

The regular meeting of the Board of Trustees was held on Thursday, September 10, 2015 at Village Hall, 196 Central Avenue, Lawrence New York 11559.

Those members present were: Mayor Martin Oliner
Deputy Mayor C. Simon Felder
Trustee Michael A. Fragin
Trustee Irving Langer
Trustee Alex H. Edelman
Also present were: Ronald Goldman, Village Administrator
Jean Gribbins, Deputy Treasurer
Alison Cohen, Secretary to the BOT
Absent were: Village Attorney, Peter Bee Esq.

The Board convened in Work Session at 7:25 p.m.

WORK SESSION

No Board Action was taken during the Work Session.

REGULAR MEETING - Mayor Oliner called the regular meeting to order at 8:20 p.m.

GOOD & WELFARE

1. Trustee Fragin raised the issue of Lawrence Public School's new "Times Square-like" sign in front of the Lawrence Middle School, across from several houses; which was quite bright and a distraction to vehicular traffic. Trustee Fragin stated that this exemplified a total failure to communicate with the Village residents on the part of the School District. Although Trustee Fragin noted it is within the School District's right to erect such a sign, he feels that it is out of character with the neighborhood and wishes it would be taken down.
2. Trustee Fragin noted that even though there have been discussions with New York State and others, every month there seems to be less working street lights on Route 878. Every month it gets darker and darker, as a result, only increasing the hazardous conditions for pedestrians. Discussion ensued in this regard with no clear resolution as to who is responsible or how to proceed to repair and maintain these street lights along Route 878.
3. Trustee Fragin mentioned that for events held in the Village, when a valet parking company is hired, they should be required to obtain Village permits and show appropriate insurance, licensing and documentation. This would ensure safer parking and traffic procedures. Discussion ensued in this regard. Administrator Goldman stated that the Nassau County Police Department and Auxiliary Police

will be notified of each and every event going forward, as a courtesy and to help coordinate and enforce the necessary traffic and parking parameters.

NEW BUSINESS

Approval of minutes:

BOT July 29, 2015

Special BOT September 7, 2015

Board Action: No Board action was taken.

Mayor Oliner noted the somber anniversary of 9/11/01 and requested a moment of silence to honor those whose lives were lost.

Item 1 – Approve Abstracts #'s

General Fund	#759
Recreation Fund	#184
Trust Fund	#275
Payroll	#2400, 2401

Board Action: Mayor Oliner moved the approval of General Fund Abstract #759. Trustee Edelman seconded the motion. Discussion ensued regarding TVASNAC dues. Mayor Oliner stated that the wanted the equipment from TVASNAC, that monitors the level of airplane noise, moved back to the Village of Lawrence. Mayor Oliner directed Administrator Goldman to find out what equipment the Village had and how to get it back from TVASNAC; as well as what do we have to do to get it back (i.e., pay for it, etc.). All in favor.

Board Action: Mayor Oliner moved the approval of Recreation Fund Abstract #184. Trustee Langer seconded the motion. All in favor.

Board Action: Mayor Oliner moved the approval of Trust Fund Abstract #275. Trustee Langer seconded the motion. All in favor.

Board Action: Mayor Oliner moved the approval of Payroll Abstracts #2400 and #2401. Trustee Edelman seconded the motion. All in favor.

Item 2 - Continuation of Public Hearing to amend the Village Code regarding the Board of Zoning Appeals

Board Action: Mayor Oliner moved to open the continuation of the Public Hearing to amend the Village Code regarding the Board of Zoning Appeals. Trustee Langer seconded the motion. All in favor.

There were no comments from the public in this regard.

Board Action: Mayor Oliner moved to close the Public Hearing to amend the Village Code regarding the Board of Zoning Appeals. Trustee Langer seconded the motion. All in favor.

There being no motion to amend the Village Code regarding the Board of Zoning Appeals, the matter fails.

Item 3 – Appointments for 2015 – 2016

Board Action: Mayor Oliner moved to appoint Bernard Fuchs to the Planning Board, subject to his approval and clearance of any conflicts with his ability to accept the position; to fill the term and seat of former member Ed Yodowitz. Trustee Langer seconded the motion. All in favor.

Item 4 – Set/Finalize BOT Meeting Calendar Dates through July 2016

Board Action: Mayor Oliner moved to approve the BOT meeting calendar dates through July 2016, a copy of which is attached hereto as Exhibit "A". Trustee Edelman seconded the motion. All in favor.

Item 5 – Reaffirm Village Policies for 2015 – 2016

- **Procurement Policy**
- **Vehicle Use Policy**
- **Electronic Communication Systems Policy**
- **Workplace Violence Policy**
- **Investment Policy**

This item was adjourned until the October 29, 2015 BOT meeting.

Item 6 – Consider increase in Building Department Permitting Fees and Landscaper Fees

This item was adjourned until the October 29, 2015 BOT meeting.

Item 7 – Approve Park Commission Recommendations – Marina Rates for 2016

LY&CC General Manager Leo McMahon presented the Board with supportive materials and pictures of the Marina parking lot regarding the Park Commission recommendations for the 2016 Marina rates. The Park Commission recommended not raising the Marina rates for the 2016 season.

Park Commissioner Mo Blinder stated that the Village's summer dockage Marina rates were higher, in comparison, than other facilities/marinas. The Park Commission recommends keeping the Marina rates the same and include winter storage, to be more competitive and get back into the "winter storage business". Currently the LY&CC Marina only has "in water" winter storage for boats 28' to 65', with shore power.

Park Commissioner Mo Blinder went on to explain that the Marina has gained new members due to a few new initiatives, such as the 50% referral fee implemented as well as now offering gas delivery. This is the first year the Marina is going into a "positive", gaining and not losing members. Since the Marina's rates are more expensive than the other Long Island marinas, in order to stay competitive, he suggested that the Marina parking lot be used for winter storage, to be included in the Village's Marina rates. Mayor Oliner expressed concern regarding opening the Village to greater liability and wanted to make sure that the Village is only licensing space/land. He requested that Leo McMahon and Mo Blinder confirm with Salerno Brokerage Corp., the Village's insurer that the Village's insurance coverage is sufficient and there need not be an increase in insurance rates/premiums. Mayor Oliner also requested that they inquire if there need be any license requirements for winter storage, regulations, contracts, timeframes, etc. Mr. Blinder stated that a new agreement would be created for winter storage which would exclude the Village from any sort of liability or theft just like the existing agreement for the Marina. The subject of boat maintenance and repairs arose. Discussion ensued in this regard. Mayor Oliner requested that Administrator Goldman review (and possibly revamp) the Village's entire Marina insurance policy and make sure that it has an appropriate umbrella, which would also need to include the matter of gas delivery.

Park Commissioner Mo Blinder spoke at length regarding the rationale behind the Park Commission's recommendations for the 2016 Marina rates, summarized below:

The Park Commission voted unanimously 8 to 0 for recommendation made by Park Commissioner Mo Blinder to not increase marina rates in 2016 and add winter land storage for boats up to 27'. (Rates attached hereto as Exhibit "B")

(Mel Young, Marty Levi, Irving Langer, Randy Green, Howard Siskind, Mo Blinder, Fran Sicklick, Sheldon Genack)

The recommendation was based on the following information:

- A. Our Summer Dockage Rates are higher than all of our competitors as indicated in the attached Comparison Calculation Spreadsheets.
- B. Our Winter Storage Rates are lower than all of our competitors as indicated in the attached Comparison Calculation Spreadsheets.
 - Currently we offer Winter Storage for boats 28' and longer that have shore power.
- C. When Summer Dockage Rates and Winter Storage Rates are combined we are more competitive with marinas in our area.
 - Majority of Village Residents would pay less on year round price at our marina.
 - Non-Resident Boats 26' and under would pay less on year round price at our marina.

- Non-Resident Boats 27' and longer the overwhelming majority would pay more on year round price at our marina.

Additional Winter Land Storage requires:

- A. Insurance
 - Salerno Insurance states our present insurance coverage and marina member agreements are sufficient.
- B. Minor Gate & Fence Installation
 - 30' of additional fencing
 - Two Gates (One for exterior lot and one for interior lot.)
 - Two Locks (One for exterior gate and one for interior gate.)
- C. Stakes to designate boat storage spots
 - 40 storage spots in interior lot.
 - 60 more storage spots if needed in exterior lot.
- D. Two security cameras
- E. Staff will assign spots and direct boats to spots.
 - All boats must be stored in lot by November 30th.

We want our marina members to use our marina year round.

We do not want our marina members to form relationships with other marinas by losing them to winter storage.

Board Action: Mayor Oliner moved to approve the Park Commission recommendations for the 2016 season attached hereto as Exhibit "B". Trustee Fragin seconded the motion. All in favor.

Trustee Langer commended Park Commissioner Mo Blinder on behalf of the residents and himself for the outstanding job he is doing.

Item 8 – Approve Village of Lawrence Resolution settling the IVL v. Fidelity case

This item was adjourned until the October 29, 2015 BOT meeting.

Item 9 – Approve proposal for Village Hall roof repair

Trustee Edelman explained the various proposals and need for the Village Hall roof repair. He stated that the lowest responsible bidder, given his wealth of knowledge and experience, was Soudi Construction Corp. (Oscar) in the amount of \$15,400.00. Administrator Goldman added the caveat that this vendor requires a 50% deposit,

Board Action: Trustee Edelman moved to approve Soudi Construction Corp. (Oscar), as the lowest responsible bidder, to repair the Village Hall roof (per the attached proposal Exhibit "C"), in the amount of \$15,400.00; with a 50% deposit. Mayor Oliner seconded the motion. All in favor.

Mayor Oliner and Trustee Edelman requested that Administrator Goldman begin this process the next day to ensure a timely completion of the job before the cold weather/winter starts.

Item 10 – Approve a Resolution to ratify payment for “The Time Clock Lady”

Board Action: Trustee Edelman moved the approval of a Resolution to ratify payment of a maximum of \$3,500.00 for The Time Clock Lady, to implement a working time clock for all Village employees. Mayor Oliner seconded the motion. All in favor.

Item 11 – Approve a Resolution to ratify payment for Zion Park playground expenditures

Administrator Goldman explained the details of the items pertaining to the Zion Park playground expenditures. Discussion ensued in this regard.

Board Action: Mayor Oliner approved a Resolution to ratify payment for Zion Park playground expenditures not to exceed \$12,000.00. Deputy Mayor Felder seconded the motion. All in favor.

Item 12 – Approve Roadway Improvement Bid for the following:

- **Albert Place**
- **Berkshire Place**
- **Causeway**
- **Daniel Cox Road**
- **Edward Bentley Road**
- **Livingston Place**
- **Ocean Avenue**
- **Oxford Place**
- **Sage Avenue**
- **Stable Lane**
- **Victoria Place**

Board Action: Mayor Oliner moved the approval of the lowest responsible bidder, American Paving & Masonry Corp., in the amount of \$273,088.00 for the Roadway Improvement Bid of the above listed roads. This is subject to the resolution of any prior roadwork issues/corrections (i.e. Barrett Road). Trustee Langer seconded the motion. All in favor.

Item 13 - Approve moratorium on swimming pool construction

This item was tabled.

Item 14 – Approve the purchase, installation, maintenance and servicing of VOL Computer and I.T. equipment bid

Board Action: Mayor Oliner approved a Resolution to reject/withdraw all submitted bids for the purchase, installation, maintenance and servicing of VOL computer and I.T. equipment. Trustee Edelman seconded the motion. All in favor.

Item 14 – Approve the hiring of Geraldo Castro as Deputy Village Administrator/Building Superintendent

Mayor Oliner presented a draft copy of a contract (dated September 10, 2015) with regard to the employment of Gerry (Geraldo) Castro. Mayor Oliner hoped to finalize the aforementioned draft contract within the next day or so, substantially in the general format presented to the Board at tonight's meeting.

Board Action: Mayor Oliner moved the appointment of Gerry (Geraldo) Castro to the position of Deputy Village Administrator/Building Superintendent/Deputy Village Clerk; in the substantially similar form, terms and conditions brought forth in a draft letter dated September 10, 2015; subject to any negotiation with Mr. Castro as well as the review/approval of Counsel; for an annual salary of \$130,000.00. Trustee Fragin seconded the motion. All in favor.

Mayor Oliner acknowledged the presence of Mr. Jeffrey Hirth, formerly Chairman of the Village's I.T. Committee. Mayor Oliner thanked him for his conscientious efforts, assistance and all he has done, especially with helping to bring the Village into the twenty-first century.

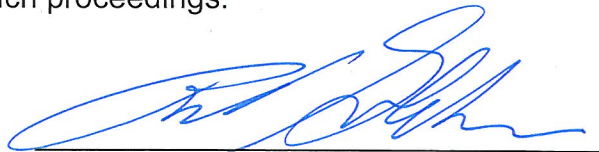
On motion by Mayor Oliner and unanimously approved the Board convened in Executive Session at 9:40 p.m. to discuss matters of legal advice and litigation, personnel issues and the status of the Union Contract.

EXECUTIVE SESSION

No Board Action was taken during the Executive Session.

There being no further business, on motion by Trustee Edelman, seconded by Trustee Fragin and unanimously approved, the meeting was adjourned at 10:30 p.m.

This is to certify that I, Ronald Goldman, read the preceding minutes, and they are in all respects a full and correct record of such proceedings.



Ronald Goldman, Administrator,
Clerk/Treasurer

EXHIBIT A

**BOARD OF TRUSTEES MEETING
CALENDAR FOR 2015 – 2016
VILLAGE OF LAWRENCE**

WORK SESSION AT 7:15 PM – GENERAL MEETING AT 8:00 PM

**ALL MEETINGS AT VILLAGE HALL, 196 CENTRAL AVE.,
LAWRENCE, NY 11559 (except as noted)**

JULY 29, 2015

AUGUST – NO MEETING

SEPTEMBER 10, 2015

OCTOBER 29, 2015

NOVEMBER 12, 2015

DECEMBER 17, 2015

JANUARY 14, 2016

FEBRUARY 4, 2016

MARCH 10, 2016

APRIL 14, 2016

MAY 12, 2016

JUNE 9, 2016

JULY 14, 2016

EXHIBIT B

Lawrence Yacht & Country Club Marina Resident Rate Recommendations

Summer Dockage:

- Size of Boat
- Location of Dock
 - a. We have three sections of docks.
 - b. Each individual section has several price structures within the section based on popularity/location of slip.
 1. Bathrooms, parking lot, slip size and water depth.
- Electric Surcharge-see spreadsheet.
- Amenities-see amenities statement

Winter Storage:

- Size of Boat
- Location of Storage
 - a. Water Storage-Boats 28 feet and longer.
 1. Boats must have the ability to plug into our electrical system to keep their batteries charged and bilge pumps running.
 - b. Land Storage-not available at this time.
 1. We are working on a recommendation to offer the amenity of winter land storage for boats 35 feet and shorter for the winter of 2015-2016 in our marina guest parking lot.
- Electric Surcharge-see spreadsheet
- Amenities-see amenities statement

Summer Dockage vs. Competitors:

- Boat owners with 13 foot boats through 20 foot boats would save anywhere from \$65 to \$460 if they went to one of our competitors.
- Boat owners with 21 foot boats through 26 foot boats would save anywhere from \$48 to \$910 if they went to one of our competitors. (Except if they went to Jones Inlet it would cost them \$210 to \$260 more than LYCC)
- Boat owners with 27 foot boats through 65 foot boats would save anywhere from \$56 to \$4,575 if they went to one of our competitors for summer dockage
- Proximity of marina to home and amenities of marina need to be factored into any decision.
- In general, the larger our boats get the more our prices differ from our competitors.

Winter Storage vs. Competitors:

- Boat owners of 13 footers through 65 footers would pay extra, anywhere from \$325 to \$2,080 if they went to one of our competitors for winter storage.
- Presently, to remain competitive, we do not charge for winter water storage due to our high summer dockage prices.
 - a. Winter water storage is available to boats 28 feet and longer.

Summer Dockage & Winter Storage vs. Competitors:

- Boat owners of 28 foot boats through 65 foot boats would pay extra in a range of \$87 to \$644 if they stored at other marinas. (Except Town of Hempstead boat owners would save in the range of \$201 through \$421 in a few cases)
- ❖ **Recommendation is to keep Summer Dockage Prices the same for 2016. (Park Commission Vote Unanimous in favor)**
 1. We raised rates in 2012 and our boat roster as well as revenues went down.
 2. We added an electric surcharge in 2013 our boat roster and revenues went down.
 3. We created an aggressive referral program in 2015 our boat roster went up.
 4. We plan on adding more amenities and improving customer service to increase roster and revenues.
 - Gas delivery service was a great added amenity.
 - Winter Land Storage will be a great added amenity.
 - Other amenities are being considered.
 5. We are the best marina on the south shore of Nassau County.

EXHIBIT C

**OSCAR
BOUDI CONSTRUCTION CORP.
22 La Fayette Ave.
Hempstead N.Y 11550
516-770-3555**

Contractors Invoice

TO: Village of Lawrence

WORK PERFORMED AT: _____

8/15/15

DESCRIPTION OF WORK PERFORMED

ROOFING ENTIRE HOUSE
Removed and carted away ALL DEBRIS produce By Roofing
INSTAL 40 YEARS GAF ROOFING SHINGLES
MORE THAN 2 PCS OF DAMAGE PLANKWOOD OR EQUIVALENT
WOULD BE CHARGE \$65 PER PCS OF 4'X8' PLANKWOOD UP TO
5/8" OR 3/4" OR 1" \$80 PER PC
ICE and water on All Valleys and over HANGS
LABOR IS GUORANTIC FOR ONE YEAR ONLY IF OPTIONAL
GUORANTIC. On labor is need IT extior CHARGE MAY APPLY
MATERIALS ARE GUORANTIC FOR THE MANUFACTURER OF THE
PRODUCT IN THIS CASE IS GAF TIMBERLINE THATS GUORANTIC
ITS products For 40 YEARS.
LABOR and Materials \$15000 plus \$395 For use of
A BETTER underliment DECK ARMOR instead of
Felt paper or Black paper As is normally known
A 5.0% Is Requre IT to start the JOB

All Material is guaranteed to be as specified, and the above work was performed in accordance with the drawings and specifications provided for the above work and was completed in a substantial workmanlike manner for the agreed sum of _____

Dollars (\$ 15400.)

This is a ☐ Partial ☐ Full invoice due and payable by: _____

WHEN

JOB COMPLETE

In accordance with our ☐ Agreement ☐ Proposal

No. _____

Dated _____

Month _____

Day _____

Year _____

11-12

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STAPLES

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