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TOWN OF HEMPSTEAD

TOWN BOARD MEETING

ONE WASHINGTON STREET

TOWN HALL PAVILION

HEMPSTEAD, NEW YORK 11550

January 10, 2023

10:30 A.M.

BEFORE: DONALD CLAVIN, JR.

SUPERVISOR



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APPEARANCES :

DEPUTY SUPERVISOR GOOSBY

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COUNCIL MEMBER CARINI

COUNCIL MEMBER DUNNE, SR. (ABSENT)

COUNCIL MEMBER MILLER

COUNCIL MEMBER MUSCARELLA

TOWN CLERK MURRAY

DEPUTY TOWN CLERK POKAL

TOWN ATTORNEY MACCARONE

CHIEF OF STAFF LIBERT

COMPTROLLER MASTROMARINO

RECEIVER OF TAXES DRISCOLL

HEMPSTEAD TOWN BOARD JANUARY 10, 2023

1 SUPERVISOR CLAVIN: Good Morning and
2 welcome to the January 10, 2023 Hempstead Town
3 Board Meeting.

4 Madam Clerk, will you, please, call the Page | 3
5 roll.

6 CLERK MURRAY: Supervisor Clavin?

7 SUPERVISOR CLAVIN: I am here.

8 CLERK MURRAY: Councilman Carini?

9 COUNCILMAN CARINI: Here.

10 CLERK MURRAY: Deputy Supervisor Goosby?

11 DEPUTY SUPERVISOR GOOSBY: Here.

12 CLERK MURRAY: Councilwoman Miller?

13 COUNCILWOMAN MILLER: Here.

14 CLERK MURRAY: Councilman Muscarella?

15 COUNCILMAN MUSCARELLA: Present.

16 CLERK MURRAY: Receiver of Taxes Jeanine
17 Driscoll?

18 RECEIVER OF TAXES DRISCOLL: Present.

19 SUPERVISOR CLAVIN: With that, I will ask
20 our Receiver of Taxes to lead us in the Pledge of
21 Allegiance.

22 RECEIVER OF TAXES DRISCOLL: Hand over your
23 heart.

24 (Whereupon, Receiver of Taxes Driscoll led
25 the Assembly in the Pledge of Allegiance.

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After, the following ensued.)

 SUPERVISOR CLAVIN: Thank you. I will also remind people if you like to be heard on any item, go to the back table and sign in and we will call you accordingly, so, with that, we will start the Public Hearings.

 Madam Clerk, would you, please, call the first Public Hearing.

 CLERK MURRAY: I would be pleased to. We have a Proposed Local Law Re: "Regulations and Restrictions" to limit parking in Franklin Square, Merrick, Uniondale (To amend Chapter 202 of the Code of the Town of Hempstead.)

 SUPERVISOR CLAVIN: Okay, any Member of the Board want to be heard on this?

 (Whereupon, no comments were heard. After, the following ensued.)

 SUPERVISOR CLAVIN: Okay, I don't have any slips, is there anybody that is here that did not sign in that wants to be heard on Item Number 1?

 (Whereupon, no comments were heard. After, the following ensued.)

 SUPERVISOR CLAVIN: Okay, if not, may I, please, have a Motion.

 COUNCILMAN MUSCARELLA: I move that the

1 Public Hearing be closed and the Board accept the
2 item.

3 DEPUTY SUPERVISOR GOOSBY: Second the
4 Motion.

5 CLERK MURRAY: Supervisor Clavin?

6 SUPERVISOR CLAVIN: Aye.

7 CLERK MURRAY: Councilman Carini?

8 COUNCILMAN CARINI: Aye.

9 CLERK MURRAY: Deputy Supervisor Goosby?

10 DEPUTY SUPERVISOR GOOSBY: Aye.

11 CLERK MURRAY: Councilwoman Miller?

12 COUNCILWOMAN MILLER: Aye.

13 CLERK MURRAY: Councilman Muscarella?

14 COUNCILMAN MUSCARELLA: Aye.

15 SUPERVISOR CLAVIN: Madam Clerk, please,
16 call the next item.

17 CLERK MURRAY: Proposed Local Law Re:
18 "Parking or Standing Prohibitions" near Cedarhurst
19 (To amend Section 202-1 of the Code of the Town of
20 Hempstead.)

21 SUPERVISOR CLAVIN: Okay, any Member of the
22 Board wish to be heard?

23 (Whereupon, no comments were heard. After,
24 the following ensued.)

25 SUPERVISOR CLAVIN: If not, I do not have

HEMPSTEAD TOWN BOARD JANUARY 10, 2023

1 any slips, does any Member of the Public that did
2 not sign in that wishes to be heard on Item Number
3 2?

4 (Whereupon, no comments were heard. After, ^{Page} | 6
5 the following ensued.)

6 SUPERVISOR CLAVIN: If not, may I, please,
7 have a Motion.

8 COUNCILWOMAN MILLER: I move that the
9 Public Hearing be closed and the Board adopt the
10 item.

11 COUNCILMAN MUSCARELLA: Second the Motion.

12 CLERK MURRAY: Supervisor Clavin?

13 SUPERVISOR CLAVIN: Aye.

14 CLERK MURRAY: Councilman Carini?

15 COUNCILMAN CARINI: Aye.

16 CLERK MURRAY: Deputy Supervisor Goosby?

17 DEPUTY SUPERVISOR GOOSBY: Aye.

18 CLERK MURRAY: Councilwoman Miller?

19 COUNCILWOMAN MILLER: Aye.

20 CLERK MURRAY: Councilman Muscarella?

21 COUNCILMAN MUSCARELLA: Aye.

22 SUPERVISOR CLAVIN: Madam Clerk, please,
23 call the next item.

24 CLERK MURRAY: Proposed Local Law Re:
25 "Arterial Stops," in Bay Park, Seaford, West

HEMPSTEAD TOWN BOARD JANUARY 10, 2023

1 Hempstead (To amend Section 197-5 of the Code of
2 the Town of Hempstead.)

3 SUPERVISOR CLAVIN: Any Member of the Board
4 wish to be heard? Page | 7

5 (Whereupon, no comments were heard. After,
6 the following ensued.)

7 SUPERVISOR CLAVIN: I do not have any slips,
8 does anybody that did not sign in that wishes to
9 be heard on Item Number 3?

10 (Whereupon, no comments were heard. After,
11 the following ensued.)

12 SUPERVISOR CLAVIN: If not, may I, please,
13 have a Motion.

14 COUNCILMAN CARINI: I move that the Public
15 Hearing be closed and the Board adopt the item.

16 DEPUTY SUPERVISOR GOOSBY: Second the
17 Motion.

18 CLERK MURRAY: Supervisor Clavin?

19 SUPERVISOR CLAVIN: Aye.

20 CLERK MURRAY: Councilman Carini?

21 COUNCILMAN CARINI: Aye.

22 CLERK MURRAY: Deputy Supervisor Goosby?

23 DEPUTY SUPERVISOR GOOSBY: Aye.

24 CLERK MURRAY: Councilwoman Miller?

25 COUNCILWOMAN MILLER: Aye.

HEMPSTEAD TOWN BOARD JANUARY 10, 2023

1 CLERK MURRAY: Councilman Muscarella?

2 COUNCILMAN MUSCARELLA: Aye.

3 SUPERVISOR CLAVIN: Madam Clerk, please,

4 call the next item.

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5 CLERK MURRAY: Proposed Local Law Re:

6 "Traffic Regulations In The Vicinity Of Schools"

7 in OCEANSIDE (To amend Section 197-13 of the Code

8 of the Town of Hempstead.)

9 SUPERVISOR CLAVIN: Any Member of the Board
10 wish to be heard?

11 (Whereupon, no comments were heard. After,
12 the following ensued.)

13 SUPERVISOR CLAVIN: If not, I don't have
14 any slips, is there anybody that did not sign in
15 that wishes to be heard?

16 (Whereupon, no comments were heard. After,
17 the following ensued.)

18 SUPERVISOR CLAVIN: Okay, can I have a
19 Motion.

20 COUNCILWOMAN MILLER: I move the Public
21 Hearing be closed and the Board adopt the item.

22 COUNCILMAN MUSCARELLA: Second.

23 CLERK MURRAY: Supervisor Clavin?

24 SUPERVISOR CLAVIN: Aye.

25 CLERK MURRAY: Councilman Carini?

HEMPSTEAD TOWN BOARD JANUARY 10, 2023

1 COUNCILMAN CARINI: Aye.

2 CLERK MURRAY: Deputy Supervisor Goosby?

3 DEPUTY SUPERVISOR GOOSBY: Aye.

4 CLERK MURRAY: Councilwoman Miller?

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5 COUNCILWOMAN MILLER: Aye.

6 CLERK MURRAY: Councilman Muscarella?

7 COUNCILMAN MUSCARELLA: Aye.

8 SUPERVISOR CLAVIN: Madam Clerk, please,
9 call the next item.

10 CLERK MURRAY: Proposed "Handicapped
11 Parking on Public Streets" in East Meadow,
12 Franklin Square, Garden City South, Merrick,
13 (Wilson Lane, Hoffman Street, Little Whaleneck
14 Road, Benson Lane, Wellington Road South)

15 SUPERVISOR CLAVIN: Any Member of the Board
16 wish to be heard?

17 (Whereupon, no comments were heard. After,
18 the following ensued.)

19 SUPERVISOR CLAVIN: All right, I don't have
20 any slips, is there anybody that did not sign in
21 that wishes to be heard on this item?

22 (Whereupon, no comments were heard. After,
23 the following ensued.)

24 SUPERVISOR CLAVIN: If not, may I, please,
25 have a Motion.

HEMPSTEAD TOWN BOARD JANUARY 10, 2023

1 COUNCILMAN MUSCARELLA: I move that the
2 Public Hearing be closed and the Board adopt the
3 item.

4 DEPUTY SUPERVISOR GOOSBY: Second the
5 Motion.

6 CLERK MURRAY: Supervisor Clavin?

7 SUPERVISOR CLAVIN: Aye.

8 CLERK MURRAY: Councilman Carini?

9 COUNCILMAN CARINI: Aye.

10 CLERK MURRAY: Deputy Supervisor Goosby?

11 DEPUTY SUPERVISOR GOOSBY: Aye.

12 CLERK MURRAY: Councilwoman Miller?

13 COUNCILWOMAN MILLER: Aye.

14 CLERK MURRAY: Councilman Muscarella?

15 COUNCILMAN MUSCARELLA: Aye.

16 SUPERVISOR CLAVIN: All right, Madam Clerk,
17 please, call the next item.

18 CLERK MURRAY: Application of PGD Baldwin
19 Commons, LLC, care of Park Grove Development,
20 LLC., in the Baldwin Mixed-Used Zoning Overlay
21 District (B-MX) of the Building Zone Ordinance -
22 Town of Hempstead.

23 SUPERVISOR CLAVIN: Counselor, if you would
24 identify yourself.

25 Good Morning and Happy New Year.

HEMPSTEAD TOWN BOARD JANUARY 10, 2023

1 ATTORNEY COSCHIGNANO: Good Morning, Happy
2 New Year. Can you hear me?

3 SUPERVISOR CLAVIN: I can hear.

4 ATTORNEY COSCHIGNANO: Elisabetta
5 Coschignano on behalf of PGD Baldwin Commons, LLC,
6 in care of Park Grove Development, LLC., Sahn,
7 Ward. 333 Earle Ovington Boulevard, Uniondale,
8 New York 11553.

9 Good Morning, Mr. Supervisor and Members of
10 the Town Board.

11 With me, today, are Alan Handelman, Vice-
12 President of Park Grove Realty, Walter Sieber,
13 Director of Site Development of Cameron
14 Engineering, Salvatore Coco, Traffic Expert of
15 BHC, Dave Tampert, Planning Manager at Cameron
16 Engineering, Rebecca Goldberg, Parking.

17 Um, they won't all be speaking but be
18 available for questions.

19 Um, initially, our team would like to
20 express thanks to the Town Board, the Staff, the
21 Design Review Board, its Staff, the Building
22 Department and all of the Departments related in
23 one way or another for the level of attention and
24 cooperation, not only to this project, but to the
25 entire downtown Baldwin area.

1 We know the Town of Hempstead has played an
2 integral role, um, in those projects and the
3 Baldwin community has been waiting many years for
4 revitalization of the downtown. Page | 12

5 Um, in creating this Overlay District,
6 um, the Town really took care of this project and
7 all the future projects that are going to enter
8 into Baldwin.

9 So, thank you on behalf of our team.

10 Um, the subject property is, approximately,
11 one half acre.

12 The address is 785 Merrick Road, also known
13 as Section 54, Block 103, Lot 155-154 and 345 on
14 the Nassau County Land and Tax Map.

15 It is in the Mixed Use Zoning Overlay
16 District, MRG or Merrick Road Gateway.

17 The site is located closest to the
18 northeast corner of Merrick Road and Grand Avenue.

19 They are generally bounded by Merrick Road
20 and Commercial businesses to the South and
21 apartment complex, funeral home, um, and St.
22 Christopher's Church to the West and a strip mall
23 and other retail businesses to the East, a
24 municipal parking lot to the North with Commercial
25 to the East and Residential to the West of that

1 lot.

2 The location is a former diner and has been
3 vacant for quite some time, now.

4 The applicant makes this application as Page | 13
5 Contract Vendee with the consent of the owner of
6 the property.

7 Um, background purposes and legislative
8 intent of the BMX is to promote the economic
9 health and vibrancy of this area.

10 We submit that the project is consistent
11 with that intent and purpose.

12 Um, the Town enacted the BMX District in
13 response to the Baldwin Community's needs and the
14 recommendations of the 2017 Baldwin downtown
15 Commercial Resiliency Study.

16 The proposed project, which will be named
17 "Baldwin Commons" is one hundred percent
18 workforce, housing development will promote the
19 economic development and housing needs necessary
20 for this area of Baldwin.

21 It is located in what was designated as the
22 Grand Avenue Urban Renewal area by the DRI
23 Strategic Investment Plan.

24 This specific area located on the block
25 West of Grand Avenue and north of Merrick Road

1 is mixed-use and contains a number of vacant or
2 underutilized properties and has been well
3 targeted as an area for redevelopment.

4 Throughout the DRI meeting it has been
5 emphasized the importance of this area for the
6 health of the downtown Baldwin area and called for
7 redevelopment of these properties.

8 The project contemplates 33 residential
9 rental units, 100% of which are priced at 50 and
10 60% of the area median's income.

11 The project also includes approximately
12 1200 square feet of a private public Park which
13 will be open to the residents and guests of the
14 building and to the general public throughout the
15 daylight hours.

16 The public art installation will be outside
17 of the park visible to the Baldwin community and
18 there will be streetscaping improvements including
19 decorative lighting and pavement and landscaping
20 and this redevelopment of this, you know, long
21 standing underutilized property.

22 The details are more specifically described
23 by our Site Engineer and Architect but I do want
24 you to know as to the public art installation, we
25 will be involved with a committee, the members

1 which will include community residents,
2 representatives from the art community and local
3 officials.

4 And we would issue a request for proposals,
5 review submissions and select the art. Page | 15

6 We anticipate it to be a three-dimensional
7 sculpture element there.

8 With respect to zoning requirements, the
9 project falls within the MRG as you stated, to
10 that end multi-family dwellings are specifically
11 permitted.

12 Um, pursuant to section 429-A, the maximum
13 floor area ratio permitted with the granting of a
14 development bonus is the 1.5, um, without the
15 benefit of that bonus, the maximum permitted floor
16 area is 1.0.

17 Our project falls at 32,500 square feet of
18 floor area which equals a floor area ratio of
19 exactly 1.5.

20 Were the Town to grant PDG Commons a
21 development bonus in accordance with the proposed
22 provisions, the project falls within the bonus.

23 Um, pursuant to Section 430, the parking
24 requirements permitted with the granting of
25 adjustment as per Section 431.1-d of the Code

1 equals thirty-one parking spaces.

2 Our project provides thirty-three parking
3 spaces, were the Town to grant this parking
4 adjustment, we would be over the parking minimum Page | 16
5 at those thirty-three spaces.

6 The unit mix is twenty-seven, one-bedroom
7 units and six, two-bedroom units.

8 And, the parking engineer will speak to the
9 sufficient parking that will satisfy the project.

10 The applicant is also requesting two
11 variances, one, related to the density another for
12 a minimal rear yard variance.

13 The project has a 4.93 foot setback from
14 the rear yard landscape buffer where ten feet is
15 required.

16 And, in relation to density, we are
17 requesting thirty-three units where 22.6 units are
18 permitted.

19 All other zoning requirements are
20 compliance including height and all other
21 setbacks.

22 Um, the Town, um, via the BMX Code is able
23 to grant certain zoning incentives and variances
24 as it sees fit for the benefit of the community
25 and consistent with the Codes purposes, in

1 doing so, it could grant a floor area ratio
2 development known as "parking adjustments" and
3 variances as previously noted.

4 Um, the applicant has presented their
5 project to the Design Review Board during said
6 presentation.

7 The applicant described in detail the
8 architectural design and amenities provided and
9 the applicant further sent detailed information
10 satisfying the criteria and the Code which the
11 Design Review Board, um, must consider when
12 referring the matter to the Town.

13 This matter was referred to the Town Board
14 by DRB with the recommendation for approval
15 finding that the proposal would be a positive
16 enhancement to the current condition of the area.

17 Um, Mr. Supervisor, with your permission, I
18 would like to submit the following documents for
19 the record, which contain detailed analysis
20 regarding those criteria standards and five
21 factors.

22 Um, these submission should be made part of
23 the record for the Board to support our bonus
24 request and variances.

25 They are - - do you have them?

1 They are, um, Counsel's letter of October
2 26, 2022 to the Design Review Board, a letter from
3 Cameron Engineering to the Town of Hempstead dated
4 December 6th and BHC analysis dated January 5th. Page | 18

5 SUPERVISOR CLAVIN: Let the record reflect
6 you have turned them over to the Clerk and they
7 will be submitted as part of your application.

8 ATTORNEY COSCHIGNANO: Further, the Town
9 has referred the matter to an outside consultant
10 for SEQRA review, which has been completed and a
11 letter has been issued indicating that no further
12 SEQRA review is required.

13 Um, upon, submission, the letter of water
14 availability which we are waiting on and
15 compliance with the incorporation of the Nassau
16 County Fire Marshal, the final site plan which we
17 will do, we have been working with the Fire
18 Marshal, as well as, the Fire Department.

19 Um, Walter Sieber can speak to these
20 issues, as well

21 The project was also reviewed by the Nassau
22 County Planning Commission last week, um, we
23 recommended "local determination.

24 Further, PDG has applied to the Town of
25 Hempstead Industrial Development Agency for a

1 PILOT and certain tax benefits.

2 However, for the record, the taxing
3 jurisdiction will not lose any tax dollars as my
4 client has not requested any reduction of the Page | 19
5 current taxes.

6 Of course, benefit analysis was conducted
7 by the Town's Consultants showing a positive cash
8 benefit to the Town, not just in jobs, in new
9 earnings but in spending in the area.

10 Um, so, there will be a positive, economic
11 impact to the community as a result of this
12 project.

13 Um, as a reminder to the Board, we did
14 receive - - the project received eight hundred and
15 fifty thousand dollars, um, pursuant to the DRI
16 Award and part of that ten million that was slated
17 for the entire area.

18 Also, I would like to submit, um, I think
19 we submitted, - - we submitted it in that folder
20 we just submitted a letter dated November 3, 2022
21 to the Design Review Board which contains the
22 information on this Award on the tax credits, the
23 project is slated to receive from New York State
24 and various letters from the community, um,
25 including the 2022 HUD guideline regarding

1 area median income.

2 Finally, PDG Commons - - that the Town has
3 worked tirelessly to implement the Overlay Zone
4 and work with local organizations for a number of ^{Page | 20}
5 years and all members of the community to promote
6 the development of the Baldwin downtown to
7 increase services to Baldwin and revitalize the
8 area and for this reason PDG has decided to commit
9 the amount of one hundred thousand dollars, in
10 addition to the other public benefits to the Town
11 of Hempstead in its discretion towards the
12 commitment to the Baldwin community.

13 At this time, unless the Board has any
14 questions, I will call up our, um, Site Engineer.

15 SUPERVISOR CLAVIN: Why don't we do site
16 engineering and then come back with a couple of
17 questions.

18 ATTORNEY COSCHIGNANO: However you like.

19 SUPERVISOR CLAVIN: Do site engineering,
20 first.

21 ATTORNEY COSCHIGNANO: Okay.

22 ENGINEER SIEBER: Good Morning, Supervisor,
23 Members of the Board, Walter Sieber, Cameron
24 Engineering with Offices at 177 Crossways Park
25 Drive, Woodbury, New York.

1 Quickly, um, the proposed building is as
2 Elisabetta Coschignano mentioned situated within
3 the Baldwin community.

4 Um, the proposed development site and
5 building will serve as a gateway landmark for
6 landmark building as people enter the community
7 from the West.

8 The building is designed to have a proposed
9 residence entrance right off Merrick Road.

10 Also, to enhance and improve the residents
11 and general public, pedestrian experience, the
12 proposed development includes streetscape
13 improvements.

14 Element in streetscape enhancements will
15 include decorative pavings, decorative paving
16 banning, new street lighting that will be
17 coordinated with the existing light poles that are
18 on the Merrick Corridor, new landscaping
19 installations and enhanced greening around the
20 building foundations.

21 The site and building have been designed to
22 include a right turn in for vehicular traffic from
23 Merrick Road and right-turn-out only.

24 That will be re-enforced with striping and
25 signage at the main development entrance.

1 Additionally, the site will have an ingress
2 and egress to the Town's Municipal Parking Lot on
3 the north end of the site.

4 Um, and, the parking - - the parking for ^{Page | 22}
5 the development is on-grade parking that will be
6 partially below the building's footprint.

7 Um, architectural features and landscaping
8 will screen vehicles from view on Merrick Road.

9 Additionally, to serve both the residents
10 and the general public of the Baldwin community
11 included in the site plan is the twelve square
12 foot public Park along the East side of the
13 proposed building with a frontage on Merrick Road,
14 which is wholly contained on the subject property.

15 This space will be a passive public,
16 private Park amenity for the residents and the
17 community.

18 The general community use of this space
19 will be limited from the hours of 8:00 a.m. to
20 6:00 p.m.

21 And, the proposed Park will be connected to
22 an interior amenity space that will controlled via
23 key fob so only residents can enter that.

24 The Park will be prograded with a water
25 feature, decorative heart scape treatment

1 that will be also permeable pavers, a few seating
2 areas and it will be a fenced enclosure.

3 Within that space, there will also be
4 specimen deciduous and evergreen landscaping and
5 evergreen screening and deciduous trees to enhance
6 the users experience.

7 Located right outside of that public Park
8 will be that public art installation that Counsel
9 had mentioned, this will be a prominently visible
10 feature at the development site and as discussed
11 will be opened up to a, um, um, a local art
12 community contest to develop that feature.

13 Refuse storage and management will be
14 internal to the building.

15 Refuse containers will be stored with a
16 room that has a garbage compacter and on
17 collection days through private carting, the
18 refuse will be brought out to the collection
19 truck.

20 The applicant is proposing to include a
21 minimum of one electrical vehicle charging station
22 at the site.

23 All of the building and site signage and
24 site lighting will comply with the requirements of
25 the Mixed-use Overlay District design guidelines.

1 With regard to the utilities as discussed,
2 we have reached out to the Nassau County DPW and
3 we have obtained a letter of sewer availability.

4 We also have a letter of electrical service ^{Page | 24}
5 availability from PSEQ.

6 National Grid is not proposed with this
7 development.

8 And, we are working with, um, Liberty, New
9 York Liberty Water on a water availability letter.

10 We have in the interim, had a hydro-flow
11 test which indicated favorable results for
12 servicing the building.

13 The plans have been submitted to the Nassau
14 County Fire Marshal.

15 There will be a resubmission based on some
16 minor site alignment changes and we will be
17 coordinating with that office.

18 We have, also, engaged with the Fire
19 Department and have discussed the plans at a high
20 level and we will continue to work with the
21 Department as the plans are further developed and
22 finalized.

23 With regard to the stormwater management,
24 the site plans are developed with a three inch
25 stormwater storage, um, and that will conform

1 to both the Town of Hempstead and Nassau County
2 requirements.

3 Um, finally, landscaping will be in
4 conformance with the requirements as stated in the Page | 25
5 design guidelines for the BMX Code and it will be
6 a comprehensive landscaped plan that will be
7 complimentary to the building's architecture to
8 reenforce the redesign of the building and high
9 traffic areas with landscaped plantings to
10 accentuate the area.

11 Thank you.

12 SUPERVISOR CLAVIN: Thank you very much.

13 ATTORNEY COSCHIGNANO: Did you want to ask
14 questions or can I bring up our traffic expert?

15 SUPERVISOR CLAVIN: Why don't we go through
16 all of them.

17 ATTORNEY COSCHIGNANO: Okay, thank you.

18 Rebecca Goldberg from Cameron Engineering.

19 ENGINEER GOLDBERG: Good Morning,
20 Supervisor Clavin, Board Members, Rebecca
21 Goldberg, Civil Engineering Director with Cameron
22 Engineering & Associates, same address as Mr.
23 Sieber.

24 Um, just very briefly, the site fronts on
25 Merrick Road which is a Nassau County roadway

1 and its thirty-foot wide driveway is being
2 designed to Nassau County standards, including
3 only allowing right turns with not left turns in
4 and no left turns out.

5 Um, as Mr. Sieber explained, there will be
6 a formal two-way connection with the existing Town
7 parking lot to the East and the existing fifteen
8 foot easement at the southwest corner of the
9 property will be replaced.

10 Um, the site is convenient to two bus
11 routes, the N-4 and the N4X at the bus stops at
12 the corner of Merrick Road and Grand Avenue, a one
13 to two minute walk from the building's front door.

14 And, the site is also a ten-minute walk to
15 the Baldwin's Long Island Railroad Station on
16 Sunrise Highway.

17 The traffic generation is minimal with this
18 application.

19 The highest hourly traffic count is the
20 eighteen trips per hour based on the latest
21 Institute of Transportation Engineer's Trip
22 Generation Manual accounting for the affordability
23 of the proposed units.

24 There will be no traffic impacts with this
25 number of trips that are generated.

1 Um, globally, this site has less than two
2 percent of the SEQRA findings visual traffic from
3 the Town's GEIS and the combination with the Grant
4 at Baldwin, proposed on Sunrise Highway and Grand ^{Page | 27}
5 Avenue is also not going to exceed the Town's
6 SEQRA threshold.

7 Um, as Mrs. Coschignano explained, the site
8 will have two-space parking surplus compared to
9 the density proposed with thirty-three provides
10 spaces.

11 Two of which will be handicapped accessible
12 to satisfy the ADA required number.

13 The Institute of Transportation Engineers
14 Parking Generation Manual, that data in that
15 manual fully supports the number of parking
16 spaces, again, especially, with the affordable
17 component in the proposed apartment building.

18 So, one hundred percent of the proposed
19 parking, the actually parking demand will be
20 accommodated with no problem.

21 Um, lastly, on-site circulation is designed
22 to adhere to Town and ADA standards for the size
23 of parking spaces and the drive aisles.

24 So, there should not be any issues with
25 maneuverability onto or within the property.

1 That concludes my presentation.

2 And, I am here to answer any questions.

3 Thank you very much.

4 ATTORNEY COSCHIGNANO: Finally, I like to ^{Page | 28}
5 call up, Salvatore Coco, Architect to go through,
6 um, the floor plans with you.

7 ARCHITECT COCO: Good Morning, Sal Coco,
8 BHC. 1300 Walt Whitman Road, Melville, New York.

9 Um, what you are looking at is the ground
10 floor plan integrated into the site plan.

11 All of the apartments are Level 5 and above
12 that.

13 The ground floor contains, um, multi-
14 purpose room, licensing office, fitness center,
15 all things that will be activated along the
16 pedestrian street front, as well as, elevator and
17 stair and trash enclosure, trash compactor.

18 Um, the unit sizes for one-bedroom, from
19 675 to 725 square feet and two bedroom from 875 to
20 940 square feet.

21 The exterior of the building, the top eight
22 feet to ten feet is full bed masonry, um, for dura
23 built and long-term use and the upper elements are
24 all constructed of hardy siding which is seven
25 tension material.

1 We are using siding, lap siding and panels
2 and trim in alternate colors, as well as,
3 decorative cornice for visual interest.

4 The windows are high efficiency windows
5 with trim.

6 We feel it fits in the architectural
7 character of the area.

8 There is a drive-thru below, so, a good
9 portion of the parking is covered parking which is
10 a benefit to the residents and along the street
11 front, there is, um, an additional amount of
12 storefront and flashing, as I said before, to
13 accommodate the area.

14 It is actually a four-story building. I
15 said, "five" earlier, but, it is two to four are
16 all apartments and, um, that is it.

17 The interior - - this is going to be a high
18 efficiency building, so, all of the appliances
19 are, um, energy star.

20 We are looking at exactly which energy
21 program to use but this building will meet a
22 criteria, you know, with the highest standards
23 for, um, for energy savings, in any type of
24 apartment building that you might see on Long
25 Island.

1 ATTORNEY COSCHIGNANO: That does conclude
2 our presentation.

3 So, if you have any questions, we can take
4 them right, now. Page | 30

5 SUPERVISOR CLAVIN: Does any Member of the
6 Board have any questions?

7 COUNCILMAN MUSCARELLA: I have a question
8 or two.

9 You mentioned that the square footage of
10 the one bedroom were 675 and two bedrooms were
11 875, what is the breakdown out of the thirty-three
12 units, two bedrooms to one bedrooms?

13 ATTORNEY COSCHIGNANO: There are six, two
14 bedrooms, the remaining are all one bedrooms.

15 COUNCILMAN MUSCARELLA: Okay, I see you are
16 using the high-end Hardie, um, particle board, is
17 that cement board?

18 ARCHITECT COCO: It is semi-precious
19 siding. It is not particle board.

20 It is a cement-based material for the
21 siding and underneath that is - - is, um, sheeting
22 and installation.

23 COUNCILMAN MUSCARELLA: The building is it
24 - - would that make the building fire resistant?

25 Would it make joist and masonry - -

1 ARCHITECT COCO: Oh, absolutely, it is fire
2 resistant and there is a large amount of
3 installation on the walls and roofing and the
4 under, um - -

5 COUNCILMAN MUSCARELLA: So, I commend you
6 for the high level of product that you are using
7 and the execution.

8 My only concern, right, now, is what is the
9 inflation with everything going on, what is the
10 cost of the project, right, now?

11 Do you have that calculation? Eighteen
12 thousand square feet?

13 ATTORNEY COSCHIGNANO: All in is about
14 fifteen million.

15 COUNCILMAN MUSCARELLA: Okay, thank you.

16 SUPERVISOR CLAVIN: Thank you, Counselor.
17 Let the record show that is three
18 questions.

19 I have a couple of questions, I know you
20 said it was going to be at fifty percent to sixty
21 percent for rentals right, is that what you said?

22 ATTORNEY COSCHIGNANO: So, um, we have
23 twenty-two, one-bedroom units at sixty percent
24 and, then, four, two-bedroom units at sixty
25 percent and then we have five, one-bedroom

1 at fifty percent and two, two-bedrooms at fifty
2 percent.

3 The majority are at sixty percent.

4 SUPERVISOR CLAVIN: Any rough idea what it ^{Page | 32}
5 is going to cost?

6 ATTORNEY COSCHIGNANO: Using today's AMI
7 numbers for the one-bedrooms, we have one thousand
8 three hundred and sixty-six, monthly for the sixty
9 percent and approximately eleven hundred dollars
10 for the fifty percent.

11 And, on the two-bedrooms at sixty percent,
12 AMI, we have, approximately, sixteen hundred
13 dollars.

14 At fifty percent, um, about 1,350.00.

15 SUPERVISOR CLAVIN: Thank you very much.

16 ATTORNEY COSCHIGNANO: You're welcome.

17 SUPERVISOR CLAVIN: Any other Board Members
18 have anything at this time?

19 (Whereupon, no comments were heard. After,
20 the following ensued.)

21 SUPERVISOR CLAVIN: Okay, I have a number
22 of sign-ins, I will go through here, they may be
23 batting for your team.

24 I will go through the slips, Walter from
25 Melville, you have already spoken.

1 Rebecca, Elisabetta - - First, we have
2 Karen Montelbano.

3 Happy New Year and if you would give your
4 name and address for the record. Page | 33

5 KAREN MONTELBANO: Happy New Year to you.

6 My name is Karen Montelbano. I live on
7 Park Avenue in Baldwin.

8 I am the Government Liaison for the Baldwin
9 Civic Association.

10 I am here to reiterate the Baldwin Civic
11 Association support for the Baldwin Commons
12 project.

13 You should have received a letter of
14 support from us, as well.

15 This is in an area we have been trying to
16 revitalize for decades, as many of you on the
17 Board know.

18 The developers have worked with us on this
19 project which is key to making it work for
20 everyone all around.

21 We see this as we are removing a
22 dilapidated, abandoned building and bringing
23 workforce, housing which everybody has been saying
24 we need on Long Island, you know, we have support
25 for the DRI.

1 We have been trying for decades to
2 revitalize this area and we see this as a major
3 step forward.

4 Thank you.

5 SUPERVISOR CLAVIN: Thank you.

6 Next, I will call up Salvatore Coco was
7 yours.

8 Lewis Rodriquez, you don't want to see?

9 Next, I will call up Darien Ward. Darien,
10 Happy New Year. If you would give your name and
11 address for the record.

12 DARIEN WARD: Happy New Year to you, too.

13 Don Clavin and the Town Board, I am the
14 President of the Baldwin Civic Association.

15 I, um, rise, in support of this program, of
16 this project.

17 Alvin had multiple conversations and, um,
18 we leave it to you good people to make a decision
19 to move forward with the project.

20 I have a larger concern, um, just about the
21 timeliness and the pace of the progress and moving
22 projects forward.

23 I know that you have some limited control
24 on timeliness but I just wanted to say that this
25 is a positive step forward for Baldwin, the

1 Baldwin Commons project but there are other
2 projects that you see DRI funding for that have
3 yet to get to bat and I like to know what we can
4 do as a community or what we can do, um, in the Page | 35
5 Town of Hempstead to get the other participants to
6 move forward with the project.

7 SUPERVISOR CLAVIN: Darien, I can tell you
8 this, look, you know, we had a big project that
9 was up on Sunrise, the developer brought it
10 forward, they submitted this one thing, I think we
11 told everybody when we had the three-month
12 moratorium, we are going to move stuff along.

13 And, frankly, I think we have. I think,
14 actually, you have seen things move along pretty
15 quickly.

16 I was actually delighted about this
17 property because I always said, I said from the
18 beginning, the southern part of this corridor was
19 essential to see success along the whole part of
20 the corridor, so as they come, you know, look,
21 they will be reviewed and they will get through.

22 And, like I said, you have seen two
23 projects that Elisabetta will tell you, it is
24 moving pretty quickly.

25 We made the commitment when they come

1 in, I think there was one that we thought we were
2 going to see that the developer wanted to go back
3 and redo it, like I said, somebody was here last
4 month saying, like I heard rumors, the rumor
5 wasn't true, rumors mean nothing.

6 I think you have seen two projects that
7 seem to have a good number of community support,
8 they are moving forward.

9 When they come in, they will be reviewed,
10 um, and they will go forward, but, Darien, one
11 thing, we will always keep you in the loop about
12 this stuff, I always will and we try to.

13 But, when I saw this one, when they said
14 they were ready, I like this one.

15 I do think it was really important to get
16 that southern part of this corridor some activity
17 and I was devastated on the day I got an email
18 from my friend, from a local restaurant there,
19 they are facing a tough time, the Grille and it
20 was a devastating email.

21 DARIEN WARD: Right.

22 SUPERVISOR CLAVIN: Like I said, we are
23 doing what we can when the stuff comes in and we
24 have to give it the review.

25 And, as you can see, maybe one or two

1 Housekeeping items have to be done.

2 I will always keep you in the loop and
3 Chris will and Deputy Supervisor will, we always
4 will.

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5 DARIEN WARD: That is great, that is great.

6 I appreciate your honesty and candor in
7 which you explain it.

8 I just want you to know that is something
9 the community, um, desperately needs is a timeline
10 - -

11 SUPERVISOR CLAVIN: I gotcha, absolutely,
12 absolutely, any time.

13 COUNCILMAN CARINI: Darien, the other
14 project that was given DRI money, those are the
15 only two that have submitted plans.

16 So, once they submit plans, we sat down and
17 spoke to them and they come on quickly.

18 The other ones we are waiting for them to
19 submit plans.

20 It is up to the developer at this point but
21 once they come to the table, me, the Supervisor
22 and Senior Councilwoman Goosby, we will all sit
23 down every time there is a Hearing or update, I
24 always do, Karen knows.

25 We will do that in the future.

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1 SUPERVISOR CLAVIN: Darien, we both seem to
2 have ears on the ground down there, if you hear
3 something, you let us know.

4 I am grateful about that. Like I said, we ^{Page | 38}
5 made our commitment to everybody in the Baldwin
6 area and I think we are following through with it
7 and trying to do it in an expedited way to get
8 things going down there.

9 We recognize it and we will keep you in the
10 loop at all times.

11 DARIEN WARD: We appreciate your time, the
12 Baldwin community supports the project.

13 SUPERVISOR CLAVIN: Thank you.

14 Next, I have Erik Mahler? Happy New Year.
15 Give your name and address for the record.

16 ERIK MAHLER: Sure, Happy and Healthy New
17 Year.

18 My name is Erik Mahler, current President
19 of the Chamber of Commerce. 1030 Merrick Road,
20 Baldwin, New York.

21 Um, first and foremost, I just want to be
22 able to say that it is an absolute shame the
23 deplorable condition of the current building with
24 broken windows, shattered glass all over the
25 sidewalk, the gate is falling down.

1 It is ridiculous, that is right on Merrick
2 Road in the heart of Baldwin and we have allowed
3 it to get to that, um, appearance right, now.

4 But, that being said, those current owners ^{Page | 39}
5 should do something immediately because there are
6 huge shards of glass all over the property
7 currently as of this past weekend when kids broke
8 all of the windows.

9 SUPERVISOR CLAVIN: Just pointing to
10 Commissioner - - Deputy Commissioner of the
11 Building Department, are shaking their heads, so,
12 we appreciate you bringing it to our attention.

13 ERIK MAHLER: Fair enough, that being said,
14 in regards to the current new owners, um, and
15 their development project, the Chamber of Commerce
16 is in full support with this Baldwin Commons
17 Project located on Merrick Road.

18 We hope this project will bring
19 revitalization to an otherwise blighted property.

20 It is our hope that the developer would
21 bring local suppliers, local builders, local
22 contractors, etc., in constructing this project.

23 And, we urge you to vote in favor of this
24 project.

25 In reference on a side note, under your

1 Administration, the Building Department has become
2 more streamlined and I am grateful for that
3 Supervisor Clavin.

4 Um, I also like to say another aspect of it Page | 40
5 that, um, I don't know if this is proper wording.

6 I am not an Attorney but I think the
7 exterior appearance on the covenants and
8 restrictions should be very strictly worded that
9 they can't just build a beautiful building, now,
10 and in twenty years it looks like crap.

11 Um, I would appreciate that somehow,
12 someday, the language be resolved that on a
13 continual basis they are maintaining beautiful
14 landscaping, that they proudly boasting about,
15 that it doesn't become liter strewn and weed
16 strewn, etc.

17 But to reiterate, the Chamber of Commerce
18 is in full support of this project.

19 SUPERVISOR CLAVIN: Thank you very much.

20 Walter Sieber, could you stand for a second
21 so - - I thank you very much and we appreciate you
22 coming down but like I said, maybe Danny you could
23 talk to him, Deputy Commissioner from Buildings,
24 go down and take a look at the property down
25 there.

1 I don't have any other slips regarding this
2 project, if you like to be heard and have not
3 taken the time to sign in - - oh, great, come in
4 the back, give your name and address, that would
5 be great.

6 PATTY HARRIS: Patty Harris, Uniondale.

7 I got a lot of texts you are not showing
8 these slides so the people can see on the
9 Livestream.

10 Why is that?

11 SUPERVISOR CLAVIN: Artie?

12 PATTY HARRIS: Because they have a voice,
13 too. They can speak to you, come in, they will
14 have some information.

15 I mean they do it at nighttime for the
16 Redistricting, so, why can't you do it for the
17 slide show that you are having today and any other
18 day when they do slide shows?

19 SUPERVISOR CLAVIN: Maybe my I.T.
20 Commissioner - - she is saying the slides
21 presenting don't appear showing online, is that
22 something we can consider doing on a future day?

23 I.T. COMMISSIONER: We can consider it.

24 SUPERVISOR CLAVIN: Thanks for bringing it
25 to our attention.

1 business owners in these projects and local
2 workforce opportunities.

3 Also, I still question with regard to the
4 cost factors for the prices, does that include Page | 43
5 utilities, as well?

6 And, what would be the outreach for the
7 residents who will have the opportunity to live in
8 this space?

9 I question, also, the traffic report that
10 was presented because that is a high traffic area
11 and because I live in the northern part of
12 Baldwin, we call more deserted or deserted area of
13 Baldwin, we pay the same amount of taxes.

14 Yes, we are always interested in "corridor
15 redevelopment," but there is no focus.

16 There are no funds. There are no attention
17 on the northern part of Baldwin.

18 We continue to wait. We continue to wait
19 for our streets to be repaired and that is a
20 problem that residents should be concerned about.

21 Again, we are unified in having our
22 community redeveloped and revitalized but we
23 continue to feel the disrespect even with the type
24 of Meetings that we have and the times of Meetings
25 where residents who work, as it was brought

1 up last night, that residents that have deep
2 seeded issues with regard to the Redistricting
3 process in the Town of Hempstead, as well as,
4 Nassau County, the lack of coordination,
5 collaboration between the two as evidenced in the
6 Meeting taking place both on December 17th with the
7 important issue of Redistricting being a half hour
8 apart from each other.

9 So, we have a complete streets project
10 going on in Baldwin on Grand Avenue.

11 We have this project and we have the other
12 project on Sunrise highway.

13 Why can't we get true collaboration from
14 all of you?

15 You - - the majority of you are all in the
16 same Party.

17 It is not that you don't talk to each
18 other.

19 It is not like you actually take time to
20 look at credentials when somebody is running for
21 Congress, but we need to have some type of
22 collaboration for the amount of money that you are
23 expending when you are bringing in your friends
24 and relatives.

25 Look at people in the community for

1 a change.

2 We are the ones that are suffering and not
3 getting anything on the investment.

4 Thank you.

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5 (Whereupon, the three-minute bell rang.
6 After, the following ensued.)

7 SUPERVISOR CLAVIN: Happy New Year, Mrs.
8 Mereday.

9 Next - - I don't have any other slips,
10 does anybody else that did not sign in that wishes
11 to be heard?

12 (Whereupon, no comments were heard. After,
13 the following ensued.)

14 SUPERVISOR CLAVIN: Counselor, I will let
15 you do your summation.

16 ATTORNEY COSCHIGNANO: Must a few points I
17 want to go over, um, regarding the condition of
18 the building, as you know, we don't currently own
19 the building, however, I did speak to the
20 developer who will reach out to the current owner
21 and express those concerns that were expressed
22 here, today.

23 As for the local labor and material, um, as
24 you know, the guidelines pursuant to IDA are 90/10
25 and we have an obligation to try and achieve

1 that and utilize as much local labor and purchase
2 materials, locally, as possible.

3 Um, you know, regarding any conditions on
4 maintenance, of course, we will accept those, um, ^{Page | 46}
5 the monthly rental including water, sewer and it
6 includes the Park and it includes the maintenance.

7 It does not include electric.

8 And, let's see, what else I have, here?

9 Oh, um, as to the comments regarding moving
10 these projects forward and the Town, um, you know,
11 I can attest to the fact that these have moved
12 very quickly after the contemplated moratorium and
13 they have been reviewed by all the departments,
14 um, and, they have been very responsive any time
15 we have reached out to move everything forward.

16 So, you know, that has been going very
17 well.

18 So, in summary, we feel that this is a
19 project that meets the intent of the Code will
20 flourish in that area, will bring a beautiful
21 project to an area, right, now, that desperately
22 needs it.

23 Thank you very much.

24 SUPERVISOR CLAVIN: Counsel, thank you so
25 much.

1 I want to thank you for your, yet, again,
2 concise presentation today, wink, wink.

3 With that, may I, please, have a Motion
4 from the Board.

5 COUNCILMAN CARINI: I move that the Public
6 Hearing be closed and the Board reserve decision.

7 DEPUTY SUPERVISOR GOOSBY: Second the
8 Motion.

9 CLERK MURRAY: Supervisor Clavin?

10 SUPERVISOR CLAVIN: Aye.

11 CLERK MURRAY: Councilman Carini?

12 COUNCILMAN CARINI: Aye.

13 CLERK MURRAY: Deputy Supervisor Goosby?

14 DEPUTY SUPERVISOR GOOSBY: Aye.

15 CLERK MURRAY: Councilwoman Miller?

16 COUNCILWOMAN MILLER: Aye.

17 CLERK MURRAY: Councilman Muscarella?

18 COUNCILMAN MUSCARELLA: Aye.

19 SUPERVISOR CLAVIN: Thank you very much and
20 thank you to the residents.

21 And, I will say to all three of you, to
22 Erik, to Karen and to Darien, when we put this on
23 the Decision Calendar, we will, of course, reach
24 out to let you know because you took the time to
25 come out, so, the community knows, as well.

1 And, we thank you for your thoughts and
2 input on the whole process and how things move
3 along.

4 And, we will keep you in the loop when
5 other projects come along.

6 Thank you very, very much with that.

7 Madam Clerk, would you, please call the
8 Decision Calendar.

9 CLERK MURRAY: The first Decision is a
10 Resolution adopting a SEQR Negative Declaration &
11 Determination of Non-Significance in connection
12 with an application for inclusion in a Gasoline
13 Service Station District (GSS) and modification of
14 a Site Plan for a parcel of land - BELLMORE (2798
15 MERRICK, LLC.)

16 SUPERVISOR CLAVIN: Okay, may I have a
17 Motion.

18 COUNCILMAN CARINI: I move the Item be
19 adopted.

20 DEPUTY SUPERVISOR GOOSBY: I second the
21 Motion.

22 CLERK MURRAY: Supervisor Clavin?

23 SUPERVISOR CLAVIN: Aye.

24 CLERK MURRAY: Councilman Carini?

25 COUNCILMAN CARINI: Aye.

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1 CLERK MURRAY: Deputy Supervisor Goosby?

2 DEPUTY SUPERVISOR GOOSBY: Aye.

3 CLERK MURRAY: Councilwoman Miller?

4 COUNCILWOMAN MILLER: Aye.

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5 CLERK MURRAY: Councilman Muscarella?

6 COUNCILMAN MUSCARELLA: Aye.

7 SUPERVISOR CLAVIN: Madam Clerk, please,
8 call the next item on the Decision Calendar.

9 CLERK MURRAY: Yes, we have Decisions 8 and
10 9, they are the Application of 2798 MERRICK, LLC.
11 to modify an existing GSS and improve the property
12 by repositioning the six (6) gas dispensing pumps,
13 adding a 77.6'x 24' pump island canopy (1,860')
14 converting a portion of the existing building into
15 a 742' convenience store and three (3) bay
16 vehicle service station, adding signage,
17 landscaping, paving and associated site
18 improvements at the premises - BELLMORE -
19 southwest corner, Merrick Road & Bellmore Avenue
20 (2798 MERRICK, LLC.)

21 And, related Decision, Number 9, is a
22 Resolution accepting a Declaration of Restrictive
23 Covenants incidental to and in connection with
24 granting the petition of 2798 Merrick, LLC for a
25 variance from the GSS District located

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1 at 2798 Merrick Road - BELLMORE (2798 MERRICK,
2 LLC.)

3 SUPERVISOR CLAVIN: May I, please, have a
4 Motion on those two items on the Decision Page | 50
5 Calendar.

6 COUNCILMAN CARINI: I move the items be
7 adopted.

8 DEPUTY SUPERVISOR GOOSBY: Second the
9 Motion.

10 CLERK MURRAY: Supervisor Clavin?

11 SUPERVISOR CLAVIN: Aye.

12 CLERK MURRAY: Councilman Carini?

13 COUNCILMAN CARINI: Aye.

14 CLERK MURRAY: Deputy Supervisor Goosby?

15 DEPUTY SUPERVISOR GOOSBY: Aye.

16 CLERK MURRAY: Councilwoman Miller?

17 COUNCILWOMAN MILLER: Aye.

18 CLERK MURRAY: Councilman Muscarella?

19 COUNCILMAN MUSCARELLA: Aye.

20 SUPERVISOR CLAVIN: All right, Madam Clerk,
21 please, call the Administrative Calendar.

22 CLERK MURRAY: Yes, we have Items 10
23 through 67 on the Administrative Calendar.

24 I also have three Resolutions of an Urgent
25 nature.

1 The first is entitled Resolution retaining
2 Mark Lieberman, Esq., Consultant with respect to
3 the Legislature of the State of New York for the
4 Legislative 2023 Session.

5 The second Urgent Resolution adopted SEQR
6 negative declaration and determination of non-
7 significance in connection with an application for
8 site plan approval for a parcel of land located in
9 Levittown, County of Nassau, New York.

10 And, the third Resolution approves an
11 overall layout site plan submitted by JM-2
12 Architects, P.C. on behalf of Wendolyn Madelena in
13 connection with the building application, 22-2504,
14 for the reconstruction of an existing church
15 building due to fire damage with additions and
16 alterations for Good Shepard Lutheran Church
17 including associated site improvements located on
18 the southwest side of Hempstead Turnpike and West
19 of Levittown, Hempstead, New York.

20 TOWN ATTORNEY MACCARONE: Mr. Supervisor,
21 Members of the Board, I recommend that this Board
22 amend the Hearing date and time of Item 67
23 proposed Hearing on the Mariners Burial Ground to
24 February 28, 2023 at 7:00 p.m. to accommodate
25 people to come and talk about this item.

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1 SUPERVISOR CLAVIN: Great. May I, please,
2 have a Motion on the Town Attorney's
3 recommendation.

4 DEPUTY SUPERVISOR GOOSBY: I move that we ^{Page | 52}
5 move the date.

6 COUNCILMAN CARINI: Second the Motion.

7 CLERK MURRAY: Supervisor Clavin?

8 SUPERVISOR CLAVIN: Aye.

9 CLERK MURRAY: Councilman Carini?

10 COUNCILMAN CARINI: Aye.

11 CLERK MURRAY: Deputy Supervisor Goosby?

12 DEPUTY SUPERVISOR GOOSBY: Aye.

13 CLERK MURRAY: Councilwoman Miller?

14 COUNCILWOMAN MILLER: Aye.

15 CLERK MURRAY: Councilman Muscarella?

16 COUNCILMAN MUSCARELLA: Aye.

17 SUPERVISOR CLAVIN: Does any Member of the
18 Board wish to be heard on the Administrative
19 Calendar?

20 (Whereupon, no comments were heard. After,
21 the following ensued.)

22 SUPERVISOR CLAVIN: I have one slip on the
23 Administrative Calendar, Felix Procacci, Franklin
24 Square.

25 Good Morning, Mr. Procacci, Happy New Year

1 to you and your family.

2 FELIX PROCACCI: Felix Procacci, Franklin
3 Square.

4 On Item Number 52, um, what documents did Page | 53
5 the COVID 19 Committee review prior to the Town
6 writing this Resolution?

7 SUPERVISOR CLAVIN: Good Morning, Town
8 Comptroller John Mastromarino.

9 COMPTROLLER MASTROMARINO: The first thing
10 is the requests come from the department, as far
11 as, what improvements are, um, necessary for
12 various Parks, um, that, um, is reviewed by my
13 office and it is sent to our, um, inhouse
14 physician, um, to review the, um, health issues
15 that are to be improved by those improvements.

16 Then it goes to outside Counsel to verify
17 that those improvements are in accordance with the
18 Federal guidelines and we have all that in place
19 at the present time.

20 FELIX PROCACCI: All those documents are
21 subject to FOIL?

22 COMPTROLLER MASTROMARINO: Um, sure, you
23 have done that in the past, you have asked for
24 these documents on other projects and we have
25 given them to you.

1 There is no difference.

2 FELIX PROCACCI: Who are the Members of the
3 COVID 19 Committee?

4 COMPTROLLELR MASTROMARINO: There is no Page | 54
5 Committee.

6 FELIX PROCACCI: It says "Committee" in the
7 Resolution.

8 COMPTROLLER MASTROMARINO: My office
9 reviews it.

10 The Town Attorney has an individual that
11 reviews it.

12 And, then, this goes to outside Counsel,
13 that is the process.

14 FELIX PROCACCI: Does the Committee Review
15 individual timesheets and, um, OSHA cards and OSHA
16 certificates?

17 SUPERVISOR CLAVIN: I don't think that has
18 anything to do with the transference.

19 FELIX PROCACCI: I know.

20 SUPERVISOR CLAVIN: It is called,
21 "fishing."

22 FELIX PROCACCI: No, it is not.

23 SUPERVISOR CLAVIN: No, it is.

24 FELIX PROCACCI: It is a real question.

25 SUPERVISOR CLAVIN: No, no, I know it is.

1 FELIX PROCACCI: It is not fishing.

2 SUPERVISOR CLAVIN: I know it is.

3 FELIX PROCACCI: I can explain why it is
4 not fishing.

5 SUPERVISOR CLAVIN: Okay.

6 FELIX PROCACCI: When I asked for the
7 documents that COVID 19 reviewed in 2021, you gave
8 me OSHA cards.

9 You gave me OSHA certificates.

10 You gave me timesheets that I never thought
11 a Committee would review.

12 I am not fishing.

13 I am basing this on real evidence.

14 COMPTROLLER MASTROMARINO: These
15 expenditures haven't happened yet.

16 This is a process that we have to draw the
17 monies from the funds that we received.

18 This is a process to put it out in the
19 public as to what we are doing.

20 It is not even a necessary process.

21 Then from there, the expenditures happen.

22 My office audits every expenditure to make
23 sure it complies with the Town Board Resolution.

24 FELIX PROCACCI: So, as of today, that
25 seven million dollars regarding this

1 Resolution, none of that seven million dollars has
2 been spent yet?

3 It is just being reviewed?

4 COMPTROLLER MASTROMARINO: That is correct. Page | 56

5 FELIX PROCACCI: Then, I have a similar
6 question for Item Number 53, where you are
7 transferring 1.7 million dollars.

8 You don't mention COVID 19, but you mention
9 it is proper within the American Rescue Plan.

10 Is this seven million dollars part of this
11 17 million dollars?

12 COMPTROLLER MASTROMARINO: This is in
13 addition to and again, the review was by our
14 inhouse, um, Medical Doctor as to, um, how it
15 relates to public health and public safety which
16 are the guidelines in the Federal Statute.

17 You can use this to offset payroll for
18 Federal, Health - - I am sorry, for health and
19 public safety.

20 And, that went to outside Counsel for
21 review for compliance with the regulations and we
22 have that.

23 FELIX PROCACCI: And, does he document any
24 report saying why it is or why it isn't?

25 COMPTROLLER MASTROMARINO: It is all in

1 the initial analysis by Dr. Dave and it is in the
2 documents that were sent to outside Counsel and
3 their opinion as to its compliance with the
4 regulations under the American Rescue.

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5 FELIX PROCACCI: So, I see there is another
6 10.7 million dollars in this transfer on Item 53,
7 is that still Park related stuff?

8 Item 52 says, "Park related Stuff."

9 Item 53 just says, "a transfer of 17.7
10 million dollars.

11 COMPTROLLER MASTROMARINO: Right.

12 FELIX PROCACCI: What is that?

13 COMPTROLLER MASTROMARINO: 17 million
14 dollars is a combination of salaries plus, um, the
15 overhead on salaries, such as, Workers
16 Compensation, the benefits package that goes with
17 payroll.

18 So, the total of the two are all in the
19 General Fund, so, it is a combination of the two
20 that is going to benefit the General Fund.

21 FELIX PROCACCI: But, just - - I want to
22 be clear.

23 I can get all of the opinions, it is
24 written.

25 Somebody wrote something about why this

1 money is appropriate for the American Rescue - -

2 SUPERVISOR CLAVIN: Mr. Procacci, what you
3 can do is and you are really no stranger to this,
4 you can file for a FOIL and you will be given the ^{Page | 58}
5 documents.

6 FELIX PROCACCI: I have come here with my
7 FOIL history and the problems I have had with it,
8 you can't answer when I ask questions out of this
9 short period I have, here.

10 SUPERVISOR CLAVIN: Okay.

11 FELIX PROCACCI: The FOIL process, the last
12 time, my COVID 19 request took thirteen months.

13 SUPERVISOR CLAVIN: Okay.

14 FELIX PROCACCI: And, in some cases, there
15 was only a one-page response to the FOIL for one
16 Resolution but you gave me thirty, 2019 related,
17 so, you kind of make it very hard for me.

18 SUPERVISOR CLAVIN: Nobody makes it hard
19 for you, actually, I think we are pretty
20 accommodating to you in the Town of Hempstead.

21 If you like the documents, you are very
22 familiar, you just do it five days a week.

23 You can submit the FOIL request and we will
24 comply with it and we send it to you.

25 FELIX PROCACCI: Not exactly, it isn't

1 quite that easy.

2 I wish it were. I tried to work with you
3 guys. You don't want to answer questions, so, it
4 is very difficult and that is why I am trying to ^{Page | 59}
5 get some clarity, right, now.

6 SUPERVISOR CLAVIN: Like I said, you can
7 submit that FOIL request and I think there is a
8 whole pike that says, "Felix Procacci FOIL
9 requests."

10 (Whereupon, the three-minute bell rang.
11 After, the following ensued.)

12 FELIX PROCACCI: I believe that - -

13 SUPERVISOR CLAVIN: Thank you very much, as
14 always, like I said, Happy New Year.

15 I don't have any other slips on the
16 Administrative Calendar, is there anybody that
17 wishes to be heard that did not sign in for the
18 Administrative Calendar?

19 Hold on, if you can go up there and State
20 your name and address.

21 We will start with you, ma'am.

22 PEARL JACOBS: Pearl Jacobs, Nostrand
23 Gardens Civic Association.

24 Item Number 46, um, does Kellenberg have a
25 sewage issue?

1 As President of the Civic Association and
2 resident of Uniondale, Kellenberg, currently, is
3 in the Uniondale.

4 The venue is in Uniondale.

5 On the new, Town of Hempstead apartheid
6 maps, the proposed, apartheid maps, they are
7 trying to move Kellenberg but I am concerned about
8 Kellenberg.

9 SUPERVISOR CLAVIN: Okay I won't
10 acknowledge your disparaging remarks but my
11 Building Department - - it is okay - - in relation
12 to 46, Danny, if you can explain it.

13 It is the improvement of their Athletic
14 Facility, is that correct?

15 You have to come up to the mic and give
16 your name.

17 DEPUTY COMMISSIONER LEO: Dan Leo, Deputy
18 Commissioner, Building Department.

19 If you could repeat the question, please.

20 SUPERVISOR CLAVIN: She wants to know if
21 Kellenberg had a sewage problem because of Number
22 46 or is this in connection with an improvement
23 that they are doing there?

24 DEPUTY COMMISSIONER LEO: Basically, they
25 are doing improvements to the site, specifically

1 the area that you are talking about is the
2 Athletic Field where they are making improvements.

3 SUPERVISOR CLAVIN: If I am not mistaken, I
4 think they are doing a ten-million-dollar
5 renovation of their Athletic facility - -

6 PEARL JACOBS: Sir, what is the scope, from
7 the engineering prospective, what is the scope of
8 this improvement?

9 DEPUTY COMMISSIONER LEO: I would be happy
10 to talk to you in the back.

11 PEARL JACOBS: Can you just give me a brief
12 overview.

13 I don't have time after this Meeting.

14 SUPERVISOR CLAVIN: Apparently, they put in
15 an application to redo the gymnasium, which, I
16 think, goes back prior to 1980.

17 They haven't made improvements since I went
18 to school there.

19 I went when it was Maria Regina.

20 They did a fundraiser like ten-million-
21 dollar fundraising project because they wanted to
22 expand and improve the gymnasium.

23 And, they also said an areas for the band
24 to play and along those kind of improvements.

25 So, he can get you the plans and you

1 can take a look at them, okay?

2 The gentleman over, there, sir, if you
3 would give your name and address for the record.

4 ANTHONY BONELLI: My name is Anthony
5 Bonelli. I live in Valley Stream.

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6 My question is regarding Number 50, um,
7 appointment of Barbara DeGrace to Commissioner of
8 the Housing Authority.

9 SUPERVISOR CLAVIN: Okay.

10 ANTHONY BONELLI: The Housing Authority, I
11 understand, has influence over, you know, Valley
12 Stream, um, like, for example, Monica Village
13 Homes for, you know, decades, four, five years
14 waiting to get in there.

15 SUPERVISOR CLAVIN: No, I don't think they
16 have any authority with Monica Village.

17 Monica Village is a separate entity than
18 the Town of Hempstead Housing Authority.

19 ANTHONY BONELLI: The Town of Hempstead has
20 no influence over Section 8 availability to - -

21 SUPERVISOR CLAVIN: No, no, not Monica
22 Village.

23 Monica Village, if I am not mistaken, is a
24 separate entity run by the Village of Valley
25 Stream.

1 The Town of Hempstead Housing Authority
2 doesn't run that facility or have any say over
3 that facility.

4 And, I am just telling you, I grew up in Page | 63
5 Valley Stream, so, I am pretty familiar with that.

6 ANTHONY BONELLI: All the residents in
7 Monica Village are from Valley Stream?

8 SUPERVISOR CLAVIN: I can't answer that.
9 You have to talk to the Village about that.

10 ANTHONY BONELLI: All right, let's move on.

11 Um, the appointment of Barbara DeGrace,
12 basically, the Mayor and Trustees of Valley Stream
13 are very favorable to the developers.

14 You do want developers.

15 We do want to have working relationships to
16 get things built, but, over they years, they have
17 been greatly generous with, um, providing
18 variances to our building codes to the detriment
19 of the residents of Valley Stream.

20 So, it concerns me that the former Mayor
21 John DeGrace's wife, Barbara DeGrace is being
22 appointed a Commissioner shortly after she put in
23 her resignation papers working at the Village and
24 her job for the past few years or actually many
25 years has been public relations.

1 My specific question is how is it that
2 Barbara DeGrace is getting appointed to
3 Commissionership with the Housing Authority when
4 her resume and her work experience reflects no Page | 64
5 merit to be holding that position in the Housing.

6 SUPERVISOR CLAVIN: I respectfully disagree
7 with you.

8 I have known Barbara DeGrace for thirty
9 years.

10 I know the former Mayor John DeGrace. My
11 Mom was the first female Trustee to serve in
12 Valley Stream in the history of Valley Stream.

13 And, you know what, like I said, I grew up
14 there.

15 My sister was the first female Village
16 Prosecutor.

17 I know Barbara DeGrace. I can attest to
18 her ethics, her work ethics as a person, as an
19 individual.

20 And, I thought she would be an asset in the
21 Housing Authority since the Housing Authority
22 really, you know what, needs some direction about
23 improvements and she is a great fit for it.

24 ANTHONY BONELLI: Well, my great, great
25 grandfather was a quantum physicist, does that

1 make me a special kind of mechanic?

2 SUPERVISOR CLAVIN: Well, I don't know,
3 maybe.

4 What is your degree?

5 ANTHONY BONELLI: My degree is in
6 Engineering.

7 SUPERVISOR CLAVIN: So, maybe you do.

8 ANTHONY BONELLI: Business Administration.

9 SUPERVISOR CLAVIN: Maybe you are good in
10 quantum physics.

11 ANTHONY BONELLI: Well, the public is
12 taking this appointment as something, you know,
13 unfavorable.

14 Well, the person has got merit, well, is
15 the merit - -

16 SUPERVISOR CLAVIN: Barbara DeGrace has
17 spent years in government, has had constituent
18 relations that are going to be imperative in
19 something like the Housing Authority.

20 Our Housing Authority is one of the largest
21 Housing Authorities in all of Long Island.

22 You need people on that Board that are
23 compassionate, have dealt with the public and
24 recognizing our Seniors and her work in the
25 Village of Valley Stream is a testament to that.

1 I think she has done a solid job with
2 working with Village residents and, particularly,
3 Seniors.

4 As I said, Monica Village, Monica Village ^{Page | 66}
5 is its own separate entity.

6 The Village has done a good job and in a
7 bipartisan way, because I know the government,
8 Valley Stream is a bipartisan government.

9 They have done a good job.

10 She is definitely able, more than capable
11 of filling a job on the Housing Authority Board.

12 ANTHONY BONELLI: As a final note regarding
13 Barbara DeGrace as an appointment as a
14 Commissioner on the Housing Authority, for the
15 Town of Hempstead, um, it just raises questions
16 from the public, the residents of Valley Stream.

17 You have a Village employee receiving a
18 forty thousand dollar raise in a single year.

19 SUPERVISOR CLAVIN: Once, again, what I am
20 saying you are sort of, for some reason, you are
21 talking about the Village of Valley Stream.

22 We don't run the Village of Valley Stream.

23 It is its own separate entity.

24 The Mayor and Trustees can do whatever they
25 want there and the residents can go there.

1 What I am saying, you are bringing up the
2 Village, as you brought up her husband being the
3 Mayor thirty years ago - -

4 ANTHONY BONELLI: The Town of Hempstead Page | 67
5 provides services to Valley Stream residents.

6 SUPERVISOR CLAVIN: The Village government
7 administers - -

8 ANTHONY BONELLI: I am aware of it. In any
9 event, the point I am trying to make, it is
10 suspect that you have the former Mayor's wife
11 getting a forty thousand dollar raise in a single
12 year, three years later, within a week, she is
13 getting appointed Commission on the Housing
14 Authority.

15 SUPERVISOR CLAVIN: Okay, you have to go
16 and ask the Mayor and the Trustees about any
17 raises that she received in Valley Stream.

18 ANTHONY BONELLI: It is not so much asking
19 the question about what she has gotten, the
20 question has to do with the merits, what does she
21 know about Housing?

22 SUPERVISOR CLAVIN: As I explained before
23 to you, from her work with constituent services
24 and Seniors with Valley Stream, I think she is
25 more than capable of this.

HEMPSTEAD TOWN BOARD JANUARY 10, 2023

1 ANTHONY BONELLI: I happen to disagree with
2 you and I am not alone with that opinion.

3 It is very suspicious of a former Mayor - -

4 (Whereupon, the three-minute bell rang. Page | 68

5 After, the following ensued.)

6 SUPERVISOR CLAVIN: By the way, I just want
7 to let you know and I do know the Mayor, I think
8 he lost his reelection, guys, I was in College,
9 probably 1989 was the last time that he was the
10 Mayor in the Village.

11 So, to say something when he was a Mayor
12 thirty years ago is questionable.

13 Next, we will call up - - we have three
14 minute rule.

15 Next, we will call the gentleman over,
16 here, the young man right there.

17 Thank you very, very much, sir.

18 Next, I will call the young man right,
19 there.

20 NEIL VERONI: Neil Veroni, Valley Stream.

21 SUPERVISOR CLAVIN: How are you doing?

22 Happy New Year.

23 NEIL VERONI: How much is she getting paid
24 to serve on the Housing Authority, Barbara
25 DeGrace?

1 Is it a paid position?

2 SUPERVISOR CLAVIN: John, offhand, you have
3 to tell them.

4 COMPTROLLER MASTROMARINO: Three thousand ^{Page | 69}
5 dollars a year.

6 SUPERVISOR CLAVIN: Three thousand dollars
7 a year. We will find out for you.

8 NEIL VERONI: Thank you.

9 Um, I just like to make some comments to go
10 along with what my friend, Anthony said.

11 This appointment is a disgrace.

12 The true qualification that she has is the
13 wife of the former Mayor.

14 And, by the way, I forgot to mention this,
15 Mr. Supervisor, John DeGrace was the former
16 Elections Commissioner over ten years ago and
17 during the tenure while she was in the Village of
18 Valley Stream, she was awarded a massive pay
19 increase in the span of 2018 to 2019, paid a six-
20 figure salary to be Deputy Village Clerk.

21 And, you want to talk about how great her
22 job was in the Village?

23 She failed to ensure that the Board
24 complied with the Open Meetings Law at a September
25 Meeting.

1 They Major actually stopped me from
2 recording the Meeting and shed didn't intervene to
3 stop the Mayor from violating my rights.

4 In addition, the Village of Valley Stream ^{Page | 70}
5 failed to post, basic documents on their website
6 in response to a FOIL request and treats the
7 public with utter disrespect.

8 The bottom line is Barbara DeGrace's
9 appointment is at a time of obvious patronage that
10 people are tired of.

11 And, it appears she doesn't even understand
12 FOIL and the Open Meetings Law, which she will
13 have to apply if she is appointed to the position.

14 And, overall, it just shows how unqualified
15 she is and really talking about tenure, I think it
16 is a disgrace, once, again.

17 Thank you.

18 SUPERVISOR CLAVIN: Okay, thank you for
19 your thoughts.

20 Like I said, a lot of your stuff is to be
21 directed to the Village of Valley Stream.

22 And, a Board Member doesn't handle FOIL,
23 that is actually handled by the Counsel there.

24 I know there was another hand that wished
25 to be heard.

1 Anybody else?

2 Name and address for the record, that would
3 be great.

4 PATTY HARRIS: Patty Harris, Uniondale.

5 I would like to know on Number 10, the
6 homes in Uniondale that is a part of this
7 Resolution?

8 SUPERVISOR CLAVIN: Commissioner from the
9 Building Department, Number 10, please.

10 Danny? Which one is going?

11 COMMISSIONER JAWITZ: Mr. Supervisor,
12 Members of the Board, Fred Jawitz, Building
13 Department.

14 All of those Resolutions that you see noted
15 are for board-ups and those in eminent danger,
16 possible structural failures.

17 Um, what happens when we come across our
18 enforcement procedures, we see a situation where a
19 house has to be either evacuated or boarded up
20 because of the eminent danger that is what is all
21 of those resolutions are for.

22 And, yes, there are that many of them.

23 SUPERVISOR CLAVIN: Mrs. Harris, after
24 this, you can get her the three addresses so she
25 can have them for her records.

1 She was concerned about those.

2 COMMISSIONER JAWITZ: Absolutely.

3 SUPERVISOR CLAVIN: If you can stick
4 around, he will get you the addresses.

5 PATTY HARRIS: There was a house that has
6 an overgrown tree because I have had Buildings
7 come out to my property to look at this tree.

8 This house should be torn down, even
9 somebody lives in there, it is a hazard to their
10 health because of the rodents and everything that
11 are in there.

12 I have had numerous letters for almost four
13 years about this house.

14 Um, this tree that is in his backyard is
15 messing up everybody else's yard.

16 And, they even said when they came out, it
17 is overgrown.

18 This man has done nothing to it.

19 It can cause eminent danger and could kill
20 somebody.

21 If it does, I would be the first one to sue
22 this Board, especially, if it hits my property
23 because it has been known that something is wrong.

24 This house is on California Avenue and you
25 can go back to see when I started sending

1 videos of the rodents and the tree that is there
2 and how this house should be torn down in the
3 first place.

4 Now, I hate to say that about somebody's Page | 73
5 house but this house is carrying disease in it.

6 COMMISSIONER JAWITZ: Let me just add
7 whenever you demolish a house because of eminent
8 danger, it is called a Chapter 90 process and that
9 takes a certain amount of time.

10 It goes to various stages.

11 PATTY HARRIS: It doesn't take over five
12 years to do this.

13 COMMISSIONER JAWITZ: Well, sometimes a
14 Chapter 90, well, it shouldn't take five years but
15 it can take quite a bit of time.

16 We will check on the address for you.

17 PATTY HARRIS: He is endangering people's
18 lives that live around him.

19 COMMISSIONER JAWITZ: We will go upstairs
20 and give you a full report about what is happening
21 on that project.

22 PATTY HARRIS: I already know nothing.
23 Somebody used to work in the City doing the same
24 thing you are doing, so, patting him on his ass
25 and letting him go by - -

HEMPSTEAD TOWN BOARD JANUARY 10, 2023

1 SUPERVISOR CLAVIN: Ma'am, ma'am, ma'am,
2 please.

3 PATTY HARRIS: Don't call me, "ma'am,"
4 Miss, watch your language and not curse in public,
5 Miss, it is disrespectful to everybody, here. Page | 74

6 Fran, at the end of the Meeting, I will ask
7 you to get the address of the house on California
8 Avenue.

9 PATTY HARRIS: Year after years to getting
10 something done, it makes you that angry.

11 If you want, I will apologize, I thank you.
12 It is getting out of hand not doing anything.

13 I pay taxes.

14 SUPERVISOR CLAVIN: So do I.

15 PATTY HARRIS: Yes, you do, you do pay
16 taxes.

17 I am sure you don't have somebody's house
18 that's got all of these rodents around you.

19 SUPERVISOR CLAVIN: You don't know.

20 PATTY HARRIS: Oh, I do know.

21 SUPERVISOR CLAVIN: Really.

22 PATTY HARRIS: Yes.

23 SUPERVISOR CLAVIN: Okay.

24 PATTY HARRIS: You want to be that smart,
25 let me say this to you, you said,

1 "Happy New Year," to people of non-color, when
2 people of color came up, here, you did not say,
3 "Happy New Year."

4 SUPERVISOR CLAVIN: Miss Harris, Miss
5 Harris, with all due respect, that is actually not
6 true at all, but you can say whatever you like.

7 PATTY HARRIS: You did not say, "Happy New
8 Year," so, please.

9 SUPERVISOR CLAVIN: Absolutely, a
10 falsehood.

11 PATTY HARRIS: Don't get on my bad side.

12 Now, also, number - -

13 (Whereupon, the three-minute bell rang.
14 After, the following ensued.)

15 SUPERVISOR CLAVIN: Well, thank you very,
16 very much.

17 The Building Commissioner will go in the
18 back and assist you right, now.

19 Is there anybody else that did not sign in
20 that wishes to be heard?

21 Thank you very, very much. Ms. Mereday,
22 how are you?

23 Welcome back. Happy New Year, even though
24 I did say it before, I made sure, in particular.

25 META MEREDAY: Meta J. Mereday.

1 Let's go through my numbers, here just in
2 case I get put out or whatever, Number 12, 34, 40,
3 48, 49, 52.

4 SUPERVISOR CLAVIN: Wait, wait, stop, Page | 76
5 Number 12?

6 META MEREDAY: 12, 34, 40, 48 49, 52 to
7 54, 55 to 57, um, and what I didn't get to say at
8 our previous Meeting we closed out in December, I
9 guess, like the previous speak, Miss Harris, I was
10 very aggravated in dealing with this Redistricting
11 situation on the Twon and County level.

12 And, again, the disrespect to residents to
13 have Meetings of this nature in the daytime and a
14 half hour apart is a disgrace, a disservice.

15 I want it on the record and I want it
16 noted.

17 And, as the speaker, who is very close to
18 me, everybody talks about their friends and
19 colleagues and the speaker wanted to know how
20 people get hired for jobs, if they don't have
21 credentials, it is all about the friends and
22 family plan, period.

23 But, yes, I also live in what would become
24 the apartheid map because it is illegal.

25 It is disgusting. It is just, again, a

1 | disservice, the fact that we pay the second
2 | highest property taxes in the Country.

3 | But, I digress, 2034, this is the quickest
4 | one, the attendants - - the authorizing
5 | attendants, who also goes to this Meeting, that is
6 | what I want to know?

7 | SUPERVISOR CLAVIN: Which one are you
8 | talking about?

9 | META MEREDAY: Number 34, the authorization
10 | of attendants of Deputy Supervisor Dorothy Goosby
11 | to the school and annual Meeting of the
12 | Association - -

13 | SUPERVISOR CLAVIN: The Deputy Supervisor
14 | goes.

15 | META MEREDAY: It is only that position
16 | that goes?

17 | DEPUTY SUPERVISOR GOOSBY: That is right, I
18 | am the only one that is authorized to go.

19 | META MEREDAY: That answers that question
20 | but nobody else on that Body needs to have
21 | training?

22 | There is no training for Council Members?

23 | There is no training, maybe in diversity
24 | compensation - -

25 | DEPUTY SUPERVISOR GOOSBY: Look it up

1 online, the Association of Towns, that is the
2 Association of Towns, all the Towns within the
3 State of New York, so, you can look and see I was
4 elected, I was President and so, I am still on Page | 78
5 Board.

6 And, I work with people from the other
7 parts of the State, so, anything my people need,
8 they get it for me.

9 META MEREDAY: I thought the Constitution
10 said, "We the People," so, what is it about, "my
11 people"?

12 DEPUTY SUPERVIOR GOOSBY: I am not as smart
13 as you.

14 META MEREDAY: Adopting the SEQRA, what is
15 that about?

16 You know, you might have the skills, you
17 might have the years on me, but, we can talk about
18 credentials even though the 3rd District of
19 Congress didn't get that opportunity.

20 SUPERVISOR CLAVIN: Number 40.

21 TOWN ATTORNEY MACCARONE: SEQRA
22 determination for issuance to a piece of property
23 with regard to the building, I am sure the
24 Building Department will have that.

25 META MEREDAY: Item 48, clarification.

1 TOWN ATTORNEY MACCARONE: The State changed
2 the law.

3 The Town formed a registry for foreclosed
4 houses and the State changed the law limiting the ^{Page | 79}
5 amount of money that the Town could charge up to
6 seventy-five dollars, so, we are amending our law
7 to reflect the new State Law that says, seventy-
8 five dollars.

9 META MEREDAY: Okay, 49, question, now,
10 reappointing him as the Member of the Board of
11 Appeals and Planning Board, so, if someone is a
12 part of the Planning Board, there is a conflict of
13 interest to my mind and your designating him
14 Chairman, wouldn't that responsibility even lie
15 with the particular Board themselves to determine
16 who the Chairman is?

17 And, you have, again, someone who is on two
18 very important positions, clarification?

19 SUPERVISOR CLAVIN: Appointing a Member of
20 the Board, appointing him the Chairman of the
21 Board, am I right, Jack?

22 CHIEF OF STAFF LIBERT: Yes, statutory, the
23 Town Board appoints the Chairman and also the
24 Planning Board and the Board of Appeals in
25 Hempstead is one in the same.

1 They serve both of those functions.

2 META MEREDAY: So, the are on Planning and
3 Appeals, what if somebody has a problem, if
4 something is going on with the Planning Board?

5 I will talk to you later.

6 CHIEF OF STAFF LIBERT: Sure.

7 META MEREDAY: Item 52, 54?

8 SUPERVISOR CLAVIN: You got a specific
9 question on that?

10 I know the Comptroller addressed it before
11 when Mr. Procacci brought it up.

12 META MEREDAY: No, earlier in the year,
13 this was designated as a "Rainy Day Fund,"
14 clarification on how that money was spent?

15 Is the Town still being sued with the
16 County as far as COVID funds?

17 (Whereupon, the three-minute bell rang.
18 After, the following ensued.)

19 SUPERVISOR CLAVIN: I don't remember any
20 lawsuit at all from the County regarding funds.

21 META MEREDAY: You don't remember the
22 County suing the Town for the funds that you got?

23 SUPERVISOR CLAVIN: No, we were never sued
24 by them.

25 No, the answer is no, no, there is no

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lawsuit.

META MEREDAY: Okay.

SUPERVISOR CLAVIN: Like I said, my Chief
of Staff and my Town Attorney will make themselves
available after for any other questions with that.

I don't have any other speakers, may I,
please, have a Motion to adjourn.

I am sorry, a Motion on the Administrative
Calendar.

DEPUTY SUPERVISOR GOOSBY: I move Number 10
through 66 plus the three that we have that are
added.

COUNCILMAN MUSCARELLA: Second.

CLERK MURRAY: Supervisor Clavin?

SUPERVISOR CLAVIN: Aye.

CLERK MURRAY: Councilman Carini?

COUNCILMAN CARINI: Aye.

CLERK MURRAY: Deputy Supervisor Goosby?

DEPUTY SUPERVISOR GOOSBY: Aye.

CLERK MURRAY: Councilwoman Miller?

COUNCILWOMAN MILLER: Aye.

CLERK MURRAY: Councilman Muscarella?

COUNCILMAN MUSCARELLA: Aye.

DEPUTY SUPERVISOR GOOSBY: Motion to
adjourn.

HEMPSTEAD TOWN BOARD JANUARY 10, 2023

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COUNCILMAN CARINI: Second the Motion.

CLERK MURRAY: Supervisor Clavin?

SUPERVISOR CLAVIN: Aye.

CLERK MURRAY: Councilman Carini?

COUNCILMAN CARINI: Aye.

CLERK MURRAY: Deputy Supervisor Goosby?

DEPUTY SUPERVISOR GOOSBY: Aye.

CLERK MURRAY: Councilwoman Miller?

COUNCILWOMAN MILLER: Aye.

CLERK MURRAY: Councilman Muscarella?

COUNCILMAN MUSCARELLA: Aye.

(Whereupon, the official meeting of the
Hempstead Town Board was concluded.)

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CERTIFICATE BY COURT REPORTER

Whereupon, I hereby certify that the foregoing testimony in the matter of the Hempstead Town Board Meeting held on January 10, 2023, consisting of pages 1 through 83 inclusive is an accurate transcription of my cryptic notes.

IN WITNESS WHEREOF, I SET MY HAND THIS DAY.



CFM

CERTIFIED COURT REPORTER

NORTH SHORE COURT REPORTERS

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