section 36 of the Local Finance Law and Article 9 of the Village Law of the State of New York.

09/16/2025

10. The validity of such bonds and bond anticipation notes may be contested only if:

a. Such obligations are authorized for an object or purpose for which said Board of Trustees is not authorized to spend money; or

b. The provisions of law which should be complied with as of the date of publication of this resolution are not substantially complied with, and an action, suit or proceeding contesting such validity is commenced within twenty (20) days after the date of such publication; or

c. Such obligations are authorized in violation of the provisions of the Constitution.

11. This notice and resolution shall be published in full within ten (10) days after its adoption in the Post Star, which is hereby designated as the official newspaper of the Village for such purpose. This resolution shall take effect thirty (30) days after its adoption and thereafter shall be published in full in The Post Star, together with a notice of the Village Clerk substantially in the form provided in Section 81.00 of the Local Finance Law.

After reviewing the resolution Mayor Perry asked for questions or comments. There were none. Mayor Perry then asked for a vote:

<b>VOTING</b>	<b>Ayes: 4</b>	<b>Perry, Filomeno, Menter, Mastrodomenico,</b>
	<b>Nays: 0</b>	
	<b>Absent: 0</b>	

**RESOLUTION NO. 166, 2025 ADOPTED.**

**September 16, 2025**

Mayor Perry stated that the 2025 Paving and sidewalk bids were opened on 8/29/2025. Both bids have been reviewed. Mayor Perry then asked for a motion to accept the lowest bidder for both the paving and the sidewalk bids.

09/16/2025

Trustee Mastrodomenico, seconded by Trustee Menter, offered the following resolution:

**RESOLUTION NO. 167, 2025**

WHEREAS, Kubricky-Jointa Lime, LLC 269 Ballard Road, Wilton NY 12831 was the lowest responsive, responsible bid for the 2025 Street Paving bid,

BE IT RESOLVED, that the Village Board hereby awards the Paving Bid as per the specifications to Kubricky-Jointa Lime, LLC 269 Ballard Road, Wilton NY 12831 for a total bid award of \$96,835.50.

**VOTING**      **Ayes: 4**                      **Perry, Filomeno, Menter, Mastrodomenico,**  
                  **Nays: 0**  
                  **Absent: 0**

**RESOLUTION NO. 167, 2025**

**September 16, 2025**

Trustee Mastrodomenico, seconded by Filomeno, offered the following resolution:

**RESOLUTION NO. 168, 2025**

WHEREAS, LID Technologies. 9 Laurence Drive, Gorham, ME 04038, was the only received bid for the 2025 Porous Sidewalks bid,

BE IT RESOLVED, that the Village Board hereby awards the Porous Sidewalks Bid as per the specifications to, LID Technologies, 9 Laurence Drive, Gorham, ME 04038, for a total bid award of \$34,960.00.

**VOTING**      **Ayes: 4**                      **Perry, Filomeno, Menter, Mastrodomenico,**  
                  **Nays: 0**  
                  **Absent: 0**

**RESOLUTION NO. 168, 2025**

**September 16, 2025**

**RESOLUTION NO. 169, 2025**

Mayor Perry stated that the sealed bids for the construction of Shepard Park Amphitheater were opened on September 5, 2025. All bids have been reviewed for compliance with the bidding requirements by AJA Architects. The firm AJA Architects recommends the following as the lowest responsible bid.

Mayor Perry then asked the Village Board if there were any comments or questions regarding AJA Architects recommendations. There were no comments.

Trustee Mastrodomenico, seconded by Trustee Filomeno, who offered the following resolution:

Approval for AJA Architects to proceed with awarding the contracts to the following bidders contingent upon receipt of the required bonds and insurance requirements as well as a final signed contract.

09/16/2025

GC01 (General Contractor) – Bonacio Construction Inc. \$2,798,000

SC01 (Site Construction) – VMJR Companies, LLC \$1,562,000

MC02 (Mechanical & Plumbing Contract) – RMB Mechanical, Inc \$190,000

EC01 (Electrical Contract) – B & B Premier Contracting, LLC \$292,000

**VOTING      Ayes: 4                      Perry, Filomeno, Menter, Mastrodomenico,**  
**Nays: 0**  
**Absent: 0**

**RESOLUTION NO. 169, 2025**

**September 16, 2025**

**RESOLUTION NO. 170, 2025**

Mayor Perry stated that there was one additional sealed bid for Shepard Park Amphitheater project that was also opened on September 5, 2025. The Audio-Visual bids did not meet the bidding requirements and therefore it is recommended by AJA Architects that a re-bidding process take place for this phase of the project.

Mayor Perry then asked the Village Board if there were any comments or questions regarding AJA Architects' recommendations. There were no comments. Mayor Perry then asked for a resolution to reject the current bid opened on September 5, 2025, and for a re-bidding process to begin.

Trustee Menter, seconded by Trustee Filomeno, offered the following resolution to reject the current bid opened on September 5, 2025, and for a re-bidding process to begin.

AV01 (Audio Visual Contract) – contract currently at \$450,000.

**VOTING      Ayes: 4                      Perry, Filomeno, Menter, Mastrodomenico**  
**Nays: 0**  
**Absent: 0**

**RESOLUTION NO. 170, 2025**

**September 16, 2025**

**RESOLUTION NO. 171, 2025**

Mayor Perry stated that there is a phase of the Shepard Park Amphitheater project that went out for bid, but the Village did not receive any bids for the Fire Protection Contract

AJA Architects is recommending a re-bidding process to take place for this phase of the project in hopes of securing a qualified contractor.

Mayor Perry then asked the Village Board if there were any comments or questions regarding AJA Architects' recommendations. There were no comments. Mayor Perry then asked for a



resolution to reject the current bid opened on September 5, 2025, and for a re-bidding process to happen.

Trustee Menter, seconded by Trustee Filomeno offered the following resolution to reject the current bid opened on September 5, 2025, and for a rebidding process to happen.

FP01 (Fire Protection Contract) – contract currently at \$105,000.

**VOTING**      **Ayes: 4**                      **Perry, Filomeno, Menter, Mastrodomenico,**  
                 **Nays: 0**  
                 **Absent: 0**

**RESOLUTION NO. 171, 2025**

**September 16, 2025**

**NFPL – National Professional Fishing League discussion**

Mayor Perry stated that he has received information from the National Professional Fishing League, and they are expressing interest in holding a weeklong event in Village of Lake George during October 2026. Mayor Perry stated that he will be discussing the event with the Town of Lake George supervisor and Warren County. The focus is to bring simplicity back to professional bass fishing.

Mayor Perry stated that the league also requests host support that falls in the range of \$30,000 to \$40,000 in which Mayor Perry stated he will discuss all options with the Town of Lake George and Warren County.

Mayor Perry will report back to the Village Board with more information as it becomes available.

Mayor Perry then wanted to wish Town Supervisor Vincent Crocitto a Happy Birthday

Mayor Perry asked if there was anything from the department heads. There were no comments

There was a motion by Trustee Mastrodomenico, seconded by Trustee Filomeno to adjourn at 5:17 p.m.

Respectfully submitted,

Dannae Bock  
Treasurer/Deputy Village Clerk