

**REGULAR MEETING OF THE BOARD OF TRUSTEES**  
**Monday, October 17, 2016**  
**INC. VILLAGE OF FARMINGDALE**

The regular meeting of the Board of Trustees of the Incorporated Village of Farmingdale was held at Village Hall, 361 Main Street, Farmingdale, New York at 8:00 p.m. on Monday, October 17, 2016.

**Present:** Mayor Ralph Ekstrand  
Deputy Mayor Patricia Christiansen  
Trustee William Barrett  
Trustee Cheryl Parisi  
Trustee Walter Priestley  
Attorney Claudio DeBellis  
Administrator/Clerk/Treasurer Brian Harty  
Deputy Clerk/Treasurer Barbara Kelly  
Superintendent of Buildings Steve Fellman  
Public Works Superintendent Andrew Fisch

Mayor Ekstrand opened the meeting at 8:00 PM with the pledge of allegiance.

**PRESENTATION AND Q&A** – Deputy Inspector John Johnson, on behalf of Inspector Robert Psoinas, Commanding Officer NCPD 2<sup>nd</sup> Precinct gave an extensive presentation on crime, drugs, changes in precinct gangs and graffiti in the Farmingdale area.

**PRESENTATION OF PORTRAIT** – Presentation of portrait of Jack DiPaola for the Courtroom wall.

**STANDARD WORKDAY RESOLUTION** - Upon a motion by Trustee Barrett and seconded by Trustee Parisi, it was unanimously,

**RESOLVED (#2017-10-01)**, to approve the Standard Work Day and Reporting Resolution and direct Administrator Harty to submit a certified copy to the New York State Comptroller's Office and to post a copy of the resolution on the website for 30 days.

**ANNOUNCEMENTS** – Mayor Ekstrand made the following announcements:

- The next Board meeting with public comment period will be held on Monday, November 7th, 2016 at 8:00 p.m. Regular Work Sessions will be held at 7:00 p.m. on October 24th and November 7th.
- The following **resolution** was passed at the September 19<sup>th</sup> Work Session with Counsel:
  - Approved Roadwork Ahead, the second lowest bidder, to install new stoops at the main entrance to the Fire Department and a rear stoop to the courtroom in the amount of \$9,800, after the low bidder removed their bid.

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- The following **resolutions** were passed 4-0 (Trustee Barrett was absent) at the September 26<sup>th</sup> Work Session:
  - Hired Claudio DeBellis as Village Attorney at a salary of \$38,700 per year.
  - Purchased a new holiday tree to be planted on the Village Green from Warren's Nursery, Inc. in the amount of \$7,750.

**REGULAR MEETING BUSINESS ITEMS** – Upon a motion made by Trustee Parisi and seconded by Trustee Priestley, the following items were, **RESOLVED (#2017-10-02)**,

- Abstract of Audited Vouchers #1094 dated October 17, 2016
- August Wire Transfers
- Minutes of Work Sessions of 9/6/16, 9/19/16 & 9/26/16 and Regular Public Meeting of 9/6/16.
- Taxi permits
- Use of Village Property:
  - St. Kilian's Church is having a parade/procession on December 10, 2016, beginning at approximately 8:00 p.m., after Mass has ended. It will begin in front of the church on Conklin Street, with a right turn on Cherry Street, a right turn on Grant Avenue, a right turn on Rose St. and will end at St. Kilian school.
  - Girl Scout Hardscrabble Association is requesting use of the Gazebo and Village Green on Saturday. October 22, 2016 from 12:00 p.m. – 4:00 p.m. for a scavenger hunt.
  - The Farmingdale Village Merchants Association is requesting to hold a Halloween Parade on October 30<sup>th</sup> at 1:00 p.m. The parade will assemble at Northside School and continue south on Main Street to the Village Green. Family activities to follow on the Village Green until approximately 3:00 p.m.
- Tax certiorari's:
  - Tax Certiorari settlement Re: 511 Fulton Street Holding Corp. Sec 49, Blk. 98, Lot 346: Premises 511 Fulton Street Farmingdale, for tax years 2010/11 through and including 2016/17 for a refund of \$5,000 with a reduction in assessed value to \$225,000. If assessment remains at the reduced value for tax years 2017/18 through and including 2019/20, no Article 7 proceedings will be filed.
  - Tax Certiorari settlement Re: JP Morgan Chase Sec. 49, Blk. 9701, Lot 35-38, 540: Premises 1780 Conklin Street Farmingdale, for tax years 2010/11 through and including 2013/14 for a refund of \$20,000 to be payable as follows: \$10,000 to be payable within 120

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days of the date of the signed Order & Judgment and \$10,000 to be payable one year after the signed Stipulation of Settlement.

- Tax Certiorari settlement Re: WAM Realty Sec. 49, Blk. 69, Lot 363: Premises 333 Conklin Street Farmingdale, for tax years 2011/12 through and including 2016/17 for a refund of \$2,500 with a reduction in assessed value to \$240,000. If assessment remains at the reduced value for tax years 2017/18 through and including 2019/20, no Article 7 proceedings will be filed.
- Tax Certiorari settlement Re: Kingswood Apartment Corp. Sec. 48, Blk. 443, Lots 122, 238-239: Premises 210-220 Fulton Street Farmingdale, for tax years 2010/11 through and including 2016/17 for a refund of \$10,000 with a reduction in assessed value to \$4,600,000. If assessment remains at the reduced value for tax years 2017/18 through and including 2019/20, no Article 7 proceedings will be filed.
- Tax Certiorari settlement Re: Wimal Haupage and Shanthi Haupage Sec 49, Blk. 106, Lot 167: Premises 297 Main Street Farmingdale, for tax years 2010/11 through and including 2016/17 for a refund of \$1,500 with a reduction in assessed value to \$250,000. If assessment remains at the reduced value for tax years 2017/18 through and including 2019/20, no Article 7 proceedings will be filed.
- Tax Certiorari settlement Re: Conklin Property LLC Sec 49, Blk. 97, Lot 49 & 50: Premises 330 Conklin Street Farmingdale, for tax years 2010/11 through and including 2016/17 for a refund of \$14,000 to be payable as follows: \$7,000 to be payable within 120 days of the date of the signed Order & Judgment and \$7,000 to be payable one year after the signed Stipulation of Settlement, with a reduction in assessed value to \$590,000. If assessment remains at the reduced value for tax years 2017/18 through and including 2019/20, no Article 7 proceedings will be filed.

**BUILDING PERMITS** – The Board of Trustees accepted the listing of the following building permits issued since last month’s meeting:

LOCATION	TYPE OF CONSTRUCTION/COMMENTS	ARB
435 Main St. Rachel Kushner DB 16-90	Interior renovations as per floor plan submitted to include handicap accessible bathroom.	N/A
211 Main St. Tooraj Pourmand DB 16-91	Interior alteration to construct a coffee shop with twelve seats as per drawings submitted by Easa Moulana Engineer dated 9/3/16.	N/A
12 Jefferson Rd. Peter & Elizabeth Clines DB 16-92	Remove and replace existing wooden deck as per drawings submitted by Eugene F. Gendron Architect dated 8/30/16.	N/A
10 Sullivan Rd. Brandon Rouland DB 16-93	Install 16 x 28 free form in-ground pool.	N/A

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10 Leonard Street Victor LoPiccolo DB 16-94	Install central air conditioning system.	N/A
672 Fulton St. 672 Fulton LLC DB 16-95	Replace damaged gypsum board and tile.	N/A
30 Sherman Rd. Maureen Raia DB 16-96	Open wall between kitchen/dining room and replace existing bathroom fixtures as per drawings submitted by Dennis Oliver.	N/A
40 Division St. Sam Glass DP 16-7	Demolition of existing structure.	N/A
285 Eastern Pkwy. National Grid RO 16-10	One 4' x 4' mac bell hole.	N/A
12 Yoakum St. National Grid RO 16-11	One 4' x 4' mac bell hole.	N/A
77 Duane Street John Mascia SWP 16-5	Replace one slab of sidewalk.	N/A
77 Duane Street John Mascia CC 16-1	Repair curb cut.	N/A
38 Washington St. Matthew Porcaro DB 16-97	Repair two existing kitchens, two existing bathrooms, damaged walls and doors, front entry stairway and stoop, add electrical outlets and switches and replace roof shingles.	N/A
130 Hillside Rd. Drew Kane DB 16-98	Construct two tiered retaining wall in rear yard with Nicolock Concrete Block System as per drawings submitted by Starkie Brothers Custom Landscaping Inc.	N/A
269 Oakview Avenue National Grid RO 16-12	One (1) 4' x 4' mac bell hole to repair gas leak.	N/A
22 Paine Avenue National Grid RO 16-13	One (1) 4' x 4' bell hole to install gas service.	N/A
15 Staples St. National Grid RO 16-14	One (1) 4' x 4' bell hole to repair gas leak.	N/A
19 Puritan Lane National Grid RO 16-15	Ten (10) 4 x 4 x 4 CONC bellholes, Three (3) 4 x 4 x 4 grass bellholes for gas main and new services.	N/A
56 Jerome Dr. National Grid RO 16-16	Thirty-six (36) CONC and grass bellholes for gas main and new services.	N/A
35 Quaker Lane National Grid RO 16-17	Twenty-five (25) CONC and grass bellholes for gas main and new servies	N/A
6 Park Avenue Roger Chiljean DB 16-99	One story rear addition to extend kitchen and mud room as per drawings submitted by Roger A. Chiljean Architect dated 8/16/16.	N/A
3 Jerome Dr. Steven Kelly DB 16-100	One story addition to dining room as per drawings prepared by Nicholas Varlotta Architect dated 11/16/15.	N/A
9 Leonard Street Vincent & Elizabeth Russo FP 16-18	Install 6' high PVC fence in back yard.	N/A
6-26 Ivy Street B-Ray General Contracting DB 16-101	Replace all roofing with EPDM rubber roofing.	N/A

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15 Balcom Rd. Margaret Gilbert DB 16-102	Maintain existing wooden deck approximately 20' x 20' in rear yard.	N/A
125 Secatogue Avenue GM Burger Bar DB 16-00001	Interior alterations to create handicap accessible bathrooms, interior partitioning, ceilings and lighting for future store as per drawings submitted by Denise M. Bradley Architect dated 9/6/16.	N/A
394 Main Street State of NY Epilepsy Center DB 16-00008	Install 43 roof mounted solar panels as per drawings submitted by Philip Lanza Engineer dated 9 /29/16.	N/A
984 Fulton Street Athanasios Glikos PP 16-00001	Install three kitchen sinks and three lavatories.	N/A
85 Fairview Rd. Jay & Annmarie Sternberg DB 16-00010	Replace existing front stoop and walk and new rear patio with benches.	N/A
65 Bernard St. Tara & Patrick Peace SW 16-00002	Replace 42 feet of sidewalk.	N/A
824 Fulton Street Hearthstone at Farmingdale LLC PP 16-00002	One hydrant flow test for the hydrant in front of 824-832 Fulton Street.	N/A
461 Fulton St. Woodbridge at Farmingdale DB 16-00011	Remove and replace exterior siding and any rotted structural pieces with interior restoration as required on units 43 & 44.	N/A
435 Main St. Pipe Masters Plumbing PP16-00004	Permit to install 1 water closet, 1 lavatory and 1 ejector pump.	N/A
28 Yoakum St. Heller Plumbing Corp. PP16-00003	Permit to install gas stove and fireplace.	N/A
450 Main St. Frank G. Relf Architect PC DB16-00012	Interior alterations of approximately 11,380 square feet for a swim school as per drawings submitted by Frank G. Relf Architect dated 7/12/16 with last revision date of 9/30/16.	N/A
44 Columbia St. Jose Antonio Velasquez DB16-00013	Increase basement height to create recreation room with exterior stair as per drawings submitted by Noel F. Rogers Architect dated 10/5/16.	N/A
225 Main St. Universal Signs SP16-00001	Install carved front façade sign, awning, blade sign, window lettering and rear awning as per drawings approved by the Architectural Review Board. Three goose neck lights (black) for front sign.	X

**PUBLIC HEARING DATES** – Upon a motion made by Trustee Parisi and seconded by Deputy Mayor Christiansen, it was unanimously, **RESOLVED (#2017-10-03)**, to set the following public hearing dates for November 7, 2016 at 8:00 p.m.

- Special Use & Parking Allowance for Charlotte’s Yogurt

**PUBLIC HEARING ON SPECIAL USE AND PARKING ALLOWANCE FOR MOCA ASIAN BISTRO** – Upon a motion made by Trustee Barrett and seconded by Deputy Mayor Christiansen, it was unanimously,

**RESOLVED (#2017-10-04)**, to continue the public hearing.

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Allow 5 parking spaces for \$25,000 for the parking fund over five years. Loading will be waived.

Upon a motion made by Deputy Mayor Christiansen and seconded by Trustee Barrett, it was,

**RESOLVED (#2017-10-05)**, to continue the public hearing until October 24, 2016 at 7:00 pm.

**PUBLIC HEARING PROPOSED LOCAL LAW MODIFYING CHAPTER 402 “PEDDLING AND SOLICITING”, ADDING ARTICLE II, MOBILE FOOD VEHICLES** – Upon a motion made by Trustee Barrett and seconded by Trustee Priestley, it was unanimously,

**RESOLVED (#2016-10-06)**, to adopt the Local Law modifying Chapter 402 “Peddling and Soliciting”, adding Article II, Mobile Food Vehicles.

**YEAR 42 CDBG CONTRACT** - Upon a motion by Trustee Parisi and seconded by Deputy Mayor Christiansen, it was unanimously,

**RESOLVED (#2017-10-07)**, to authorize Mayor Ekstrand to sign the Year 42 CDBG contract. The total budget under this contract is \$300,000.

**FIRE DEPARTMENT MAIN ENTRANCE DOOR** - Upon a motion by Deputy Mayor Christiansen and seconded by Trustee Parisi, it was unanimously,

**RESOLVED (#2017-10-08)**, to purchase a custom made door for the main entrance to the Fire Department in the amount of \$9,318.40.

**MUNI METER PARKING LIMITS** - Upon a motion by Trustee Priestley and seconded by Trustee Parisi, it was unanimously,

**RESOLVED (#2017-10-09)**, to change the Muni Meter parking on Secatogue Avenue and South Front Street from 2 hours to 4 hours.

**824 AND 832 FULTON STREET** - Upon a motion by Trustee Parisi and seconded by Trustee Priestley, it was unanimously,

**RESOLVED (#2017-10-10)**, to approve Special Use Permit and Site Plan approval to construct 24 townhomes at 824 and 832 Fulton Street (Bartone & Pellerito Holdings LLC).

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**CREATION OF CULTURAL ARTS COMMITTEE** - Upon a motion made by Trustee Parisi and seconded by Deputy Mayor Christiansen, it was unanimously,

**RESOLVED (#2017-10-11)**, to approve the creation of the Village of Farmingdale Cultural Arts Committee with John Capobianco as chairman.

**HOLIDAY LIGHTS** - Upon a motion made by Trustee Parisi and seconded by Trustee Priestley, it was unanimously,

**RESOLVED (#2017-10-12)**, to approve a contract for CJ Flag and Son to install holiday lights at a cost of \$18,203.

**BEAUTIFICATION** – Deputy Mayor Christiansen reported that the falls mums were planted earlier this month and she thanked the volunteers, DPW staff and especially the Junior Firemen, who were so helpful with this project. She also advised that the Women’s Club will join our volunteers on Thursday, November 17<sup>th</sup> to prepare the holiday wreaths which will be hung on Saturday, November 19<sup>th</sup> along with garland along the Gazebo, perimeter fence at Village Green and fencing along the railroad on South Front Street.

**OLD BUSINESS** – Discussion with resident about drains & drain problems on Thomas Powell Blvd.

**GOOD & WELFARE** – A discussion began on the following topics:

- Holiday lights – resident asked what happened to them last year. The response was they were vandalized.
- Resident asked if employee Claudio DeBellis provides attorney’s services to other villages. Attorney DeBellis replied that he is the Zoning Board attorney to Malverne.

**CORRESPONDENCE** – Letter from Knights of Columbus.

**PUBLIC COMMENT** – None

**EXECUTIVE SESSION**, upon a motion made by Trustee Parisi and seconded by Trustee Barrett, it was unanimously,

**RESOLVED**, to move to Executive Session to discuss personnel issues.

Upon a motion duly made and seconded, it was unanimously,

**RESOLVED**, to reconvene the meeting.

There being no further business, the meeting was adjourned at 11:10 p.m.

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Respectfully submitted,

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Brian P. Harty, Village Clerk-Treasurer