

**VILLAGE OF PLANDOME MANOR
BOARD OF TRUSTEES MEETING
55 MANHASSET AVENUE
MANHASSET, NY 11030
FEBRUARY 15, 2022**

A regular meeting of the Board of Trustees of the Incorporated Village of Plandome Manor, Nassau County, New York, was held in Village Hall, at 55 Manhasset Avenue, on Tuesday February 15, 2022 at 7:00 p.m.

Present:	Barbara Donno	Mayor
	Matthew Clinton	Deputy Mayor
	Tony DeSousa	Trustee
	Patricia O'Neill	Trustee
	James Baydar	Trustee

Also Present:	Lisa Mancuso	Village Clerk
	Edward Butt	Building Inspector
	Marie DePalo	Village Treasurer
	John Farrell, Esq.	Village Attorney

Mayor Donno called the meeting to order at 7:02 p.m. and verified the presence of a quorum.

THE PLEDGE OF ALLEGIANCE

Mayor Donno led the Pledge of Allegiance

MINUTES

Mayor Donno then called for the approval of the minutes from the BOT meeting held on January 18, 2022.

Trustee Baydar made a motion to accept the minutes, seconded by Trustee Clinton.

Trustee Clinton: Aye

Trustee DeSousa: Aye

Trustee O'Neill: Aye

Trustee Baydar: Aye

Mayor Donno: Aye

Approved. VOTE: 5/0 - Motion passes

Mayor Donno gave a summary of the Governor's new **Zoning Legislature** which she emailed to all residents.

RICHARDSON HOUSE UPDATE

Mayor Donno stated that the Village was still in a "fact-finding" state with regards to the Richardson house. Mayor Donno stated she wants to thank everyone for coming and wants to hear the concerns of residents.

Building inspector reports Soil Mechanics, soil engineers, performed 3 test borings at the front, middle and back of property. Soil test in all areas was acceptable for building. Village engineer completed short form environmental assessment which stated no negative impact. Inspector also states a perk test will be done this week when ground is not frozen. Markings in street indicate traffic study, one damaged from plows, will be a 1-week study. Traffic study was performed by H2M.

Trustee O'Neill states the Board wants to accommodate all residents on Circle Drive. Parking and LIRR concerns will be addresses and all areas will be well-lit. Signage will be to scale and design. Trustee O'Neill states restricted covenants such as parking on streets, expansion of building and the hardscape of Circle Drive will remain. There will be a maintenance program to care for the grounds. Trustee O'Neill states landmarking rules will be strictly adhered to.

PUBLIC COMMENTS

- Nancy Solomon, Director of Long Island Traditions spoke about the NYS Environmental Protection Fund. Stated there are multiple grants available to save historical houses
- Mr. & Mrs. Brosokas, Mr. & Mrs. Kattan, Mr. & Mrs. Weinstock, Mrs. Ader, Mrs. Pace, Mrs. Reyes, Mrs. Massucci, Mrs. Morriggi, and Mr. Gangaram all voiced concerns for real estate values, parking, budget, water problems, and disrupting their community on Circle Drive.

- Mr. Gilbert voiced concerns about the budget and infrastructure of the Village itself, but states he is undecided about the Richardson House.
- Mayor Donno addressed Mr. Gilbert's concerns about the guard rail on Plandome Road. Mayor stated the guard rail on Plandome road will be replaced to match the wood on the opposite side.
- Trustee Clinton explained the long-term financial benefits to the Village if the Richardson House project continues.
- Building Inspector states the new Village Hall would have to have a driveway as per New York State for Handicap Accessible Parking. Parking for nightly meetings would be required to use the Plandome and Plandome Manor parking lots.
- Trustee O'Neill stated the driveway may be decreased in width and the Village will be discouraging "quick" drop offs.
- Mayor Donno discussed the visitors log that has been kept at the request of a resident; yielding results of 32 visitors in a 4-week period, half of which were from Circle Drive.
- Mayor Donno explained how the Richardson House project came about.
- Mrs. Reyes expressed having zoom meetings or hybrid meetings to reduce amount of people in Village Hall. Village Attorney discussed viability of performing hybrid meetings and concluded we do not have capability to perform hybrid meetings.
- Trustee Clinton discussed the possibility voting of the Bond at next meeting if this project proceeds.
- Mrs. Weinstock would like all bids and monies spent on the project made public.

Discussion on Richardson House Ended, public meeting continued.

Treasurer presented proposed budget for the 2022-2023 year. April BOT meeting will continue budget hearing.

Trustee Clinton made a motion that the Board of Trustees that the Board of Trustees approve "the Abstract of Audited Vouchers dated February 15, 2022, and the Profit & Loss Statement ending January 31, 2022." The motion was seconded by Trustee Baydar.

Trustee Clinton: Aye Trustee DeSousa: Aye Trustee O'Neill: Aye
 Trustee Baydar: Aye Mayor Donno: Aye
Approved. VOTE: 5/0 - Motion passes

Trustee DeSousa made a motion that the Board of Trustees approve "Local Law 1 of 2022 amending Chapter 225-2 of the Village Code of the Village of Plandome Manor Entitled "Definitions." The motion was seconded by Trustee O'Neill.

Trustee Clinton: Aye Trustee DeSousa: Aye Trustee O'Neill: Aye
 Trustee Baydar: Aye Mayor Donno: Aye
Approved. VOTE: 5/0 - Motion passes

Trustee DeSousa made a motion that the Board of Trustees approve that the Board of Trustees approve "Local Law 2 of 2022 amending Chapter 225-7 of the Village Code of the Village of Plandome Manor Entitled "Sky Exposure Plane (Height/Setback Ratio)." The motion was seconded by Trustee O'Neill.

Trustee Clinton: Aye Trustee DeSousa: Aye Trustee O'Neill: Aye
 Trustee Baydar: Aye Mayor Donno: Aye
Approved. VOTE: 5/0 - Motion passes

Trustee Baydar made a motion that the Board of Trustees approve that the Board of Trustees approve "Local Law 3 of 2022 amending Chapter 225-6 of the Village Code of the Village of Plandome Manor Entitled "Floor Area Ratio." The motion was seconded by Trustee O'Neill

Trustee Clinton: Aye Trustee DeSousa: Aye Trustee O'Neill: Aye
 Trustee Baydar: Aye Mayor Donno: No
Approved. VOTE: 4/1 - Motion passes

Trustee Baydar made a motion that the Board of Trustees approve that the Board of Trustees approve the “use of Titan Plumbing for Project No.1-2022-PLM On Papermill Road to clear the Underdrain System, cost not to exceed \$1,000.00.” The motion was seconded by Trustee Clinton.

Trustee Clinton: Aye Trustee DeSousa: Aye Trustee O’Neill: Aye
Trustee Baydar: Aye Mayor Donno: Aye

Approved. VOTE: 5/0 - Motion passes

Trustee Clinton made a motion that the Board of Trustees approve that the Board of Trustees approve “the estimate from Bob Keogh to repair the jogging path from damage sustained during the Remnants of Hurricane Ida in the amount of \$6,710.00.” The motion was seconded by Trustee DeSousa.

Trustee Clinton: Aye Trustee DeSousa: Aye Trustee O’Neill: Aye
Trustee Baydar: Aye Mayor Donno: Aye

Approved. VOTE: 5/0 - Motion passes

Trustee O’Neill made a motion that the Board of Trustees approve that the Board of Trustees approve “the 2021-2022 beautification funds request from the residents of Plandome Mills in the amount of \$1,540.00 for power washing of entrance gates/fence.” The motion was seconded by Trustee Baydar.

Trustee Clinton: Aye Trustee DeSousa: Aye Trustee O’Neill: Aye
Trustee Baydar: Aye Mayor Donno: Aye

Approved. VOTE: 5/0 - Motion passes

Trustee Baydar made a motion that the Board of Trustees approve that the Board of Trustees approve “the use of Soil Mechanics for performing test borings and soil perk tests at the location of Circle Drive & Stonytown Road, cost of services \$9,425.00.” The motion was seconded by Trustee Clinton.

Trustee Clinton: Aye Trustee DeSousa: Aye Trustee O’Neill: Aye
Trustee Baydar: Aye Mayor Donno: Aye

Approved. VOTE: 5/0 - Motion passes

Trustee Clinton made a motion to end public meeting and go into executive session. The motion was seconded by Trustee DeSousa.

Trustee Clinton: Aye Trustee DeSousa: Aye Trustee O’Neill: Aye
Trustee Baydar: Aye Mayor Donno: Aye

Approved. VOTE: 5/0 - Motion passes

Signed by Lisa Mancuso 2/23/2022

Lisa Mancuso
Village Clerk