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TOWN OF HEMPSTEAD

ONE WASHINGTON STREET

TOWN HALL PAVILION

HEMPSTEAD, NEW YORK 11550

JUNE 5, 2018

10:30 A.M.

BEFORE: LAURA A. GILLEN,

SUPERVISOR

APPEARANCES :

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DEPUTY SUPERVISOR/COUNCILMAN BLAKEMAN

SENIOR COUNCILWOMAN GOOSBY

COUNCILMAN AMBROSINO

COUNCILMAN D'ESPOSITO (ABSENT)

COUNCILMAN DUNNE, SR.

MAJORITY LEADER/COUNCILWOMAN KING-SWEENEY

TOWN CLERK CABANA

DEPUTY TOWN CLERK TUMMINELLO

TOWN ATTORNY RA

COMPTROLLER CONROY

HEMPSTEAD TOWN BOARD 6/5/18

1 (Whereupon, Supervisor Gillen, Councilman
2 Ambrosino, Councilman Blakeman and Councilman
3 Dunne honored three Veterans, Serinthia Burgess of
4 Valley Stream, Frank Colon of Rockville Centre and ^{Page | 3}
5 Ralph Esposito of Floral Park, who were all
6 recently inducted in the New York Senate Hall of
7 Fame which was created to honor and recognize
8 outstanding Veterans from the Empire State who
9 have distinguished themselves both in military and
10 civilian life. Photos and citations were
11 presented. After, the following ensued.)

12 SUPERVISOR GILLEN: Good Morning, I would
13 like to welcome everyone to this regularly
14 scheduled Town Board Meeting.

15 For those of you who have never attended a
16 meeting before, we will first, have Public
17 Hearings followed by the Administrative Calendar.

18 There are meeting agendas available in the
19 rear of the Pavilion.

20 If you wish to be heard on any matters
21 before the Town Board, please, go to the rear of
22 the Pavilion and fill out a slip, which you can
23 obtain from on of the Public Safety Officers.

24 After the meeting is adjourned, the Town
25 Board will remain in session, as is our custom

1 for three hundred and fifty years to hear any
2 residents who would like to be heard on any other
3 matters.

4 Madam Clerk, would you, please, call the ^{Page | 4}
5 roll.

6 CLERK CABANA: Yes, good morning.

7 Councilman Ambrosino?

8 COUNCILMAN AMBROSINO: Here.

9 CLERK CABANA: Councilman Blakeman?

10 COUNCILMAN BLAKEMAN: Here.

11 CLERK CABANA: Councilman Dunne?

12 COUNCILMAN DUNNE: Here.

13 CLERK CABANA: Senior Councilwoman Goosby?

14 SENIOR COUNCILWOMAN GOOSBY: Here.

15 CLERK CABANA: Councilwoman King-Sweeney?

16 COUNCILWOMAN KING-SWEENEY: Here.

17 CLERK CABANA: Supervisor Gillen?

18 SUPERVISOR GILLEN: Here.

19 Councilman Dunne, would you, please, lead
20 us in the Pledge of Allegiance.

21 COUNCILMAN DUNNE: All rise, please your
22 right hand over your heart and join me.

23 (Whereupon, Councilman Dunne, led the
24 Assembly in the Pledge of Allegiance. After, the
25 following ensued.)

HEMPSTEAD TOWN BOARD 6/5/18

1 COUNCILMAN DUNNE: Thank you.

2 SUPERVISOR GILLEN: Madam Clerk, would you,
3 please, call the first Public Hearing.

4 CLERK CABANA: Petition of Commissioner of ^{Page | 5}
5 Buildings to demolish & remove the two-story wood
6 frame, one-family dwelling with detached two car
7 garage & remove all litter & debris from property
8 - Baldwin (3103 Eastern Parkway) East side of
9 Eastern Parkway, 43 feet North of Washington Place
10 - Department of Buildings.

11 SUPERVISOR GILLEN: I do not have any slips
12 on this matter, is there anybody that would like
13 to be heard?

14 META MEREDAY: Meta J. Mereday, Baldwin
15 resident.

16 I just wanted to confirm that I spoken, um
17 with Members of the Building Department, so, I
18 want to, again, make sure that this property is in
19 the process of this demolition and all of the
20 safety measures are going to be in place because
21 it has been in bad shape for a good while, so, we
22 just want to, again, make sure, on the record,
23 that in the event of the residents nearest to that
24 property will be protected.

25 I just want to have that assurance.

HEMPSTEAD TOWN BOARD 6/5/18

1 I said, for the record, I have spoken with
2 the Members of the Building Department.

3 So, they went over the process with me and
4 we are comfortable with that. Page | 6

5 I will report that to our community
6 residents.

7 SUPERVISOR GILLEN: I just got a slip for
8 Rori Gordon.

9 RORI GORDON: Good Morning, Rori Gordon,
10 Hauppauge, New York, 25 Kristen Lane, Hauppauge,
11 New York.

12 I am sorry, guys, traffic was real bad.

13 These Chapter 90's, are they going to be
14 demolished?

15 SUPERVISOR GILLEN: Yes.

16 RORI GORDON: Okay, are they going out for
17 bid?

18 SUPERVISOR GILLEN: Commissioner?

19 COMMISSIONER ROTTKAMP: Good Morning,
20 Supervisor, Members of the Town Board; yes, this
21 house will be going out for bid.

22 RORI GORDON: Is that one and two or just -
23 -

24 COMMISSIONER ROTTKAMP: After we do the
25 asbestos report on Number 2, we will determine

1 if that will go out for bid or not.

2 RORI GORDON: Okay, and Number 1?

3 COMMISSIONER ROTTKAMP: Number 1 will
4 definitely go out for bid.

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5 RORI GORDON: Okay, when you do that
6 asbestos report, do they tell you whether or not
7 the approximate cost?

8 COMMISSIONER ROTTKAMP: Yes, they do.

9 RORI GORDON: Okay, so, who makes the final
10 determination on the situation whether it goes out
11 to bid or not?

12 COMMISSIONER ROTTKAMP: It depends on the
13 cost for the asbestos to do the removal.

14 RORI GORDON: Okay, for example, I saw
15 there was a bid to removal on the calendar, today,
16 it is later on and, um, the situation was where
17 three bids came in and can you just walk me
18 through the process.

19 One bid would was twenty-five thousand the
20 other one was twenty-five thousand six hundred and
21 the third one was fifty thousand.

22 The first one received the bid.

23 It was awarded to them and they changed
24 their minds.

25 The second one, they received the bid.

1 It was awarded to them and they changed
2 their minds and the third person, they got the bid
3 and they accepted it, is that correct?

4 COMMISSIONER ROTTKAMP: That is not before ^{Page | 8}
5 the Board.

6 SUPERVISOR GILLEN: We are speaking on the
7 first Public Hearing.

8 RORI GORDON: Okay.

9 SUPERVISOR GILLEN: If you have questions
10 on the Administrative Calendar, you are more than
11 welcomed to make comments when we call that.

12 RORI GORDON: Can you explain to me how the
13 process is going to work, so, if it goes out for
14 bid, either of these homes, do they come in, do
15 they physically get into the house and make an
16 assessment whether it goes out for bid or not?

17 COMMISSIONER ROTTKAMP: That is determined
18 by the Town what happens with that specific one.

19 Supervisor, if I can answer the question.

20 Where the first bidder came in, he was the
21 low bidder, we awarded him the job.

22 As we were waiting for him to do the job,
23 he came back and said I bid too low, I can't do it
24 for that.

25 And, he took himself off the list.

1 The second bidder was awarded the job, the
2 same thing, he said, I bid too low. I can't do
3 that job.

4 Now, we are onto the third bidder and I was ^{Page | 9}
5 informed by Purchasing that because it has been
6 over a year, that it needs to be rebid as
7 incomplete.

8 The first two bidders have done this in the
9 past.

10 So, our recommendation to Purchasing is
11 that they are no longer allowed to bid because
12 they keep holding up the process.

13 They keep putting in these very low bids
14 and they can't do the job.

15 SUPERVISOR GILLEN: Thank you,
16 Commissioner.

17 RORI GORDON: That was the answer I was
18 looking for.

19 And, um, but my question is, Number 1 and
20 Number 2, did they not physically come in the
21 house to give you such a low bid or did they come
22 out and look at the house from the outside?

23 COMMISSIONER ROTTKAMP: I don't know, it
24 was over a year.

25 I don't know if they were inside or

1 not.

2 RORI GORDON: My point is maybe the
3 procedure might have to be changed, here, because
4 look at all the time that got wasted, you know, I ^{Page | 10}
5 am just - - we are starting out with these two.

6 I just wanted to know how it worked, that
7 was my question.

8 And, thank you, Commissioner, you did an
9 excellent job explaining it.

10 But, I think that is something to take up
11 for consideration, not to waste a lot of time,
12 would you want to live next to that house?

13 I certainly wouldn't.

14 Okay, thank you.

15 SUPERVISOR GILLEN: Is there anybody else
16 that would like to be heard on Public Hearing
17 Number 1?

18 (Whereupon, no response was heard. After,
19 the following ensued.)

20 SUPERVISOR GILLEN: Hearing none, may I
21 have a Motion?

22 COUNCILWOMAN KING-SWEENEY: Supervisor, I
23 move that the Hearing be closed, and the item be
24 adopted.

25 COUNCILMAN BLAKEMAN: I second the Motion.

HEMPSTEAD TOWN BOARD 6/5/18

1 SUPERVISOR GILLEN: Madam Clerk, would you
2 please call the roll.

3 CLERK CABANA: Councilman Ambrosino?

4 COUNCILMAN AMBROSINO: Aye.

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5 CLERK CABANA: Councilman Blakeman?

6 COUNCILMAN BLAKEMAN: Aye.

7 CLERK CABANA: Councilman Dunne?

8 COUNCILMAN DUNNE: Aye.

9 CLERK CABANA: Councilman King-Sweeney?

10 COUNCILMAN KING-SWEENEY: Aye.

11 CLERK CABANA: Senior Councilwoman Goosby?

12 SENIOR COUNCILWOMAN GOOSBY: Aye.

13 CLERK CABANA: Supervisor Gillen?

14 SUPERVISOR GILLEN: Aye.

15 Madam Clerk, please, call the next Public
16 Hearing.

17 CLERK CABANA: Petition of Commissioner of
18 Buildings to demolish & remove the one-story wood
19 frame, one-family dwelling with attached garage &
20 remove all litter and debris from property-
21 Franklin Square (867) Hemlock Street) South side
22 of Hemlock Street, 100 feet East of Palmetto Drive
23 - Department of Buildings.

24 SUPERVISOR GILLEN: I have Rori Gordon?

25 (Whereupon, "I am good," was called

1 out from the audience. After, the following
2 ensued.)

3 SUPERVISOR GILLEN: James Greisch? Please,
4 state your name and address for the record. Page | 12

5 JAMES GREISCH: My name is James Greisch.

6 I live at, um, um, Baldwin Drive, um, the
7 reason why I am here is because I feel, um, the
8 situation is mishandled by the Building
9 Department, um, because I was willing to work with
10 them.

11 And, I had the opportunity to fix the
12 problem with the electricity at the time.

13 Now, I find out the plumbing is gone, which
14 I feel there is plumbing before they boarded up
15 but, now, they are saying there is no plumbing
16 which I had no control over.

17 The problem is every time I try to do the
18 repairs, the people in the Building Department
19 would call the cops and say because I didn't own
20 the home, the problem is 2015 when they supposedly
21 - - I didn't own the home, I had shown them the
22 Deed in hand that showed that I owned the property
23 and everything.

24 COUNCILMAN BLAKEMAN: Do you own the home,
25 sir?

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1 JAMES GREISCH: Not, now, the property was
2 taken over May 10th of 2016.

3 COUNCILMAN BLAKEMAN: By whom?

4 JAMES GREISCH: I no longer own it. I am ^{Page | 13}
5 in the process with the bank to make out, um, a
6 purchase plan.

7 COUNCILMAN BLAKEMAN: So, you own the home?

8 JAMES GREISCH: I owned the home in 2015.

9 COUNCILMAN BLAKEMAN: Did you lose it in
10 foreclosure?

11 JAMES GREISCH: Yes, May 10th.

12 What happened was I was trying to short
13 sell it where somebody in the Building Department
14 said - - they boarded it up on ownership and it is
15 in the paperwork they sent.

16 They presented, and they gave me the number
17 which was in the Nassau County rule that they were
18 using to board up a home on ownership.

19 SUPERVISOR GILLEN: You no longer hold
20 titled to this home?

21 JAMES GREISCH: Not right, now, right, now,
22 I am in the process with the bank and the person
23 that does the sale in the bank, I am in the
24 process of working this out.

25 They are trying to sell it at a lower price

1 because they are taking a financial loss as far as
2 right, now, is concerned.

3 COUNCILMAN BLAKEMAN: Supervisor, if I may,
4 could I ask the Building Department to come Page | 14
5 forward and describe the condition of the
6 premises.

7 COMMISSIONER ROTTKAMP: Good Morning,
8 Supervisor, Members of the Town Board:

9 What is before the Town Board is not who
10 owns the property, that is basically, irrelevant.

11 What is before the Town Board is the status
12 of this house.

13 This house, we have had issues for many
14 years and I have a report from our engineer who is
15 here, today, who, basically, said, due to the fact
16 that there is large amounts of debris inside of
17 the home, um, it is parking egress and ingress.

18 So, it is a fire hazard.

19 Number 2, it is unfit for human occupancy,
20 um, by New York State Property Maintenance Code
21 due to the fact there is no electric.

22 There is unsanitary conditions, filthy
23 conditions, leaking sewer pipes and essential
24 equipment.

25 There is also unprotected openings

1 in the house in the suffice and the attic area
2 which vermin had entered, and we received
3 complaints from neighbors in reference to that and
4 based on all of these hazard factors, it is a
5 public nuisance and it is a recommendation of the
6 Building Department that we proceed with this
7 Hearing today.

8 COUNCILMAN BLAKEMAN: Okay, may I make a
9 suggestion, I am going to support going forward
10 with this today, but, the Building Department will
11 give you some time to solve these problems, if you
12 are capable of solving them.

13 But, it is not going to be a long amount of
14 time, so, they do that for everybody, so, it is
15 something that if you meet with them and you show
16 progress and you start clearing up these
17 violations, they will work with you.

18 Right, Commissioner?

19 COMMISSIONER ROTTKAMP: That is right,
20 Councilman.

21 COUNCILMAN BLAKEMAN: If you don't, then,
22 they have to do what is according to the Code.

23 JAMES GREISCH: Okay, that means they can't
24 be calling the cops?

25 The whole problem is Mr. Rottkamp's

1 People in his Department have been calling the
2 cops on me telling me because I don't own the
3 home, I don't own the home, I should be on the
4 property.

5 This is the whole reason why the property
6 is in the condition, they were, not him, but two
7 supervisors were preventing me from doing that
8 work.

9 I - -

10 COUNCILMAN BLAKEMAN: He needs to have a
11 permit, correct, to do some of the work?

12 COMMISSIONER ROTTKAMP: You have to be the
13 owner to do the work.

14 SUPERVISOR GILLEN: If you negotiate with
15 the bank, who is the title owner of the home, you
16 may wish to try to get them involved with the
17 conversations, right?

18 JAMES GREISCH: Right, right, that is what
19 I have been trying to do.

20 COUNCILMAN BLAKEMAN: Why don't you do
21 this, why don't you get a letter from the bank - -

22 JAMES GREISCH: Okay.

23 COUNCILMAN BLAKEMAN: - - giving you
24 permission to clear up some of the violations and
25 if we see progress, I think the Building

1 Department will work with you.

2 If you don't, unfortunately, we have to do
3 what we have to do.

4 JAMES GREISCH: Right, that is the other Page | 17
5 problem that I have, I have been trying to get
6 ahold of Mr. Rottkamp for over two and three
7 years.

8 Every time I try to get ahold of him,
9 everybody in his office says he is either on
10 vacation or - -

11 COUNCILMAN BLAKEMAN: Sir, sir - -

12 JAMES GREISCH: I want to work with him.

13 COUNCILMAN BLAKEMAN: We have a lot of
14 people in the Building Department, you don't
15 always have to talk to the Commissioner to get
16 things done.

17 We have a lot of capable people there.

18 Listen to me very carefully - -

19 JAMES GREISCH: Yes, sir.

20 COUNCILMAN BLAKEMAN: - - Go to the bank.

21 JAMES GREISCH: All right.

22 COUNCILMAN BLAKEMAN: Get a letter of
23 authorization to enter the property and, then, if
24 you can show progress cleaning it up, our Building
25 Department will work with you.

HEMPSTEAD TOWN BOARD 6/5/18

1 JAMES GREISCH: All right, all right.

2 COUNCILMAN BLAKEMAN: If not, they are
3 going to do what they have to do to protect the
4 community.

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5 Do you understand that?

6 JAMES GREISCH: That is perfectly
7 understandable.

8 COUNCILMAN BLAKEMAN: This is not something
9 - -

10 JAMES GREISCH: I will be dealing with - -

11 COUNCILMAN BLAKEMAN: You have to do this
12 right away, is that right, Mr. Rottkamp?

13 COMMISSIONER ROTTKAMP: Yes, we have been
14 in this situation for the last two years.

15 COUNCILMAN BLAKEMAN: You got to bring this
16 to a head.

17 We got to bring it to a head.

18 JAMES GREISCH: I agree with that, sir.

19 COUNCILMAN BLAKEMAN: Thank you.

20 SUPERVISOR GILLEN: Thank you.

21 I have a slip on this item from Roman
22 Davidoff?

23 ROMAN DAVIDOFF: Good morning, how are you
24 guys?

25 SUPERVISOR GILLEN: Would you, please,

1 state your name and address for the record.

2 ROMN DAVIDOFF: Yes, Roman Davidoff. 180-32
3 Union Turnpike, Fresh Meadows, New York.

4 I am a representative from Fanny Mae.

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5 I am the Managing Broker for this property.

6 The property in Franklin Square, this
7 property is acquired by Fanny Mae, recently, from
8 our Foreclosure Department.

9 We are in touch with the Court. We got the
10 possession of the property.

11 We haven't had any access to the property,
12 yet.

13 So, we recently received, um, a Court Order
14 and the Marshal will go to the property and evict
15 the personal property.

16 Then, we will have full possession of the
17 property.

18 And, then, we will do whatever is necessary
19 to do with this property to fix and get it to the
20 condition that it is supposed to be.

21 And, we will not agree to demolish this
22 property.

23 And, we have had no access.

24 We just acquired this property.

25 COUNCILMAN BLAKEMAN: Mr. Davidoff,

1 I will say the same thing to you.

2 ROMAN DAVIDOFF: Yes, I understand.

3 COUNCILMAN BLAKEMAN: Our Building

4 Department, as soon as you get authorization to Page | 20

5 start cleaning the place up - -

6 ROMAN DAVIDOFF: Absolutely, absolutely, we
7 have no access to the property.

8 COUNCILMAN BLAKEMAN: There isn't just
9 clean up the property, if you work with them, they
10 will work with you, correct?

11 COMMISSIONER ROTTKAMP: Correct.

12 ROMAN DAVIDOFF: Absolutely, whatever needs
13 to be done on the property, we will deal with the
14 Building Department.

15 SUPERVISOR GILLEN: Mr. Davidoff - -

16 ROMAN DAVIDOFF: Yes?

17 SUPERVISOR GILLEN: Right behind you is our
18 Commissioner of Buildings, if you just connect
19 with him and do what you need to do to take care
20 of the property.

21 ROMAN DAVIDOFF: Okay, that is good. I
22 just need some time, like I said, we have no
23 possession of the property.

24 Four weeks we couldn't get entry to the
25 property, now, we got it, so, we are okay to do

1 whatever we need to do, okay.

2 SUPERVISOR GILLEN: Thank you.

3 ROMAN DAVIDOFF: Thank you.

4 SUPERVISOR GILLEN: Felix Procacci?

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5 FELIX PROCACCI: Felix Procacci. 1165
6 Barnes Street, Franklin Square, New York.

7 Um, I have been working with Mr. Greisch,
8 first, he called me regarding this property.

9 This is a picture I took yesterday.

10 I have had three houses on my block that
11 look far worse than this and they were in
12 foreclosure, demolished by fire and, um, no one
13 ever, you know, this is a lot of brick and stone,
14 here.

15 And, they never threatened to tear it down.

16 It went on for years.

17 It went on for years.

18 Right directly across the street from me,
19 the guy overdosed on crack.

20 COUNCILMAN BLAKEMAN: This is the house in
21 question?

22 FELIX PROCACCI: This is the house in
23 question, yes.

24 And, so, I talk with Mr. Greisch and his
25 brother regarding this.

1 It seems the process seemed to be - - I am
2 not sure of the formal process.

3 It seems like the chicken and egg kind of
4 thing because, you know, someone had died with a ^{Page | 22}
5 mortgage on the house and supposedly inherited the
6 house that they didn't have the official
7 ownership.

8 The Town boarded it up, you know, and then,
9 because it boarded it up, they weren't able to fix
10 it up.

11 They had, according to them, once, again,
12 this is what they told me, had two offers of sale
13 in 2015, they couldn't execute it because the Town
14 boarded it up and restricted them from going on
15 the property.

16 And, vandals, their belief is vandals took
17 out plumbing, which they did on my block.

18 I used to call the cops constantly. They
19 used the house. The other guy died. There were
20 two drug dealers on my block.

21 They come and rip out the plumbing.

22 The house did have plumbing at one time and
23 they ripped it out and, now, how do you have a
24 house you can't enter it and vandals take the
25 plumbing.

1 Now, you are in that situation where there
2 has to be some compassion with the Building
3 Department and the owners and the people that are
4 concerned just opposed the following. Page | 23

5 A rigid policy which I think is rigid.

6 And, work with them, I think a lot of this
7 probably could have been avoided.

8 They could be more reasonable because I
9 have all the notes from the Building Department
10 going back to 2015.

11 I read through it thoroughly and all the
12 resolutions that were passed.

13 I mean we have a zombie home.

14 Was the lender of this foreclosed property
15 asked to maintain this property and provide
16 deposited money to reimburse the Town for work
17 done to maintain the property?

18 There was a zombie law that we passed two
19 years ago, was that done?

20 That is one of the processes.

21 What prompted the Town to decide to
22 demolish this building just because I had a wood
23 frame house that went on fire, big fire two and a
24 half years ago and it was in disrepair, they just
25 moved in this year.

1 So, it was repaired and the Town did not
2 come along and demolish that house.

3 So, it is just things, it seems like the
4 communication - - I can't speak at anything
5 authoritative.

6 I admitted it is hearsay.

7 People are passionate about this and, you
8 know, looking through the notes, it seems like
9 there are a lot of, you know, wrangling bout it
10 and the process, you know.

11 If someone comes out to your house and it
12 is boarded up, I don't blame them, it is where I
13 live and why wasn't the thing, the zombie law
14 enforced?

15 Was it put on the registry?

16 Is there a process, a rigid process, a
17 formal process by which a consumer resident can
18 say, okay, at this point, this is where I go, so,
19 as opposed to the Building Commissioner or
20 Supervisor telling one thing and another telling
21 another thing?

22 I don't know.

23 COUNCILMAN BLAKEMAN: Felix, I think the
24 issue is the seminole issue is, basically, there
25 is legal ownership.

1 Give him another twenty seconds.

2 There is legal ownership issues and right,
3 now, he is out of ownership, that doesn't even
4 give him the right to be here.

5 So, he has to straighten that out with the
6 bank.

7 If he straightens that out with the bank
8 and he starts cleaning the place up like you heard
9 me say, we will work with him.

10 If he can't straighten out the thing with
11 the bank, the bank has to clean it up.

12 Then we will have to take action because
13 there maybe worse houses in the Town of Hempstead
14 that is pretty bad.

15 I wouldn't want to live next to it and I
16 don't think you would either.

17 SUPERVISOR GILLEN: I think what you are
18 saying - -

19 FELIX PROCACCI: Part of the problem was -
20 - I am sorry, but part of the problem from the
21 beginning, back in 2015, before it was in
22 foreclosure, that there was a question of
23 ownership and that is what prevented him from
24 going.

25 But, then, he did get a Deed that

1 showed ownership, by that time, the Town had
2 boarded it up.

3 So, you say like the miscommunication
4 caused problems from my understanding, things are ^{Page | 26}
5 more organized and I am only saying this, not only
6 for this situation but in future situations, I
7 don't want anyone to ever go through this if there
8 is a way of fixing the problem early on instead
9 of letting it go two years later, leaving any
10 house for three years in the cold and weather will
11 cause problems, even a good, well maintained house
12 could go into disrepair just by a person
13 abandoning it.

14 If there were good procedures upfront,
15 maybe we could have solved this in 2015 and we
16 wouldn't here, today.

17 SUPERVISOR GILLEN: I understand your
18 comment is that you're concerned about the
19 process, so, if you have suggestions of what you
20 think is wrong with the process that we are
21 following, if you would like to submit them, we
22 will take them under consideration.

23 And, I will discuss them with the Building
24 Commissioner.

25 But, with respect to the specific facts of

1 this case, there are some questions about title
2 throughout the process, that this person did not
3 hold title to the house and they could not do
4 anything.

5 FELIX PROCACCI: He - - they did have
6 proof. They did have it. It came too late after
7 the Building Department took actions.

8 Do you know what I am saying?

9 So, let's say I own title but I can't prove
10 it at this time, then, you go ahead and board up
11 my house, restrict me from going on that land and,
12 now, it goes into disrepair, six months later I
13 show, "here is the proof, I did have title to it,"
14 and time has passed without any, you know that
15 happens every time and that is what caused the
16 problem - -

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

19 SENIOR COUNCILWOMAN GOOSBY: Excuse me, did
20 we not have complaints from the neighbors about
21 that house?

22 FELIX PROCACCI: There were complaints and
23 the complaints did go away too.

24 I read all the notes.

25 SENIOR COUNCILWOMAN GOOSBY: Well, the

1 Neighbors have a right to live near a home that
2 they feel comfortable with.

3 FELIX PROCACCI: That is the issue, here.

4 SENIOR COUNCILWOMAN GOOSBY: Well, it is in ^{Page | 28}
5 a sense.

6 FELIX PROCACCI: No, the issue is what I am
7 trying to do, she is the Presiding Officer, not
8 you.

9 SENIOR COUNCILWOMAN GOOSBY: Be respectful.

10 FELIX PROCACCI: No, no, the thing is - -

11 SUPERVISOR GILLEN: Thank you, Felix, your
12 time is up.

13 FELIX PROCACCI: She let the clock run a
14 lot while Mr. Blakeman was talking.

15 COUNCILMAN BLAKEMAN: You got the extra
16 twenty seconds.

17 FELIX PROCACCI: How long was it? Anyway,
18 I don't believe there us a fixed process.

19 I am going to FOIL it.

20 I don't believe there is a fixe process in
21 the Building Department that requires why wasn't
22 the bank notified prior years ago?

23 Why wasn't this taken care of this a year
24 ago?

25 Why was it when it was in the foreclosure

1 why it didn't it go on the zombie list?

2 There are a lot of questions.

3 I am going to foil all of these documents

4 to see was it on the zombie home list?

5 Was the process followed?

6 You have a lot of process, a lot of things

7 you could have followed.

8 SUPERVISOR GILLEN: Okay, Felix, thank you.

9 If you like to submit your concerns, we
10 will discuss them.

11 FELIX PROCACCI: As soon as I find out what
12 the current process is, I will.

13 SUPERVISOR GILLEN: I don't have any other
14 slips on this Public Hearing, is there anybody
15 else that would like to be heard?

16 (Whereupon, no response was heard. After,
17 the following ensued.)

18 SUPERVISOR GILLEN: May I have a Motion.

19 COUNCILMAN BLAKEMAN: I move that the
20 Public Hearing be closed and permission granted.

21 COUNCILMAN AMBROSINO: I second the Motion.

22 CLERK CABANA: Councilman Ambrosino?

23 COUNCILMAN AMBROSINO: Aye.

24 CLERK CABANA: Councilman Blakeman?

25 COUNCILMAN BLAKEMAN: Aye.

HEMPSTEAD TOWN BOARD 6/5/18

1 CLERK CABANA: Councilman Dunne?

2 COUNCILMAN DUNNE: Aye.

3 CLERK CABANA: Councilman King-Sweeney?

4 COUNCILMAN KING-SWEENEY: Aye.

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5 CLERK CABANA: Senior Councilwoman Goosby?

6 SENIOR COUNCILWOMAN GOOSBY: Abstain.

7 CLERK CABANA: Supervisor Gillen?

8 SUPERVISOR GILLEN: Aye.

9 Madam Clerk, please, call the next Public
10 Hearing.

11 CLERK CABANA: Proposed Local Law Re:
12 "Regulations and Restrictions" to limit parking in
13 Franklin Square, Inwood, Seaford, West Hempstead,
14 Woodmere (To amend Chapter 202 of the Code of the
15 Town of Hempstead)

16 SUPERVISOR GILLEN: I do not have any slips
17 on this Public Hearing, is there anyone that would
18 like to be heard?

19 (Whereupon, no response was heard. After,
20 the following ensued.)

21 SUPERVISOR GILLEN: Hearing none, may I
22 have a Motion.

23 COUNCILMAN BLAKEMAN: I move that the
24 Public Hearing be closed and the Local Law
25 adopted.

HEMPSTEAD TOWN BOARD 6/5/18

1 COUNCILMAN AMBROSINO: I second the Motion.

2 SUPERVISOR GILLEN: Madam Clerk, would you,
3 please call the roll.

4 CLERK CABANA: Councilman Ambrosino?

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5 COUNCILMAN AMBROSINO: Aye.

6 CLERK CABANA: Councilman Blakeman?

7 COUNCILMAN BLAKEMAN: Aye.

8 CLERK CABANA: Councilman Dunne?

9 COUNCILMAN DUNNE: Aye.

10 CLERK CABANA: Councilman King-Sweeney?

11 COUNCILMAN KING-SWEENEY: Aye.

12 CLERK CABANA: Senior Councilwoman Goosby?

13 SENIOR COUNCILWOMAN GOOSBY: Aye.

14 CLERK CABANA: Supervisor Gillen?

15 SUPERVISOR GILLEN: Aye.

16 Madam Clerk, please, call the next Public
17 Hearing.

18 CLERK CABANA: Proposed Local Law Re:

19 "Parkin or Standing Prohibitions" in North

20 Bellmore, Near Westbury, West Hempstead, (To amend

21 Section 202-1 of the Code of the Town of

22 Hempstead)

23 SUPERVISOR GILLEN: I do not have any slips

24 on this Public Hearing, is there anybody who would

25 like to be hard?

HEMPSTEAD TOWN BOARD 6/5/18

1 (Whereupon, no response was heard. After,
2 the following ensued.)

3 SUPERVISOR GILLEN: Hearing none, may I
4 have a Motion.

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5 COUNCILMAN DUNNE: I make a Motion that the
6 Hearing be closed and the local law be adopted.

7 COUNCILMAN AMBROSINO: I second the Motion.

8 CLERK CABANA: Councilman Ambrosino?

9 COUNCILMAN AMBROSINO: Aye.

10 CLERK CABANA: Councilman Blakeman?

11 COUNCILMAN BLAKEMAN: Aye.

12 CLERK CABANA: Councilman Dunne?

13 COUNCILMAN DUNNE: Aye.

14 CLERK CABANA: Councilman King-Sweeney?

15 COUNCILMAN KING-SWEENEY: Aye.

16 CLERK CABANA: Senior Councilwoman Goosby?

17 SENIOR COUNCILWOMAN GOOSBY: Aye.

18 CLERK CABANA: Supervisor Gillen?

19 SUPERVISOR GILLEN: Aye.

20 Madam Clerk, please, call the next Public
21 Hearing.

22 CLERK CABANA: Proposed Local Law Re:
23 "Arterial Stops" in Wantagh (To amend Section 197-
24 5 of the Code of the Town of Hempstead)

25 SUPERVISOR GILLEN: I do not have any

HEMPSTEAD TOWN BOARD 6/5/18

1 slips on this Public Hearing, is there anyone that
2 would like to be heard?

3 (Whereupon, no response was heard. After,
4 the following ensued.) Page | 33

5 SUPERVISOR GILLEN: Hearing none, may I
6 have a Motion.

7 COUNCILWOMAN KING-SWEENEY: Supervisor, I
8 move to close the Hearing and adopt the item.

9 COUNCILMAN DUNNE: I second the Motion.

10 CLERK CABANA: Councilman Ambrosino?

11 COUNCILMAN AMBROSINO: Aye.

12 CLERK CABANA: Councilman Blakeman?

13 COUNCILMAN BLAKEMAN: Aye.

14 CLERK CABANA: Councilman Dunne?

15 COUNCILMAN DUNNE: Aye.

16 CLERK CABANA: Councilman King-Sweeney?

17 COUNCILMAN KING-SWEENEY: Aye.

18 CLERK CABANA: Senior Councilwoman Goosby?

19 SENIOR COUNCILWOMAN GOOSBY: Aye.

20 CLERK CABANA: Supervisor Gillen?

21 SUPERVISOR GILLEN: Aye.

22 Madam Clerk, please, call our next Public
23 Hearing.

24 CLERK CABANA: Proposed Local Law Re:
25 "Traffic Regulations in the Vicinity of Schools"

HEMPSTEAD TOWN BOARD 6/5/18

1 in (near) Westbury (To amend Section 197-13 of the
2 Code of the Town of Hempstead)

3 SUPERVISOR GILLEN: I do not have any slips
4 on this Public Hearing, is there anyone that would ^{Page | 34}
5 like to be heard?

6 (Whereupon, no response was heard. After,
7 the following ensued.)

8 SUPERVISOR GILLEN: Hearing none, may I
9 have a Motion.

10 COUNCILMAN AMBROSINO: I move the Public
11 Hearing be closed and the proposed local law be
12 adopted.

13 SENIOR COUNCILWOMN GOOSBY: I second the
14 Motion.

15 CLERK CABANA: Councilman Ambrosino?

16 COUNCILMAN AMBROSINO: Aye.

17 CLERK CABANA: Councilman Blakeman?

18 COUNCILMAN BLAKEMAN: Aye.

19 CLERK CABANA: Councilman Dunne?

20 COUNCILMAN DUNNE: Aye.

21 CLERK CABANA: Councilman King-Sweeney?

22 COUNCILMAN KING-SWEENEY: Aye.

23 CLERK CABANA: Senior Councilwoman Goosby?

24 SENIOR COUNCILWOMAN GOOSBY: Aye.

25 CLERK CABANA: Supervisor Gillen?

HEMPSTEAD TOWN BOARD 6/5/18

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SUPERVISOR GILLEN: Aye.

Madam Clerk, please, call our next Public Hearing.

CLERK CABANA: Proposed Local Law Re: "School Speed Limits" in Roosevelt - Pleasant Avenue, Ellison Avenue (To amend Chapter 190 of the Code of the Town of Hempstead by the insertion of a location into Section 190-4, Subdivision "A" in relation to a 20 mile per hour School Speed Limit)

SUPERVISOR GILLEN: I do not have any slips on this Public Hearing, is there anyone that would like to be heard?

(Whereupon, no response was heard. After, the following ensued.)

SUPERVISOR GILLEN: Hearing none, may I have a Motion.

SENIOR COUNCILWOMAN GOOSBY: I move that the Public Hearing be closed and the decision be adopted.

COUNCILMAN BLAKMAN: I second the Motion.

SUPERVISOR GILLEN: Madam Clerk, please, call the roll.

CLERK CABANA: Councilman Ambrosino?

COUNCILMAN AMBROSINO: Aye.

HEMPSTEAD TOWN BOARD 6/5/18

1 CLERK CABANA: Councilman Blakeman?

2 COUNCILMAN BLAKEMAN: Aye.

3 CLERK CABANA: Councilman Dunne?

4 COUNCILMAN DUNNE: Aye.

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5 CLERK CABANA: Councilman King-Sweeney?

6 COUNCILMAN KING-SWEENEY: Aye.

7 CLERK CABANA: Senior Councilwoman Goosby?

8 SENIOR COUNCILWOMAN GOOSBY: Aye.

9 CLERK CABANA: Supervisor Gillen?

10 SUPERVISOR GILLEN: Aye.

11 Madam Clerk, please, call the next Public
12 Hearing.

13 CLERK CABANA: Proposed Local Law entitled
14 "Department of Occupational Resources" (To amend
15 Chapter 64 of the Code of the Town of Hempstead by
16 inserting a new Section 64-6 entitled "Town
17 Participation in Federal and State Programs" in
18 relation to the Town funding Department of
19 Occupational Resources employees and other
20 departmental activities)

21 SUPERVISOR GILLEN: I do not have any slips
22 on this Public Hearing, is there anyone that would
23 like to be heard?

24 (Whereupon, "yes" was heard calling out
25 from the audience.)

HEMPSTEAD TOWN BOARD 6/5/18

1 META MEREDAY: Meta J. Mereday, Baldwin
2 resident.

3 I need some clarification with regard to
4 just the particulars with regard to this, what was ^{Page | 37}
5 it - - what was the intent of it?

6 What is the direction for short-term, long-
7 term?

8 TOWN ATTORNEY RA: This local law allows
9 the Town of Hempstead to use general Town of
10 Hempstead funds to contribute to the operations of
11 the Occupational Resources Department which is
12 funded by the Federal Government.

13 META MEREDAY: Okay.

14 SUPERVISOR GILLEN: So, basically, what
15 happens, Ms. Mereday is that our Department of
16 Occupational Resources is generally funded by the
17 New York State Department of Labor grant.

18 Um, what happened because of certain
19 retirement incentives, um, the Department found
20 itself in a deficit because it had unanticipated
21 costs that it had to meet, so, this will enable us
22 to bring - - correct the deficit that currently
23 exists in the Department of Occupational Resources
24 that we can continue operations and provide very,
25 very important services that Department

1 provides to our residents, so, it enables us to do
2 that, which has not been part of the law
3 previously.

4 META MEREDAY: So, this, now, if we are Page | 38
5 talking, incorporates State and Federal funds that
6 follows that this Department for this particular
7 aspect follows State and Federal mandates.

8 SENIOR COUNCILWOMA GOOSBY: It does on one
9 hand we need to do that, keep them operating until
10 July and in July have resources, as the Supervisor
11 said, we had many, many people who retired and it
12 took much more longer than it should have.

13 We couldn't help it, actually, to pay off
14 those retirements.

15 We don't want this to close.

16 It serves the people in our areas
17 especially in my District because we have many
18 people.

19 We have nine percent job rate, here, you
20 know, it is really high.

21 And, we do this to train people, so that
22 they can, at least, get themselves ready for work.

23 META MEREDAY: Okay.

24 SENIOR COUNCILWOMAN GOOSBY: Just this one
25 time.

1 META MEREDAY: Okay, I understand that, the
2 documentation, in terms of how you determine where
3 this funding is actually best utilized, where the
4 results, where the benchmarks, it seems we don't ^{Page | 39}
5 have any reports.

6 We kind of throw numbers out but we don't
7 generate any reports.

8 If we spend "X" dollars and we generated
9 "Y" in terms of the number of jobs and I am saying
10 this because New York State, particularly, you
11 know exercised its option to use hundreds of
12 millions of dollars in the eyes of start-ups and
13 generated maybe two hundred jobs, so, that doesn't
14 seem to be a great return on tax dollars.

15 So, I am just trying to ask if there could
16 be some type of generation of a report finding,
17 you know, this is how much money we spent. This
18 is what was generated from it.

19 These are the types of training.

20 You need to have some type of documentation
21 to provide recommendations.

22 COUNCILMAN DUNNE: I visited there, 50
23 Clinton Street, they do an incredible job there.

24 I saw a woman there learning how to use the
25 computer, doing applications and putting resumes

1 together.

2 I was there last week, harvest was giving
3 food to Veterans.

4 They do an incredible job and for us to
5 give them a little infusion, this is a one-time
6 thing to get them back on their feet with all the
7 costs we impose on them, then, we should do it.

8 META MEREDAY: Again - -

9 SENIOR COUNCILWOMAN GOOSBY: You can go
10 over there and they will speak to you any time.

11 META MEREDAY: I have been there.

12 SENIOR COUNCILWOMAN GOOSBY: You have?

13 META MEREDAY: Yes, I have.

14 There are a lot of places, it might
15 surprise you.

16 SENIOR COUNCILWOMAN GOOSBY: No, it
17 wouldn't surprise me.

18 I know you have plenty of time to do that.

19 META MEREDAY: It is ironic you kind of
20 make those statements. I am trying not to take
21 offense.

22 SENIOR COUNCILWOMAN GOOSBY: No, no, it is
23 good. I see you around.

24 META MEREDAY: I appreciate that.

25 SENIOR COUNCILWOMAN GOOSBY: It is a

1 Compliment.

2 META MEREDAY: I take compliments well.

3 Thank you.

4 I am just saying, again, all of this should ^{Page | 41}
5 be documented.

6 We have these nice little conversations.

7 You take the pictures.

8 It is in Newsday, I get it, but, we need
9 documentation.

10 Taxpayers need to see where our hard-earn
11 dollars are actually are going, results, numbers.

12 This is 2018.

13 You just can't have this, oh, they do this,
14 stop by, have a cup of coffee.

15 SENIOR COUNCILWOMAN GOOSBY: Would you,
16 please explain to her how we document, they have
17 to do that?

18 TOWN ATTORNEY RA: The Department has to
19 file reports with New York State and the Federal
20 Government, so, there are documents.

21 There are reports available.

22 You can FOIL them.

23 I am not exactly sure how they make their
24 reports public, if they put them on line.

25 You can call Occupational Resources and

1 they will, I am sure, assist you, thousands of
2 reports do exist.

3 META MEREDAY: Okay, how can the budget
4 process take place, whether it is here at the Town Page | 42
5 or any municipality, if we continue to operate in
6 this type of vacuum mentality?

7 We are continuing to throw money, whether it
8 is good, bad or indifferent, with little
9 justification from the public's prospective as to
10 how it is spent.

11 And, we wonder why when these things come
12 out in the media, when everybody wants to ask
13 questions how could this happen, you know, we are
14 becoming a national embarrassment in this amount
15 of taxes that we have to go through.

16 We need to do something better.

17 We need to do it differently.

18 And, I don't know how many ways, how many
19 opportunities this could be presented, the
20 question would be asked that we need to do it
21 differently.

22 We don't model anything positive or
23 proactively for what we pay here, and it is
24 getting very tiring from this prospective because

1 as it was mentioned earlier, the increase in
2 zombie
3 Homes is starting to get ridiculous.

4 You approved all of this. I am still on ^{Page | 43}my
5 time, so, I am going to say what we are approving
6 all of this and we got potholes that are - -

7 SUPERVISOR GILLEN: We are talking about
8 Item 8.

9 META MEREDAY: I understand that.

10 SUPERVISOR GILLEN: I have to limit your
11 comments to Item 8, you are welcome to make any
12 other comments at Public Comments.

13 META MEREDAY: I am trying to finish the
14 comments as it pertains to this, if we are talking
15 about creating the jobs, creating opportunities,
16 where are we going to put - - when are you going
17 to put the information out there in the community
18 that these are the opportunities, that these are
19 the jobs?

20 These are the areas, the gateway of,
21 provided these are the areas of opportunity.

22 Tell somebody they can go to the State or
23 they can FOIL to get the information is
24 unacceptable.

HEMPSTEAD TOWN BOARD 6/5/18

1 COUNCILMAN DUNNE: I agree with you. I
2 like what you are saying, maybe we should do a TV
3 commercial.

4 Putting it in the mail, they throw it out. ^{Page | 44}
5 No one will read it.

6 You put a report in the mail and, of
7 course, the cost is something people worry about.
8 If you do a TV commercial, people surfing and say,
9 oh, I didn't know they do that, that all we have
10 to do is call this number or get it up on our
11 computer and if we don't have a computer, come to
12 Clinton Street, whatever, I like that, letting
13 more people know about the services that the
14 Department of Occupational Services have.

15 I am going to talk to the Commissioner
16 there and see if we can do it with Hofstra and
17 have them do a free commercial and put it on the
18 area for us.

19 META MEREDAY: Exactly, that is what I am
20 saying, think out of the box.

21 We can maybe stem some of the tide of what
22 is going on, that's it.

23 Thank you.

24 SUPERVISOR GILLEN: Thank you. I do not
25 have anymore slips on this Public Hearing.

1 Is there anybody else?

2 FELIX PROCACCI: Felix Procacci. 1165
3 Barnes Street, Franklin Square.

4 I wasn't going to talk on this issue, but I ^{Page | 45}
5 had an idea since we are going to fund this with
6 taxpayers' money - -

7 SUPERVISOR GILLEN: Felix, I just want to
8 point out, Mr. Procacci, I just want to point out
9 to you these were retirement incentives costs that
10 were incurred with in connection with retirement
11 incentives over the past two years, '16 and '17
12 that left a deficit of, approximately, seven
13 hundred dollars.

14 We need to fill that gap.

15 However, this is not the way we intend to
16 operate going forward.

17 We are going to be working with the
18 Commissioner to have a sustainable budget, so we
19 don't have to have these emergency-gap measures
20 going forward.

21 FELIX PROCACCI: Yeah, but, my idea was to
22 make this Department more efficient, why don't
23 they advertise Town jobs since we don't want to do
24 that when there are job opportunities in the Town,

1 the Department of Occupational Resources could
2 post those jobs on the site.

3 SUPERVISOR GILLEN: I disagree with you
4 when you say I don't want to do that.

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5 FELIX PROCACCI: Not you personally, the
6 Board doesn't want to do that, at least, in the
7 past, they haven't welcomed that idea, which I
8 floated to them, at least, five years, but that is
9 something that they can do to make themselves more
10 efficient in what they are doing.

11 It is nice to talk about these things.

12 Now, if I could see a job, okay, I am
13 qualified for this job, I will apply for this job
14 as opposed sending resumes to the Personnel
15 Office.

16 Thank you.

17 SUPERVISOR GILLEN: Thank you.

18 Is there anybody else that would like to be
19 heard on this Public Hearing?

20 (Whereupon, no response was heard. After,
21 the following ensued.)

22 SUPERVISOR GILLEN: Hearing none, may I
23 have a Motion.

24 SENIOR COUNCILWOMAN GOOSBY: I move we
25 close the Public Hearing and pass the Resolution.

HEMPSTEAD TOWN BOARD 6/5/18

1 COUNCILMAN DUNNE: I second the motion.

2 SUPERVISOR GILLEN: Madam Clerk, please
3 call the roll.

4 CLERK CABANA: Councilman Ambrosino?

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5 COUNCILMAN AMBROSINO: Aye.

6 CLERK CABANA: Councilman Blakeman?

7 COUNCILMAN BLAKEMAN: Aye.

8 CLERK CABANA: Councilman Dunne?

9 COUNCILMAN DUNNE: Aye.

10 CLERK CABANA: Councilman King-Sweeney?

11 COUNCILMAN KING-SWEENEY: Aye.

12 CLERK CABANA: Senior Councilwoman Goosby?

13 SENIOR COUNCILWOMAN GOOSBY: Aye.

14 CLERK CABANA: Supervisor Gillen?

15 SUPERVISOR GILLEN: Aye.

16 Madam Clerk, please, call the next Public
17 Hearing.

18 CLERK CABANA: Proposed Local Law Re:

19 "Prohibited Disorderly Conduct at Public Places"

20 (To consider the amendment of Subsection "A" of
21 Section 77-9 of Chapter 77 of the Code of the Town
22 of Hempstead)

23 SUPERVISOR GILLEN: I do not have any slip
24 on this Public Hearing, is there anyone that would
25 like to be heard?

1 META MEREDAY: Meta Mereday, Baldwin
2 resident.

3 Again, as to the particulars of this
4 genesis behind this particular law, what does
5 it mean?

6 TOWN ATTORNEY RA: This specifically
7 delineates public - - banning public urination and
8 public defecation in public places.

9 The law currently written prohibits
10 disorderly conduct.

11 In order to make the law more specific, we
12 are making those two changes.

13 META MEREDAY: Okay, it doesn't pertain to
14 verbal or anything like that, it is just about
15 defecation?

16 TOWN ATTORNEY RA: Yes.

17 COUNCILMAN DUNNE: Urination and
18 defecation.

19 META MEREDAY: Okay, when I read this, I
20 was interested because I just felt there was a
21 number of areas that this could very interesting,
22 um, and it might be something to consider as far
23 as it pertains to that type of conduct as well,
24 but, I thank you so much for the clarification.

HEMPSTEAD TOWN BOARD 6/5/18

1 COUNCILMAN BLAKEMAN: Just for the record,
2 the Town Attorney, this would not include as a
3 violation if it was an emergency medical
4 condition, that someone had?

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5 TOWN ATTORNEY RA: That is correct.

6 META MEREDAY: How would this actually be
7 administered, again - -

8 (Whereupon, laughter was heard from the
9 audience. After, the following ensued.)

10 TOWN ATTORNEY RA: I think - -

11 COUNCILMAN BLAKEMAN: Are you volunteering?

12 META MEREDAY: No.

13 TOWN ATTORNEY RA: The person - -

14 COUNCILMAN DUNNE: The reason for this it
15 is a problem for the police that are called that
16 came to the site couldn't write a ticket because
17 there was no ordinance to put on the ticket, so,
18 there is an ordinance, so, the police officer can
19 enforce it.

20 You know it is disgusting to look out the
21 door and see this. It is getting carried away,
22 so, we are giving the police a tool to write the
23 ticket.

24 They couldn't do anything about it before.

1 META MEREDAY: In a case where someone,
2 maybe no necessarily drugged or under medication,
3 possibly someone who is homeless, a Veteran, I
4 mean, you write them a ticket and then are they Page | 50
5 transported to some place where they get cleaned?

6 I mean what becomes of them?

7 COUNCILMAN DUNNE: Most of the time, the
8 complaints that I have received, the impetus is a
9 tractor trailer driver, pulls over, opens and
10 urinates out the door in plain sight.

11 The cab driver will pull over and rather
12 than go to the gas station or McDonalds or
13 whatever, they will urinate in our parking fields.

14 It is disgusting.

15 It is gotten to the point it is on film,
16 now.

17 People are filming people doing this.

18 It has gotten carried away. Our Public
19 Safety can write the tickets because there is an
20 Ordinance and Nassau County Police Department can
21 write a ticket too or in the Parks or whatever,
22 they have the Ordinance, now, so, it gives them
23 the right to write a summons for those.

1 If there is somebody elderly, that has a
2 bladder problem and does that, I don't think the
3 cop will say, now, you are getting a ticket.

4 But, it is constant and something that has ^{Page | 51}
5 to be done and we are doing it.

6 META MEREDAY: Okay, I just needed
7 clarification because it is a broad statement the
8 way it is listed, here, prohibited disorderly
9 conduct, then, it is determined who determines
10 what is considered disorderly conduct, that is why
11 I needed the clarification and, now, that you have
12 basically given me the background for it, you
13 know, we will see how it goes.

14 I am just, you know, I think disorderly
15 conduct like you said, there are a number of
16 potholes, you need to give citations to these
17 companies that we are paying this money to have
18 these crater-like situations when you go to other
19 States, their roads are not like that.

20 And, they have similar weather conditions,
21 so, we can't keep blaming it on the weather and we
22 need to start looking at where we are putting our
23 money.

24 Thank you.

HEMPSTEAD TOWN BOARD 6/5/18

1 SUPERVISOR GILLEN: Is there anybody else
2 that would like to be heard on this Public
3 Hearing?

4 (Whereupon, no response was heard. After, ^{Page | 52}
5 the following ensued.)

6 SUPERVISOR GILLEN: Hearing none, may I
7 have a Motion.

8 COUNCILMAN DUNNE: I make a Motion that we
9 close the Hearing and the local law be adopted.

10 SENIOR COUNCILWOMAN GOOSBY: Second.

11 SUPERVISOR GILLEN: Madam Clerk, please,
12 call the roll.

13 CLERK CABANA: Councilman Ambrosino?

14 COUNCILMAN AMBROSINO: Aye.

15 CLERK CABANA: Councilman Blakeman?

16 COUNCILMAN BLAKEMAN: Aye.

17 CLERK CABANA: Councilman Dunne?

18 COUNCILMAN DUNNE: Aye.

19 CLERK CABANA: Councilman King-Sweeney?

20 COUNCILMAN KING-SWEENEY: Aye.

21 CLERK CABANA: Senior Councilwoman Goosby?

22 SENIOR COUNCILWOMAN GOOSBY: Aye.

23 CLERK CABANA: Supervisor Gillen?

24 SUPERVISOR GILLEN: Aye.

1 Madam Clerk, please, call the next Public
2 Hearing.

3 CLERK CABANA: Proposed Local Law Re:
4 "Governmental Transparency" to enact a new Chapter ^{Page | 53}
5 39 of the Code of the Town of Hempstead.

6 SUPERVISOR GILLEN: I do not have any slips
7 on this Public Hearing, is there anyone that would
8 like to be heard?

9 RORI GORDON: Councilwoman Sweeney
10 introduced the proposal, here, what I don't
11 understand is it says, here, talk about in the
12 first paragraph, openness, transparency
13 facilitating public access to Town records,
14 documents and information.

15 What happens when the employees of the Town
16 of Hempstead don't follow the rules, there is
17 nothing written into this law.

18 They suffer absolutely no consequences
19 whatsoever.

20 They do not institute the FOIL law
21 properly.

22 And, I guarantee you, raise the hands of
23 the people that are sitting behind me who have
24 done FOIL's, all of us have gotten back FOIL's
25 that are incomplete.

1 We had to wait two months, three months,
2 re-FOIL, just beat around the bush.

3 What consequences, what is the purpose of
4 this law if there are no consequences to the Page | 54
5 employee?

6 TOWN ATTORNEY RA: Employees who would be
7 found to violate the law would be subject to
8 discipline by the Town Board.

9 RORI GORDON: Well, I think that should be
10 written into this law because that would be the
11 same law that we have, today, that is not
12 clarified anywhere.

13 It is not written into the law.

14 Then it means nothing.

15 Just because you said so, because you say a
16 lot of things that mean nothing.

17 SUPERVISOR GILLEN: Ms. Gordon, if I could
18 just jump in, I work with Councilwoman King-
19 Sweeney on this initiative and the intent of this
20 law is to make information more readily available
21 that should be readily available, that should
22 decrease the number of FOIL's.

23 What we have done is simply codify certain
24 documents that are listed in the resolution should
25 be made available on our website.

1 We, um, we are dealing with an aging I.T.
2 system, here.

3 It may take a little bit of time to
4 implement it, but, certainly, something that was Page | 55
5 very important to me when I ran a race.

6 It is important to Councilwoman King-
7 Sweeney that worked on this measure and the Town
8 Board that worked with me to adopt this measure to
9 codify that this information should be available
10 on our website for residents to see.

11 So, that they don't have to FOIL it.

12 I think it is really, really important,
13 first step to get our government more accessible
14 and more accountable to our residents.

15 RORI GORDON: That is all fine and good.
16 It is wonderful, but, put in the law that your
17 employees are responsible.

18 This is all we have is FOIL.

19 We have nothing else, supervisory.

20 Nothing.

21 We don't know what goes on in the system.

22 If we don't have the right answers, we
23 can't proceed.

24 I know you guys are talking.

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1 SUPERVISOR GILLEN: I am sorry,
2 Councilwoman Sweeney is just making a point to me
3 that our employees are subject to the rules of the
4 Collective Bargaining Agreement that is in place. ^{Page | 56}

5 With respect to FOIL, we have new
6 obligations that we are required to honor and I
7 know that the Clerk, our new Clerk, Sylvia Cabana
8 is doing everything that she can to make sure that
9 her FOIL Officer with respect to also our Town
10 Attorney's Office is making sure that we comply
11 with our obligations under the FOIL Law.

12 RORI GORDON: With that in mind, I brought
13 to your attention weeks ago and I brought to Mr.
14 Santino's attention, these computers that are in
15 the Building Department that is against New York
16 State Law to charge usury prices and you are s
17 till doing it.

18 Nothing has been done.

19 There has been absolutely zero about it.

20 You can't charge five dollars for the first
21 copy and two dollars for every copy thereafter.

22 That is not the law.

23 It is twenty-five cents a copy and
24 oversized pages, I believe are two dollars, that
25 you can quote me on.

1 Your employees should know that.

2 Your employees should know it is actually
3 against the law.

4 They actually didn't have to tell me. I ^{Page | 57}
5 know what the State law is, I called up to New
6 York State.

7 I mean it is wrong and they take advantage
8 of the citizens.

9 As long as I am talking about that, can
10 anybody explain to me why there are two cash
11 registers in the Building Department, one to
12 Collect money and one to collect checks?

13 Doesn't that seem a little odd you only
14 take cash and checks and you - - we don't take
15 credit cards?

16 SUPERVISOR GILLEN: Ms. Gordon, if that is
17 a concern of yours, I would be happy to look into
18 it, but, right, now, you have to stick to the
19 Public Hearing at issue.

20 RORI GORDON: Okay, you are right, I just
21 have a comment, well, a comment I would like to
22 make, the Town should publish on its website in a
23 manner searchable, readable, the preliminary
24 budget and budget finally adopted.

1 The format for the meeting, today, it is
2 always unacock.

3 It is the only way I can describe it.

4 You got legal pages and you got letter-size ^{Page | 58}
5 pages and you try to print it out.

6 I printed out things I was interested in
7 and I get here and, you know, I realized the
8 bottom is cut off because it is not formatted
9 correctly.

10 If it could be in an Adobe file.

11 My God, you have hundreds of people working
12 here, all kinds of secretaries.

13 This is important to us.

14 This is the only thing that we have is to
15 read the documents, every week, so you can come
16 here and speak about issues.

17 It is not a big thing, put somebody on the
18 job.

19 SUPERVISOR GILLEN: I am sorry your copy
20 was cut off.

21 We are working with the Clerk's Office to
22 bring in a new kind of technology there.

23 Our Notice agendas, and file documents,
24 posting documents we will make it easier.

1 It is in the works. If Mr. McKennzie is
2 here to comment on that process?

3 I will follow up with Mr. McKennzie because
4 this is something, an initiative of the Clerk's Office, I think it will be better for everybody. Page | 59

6 RORI GORDON: Thank you, I appreciate it.

7 SUPERVISOR GILLEN: Felix Procacci?

8 FELIX PROCACCI: Felix Procacci. 1165
9 Barnes Street, Franklin Square, New York.

10 Um, just so we are on the subject of
11 punishment for violation of FOIL, last year and I
12 believe the year before that and maybe even the
13 year before that, the Town Comptroller that got a
14 seven thousand dollar raise, the last meeting,
15 told me that the audit was not available on
16 October 11th of 2017.

17 I happen to go on EMMA Municipal Bond
18 website and I found our audit that our Comptroller
19 said was not available.

20 And, I downloaded it and the posting on it
21 and I got pictures of all this, this was October
22 3rd.

23 I brought that to the D.A. Office because
24 believe it or not, there is up to fifteen-day jail
25 penalty for willful violation of records.

1 And, it took five months for the D.A. to
2 get back to me and provided no interviews or what
3 he did and sent me back my complaint with all the
4 documents and nobody was punished for it.

5 This was an absolute slam dunk proof.

6 Now, you want to see, somebody on this
7 Board and I will show you all the proof before you
8 act.

9 Punish Mr. Conroy and his office for lying
10 to me about the audit.

11 Okay, this was a blatant lie.

12 There was no reason, even the D.A., he was
13 trying to give some excuse.

14 Just getting back to that and on this issue
15 of the legislation, this legislation is lacking in
16 many ways.

17 There is no punishment if the Town breaks
18 this law.

19 And, even if you go to the D.A. and there
20 is a D.A. issue, they don't prosecute anybody.

21 To ensure real transparency, I recommend
22 the Town Board add the following items that should
23 be published on the website; all job openings,
24 zombie homes, vacant buildings, current active
25 lawsuits with the last date modified with, um, all

1 current active lawsuits, the last modified date
2 for all post resolutions because you guys update
3 the resolutions and we don't even know whether we
4 downloaded the latest or not.

5 In addition to showing greater transparency
6 that the Town modify zoning law to ensure all
7 concerned person be notified each time of zoning
8 moratorium is voted on by the Town Board.

9 That it be put as a Public Hearing.

10 Currently, the way it is the Town extends
11 the moratorium for the Woodmere Golf Club which
12 was targeted.

13 They did it administratively.

14 They didn't do it - - and, none of this is
15 written in State law and it is all done from my
16 understanding from legal Court Orders in the past,
17 decisions by the Courts that decided this because
18 there is nothing about moratoriums in State zoning
19 law or Town zoning laws, as far as I know.

20 But, to put this as a Public Hearing to be
21 called each time a moratorium is implemented and
22 each time that a moratorium is extended, so the
23 owners have an opportunity to know what this Town
24 Board is doing.

1 Modified Town Code to ensure detailed
2 budget for all Town controlled Special Districts.

3 For example, my Franklin Square Park
4 District which is up to four million dollars, has ^{Page | 62}
5 five-line items and doesn't specify any
6 expenditures whatsoever.

7 Bond interests and principle is the only
8 thing that you can discern from it, all the rest
9 of it is lump sum appropriation costs.

10 That is a failure, once, again, by the
11 Comptroller's Department for not detailing
12 salaries, fuel costs, equipment costs.

13 My Park District in 2008 and I have the
14 documents from the Budget, is two million dollars.

15 Today, is four million.

16 It doubled in ten years.

17 No School Budget has doubled in ten years.

18 Modify the Town Code to include a
19 Resolution so when budget line items are changed,
20 when you move money around like you have thirty-
21 eight transfers that a resolution shows how the
22 money was transferred to each of those
23 departments, referring those new people are, you
24 know, how it is done and every time you change a

1 line item, move money around from department to
2 department, there should be a resolution.

3 Each resolution should have a clear and
4 stated purpose.

5 None of this, "it is in the public's best
6 interest."

7 Tell us why.

8 Tell us why.

9 If it is really in the public's interest,
10 tell us why.

11 Many times Town legislation is passed
12 without providing any data supporting the need for
13 the legislation, data, statistics, some polls that
14 were taken, community meetings, people who sign
15 petitions, things like that - -

16 (Whereupon, the five-minute bell rang.
17 After, the following ensued.)

18 FELIX PROCACCI: Two more seconds.

19 People should have input.

20 You shouldn't pass laws, "my neighbor
21 complained about something."

22 "Okay, we will take down his house,"
23 because he got two complaints.

24 Make sure there is a legitimate reason.

1 Sure, it is all documents. So, it is not
2 just, he said, she said.

3 There is no where for the residents who is
4 inquiring to turn. Page | 64

5 And, one last thing, I proposed this to
6 Supervisor Santino and the Board last year.

7 I don't believe any government can do
8 transparency effectively.

9 I proposed last year the Department of
10 Transparency and just the facts media is willing
11 to do it.

12 I have twenty-five years of audits that are
13 searchable on my website.

14 I have more transparency.

15 You can get more information on the
16 financial state of this Town on my website
17 than any other place in the Town and that is
18 pretty said because I have one employee and you
19 have over two thousand.

20 (Whereupon, applause from the audience was
21 heard. After, the following ensued.)

22 SUPERVISOR GILLEN: Lucille Defina?

23 LUCILLE DEFINA: I find this - - Lucille
24 Defina, Merrick, New York.

1 I find this very appropriate that all of a
2 sudden you are discussing transparency when just
3 at the last meeting you sat up there and you told
4 me based on what people were telling you that you ^{Page | 65}
5 had all these documents on the way to me.

6 "It will be redacted," and that was a total
7 lie.

8 So, who is this law for?

9 I don't think we need to worry about Marie
10 Jerome in the Town Clerk's Office or anything like
11 that.

12 I think it is your Town Attorneys that
13 maybe needed to be investigated or looked into.

14 (Whereupon, applause from the audience
15 heard. After, the following ensued.)

16 LUCILLE DEFINA: So, who is really going to
17 enforce this because your putting all
18 of these people in a really bad spot.

19 SUPERVISOR GILLEN: Ms. Defina - - is Mr.
20 Amorini, here?

21 TOWN ATTORNEY RA: No, he is not,
22 Supervisor.

23 LUCILLE DEFINA: Well, he is the one who
24 told Jim, I guess, whispered in her - - your ear

1 and Amorini whispered in her ear, that all these
2 FOILS.

3 I had to wait forty-five days for the FOILS
4 that you stood there and he called me and tried to Page | 66
5 make me look like a fool.

6 You have to think about what you say from
7 now on, Supervisor Gillen and stop threatening the
8 people.

9 This is a transparency law?

10 This is another way to try to make you look
11 like you are doing something.

12 I don't even want to hear you.

13 SUPERVISOR GILLEN: Mr. Ra, I have an email
14 from Mr. Amorini, who said on the day before the
15 last Town Board Meeting, Ms. Defina received
16 eighty to ninety documents by email, is that
17 correct?

18 TOWN ATTORNEY RA: That is correct.

19 LUCILLE DEFINA: Those were the documents -
20 -

21 SUPERVISOR GILLEN: And, you said you had
22 no documents and you received eighty to ninety
23 documents the day before.

24 LUCILLE DEFINA: There were no documents
25 that fulfilled my FOIL.

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1 SUPERVISOR GILLEN: You said you had no
2 documents, eighty to ninety documents the last day
3 before the last Board Meeting?

4 TOWN ATTORNEY RA: That is correct.

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5 LUCILLE DEFINA: Eighty pieces - -

6 SUPERVISOR GILLEN: "And additional
7 documents to be provided to Ms. Defina."

8 TOWN ATTORNEY RA: I believe there are some
9 documents.

10 LUCILLE DEFINA: No, they are not, okay,
11 that is a lie, too.

12 TOWN ATTORNEY RA: I am not one hundred
13 percent sure.

14 LUCILLE DEFINA: Yeah, just so don't say it
15 anymore.

16 (Whereupon, applause from the audience was
17 heard. After, the following ensued.)

18 LUCILLE DEFINA: Eighty pieces of paper
19 That they gave me out of all of it, maybe twenty
20 showed proof of what the importance of the
21 Behaviorists is doing, the other sixty-eight pages
22 were meaningless, so, that is what I mean about
23 transparent government.

24 This is all b.s.

1 (Whereupon, applause from the audience was
2 heard. After, the following ensued.)

3 SUPERVISOR GILLEN: I don't have any other
4 slips on this matter, is there anyone else that Page | 68
5 would like to be heard?

6 META MEREDAY: Meta Mereday, Baldwin
7 resident.

8 First of all, I appreciate the intent of
9 this with this first draft.

10 I am always concerned that these things get
11 put out there.

12 And, clearly by the discussion from the
13 residents who take time out of their day, um, they
14 don't have support staff or teams working behind
15 the scenes for them to handle what they need to do
16 to pay the taxes and relay the costs that the - -
17 for the staff that our elected officials, who sit
18 before you have, so, I am always concerned that
19 there are a number of issues.

20 And, I think Mr. Procacci provided, um,
21 some significant recommendations that I would
22 suggest it could go flying out the window as so
23 many of my pro bono suggestions have done.

1 Some actually have been incorporated and I
2 appreciate, you know, I read what you had in the
3 paper.

4 Mrs. Cabana, with regard to that idea that ^{Page | 69}
5 we talked about and I appreciate you doing that
6 and reaching out in the community for our
7 Veterans.

8 But, I think this might be something that I
9 would suggest you kind of roll it back, just to
10 give some more consideration to take the input
11 that is well intended, the emotion and the passion
12 that the residents that come here time and time,
13 again, I think that should have some weight on the
14 considerations, so, that we can try to get this
15 done right versus done quickly.

16 So, I am hoping, again.

17 I appreciate this being a first attempt
18 because Lord knows, we need some transparency in
19 this arena but let's just take our time and get it
20 right.

21 So, it is inclusive, so it does speak to
22 the needs of the residents that are trying to
23 reflect and represent the fact that we are trying
24 to stay here.

1 We are trying to protect all of our
2 interest and if we work together better, we might
3 be able to generate more solutions, you know and
4 less discourse.

5 So, that would be my suggestion.

6 Take it as you will.

7 I am sure you will, but I am just hoping
8 that cooler heads will prevail, so that something
9 this important and this significant, particularly
10 for residents that feel that they do have a say in
11 where their funds are going, you take that into
12 consideration.

13 Thank you.

14 SUPERVISOR GILLEN: Thank you. I do not
15 have any other public slips.

16 VALERIE LAMPE: Valerie Lampe, Baldwin.

17 Um, with regards to the transparency, I
18 want to go back to Lucille's issue, okay, because
19 Felix asked me to be nice, today.

20 I think I am very nice, but, what we
21 witnessed, here was, in my opinion, on May 22nd, an
22 absolute atrocity, okay.

23 This woman has taken time out of her life,
24 as well as her money out of her wallet.

1 She feels in the interest of not only
2 shedding light on significant problems that are
3 happening at the Shelter, which is what we really
4 care about, but, also we are coming to the table. Page | 71

5 We are doing, in my opinion, work that some
6 of your staff should do.

7 And, we are taking our time and our money t
8 look into what is really happening.

9 We are not interested in, you know, the
10 truths that people are saying, we are interested
11 in the real honesty truth, that happening, that
12 happened.

13 What I am trying to say is she FOILS.

14 She was asked for and they gave her, um,
15 they made and extension.

16 So, typical twenty days came and left, then
17 it was forty-five days.

18 On the deadline, she was able to pick up a
19 file full of papers and this is what happened.

20 She came here with great intentions to show
21 you her concerns and instead of anyone saying,
22 "hey, let's look at what she got."

23 She was berated and she was spoken

1 down to and she was warned that she could get sued
2 for deformation of something, that is what
3 happened.

4 And, on top of that, the defense over,
5 here, coming from the Board was that there were
6 all these documents that were still pending and
7 they were being redacted.

8 I believe that was what the exact line was,
9 so, something like that, so, before you come here
10 and accuse my employees of a crime, you better
11 have proof.

12 She didn't accuse anyone of a crime.

13 I want to be clear on that and she is not
14 the person - - this is not a witness stand, here.

15 This is a constituent, a taxpayer, who
16 garnered votes for you.

17 I know that for a fact.

18 We have a mutual friend. I called him to
19 vote for you on Election Day.

20 And he said to me, "Who does Lucille think
21 I should vote for," that is true.

22 And, he is a CPA, a partner of a large,
23 very prestigious firm and what happened, the point
24 is, she didn't deserve that.

25 And, on top of that, the bigger problem,

1 in my opinion, if we are talking about
2 transparency, is that there were no more redacted
3 files.

4 That was all a lie.

5 So, whoever is communicating to you, you
6 have a problem with, they are steering you wrong.

7 And, they are making you look very, very
8 badly.

9 I am telling you, that is the truth.

10 They are making you look foolish because
11 you are listening to them and you are not even
12 looking at the papers and the evidence that we pay
13 for and we FOIL from your Records Department.

14 That is not - - that is not right.

15 (Whereupon, applause from the audience was
16 heard. After, the following ensued.)

17 SUPERVISOR GILLEN: Is there anybody else?

18 DIANE MADDEN: Diane Madden, Hempstead.

19 As usual, I just want names.

20 It is obvious to me and I watch Rick
21 Amorini walk over to our Clerk, and I know she is
22 not a liar and whisper something in her ear.

23 Lucille came up and you attacked her,
24 Supervisor, I really wish you would threaten
25 lawsuits against me because I have much more

1 information.

2 Putting that aside, um - -

3 SUPERVISOR GILLEN: I didn't threaten a
4 lawsuit.

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5 I wanted Ms. Defina to know that you say
6 defamatory comments, you can get sued.

7 I was trying to help her.

8 DIANE MADDEN: Well, she doesn't need your
9 help.

10 You need her help.

11 Um, that is Number 1.

12 Number 2, that is not your job.

13 That is not your job.

14 Lucille never worried about being sued.

15 As far as the information, you stated that
16 there was more, um, FOILS coming.

17 The information was being redacted.

18 Who gave you that information?

19 TOWN ATTORNEY RA: That information came
20 from the Town Attorney's Office and Mr. Amorini.

21 We get FOIL requests. We meet FOIL
22 requests.

23 Sometimes it takes longer than normal
24 because we have to do redactions.

25 And, we have complied to date, that

1 I know of.

2 I don't know if there is anything
3 outstanding.

4 I have to go upstairs and check.

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5 I am not sure but the fact is we complied
6 with all the FOIL requests.

7 We have a great relationship with Robert
8 Freidman, who handles FOILS for the State of New
9 York.

10 And, we have no complaints.

11 (Whereupon, laughter was heard from the
12 audience. After, the following ensued.)

13 TOWN ATTORNEY RA: We have no complaints
14 that says we are not acting appropriately.

15 DIANE MADDEN: Lucille should file an
16 Article 78 based on, I believe, Rick Armorini's
17 comment that the information was still being
18 redacted when, in fact, Ms. Defina did get a
19 letter from Marie Jerome saying, no.

20 I don't want to get into the details
21 publicly about the meeting we had, after this
22 horrific meeting and the way Lucille was so
23 mistreated and attacked.

24 You are attacking the wrong people because
25 you're the one that said the FOIL was still

1 opened and information was being redacted.

2 Maybe it appeared Ms. Defina made a
3 mistake. She was one hundred percent correct and
4 the only people libel to a lawsuit are you and the ^{Page | 76}
5 people that defamed someone who is working and
6 spending hundreds of thousands of dollars to save
7 animals out of that Animal Shelter and still to
8 this day and much to our surprised that you took
9 office, our work hasn't stopped.

10 (Whereupon, applause from the audience was
11 heard. After, the following ensued.)

12 SUPERVISOR GILLEN: Is there anybody else
13 that would like to be heard on this Public
14 Hearing?

15 (Whereupon, no response was heard. After,
16 the following ensued.)

17 SUPERVISOR GILLEN: Hearing none, may I
18 have a Motion.

19 COUNCILWOMAN KING-SWEENEY: Supervisor, I
20 move that the Hearing be closed and the item
21 adopted.

22 COUNCILMAN DUNNE: Second the Motion.

23 SUPERVISOR GILLEN: Madam Clerk, please,
24 call the roll.

25 CLERK CABANA: Councilman Ambrosino?

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1 COUNCILMAN AMBROSINO: Aye.

2 CLERK CABANA: Councilman Blakeman?

3 COUNCILMAN BLAKEMAN: I would like to
4 congratulate Councilwoman Erin King-Sweeney and Page | 77
5 Supervisor Laura Gillen on working together to put
6 this transparency law before us, today.

7 We have heard some comments from Mr.
8 Procacci and Ms. Mereday, I think that this is a
9 continuing working progress.

10 Your comments are well taken. I think this
11 is a great first step and I vote aye.

12 CLERK CABANA: Councilman Dunne?

13 COUNCILMAN DUNNE: Aye.

14 CLERK CABANA: Councilman King-Sweeney?

15 COUNCILMAN KING-SWEENEY: Thank you,
16 Councilman Blakeman for your comments, yes, I
17 believe this is a massive step forward.

18 We have really come far away in the past
19 eighteen months or so.

20 I welcome all the bipartisan support and I
21 vote aye.

22 CLERK CABANA: Senior Councilwoman Goosby?

23 SENIOR COUNCILWOMAN GOOSBY: I vote aye and
24 I support this.

25 CLERK CABANA: Supervisor Gillen?

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1 SUPERVISOR GILLEN: I think this is a great
2 step forward.

3 Mr. Procacci and Ms. Mereday, I hear your
4 comments. I feel it is important, very important ^{Page | 78}
5 to get us going in the right direction, maybe we
6 can amend and add more things to increase
7 transparency in the Town, but, I really appreciate
8 the Town Board and Councilwoman King-Sweeney
9 working with me on this initiate and I vote aye.

10 Madam Clerk, please, call the next Public
11 Hearing.

12 CLERK CABANA: Proposed "Handicapped
13 Parking on Public Streets" in East Atlantic Beach,
14 Elmont, Franklin Square, Inwood, Lawrence,
15 Oceanside, Uniondale, West Hempstead (Oswego
16 Avenue, Caroline Avenue, Clement Avenue, Waldorf
17 Street, Francis Court, Franklin Street, Barrymore
18 Boulevard, James Street, Bayview Court, Lawrence
19 Avenue, Oceanside Road, Macon Place, Meredith
20 Lane.)

21 SUPERVISOR GILLEN: I do not have any slips
22 on this matter, is there anyone that would like to
23 be heard?

24 (Whereupon, no response was heard. After,
25 the following ensued.)

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1 SUPERVISOR GILLEN: Hearing none, may I
2 have a Motion?

3 COUNCILMAN BLAKEMAN: I move that the Public
4 Hearing be closed and the item be adopted.

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5 SENIOR COUNCILWOMAN GOOSBY: I second the
6 Motion.

7 CLERK CABANA: Councilman Ambrosino?

8 COUNCILMAN AMBROSINO: Aye.

9 CLERK CABANA: Councilman Blakeman?

10 COUNCILMAN BLAKEMAN: Aye.

11 CLERK CABANA: Councilman Dunne?

12 COUNCILMAN DUNNE: Aye.

13 CLERK CABANA: Councilman King-Sweeney?

14 COUNCILMAN KING-SWEENEY: Aye.

15 CLERK CABANA: Senior Councilwoman Goosby?

16 SENIOR COUNCILWOMAN GOOSBY: Aye.

17 CLERK CABANA: Supervisor Gillen?

18 SUPERVISOR GILLEN: Aye.

19 Madam Clerk, please call the next Public
20 Hearing.

21 CLERK CABANA: Proposed revised Public
22 Parking Field Maps in Oceanside, Woodmere (Fields,
23 O-5, W-6)

24 SUPERVISOR GILLEN: I do not have any slips
25 on this Public Hearing, is there anyone that

1 would like to be heard?

2 (Whereupon, no response was heard. After,
3 the following ensued.)

4 SUPERVISOR GILLEN: Hearing none, may I
5 have a Motion.

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6 COUNCILMAN BLAKEMAN: I move that the
7 Public Hearing be closed and the item adopted.

8 COUNCILMAN DUNNE: I second the Motion.

9 CLERK CABANA: Councilman Ambrosino?

10 COUNCILMAN AMBROSINO: Aye.

11 CLERK CABANA: Councilman Blakeman?

12 COUNCILMAN BLAKEMAN: Aye.

13 CLERK CABANA: Councilman Dunne?

14 COUNCILMAN DUNNE: Aye.

15 CLERK CABANA: Councilman King-Sweeney?

16 COUNCILMAN KING-SWEENEY: Aye.

17 CLERK CABANA: Senior Councilwoman Goosby?

18 SENIOR COUNCILWOMAN GOOSBY: Aye.

19 CLERK CABANA: Supervisor Gillen?

20 SUPERVISOR GILLEN: Aye.

21 Madam Clerk, please, call the next Public
22 Hearing.

23 CLERK CABANA: To consider the adoption of
24 the Town of Hempstead's 2018 Capital Plan & the
25 2018 to 2022 multi-year Capital Plan - Town of

1 Hempstead.

2 SUPERVISOR GILLEN: I do not have any slips
3 on this Public Hearing, is there anyone that would
4 like to be heard? Page | 81

5 (Whereupon, "wait, capital plan," was
6 heard. After, the following ensued.)

7 META MEREDAY: Meta J. Mereday, Baldwin
8 resident.

9 I believe I mentioned some concerns that I
10 had that I don't feel are addressed when I finally
11 did get a copy of the plan.

12 So, again, asking how does this pertain to
13 making any immediate changes or outreach to
14 inclusive of our service, disabled, Veteran-owned
15 businesses?

16 SUPERVISOR GILLEN: The Capital Plan is
17 designed to address upcoming infrastructure needs,
18 so, that would be outside the Capital Plan.

19 However, the Senior Councilwoman and the
20 rest of the Town Board will take a look at any
21 initiatives that would come forward.

22 META MEREDAY: Again, it always comes up
23 like a discussion or something that comes after or
24 inclusive of, etc., etc.

25 A lot of this, you know, I would gather

1 that some of this funding does incorporate State
2 and Federal monies that we are going after or are
3 we just going to keep digging into the taxpayers'
4 pockets.

5 As part of the Capital Plan in terms of
6 recommendations for action steps, um, because I
7 seen others, this is not my first time at this
8 rodeo, there is aspects that speak to the
9 inclusion of services, disabled Veteran-owned
10 businesses, some type of outreach that
11 incorporates minority and woman business
12 development in the early stages, not the crumbs
13 after the fact or just before you get to an
14 election and you need a photo-op.

15 That is why I am asking, um, again, when we
16 start looking at broader strokes, when does an
17 opportunity present itself in the beginning, in
18 the onset as opposed to being after the fact?

19 SUPERVISOR GILLEN: That would be more the
20 procurement stage.

21 This is a plan of the infrastructure that
22 we have for the next five years.

23 META MEREDAY: Does it speak to some type
24 of facility that we are looking at building with
25 design components and the type of structures that

1 you are looking to do?

2 SUPERVISOR GILLEN: There are a number of
3 plans that are set forth in the Capital Plan.

4 We are developing issues in various
5 developments, Highway Department, Parks
6 Department, their input, what projects, priority
7 to accomplish and road map of how we can
8 accomplish them over the next five years and how
9 we are going to fund them.

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10 META MEREDAY: Right, but part of that
11 funding does require input from design,
12 demolition, excavation, again, if you don't have
13 any implantation, any platform that speaks to this
14 unmet need.

15 I don't know how many ways I can say it,
16 you know, people want to talk about possibly being
17 sued or whatever when you continue to be in
18 violation of Federal Law as it pertains to the
19 implementation and inclusion of service disabled,
20 disabled Veteran-owned businesses, in particular,
21 and New York State has a thirty percent MWBE, that
22 this Township continues to not meet.

23 I don't know what it takes since we do seem
24 to - - like to be sued in the Township and the
25 County on the backs of residents.

1 So, am I just blowing wind because I have
2 the time and energy to do this which I do not?

3 But does it require as it is bandied about
4 an Article 78 which is very expensive and I am Page | 84
5 already involved with two of them with other
6 organizations?

7 So, I, again, I am trying to be proactive
8 to say, again, you got all of this talent, here,
9 like I said, there are millions of dollars of
10 salaries and benefits, etc., sitting on this side
11 of the room that you brought in people.

12 You were elected, you know, to make a
13 difference, to be a change, but all I am seeing,
14 again, is more of the same.

15 And, quite honestly, I am really tired of
16 hearing about the settlements.

17 I am really tired of hearing about what
18 didn't get done or who didn't say what.

19 When you have the people who are coming
20 here on their own time and dime to give you the
21 information, to give you the facts and you just
22 don't seem to be hearing it from us, do we need
23 News 12 and Newsday?

24 Do we need just the facts media?

25 I mean, do we need the Court of Appeals?

1 What would be the answer to get the actual
2 change that we had been expecting, clearly, now,
3 that we are in June?

4 It is still not evident.

5 But, again, you are going to pass this
6 Capital Plan.

7 Once, again, I am saying it is right, here,
8 June the 6th, June the 5th, whatever, something is
9 going to come up in Newsday and, then, we are
10 going to be the ones that have to pay for it.

11 That shouldn't be the case.

12 That should not be the case.

13 (Whereupon, applause from the audience was
14 heard. After, the following ensued.)

15 SUPERVISOR GILLEN: Is there anybody else
16 that would like to be heard on this Public
17 Hearing?

18 RICHARD SCHURIN: Richard Schurin, Island
19 Park.

20 I just want to thank you for adopting a
21 five-year capital plan.

22 I think it is good management and practice.

23 I am glad to see that you got it done and I
24 look forward to capital improvements.

25 Is there anything other than the

1 normal maintenance, um, you know, that we can
2 expect that is indicated in the capital plan that
3 we can look forward to?

4 Are there any major projects, major capital ^{Page | 86}
5 projects that you are planning that you can tell
6 us about?

7 SUPERVISOR GILLEN: The Capital Plan is the
8 road map of the current project that we have.

9 We got that from - - improvements from
10 various Commissioners.

11 These are the priority projects that are in
12 this plan, but each year we will look at the plan,
13 if there is something else that comes up that
14 needs to be addressed, of course, as we go forward
15 and as we add on the net year for the five-year
16 plan, it is something that can be adjusted.

17 RICHARD SCHURIN: I know, I am just asking,
18 are there any major projects, like huge
19 replacement of roads that you can announce?

20 COUNCILMAN BLAKEMAN: Let me just echo what
21 the Supervisor said, I think that we do need to
22 take a look at this plan and make some changes
23 based on priorities.

24 I think it is a really good start, um, so,
25 I am in favor of it but I also think that once

1 Mr. Conroy reports to us in a couple of weeks and
2 let's us know where we are financially, then, I
3 think we can make determinations whether to add or
4 subtract or change what is in the plan, but, it is ^{Page | 87}
5 always good to have a five-year plan because as
6 the Supervisor said, it is a road map for going
7 forward.

8 That doesn't mean you can't change the
9 route and we may want to change the route in some
10 areas.

11 I have some concerns, you know, that I like
12 to be addressed in our Capital Plan, but, I don't
13 want to make those proposals until I get a better
14 fix on what our financial conditions is.

15 And, I think Mr. Conroy in a few weeks, he
16 will be able to give us a better picture of that.

17 RICHARD SCHURIN: So, are you planning on
18 voting against it because you don't think - -

19 COUNCILMAN BLAKEMAN: No, no, I am voting
20 for it.

21 I think it is a really good start.

22 RICHARD SCHURIN: All right, you are just
23 telling me it can be amended in a normal process?

24 COUNCILMAN BLAKEMAN: A five-year plan is
25 a macro and that doesn't mean at times you

1 don't look at the macros of what is in the Capital
2 Plan and say how can we change that?

3 How can we make it better? Do we have
4 money to do more things?

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5 Do we have less money? Should we be doing
6 less and we would change the five-year capital
7 plan but right, now, it is a good road map of
8 where we want to be over the next five years, so,
9 I am in favor.

10 RICHARD SCHURIN: Just to be clear, there
11 is no major, major projects included in this five-
12 year plan other than the regular maintenance of
13 projects normally occurring?

14 COUNCILMAN BLAKEMAN: When you say,
15 "major," there are road rehabilitation that we are
16 engaged in, which, I think, is major and that is
17 one area that I think I would like us to see if it
18 can be expanded and accelerated over the next five
19 years but we want to be prudent.

20 We want to do the right thing fiscally, so,
21 we are going to get a better indication of where
22 our finances are.

23 And, once we do, then, we can decide
24 whether or not if we should do this or that, amend
25 it going forward, but, it gives us, at least,

1 it gives us a template to talk about those things.

2 So, I think it is a good thing.

3 RICHARD SCHURIN: I agree. I will concluded
4 by saying, it is actually a very good step.

5 Nice to see you planning ahead, a five-year
6 plan.

7 It is amazing you never had it before, but,
8 I think it is a great first step.

9 Thank you.

10 SUPERVISOR GILLEN: Thank you.

11 FELIX PROCACCI: Felix Procacci. 1165
12 Barnes Street, Franklin Square.

13 I just thought of something about this
14 five-year capital plan, since we are passing on a
15 Public Hearing, what we should do is add a clause
16 that every time this plan is modified, it goes
17 before the Public, again, so, once, again, at
18 least, people get notified of changes, that is so
19 important, here, and that wasn't done, like I
20 said, with the Woodmere Club with the moratorium
21 and these are things that affect a lot of lives.

22 This is not a Stop sign that you are
23 putting on.

24 I don't expect a Public Hearing for a Stop
25 sign.

1 But, things that affect large sums of
2 money, thousands of people, I think, should be put
3 as part of a resolution, but, it is changed just
4 like the budget, so, there should be a resolution ^{Page | 90}
5 when you change the budget in midstream, even
6 though the bottom number stays the same, if you
7 move a line item from here to there, that should
8 be a resolution.

9 That is the only way the public knows.

10 What are we going to do, FOIL the entire
11 Town, every Department, you know, twice a month to
12 see if you did anything?

13 There is no other way we can know.

14 Thank you.

15 SUPERVISOR GILLEN: All right, is there
16 anybody else that would like to be heard on this
17 Public Hearing?

18 (Whereupon, no response was heard. After,
19 the following ensued.)

20 SUPERVISOR GILLEN: Hearing none, may I
21 have a Motion.

22 COUNCILWOMAN KING-SWEENEY: Supervisor, I
23 move that the Item be closed and the capital plan
24 be adopted.

25 COUNCILMAN DUNNE: I second the motion.

1 MR. RAMOS: I apologize for my voice,
2 capital grants, can you make sure any capital - -
3 if there is any grant money - -

4 SENIOR COUNCILWOMAN GOOSBY: Can't hear Page | 91
5 you.

6 MR. RAMOS: I have no voice.

7 SUPERVISOR GILLEN: The councilman is
8 asking if we are looking for grant funding to
9 assist in some of the projects identified in the
10 capital plan, is that correct?

11 MR. RAMOS: I have, in fact, looked at the
12 capital plan during the process where we have
13 items that we have been able to offset with
14 grants, we have done so.

15 Um, one of the concerns with grants, while
16 the funds are there, they are competitive and in
17 some instances grants can't be guaranteed.

18 These are issues that need to be taken care
19 of.

20 Thank you.

21 COUNCILMAN AMBROSINO: I want to state for
22 the record, I think Mr. Ramos is doing and
23 outstanding job identifying grants, especially, in
24 the area of public safety and security, um, and
25 you are a welcome addition to our staff.

1 Thank you.

2 SUPERVISOR GILLEN: Thank you, Mr. Ramos.

3 Madam Clerk, please, call the roll.

4 CLERK CABANA: Councilman Ambrosino?

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5 COUNCILMAN AMBROSINO: Aye.

6 CLERK CABANA: Councilman Blakeman?

7 COUNCILMAN BLAKEMAN: Aye.

8 CLERK CABANA: Councilman Dunne?

9 COUNCILMAN DUNNE: Aye.

10 CLERK CABANA: Councilman King-Sweeney?

11 COUNCILMAN KING-SWEENEY: I would like to
12 thank Mr. Conroy and Mr. Capobianco and their
13 staff for all the work that you did to put this
14 together and also all the Commissioners for their
15 individual input and the back and forth.

16 I know we put a lot of pressure on you to
17 cut costs and I think it is in the best interests
18 of the taxpayer and I vote aye.

19 CLERK CABANA: Senior Councilwoman Goosby?

20 SENIOR COUNCILWOMAN GOOSBY: Aye.

21 CLERK CABANA: Supervisor Gillen?

22 SUPERVISOR GILLEN: I am proud to introduce
23 a comprehensive five-year capital plan for our
24 Town putting together over the last several months
25 with the input of the Town Board, the

1 Commissioners and the Comptroller all of whom I
2 thank for their efforts in putting together this
3 plan.

4 The goal of the plan is to identify the
5 Town funding priority and to ensure that you're
6 allocating our money to harden, repair and review
7 our aging infrastructure before it becomes a
8 problem.

9 You will see that the majority of the funds
10 are directed toward roads which include pothole
11 repair, road resurfacing and flooding repairs.

12 We also included priority funding for
13 pools, park improvements and upgrades.

14 Um, we inherited some fiscal challenges
15 which were at the forefront of our thinking and as
16 a result, the proposed capital budget of 2018
17 absorbed some of those costs.

18 Thank you, again, to the Town Board
19 Members, to my staff, to all the Department Heads
20 for their hard work and input in crafting this
21 plan.

22 We look forward to implementing the plan
23 and building a stronger and more resilient
24 infrastructure and more fiscally responsible Town.

25 I vote aye.

HEMPSTEAD TOWN BOARD 6/5/18

1 Madam Clerk, call the next Public Hearing.

2 CLERK CABANA: Application of Beechwood
3 Merrick, LLC to rezone from "Y" Industrial
4 District and "X" Business District to PUD District Page | 94
5 and include said lot within the adjacent South
6 East Quadrant of the PUD District located at 695
7 Merrick Avenue - Westbury - west side of Merrick
8 Avenue, 1671 feet south of Privado Road.

9 SUPERVISOR GILLEN: Good Afternoon.

10 ATTORNEY PIZZULLI: Good Afternoon, Madam
11 Supervisor and Members of the Board; excuse me for
12 a moment, as my associates hand out some forms.

13 My name is Vincent Pizzulli with offices at
14 200 Robbins Lane in Jericho, New York.

15 And, I am representing Beechwood Merrick,
16 LLC. which is the applicant and owner of the
17 subject premises.

18 With me this afternoon are Members of
19 Beechwood Merrick, Michael Dubb AND Steven Dubb
20 and Richard Rosenberg.

21 The subject premise is 695 Merrick Avenue
22 in Westbury.

23 It is Section 44, Lot 78, Lots 54 on the
24 Nassau County Tax Map.

25 Lot area is 5.9 acres and the property is

1 Split zone, Business District to a depth of two
2 hundred and fifty feet from Merrick Avenue and
3 Industrial to the rear.

4 The site is currently improved with a
5 ninety-one thousand square foot building formerly
6 used as a Syms Department Store.

7 The building is currently being used as a
8 retail furniture store pursuant to a month to
9 month license agreement.

10 The former Syms store was developed
11 pursuant to the Town Board's site plan approval in
12 1988.

13 We also required a loop road connecting the
14 subject premises to adjacent properties to the
15 North and South and two fully signalized
16 intersections on Merrick Avenue.

17 The adjacent property to the North are
18 zoned Business and Industrial and includes a
19 Firestone Automotive Center.

20 The adjacent property to the South is zoned
21 Business and Industrial and improved with retail
22 stores, Micro Center and Tile Shop.

23 The adjacent property to the West is zoned
24 PUD and improved with a Home Depot, family
25 supermarket and a PGQ Superstore, among other.

1 To the East across Merrick Avenue is a
2 Park.

3 We are requesting a change of zone from
4 Business and Industrial to PUD in order to
5 incorporate the subject premises into the adjacent
6 PUD.

7 Inclusion within the PUD zone would allow
8 for the redevelopment of the subject premises with
9 a new apartment/hotel similar to the Vanderbilt
10 which is located on the West side of the PUD which
11 was also developed by my client.

12 If the petition is granted, the subject
13 premises would be improved with a six story two
14 hundred and thirty-seven unit apartment/hotel with
15 a central lobby, outdoor pool, gym, media room,
16 coffee shop, laundry room and on-site
17 superintendent.

18 Hotel occupancy would range from several
19 days up to six months and one to two year leases
20 would be available for apartment occupancies.

21 Like the Vanderbilt on Corporate Drive, the
22 proposed new apartment/hotel will fill housing
23 demands for short, medium and long-term rentals
24 for residents who no longer wish to own single-
25 family homes or condominiums or be full-time

1 Residents.

2 The proposed apartment/hotel design, hotel
3 design for residents who seek convenience
4 amenities style of a hotel style development.

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5 I have made several references to the
6 Vanderbilt because it is a real time example of
7 what we are proposing, today.

8 And, for anyone who maybe unfamiliar with
9 it, the Vanderbilt is the first apartment/hotel in
10 the Town of Hempstead and originally called the
11 Portofino.

12 The Portofino was approved by the Town
13 Board in 2014 when it amended the PUD to include
14 new use and development criteria for
15 apartment/hotels.

16 The name change of the Vanderbilt occurred
17 after site plan approval in 2015.

18 I am pleased to report to the Board that
19 the Vanderbilt was completed in February of this
20 year.

21 And, we have included interior and exterior
22 photos of the Vanderbilt in our presentation
23 packet, today.

24 The Vanderbilt has a total of one hundred
25 and ninety-four units and is eighty percent

1 leased in just three months.

2 The proposed new apartment/hotel would be
3 similar to design and amenities and expected to
4 attract the same market niche of residents that ^{Page | 98}
5 leased units of the Vanderbilt; Town and County
6 residents who are empty-nesters seeking
7 transitional or secondary housing, visitors
8 seeking short or long term occupancy for business
9 purposes or family visitation.

10 In addition, the Vanderbilt and the
11 proposed new apartment/hotel are attracting
12 interest from professional athletes to seasonal
13 residences and entertainers for short-term
14 engagements at local vendors.

15 The apartment/hotel are also attracting
16 interest from Doctors who need secondary or
17 temporary residence.

18 We currently have seven Doctors in
19 residence at the Vanderbilt.

20 So, from a planning prospective, including
21 the subject premises within the PUD will enhance
22 the mix use and smart growth goals and objectives
23 of the PUD.

24 Specifically, the legislative intent of the
25 PUD is set forth in Section 365 of the BZA which

1 cites most of the comprehensive goals of the PUD.

2 Some of these goals are to promote the most
3 desirable and suitable use of plan on site which
4 are unique due to size and location to provide the
5 opportunity for uses which satisfy Town-wide needs
6 and not otherwise available or only available in
7 limited amounts throughout the Town.

8 To promote mixes and balanced development
9 of comprehensive existing land use and
10 transportation patterns to prevent the
11 overcrowding of land and minimize congestion and
12 to encourage flexibility and design while ensuring
13 environmental impacts on the environment,
14 providing a new residential venue in and expanded
15 PUD will create a walkable community for residents
16 on the Merrick Avenue side of the PUD with
17 convenient access and proximity to local shops,
18 stores, restaurants and Eisenhower Park.

19 Eisenhower Park is directly across the
20 street from the subject promises and the crosswalk
21 to the Park is fully protected by two traffic
22 signals.

23 Nassau County Bus stops and Westbury Long
24 Island Railroad are also within walking distance
25 for a short compute from the subject premises.

1 The proposed apartment/hotel is consistent
2 with all the applicable PUD planning goals and
3 objectives.

4 Madam Supervisor, with me, today, I have Page | 100
5 several of our planning consultants and experts.

6 I will call two of them, the first will be
7 Barry Nelson, Real Estate Expert.

8 COUNCILMAN DUNNE: Can I ask just one
9 question before you call him.

10 Looking at this beautiful picture, what a
11 nice rendering and it is missing something, do you
12 know what it is missing?

13 A flag pole, United States Flag pole, can
14 you put a flag pole on there?

15 ATTORNEY PIZZULLI: Absolutely, sir.

16 COUNCILMAN DUNNE: And, maintain the flag.
17 God Bless you. Thank you so much.

18 ATTORNEY PIZZULLI: Mr. Dubb has informed
19 me there is a flag pole.

20 COUNCILMAN DUNNE: But it is not in the
21 picture.

22 ATTORNEY PIZZULLI: It is not in the
23 rendering.

24 REAL ESTATE EXPERT NELSON: Good Afternoon.
25 Barry Nelson. 220 Petit Avenue, Bellmore,

1 New York 11710.

2 I am a licensed Real Estate Appraiser,
3 Certified Appraiser and licensed Real Estate
4 Broker.

5 I handed in an exhibit that included
6 photographs of the subject property and the
7 surrounding uses.

8 It also has a Nassau County Department of
9 Assessment Tax Map and highlights the subject
10 property.

11 This is an application before the Board to
12 rezone the property including the parcel currently
13 Business from a depth of approximately two hundred
14 and fifty feet and the remaining rear portion,
15 three hundred and thirty-five feet, all in the PUD
16 zone.

17 And continuous to the parcel, just the
18 West, as Counsel mentioned, it is on the West side
19 of Merrick Avenue.

20 Generally, you have Old Country Road to the
21 North, Hempstead Turnpike to the South.

22 You have Stewart Avenue in the middle.

23 This would be contiguous to the southeast
24 quadrant of the PUD District.

25 Immediately to the West of the subject

1 Property would be the Home Depot, the North would
2 be adjacent to the property, a restaurant,
3 Houlihan's and Firestone Auto Repair.

4 As you go further North, you have office, Page | 102
5 professional services and you go around to Privado
6 Road, which would be South of Old Country Road.

7 Going South, southwest of the subject would
8 be a big box, formerly retail, now, is Micro
9 Center and the Tile Store.

10 Continuing South, 615 Merrick Avenue is an
11 office building on top of parking, five, six
12 stories depending on how you look at it and office
13 continuing South, smaller uses that included a
14 tennis center, a gas station.

15 Stewart Avenue, continuing South, would be
16 the southwest corner of Merrick Avenue and Stewart
17 Avenue, formerly, it is 1-800-FLOWERS office
18 building, now, I believe it is known as Magna
19 Care.

20 And, it is seven stories.

21 At the southwest corner of Merrick Avenue
22 and Stewart Avenue.

23 The easterly side of Merrick Avenue, again,
24 right up from Old Country Road to the North, all
25 the way down to Hempstead Turnpike is the

1 Eisenhower County Park.

2 There is no single-family residential
3 dwellings near the subject property, all within
4 the Merrick Avenue corridor between Hempstead
5 Turnpike and Old Country Road.

6 It is a Park.

7 Everything on the West side, almost for the
8 same distance from Old Country Road to North,
9 Hempstead Turnpike to the South, there is no
10 single-family residential dwellings.

11 Again, the East side would be East Meadow.

12 This is Westbury.

13 The developments in the area would include
14 big-box-type retail.

15 It would include professional services.

16 There has been some vacancy at the subject
17 property which was formerly Syms and, now, closed
18 up in 2011, the end of 2011.

19 It had been vacant for a while, some small
20 type of uses are now - - furniture outlet place,
21 currently occupying the place, but, nothing
22 substantial but nothing of any means.

23 You have BABY'S-R-US, that has, now, become
24 vacant.

25 Petrucci's on the southwest corner of

1 Privado Road and Merrick Avenue closed up.

2 It closed up for over year, now.

3 The redevelopment for, I should say, the
4 additional development at the southwest corner of ^{Page | 104}
5 Privado Road and Merrick Avenue Office buildings,
6 five stories upfront, now, to the West of that
7 would be the development and the completion of the
8 Marriott Courtyard Hotel.

9 You have the uses that are compatible to
10 the subject property and encourages a positive
11 development for the site.

12 And, again, it is adjacent to part of the
13 Roosevelt Raceway PUD development adjacent to the
14 Mitchel Field District to the South and in close
15 proximity to the PUD Development that - -

16 COUNCILMAN BLAKEMAN: Mr. Nelson, I have a
17 question?

18 REAL ESTATE EXPERT NELSON: Yes.

19 COUNCILMAN BLAKEMAN: The Westbury Village
20 Business District has been through a certain
21 amount of revitalization since there has been
22 development in the community.

23 And, that has been having a very positive
24 affect on the Westbury Business section, their
25 Village, there are still restaurants and

1 Businesses there that are struggling, in your
2 professional opinion, would this be a project that
3 would enhance the number of potential customers
4 for the Village of Westbury Business District?

5 REAL ESTATE EXPERT NELSON: Good question,
6 Councilman, I haven't gotten to that, but, I was
7 going to get to it.

8 I will cut to the chase, since your brought
9 that question up, this development will not
10 compete with the downtown Business Districts.

11 This will encourage the continued, positive
12 growth of the Village of Westbury which has
13 introduced apartments and similar-type rental.

14 ATTORNEY PIZZULLI: Excuse me, Mr. Nelson,
15 this would be very complementary?

16 REAL ESTATE EXPERT NELSON: Absolutely,
17 yes.

18 COUNCILMAN BLAKEMAN: Potentially more
19 customers?

20 REAL ESTATE EXPERT NELSON: Absolutely, as
21 Counsel mentioned - -

22 COUNCILMAN BLAKEMAN: Because I happen to
23 like some of those restaurants and I would be very
24 unhappy if they closed.

25 REAL ESTATE EXPERT NELSON: And, there

1 are restaurants within the Roosevelt Raceway area,
2 as well as the downtown Village and it is in close
3 proximity to the Long Island Railroad, as well.

4 COUNCILMAN BLAKEMAN: By the way, it did ^{Page | 106}
5 get Councilwoman Goosby to go into Westbury.

6 (Whereupon, laughter was heard from the
7 audience. After, the following ensued.)

8 ATTORNEY PIZZULLI: Mr. Nelson, I am sorry
9 to interrupt your testimony.

10 REAL ESTATE EXPERT NELSON: Sir?

11 ATTORNEY PIZZULLI: Would it be fair to say
12 that a large-scale retail development has been
13 trending away from Merrick Avenue and Old Country
14 Road, in general?

15 REAL ESTATE EXPERT NELSON: Yes, and that
16 is why I mentioned the vacancies, the former
17 restaurant, BABY'S-R-US, the subject site.

18 ATTORNEY PIZZULLI: Would it also be fair
19 to say the introduction of new apartment/hotel, at
20 this location, would enhance and improve the
21 economy of all the businesses, shops and
22 restaurants, both within the PUD, adjacent to the
23 property and within a short distance of the
24 Village of Westbury?

25 REAL ESTATE EXPERT NELSON: That is

1 correct, as well as East Meadow, yes.

2 ATTORNEY PIZZULLI: Thank you, sir.

3 SUPERVISOR GILLEN: Can I ask the
4 Vanderbilt, this comparable property has eighty
5 prevent leased?

6 ATTORNEY PIZZULLI: That is correct. It
7 got a CO in February, so, it is three months.

8 SUPERVISOR GILLEN: So, there is this type
9 of housing?

10 ATTORNEY PIZZULLI: It is real time
11 demonstration.

12 COUNCILMAN DUNNE: It looks like in the
13 pictures, it is seven stories at some points?

14 ATTORNEY PIZZULLI: The parking, you can't
15 see the elevation on this picture, half of the
16 parking is below grade in back, so, from the
17 front, you see two levels of parking below five
18 stories, but, it is actually six stories that
19 lower level is built into the hill.

20 COUNCILMAN DUNNE: Has the fire department
21 said their apparatus can go that high?

22 ATTORNEY PIZZULLI: They do, sir, um, if I
23 believe we are in Westbury Fire District, which
24 has been the same District that has been
25 inspecting and testing our projects at

1 Vanderbilt.

2 COUNCILMAN DUNNE: Thank you.

3 ATTORNEY PIZZULLI: Unless anyone has
4 anymore questions of Mr. Nelson, I would like to Page | 108
5 call Wayne Muller from Robinson & Muller
6 Engineering to give a brief presentation.

7 REAL ESTATE EXPERT NELSON: Thank you.

8 ENGINEER MULLER: Good Afternoon, my name
9 is Wayne Muller.

10 I with Robinson & Muller Engineering.

11 Our offices are in Huntington, New York.

12 As Mr. Pizzulli has indicated, I will
13 briefly touch on some of the traffic engineering
14 components of the project that is before the
15 Board, today.

16 As indicated by Mr. Pizzulli, it is
17 proposed to demolish the existing ninety thousand
18 square foot Syms office retail store and construct
19 two hundred and thirty-seven unit hotel/apartment
20 complex.

21 As evident from the rendering that is on
22 the screens to my left and right, the building
23 will be situated, approximately, one hundred and
24 twenty feet back from the Merrick Avenue right-of-
25 way, so, it is substantially far back

1 from the road.

2 It is very difficult to see from the
3 rendering and it is more prevalent on the
4 rendering site plan, which is on the screen before Page | 109
5 you, now.

6 Merrick Avenue is a very busy roadway.

7 It is a five-lane roadway.

8 Two lanes northbound, two lanes southbound
9 and center-turning lane, under the jurisdiction of
10 the Nassau County Department of Public Works.

11 As Mr. Pizzulli indicated, access to the
12 property will remain as it currently exists,
13 today.

14 Currently, the property has access to what
15 we call a "loop roadway," which connects to the
16 properties to the North and South.

17 Two traffic signals that intersect with
18 Merrick Avenue located both to the North and South
19 of the subject property.

20 In addition, the property will take full
21 advantage of the existing unsignalized driveway
22 that currently exists on Merrick Avenue.

23 Um, one of the major components that we
24 looked at was the anticipated traffic that could
25 be generated by this facility as it would

1 Compare to reoccupation of the former Syms with
2 the thriving retail facility.

3 We compared an analysis and that summarized
4 and I would like to submit that to the Board for ^{Page | 110}
5 their consideration.

6 We utilized National Traffic Generation
7 Statistics prepared by the Institute of
8 Transportation and Engineers and I believe the
9 Board has heard that referenced before.

10 And, what we did is we performed an
11 analysis to determine the relative impact of the
12 proposed, um, parking hotel facility to that which
13 would be generated by a real retail building or
14 reoccupation of the 90 thousand Syms.

15 That information is summarized in the
16 table.

17 It is being handed up right, now.

18 And, just quickly, looking at the
19 statistics, the calculations that we prepared, you
20 can see that in general the proposed project would
21 represent a significant reduction in the peak hour
22 traffic that could be generated by the street if
23 it were to remain a fully functioning retail
24 facility.

25 So, from a traffic engineering

1 Prospective, it is very desirable.

2 We will reduce traffic on the roadways.

3 We will provide customers with restaurants
4 that are located to the North and West of the, ^{Page | 111} um,
5 the project.

6 Um, Mr. Blakeman indicated, also in the
7 Village of Westbury, which is only located,
8 approximately, a mile away, it could be a short
9 walk if someone desires to leave their vehicle in
10 the parking area of the facility and walk just to
11 the North.

12 It is a very short walk, just a mile to the
13 restaurants and also to the Long Island Railroad
14 facility located in the Village.

15 Um, in addition, as Mr. Pizzulli has
16 indicated, the NICE bus line 35 is only located
17 fifteen hundred feet North of the subject, so,
18 again, there is transit availability within close
19 proximity to the property, which could tend to
20 reduce, further reduce the vehicular traffic
21 generated by this facility.

22 COUNCILMAN BLAKEMAN: Excuse me, how many
23 jobs are anticipated could be generated by the
24 construction of the site?

25 ATTORNEY PIZZULLI: Councilman,

1 we had and this is real time data at the
2 Vanderbilt, we had five hundred and twenty-five,
3 approximately, construction jobs.

4 COUNCILMAN BLAKEMAN: That is over a two-^{Page | 112}
5 year period?

6 ATTORNEY PIZZULLI: Correct, correct,
7 construction commenced in the later part, early
8 part of '16, over a two-year period.

9 COUNCILMAN BLAKEMAN: Are those
10 predominately local contractors?

11 ATTORNEY PIZZULLI: Yes, they are. They
12 will also upon completion will have twenty-five
13 fulltime jobs.

14 WAYNE MULLER: Just to wrap it all up, Mr.
15 Pizzulli indicated recreation facilities directly
16 across the street at Eisenhower Park, very short
17 walk, two traffic signals have pedestrian push
18 buttons to allow people who desire to walk or bike
19 or run or whatever they want to do to go to the
20 facilities to safely cross Merrick Avenue.

21 So, just a whole - - just summarize real
22 quickly from a traffic engineering prospective,
23 this project is a very positive one in so much as
24 it is significantly reduces peak hour traffic, um,
25 within the confines of the study area of

1 the proposed project.

2 Thank you.

3 SENIOR COUNCILWOMAN GOOSBY: I have one
4 question, I need to ask how many hotels are there Page | 113
5 in this particular area because I know you just
6 built a new one on the, um, area right across from
7 Target and so forth, over there, on that road and
8 there, how many are there?

9 ATTORNEY PIZZULLI: There is only one
10 hotel, Pure Hotel, currently, in the PUD that is
11 Red Roof Inn on Dibley Drive.

12 Um, there are - - there is the Marriott, I
13 believe or Courtyard by Marriott up on Privado
14 Road, if I am not mistaken - -

15 SENIOR COUNCILWOMAN GOOSBY: What about
16 Hampton Inn?

17 (Whereupon, "It is the Hilton," was called
18 out from the audience. After, the following
19 ensued.)

20 COUNCILMAN DUNNE: By Sheraton, there is a
21 Holiday Inn.

22 SENIOR COUNCILWOMAN GOOSBY: How many
23 hotels did we say?

24 ATTORNEY PIZZULLI: Mr. Nelson, can answer
25 your question.

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1 REAL ESTATE EXPERT NELSON: On Privado Road
2 on the North side, you have Hilton Gardens.

3 On the South side is the Marriott Courtyard
4 and you go down to Stewart Avenue, West, just
5 before the entrance, the first entrance to
6 Roosevelt Field, at South Street, just East of
7 that, that's Laquita.

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8 North on East Gate, I believe, it is, um, I
9 am not sure which, you have two, the Hampton Inn
10 near Old Country Road, just West of the Galleria
11 Mall and South of Old Country Road, you have two
12 hotels, Hampton Inn and, um, Hyatt.

13 COUNCILMAN BLAKEMAN: Mr. Nelson - -

14 SENIOR COUNCILWOMAN GOOSBY: Excuse me, I
15 am not finished.

16 COUNCILMAN BLAKEMAN: Oh, I am sorry.

17 SENIOR COUNCILWOMAN GOOSBY: He and I have
18 to do this. I have to think a little bit before I
19 open my mouth.

20 COUNCILMAN BLAKEMAN: Obviously, I don't
21 have to.

22 SENIOR COUNCILWOMAN GOOSBY: What do you
23 think your building of a hotel will have on the
24 area hotels, what do you see?

25 ATTORNEY PIZZULLI: This is not a

1 Pure hotel, Councilwoman.

2 This is a different type of use.

3 It is a hybrid between hotel and apartment
4 residence.

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5 This product is designed for not just
6 short-term hotel stays but for long-term rental
7 occupancies up to two years.

8 I don't know if the information is in your
9 summary sheet, but the unit mix on this project is
10 fifty hotel suites, twenty-eight one-bedroom, one
11 hundred twenty-nine tow bedrooms and thirty, three
12 bedrooms.

13 So, it is really a different type. It is
14 not your patron - - it is not Red Roof Inn patron
15 or Marriott patron which is more of a transient,
16 primarily short-term transient stay.

17 This is not a transient type of facility.

18 SENIOR COUNCILWOMAN GOOSBY: It is not the
19 type that I can afford to stay in.

20 ATTORNEY PIZZULLI: Neither can I.

21 SENIOR COUNCILWOMAN GOOSBY: Are you sure
22 you are going to be able to fill it?

23 What client - -

24 ATTORNEY PIZZULLI: We are already eighty
25 percent leased.

HEMPSTEAD TOWN BOARD 6/5/18

1 SENIOR COUNCILWOMAN GOOSBY: For all of it
2 at the Vanderbilt?

3 ATTORNEY PIZZULLI: Yes.

4 SENIOR COUNCILWOMAN GOOSBY: Really? One ^{Page | 116}
5 other thing, I see that you have no plans, you
6 have not really spoken to the fire department.

7 Have you spoken with them?

8 ATTORNEY PIZZULLI: We are just in the
9 planning phase.

10 We have not produced a Section 305 sheet
11 plan.

12 We have to produce and be vetted by the
13 fire district, but, um, again, I know I am
14 referring to the Vanderbilt an awful lot, but, it
15 is very - - almost an identical type building and
16 we have been through the fire department, Fire
17 Marshal use and we will comply.

18 SENIOR COUNCILWOMAN GOOSBY: I want to make
19 sure that people are safe, right?

20 ATTORNEY PIZZULLI: Right.

21 COUNCILMAN BLAKEMAN: May I, Senior
22 Councilwoman?

23 SENIOR COUNCILWOMAN GOOSBY: Yes.

24 COUNCILMAN BLAKEMAN: So, it is my
25 understanding that the hospitality

1 Component is a niche market, typically that is
2 something that we haven't had in this community,
3 um, it is for, let's say, um, a business wants to
4 import a worker from another area, who is an
5 expert and they have to put them up for a few
6 months and this is more of a luxury family type
7 situation rather than your normal typical
8 hospitality.

9 ATTORNEY PIZZULLI: That is the very
10 definition.

11 COUNCILMAN BLAKEMAN: So, basically, we are
12 not competing with the others, we are competing
13 with Manhattan, is that fair to say?

14 ATTORNEY PIZZULLI: That is fair to say.

15 SENIOR COUNCILWOMAN GOOSBY: That is good.

16 ATTORNEY PIZZULLI: With me, today, if
17 anyone has any additional questions, we also have
18 a PUD Planner, to answer any questions that you
19 may have.

20 I know my client, Mr. Dubb would like to
21 say a few words to the Board, if that is okay.

22 SENIOR COUNCILWOMAN GOOSBY: You say it
23 certainly will have no impact on the schools going
24 into Uniondale School District, is that correct?

25 ATTORNEY PIZZULLI: Correct.

1 MICHAEL DUBB: Good Afternoon and thank you
2 for allowing us to speak, um, Steven Dubb.
3 (INDICATING.)

4 I just want to give you for your
5 consideration a little bit of a thought process,
6 um, or kind of let you get inside of a madman.

7 Um, lifelong resident, grew up a few mils
8 from here, live a few miles from this site.

9 Um, so, I have watched Long Island develop,
10 um, over the last fifty-plus years.

11 So, I was one of the misspent youth who
12 spent a good part of my high school at Roosevelt
13 Raceway and was saddened to see what became of it.

14 And, not everybody is as old as I am, have
15 been around for so long, saw what became of
16 Roosevelt Raceway, the robins near the robins hole
17 that sat there, so, I had this idea, um and I
18 identified what I thought was a shortage of
19 housing, um, for people to stay on Long Island and
20 when I originally proposed Meadowbrook Pointe many
21 people thought I was crazy, that there wouldn't be
22 a demand or a use or desire to live in that area.

23 My goal was to create housing for people
24 who wanted to get out of their homes and stay on
25 Long Island.

1 Um, and it was phenomenal, successful.

2 We opened Meadowbrook Point just around
3 2007, just in time for the great economic
4 recession and recession and all.

5 There was still a demand.

6 So, after completing Meadowbrook Point, I
7 looked at the adjoining property and identified a
8 need that I thought was for people that wanted to
9 stay in the area or comeback to the area or be
10 here part-time and that was how the Vanderbilt was
11 born.

12 There were people who wanted to stay here
13 but didn't want to own a home.

14 Um, and, so, the demand for the Vanderbilt.
15 I wanted to create something different and I have
16 to emphasize with Councilwoman Goosby, yours is a
17 very fair question when you are asking about the
18 other hotels.

19 I wanted to create something, um, that had
20 apartments but the services of a hotel, some where
21 that had a place where people could go for a cup
22 of coffee, a gathering area, um, you know, nice
23 environment.

24 As evidenced by the success of the
25 Vanderbilt, the demand is there.

1 So, again, as a Veteran Long Islander, when
2 I look at what is transpired over the course of
3 the last many years, you kind of look at the PUD
4 and the PUD is, you know, we don't stop and look.

5 It is pretty damn successful.

6 It has housing in it.

7 It has supermarkets in it.

8 It has movie theaters in it.

9 It has restaurants in it.

10 Um, you look at Old Country Road to the
11 North and that is really the prime retail area.

12 The PUD in and of itself is working and
13 Merrick Avenue has kind of lost its identity.

14 So, when I look at Merrick Avenue, we look
15 at Merrick Avenue, it kind of feels like you got
16 this great asset of a Park over there.

17 You are close to a train station.

18 It has all of the components of smart
19 growth and, um, I kind of look at the store in its
20 heyday was successful, but, its time has come and
21 gone.

22 It has kind of a blight right, now.

23 It is an ugly-looking box and we like to
24 create something, um, that is desirable for, you
25 know, to keep people here to give people housing

1 Alternatives.

2 We are really land constrained, here.

3 It is not like we are in another part of
4 the Country and put this in a field. Page | 121

5 We have to think about reuse and um that is
6 what we are doing.

7 So, I just wanted to give you all for your
8 consideration a little insight into our thought
9 process.

10 Steve, is there anything you want to add?

11 STEVE DUBB: The only thing I would add to
12 that, the existing use of the building, it has
13 been pretty vacant.

14 It has been used by transient tenants and
15 only for a few months and then leaving there is a
16 lot less demand for big box retail in the area
17 than it use to be.

18 So, um, I think the option is for leaving
19 this as a retail building is not going to be good.

20 So, when we approached it like my Father
21 said, um, we thought that another apartment/hotel
22 would be a benefit use for this piece of property
23 and make like you said, an asset out of Eisenhower
24 Park.

25 So, it will afford all of our residents

1 great views. That is all.

2 SUPERVISOR GILLEN: Mr. Dubb, you do not
3 have any concerns about occupying this building,
4 do you? Page | 122

5 MICHAEL DUBB: Absolutely not, Supervisor.

6 SENIOR COUNCILWOMAN GOOSBY: Are you going
7 to do all reconstruction, demolishing these
8 buildings?

9 MICHAEL DUBB: There is an existing sense of
10 we have to demolish it and we do all of the
11 construction and, um, we do it ourselves.

12 We don't bring in contractors off Island.

13 We do it all here with local contractors.

14 SENIOR COUNCILWOMAN GOOSBY: Nice work.

15 MICHAEL DUBB: I think it is an asset for
16 the community.

17 SENIOR COUNCILWOMAN GOOSBY: I know I use
18 to shop there.

19 MICHAEL DUBB: So, did I

20 Anything else?

21 SUPERVISOR GILLEN: Thank you.

22 ATTORNEY PIZZULLI: Madam Supervisor,
23 Members of the Board, that concludes our
24 presentation.

25 SUPERVISOR GILLEN: Thank you. Thank

1 you for your comprehensive presentation.

2 I have a slip or Mr. DeJulio?

3 (Whereupon, "he doesn't wish to speak," was
4 heard called out. After, the following ensued.) Page | 123

5 SUPERVISOR GILLEN: Is there anybody else
6 that likes to be heard?

7 EME FUNDERBURKE: Good Afternoon, my name
8 is Eme Funderburke.

9 I reside in Roosevelt.

10 I just got a few questions, one with the
11 new construction that is going out, how many of
12 the, um, companies are you bringing in to do
13 construction will be minorities?

14 Number 2, the cost of living there, when
15 you say, um, I visited Vanderbilt, I know it is
16 quite expensive.

17 No one like myself would be able to stay in
18 there, so, I am wondering, you say you are going
19 to fill it up, are you building just or affluent
20 people?

21 Um, Number 2, the impact on the Uniondale
22 School District, I know that, um, Meadowbrook
23 Pointe did have an impact on the School District
24 even when it was time for the budget, there was
25 one reason why they felt it failed was due to

1 the impact from Meadowbrook Point and, then the
2 other - - I am asking, again, um, when we talk
3 about jobs and things of that nature, will it be
4 jobs there for minorities?

5 Again, I am always on that because when we
6 start building for population, kind of leave out
7 the other, um, that are not able to live there.

8 Also, will we have contracts with those
9 that have businesses here that, um, are minorities
10 that like to come in and actually be apart of the
11 construction?

12 SUPERVISOR GILLEN: Mr. Pizzulli, approach,
13 please.

14 Have you looked at the impact on the School
15 District?

16 ATTORNEY PIZZULLI: Yes, yes, we have,
17 Supervisor.

18 SUPERVISOR GILLEN: If you could speak to
19 that, please.

20 ATTORNEY PIZZULLI: Absolutely, this
21 project will be completely one hundred percent tax
22 positive to the School District.

23 Um, we have done the analysis.

24 We also, as I said, in real time data, we
25 have no school-age children in Vanderbilt, same

1 model, same product.

2 These types of occupancy are not permanent
3 resident occupancy.

4 So, they don't generally contribute to
5 School District population to the District.

6 EME FUNDERBURKE: It is not population, I
7 am talking about.

8 It is about when you are voting for
9 activities and things that go on, oftentimes, if
10 you don't have a child in the School District,
11 when they come up with the budget, you are not
12 interested.

13 You don't want it passed because you don't
14 have children there, so, I am asking with the type
15 of people that are housed there, they will have an
16 impact?

17 ATTORNEY PIZZULLI: I am sorry, I don't
18 know your name.

19 EME FUNDERBURKE: Eme Funderburke.

20 ATTORNEY PIZZULLI: Ms. Funderburke, these
21 are not property owners.

22 These are renters, um, the School District
23 is not going to affect their pocketbooks.

24 EME FUNDERBURKE: Do they vote?

25 Will they have an opportunity to vote

1 on the budget?

2 ATTORNEY PIZZULLI: They will have an
3 opportunity to vote if they are legal residents.

4 EME FUNDERBURKE: So, that would impact Page | 126

5 ATTORNEY PIZZULLI: Most of these residents
6 are secondary, transitional housing. They live in
7 multiple places.

8 COUNCILMAN BLAKEMAN: Let me comment on
9 that.

10 I am very proud to represent one of the
11 most diverse Districts in the Town of Hempstead
12 and, um, basically in some of our communities
13 where there is a large minority population, what
14 we found is projects like this have been a real
15 boom to the employment in the surrounding areas.

16 And, it has been a big plus because,
17 obviously, this is going to create construction
18 jobs, permanent jobs.

19 There will be maintenance, I am sure, on
20 the properties that will have to be performed and
21 I also think that it is going to enhance the
22 Business District around there that, you know,
23 depends on residents like this to support them and
24 that is also going to keep jobs here, because
25 there are chefs and waiters and waitresses and

1 Bartenders and laundromats and all kind of
2 businesses that would depend upon these types of
3 projects.

4 In fact, people actually want to stay on Page | 127
5 Long Island, especially younger, more affluent
6 people, I think, it is a very positive thing for
7 the community.

8 EME FUNDERBURKE: I am glad you mentioned
9 that, that is important because when you say,
10 "young people," in the same tongue, you say
11 "affluent people," and that is to say we want to
12 keep young people here and in order to do that,
13 you have to make living - - cost of living for
14 them in these types of residences available and
15 not only that, you know, something you can afford.

16 So, when you say that it is kind of like,
17 you know, a false tongue, because, affluent and
18 young people similarly always don't' mix because
19 you are just coming out of college and you are
20 trying to stay here on Long Island.

21 The price of the Vanderbilt that is going
22 to be out of your niche, you are not going to be
23 able to stay there and when you say about jobs I
24 mean being a cook and a chef, you know,
25 maintenance, that is one thing.

1 But, when you want a job that is going to
2 sustain you, not to look beyond the maintenance
3 and we keep talking about, you know, jobs, I am
4 coming back to construction as well because when
5 these are built, are we using local, um, minority
6 construction, um, companies to come and help, it
7 is one thing, again, talking about affluent, I
8 like to see some people that look like me and
9 building and doing some work.

10 COUNCILMAN BLAKEMAN: Let me say this.

11 EME FUNDERBURKE: A-hun.

12 COUNCILMAN BLAKEMAN: People that look like
13 you are affluent.

14 EME FUNDERBURKE: I didn't say that, I said
15 construction, let's stay on that point.

16 COUNCILMAN BLAKEMAN: The point I would
17 make is, um, communities surrounding this area, I
18 believe will be enhanced by more jobs and
19 basically, right, now, Nassau County is going
20 through a renaissance with respect to, um,
21 residential sales.

22 Take my community, in Valley Stream, in
23 Valley Stream right, now, you can't find a house
24 for sale.

25 You can't.

1 It is amazing. The market is so strong in
2 that area.

3 Inwood, a house goes on the market, it is
4 sold right away. Page | 129

5 Elmont, the same situation, so, you know,
6 in my community, we found that it actually rises
7 everybody in the community and everybody in the
8 community becomes more affluent and has more
9 opportunities.

10 EME FUNDERBURKE: That is well said, but,
11 again, my question is and I just hope someone can
12 answer this with the contracts and building, are
13 we going to have minorities that is able to come
14 in and participate? Number 1.

15 Number 2, the job market that is going to,
16 um, I guess, produce these jobs, are they going to
17 be jobs, again?

18 I don't want to har affluence, because, you
19 know, I didn't say people like me aren't affluent,
20 we are, but, can we live in this particular
21 building?

22 ATTORNEY PIZZULLI: This building is not
23 permanent housing.

24 This is a commercial hybrid product, that
25 is designed to attract tenancy and occupancies

1 that are not permanent, fulltime residents.

2 Maybe I glossed over too quickly, but the
3 type of, um, occupant and tenant of this building,
4 as we have shown and demonstrated with the
5 Vanderbilt are Town and County residents that are
6 empty-nesters and snow birds have secondary-type
7 housing, um, these are folks that are coming in
8 for an extended stay, business purposes, folks
9 from out of town visiting family here, maybe there
10 is illness in the family and they need to house
11 their family in a nice facility for a month or so,
12 whatever the case maybe.

13 And, I want to reemphasize the point, these
14 are not - - they are typically not permanent
15 residents.

16 They are not the type of people, um, that
17 vote in School Budgets or Elections.

18 Those are typically the province of
19 homeowners that are directly impacted in real
20 estate taxes, so, there is no conflict there.

21 And, in terms of contractors, we are open
22 for business from any contractor on Long Island
23 that wants to compete and submit a proposal to us.

24 Just like any other business on Long
25 Island, anyone that wants to work for us, they

1 make a proposal, they win the bid, they get the
2 job.

3 SENIOR COUNCILWOMAN GOOSBY: I think what
4 she is asking, maybe if you let her know where she Page | 131
5 can find some of the people that want to work can
6 find how to go about it.

7 ATTORNEY PIZZULLI: Very good point and I
8 would be happy to share that information.

9 EME FUNDERBURKE: Okay, one last thing, you
10 are saying, though, that because the homeowners
11 are not homeowners, they are there, so, it is
12 transient, even though someone is transient and
13 they live for a certain amount of time or their
14 children and, whatever, you pay taxes, you are
15 allowed to go and vote - -

16 ATTORNEY PIZZULLI: You have to meet the
17 qualifications.

18 EME FUNDERBURKE: When you can vote, you
19 make an impact, correct?

20 ATTORNEY PIZZULLI: Yes.

21 EME FUNDERBURKE: Alright.

22 SUPERVISOR GILLEN: Is there somebody else
23 that would like to be heard?

24 BONNIE RADAFSHAR: Hello everybody, good
25 afternoon.

1 As a resident who lives in Salisbury - -

2 SUPERVISOR GILLEN: Excuse me, state your
3 name and address?

4 BONNIE RADAFSHAR: My name is Bonnie
5 Radafshar. I live in Salisbury Estates in
6 Salisbury.

7 And, I love Meadowbrook Pointe.

8 It is beautiful, but, the impact of putting
9 additional housing anywhere close to the Westbury
10 train station is a disaster for my neighborhood.

11 We have a problem right, now where we can
12 barely find parking and we use Westbury train
13 station, even though, it is in North Hempstead
14 because it is literally - - I can walk there.

15 Well, I can't walk there, but, it is a two-
16 minute drive.

17 Currently, there is such a shortage of
18 parking there that the Mayor of Westbury in the
19 Town of North Hempstead is allowing non-resident
20 parking but we have to pay a fee of six hundred
21 dollars a year to do that.

22 Now, I know that many people say why don't
23 you go to Merrick, but, that is an additional hour
24 per day of commuting and when you have children
25 that you have to pick up from daycare on

1 the way home from the L.I.R.R. or you have to make
2 dinner or walk your dogs or whatever, that is - -
3 that is a huge amount of time.

4 So, again, Meadowbrook Pointe is beautiful, Page | 133
5 you know, but additional housing there that is
6 going to be a huge problem for the residents of
7 Salisbury and Westbury.

8 It is already a problem.

9 Um, I had to reach out personally to the
10 Mayor of Westbury in North Hempstead because he
11 was not going to allow parking anymore to non-
12 residents.

13 We would have no other place to park other
14 than a few meters on the street.

15 He finally got pressured enough to allow us
16 to do that.

17 So, putting additional housing in that
18 neighborhood, it is just going to create a larger
19 problem.

20 In addition to that, the traffic on Old
21 Country Road is unbearable under the best of
22 circumstances.

23 You just add more traffic to that area and
24 it could take from my house, which is on Salisbury
25 Park Drive, right by the Park to get to

1 the Parkway.

2 It could take a half an hour.

3 I mean I could probably walk there faster
4 than I could drive there.

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5 That is how bad it is, especially with all
6 those shopping centers.

7 Um, I am just asking you to, please, take
8 that into consideration.

9 And, in terms of businesses, I mean those
10 little strip malls where Bloomingdale's Outlet is,
11 they are doing really well.

12 You go into Roosevelt Field and you go in
13 the Town of Westbury, even on the North Hempstead
14 side of Old Country Road, businesses are closing
15 up.

16 I mean every other day you see another
17 storefront that is closing.

18 So, I mean - - excuse me - - anymore
19 businesses, I don't think is really the answer.

20 Thank you.

21 SUPERVISOR GILLEN: Mr. Pizzulli, with
22 respect to the concerns about parking at L.I.R.R.,
23 is there any considerations, possibly of a shuttle
24 for benefit of your residents or anything like
25 that to alleviate parking concerns?

1 ATTORNEY PIZZULLI: A shuttle is not in the
2 plans, but, as I currently explained this and, um,
3 the type of residents that would be residing at
4 this facility, if they are taking a train and
5 parking is difficult, they wouldn't take their
6 car, they will UBER. They will taxi. If you have
7 - - this is not housing.

8 BONNIE RADAFSHAR: But you don't know that.

9 ATTORNEY PIZZULLI: Let me finish, my
10 client spoke to that.

11 We will survive. I don't want to rehash
12 all the testimony, but, a fulltime, functioning
13 retail store, at this location, which is currently
14 zone, will produce a lot more traffic than two
15 hundred some odd patrons and produce traffic at
16 all the wrong times.

17 This will not impact Old Country Road.

18 SENIOR COUNCILWOMAN GOOSBY: I am familiar
19 with that.

20 I was in Fort Lauderdale, so, what they do
21 is shuttle.

22 They shuttle wherever you need to go in a
23 certain amount of time.

24 You can certainly do that with people,
25 here.

1 ATTORNEY PIZZULLI: If it is an issue of
2 congestion it will be solved.

3 SUPERVISOR GILLEN: Is there anybody else
4 that would like to be heard?

5 FELIX PROCACCI: Felix Procacci. 1165
6 Barnes Street, Franklin Square.

7 I just have one question, is the developer
8 going to ask for a PILOT?

9 SUPERVISOR GILLEN: Mr. Pizzulli?

10 ATTORNEY PIZZULLI: Um, it is premature.
11 Let me state one thing, if we were to ask for a
12 PILOT, it would be at the existing tax base, not
13 so it would be a reduction of taxes.

14 It would only be in the future, but, we,
15 yet to determine.

16 It is way premature for us.

17 Thank you.

18 FELIX PROCACCI: Do you have a PILOT for
19 the Vanderbilt?

20 MICHAEL DUBB: We do have a PILOT. The
21 Vanderbilt was property that was not producing any
22 tax revenue.

23 It was vacant land sitting there for years.

24 So, it is, now, producing tax revenue and
25 tax revenue will continue to, um, increase

1 dramatically over the next ten years, so, it will
2 be over the next ten years tax revenue.

3 COUNCILMAN BLAKEMAN: So, Mr. Dubb, your
4 committing that if you do decide in the future to ^{Page | 137}
5 go for a PILOT that you will not be seeking a
6 reduction in taxes, that you will use the existing
7 baseline taxes?

8 MICHAEL DUBB: Absolutely, so, there would
9 be no burden.

10 COUNCILMAN BLAKEMAN: No impact on the
11 School District, no impact on the taxpayers that
12 was the one of contention in the Greenacres, was
13 that the taxes were reduced?

14 MICHAEL DUBB: Correct.

15 COUNCILMAN BLAKEMAN: And, that created a
16 burden for the School District and that created a
17 major problem.

18 I am happy that you are making that
19 promise.

20 MICHEL DUBB: The one thing that came up
21 previously, you reminded me of it, when I did the
22 Vanderbilt, I met with the Uniondale School
23 District and offered internships and jobs and
24 actually had an area and we did, um, mentor
25 somebody from the Uniondale School

1 District.

2 In response to a question or comment way
3 earlier by Mr. Dunne, every one of my projects has
4 an American Flag in front of it and I refuse to Page | 138
5 put my corporate under it because I think it
6 cheapens the brand and as does my own personal
7 home.

8 COUNCILMAN DUNNE: Thank you.

9 FELIX PROCACCI: I just have one more
10 question. Will the developer agree to have a
11 Public Meeting on this property, you know with the
12 public, invite the public to get their input, you
13 know, prior to voting on this?

14 (Whereupon, applause from the audience was
15 heard. After, the following ensued.)

16 ATTORNEY PIZZULLI: If the gentleman is
17 referring to and IDA, there is a Public Hearing
18 process.

19 FELIX PROCACCI: No, I am talking about the
20 Public Hearing in the school or something, just so
21 people will know what is going on.

22 I am not talking about IDA public formal
23 hearing, I am talking about a general hearing for
24 the public, you know, just a meeting with the
25 public.

1 ATTORNEY PIZZULLI: That is what we are
2 having, today.

3 FELIX PROCACCI: All the community is not
4 here, today, an evening meeting where most of the ^{Page | 139}
5 residents can attend.

6 ATTORNEY PIZZULLI: I just think we had our
7 Public Hearing, sir.

8 There will be a site plan review, if you
9 want to follow that. We made our presentation.

10 SUPERVISOR GILLEN: Is there anything else
11 that would like to be heard on this Public
12 Hearing?

13 META MEREDAY: Meta J. Mereday, resident.

14 I am concerned, again, unless you have the
15 information with the SEQRA and things of that
16 nature, as we are talking about the environmental
17 impact, um, I am still concerned about, again, the
18 after affects when it comes down to diverse
19 contracting and involvement and the lack of
20 enforcement in this Township as it pertains not
21 getting clear cut defined processes that are
22 inclusive of minority woman services, disabled and
23 Veteran-owned businesses.

24 Oh, yes, we will do "X", "Y" and "Z" that
25 should not be good enough.

1 It is not good enough for me.

2 It should not be good enough for you,
3 particularly in this era where we are talking
4 about disparity and we continue to lack the
5 documentation to support what we say.

6 We are going to do as far as transparency,
7 inclusion and diversity, that is very
8 disappointing to me, um, the fact that, again, I
9 think housing is needed, here.

10 It is crucial.

11 It is critical but as was stated earlier,
12 when we talk about our young people and I am
13 dealing with our young Veterans, we have to setup
14 food pantries at our State Colleges and
15 Universities so they can eat to finish school.

16 I have to advocate with our local utilities
17 to keep the lights on for our Veterans, who we pay
18 for their education, but they weren't able to even
19 keep their lights on and this was four days before
20 Sandy hit.

21 So, to say we have young people who are
22 affluent, who will be able to live, here and we
23 talk about qualifying jobs, just looking at this
24 form, here, there are contracts that your group
25 that you are going to vote on, most of the

1 people listed, here, they are not even based on
2 Long Island, let alone the Town of Hempstead, so,
3 who is creating jobs, if the Township, itself, is
4 not leading by example to create viable jobs for ^{Page | 141}
5 people who could possibly live in this facility?

6 So, if somebody could answer what are the
7 specific steps that are going to involve local
8 diverse contractors in this process?

9 What are the steps involved in making sure
10 that there is going to be diversity in the hiring
11 practices, not the same old same old, so, what is
12 the environmental impact along with the
13 educational impact on the water, on the sewage?

14 I haven't heard anything.

15 This is supposed to be the only Public
16 Hearing and we are, now, just finding out this
17 information.

18 What are those answers?

19 Does the public have to kind of, you know,
20 storm the gates or something to get some
21 information?

22 SUPERVISOR GILLEN: The attorney is here
23 today and you had an opportunity to hear Mr.
24 Pizzulli who has answered the question about the
25 way for any business to compete to participate in

1 this project.

2 Mr. Pizzulli, you can elaborate further and
3 he has talked about the impact on the School
4 District. Page | 142

5 META MEREDAY: I didn't hear anything about
6 the environment.

7 ATTORNEY PIZZULLI: The environment is
8 being addressed by the Town in the review of the
9 Environmental Assessment.

10 It has been submitted to the Town.

11 It is under the review and Counsel for the
12 Board knows the Board cannot make a decision until
13 the environmental review process is complete and
14 when that process is complete, the Town will be
15 ready for a vote.

16 MICHAEL DUBB: Just for the record, the
17 site is in the Nassau County Sewage District.

18 All the draining is contained on site, so,
19 there is very little, if none, environmental
20 impact.

21 It is a fully developed area and we are not
22 introducing anything in addition to what has
23 already been there and there is capacity in the
24 Nassau County Sewage District and there are
25 available utilities.

1 META MEREDAY: You might as well stay, my
2 other question has to do - - you are saying you
3 are going to tear down the existing facility?

4 ATTORNEY PIZZULLI: Ninety-one thousand
5 square foot retail business will be demolished.

6 META MEREDAY: Okay, has that been assessed
7 as far as potential asbestos, rodents, things of
8 that nature - -

9 ATTORNEY PIZZULLI: Yes.

10 META MEREDAY: - - Since it is empty?

11 ATTORNEY PIZZULLI: Yes, yes, when we
12 purchased, my client owns the building, my client
13 conducted a full, um, environmental audit on that
14 property before purchasing the building.

15 We would not purchase an environmental
16 contaminated property.

17 META MEREDAY: But tearing down that
18 building - -

19 ATTORNEY PIZZULLI: In accordance with all
20 legal requirements of the Town and the State and
21 the County, if there is asbestos it will be abated
22 legally.

23 If there are other materials that need to
24 be disposed of in a special way that will be
25 complied with and that is under inspections.

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1 META MEREDAY: And, all of those costs will
2 be assumed by the developer?

3 ATTORNEY PIZZULLI: Correct.

4 META MEREDAY: There is nothing that - - Page | 144
5 nothing as far as you can say, there is nothing
6 you would be bringing back to this Board that
7 would be the responsibility of the taxpayers?

8 ATTORNEY PIZZULLI: No public assistance.

9 META MEREDAY: Okay, well, I would still
10 like to see, I personally and I know others would
11 like to see more clarity, more specifics, actual
12 goals and outlines form an action plan as it
13 pertains to diversity and inclusion.

14 ATTORNEY PIZZULLI: I am happy to speak to
15 you.

16 META MEREDAY: Okay, fine, thank you.

17 RICHARD SCHURIN: Richard Schurin. 167
18 Jefferson Avenue, Island Park.

19 I want to speak to the zoning practices of
20 the Town that relates to this project and other
21 significant projects such as the Woodmere Project,
22 um, I think it does a disservice to the developer,
23 to the community and the residents to engage in
24 what is known as spot zoning.

25 Um, basically, you are willing to change

1 the zoning on a parcel based upon an applicant and
2 the application that is made, so, what happens is
3 a developer takes a chance and they buy parcels
4 and they take a chance that you are going to
5 change the zoning that is what seems to be
6 happening in this case.

7 And, the community finds a home and living
8 in the area based upon certain zoning practices
9 and you change it on them as you are doing with
10 Woodmere and they get upset and many times the
11 residents get upset enough that you harm the
12 developers by not giving them the zoning that they
13 expect to get that they would normally get.

14 And, as a result, many times the developer
15 sues and invariable the town loses because you
16 don't have a Master Plan.

17 You don't have a process.

18 You don't' have a vehicle for the Town of
19 Hempstead and you end up with a Town that has
20 commercial properties and residential areas and
21 residential areas and commercial properties and
22 there is not consistency.

23 And, it is not a great place to live.

24 It is not a great place to build either for
25 developers.

1 They are forced to take chances.

2 We are in a situation where, um, you know,
3 we have a Town that is mishmash and it doesn't
4 serve anybody.

5 I am not saying you should deny this zoning
6 application or you should act in a certain way,
7 now, but you need to have a Master Plan.

8 You need to get rid of spot zoning.

9 You, a developer, shouldn't have to come to
10 a Hearing and ask for a zoning change when the
11 result is uncertain.

12 It is not fair tot hem and the residents
13 shouldn't live in an area where you are going to
14 suddenly introduce a commercial property or turn
15 into a big residential area.

16 So, you need to have some vision.

17 You need to have a better planning process
18 and better planning development.

19 COUNCILMAN BLAKEMAN: Now, what I think,
20 you are a hundred percent right, whoever did our
21 zoning sixty-seven years ago must have been on
22 LSD.

23 There are no rights-of-way.

24 There was no room for expansion.

25 But, in deference to those who came before

1 us, I am told by historians who actually studied
2 this stuff and urban planners and suburban planers
3 that because of the end of the War with the Baby
4 Boomers that they just allowed everybody to do
5 whatever they wanted because they needed the
6 housing.

7 They had all people coming back from the
8 War.

9 They were getting married and they were
10 having babies and they really didn't give the plan
11 any thought.

12 So, your point is well taken.

13 And, I think that is why this planning
14 development there has worked so well because it
15 was actually some thought given to it and some
16 planning given to it and we should do that in more
17 communities.

18 So, I think you make an excellent point.

19 RICHARD SCHURIN: Yeah, I just want to say
20 one other thing, the reason I think that the
21 practice persists to this day is because it
22 employs a lot of consultants and attorneys and
23 other people who need to put out presentations,
24 such as this and need to take risks.

25 And, it is creates a whole industry - -

1 COUNCILWOMAN KING-SWEENEY: I agree with
2 the beginning part of your statement and think we
3 need to be bold.

4 It is 2018, whatever happened sixty years ago, we need to move passed that, right, it is a
5 new generation. Page | 148

7 We need to be bold.

8 We need to have a vision.

9 RICHARD SCHURIN: Right.

10 COUNCILWOMAN KING-SWEENEY: Let's not get
11 into people's motives.

12 We are who we are and I think we all need
13 to move ahead in the Town of Hempstead and have a
14 vision and not be afraid of the change.

15 RICHARD SCHURIN: I am not saying - - I am
16 speaking of what is developed around me and it is
17 not necessarily beneficial to have a system that
18 creates an environment where, um, you know, the
19 skill of the attorney or the skill of the
20 consultant is the determining factor as to whether
21 it gets done or not.

22 ATTORNEY PIZZULLI: Believe me sir, that is
23 hardly the determining factor, if at all, but I
24 want to stick up for the Town, her for a moment,
25 because there is a lot of new faces on this Board,

1 um, all new faces on this Board compared to 1992.

2 Why is 1992 significant?

3 Roosevelt Raceway closed in 1988.

4 It closed because Governor Cuomo changed Page | 149

5 the pari-mutuel wagering law and the track suffered
6 and it closed and a lot of tracks closed, not just
7 Roosevelt Raceway.

8 The Town of Hempstead, Town Board, to its
9 credit imposed four years of six month
10 moratoriums, so, that is eight moratoriums that
11 has had eight, six months each, that were renewed
12 each six months until 1992.

13 In that interim period of time, the Town
14 Board, this former Town Board, um, engaged a
15 planning consultant and gave its marching orders
16 to study the area and come up with a zoning plan
17 that made sense for the Town for the future.

18 That was the essence of the PUD, that is
19 how the PUD was created.

20 It is the most well-planned District in the
21 Town and it was enacted by this Board in 1992.

22 The original vision of the PUD, um, was
23 significantly different from what it is today
24 because times have changed.

25 And, the trends and businesses and

1 Development have changed, also.

2 There was a strong emphasis on retail
3 development at the inception of the PUD.

4 There was a residential component designed ^{Page | 150}
5 into that PUD, initially, which is, now, today,
6 hunt development.(as heard)

7 By the end of the '90's - - you asked a
8 question, I will give you the whole history
9 lesson, by the end of the '90's, retail markets
10 were stronger and the residential markets weren't
11 as economically viable, so, the PUD shifted
12 towards retail and that is how we ended up with
13 Target, Home Depot and some of the other uses that
14 have been there since the mid to late '90's.

15 The reverse happened in the 2000's.

16 In 2000 and the retail started to die off
17 and housing became a viable product and one of the
18 biproducts of that economic trend was seven
19 hundred and twenty condominium units designed for
20 senior citizens and it was successful.

21 As I indicated, previously, this Board
22 uses current configurations and prior
23 configurations has adjusted with the times and
24 modified the PUD when it needed to be modified and
25 sensitive to the needs of the community and the

1 Business community.

2 I think the Town deserves some credit in
3 that regard.

4 RICHARD SCHURIN: I wasn't around then. Page | 151

5 I read about it and I think that it is fair to say
6 that the Roosevelt Raceway, um, um, development,
7 um, has been criticized, widely criticized as an
8 incredibly political giveaway by the Town of
9 Hempstead politicians and the - -

10 (Whereupon, a restroom break was taken by
11 the court reporter. After, the following ensued.)

12 SUPERVISOR GILLEN: We are back on the
13 record.

14 COUNCILMAN BLAKEMAN: Supervisor, I move
15 that the Public Hearing be closed and that we
16 reserve decision.

17 SENIOR COUNCILWOMAN GOOSBY: I second the
18 Motion.

19 (Whereupon, "I didn't speak," was heard
20 calling out from the audience. After, the
21 following ensued.)

22 SUPERVISOR GILLEN: Okay, please, come
23 forward.

24 WILHELMINA FUNDERBURKE: Good Afternoon to
25 everyone.

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1 Wilhelmina Funderburke, 156 East 20th Avenue
2 in Roosevelt.

3 You know really and truly when we really
4 look at this agenda item, it really should be Page | 152
5 tabled and I will tell you why.

6 Number 1, it is, um, Senior Councilwoman
7 Goosby's area and she hasn't had a chance to speak
8 with anyone and her constituents in that area.

9 Number 2, as I look at each of your faces,
10 have you all discussed this before you came, today
11 or was this the first time that you saw it, too?

12 SENIOR COUNCILWOMAN GOOSBY: It is not
13 mine.

14 WILHEMINA FUNDERBURKE: I am going to ask
15 the questions.

16 Did you see this before you came today?

17 COUNCILMAN BLAKEMAN: Ms. Funderburke, I
18 was aware that this was going to be on the
19 calendar for, I guess, three weeks when we posted
20 that it would be on the calendar.

21 So, I knew a little bit about it, but, that
22 is why we have these meetings, they get a chance,
23 the applicant gets a chance to come forward and
24 tell us about their project.

25 But, this isn't my District. Sometimes

1 I will meet with the developers just as I will
2 meet with people from the community about major
3 project, um, so, basically, it is up to the
4 applicant to come forward and make their best case Page | 153
5 before us and it is up to us to consider their
6 application.

7 WILHEMINA FUNDERBURKE: Well, when does it
8 go to the community so they can discuss it with
9 them and they know what is going on because I
10 don't see - - I haven't heard anyone here from
11 Uniondale, um, about this application on the
12 agenda, today and from what I understand, it will
13 take place in part of Uniondale School District.

14 I don't see anyone here from Westbury
15 because I know like in Roosevelt, some people,
16 residents of Roosevelt, they go to Freeport School
17 District.

18 Some people are residents of Freeport and
19 they come to Roosevelt School District, so, I am
20 just trying to find out how is this all going to
21 happen and these people have not been notified.

22 You haven't had any Town meetings and you
23 certainly can't expect people who work to come to
24 these meetings during the day and hear about what
25 is going on in their community because, you know,

1 People work.

2 I don't. I worked fifty years, so, I am
3 retired but what about these people that are not
4 retired and still paying taxes?

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5 And, I want to ask you, Councilwoman
6 Goosby, you said this is not your area?

7 SENIOR COUNCILWOMAN GOOSBY: It is not my
8 District.

9 WILHEMINA FUNDERBURKE: It is not your
10 District, well, whose District is it?

11 SUPERVISOR GILLEN: Councilman Ambrosino's
12 District.

13 WILHEMINA FUNDERBURKE: And, he spoke to
14 the people in his District about this?

15 Where is he, today?

16 SUPERVISOR GILLEN: He is here. He just
17 stepped out for a moment.

18 COUNCILMAN BLAKEMAN: Actually, he recused
19 himself.

20 WILHEMINA FUNDERBURKE: He recused himself?
21 Why?

22 SUPERVISOR GILLEN: He recused himself from
23 being heard on this matter.

24 WILHEMINA FUNDERBURKE: Well, did he speak
25 to his constituents?

1 I mean, you know, because people have to
2 know, I mean, we are taxpayers. I don't - -

3 (Whereupon, applause from the audience was
4 heard. After, the following ensued.) Page | 155

5 SUPERVISOR GILLEN: We need to have more
6 night meetings.

7 I did put forward a resolution to have more
8 night meetings.

9 We got two more. I hope to have more going
10 forward next year.

11 WILHEMINA FUNDERBURKE: Well, I tell you
12 this, to be honest with you, I think we should
13 have all night meetings, especially, you know,
14 because you talk about people who work every day,
15 you know and you want - - because I remember at
16 the last meeting, the people who were talking
17 about the boats, they took off from work to come
18 here.

19 And, when they got here, they wanted you to
20 table it and have a community meeting because
21 nobody knew about it.

22 You got to talk to the people in your
23 community.

24 You all set up there and you look nice.
25 You look pretty and smell good, too, you

1 got to talk to the people that elected you.

2 (Whereupon, applause from the audience was
3 heard. After, the following ensued.)

4 WILHEMINA FUNDERBURKE: Okay, this issue
5 should be tabled because this is very important.

6 SUPERVISOR GOOSBY: That is what we are
7 doing, reserving it, reserving decision.

8 WILHEMINA FUNDERBURKE: Okay, thank you.

9 COUNCILMAN BLAKEMAN: Move that the Public
10 Hearing be - - we reserve decision.

11 SENIOR COUNCILMAN GOOSBY: I second the
12 Motion.

13 SUPERVISOR GILLEN: Madam Clerk, will you,
14 please, call the roll.

15 CLERK CABANA: Councilman Blakeman?

16 COUNCILMAN BLAKEMAN: Aye.

17 CLERK CABANA: Councilman Dunne?

18 COUNCILMAN DUNNE: Aye.

19 CLERK CABANA: Councilman King-Sweeney?

20 COUNCILMAN KING-SWEENEY: Aye.

21 CLERK CABANA: Senior Councilwoman Goosby?

22 SENIOR COUNCILWOMAN GOOSBY: Aye.

23 CLERK CABANA: Supervisor Gillen?

24 SUPERVISOR GILLEN: Aye.

25 (Whereupon, Councilman Ambrosino recused

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1 Himself from listening to the application
2 presented before the Town Board and did not vote.
3 After, the following ensued.)

4 SUPERVISOR GILLEN: Madam Clerk, would you, ^{Page | 157}
5 please, call the Administrative Calendar.

6 CLERK CABANA: Yes, Supervisor.

7 This afternoon, on the Administrative
8 Calendar, there are items 15 through 50.

9 SENIOR COUNCILWOMAN GOOSBY: Supervisor, I
10 move 15 be postponed indefinitely without a date.

11 COUNCILWOMAN KING-SWEENEY: Second.

12 SUPERVISOR GILLEN: Madam Clerk, would you
13 call the roll on the postponement of Item 19.

14 CLERK CABANA: Councilman Ambrosino?

15 COUNCILMAN AMBROSINO: Aye.

16 CLERK CABANA: Councilman Blakeman?

17 COUNCILMAN BLAKEMAN: Aye.

18 CLERK CABANA: Councilman Dunne?

19 COUNCILMAN DUNNE: Aye.

20 CLERK CABANA: Councilman King-Sweeney?

21 COUNCILMAN KING-SWEENEY: Aye.

22 CLERK CABANA: Senior Councilwoman Goosby?

23 SENIOR COUNCILWOMAN GOOSBY: Aye.

24 CLERK CABANA: Supervisor Gillen?

25 SUPERVISOR GILLEN: Aye.

1 Do any Council Members wish to sever any
2 items on the Administrative Calendar?

3 (Whereupon, no response was heard. After,
4 the following ensued.) Page | 158

5 SUPERVISOR GILLEN: Okay, can I have a
6 Motion on the calendar.

7 SENIOR COUNCILWOMAN GOOSBY: I move the
8 Administrative Calendar in its entirety with the
9 exception of 19 which has been removed.

10 COUNCILMAN BLAKEMAN: Second.

11 SUPERVISOR GILLEN: I have a number of
12 slips that wish to be heard on the Administrative
13 Calendar, first, Felix Procacci.

14 FELIX PROCACCI: Felix Procacci. 1165
15 Barnes Street, Franklin Square.

16 Okay, on Items Number 36 and 37, um, going
17 to drainage of the Five Towns area, what exactly
18 are we doing?

19 I read just like an evaluation of what type
20 of, um, sewage pipe, drainage, drywells to put in
21 there?

22 SUPERVISOR GILLEN: Please come up.

23 COMISSIONER: This is an actual - - this is
24 design phase but it is primarily going to be road
25 raisings that are going to be happening in

1 those areas.

2 FELIX PROCACCI: Okay, I was thinking along
3 the lines there maybe development in that area,
4 that maybe you need to plan for that before you go
5 forward with this.

6 I am not sure the impact it depends on how
7 many house they put on the Garden City - - not
8 Garden City, Woodmere Golf Course, that you know
9 it may impact the work you are doing because they
10 say it is totally isolated from that.

11 COMMISSIONER: Yes, this is drainage for
12 that immediate area.

13 It is primarily dealing with the tidal
14 flooding that is happening in that area you were
15 talking about.

16 FELIX PROCACCI: When Woodmere is built up,
17 you won't have to change that design, that is my
18 only concern?

19 That is my only concern, you have to do the
20 work over if there is, you know, there is more
21 buildings there, there might be more water and
22 less ground is going to be absorbed, you might
23 have to do something with this design, that is my
24 question.

25 Also, I am done with that. Thank you.

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1 Um, on Case Number 7, the hires,
2 terminations, there was nothing on the calendar,
3 is that correct?

4 Sometimes they add that last minute as of Page | 160
5 this morning.

6 SUPERVISOR GILLEN: Which number?

7 FELIX PROCACCI: Case Number 7, Item 44,
8 the general - -

9 SUPERVISOR GILLEN: Personnel.

10 FELIX PROCACCI: Personnel issues, is there
11 anything?

12 SUPERVISOR GILLEN: I believe 44, we have
13 leave of absences, is that correct?

14 FELIX PROCACCI: That wasn't put on, that
15 wasn't given to the public.

16 SENIOR COUNCILWOMAN GOOSBY: We just got
17 it, the machine broke down.

18 FELIX PROCACCI: Well, just on that issue,
19 I hope in the future that we do put all that we
20 are supposed to if there are terminations, leave
21 of absences, the public, you know, they all show
22 up on my School District.

23 They publish all personnel issues there.

24 And, I think we should do that for the sake
25 of transparency.

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1 SUPERVISOR GILLEN: I agree.

2 Mr. Sammon, Mr. Sammon, did I accurately
3 describe what is on the personnel resolution?

4 It is just LOA's, you know, leave of
5 absences, is that correct?

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6 PERSONNEL DIRECTOR SAMMON: There is an
7 additional one transfer and there is one Civil
8 Service, what we call Section 65, somebody went
9 through their probationary period successfully.

10 FELIX PROCACCI: I think it is important
11 that all those be put on the personnel resolution
12 give to the public on the website because if there
13 is anomalies, once, again, that is the only way we
14 can track what you guys are doing.

15 If there are anomalies, there, I really
16 don't count on this Body to bring it to our
17 attention.

18 We have to look for it and that has been
19 the case eight years I have been here.

20 So, I hope in the future we show all
21 personnel issues that require the Board's
22 attention because they are supposed to be public.

23 That is all I have.

24 SUPERVISOR GILLEN: Meta Mereday.

25 META MEREDAY: Meta Mereday, Baldwin

1 Resident.

2 Um, okay, I am on 24, on the contracts, for
3 the extermination at the facilities, now, this is
4 for, it says for the yearly requirement, how often
5 is this contract executed and what was the
6 process?

7 SUPERVISOR GILLEN: Commissioner, if you
8 could speak, I do know there were three
9 respondents and the contract was awarded to the
10 lowest bidder, is that correct, Commissioner?

11 COMMISSIONER PRITCHARD: Ken Pritchard,
12 Commissioner of Sanitation.

13 It is a yearly requirement contract with
14 one-year extensions.

15 META MEREDAY: Using the same company or - -

16 COMMISSIONER PRITCHARD: The company that
17 one it is the existing company, yes.

18 META MEREDAY: Okay.

19 SUPERVISOR GILLEN: But that company was
20 the lowest bidder, is that correct?

21 COMMISSIONER PRITCHARD: Correct.

22 META MEREDAY: And, the process that you
23 have been using, have you changed anything with
24 the process?

25 Have you engaged in any type of

1 outreach that makes it more inclusive to reach - -

2 COMMISSIONER PRITCHARD: It is publicly
3 advertised on the Town website, in the Town
4 publication.

5 META MEREDAY: That is it?

6 COMMISSIONER PRITCHARD: Yes.

7 META MEREDAY: Okay, is there any thought,
8 again, to increasing, again, the outreach, um, you
9 know, into Spanish language publications or
10 minority business, minority trade publications,
11 Veteran agencies, facilities, things of that
12 nature?

13 COMMISSIONER PRITCHARD: It is on the
14 Town's website.

15 It is publicly advertised.

16 META MEREDAY: And, you are satisfied with
17 that?

18 COMMISSIONER PRITCHARD: Yes.

19 META MEREDAY: Okay. Thank you, um, thank
20 you.

21 Okay, Item 33, 35, 36, 37, 39, 41, just
22 checking through the locations, when we talk about
23 trying to provide opportunities and we are trying
24 to grow businesses and we seem to, you know, we
25 are looking to build housing for residents to

1 live here, but, we don't seem to be giving any
2 contracts to businesses, maybe we are not doing
3 enough.

4 Well, it doesn't seem like we are doing
5 enough to build businesses here, but, just those
6 businesses on 28 from what I was gathering from
7 looking up the companies from what I gather is in
8 Ontario, California.

9 Thirty-three, that company is more Red
10 Bank, New Jersey.

11 Thirty-six, Bohemia, Long Island, at least,
12 it is Long Island.

13 Thirty-seven, Woodbury, Long Island, those
14 are Suffolk County, I assume.

15 Thirty-nine, I am not sure, but it seems
16 like they are in Monterey, California and forty-
17 one is in Newark, New Jersey.

18 Um, is - - do we know the reason we pay so
19 many taxes, fees and surcharges we cannot get a
20 lowest responsible bidder out of the Town of
21 Hempstead because it costs too much to stay here?

22 Can anybody explain to me as far as
23 outreach why we can't seem to, um, incorporate
24 local businesses, let alone, doing outreach that
25 is inclusive of minority women and Veteran-owned

1 Businesses in this area?

2 Anyone?

3 TOWN ATTORNEY RA: We complied with the law

4 of the State of New York in doing our outreach, ^{Page | 165} in

5 doing our publications and we are compelled to

6 award to the lowest, responsible bidder, so that

7 is what we - -

8 META MEREDAY: We are complying, what you

9 just said, we are complying with New York State

10 Law, so, we have thirty percent minority, women

11 business participation in procurement?

12 We got six percent services, disabled

13 Veterans?

14 TOWN ATTORNEY RA: We deal with State funds

15 or Federal funds.

16 META MEREDAY: Okay, so, how are you

17 complying with the law when you are not doing best

18 efforts, if you are just putting it on the

19 website?

20 Your Commissioner just said they are

21 putting it on the website, that is efforts that is

22 not on the State level.

23 TOWN ATTORNEY RA: We advertise our public

24 works contracts in accordance with the laws of the

25 State of New York.

1 That is the outreach we do.

2 META MEREDAY: So there is not Town focus,
3 business development, so, there is no local
4 business development, out reach in the Town of
5 Hempstead?

6 Yes or no?

7 It is a simple question.

8 SUPERVISOR GILLEN: Any business that would
9 like to bid on our contracts, just have to visit
10 our website to see what they can bid on and they
11 are certainly welcomed to bid.

12 META MEREDAY: So I gather the answer to my
13 question is no, there is no business development
14 activities or outreach in the Town of Hempstead.

15 I already answered my question.

16 Thank you.

17 My last point has to do with Baldwin
18 downtown redevelopment.

19 (Whereupon, applause from the audience was
20 heard. After, the following ensued.)

21 SUPERVISOR GILLEN: I don't believe that is
22 on the Administrative Calendar.

23 We can talk about that during Public
24 Comments.

25 META MEREDAY: I am not going to be

1 here during public comment, unfortunately like
2 others, I have to go out and try to make a dollar
3 or two.

4 SUPERVISOR GILLEN: I am sorry, this is Page | 167
5 public comments on the Administrative Calendar.

6 META MEREDAY: Well, I am saying - -

7 SUPERVISOR GILLEN: There are people who
8 are waiting.

9 META MEREDAY: You have it listed on here.

10 SUPERVISOR GILLEN: Excuse me, excuse me.

11 META MEREDAY: Go ahead.

12 SUPERVISOR GILLEN: We have people that
13 want to speak on the Administrative Calendar, so,
14 we have to limit the comments to the
15 Administrative Calendar.

16 When we get through everybody, I will call
17 you first for Public Comments.

18 META MEREDAY: That is okay.

19 I will save you the time from having to do
20 that. I want to use up the rest of my time if we
21 are talking about public hearings, as it pertains
22 to these companies.

23 What was the vetting process, are all of
24 these companies, new companies?

25 SUPERVISOR GILLEN: So, for 34, let's see

1 and, um, Mr. Bakich, if you are here, you can jump
2 in.

3 COMMISSIONER BAKICH: 34 - - Supervisor,
4 George Bakich, Department of Planning. Page | 168

5 I think 34 you may have on that is
6 erroneous, that company is located out of
7 Baltimore.

8 META MEREDAY: Okay.

9 COMMISSIONER BAKICH: The other one is out
10 of Roosevelt.

11 META MEREDAY: Okay, right, because Harold
12 Munson, he is deceased, died in March.

13 There is an H & D Landscaping that is based
14 in Roosevelt.

15 COMMISSIONER BAKICH: You asked,
16 specifically for Mendoza.

17 META MEREDAY: I asked for Mendoza.

18 COMMISSIONER BAKICH: You may have come up
19 with a California address with another company,
20 but, he is out of Baldwin.

21 META MEREDAY: Okay, because it is listed
22 "Red Bank, New Jersey," but, you are saying they
23 are out of Baldwin?

24 COMMISSIONER BAKICH: Yes.

25 META MEREDAY: What about the one, 39,

1 because it is listed "Monterey, California."

2 You have to do some hard looking on this
3 Language Line Services, Inc.

4 COMMISSIONER BAKICH: It is not my
5 Department.

6 SUPERVISOR GILLEN: Language Line is an
7 agreement that we have made - - that we are hoping
8 to make with a company that provides services and
9 is on government contract lists.

10 They will provide translation services for
11 the Town of Hempstead, um, if we need documents
12 translated into other languages, if we have
13 residents that come in and can't speak English and
14 visit the Clerk's Office or Building Department,
15 we can utilize the services of this company to
16 translate for that person immediately, so, they
17 can understand what they are trying to fill out.

18 So, this is a good benefit that we are
19 bringing to the Town of Hempstead.

20 META MEREDAY: I understand that.

21 Why are they based out of Monterey,
22 California?

23 You can't find somebody qualified in the
24 Town of Hempstead.

25 SUPERVISOR GILLEN: Because that is where

1 their company is based.

2 They are a government contract.

3 META MEREDAYZ; Okay, would they welcome
4 the opportunity to maybe setup an apprenticeship Page | 170
5 program, you know, if we have a development, if we
6 have a business development model in the Town of
7 Hempstead, a thought, an apprenticeship-type
8 program where you bring somebody of - - somebody
9 under your wing, that is local that help to
10 develop local-based businesses.

11 If we are talking about keeping people
12 here, why aren't we looking at developing local
13 based diverse businesses?

14 Why is that such a foreign thought, here,
15 in this Township?

16 I just don't understand that.

17 It is okay that we award all these
18 contracts out of the area and someone requests a
19 question about a local business development I get
20 crickets.

21 I don't understand that.

22 My time is up. I am good. Thank you.

23 (Whereupon, applause from the audience was
24 heard. After, the following ensued.)

25 SUPERVISOR GILLEN: Valerie Lampe.

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1 VALERIE LAMPE: Valerie Lampe, Baldwin.

2 I am hungry, so, I am not thinking
3 correctly, right, now, ha, ha, ha.

4 Number 22, is that still on the calendar? Page | 171

5 SUPERVISOR GILLEN: Yes.

6 VALERIE LAMPE: I just have a couple of
7 questions of rejecting bids for awnings, um, I
8 wanted to ask, um, and I understand they rejected
9 it because it came in higher than what they had,
10 um, estimated.

11 They mentioned on the resolution an
12 engineer's estimate, can I get a copy of that?

13 SUPERVISOR GILLEN: Yes, sure.

14 VALERIE LAMPE: Okay, how do I do that?
15 Do I FOIL it?

16 Because I want to help them if they only
17 got one bidder and it was, approximately, sixty
18 percent higher than what they had estimated as a
19 fair dollar amount.

20 I would like to help them be able to - - I
21 can help them find companies.

22 SUPERVISOR GILLEN: Will you just walk
23 through what happened with the bidding process?

24 COMMISSIONER: Good Afternoon, Supervisor,
25 Councilwoman Goosby, two reasons it was

1 rejected, Number 1, there was one bidder.

2 We obviously like to have more than one
3 person bid on something.

4 We initially gotten a call from gentleman. Page | 172

5 We were trying to go through a different route by
6 getting three quotes that came under one hundred
7 thousand dollars when we decided to go by Public
8 Works.

9 We had - - our Engineering Company came
10 in, as you see, it is one hundred sixty, somewhat,
11 a thousand, sixty percent higher.

12 We are rejecting it and sending it back
13 out.

14 We are hoping that the person that made the
15 initial offer may bid on it again.

16 He was confused as to the process.

17 So, he wasn't the person that gave the
18 initial bid, didn't actually bid.

19 He didn't understand that he had to bond
20 and so forth were put into the money.

21 We are hopeful he will.

22 I have a copy of the engineer's estimate.

23 It is a very unusual product. It is a
24 retractable awning for the animals, so, God forbid
25 we have a hurricane, it goes back into the

1 Building.

2 It is a small niche that a lot of companies
3 are not going to be bidding on it anyway, that is
4 why we had an engineer come in.

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5 I am willing to give a copy.

6 Anything that helps the animals and the
7 people of the Town of Hempstead we are all for it.

8 VALERIE LAMPE: You are for anything to
9 help the animals.

10 I am serious because, maybe, in my blight,
11 our blight, in terms of the shelter and why we are
12 here all the time, you know, I think there is a
13 lot of meetings that should be had and they are
14 not and maybe we need to have more of an inclusive
15 approach so that - - I host roundtables.

16 It is part of my living.

17 I don't expect you to know what I do. The
18 point is when you bring in a think tank style and
19 you bring experts together and people who have a
20 common goal, great things can happen.

21 So, you know, I like to hold you to that.

22 COMMISSIONER: That is fine.

23 Number 22, I brought in an engineer to put
24 a retractable roof.

25 VALERIE LAMPE: Right, so, like a copy of

1 that report and, um, you know, let's do get some
2 forward strides going here.

3 Okay, thank you. Thank you very much.

4 So, where am I?

5 Number 22, I got the bid, blah, blah, blah,
6 sorry, I think you are good for, now.

7 I will call you later.

8 Oh, so, I don't know if this is part of
9 this particular item, but, um, it is relative the
10 Shelter, you have the RFP for the behaviorist, I
11 wanted to know who is on this Committee?

12 SUPERVISOR GILLEN: I don't believe that is
13 on the Administrative Calendar.

14 VALERIE LAMPE: That is not part of this?

15 SUPERVISOR GILLEN: Yes.

16 VALERIE LAMPE: Okay, I just wanted to know
17 was that, um, RFP-ed because from what I
18 understand, ADP has fallen out of favor in terms
19 of competitive pricing when it comes to things
20 like payroll and H.R. services, so, there is a lot
21 of new competitors in that space, such as PEO's
22 that can probably save the township a lot of money
23 considering how many employees there are.

24 SUPERVISOR GILLEN: Commissioner, there was
25 an RFP.

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1 There were eight respondents, um, I believe
2 it was narrowed down to four respondents.

3 VALERIE LAMPE: They are the lowest bidder?

4 SUPERVISOR GILLEN: ADP is actually going Page | 175

5 to be a sub of Cherio Technologies, which is the
6 main ERP enterprise resource and planning vendor.

7 Again, there was a panel, let's see, who
8 was on the panel.

9 It is an evaluation committee of seven
10 Board Members evaluation committee were
11 responsible for scoring the vendors.

12 Gordon Fox from Purchasing, Bill Sammon
13 from H.R., Michael Capobianco from the
14 Comptroller's Office and Arthur Prim from I.T and
15 after the scoring the full evaluation committee
16 received the scores and in conjunction with Garten
17 Resource who were a consultant on this project,
18 they awarded this project.

19 VALERIE LAMPE: So, were they the lowest
20 bidder?

21 SUPERVISOR GILLEN: Mr. Capobianco, maybe
22 you can contribute a little bit, here?

23 MIKE CAPOBIANCO: Mike Capobianco from the
24 Comptroller's Office.

25 ADP is a third-party vendor,

1 Supporter of the ERP system which is the installed
2 oracle, so, it is part of the oracle system,
3 itself.

4 It is not something that went out to bid Page | 176
5 on.

6 Having done an RFP for the actual computer
7 system as part of the oracle system, ADP is part
8 of it, so, we have a third-party contract.

9 VALERIE LAMPE: So, were they the lowest
10 bidder?

11 MIKE CAPOBIANCO: As I said, Oracle was the
12 system we selected.

13 VALERIE LAMPE: Right.

14 MIKE CAPOBIANCO: And is part of the RFP
15 process, they were the lowest, responsible bidder
16 that we chose.

17 They have as part of their system, ADP
18 which provides payroll services, so, it is a
19 third-party contract, which is part of the Oracle
20 system, so, we did not go out - -

21 VALERIE LAMPE: Oracle is exclusive with
22 ADP?

23 MIKE CAPOBIANCO: Yes, it is part of their
24 system.

25 VALERIE LAMPE: Fair enough.

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1 MIKE CAPOBIANCO: Okay?

2 VALERIE LAMPE: Thank you.

3 SUPERVISOR GILLEN: Rori Gordon.

4 RORI GORDON: Rori Gordon, Hauppauge, New York. Page | 177

6 On Item 17, does MGP Landscaping
7 Construction, have a contract with the Town?

8 SUPERVISOR GILLEN: Mr. Rottkamp?

9 COMMISSIONER ROTTKAMP: Yes, good
10 afternoon. Yes, they do.

11 RORI GORDON: How often does that come up
12 for renewal?

13 How long is it for?

14 COMMISSIONER ROTTKAMP: That one goes - -
15 it is a five-year contract that goes to December
16 31, 2019.

17 RORI GORDON: And, how is that contract
18 determined because every single building is a
19 different situation?

20 COMMISSIONER ROTTKAMP: When we bid that,
21 we did line item bidding, how much a pool of this
22 size, how much per window, how much per door and
23 we break it down that way so we know when we send
24 them out exactly what it is going to cost.

25 And, just so you are aware, once this

1 work is done, there is no cost to the taxpayer.

2 It is put back on the - -

3 RORI GORDON: I am aware of that.

4 Number 18, um, the, um, address is 2370

5 Hewlett Avenue, Merrick, did that go out for bid?

6 COMMISSIONER ROTTKAMP: Number 18 was a
7 special assessment, yes, that was, again, that our
8 engineering company, that was put on today.

9 RORI GORDON: Does that bid appear in the
10 RFP section on the Town of Hempstead website?

11 COMMISSIONER ROTTKAMP: Probably not,
12 because that bid was bid in March, 2017 and goes
13 to February, 2019.

14 RORI GORDON: What does that mean?
15 Why wouldn't it be on the website?

16 COMMISSIONER ROTTKAMP: The bid is not
17 current.

18 It is a current bid but, it wasn't bid
19 recently.

20 It was bid in 2017.

21 RORI GORDON: Okay, I don't mean, today,
22 but, in general, that is where it sends - -

23 COMMISSIONER ROTTKAMP: An RFP was
24 processed and it went before the Town Board to
25 approve it.

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1 RORI GORDON: And the address known 260
2 Prospect Street in Roosevelt, did that go again -
3 -

4 COMMISSIONER ROTTKAMP: What address was Page | 179
5 that?

6 RORI GORDON: 260 Prospect Street.

7 COMMISSIONER ROTTKAMP: That was for an
8 open and abandoned, one-family dwelling with a
9 detached garage.

10 RORI GORDON: Did it go out for bid?

11 COMMISSIONER ROTTKAMP: Yes, that was part
12 of the bid for, um, M3, that bid that - -

13 RORI GORDON: No, L & G.

14 COMMISSIONER ROTTKAMP: Oh, I am sorry, L &
15 G Riggerio, that is our normal contractor, yes,
16 right, okay, we put on a contract on that and he
17 ended up the winner.

18 RORI GORDON: They both went out for bid?

19 COMMISSIONER ROTTKAMP: Correct.

20 RORI GORDON: Do you know the square
21 footage on that house because sixty-five thousand
22 dollars seems like an awful lot of money to take a
23 house down?

24 I understand it had asbestos in it, but,
25 so, did the other house have asbestos in it and

1 it was ten thousand dollars.

2 COMMISSIONER ROTTKAMP: Again, it depends
3 on how much asbestos is in the house, a lot of
4 times what happens when it is not, the asbestos ^{Page | 180}
5 the joint compound or the sheetrock, all the
6 sheetrock has to be remove and taken away as
7 compared to maybe some - - or floor tile or
8 shingles or roof tile.

9 RORI GORDON: Okay, thank you.

10 COMMISSIONER ROTTKAMP: Sure.

11 RORI GORDON: This - - I have a question
12 on, it is on 25, I am just curious how this works,
13 the Town pays a church to use their facility?

14 Can you stop the clock. Thanks.

15 TOWN ATTORNEY RA: Yes, that is correct.

16 COUNCILMAN BLAKEMAN: We typically rent
17 space from churches and other institutions,
18 preferable churches, they can use the money and
19 they always have nice facilities.

20 Sometimes for special events, we have to go
21 out to, um, another vendor but, yeah, we pay them.

22 RORI GORDON: I just think it is, I don't
23 know, maybe it is silly to say this, but, they
24 don't pay any taxes and a lot of catering halls
25 that are sitting vacant during the day

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1 I assume it is during the day - -

2 COUNCILMAN BLAKEMAN: I don't think it is
3 appropriate for a catering hall.

4 We have senior enrichment, I think churches ^{Page | 181}
5 are a great place.

6 RORI GORDON: I am not saying they are not
7 a great place but they don't pay any taxes.

8 The taxpayer is supporting the churches and
9 we are giving them the money.

10 COUNCILMAN BLAKEMAN: Do you think they
11 should pay taxes?

12 RORI GORDON: Do I think they should?

13 COUNCILMAN BLAKEMAN: Yes.

14 RORI GORDON: No, I don't think they
15 should.

16 Do I think we should be paying them? No, I
17 think a small business owner could use the money,
18 you know, because we are supporting them, that is
19 just how I look at it and I have nothing against
20 churches and temples at all.

21 SUPERVISOR GILLEN: Commissioner is here to
22 maybe answer.

23 COMMISSIONER MURPHY: Yes, hi, Ms. Murphy.
24 I am Commissioner of Senior Enrichment for the
25 Town.

1 The Town of Hempstead has over one hundred
2 and eighty thousand senior citizens within the
3 township.

4 We have fifteen centers which we operate Page | 182
5 Monday through Friday throughout the Town.

6 However, those fifteen centers couldn't, no
7 way, shape or form, ever begin to accommodate all
8 of the vast number of seniors which reside within
9 the Town of Hempstead who would like to avail
10 themselves of senior services.

11 Therefore, there are several, we call them,
12 "clubs" because they are not owned.

13 The property is not owned by us but we
14 supply various services to them, in some
15 instances, it is rental and others it is a well
16 recreational and educational.

17 So, in this particular instance, which is
18 Headwicks, it is located in Floral Park, we pay
19 part of the rent and the Village of Floral Park
20 pays part of the rent as well to ensure that all
21 of the residents within that geographic area have
22 somewhere to go because there is no senior center
23 located within Floral Park.

24 RORI GORDON: I am just curious how it
25 worked.

1 I don't remember seeing on the calendar
2 before and I have no idea.

3 COMMISSIONER MURPHY: No and we are always
4 look for areas that have space and have the
5 proper, you know, um, you know, in most cases,
6 drive, um, parking availability, but, generally,
7 you need to have something about the size of a
8 gymnasium and as well as a kitchen to accommodate
9 what we really provide for our seniors and that is
10 really why we do what we do.

11 RORI GORDON: And, how many of those
12 facilities do we farm out, do you know?

13 COMMISSIONER MURPHY: Currently, we are
14 renting three different spaces in three different
15 locations but it changes from year to year.

16 We do always try to get the best value for
17 the dollar and those contracts that have been in
18 place at the same way with no increase for several
19 years, now.

20 RORI GORDON: Okay, great, thank you.

21 COMMISSIONER MURPHY: Thank you.

22 SUPERVISOR GILLEN: Mary Ellen Kreye.

23 MARY ELLEN KREYE: Mary Ellen Kreye. 436
24 Locust Avenue, Uniondale.

25 On Item Number 39, um, which departments,

1 Particularly uses these services, please?

2 SUPERVISOR GILLEN: For Language Line, it
3 is not restricted to any particular department,
4 but certain areas where we have documents that we ^{Page | 184}
5 need translated we can use the services.

6 Also, we anticipate that in areas where we
7 have high interaction with members of the public,
8 such as the Town Clerk's Office or perhaps the
9 Building Department, if a resident comes in and
10 needs the services of Language Line, so, we can
11 translate and communicate with the residents,
12 these are the departments where we probably will
13 expect more activity with Language Line.

14 And, just to follow-up with a point that
15 was made by Ms. Mereday, who is not here anymore,
16 but, Language Line is, although is an out-of-State
17 company, it employs local translators and
18 consultants on Long Island and provides services
19 which is good for our community.

20 MARY ELLEN KREYE: I was wondering how you
21 were going to do it long distance.

22 I know there is a lot of technology
23 available but it could make it awkward.

24 Number 43, the special legislation for and
25 act to amend how does that work, please?

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1 TOWN ATTORNEY RA: There is a bill pending
2 in New York State Assembly to help our Bay
3 Constables.

4 It would put them in the same position as ^{Page | 185}
5 other Peace Officers in the State of New York when
6 it comes to payments and so in order for that to
7 proceed in the State Assembly, they need what is
8 called a Home Rule Message and that is what this
9 is.

10 MARY ELLEN KREYE: Oh, thank you.

11 And, I think it is fairly common to say
12 workers comp.

13 And, on Item Number 50, so, I am trying to
14 figure out where that is located on Merrick
15 Avenue, North of Peters, I think that is opposite
16 the Little League Field, 123 Merrick Avenue.

17 SUPERVISOR GILLEN: 123 Merrick Avenue.

18 MARY ELLEN KREYE: And, um, it is on the
19 East side, at first, I thought it was further down
20 where that, um, section is being demolished but
21 can you sort of fill me in?

22 Is it somewhere in the area of the Temple?

23 SENIOR COUNCILWOMAN GOOSBY: You know where
24 Syms is?

25 MARY ELLEN KREYE: What?

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1 SENIOR COUNCILWOMAN GOOSBY: Syms.

2 MARY ELLEN KREYE: No, no, this is 50.

3 SENIOR COUNCILWOMAN GOOSBY: This is what

4 we were calling - -

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5 SUPERVISOR GILLEN: This is calling for a
6 Public Hearing for a different one.

7 SENIOR COUNCILWOMAN GOOSBY: Oh, I am
8 sorry.

9 SUPERVISOR GILLEN: I don't have a map in
10 front of me to tell you exactly where this is
11 located.

12 Councilman Ambrosino, do you have any idea
13 where this is, Number 50, 123 Merrick Avenue?

14 COUNCILMAN AMBROSINO: It is in East
15 Meadow.

16 SUPERVISOR GILLEN: 123 Merrick Avenue?

17 MARY ELLEN KREYE: I was just curious, I
18 will go over there and find out where it is, okay,
19 thank you.

20 SUPERVISOR GILLEN: Thank you.

21 Diane Madden?

22 DIANE MADDEN: Diane Madden, Hempstead.

23 Items 30 and 31, can someone, please,
24 explain to me the details of these two
25 resolutions?

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1 SUPERVISOR GILLEN: Yes, these are - - I
2 will let the Town Attorney elaborate further,
3 these are resolutions approving expenditures for
4 certain people within his office to go to certain ^{Page | 187}
5 training.

6 One is for employment law litigation.

7 It is a webcast that is going to be
8 provided, I think the cost is four hundred and
9 sixty-two dollars and fifty cents and then another
10 employee in our Town Attorney's Office is going to
11 attend a conference.

12 Mr. Ra, do you want to elaborate more on
13 that.

14 TOWN ATTORNEY RA: Both of these have to do
15 with employment issues that the Town deals with.

16 DIANE MADDEN: So, what is it exactly so I
17 understand?

18 For instance, 31, with Ms. Kataeva, what is
19 she going to learn how to do?

20 COUNCILMAN BLAKEMAN: It is a continuing
21 education thing.

22 It is updates on new procedures, new laws,
23 new regulations, best practices.

24 It is very prudent to do that.

25 We need to keep our employees, especially

1 Our Town Attorneys current on all new laws.

2 SUPERVISOR GILLEN: It is actually required
3 by the Bar Association, all practicing attorneys
4 are required to earn C.E., continuing education
5 credits to show that they are keeping up with
6 practice of law.

7 So, for this - - these are two practice
8 areas that are relevant to their legal practice
9 within the Town of Hempstead, Town Attorney's
10 Office, so, they are going to attend these
11 training sessions which presumably will update
12 them on changes in the law issues that come up
13 from the law and case decisions that may impact
14 prior decisions, prior practices.

15 DIANE MADDEN: So, not necessarily help to
16 treat employees and what not, for instance, Ms.
17 Kataeva is she learning, here, at that seminar or
18 webcast how to treat employees?

19 There have been many complaints about this
20 particular attorney, um, about being mistreated by
21 her.

22 Um, I know that she came up here and spoke
23 one time about an issue that rather a piece of
24 legislation she created that was to be public, um,
25 social meeting policy rather for employees, um,

1 I found it interesting and concerning about her
2 conduct, right, here at this speaker's table, so,
3 I am wondering is she learning, she is actually
4 learning about laws or how to deal with employees
5 concerning discrimination?

6 TOWN ATTORNEY RA: This is a continuing
7 education seminar, Number 1.

8 And, Number 2, it is interesting that you
9 say that, there have been no complaints about this
10 employee because I find this employee to work very
11 hard, be excellent at her job and I have not had
12 any, any complaints.

13 DIANE MADDEN: I wouldn't expect you to say
14 anything other than that, but, I am telling you
15 she mistreated some people that responded to RFP's
16 and I saw her, myself, how she behaves, and I saw
17 her conduct herself right, here, um, in public.

18 So, on the other hand, Ms. Crowley, I
19 applaud anyone making the decision, I worked with
20 her.

21 We brought legislation for this Town, quite
22 the opposite.

23 Thank you.

24 SUPERVISOR GILLEN: All right, I do not
25 have anymore slips on the Administrative Calendar,

1 so, Madam Clerk, will you please call the roll for
2 the vote on the Administrative Calendar.

3 CLERK CABANA: Councilman Ambrosino?

4 COUNCILMAN AMBROSINO: Aye, except 15 I Page | 190
5 recuse myself.

6 CLERK CABANA: Councilman Blakeman?

7 COUNCILMAN BLAKEMAN: Aye.

8 CLERK CABANA: Councilman Dunne?

9 COUNCILMAN DUNNE: No on 41 and aye on all
10 the rest.

11 CLERK CABANA: Councilman King-Sweeney?

12 COUNCILMAN KING-SWEENEY: Aye.

13 CLERK CABANA: Senior Councilwoman Goosby?

14 SENIOR COUNCILWOMAN GOOSBY: Aye.

15 CLERK CABANA: Supervisor Gillen?

16 SUPERVISOR GILLEN: Aye, except I abstain
17 on Item 42.

18 May I have a Motion to adjourn.

19 SENIOR COUNCILWOMAN GOOSBY: I move we
20 adjourn the meeting.

21 COUNCILMAN DUNNE: I second the Motion.

22 CLERK CABANA: Councilman Ambrosino?

23 COUNCILMAN AMBROSINO: Aye.

24 CLERK CABANA: Councilman Blakeman?

25 COUNCILMAN BLAKEMAN: Aye.

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CLERK CABANA: Councilman Dunne?

COUNCILMAN DUNNE: Aye.

CLERK CABANA: Councilman King-Sweeney?

COUNCILMAN KING-SWEENEY: Aye.

CLERK CABANA: Senior Councilwoman Goosby?

SENIOR COUNCILWOMAN GOOSBY: Aye.

CLERK CABANA: Supervisor Gillen?

SUPERVISOR GILLEN: Aye.

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

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CERTIFICATE BY COURT REPORTER

I, do hereby certify that the foregoing
testimony in the matter of the Hempstead Town
Board Meeting held on June 5, 2018, consisting of
pages 1 through 191 inclusive is an accurate
transcription of my cryptic notes.

IN WITNESS WHEREOF, I SET MY HAND THIS DAY.



MDW

CERTIFIED COURT REPORTER
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