

**AGENDA**  
**VILLAGE OF FLOWER HILL BOARD OF TRUSTEES**  
**Monday, June 5, 2023 – 7:30 PM**  
**PUBLIC HEARING/ REGULAR**  
**MEETING**

<https://www.youtube.com/channel/UCMPc74pOdNLktDh6L37W9Wg>

**Pledge of Allegiance**

**Public Hearing**

1. Continued public hearing on proposed Local Law H – 2023 - Amend 85-5(F) to extend permit expiration for new residence to 18 months
2. Continued Landmark Designation Hearing: Elderfields Preserve
3. New Landmark Designation Hearing: 7 West Shore Road
4. 2023 North Hempstead Country Club Fireworks Permit-June 30, 2023

**Public Comment**

**Approval of Minutes**

May 1 2023 Regular Meeting, Public Hearing

**Treasurer's Report**

Motion to approve claims

**Building Superintendent's Report**

ARC 5/30/23

**Village Engineer's Report**

1. Report on 2023 Road Contract bids

**Public Works Superintendent Report**

**Administrator's Report**

1. Motion to award bid for 2023 Road Project
2. Software update

**Attorney's Report**

1. BZA 5/17/23

**Mayor's Report**

**Trustee's Report**

**Old Business**

**New Business**

1. Introduce Local Law I – 2023 to allow continuing violations to accrue daily.
2. Request for Stop sign on Drake Lane and Chanticleare

**Executive Session** – Various contract issues

Next Meeting: Regular Meeting & Public Hearing– Monday, July 10, 2023 at 7:30 PM

**PROPOSED LOCAL  
LAW "H" - 2023**

**A Local Law amending 85-5(F)(1) to extend permit expiration for new residence construction to 18 months", as follows:**

**BE IT ENACTED**, by the Board of Trustees of the Inc. Village of Flower Hill as follows:

**Section 1. Amending section 85-5(F)(1) entitled "Building Construction", "Issuance of Permit" to include the underlined italicized language as follows:**

Expiration; extension.

**(1)**

Every major or minor construction permit, plumbing permit or demolition permit expires one year after issuance, unless there is sufficient reason to extend as determined by the discretion of the Building Superintendent with approval by the Board of Trustees. Every permit for the construction of a new one family dwelling shall have an expiration of 18 months after issuance. Every miscellaneous permit expires after three months after expiration with the exception of dumpster and storage pod permits, except:

**Section 2. Authority.**

The Board of Trustees of the Village of Flower Hill is authorized to adopt this local law pursuant to Municipal Home Rule Law 10(1)(i), 10(1)(ii)(a)(11), and 10(2).

**Section 3. Determination for the purposes of the State Environmental Quality Review Act, (SEQRA)**

The Board of Trustees is designated as lead agency with respect to this action and the within action is deemed a Type II action as defined under SEQRA having no significant impact on the environment and requiring no further action for the purposes of SEQRA.

**Section 4. Severability.**

If any section, subsection, clause, phrase or other portion of this Local Law is, for any reason, declared invalid, in whole or in part, by any court, agency, commission, legislative body or other authority of competent jurisdiction, such portion shall be deemed a separate, distinct and independent portion. Such declaration shall not affect the validity of the remaining portions hereof, which other portions shall continue in full force and effect.

**Section 5. Effective Date.**

This local law shall take effect immediately upon filing with the Secretary of State.



**NOTICE OF SPECIAL USE – FIREWORKS DISPLAY PERMIT**

Mail copy to ALL PROPERTY OWNERS within 200-ft. radius of property  
via Certified Mail – Return Receipt

To:

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**PLEASE TAKE NOTICE** that the undersigned has made an application to the  
Village of Flower Hill Board of Trustees requesting a special use permit as  
described below:

**NORTH HEMPSTEAD COUNTRY CLUB  
291 PORT WASHINGTON BOULEVARD  
PORT WASHINGTON, NY 11050**

**FOR A FIREWORKS DISPLAY PERMIT FOR:**

**FRIDAY, JUNE 30, 2023 AT APPROXIMATELY 9:45 PM  
(RAIN DATE SATURDAY, JULY 1)**

The Board will grant this permit with the condition that  
**NORTH HEMPSTEAD COUNTRY CLUB WILL PROVIDE A SPECIAL VIEWING  
AREA FOR RESIDENTS OF THE VILLAGE**

**A SPECIAL USE PERMIT HEARING HAS BEEN SCHEDULED FOR  
MONDAY, JUNE 5, 2023 AT 7:30 PM  
TO ADDRESS ANY QUESTIONS OR CONCERNS YOU MAY HAVE.**

This notice is sent to you by certified mail, under the provisions of the Board of Trustees of  
the Village of Flower Hill

Signed \_\_\_\_\_ Date \_\_\_\_\_

**REGULAR MEETING/ PUBLIC HEARING  
OF THE BOARD OF TRUSTEES  
Monday, May 1, 2023**

A public hearing and regular monthly meeting of the Board of Trustees was held on May 1, 2023. The meeting was called to order at 7:31 PM by Mayor Rosenbaum with the following in attendance:

Randall Rosenbaum	Mayor
Gary Lewandowski	Trustee
Frank Genese	Trustee
Mary Jo Collins	Trustee
Claire Dorfman	Trustee
Max Frankel	Trustee
AJ Smith	Trustee
Jeff Blinkoff	Village Attorney
Ronnie Shatzkamer	Village Administrator
Suzanne Tangredi	Village Treasurer
Peter Albinski	Building Superintendent
Rich Falcones	Public Works Superintendent
Heather Lanci	Building Department Specialist

AJ Smith led the assembly in the Pledge of Allegiance. There were ten members of the public present.

The Mayor announced the resignation of Deputy Mayor Brian Herrington and praised him for his work as Mayor. AJ Smith was sworn in as Trustee and Frank Genese was sworn in as Deputy Mayor.

**Public Hearing**

On motion of Mayor Rosenbaum, second by Trustee Dorfman, and unanimously approved, the Board entered into the Public Hearing portion of the meeting. The first hearing was to consider Proposed Local Law H – 2023 - Amend 85-5(F) to extend permit expiration for new residence to 18 months. On motion of Mayor Rosenbaum, second by Trustee Frankel, the Board adjourned the hearing to June 5, 2023.

The next hearing, which was adjourned from April 3, was to consider landmark designation for the Elderfields Preserve, 200 Port Washington Boulevard, Manhasset, NY 11030, S-3, B-193, L-23, a Nassau County owned property. Mr. Blinkoff made the presentation, outlining the changes to be made to the covenants that will provide stronger protection that he and Anna Gerzon, Deputy County Attorney for Real Estate, worked on together. Several people had comments and questions that were addressed. On motion of Mayor Rosenbaum, second by Deputy Mayor Genese, the Board moved unanimously to close the Public Hearing and reserve decision to June 5, 2023 with the condition that the County provide a survey with all properties comprising the preserve clearly marked and an updated agreement be provided with all agreed upon covenants.

The last hearing was a site plan/special use permit hearing for modification of a commercial property located at 1063-1067 Northern Blvd., Roslyn, NY. Rick Barlett, Architect, made the presentation on behalf of the owner RL DiMaria Realty. The owner is seeking to convert two storefronts into three. The Board had several questions and comments as did several residents.

The biggest hurdle for the application is adequate parking. On motion of Mayor Rosenbaum, second by Deputy Mayor Genese, the Board voted to adjourn the hearing to June 5, 2023.

On motion of Mayor Rosenbaum, second by Trustee Frankel, the Board voted to close the public hearing portion of the meeting.

*See the transcript for further detail.*

### **Public Comment**

Resident Marcel Benjamin of Ridge Drive West complained that there is an excessive number of trucks driving down Middle Neck Road causing a noise disturbance, in violation of the posted "No Trucks" signage.

### **Regular Meeting**

#### **Approval of Minutes**

On motion of Mayor Rosenbaum, seconded by Trustee Dorfman, Trustee Smith abstaining, the minutes of the April 3, 2023 Regular Meeting, Public Hearing and Annual Organizational meeting were approved by all those who attended the meeting.

#### **Treasurer's Report**

The monthly claims, were unanimously approved on motion of Mayor Rosenbaum, seconded by Trustee Smith, Trustee Frankel abstained from the claim from The Art of Landscaping

#### **Building Inspector's Report**

Mr. Albinski reported on the Architectural Review Committee's meeting of April 24, 2023. The Committee recommended approval with conditions for a new dwelling at 125 Walnut Lane; no action on a new dwelling at 309 Crabapple Road and approval as submitted for a new dwelling at 102 Boulder Road.

On motion of Trustee Frankel, second by Deputy Mayor Genese, the Board approved the recommendations of the committee. Trustee Lewandowski recused from the vote.

#### **Public Works Superintendent's Report**

Mr. Falcones reported that his crew is in the process of changing all the street name signs to the new reflective signs and once done, they will replace the traffic directions signs. The Village has purchased a new ride on mower.

#### **Village Engineer's Report**

Mr. Lawniczac was not present so Ms. Shatzkamer reported that the notice for the 2023 Road Paving Bid Books has been published and are in the process of being picked up.

#### **Administrator's Report**

Ms. Shatzkamer informed the Board that St. Francis Hospital will be doing a traffic study so they may see cables running across Port Washington Blvd. The new building department software is set to go fully live and operational on Thursday. The Village received a class action settlement check from Monsanto and also received a worker's compensation safety group rebate.

#### **Attorney's Report**

Mr. Blinkoff reviewed the actions taken at the April 19, 2023 Zoning Board of Appeals hearing.

### **Mayor's Report**

Mayor Rosenbaum advised that Governor Hochul has scrapped her Housing Compact plan. The Mayor will go over garbage rules in the next newsletter as there seems to be some confusion. He thanked the Women's Club of Flower Hill for staging an Easter Egg Hunt in Village Park. The Cow Neck Historical Society is having their Spring Fling this Saturday. The Mayor reminded all present that overnight parking is not permitted between 10 pm and 6 am throughout the Village. On behalf of the Village Historian, Mitchell Schwartz, the Mayor asked that if any residents have old photos of the Village, would they be so kind as to share them with us.

### **Old Business**

The Village received three responses to the Planning RFP. Trustee Lewandowski will interview the two low bidders and make a recommendation to the Board.

### **New Business**

#### **RESOLUTION NO. 34 – May 1, 2023**

#### **RESOLUTION TO HOLD A PUBLIC HEARING TO CONSIDER A SPECIAL USE PERMIT FOR A FIREWORKS DISPLAY**

The following resolution was offered by Mayor Rosenbaum, second by Trustee Lewandowski:

**BE IT RESOLVED**, that the Village has received a Special Use/Firework Permit application from the North Hempstead Country Club, 231 Port Washington Blvd., Port Washington, NY for a fireworks display to be held 6/30/23 (rain date 7/1/23).; and

**BE IT FURTHER RESOLVED**, that the Board of Trustees shall hold a public hearing on said proposed application at 7:30 p.m. on Monday, June 5, 2023 and

**BE IT FURTHER RESOLVED**, that the Village Administrator publish or cause to be published a public notice in the official newspaper of the Village of said public hearing at least three days prior thereto.

The Board was polled as follows:

Trustee Dorfman	Aye
Trustee Lewandowski	Aye
Trustee Smith	Aye
Trustee Collins	Aye
Trustee Frankel	Aye
Deputy Mayor Genese	Aye
Mayor Rosenbaum	Aye

#### **RESOLUTION NO. 35 – May 1, 2023**

#### **RESOLUTION TO HOLD A PUBLIC HEARING REGARDING RECOMMENDATIONS OF THE LANDMARK COMMISSION**

The following resolution was offered by Trustee Lewandowski, second by Trustee Frankel:

**BE IT RESOLVED**, that the Village of Flower Hill Landmark Commission, having met for several public hearings and considered several properties in the Village for designation as landmarks, and has now asked The Board of Trustees to consider their recommendations at a public hearing on 7 West Shore Road, Roslyn, NY; and

**BE IT FURTHER RESOLVED**, that the Board of Trustees shall hold such public hearing on said proposed Local Laws at 7:30 p.m. on Monday, June 5, 2023 and

**BE IT FURTHER RESOLVED**, that the Village Administrator publish or cause to be published a public notice in the official newspaper of the Village of said public hearing at least three days prior thereto.

The Board was polled as follows:

The Board was polled as follows:

Trustee Dorfman	Aye
Trustee Lewandowski	Aye
Trustee Smith	Aye
Trustee Collins	Aye
Trustee Frankel	Aye
Deputy Mayor Genese	Aye
Mayor Rosenbaum	Aye

On motion of Mayor Rosenbaum, seconded by Deputy Mayor Genese, the Board moved to close the meeting at 9:35 pm.

Respectfully submitted,  
Ronnie Shatzkamer  
Village Administrator

INC VILLAGE OF FLOWER HILL

TREASURER'S REPORT

BALANCE FOR JUNE 2023

DATE PREPARED BY TREASURER -06/01/2023

FNBLL-GENERAL FUND	CHECKING-1447	\$191,585.00
FNBLL-TRUST & AGENCY	CHECKING-1454	\$506,042.39
FNBLL - CAPITAL RESERVE	SAVINGS - 0288	\$100,264.02
FNBLL-GENERAL FUND INVESTMENT	INVESTMENT	\$873,373.70
NYCLASS INVESTMENT FUND	INVESTMENT	\$616,832.75
FNBLL - JUSTICE	CHECKING	\$6,754.00
FNBLL - ACTING JUSTICE	CHECKING	\$2,583.00
MONTHLY RECEIPT DEPOSITS		\$150,171.92
MONTHLY TAX DEPOSITS		\$1,245.80
MONTHLY EXPENDITURES		\$372,738.84



**ABSTRACT OF AUDITED VOUCHERS**  
**VILLAGE OF FLOWER HILL, COUNTY OF NASSAU, NEW YORK**  
**GENERAL FUND**  
**MAY 2023**

ABSTRACT #13

Date of Audit - Monday, June 5, 2023  
(Original to Village Treasurer - Duplicate to be retained by Village Clerk or Auditor)

<u>Name of Claimant</u>	<u>Description of Claim</u>	<u>Amount</u>
*Lawman Enterprises	Code Enforcement Services 04.22.23-05.05.23	\$2,518.75
*LIVCTA	May Meeting-Shatzkamer & Tangredi to Attend 05.23	\$70.00
*Optimum	Optimum Services for Village 05.23	\$154.53
*PSEGLI	Electric Service 05.23	\$190.59
*T-Mobile	Phones/Service for Employeeess 05.23	\$58.64
*Mikhail Takhalov	Reimbursement of Overpayment for Permits 05.23	\$1,034.00
*Alper's Hardware	Cold Patch/Supplies for Highway Dept 04.23	\$179.89
*Anton Community News	Legal Notice-2023 P&D Bid Document 05.23	\$331.50
*Anton Community News	Legal Notice-BOT Mtg/Public Hearing 05.01.23	\$237.90
*Bayles Garden Center	Caution Tape 04.23	\$7.99
*Big Valley Nursery & Garden	Mower Blades 04.23	\$33.98
*Global Industrial	Reserve DrumSpill Containment Platform 04.23	\$176.94
*Granite Telecommunications	Telecommunication Bundling 04.23	\$125.90
*Home Depot	Supplies for Village/Drill Bits, Paint, etc 04.23	\$254.44
*ICC CDS, LLC	Municipity Set up/Implementation 04.23	\$6,384.00
*Lawman Enterprises	Code Enforcement Services 05.06-05.19.23	\$1,543.75
*Mario Fischetti Nursery	Fertilizer/Athletic Mix for Park/Village 04.23	\$1,284.50
*Milburn Flooring	New Carpet for Board Room (Court Grant) 04.23	\$8,666.77
*Nassau County Board of Health	Container & Bulk Storage Area Registration 05.23	\$1,175.00
*Nassau County Board of Health	Tanks Belowground Diesel/Fee for Plan Review 05.23	\$800.00
*NYS Employees' Health Insurance	Health Insurance for Employees 05.23	\$27,285.47
*Office of the State Comptroller	Justice Court Fines & Fees - 03.23 & 04.23	\$9,874.00
*P3 Cost Analysts	Telecom Savings 05.23	\$22.90
*PSEGLI	Electric for Village Street Light 05.23	\$12.96
*Ready Refresh	Water for April 04.23	\$19.99
*Roslyn Highlands Fire Company	1st Half 2023 Fire Contract 05.23	\$92,878.00
*S.W.M.A.-Town of N. Hempstead	Dumping Fees - 04.23	\$1,991.13
*Staples Contract & Commercial	Office Supplies 04.23	\$237.64
*Visa	Magill's VTL Books for Judges/Prosecutors 04.23	\$178.68
*We Care Tree Service	Removal & Pruning of Villagw Trees 05.23	\$6,000.00
*Wex Bank	Exxon/Mobil Gas for Vehicles 04.23	\$479.92

**\*CHECKS TO BE ISSUED**

**\$4,026.51**  
**\$160,183.25**

**TOTAL ABSTRACT**

**\$164,209.76**

To the Treasurer of the above Village:

The above listed claims have been presented to the Board of Trustees of the above-named Village, and having been duly audited and allowed in the amounts as shown on the above-mentioned date,

you are hereby authorized and directed to pay each of the listed claimant the amount allowed upon his claim appearing opposite his name.

In Witness Whereof, I have hereunto set my hand as Mayor of the above Village this 5th day of June 2023.

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Mayor Randall Rosenbaum

**ABSTRACT OF AUDITED VOUCHERS**  
**VILLAGE OF FLOWER HILL, COUNTY OF NASSAU, NEW YORK**  
**GENERAL FUND**  
**JUNE 2023**

ABSTRACT #1

Date of Audit - Monday, June 5, 2023  
(Original to Village Treasurer - Duplicate to be retained by Village Clerk or Auditor)

<u>Name of Claimant</u>	<u>Description of Claim</u>	<u>Amount</u>
Aero Operating, LLC	Monthly Trash Removal 05.2023	\$69,737.09
Alper's Hardware	Supplies for Highway Dept. 05.22	\$150.64
Anton Community Newspapers	Legal Notice-Landmark Status 06.23	\$179.40
CIT	Monthly Lease for Copier 06.23	\$221.55
Control Point Associates, Inc	Professional Services-MNR Subsurface Utility Engineering 03.23	\$22,500.00
Davis Vision	Vision Insurance for Employees 06.23	\$53.88
De Lage Landen Financial Services	Monthly Lease for Village Copier 06.23	\$235.60
Dwight Kennedy	Prof. Services-Village Prosecutor 05.24.23	\$250.00
EconoSigns	Street Signs 05.23	\$2,591.52
Greenvale Electric Supply	Lights for Front of Building 04.23	\$47.70
Hartford Steam Boiler	2004 Burham -06.23	\$105.00
ICC CDS, LLC	Municipality Training & Go Live System 05.23	\$6,384.00
Lawman Enterprises	Code Enforcement Services 05.20.23-06.02.23	\$1,592.50
Leventhal, Mullaney & Blinkoff	Monthly Retainer-BOT, BZA, Justice Court 06.232	\$6,875.00
LIVCTA	Annual Membership Dues 06.23	\$150.00
Maccarone Plumbing	Repair to Men's Toilet 05.23	\$344.20
Metropolitan Life Insurance Company	Dental Insurance for Employees 06.23	\$676.23
Brian Meyerson	Prof. Services-Deputy Village Prosecutor 05.24.23	\$250.00
National Grid	Gas Supply 05.23	\$289.88
PSEGLI	Electric Service for Park 05.23	\$15.32
Purchase Power	Addition of Monies to Postal Meter 05.22	\$1,109.50
Ready Refresh	Water/Cooler Rental 05.23	\$234.80
Rosenberg, Calica & Birney	Professional Services-Wireless Law 11.22-02.23	\$9,261.40
SHL Engineering, P.C.	Engineering Services for February & March 2023	\$5,242.50
Sourcepass	Monthly Service for May 05.23	\$1,603.40
Staples Contract & Commercial	Office Supplies 05.23	\$84.84
T-Mobile	Phones/Service for Employees 05.23	\$110.09
The Art of Landscaping	Tree Permit (15) & Landscape Plan (4) Review 05.23	\$1,150.00
Verizon	High Speed Internet 06.23	\$108.99
Williamson Law Book Co.	Receipt Books for Court 05.23	\$178.21
Windstream Enterprise	Phones & Service for Village 05.23	\$456.14

**\*CHECKS TO BE ISSUED**  
**\$132,189.38**  
**\$132,189.38**

**TOTAL ABSTRACT**  
**\$132,189.38**

To the Treasurer of the above Village:

The above listed claims have been presented to the Board of Trustees of the above-named Village, and having been duly audited and allowed in the amounts as shown on the above-mentioned date, you are hereby authorized and directed to pay each of the listed claimant the amount allowed upon his claim appearing opposite his name.

In Witness Whereof, I have hereunto set my hand as Mayor of the above Village this 5th day of June 2023.

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Mayor Randall Rosenbaum

## 2023 ROADWORK BID RESULTS - MAY 19, 2023 - 10 AM

COMPANY	BASE BID	ADD ON	TOTAL
STASI GENERAL CONTRACTING	166,300.25	44,254.00	210,544.25
JOHN MCGOWAN & SONS	167,666.00	45,524.00	213,190.00
ROADWORK AHEAD INC.	181,162.00	56,900.50	238,062.50
STASI INDUSTRIES	193,840.50	52,600.00	246,440.50
CONDOS BROTHERS CONSTRUCTION CORP.	207,655.00	72,033.00	279,688.00
MACEDO CONTRACTING SERVICES INC.	298,291.00	73,609.00	371,900.00
ELITE PARKING AREA MAINTENANCE INC.	307,584.00	70,940.00	378,524.00
COASTAL CONTRACTING CORP.	377,846.00	80,012.50	457,858.50

**PROPOSED LOCAL  
LAW "I" - 2023**

**A Local Law amending 1-18 to allow a continuing violation to accrue every day, as follows:**

**BE IT ENACTED**, by the Board of Trustees of the Inc. Village of Flower Hill as follows:

**Section 1. Amending section 1-18 entitled "Penalties", "Continuing Violations" to change the underlined italicized language to the word "day":**

The continuation of an offense for each successive week shall constitute a separate violation, and the person or persons allowing or permitting the same may be punished as provided in this article by either criminal or civil penalties, or both, for each such separate violation

**Section 2. Authority.**

The Board of Trustees of the Village of Flower Hill is authorized to adopt this local law pursuant to Municipal Home Rule Law 10(1)(i), 10(1)(ii)(a)(11), and 10(2).

**Section 3. Determination for the purposes of the State Environmental Quality Review Act, (SEQRA)**

The Board of Trustees is designated as lead agency with respect to this action and the within action is deemed a Type II action as defined under SEQRA having no significant impact on the environment and requiring no further action for the purposes of SEQRA.

**Section 4. Severability.**

If any section, subsection, clause, phrase or other portion of this Local Law is, for any reason, declared invalid, in whole or in part, by any court, agency, commission, legislative body or other authority of competent jurisdiction, such portion shall be deemed a separate, distinct and independent portion. Such declaration shall not affect the validity of the remaining portions hereof, which other portions shall continue in full force and effect.

**Section 5. Effective Date.**

This local law shall take effect immediately upon filing with the Secretary of State.