

INCORPORATED VILLAGE OF MINEOLA

HEARING OF THE
BOARD OF TRUSTEES

April 11, 2018
6:30 o'clock p.m.

B e f o r e:

SCOTT P. STRAUSS,
Mayor,
PAUL A. PEREIRA, Deputy Mayor,
PAUL S. CUSATO,
GEORGE R. DURHAM,
DENNIS J. WALSH,
Trustees.

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JOHN P. GIBBONS, JR., ESQ.
Village Attorney

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JOSEPH R. SCALERO,
Village Clerk

LINDA PARDO
Deputy Village Clerk

GIACOMO A. CICCONE
Village Treasurer

DANIEL B. WHALEN,
Superintendent of Buildings

* * *

PATRICIA A. TAUBER, RPR
Official Court Reporter

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1 MR. SCALERO: Ladies and gentlemen, please
2 silence all pagers and cell phones. In the event of an
3 emergency there are exits located in the rear of the
4 room.

5 MAYOR STRAUSS: Evening folks. Before we start
6 tonight there's going to be several hearings, and one is
7 on the budget. Before we start that I'm going to ask the
8 president of the Chamber of Commerce, Tony Lubrano, to
9 come on up and give a little talk.

10 (Off the record discussion ensued.)

11 MAYOR STRAUSS: So we'll start the hearings.
12 Mr. Scalero?

13 MR. SCALERO: Yes.

14 "Legal Notice, Public Hearing, Incorporated
15 Village of Mineola.

16 "Please take Notice that the Board of Trustees
17 of the Incorporated Village of Mineola will hold a Public
18 Hearing on Wednesday, April 11, 2018 at 6:30 p.m. at the
19 Village Hall, 155 Washington Avenue, Mineola, New York
20 11501, or at some other location to be hereafter
21 designated by the Board of Trustees, for the purpose of
22 giving all interested persons an opportunity to provide
23 written or oral comment with regard to the request for
24 federal HUD CDBG funds distributed through the Nassau
25 County Office of Community Development pursuant to its

1 44th Program Year.

2 "The Village of Mineola does not discriminate
3 on the basis of handicapped status in administration or
4 access to or employment in its projects and activities.
5 Joseph R. Scalero has been directed to coordinate
6 compliance with non-discrimination requirements of the
7 Federal Revenue Sharing regulations.

8 "At this scheduled meeting of its Board of
9 Trustees reserved decisions from previous meetings, if
10 any, may be acted upon by the Board of Trustees.

11 "At the aforesaid time and place all interested
12 persons will be given an opportunity to be heard.

13 "By Order of the Board of Trustees of the
14 Incorporated Village of Mineola. Joseph R. Scalero,
15 Village Clerk.

16 "Dated March 9, 2018."

17 MAYOR STRAUSS: Thank you.

18 Mr. Savino?

19 MR. SAVINO: Hi, Mayor and Board. Nice to see
20 you. I apologize. I have a bit of a cold. So if I
21 sound funny or cough, I apologize in advance.

22 I'm here to review the annual application for
23 Community Development Block Grant funding funded through
24 Nassau County. The application was electronically filed
25 with the county, and I printed a lengthy booklet and

1 filed the original with them as well.

2 The first category for funding request is for
3 commercial rehabilitation. It's a continuation of the
4 facade improvement funding, and this year we're
5 introducing properties on Jericho Turnpike. From Mineola
6 Boulevard to Wills Avenue, you had asked about the
7 property there. Your line starts on Mineola Boulevard on
8 Jericho and runs east from there. So the others are not
9 eligible. For this category we're requesting \$228,500.

10 Next we're applying for a continuation of
11 funding we received last year, and that is to create
12 custom eye-catching way-finder signs that direct traffic
13 and pedestrians to Village attractions like the Village
14 Library, the Village Pool, the Village Post Office,
15 Village Parking. We're seeking to create a distinctive
16 and decorative feature that provides a service that is
17 uniquely in Mineola. Based on preliminary estimates here
18 we're requesting \$160,130.

19 And last, we're seeking funds to put together
20 and start an action plan to create parking in your core
21 downtown. Funding here is to avail resources and to set
22 the steps, gather the data and start the process to
23 implement recommendations that were offered in your 2016
24 Parking Study. Here we requested \$65,000.

25 So total funding for the request is \$453,630.

1 I'm available to answer any questions, if you
2 have any questions to ask.

3 MAYOR STRAUSS: Yes. I don't have any
4 questions for you. I just have just one comment.

5 You've done tremendous work. Although, no
6 offense to you, but it seems to go a little slower and
7 you've hit challenges with working with some of the
8 business owners in the downtown area with the storefront
9 facade program. But it looks great. The stores that
10 have bought into this -- it's a phenomenal program -- the
11 stores look great. We're looking to expand it, as you
12 mentioned during the presentation, onto Jericho Turnpike,
13 and we're going to do whatever we can to keep this
14 rolling. It's a great program. You're doing great work.

15 And for any of the business owners that are out
16 there, I suggest that you take us up on it, buy into it,
17 and listen to what this is all about. It will certainly
18 encourage more people to go into your stores. The nicer
19 your storefront looks, the better, the more customers
20 that you'll get. Same thing with what we do with the
21 Beautification Committee with the Chamber of Commerce.
22 We encourage all the store owners. We visit all of the
23 store owners in the Village and we encourage them to, you
24 know, take care of the front of their store and make
25 Mineola as beautiful as it can be. That's a great

1 program.

2 You're running a great program with the
3 storefront facade. So we appreciate your efforts. We're
4 literally changing the face of the Village in another
5 positive way. So thank you.

6 Deputy Mayor?

7 MR. SAVINO: Thank you.

8 MR. PEREIRA: Mr. Savino, thank you.

9 Absolutely, you know, from the inception of this program
10 and having you come on board I think we've seen changes
11 that we're all happy with. Of course, we'd always like
12 things to happen quicker.

13 The only question I have for you -- we have
14 press here and we have this going out on channel 18. The
15 businesses that are on Jericho between Mineola Boulevard
16 and Wills Avenue, how would they go about contacting you,
17 or how would they go about inquiring about potentially
18 being part of this program? Do you reach out to them?
19 Do they reach out to you?

20 MR. SAVINO: I'll reach out to them. Our first
21 step is to qualify them under the environmental review
22 process, a national environmental review process similar
23 to SEQRA but it's a NEPA. So we have to qualify them.
24 As soon as that's done, then I have renderings within the
25 concept that the Village sees in their vision put forward

1 so that I can actually introduce myself, introduce the
2 rendering and say: These are the kinds of things that
3 we're looking to do for your storefront. Then, if I get
4 their buy-in, I work a budget with them and then continue
5 the process with them to get them as far as they want to
6 go with the funding that we have available.

7 MR. PEREIRA: So you'll reach out to them.

8 MR. SAVINO: I'll reach out to them.

9 MR. PEREIRA: OK. Excellent.

10 Would this include -- because I'm thinking, you
11 know, a big parcel in that area is the Knights of
12 Columbus. Because they're a not-for-profit, would they
13 qualify?

14 MR. SAVINO: I don't think they qualify. I
15 have them in the scheme of the addresses available, but
16 my estimate is that they do not qualify. Needless to
17 say, they don't need that much as well.

18 MR. PEREIRA: Right. I mean, the place looks
19 good from the outside. So it's not a problem.

20 And I love that idea about the signs and the
21 uniformity of the signs pointing people to all the great
22 things that we have, you know, Memorial Park, the
23 amphitheater, the library, the pool, all of the Little
24 League fields.

25 MR. SAVINO: And we can do it in a custom fit

1 that makes it uniquely Mineola.

2 MR. PEREIRA: It's going to look great. And
3 this is just another piece of the puzzle to what we're
4 trying to do in downtown, but also in our business
5 community within the Village also.

6 So thank you, Mr. Savino. Thank you.

7 MR. SAVINO: Oh, and along those lines too,
8 just note that that's restricted to the area that you're
9 eligible for.

10 MR. PEREIRA: Right.

11 MR. SAVINO: So not all of Jericho Turnpike
12 will be eligible for that feature.

13 MR. PEREIRA: Right.

14 MR. SAVINO: Most of Mineola Boulevard is.
15 Wills Avenue is. But not everything is fully eligible.

16 MR. PEREIRA: OK. That's why you're here.
17 Thank you.

18 MAYOR STRAUSS: Mr. Cusato, anything?

19 MR. CUSATO: No, thank you.

20 MAYOR STRAUSS: Mr. Durham?

21 MR. DURHAM: No, thank you.

22 MAYOR STRAUSS: Mr. Walsh?

23 MR. WALSH: Yes. Just with the money that you
24 have available, how many stores do you think can be done?

25 MR. SAVINO: Right now I have five in line and

1 I'm hoping to turn that five into nine. And most likely
2 one of those strips, if I can get all of them, or even if
3 I can't, I have the feeling it will be a bid-up, a larger
4 project. So I'm going to eat up a good amount of money
5 in that strip right there.

6 MR. WALSH: Thank you.

7 MR. SAVINO: But we have enough for most of the
8 plan that we have already put in place.

9 My hope is that by the time we get to these
10 Jericho Turnpike stores we're going to need more money.
11 That's my hope.

12 MAYOR STRAUSS: Mine too.

13 MR. CUSATO: Mine too.

14 Mr. Savino, so are those five, like, five
15 consecutive stores or, like, five scattered stores?

16 MR. SAVINO: No. I have two that are
17 consecutive. I'm hoping to draw in a third.

18 MR. CUSATO: OK.

19 MR. SAVINO: And then I have three more that
20 are separated by two stores in between that I'm having
21 difficulty with those owners, but I believe once -- I'm
22 going forward and starting it. Once, I believe, I start
23 it I think I can get them to respond and join in, and
24 then it will be five consecutive.

25 MAYOR STRAUSS: OK. Thank you.

1 Anything else?

2 All right. Mr. Savino, if you wouldn't mind,
3 if you have a seat, Mr. Savino, we'll open up to the
4 public to see if there's any public comment on the
5 hearing.

6 MR. SAVINO: OK.

7 MAYOR STRAUSS: Anybody in the first row?
8 Second row? Third row? Fourth row? Fifth row? Sixth
9 row? Seventh row?

10 Mr. Savino, come on back up.

11 Thank you. I'll entertain a motion to approve.

12 MR. PEREIRA: Motion.

13 MAYOR STRAUSS: Motion by Trustee Pereira.

14 MR. CUSATO: Second.

15 MR. PEREIRA: Second by Trustee Cusato.

16 All in favor?

17 MR. DURHAM: Aye.

18 MR. PEREIRA: Aye.

19 MR. CUSATO: Aye.

20 MR. WALSH: Aye.

21 MAYOR STRAUSS: Aye.

22 Any opposed?

23 Mr. Scalero, poll the Board.

24 MR. SCALERO: Trustee Durham?

25 MR. DURHAM: Yes.

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MR. SCALERO: Trustee Pereira?

MR. PEREIRA: Yes.

MR. SCALERO: Trustee Cusato?

MR. CUSATO: Yes.

MR. SCALERO: Trustee Walsh?

MR. WALSH: Yes.

MR. SCALERO: Mayor Strauss?

MAYOR STRAUSS: Yes.

Congratulations.

MR. SAVINO: Thank you.

MAYOR STRAUSS: Again, thank you for the great
work that you've done.

MR. SAVINO: Thank you very much.

MAYOR STRAUSS: Thank you.

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1 MAYOR STRAUSS: OK. Mr. Scalero, the next one.

2 MR. SCALERO: Yes.

3 "Legal Notice, Public Hearing, Incorporated
4 Village of Mineola.

5 "Notice is hereby given that the Tentative
6 Budget for the Year 2018/2019 has been completed by the
7 Budget Officer and filed in the Office of the Village
8 Clerk in the Village Hall, 155 Washington Avenue,
9 Mineola, New York 11501, wherein same will remain open
10 for inspection by the general public between the hours of
11 8:30 a.m. and 4:30 p.m. until April 11, 2018 when a
12 Public Hearing will be held in the Village Hall of the
13 Incorporated Village of Mineola, 155 Washington Avenue,
14 Mineola, New York 11501 at 6:30 p.m. to consider said
15 Budget for final adoption."

16 MAYOR STRAUSS: Thank you.

17 Before I ask Mr. Ciccone to come up, I just
18 want to make a couple of mentions here.

19 The Village of Mineola will receive a total of
20 a little over \$264,000 in state aid which is, as I
21 mentioned at the last work session, a decrease of \$18,000
22 from last year's, and this is a decrease due to New York
23 State eliminating the per capita portion.

24 Nassau County has eliminated sales tax revenue
25 sharing to all villages and the result is a \$52,000 loss

1 to us.

2 The Village of Mineola will receive \$278,000
3 from the New York State Department of Transportation and
4 their CHIPS, as well as some other programs, which brings
5 our total funding for roads and sidewalks to be slightly
6 over \$1.2 million. Slightly over \$1.2 million. And I
7 say that again. It's something that we are certainly
8 proud of, on the Board, to have achieved. And I hope
9 that the residents are proud that we've done this.

10 When I first became Mayor we were hovering
11 around the \$550,000 mark, somewhere around there. So
12 we've more than doubled it in these past several years
13 without raising taxes, certainly in these last three
14 years.

15 The development, folks, in our downtown area is
16 also having a positive affect on the Host Community
17 Benefit Funds for this year. We're expected to receive
18 slightly over \$760,000 from those buildings, which is an
19 increase of almost \$290,000 over last year.

20 Some of the other notable budget increases and
21 decreases for this year are: The revenue we're expected
22 to increase by about \$200,000, interest income about
23 \$80,000, building permits \$65,000, and on-street parking
24 we're expected to get an increase of about \$35,000.

25 With that being said, we've certainly had some

1 expenses that have increased. The Village Justice Court
2 is going up by \$253,000, health and medical insurance
3 almost \$200,000, Workers' Compensation has gone up by
4 \$10,000, and tax certs have actually gone down by
5 \$12,000.

6 So even with the increasing health and medical
7 costs, the increasing Workers' Compensation costs and the
8 intent to purchase a new sanitation truck this year,
9 again we are pleased to report that spending will not
10 increase from last year's budget. This is obviously a
11 zero percent tax increase if we adopt, and there's
12 probably going to be some minor changes, but we're
13 looking again at a zero percent tax increase this year.
14 Third year in a row.

15 I said my piece. Mr. Ciccone, come on up and
16 say yours.

17 MR. CICCONE: Good evening, Mayor and the
18 Board.

19 Right now I want to say there's no changes from
20 the Public Budget Meeting that was held on April 4, 2018.

21 MAYOR STRAUSS: Great.

22 So I'll open it up to anybody on the Board.

23 Mr. Ciccone, don't go too far.

24 Deputy Mayor, anything?

25 MR. PEREIRA: Yes.

1 Mr. Ciccone, first of all, obviously the Mayor
2 covered a lot of ground there, and I think some of it is
3 worth repeating. I just wanted to mention something
4 because it kind of is part of the budget. You know, when
5 people hear -- for example, Mr. Savino was just up here
6 before. I want to be clear that the money that he's
7 talking about, you know, nearly half a million dollars,
8 is not coming out of our budget. It's not from our
9 taxpayers. This is a pass-through grant from federal
10 money that's coming through to us that we then use. So
11 it's not -- you know, when people are hearing that tax
12 money is being spent on beautification, or on signs, or
13 anything like that, it's not part of our budget. That is
14 something that Mr. Savino and the Community Development
15 Grants work separately.

16 But having said that, again the county -- and
17 certainly I don't want to lump up the county but, once
18 again, you know, we don't get sales tax revenue. As I
19 mentioned last time, we're the only county in New York
20 State where sales tax revenue does not get passed down
21 automatically to the villages. The county, you know,
22 some years decides to pass it down, some years they
23 don't. This year the new administration decided to
24 withhold the 52,000. You know, 52,000 may not seem like
25 a lot of money, but it's something that we have to

1 compensate for in the budget. Although I believe and I
2 hope, at least I believe, that that money is rightfully
3 ours, the sales tax revenue, but nonetheless we have to
4 live within that.

5 The only question I have for you, Mr. Ciccone,
6 is what are we down to on tax certs approximately?

7 MR. WALSH: Tax certs?

8 MR. PEREIRA: Yes, tax certs. What are we down
9 to?

10 MR. CICCONE: Down to 300,000.

11 MR. PEREIRA: Three hundred thousand. OK.
12 That is outstanding.

13 When I first got on the Board about ten years
14 ago it was well over \$1 million. So that is impressive.
15 And as I mentioned last week, thanks to you and thanks to
16 Mr. Scalero, Mr. Rini and Mr. Whalen, and all the
17 department heads for really holding the line and, you
18 know, providing the same level of service that we've come
19 to expect while holding the line. And again, keeping the
20 budget for a third straight year at zero I think is very
21 impressive. It's a credit to everyone on the Board and
22 in the Village on staff.

23 So thank you for doing that.

24 MR. CICCONE: Thank you.

25 MAYOR STRAUSS: Mr. Cusato, anything?

1 MR. CUSATO: Yes, I do.

2 So, Mayor, excuse me but, you know, I want to
3 go back to last October when people were painting a
4 picture of doom and gloom for our Village. You know,
5 this is our budget. Zero percent. OK? This is not fake
6 news, everybody. This is real numbers and, Mayor, I
7 support this budget.

8 MAYOR STRAUSS: Thank you.

9 Mr. Durham?

10 MR. DURHAM: Thank you.

11 I asked my questions last week. I would like
12 to hear from the public, if anybody has comments. And I
13 think it was a great job by the department heads and the
14 Mayor for getting this budget and keeping it at flat zero
15 percent is what they re-elected us for, to take and keep
16 the taxes flat, pay as you go, and I think we're doing
17 that for the residents.

18 MAYOR STRAUSS: Thank you.

19 Mr. Walsh, anything?

20 MR. WALSH: No, Mayor, other than to say that,
21 along with what we spoke about just now about the tax
22 certiorari debt, the cert grievance debt, we also, back
23 in 2003, owed \$33 million in principal, which came to
24 \$46 million with the interest, and we're now down to
25 \$7.5 million, which is a big reduction, and that's

1 because we don't borrow extra money. We pay for things
2 as we go along. And I'm sure everybody wishes they could
3 do that.

4 As far as the sales tax revenue is concerned,
5 last night I went to some NCVOA it was called, and the
6 president of the NCVOA is also the Mayor of Freeport, and
7 he's been pushing very much to have the sales tax revenue
8 subdivided back to the Village's. And he said that the
9 sales tax revenue is based on the census for the Town of
10 North Hempstead. And it's based on about \$50 per person.
11 And that's our census. Those are our people. And the
12 Town of North Hempstead gets paid that money and they
13 don't redistribute it to us. So we should be the ones
14 that are getting \$50 a person because the census is
15 people that live in our Village and other villages. The
16 money doesn't get redistributed properly. And it's
17 certainly not fair. And it's tied up with -- in his
18 research he found out that it's tied up with garbage
19 distribution. We don't use the Town of North Hempstead
20 as a transfer station. And we don't use them to -- they
21 don't take our garbage away. So we really don't need to
22 be paying them the \$50 per -- they don't need to be
23 keeping the \$50 per person. It should be redistributed
24 to the villages. This is an old, old, fight that's gone
25 on for a long time. But he says that eventually that the

1 NCVOA will sue the state and he believes that we will
2 prevail. So we'll see. But this battle has been going
3 on for a long time.

4 And that's all. Thank you, Mayor.

5 MAYOR STRAUSS: Thank you.

6 I'll open it up to any public comment now.

7 Anybody in the first row? Second row? Third row?

8 Fourth row? Fifth row?

9 Yes, sir. If you approach the podium and
10 please state your name and address for the record.

11 MR. BANCONE: Frank Bancone, Arlington Street.

12 You mentioned the zero percent budget increase,
13 but are you going to refigure based on the assessments of
14 the houses?

15 MAYOR STRAUSS: Are we going to do what?

16 MR. BANCONE: Some people's assessments are
17 going to go up so our taxes will go up also --

18 MAYOR STRAUSS: No. It's a --

19 MR. BANCONE: -- or is it going to be a zero --

20 MAYOR STRAUSS: It should be a zero percent
21 because -- the assessments are very difficult to
22 explain --

23 MR. BANCONE: I understand.

24 MAYOR STRAUSS: -- and to understand. It's not
25 an easy process. Your assessment is based on the value

1 of your house, and everybody has to pay a piece of that
2 pie for the taxes.

3 Please jump in here, Mr. Gibbons and Mr. Ciccone,
4 if I say something that is out of line.

5 You're going to be paying your fair share of
6 the taxes based on the assessment and what we have to
7 make up that money.

8 MR. BANCONE: So if my house was assessed more
9 this year than last year, as opposed to somebody else's
10 house, I will see a tax increase?

11 MAYOR STRAUSS: It's possible, yes, but other
12 people will go down.

13 MR. BANCONE: Yes.

14 MR. PEREIRA: Mr. Bancone, essentially the way
15 it works: Let's say we're raising \$13 million from
16 taxes. That's what we're raising, 13 million.

17 MR. BANCONE: I understand.

18 MR. PEREIRA: What we raised last year was 13
19 million.

20 MR. BANCONE: Right.

21 MR. PEREIRA: Right? So that's the zero tax
22 levy increase.

23 MR. BANCONE: Right.

24 MR. PEREIRA: But you put an addition on your
25 house. Your house is going to be worth more. Your

1 taxes, proportionate to other people's taxes, of that 13
2 million is going to be more.

3 MR. BANCONE: There will be ups and downs.

4 MR. PEREIRA: There will be ups and downs. We
5 don't control assessment.

6 MR. BANCONE: I understand that. Not a problem.

7 MR. PEREIRA: But even if your house were to go
8 up, it's going to be negligible in terms of the Village
9 portion of your taxes. Whereas, if we did have a tax
10 levy increase of, let's say, two percent, which we're
11 allowed this year, which is the highest it can be, which
12 is the tax cap, your house would go up the two percent
13 automatically, right, plus whatever the assessment is.
14 So. . .

15 MR. BANCONE: Thank you.

16 MR. PEREIRA: Thank you.

17 MAYOR STRAUSS: Thank you, sir.

18 Anybody else wishing to speak?

19 Yes, sir, Mr. Carroll.

20 MR. CARROLL: Hi. John Carroll, 54 Banbury.

21 Just in response to Paul Cusato, I looked the
22 next day on Channel 12 and Newsday and there was no news
23 about zero increase and, being the third year, it's just
24 amazing that it's not reported at all as good news.

25 MAYOR STRAUSS: Thank you. Maybe we'll see

1 that in the future. But yes, it was something that we're
2 very proud of, something that Mr. Ciccone, and as Deputy
3 Mayor mentioned, all the department heads have worked
4 hard to achieve, not only by tightening belts, keeping
5 the belts tight, but also streamlining processes. The
6 Court Clerk is a shining example of that. So we're doing
7 everything we possibly can. We're all residents. We're
8 doing everything we possibly can to keep taxes as low as
9 they possibly can be.

10 Anyone else wishing to make comment on the
11 budget hearing?

12 All right, Mr. Ciccone?

13 MR. PEREIRA: Mayor, I'll just make one more
14 comment, because Mr. Walsh actually reminded me of this,
15 talking about flow control and garbage. I actually
16 looked at the numbers and we were paying more for garbage
17 disposal 15 years ago than we are paying now. We
18 actually -- you know, you want to talk about real
19 savings, when we renegotiated this garbage disposal deal,
20 I guess about eight years ago now, we are just inching
21 back to the levels that we were at over ten years ago.
22 So all that money that we've saved all those years is
23 incredible. Had we stayed with the Town of North
24 Hempstead, who knows where our numbers would be.

25 And the second thing I would like to add,

1 because we're talking about county as well, you know, and
2 this zero is with no gimmicks, no bells and whistles.
3 We're not raising fees and services and, you know,
4 nickel-and-diming people. It's still 7 or 8 dollars to
5 get a leisure pass to use the pool for the year. You
6 know, the library cards are still free. The museum
7 passes at the library are still free. The concerts in
8 the park are still free. All of those. The rear yard
9 pickup twice a week is still part of the services that we
10 provide. All of those things are included. You know,
11 we're not nickel-and-diming people, charging them more to
12 go to the park, or go to the pool, or go to the library.

13 So this is what we get and that does not -- you
14 know, people are always going to find, you know,
15 something wrong. And certainly we are not perfect. But
16 going to the Mayor's point and Mr. Carroll's point about
17 how it doesn't get reported, I think sometimes we take it
18 for granted that we live in this Village that has been on
19 this path for the better part of a decade, and other
20 people maybe aren't aware of it. But I think it is
21 important that I think we are a model for other villages
22 in terms of fiscal responsibility, in terms of the
23 processes that we use for our budget and, of course, in
24 terms of our development. So I hope that that will pick
25 up.

1 You know, as I mentioned last week, not to
2 throw anybody under the bus, I have nothing against
3 Patchogue, but Patchogue, which does get a lot of
4 positive press, they had a 3.9 percent increase and that
5 got reported. So hopefully, you know, three zeros in a
6 row will get reported. Thank you.

7 MAYOR STRAUSS: All right. Thank you.
8 Anything else, Mr. Ciccone?

9 MR. CICCONE: Just the two resolutions.

10 MAYOR STRAUSS: OK. Go ahead.

11 MR. CICCONE: The first resolution: Resolved
12 to adopt the Homestead-adjusted base proportions for the
13 Village of Mineola as recommended by the Village Assessor
14 for the 2018/19 tax year.

15 MAYOR STRAUSS: Motion?

16 MR. PEREIRA: Motion.

17 MAYOR STRAUSS: Motion by Trustee Pereira.

18 MR. CUSATO: Second.

19 MAYOR STRAUSS: Second by Trustee Cusato.

20 All in favor?

21 MR. DURHAM: Aye.

22 MR. PEREIRA: Aye.

23 MR. CUSATO: Aye.

24 MR. WALSH: Aye.

25 MAYOR STRAUSS: Aye.

1 Opposed?

2 Carried.

3 MR. CICCONI: And the second one: It is
4 resolved to adopt the 2018/19 budget.

5 MAYOR STRAUSS: Motion?

6 MR. WALSH: Motion.

7 MAYOR STRAUSS: By Trustee Walsh.

8 MR. DURHAM: Second.

9 MAYOR STRAUSS: Second by Trustee Durham.

10 Mr. Scalero, poll the Board for me, please.

11 MR. SCALERO: Trustee Durham?

12 MR. DURHAM: Yes.

13 MR. SCALERO: Trustee Pereira?

14 MR. PEREIRA: Yes.

15 MR. SCALERO: Trustee Cusato?

16 MR. CUSATO: Yes.

17 MR. SCALERO: Trustee Walsh?

18 MR. WALSH: Yes.

19 MR. SCALERO: Mayor Strauss?

20 MAYOR STRAUSS: Yes.

21 Mr. Ciccone, thank you again.

22 MR. CICCONI: Thank you.

23 MAYOR STRAUSS: Greatly appreciate your hard
24 work.

25

* * *

1 MAYOR STRAUSS: Mr. Scalero, next one.

2 MR. SCALERO: Yes.

3 "Legal Notice, Public Hearing, Incorporated
4 Village of Mineola.

5 "Please take Notice that the Board of Trustees
6 of the Incorporated Village of Mineola will hold a Public
7 Hearing on Wednesday, April 11, 2018 at 6:30 p.m. at the
8 Village Hall, 155 Washington Avenue, Mineola, New York
9 11501, or at some other location to be hereafter
10 designated by the Board of Trustees, in order to receive
11 public comment upon the following:

12 "Application of Partha P. Chandra for a Special
13 Use Permit pursuant to Chapter 550 of the Code of the
14 Incorporated Village of Mineola, entitled 'Zoning',
15 Section 550.12, entitled 'B-1 Districts', Subsection (B),
16 entitled 'Special Uses', to establish an educational
17 tutoring center upon the property known as 464 Jericho
18 Turnpike, Mineola, New York, known and designated on the
19 Nassau County Land and Tax Map as Section 9, Block 5,
20 Lots 30 through 32, 64 through 68 and 130.

21 "The Village of Mineola does not discriminate
22 on the basis of handicapped status in administration or
23 access to or employment in its projects and activities.
24 Joseph R. Scalero has been directed to coordinate
25 compliance with non-discrimination requirements of the

1 Federal Revenue Sharing regulations.

2 "At this scheduled meeting of its Board of
3 Trustees reserved decisions from previous meetings, if
4 any, may be acted upon by the Board of Trustees.

5 "At the aforesaid time and place all interested
6 persons will be given an opportunity to be heard.

7 "By Order of the Board of Trustees of the
8 Incorporated Village of Mineola. Joseph R. Scalero,
9 Village Clerk.

10 "Dated March 14, 2018."

11 MAYOR STRAUSS: Thank you.

12 Mr. Whalen, report on mailings?

13 MR. WHALEN: Yes, Mayor. The Affidavit of
14 Mailing Notice is in order. It's been signed and
15 notarized as required.

16 MAYOR STRAUSS: Thank you.

17 Mr. Gibbons?

18 MR. GIBBONS: Yes.

19 The Nassau County Planning Commission has no
20 objections, and I would ask for a Type II SEQRA
21 declaration.

22 MAYOR STRAUSS: Motion?

23 MR. PEREIRA: Motion.

24 MAYOR STRAUSS: Motion by Trustee Pereira.

25 Second?

1 MR. CUSATO: Second.

2 MAYOR STRAUSS: Second by Trustee Cusato.

3 All in favor?

4 MR. DURHAM: Aye.

5 MR. PEREIRA: Aye.

6 MR. CUSATO: Aye.

7 MR. WALSH: Aye.

8 MAYOR STRAUSS: Aye.

9 Opposed?

10 Carried.

11 OK. This will be the format for this evening's
12 hearing. The applicant will present its application and
13 there will be an interaction with the Board. After those
14 questions have been answered and those comments have been
15 made, we'll open it up to public comment. I ask that
16 anybody approaching the podium please speak slowly and
17 clearly and state your name and your address for the
18 record.

19 Sir.

20 MR. CHANDRA: Good evening, everybody.

21 MAYOR STRAUSS: Good evening.

22 MR. CHANDRA: My name is Partha Chandra and I'm
23 trying to get a Special Use to operate an educational
24 tutoring service at 464 Jericho Turnpike. And I like
25 this location because it has a parking lot, which is very

1 important for this kind of a business, so students can
2 get in safe from the car to the center. They can come
3 safely without any interaction with the traffic.

4 And the reason I chose this location is it's at
5 the point of four school districts, which is Herricks,
6 Mineola, Garden City and New Hyde Park/Garden City Park,
7 so I can serve all the kids, those who need help in
8 educational side. I saw my student's son. He was
9 always, like, in doubt or doesn't want to do the
10 homework, not confident on what he is being taught in the
11 school. So while I was helping him it came to my mind:
12 OK, if I can help this kid, why can't I not help the
13 other kids. So that naturally became our -- my wife and
14 I decided, why not we do that. My wife, by the way, has
15 a provisional certification, teaching certification. She
16 has a master's degree in English. And I'm an accountant.
17 I work for the City of New York in the capital budget
18 division of the parks.

19 So for us to -- and also, we live -- I think I
20 didn't mention where I live. You asked me to mention it.
21 Well I live in New Hyde Park, on Denton Avenue. So it
22 will be easier for us to control and manage this service
23 and to keep our jobs because we cannot right now quit our
24 job because we don't know what will happen.

25 And also, we are -- to get the things running

1 we are also trying to get a franchise to help students
2 better. Good curriculum. Good approach. So I'm working
3 with one of the franchises based in Chicago. So they're
4 also interested to help me.

5 So if everything can be put -- if we can put
6 together everything, then it will be a good service for
7 the students, and we will be charging not too much
8 because we already have jobs. So to begin with we will
9 not be looking for too much profit. We want to establish
10 ourselves, helping students, kids, give them confidence
11 so they can do better in the school and maybe be
12 successful in the future.

13 I have a plan to do robotics and coding courses
14 also because, coding and robotics, looks like they're
15 going to be the future. And my son's school already
16 offers the robotics, but not everybody gets the
17 opportunity to take the course. They have a certain
18 number of people who can, students, they can get into the
19 program. So I'm trying to get that, those tools,
20 programs, into the curriculum.

21 So I need your help so I can operate the
22 service in this Village.

23 MAYOR STRAUSS: All right. Thank you.

24 MR. CHANDRA: And any advice from anybody, from
25 the residents, from Board of Trustees, from Hon. Mayor,

1 if anybody can help me finding good teachers, connecting
2 me to the school districts, any kind of help is
3 appreciated.

4 MAYOR STRAUSS: Excellent. So thank you for
5 choosing Mineola. Hopefully you're successful --

6 MR. CHANDRA: And, listen, the parking, it's
7 really, and also the rent.

8 MAYOR STRAUSS: That seems to be a pretty easy
9 location to make a decision about. You have the parking.
10 It's a storefront area. It's bordering the school
11 districts, like you said.

12 So thank you for selecting Mineola and, if
13 you're successful, I hope you'll avail yourself of the
14 Chamber of Commerce.

15 MR. CHANDRA: Yes.

16 MAYOR STRAUSS: It's a great networking
17 organization.

18 What hours do you think you'll be having your
19 business open?

20 MR. CHANDRA: Usually 3:30 to 8:00, 8:30,
21 depending on the needs of the kids, and the weekends.
22 But during the morning hours there will be like -- if I
23 can get somebody to attend, to come and open the doors
24 for the parents to give all the information, what we do,
25 what kind of service they're looking for, and if we are a

1 fit for that kind of service. So if I can get an
2 employee in the morning time, then it will be open during
3 business hours only for informational purposes.

4 MAYOR STRAUSS: Do you have a plan yet for the
5 summer?

6 MR. CHANDRA: Summer I have a plan, but we are
7 not doing any camp, only educational services.

8 So many students don't do too much during the
9 summer, the homework or the study-related things. So we
10 want to keep it open so they don't lose during the
11 summer.

12 MAYOR STRAUSS: And I guess you'll adjust your
13 hours accordingly. Instead of 3:30 to 8:00 you might do
14 summer hours, or morning hours, I should say.

15 MR. CHANDRA: In the morning, it depends on how
16 many kids I'm getting or if I'm getting a good teacher.
17 If I'm not getting a good teacher during the summertime,
18 I'm not opening. I don't want to give any wrong
19 information or wrong sense to the parents.

20 MAYOR STRAUSS: Understood.

21 Are you changing the interior of the building
22 at all?

23 MR. CHANDRA: Am I changing the interior?

24 MAYOR STRAUSS: Yes. Are you changing the
25 interior?

1 MR. CHANDRA: No. Only I think we have to put
2 a secretary area in and the children area, that one wall,
3 which will not be load bearing.

4 MAYOR STRAUSS: OK. I'll leave comments for
5 the other trustees.

6 Deputy Mayor?

7 MR. PEREIRA: Thank you, Mayor.

8 Thank you, sir. Thank you for coming.

9 Now you had mentioned something about a
10 franchise from Chicagó. So right now you're opening
11 under the name of Educational Tutoring Center?

12 MR. CHANDRA: No. That's the service.

13 MR. PEREIRA: That's the service.

14 Are you allowed to tell us what --

15 MR. CHANDRA: It is an elite tutoring place.

16 They have, like, seven or eight -- seven, I think, so far
17 locations.

18 MR. PEREIRA: OK. So then if you -- and you're
19 in negotiations with that franchise. Obviously if you're
20 successful, then they have the format of how you teach
21 and --

22 MR. CHANDRA: They have their own curriculum,
23 and that is robust because that will be from kindergarten
24 through 12th grade, including SAT, ACT, and all the test
25 prep for New York State tests, everything.

1 MR. PEREIRA: OK. All right. Because there is
2 a national chain franchise tutoring center just up the
3 block and across the street from you. But I think that
4 they also deal more with MCATs and LSATs and SATs, across
5 the street and down the block, but I don't think that
6 they're going to focus as much on school-age children.
7 But I think the location is fine.

8 What's currently there now? Is this the
9 bracelet place?

10 MR. CHANDRA: No. I think there is a party
11 place.

12 MR. PEREIRA: Bracelet party place. OK.

13 So now, if you're not going to do any divisions
14 in the building -- because I see your drawing -- it's
15 just one open room?

16 MR. CHANDRA: Yes. I don't want to --

17 MR. PEREIRA: But how -- so if I'm there for
18 SAT and Mr. Durham is there for math or --

19 MR. CHANDRA: Oh, the room. They put cubicles.

20 MR. PEREIRA: Oh. OK. So there will be some
21 kind of separation.

22 MR. CHANDRA: Yes.

23 MR. PEREIRA: Is this going to be one-on-one?
24 Is it going to be -- is there going to be some kind of
25 ratio?

1 MR. CHANDRA: Yes. That is a good question.

2 According to the franchise, they have two kids
3 to one, individualized.

4 MR. PEREIRA: What is it?

5 MR. CHANDRA: Two kids to one. Two kids per
6 one teacher.

7 MR. PEREIRA: OK.

8 MR. CHANDRA: And but what I found out that if
9 I -- like my plan also -- I don't know if they will even
10 accept my plan. What I see, if a kid comes to the center
11 every day, then he gets better. So what I'm planning to
12 -- could be cost also lower. So maybe five or six kids,
13 a group, two hours a day, Monday through Thursday. If I
14 can do that, I think that will be also helpful for the
15 kids.

16 MR. PEREIRA: OK. Since you asked for advice,
17 I'm going to give you some advice. As a teacher
18 myself --

19 MR. CHANDRA: Oh. You're a teacher. OK.

20 MR. PEREIRA: -- and as a parent, as a coach,
21 and I have three school-aged children, they have a lot of
22 activities going on. Asking -- I mean, there are going
23 to be some children that may want to go and get tutoring
24 five days a week two hours a day. Most kids want to go
25 play. They want to do other activities, whether it's

1 Girl Scouts, or soccer, or baseball, or anything else.
2 So that's a lot. You know, kids go to school
3 six-and-a-half hours a day and now you're adding two
4 hours, unless you break it up. And I think the coding is
5 really a big draw now. The robotics, LEGO League, all of
6 those things are big draws. But, you know, I would say
7 on behalf of children everywhere, don't go overkill.

8 MR. CHANDRA: That's why I was thinking four
9 days a week Monday through Thursday, so they can have a
10 little bit of Friday to Sunday off. Yes, I understand.
11 My son also have soccer and swimming.

12 MR. PEREIRA: There has to be a balance, I
13 think.

14 And in terms of finding and reaching out to the
15 school districts, you can certainly reach out to the
16 school districts. I happen to work in the Mineola School
17 District. But I'll also counsel you to reach out to the
18 universities where you have some students who, like your
19 wife, have provisional certificates, or have master's
20 degrees, or working towards master's degrees, and they're
21 always looking to make some extra money. And they're
22 fresh out of college or they're in college, So they know
23 the subject. They know the content. And they may be
24 more eager to find employment after school hours.
25 Whereas established teachers, you know, may have kids of

1 their own, or they often already do tutoring on their
2 own, or they have other responsibilities.

3 So I would suggest you reach out to Adelphi,
4 Molloy, Hofstra. You know. That's what I would suggest.
5 Reach out to their school education and see if they have
6 students who are interested. And, you know, you probably
7 can pay them less too.

8 MR. CHANDRA: Yes. Matter of fact, the
9 franchisor also mentioned the same thing, to go reach out
10 to New York State universities to get teachers to be
11 tutors.

12 MR. PEREIRA: They're very good. And you have
13 to remember that a lot of these students took the SATs
14 four or five years ago themselves. You know, we took the
15 SATs, you know, on stone tablets, not on tablets.

16 So that's my piece. But again, thank you for
17 choosing Mineola, and hopefully you'll be successful.
18 And good luck to you if you should be approved tonight.

19 MR. CHANDRA: Thank you so very much.

20 MAYOR STRAUSS: Thank you.

21 Mr. Cusato?

22 MR. CUSATO: Yes.

23 Good evening, sir. So you mentioned the
24 parking lot behind your store, but you also need to share
25 that with the Subway place and the gym, right? They're

1 all part of that.

2 MR. CHANDRA: Right. I saw that -- I drove by
3 during the evening time around that time, 3:30. So I
4 never see too many cars there.

5 MR. CUSATO: OK. But you do need to share.
6 It's not all yours.

7 MR. CHANDRA: No. No. No. I understand that.
8 I have to share. But it's pretty empty all the time. So
9 that's why it came to my mind, if it's empty most of the
10 time, so that is good for me so kids can -- the parents
11 can drop off the kids in the back of the store so they
12 can get into the store.

13 MR. CUSATO: You do have a rear entrance,
14 correct?

15 MR. CHANDRA: Yes.

16 MR. CUSATO: Yes. OK.

17 MR. CHANDRA: Sure. The rear entrance is the
18 parking lot, from the parking lot.

19 MR. CUSATO: Yes. Yes. Yes.

20 OK. Thank you.

21 Thank you, Mayor.

22 MAYOR STRAUSS: Thank you.

23 Mr. Durham?

24 MR. DURHAM: My only question: So you haven't
25 hired any teachers yet?

1 MR. CHANDRA: No.

2 MR. DURHAM: So to start it will just be you
3 and your wife, or are you going to have to hire the
4 teachers to take and start the program?

5 MR. CHANDRA: We will do that because it will
6 not be until two, three, months that we will be able to
7 open the store because the summer will come in. I'm not
8 -- this summer I think we will not be able to open
9 because we are not prepared. But within two, three,
10 months I think we'll get teachers. And if we can not get
11 a teacher, then my wife and I have to tutor.

12 MR. DURHAM: All right.

13 Thank you, Mayor.

14 MAYOR STRAUSS: OK. Mr. Walsh?

15 MR. WALSH: Yes. Just kind of a statement, you
16 know.

17 Mr. Chandra, how are you?

18 MR. CHANDRA: I'm fine, thank you.

19 MR. WALSH: You know, it doesn't seem like that
20 long ago to me that the lanyard ladies were here. That's
21 the store you're going into, right? It's pink.

22 MR. CHANDRA: Pink, yes.

23 MR. WALSH: They had children coming after
24 school to make lanyards and just, you know, I wish you
25 luck. So many business -- it's difficult to establish a

1 business when there's models similar to yours around, and
2 I hope you do fine. I think it's a good use for the
3 location. I think there's ample parking. And I just
4 hope you do well.

5 Thank you very much.

6 MR. CHANDRA: Thank you so very much. I really
7 appreciate. If anybody can help me with anything, I'm
8 open to everything.

9 THE COURT: Great. Thank you.

10 Mr. Chandra, I'm going to ask you to have a
11 seat, unless you have anything else you want to
12 mention --

13 MR. CHANDRA: No.

14 MAYOR STRAUSS: -- before we open it up to
15 public comment.

16 MR. CHANDRA: No.

17 MAYOR STRAUSS: OK. If you can have a seat
18 right there. We'll open it up to public comment.

19 Anybody in the first row? Second row? Third
20 row? Fourth row? Fifth row? Sixth row? Seventh row?

21 Mr. Chandra, come on back up.

22 Anything else you wish to say?

23 MR. CHANDRA: No.

24 MAYOR STRAUSS: Any other comments from the
25 Board?

1 I'll entertain a motion to approve.

2 MR. WALSH: Motion.

3 MAYOR STRAUSS: Motion by Trustee Walsh.

4 Second?

5 MR. PEREIRA: Second.

6 MAYOR STRAUSS: Trustee Pereira.

7 Mr. Scalero, poll the Board.

8 MR. SCALERO: Trustee Durham?

9 MR. DURHAM: Yes.

10 MR. SCALERO: Trustee Pereira?

11 MR. PEREIRA: Yes.

12 MR. SCALERO: Trustee Cusato?

13 MR. CUSATO: Yes.

14 MR. SCALERO: Trustee Walsh?

15 MR. WALSH: Yes.

16 MR. SCALERO: Mayor Strauss?

17 MAYOR STRAUSS: Yes.

18 Sir, congratulations.

19 MR. CHANDRA: Thank you so much.

20 MAYOR STRAUSS: Best of luck. I ask that you

21 work closely with our Building Department regarding

22 signage and any interior work that you do. Just make

23 sure that they're on board and that what you do meets

24 code. And I encourage you to get involved with the

25 Chamber of Commerce. And welcome to Mineola.

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MR. CHANDRA: Thank you so much.

MAYOR STRAUSS: Thank you, sir. Congratulations.

MR. CHANDRA: Thank you.

* * *

1 THE COURT: Mr. Scalero?

2 MR. SCALERO: Yes, sir.

3 "Legal Notice, Public Hearing, Incorporated
4 Village of Mineola.

5 "Please take Notice that the Board of Trustees
6 of the Incorporated Village of Mineola will hold a Public
7 Hearing on Wednesday, April 11, 2018 at 6:30 p.m. at the
8 Village Hall, 155 Washington Avenue, Mineola, New York
9 11501, or at some other location to be hereafter
10 designated by the Board of Trustees, in order to receive
11 public comment upon the following:

12 "Proposed Local Law amending Chapter 510 of the
13 Municipal Code of the Incorporated Village of Mineola,
14 Entitled "Vehicles and Traffic", Section 510-16, Entitled
15 "Restrictions".

16 "The Village of Mineola does not discriminate
17 on the basis of handicapped status in administration or
18 access to or employment in its projects and activities.
19 Joseph R. Scalero has been directed to coordinate
20 compliance with non-discrimination requirements of the
21 Federal Revenue Sharing regulations.

22 "At this scheduled meeting of its Board of
23 Trustees reserved decisions from previous meetings, if
24 any, may be acted upon by the Board of Trustees.

25 "At the aforesaid time and place all interested

1 persons will be given an opportunity to be heard.

2 "By Order of the Board of Trustees of the
3 Incorporated Village of Mineola. Joseph R. Scalero,
4 Village Clerk.

5 "Dated March 7, 2018."

6 MAYOR STRAUSS: Thank you.

7 Folks, we've had some discrepancies between
8 what the signage and what the code actually says. So
9 we're looking to blanket that and correct it with this
10 blanket change.

11 Mr. Gibbons, anything on this?

12 MR. GIBBONS: Yes, Mayor.

13 As you said, we're looking to amend Section 510
14 Subsection 16. At the present time that Section lists
15 the street and the parking restrictions on each street.
16 From time to time, in order to respond to neighbor
17 suggestions regarding changes in parking, this Board has
18 authorized changes in those restrictions and the signage
19 has been changed. For the most part the code has been
20 amended to reflect the changes. From time to time we
21 miss those changes.

22 When the parking consultant came in and did his
23 report he recommended that we amend the Section to take
24 out the inventory of streets and parking restrictions and
25 have a Local Law which states that the parking

1 restriction is as reflected on the signage posted.
2 Therefore, to avoid any confusion, we're doing that
3 tonight.

4 MAYOR STRAUSS: Thank you, Mr. Gibbons.

5 So we're just looking to streamline things and
6 make things less confusing.

7 I'll open it up to comment from the Board.

8 Mr. Pereira?

9 MR. PEREIRA: No. That's fine, Mayor.

10 MAYOR STRAUSS: Mr. Cusato?

11 MR. CUSATO: No.

12 MAYOR STRAUSS: Mr. Durham?

13 MR. DURHAM: No.

14 MAYOR STRAUSS: Mr. Walsh?

15 MR. WALSH: No comment.

16 MAYOR STRAUSS: All right. We'll open up to
17 public comment.

18 Anybody in the first row? Second row? Third
19 row? Fourth row? Fifth row? Sixth row? Seventh row?

20 Great. I'll entertain a motion to approve.

21 MR. PEREIRA: Motion.

22 MAYOR STRAUSS: Motion by Trustee Pereira.

23 MR. CUSATO: Second.

24 MAYOR STRAUSS: Seconded by Trustee Cusato.

25 All in favor?

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MR. DURHAM: Aye.
MR. PEREIRA: Aye.
MR. CUSATO: Aye.
MR. WALSH: Aye.
MAYOR STRAUSS: Aye.
Opposed?
Carried. That's done.
Mr. Scalero, that's all, right?
Poll the Board, please.
MR. SCALERO: Trustee Durham?
MR. DURHAM: Yes.
MR. SCALERO: Trustee Pereira?
MR. PEREIRA: Yes.
MR. SCALERO: Trustee Cusato?
MR. CUSATO: Yes.
MR. SCALERO: Trustee Walsh?
MR. WALSH: Yes.
MR. SCALERO: Mayor Strauss?
MAYOR STRAUSS: Yes.

* * *

This is to certify that the within and foregoing is a true and accurate transcript of the stenographic notes as recorded by the undersigned Official Court Reporter.

* * *


PATRICIA A. TAUBER, RPR
OFFICIAL COURT REPORTER

- Board of Trustees Hearing of 4/11/2018 -

I N D E X

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