

On motion of TRUSTEE ---, seconded by TRUSTEE ---, the following resolution was adopted by the Board of Trustees of the Village of Croton-on-Hudson, New York with a - vote.

Resolution #271-2025

WHEREAS, Westchester County (the “County”) has established the Housing Implementation Fund (HIF) program to provide infrastructure and other improvements to encourage and support the development of affordable housing; and

WHEREAS, WBP Development LLC, (the “Developer”) has received a Special Permit authorized by the Village Board on December 18, 2024, by resolution #260-2024, and site plan approval by the Planning Board on June 17, 2025, to develop 100 affordable home ownership housing units and related amenities at 1 Croton Point Avenue (the “Development”); and

WHEREAS, Westchester County HIF program funding, in an amount not to exceed \$6,000,000, has been sought by the Developer to be utilized to fund construction of various infrastructure improvements associated with the Development necessary to support the creation of affordable housing and to make the Development financially viable; and

WHEREAS, the Village of Croton-on-Hudson desires the HIF program funding assistance from the County for the Development, which requires entering into an Intermunicipal Developer Agreement (IMDA) with the County and the Developer; and

WHEREAS, pursuant to the IMDA, the construction of the infrastructure improvements shall be performed through a competitive public bid issued by the Village of Croton-on-Hudson pursuant to Section 103 of the General Municipal Law; and

WHEREAS, the Village will submit an application to the County Department of Planning for HIF funds up to \$6,000,000; and

WHEREAS, the County Department of Environmental Facilities will provide input to the Department of Planning regarding the operation of such infrastructure investments prior to approving HIF funds; and

WHEREAS, pursuant to the IMDA, the County and Village shall be granted necessary easements for the area(s) upon which the infrastructure improvements shall be constructed,

NOW THEREFORE BE IT RESOLVED: that the Village Manager is hereby authorized to enter into an IMDA with Westchester County and WBP Development LLC for the Development in an amount not to exceed Six Million dollars (\$6,000,000); and

BE IT FURTHER RESOLVED: that the IMDA is subject to the review and approval of the Village Manager and the Village Attorney; and

BE IT FURTHER RESOLVED: that the Village Manager is authorized to take all necessary steps to facilitate and implement the terms of the IMDA; and

BE IT FURTHER RESOLVED: that this resolution shall take effect immediately.

Dated: November 19, 2025