

**MINUTES OF THE BOARD OF TRUSTEES  
VILLAGE OF CHESTNUT RIDGE  
AUGUST 18, 2016**

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The Board of Trustees of the Village of Chestnut Ridge convened in regular session on August 18, 2016 at the Village Hall, located at 277 Old Nyack Turnpike, Chestnut Ridge, NY 10977.

**PRESENT:**

<b>ROSARIO PRESTI, JR.</b>	-	<b>MAYOR</b>
<b>JOAN BROCK</b>	-	<b>DEPUTY MAYOR</b>
<b>HOWARD COHEN</b>	-	<b>TRUSTEE</b>
<b>GRANT VALENTINE</b>	-	<b>TRUSTEE</b>

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**ABSENT:**

<b>WALTER SEVASTIAN</b>	-	<b>VILLAGE ATTORNEY</b>
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**PRESENT**

<b>FLORENCE A. MANDEL</b>	-	<b>RECORDING SECRETARY</b>
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**1. Pledge of Allegiance.**

**2. Mayor's report**

- No "Meet the Mayor" meeting in August due to summer vacations.
- Next event will be our Village Picnic, September 18<sup>th</sup>, 30<sup>th</sup> year Anniversary for the Village at Children's Park, 12:00 noon to 5 p.m. rain or shine.

**3. Open Floor: Public discussion of Agenda Items.**

**No one from the public wished to speak.**

**Motion to Close the Open Floor Public Discussion of Agenda Items only.**

**MOTION:** Trustee Cohen

**SECOND:** Trustee Valentine

**The Board was polled and voted 5-0 to Close the Open Floor Public Discussion on Agenda Items only.**

**4. Approval of Minutes of Previous Meeting, July 21, 2016.**

**MOTION:** Deputy Mayor Brock

**SECOND:** Trustee Miller

**The Board was polled and voted 5-0 to approve the Village Board Minutes of July 21, 2016.**

**5. Resolution No. 2016-66:**

RESOLVED that the Village Clerk is authorized to complete an agreement with B&B Pool & Spa to winterize the water feature at the Village Park in the amount of \$305.00.

**MOTION:** Trustee Cohen

**SECOND:** Deputy Mayor Brock

**The Board was polled and voted 5-0 to approve Resolution No. 2016-66.**

**6. Resolution No. 2016-67:**

RESOLVED that the Mayor is authorized to complete an agreement with Gramco Business Communications for a recording system for the Courtroom and Boardroom at a cost of \$5,885.00, subject to approval of the form of the Agreement by the Village Attorney.

**Mayor Presti:**

- Up until this point we've had a Court recorder for all of our Court sessions with regard to Justice Court.
- This will eliminate the need of having a person physically take transcription.
- This equipment will be on hard drive and high tech DVD's.
- The equipment is approved by the New York State Court division.
- It will ease the whole idea with regard to having to do Court transcriptions.

- A one-time investment of a little under \$6,000 as opposed to \$5,000 a year it has been costing the Village for a Court reporter each year.
- We will have to upgrade the software now and then.
- From a physical standpoint, this is the prudent way to go.
- The Board room will have the same ability to record meetings.
- We will do away with our tape recorders.
- Persons requesting transcripts from the Court, payment is due from them.
- With regard to the Village, we have the Village Board minutes.
- If a DVD is requested, there would be a charge for the DVD.

**MOTION:** Trustee Miller

**SECOND:** Trustee Valentine

**The Board** was polled and voted **5-0** to approve **Resolution N. 2016-67.**

**7. Resolution No. 2016-68.**

Resolution appointing Joseph A. Kennedy, Jr. to the position of Fire Inspector, Part time (15 hours per week), at an hourly rate of \$25.00 per hour, on a provisional basis, subject to the approval of the Rockland County Department of Personnel.

**MOTION:** Trustee Cohen

**SECOND:** Deputy Mayor Brock

**The Board** was polled and voted **5-0** to **approve Resolution No. 2016-68.**

**8. Resolution No. 2016-69:**

RESOLVED, that General Fund Claims set forth on pages 1 through 5 in the aggregate amount of \$144,830.89 as set forth on Abstract No. 2016-8 dated August 18, 2016, as submitted by the Village Treasurer, are hereby approved.

**MOTION:** Deputy Mayor Brock

**SECOND:** Trustee Cohen

**The Board** was polled and voted **5-0** to **approve the Abstract of Audited Claims.**

**9. Open Floor: Public Discussion**

**Ron Miller – 8 Eagle Street, Chestnut Ridge, NY 10977.**

- Ellen Jaffe running for Assembly seat; the primary is September 13<sup>th</sup>.

**Craig King – 11 Weiss Terrace, Chestnut Ridge, NY 10977.**

- I have had issues with Zoning.

**Mayor Presti:**

- My recollection is that as a result of a previous Court proceeding that transpired here in the Village there was some concern by the Village staff that you may possibly not behave in a way that the Village staff felt safe.

- In consultation with the Village Attorney and the Ramapo Police Department it was determined that if you needed to come into Village Hall we would prefer you came with the Ramapo Police so that everyone felt safe.

**Craig King – 11 Weiss Terrace, Chestnut Ridge, NY 10977:**

- Played a recording (not audible on our tape recorder).
- I went to Village Hall four times.
- You sent your Building Inspector to my house to walk on my driveway, to scare my wife; you intimidated me.
- I believe Mr. Cohen is behind all of this.
- Mr. Cohen had a business in his house and there was no problem.
- I am a black man and have a business.
- There are twenty five homes in the Village that have the exact violation.
- I am the only black man that you ever chased around and harassed.
- The Village is on the hook for a Zoning violation for \$3,000,000 and appealed three times.

**Mayor Presti:**

- My understanding is that there is a Court action against you in the Village Justice Court.
- It would behoove you not to say anything further with regard to the matter.

**Carol Jacobs – 55 Spring Hill Terrace, Chestnut Ridge, NY 10977:**

- Wanted to know how the Village is going to protect her?
- Gave Village seven pictures and explained pictures.
- Complained cars parked on both sides of the street.
- Complained car doors open and people walking in the street.
- It was not safe for me to drive, so I stopped my car, took out my camera; my speedometer was on zero.
- On Spring Hill Terrace there is a sign “no parking from here to corner”.
- Car parked in wrong direction.
- I did call the police; I don’t know if they came.

**Mayor Presti:**

- You need to call the Ramapo Police.
- We all pay taxes to the Ramapo Police Department.
- Everyone here has the exact same authority, ability, respect when they call the Police Department.
- We don’t have a 24 hour operation.
- If this is something that is happening on a regular basis, call Florence.
- We will touch base with our liaison at the Ramapo Police Department.
- They will make sure there is a squad car in the vicinity.
- It is not easily done to restrict parking to one side of the street.
- That would mean everyone on the street would have to agree.
- Having parking on one side of the street creates an even bigger problem.

- Give Florence a time when they are parking; we will get the Police to check it out.
- If you are not seeing any remediation, you have to let us know.
- We will wrap it up and do whatever we need to do.

**Carol Jacobs – 55 Spring Hill Terrace, Chestnut Ridge, NY 100977:**

- Complained about signs.
- No parking from here to corner; double arrow, arrows not going in one direction.
- Two hour parking only; don't know where it begins and ends.
- Along Spring Hill Terrace; the corner of Rt. 45 until the corner of Orchard Ct.

**Anthony Sharan–Supt. of Highways–26 Pioneer Avenue, Monsey, NY 10952.**

- Signs were put up many years ago; they are old signs.
- We will look at the Resolution, probably in the 60's.
- The signs are State law.
- Doesn't matter what the people don't know.
- There is one hundred feet either way.

**Ramapo Police Officer:**

- I am available.
- It is normal practice that we show up and address any concerns.

**Mayor Presti:**

- Are there any particular issues or questions?

**Barbara Pennington**

- Complained about school buses blocking Ross Avenue.

**Mayor Presti:**

- Village clerk will send complaints to liaison.

**Carole Goodman – 964 Chestnut Ridge Rd., Chestnut Ridge, NY 10977:**

- Believed she had additional information that Carol Jacobs spoke about.
- Stated her property abuts the property on Spring Hill Terrace.
- Claimed this was not a sometime occurrence.
- It happens from Friday night until Sunday.
- There were thirty five cars on Spring Hill Terrace; 2 and 3 Spring Hill Terrace and both sides of the street which I counted.
- Claimed the garage was not a garage.
- Stated people who live there do not own that house.
- They are putting in a private spa on that property.

**Mayor Presti:**

- No law that says you have to own the house to live in it.
- Currently there are proper permits taken out with Village for a Mikva or a Spa.
- As a result of our July 23<sup>rd</sup> meeting we sent Code enforcement out.

- To date they have not violated any law.
- They are being audited.
- They have the proper permits for what they are doing right now.
- Claimed 2 Spring Hill Terrace is occupied only by men.

**Trustee Miller:**

- Asked if she thought they were using this as a Boarding house.

**Dupuy Magali – 49 Spring Hill Terrace, Chestnut Ridge, NY 10977:**

- Cars parked all over on Spring Hill Terrace.
- No way for emergency vehicles to get through.
- Asked if the speed limit could be changed?
- Claimed people not wearing reflectors.
- People coming in and out between cars.

**Tara Vallin – 28 Pinebrook Rd., Chestnut Ridge, NY 10977:**

**Terra Vandergan – 290 Ackertown Rd., Chestnut Ridge, NY 10977:**

- We both have the same issues.
- Buses speeding down Pinebrook Rd. and around Ackertown Rd. and the loudness of the buses.
- I've called the police five or six times.
- I've actually spoken to the police and they said they were frustrated.
- We give them tickets and they don't do anything about it.

**Trustee Miller:**

- Asked from what school were they from.

**Tara Vallin – 28 Pinebrook Rd., Chestnut Ridge, NY 10977:**

- Stated name on buses was not in English.

**Trustee Valentine:**

- Asked if she had a license plate number.

**Tara Vallin – 28 Pinebrook Rd., Chestnut Ridge, NY 10977:**

- Stated she could get license plate numbers.

**Mayor Presti:**

- From an enforcement standpoint normally we stop this from happening by police ticketing the vehicles.
- Buses do sound noisy. That's the bus.

**Tara Vallin – 28 Pinebrook Rd., Chestnut Ridge, NY 10977:**

- Asked if there was a decimal level.
- Stated the buses are out there at night at 3:30 a.m.

**Mayor Presti:**

- If you want to get out there with a decimal meter that's the only way you can do it.
- Buses are permitted to drive at 3:30 a.m.
- If they are speeding, they should not be speeding.
- If we have an idea of whose doing it and if they are doing it on a regular basis we can get the Ramapo patrolman.

**Nathan Gindoff – 26 Lancaster Lane, Chestnut Ridge, NY 10977:**

- Stated he has seen the buses speed on his street.
- Believed they were from Satmer and Visnitz yeshivas.

**Deputy Mayor Brook:**

- Asked if it was the same time every time.

**Terra Vandergan – 290 Ackertown Rd., Chestnut Ridge, NY 10977:**

- Buses diminishing the quality of life on my street which is zoned rural, suburban.
- I have a small farm; buses are roaring up and down.
- Bus driver pulled up to me, decided I was going too slow and went around me on the left side.
- I have to turn left to go into my driveway and he's trying to pass me on the left.
- I purchased my home because of the rural, suburban.
- The noise level is driving me to not want to live in this Village.

**Mayor Presti:**

- The Village does not have a sound engineer on staff.
- We cannot pay somebody to sit on your street for ten hours with a decimal meter; it is fiscally not prudent to do something like that.
- The only way you can stop something like this is if there is a routine and the police are in the vicinity they can ticket them as far as enforcement is concerned.
- Since the Village does not have its own police department we just don't have the ability for twenty four hour surveillance.
- If it's a routine, we could be there during that time period and try to enforce it.

**Terra Vandergan – 290 Ackertown Rd., Chestnut Ridge, NY 10977:**

- Believed Ackertown is being used as a short cut or a cut through.
- Didn't believe the number of buses actually bus the number of children who are being dropped off.
- Wondered what the policy is.

**Mayor Presti:**

- It is a public road open to the public.
- So long as they are using the road as a road they are allowed to use the road.

**Terra Vandergan – 290 Ackertown Rd., Chestnut Ridge, NY 10977:**

- Believed the decimal level was louder than anything she ever experienced before.
- Believed they shouldn't be in residential areas.
- Stated they sounded like an eighteen wheeler truck.

**Deputy Mayor Brock**

- That's why I said if we could find out where they were coming from.
- Try to get the license plate.

**Dupay Magnolia**

- Felt the noise was being done on purpose.
- In other cases, maybe because the bus is older.

**Mayor Presti:**

- Speculation; I can respect that.
- I have not heard of a bus being able to do that, but I guess anything is possible.
- So noted.

**Claudi Gollub – 2 Sunny Ridge Ct., Chestnut Ridge, NY 10977:**

- Proposing a landlord registration for the Board that some areas are instituting; the Village of Airmont, the City of Kingston and Glen Clove, L.I.
- The purpose (and handed to the Board) of having a property registration.
- Thought it would be a really positive thing for the Village.
- Stated we have a tremendous amount of homes being sold over the last few years; we get constant reminders of how great some of these realtors are and lot of these homes are being sold under LLC's
- We don't know who lives there.
- The assumption is that they are multiple homes for an individual.
- It could be assumed that it might be a rental property.
- Right now we have no way of identifying what properties are being used for a rental and which properties are used for personal, single home use.

**Mayor Presti:**

- I am familiar with the registration.
- You realize that the purpose of this Legislation is not to track who owns or who does not own a home; it is for safety purposes so that if there is a problem whom do you contact for an emergency.
- We have that through our tax bills.
- We have a form of register.
- We have a system in place that enables us to follow up on parties if and when it is necessary.

**Claudia Gollub – 2 Sunny Ridge Ct., Chestnut Ridge, NY 10977:**

- Asked if we have this registration, is it something that is made public to everyone?
- Do you have to Foil it?



- Asked how she would get a list of everyone who is registered?

**Lise Chanin – Treasurer**

- Normally with the tax bills they have to provide us with a communication when the property is sold.
- If there is a designated agent, then I would update the tax records at Village Hall as to who is the person to send any correspondence to.

**Mayor Presti:**

- That's information that can be assembled.
- That's more than requesting documents; that's staff time and you would have to pay it for us to put together but that's something we would be able to do.

**Claudia Gollub – 2 Sunny Ridge Ct., Chestnut Ridge, NY 10977:**

- I understand that if you have a property registration it would be incumbent for the Village to provide it to the public.

**Mayor Presti:**

- The purpose of a registry is not to make it easy for people to check up on other people.
- The purpose of a registry is for safety and accountability purposes.
- I understand that you feel it would be easier for tracking purposes as far as getting access to the document.
- We currently have a system in place.
- We will revisit it to see if it may be something we can tweak.
- We currently have a system in place that enables us to follow up on responsible parties if and when it is necessary.

**Claudia Gollub – 2 Sunny Ridge Ct., Chestnut Ridge, NY 10977:**

- I don't think anyone is looking for a check list or a follow up list.
- When you ride around the Village, there is a small one family house directly across the street on Pascack Rd., from Foster Church; on any given date there are seven or eight cars parked on the driveway, parked on the lawn.
- You can clearly tell there are a lot of adults living there; not only adult children.
- On Spring Hill Terrace there are a number of adults going in and out.
- 2 Spring Hill Terrace – I looked it up on the registry; they do have a religious property exemption but they are listed as a single family residence.
- We do know there is a lot of activity there on Friday and Saturday.
- If that house is known to be a public House of Worship shouldn't they be registered as that; shouldn't they have some other type of registry other than single family home?

**Mayor Presti:**

- If they have an exemption as far as a House of Worship is concerned, it is not necessarily like the Foster Church, House of Worship which would entirely be a House of Worship.
- A lot of times they will have a partial exemption because it's a residence and as part of the Rabbis' residence they are using it for worship services.
- So there is no registration for that.
- If it is purely a House of Worship then you are held accountable to Code of Public Assembly as opposed to your regular home.
- So the fact that they have some kind of religious exemption, it's not 100% so that means it's a home and as a home it can be used for worship services as you can do in your home and I can do in my home.
- In answer to your question, there is not a specific registration for that particular use unless it's 100% House of Worship.

**Claudia Gollub – 2 Sunny Ridge Ct., Chestnut Ridge, NY 10977:**

- Didn't believe houses 2 and 3 Spring Hill Terrace was being used as a residence to live in other than on the weekends to have services.

**Mayor Presti:**

- That's why we will have follow up since we are going to be in that neighborhood for other purposes anyway
- We have done some follow up with both 2 and 3 Spring Hill Terrace.
- With regard to 2 Spring Hill Terrace we've actually had our Code Enforcement speak with the owner's daughter and son-in-law as far as keeping the grass cut.
- So we've been in contact with the owner's of 2 and 3 Spring Hill Terrace also.
- There are people there and we are talking to them.

**Joseph Wilder – 27 Eldorado, Chestnut Ridge, NY 10977:**

- Want to update you on what I learned about the house behind me.
- The building is going up and expanding.
- I got the plans and I am going to ask about the plans.
- They took down a house that had four bedrooms and are building a house with two bedrooms.
- New house plans call for nine toilets; so you have a ratio of four and a half bathrooms to one bedroom.
- This plan doesn't seem to fall into the category of a residence.
- It looks like the plan to me is for dual purposes.
- The two bedrooms are for a certain amount of individuals and the rest of the house seems to be for entertaining some sort of a commercial or religious entity, but not for a residence.
- It will have an elevator.
- Downstairs it will have its own entrance way so that people can come directly into the house.
- It is windowless, so it cannot be used as a place to house children.

- There is also an oversized dining room which looks like it would be good for thirty five people; much larger than a normal size dining room.
- The people who check the plans of the house, do they check for keeping it within the envelope?
- Do they also check the plans to see if it is a residence rather than a community place?

**Mayor Presti:**

- The permit to build is as a residence.
- We cannot speculate as to what we think they are going to do once the home is up.
- The plans they submitted to the Village, that were approved by the Village and are constantly being audited as far as the construction is concerned depicts that structure as being a residential structure.
- If the owner tries to do something that differs or varies from the plans that he submitted to the Village, that developer is not going to get a CO, you're not going to be able to set foot in the home once it's completed.
- If they end up building a home that does not comport with the plans and for the use they applied for they will not be permitted to utilize it until they get the appropriate approvals even if they could get them.
- Right now that dwelling is in the midst of construction.
- There is nobody living in it; it's still a work in progress.
- We can't accuse them yet of varying from the plans that they have approved because right now the plans are approved plans.
- They can do what they are doing right now and use it as a residence.
- You're speculating that they are going to use it for something different.
- We can't at this point do anything to say we don't believe you are telling us the truth.
- All we can do is watch and make sure they are following the plans.

**Joseph Wilder – 27 Eldorado, Chestnut Ridge, NY 10977:**

- The plans were approved.
- There is no reason why a person would eradicate a four bedroom house and spend a fortune building a two bedroom house.

**Mayor Presti:**

- The plans that were submitted, that were attested too, and that are periodically inspected; right now that structure comports to what's legal.
- Unless and until they stray, that builder is doing what he told the Village he is doing.

**Craig King – 11 Weiss Terrace, Chestnut Ridge, NY 10977:**

- Asked the Mayor why the Village allows the Trustees to semi-patrol the Village?

**Mayor Presti:**

- Half of the people in this room do what you're just asking why, what allows the Trustees do.
- As a resident of the Village we could all look at what's going on, and if someone feels as though there is something going on at a particular property that shouldn't be, they report it to the Village.
- It's not just the Trustees; there is no special authority or ability than anyone else in the audience.
- If we see a violation, we are permitted to report the violation.

**Craig King – 11 Weiss Terrace, Chestnut Ridge, NY 10977:**

- If you see a violation, a Trustee or yourself, are you geared to say you just see one violation or four violations?

**Deputy Mayor Brock:**

- If you heard all of these people, they all felt they saw violations and that's why they came before us to report the violation.
- Nobody can be everywhere in this Village.
- If I see something on my street, I am going to report it.
- I can't see on every street in the Village.
- That's why we have a public meeting with these people so they can tell us where they think violations are occurring.

**Craig King – 11 Weiss Terrace, Chestnut Ridge, NY 10977:**

- That's not what I am asking.
- I am asking if you see one violation or you see more violations.

**Deputy Mayor Brock:**

- All I can see is what I can see.

**Craig King – 11 Weiss Terrace, Chestnut Ridge, NY 10977:**

- If Mr. Cohen chooses to ride on my block and he sees only one violation he is exposing the Village to a racial issue and a selective enforcement issue.
- Wanted to know what is the policy on harassment from the Building Inspector and Code Enforcement Enforcer?
- Do they need to visit your property every three days?

**Mayor Presti:**

- On an on-going violation, yes, they are permitted to do that.
- Follow the law.
- I cannot give you legal advice.
- You can look it up yourself or get an attorney to show you the law.
- You can go look under the proper statutes or the State of New York.

**Craig King – 11 Weiss Terrace, Chestnut Ridge, New York 10977:**

- What is the response time if somebody calls in a violation?

- Do all of your Trustees understand what the laws are?

**Mayor Presti:**

- It could be five minutes; it could be five days if someone calls in a violation.
- Mr. King, you ask your questions through the Chair, and it is through the Chair that I respond to you.
- You are not here to cross examine each of these Trustees.
- When the Trustees take their oath of office it's that they will abide by the law and they understand the law.
- That is the answer to your question.

**Craig King – 11 Weiss Terrace, Chestnut Ridge, NY 10977:**

- Your Trustee has been named in a law suit.
- How do you better educate your Trustee in following people's civil rights?
- It's just o.k. for your Trustee to violate people's civil rights?

**Mayor Presti:**

- I am not going to answer that.

**Trustee Grant:**

- Each of us is elected by folks in the Village.
- We have a responsibility to every member of the Village.
- I walk my area every day.
- I get stopped by residents every day about some sort of issue or violations or something they might see that's there.
- It has nothing to do with anything in particular and if they see something they think is a violation and it may not be; but they may feel it's not right, I bring that back to the Board and we have a discussion on that.
- There is nothing in particular that any Board member would do to hurt any members of this Village.

**Craig King – 11 Weiss Terrace, Chestnut Ridge, NY 10977:**

- You hurt me.
- Mr. Cohen hurt me.

**Trustee Grant:**

- If I hurt you, it's not my intent to do that.
- I am just following the laws and the code of the Village to the best of my ability.
- I am a representative of everybody in this room.
- We, the people of the Village; it's just not me.
- I live here just like you do.
- We want to see the best things for our Village, and we want to make sure it's maintained that way.

**Craig King – 11 Weiss Terrace, Chestnut Ridge, NY 10977:**

- If you have a law you follow the law for everyone.
- Justice Court is not Justice Court.
- Justice Court follows no vehicle for appeal.
- Pay your \$5,000.
- You get no document of order or order of decision.

**Mayor Presti:**

- Mr. King, the State controls the regulation of the Courts.
- The Justice Court, the Intermediate, the Supreme Court, the Appellate Court.
- It not controlled by the Village.
- It's controlled by the State of New York.
- The Village has no say as to what the appeal process is in Village Justice Court, it is set by the State of New York.

**Craig King:**

- What is that process?

**Mayor Presti:**

- You should talk to an attorney about.
- I will not give you legal advice.
- You can go look up the process in the state statues.

**Craig King:**

- The Code Enforcer was directed to come to my property.
- He has caused your Village, my property a big liability.

**Anthony Sharan – 868 Chestnut Ridge Rd., Chestnut Ridge, New York 10977:**

- Speak to the administrators of the schools regarding the school buses.
- Sagmar and Vishnitz schools in Monsey.
- Sit them down and tell them we have a big issue, school buses are speeding.

**Trustee Grant:**

- I can get the license plate number.
- I can talk to the Deputy Superintendent of East Ramapo and ask them if they can follow up on it.

**Claudia Gollub – 2 Sunny Ridge Ct., Chestnut Ridge, New York 10977:**

- I was driving and there was a little girl by herself, maybe two or three years old standing on the corner.
- There were three or four little boys playing on the street between the curb and the white line on Route 45.
- I believe, there were two adult males standing on top on the grass. I came to a dead stop. I rolled down my window and asked, “is anyone watching that little girl; she’s by herself?” I was yelled at and then chastised.

- They would never be able to get to that little girl in time; I don't want my life ruined or anyone else's life ruined if we hit or kill a child.
- Is there anything we can do when we know services are being let out to assist the Congregation in slowing down traffic, helping to escort people across the street, etc. to avoid a catastrophe?
- My congregation has something like a school crossing guard on Sundays during a certain mass time; a police officer helping them to direct traffic because it is very busy.

**Mayor Presti:**

- There is always an option that the House of Worship that is holding services; we request from them that they have some type of traffic control or security.
- The problem that you run into is we are going to get folks that look at it the other way. These are people (not police officers); they are guys in the middle of the street wearing vests who don't know what they're doing.
- We will have to try to figure out if there is something on busier days if they could have some type of traffic control.
- The Ramapo Police do not have the person power to send traffic control at these places.
- If we know something is going on that is exceptionable it who behoove not only the host but perhaps the Village could get something together to get them on the right page to have something.
- They are sworn officers, technically auxiliary police.

**David Halpern – 20 Midway Rd., Chestnut Ridge, New York 10977:**

- If a house, primary residence, sets up a schul and uses it on a regular basis as a schul does it come under a commercial code rather than residential code?
- I am concerned because of the standpoint of smoke and fire detection and safety.
- If a house catches fire and there are fifty people in there and there is no ingress or egress.

**Mayor Presti:**

- If a house is a house and part of it is being used as worship space, you are entitled to do that.
- Once more than 50% of the house is being used as a House of Worship, there may be additional requirements that you have to have in as far as hosting that type of service.
- I don't have the regulations in front of me, and without the Village Attorney here please don't quote me.
- We can follow up on that.
- You can have a portion of your home for your house and a portion for worship services.
- The Village is not liable for what goes on in your home.
- If you're using your home illegally, and for some reason the Village didn't pick up on it, there is no liability to the Village.

- You, as a homeowner are on the hook, not the Village.

**Carol Jacobs – 55 Spring Hill Terrace, Chestnut Ridge, New York 10977:**

- October 2, 3 and 4<sup>th</sup> is the Rosh Hashanah holiday; October 11<sup>th</sup> and 12<sup>th</sup> Yom Kippur, October 16, 17, 18 Sukkot and October 24<sup>th</sup> and 25<sup>th</sup> Simchat Torah.
- Most people usually do not drive.
- I think we should make note and we will know how to prepare.
- I want to say that we are concerned about their safety, our safety and the safety of the children.

**Mayor Presti:**

- We have a data base as to the houses of worship in the Village.
- The Village Clerk and the Deputy Village Clerk could put a letter together.
- We could send out a letter to the houses of worship.
- We could say we just want to make sure everyone is safe with the upcoming holidays and we could suggest a form of traffic control, possible coordinating something with the Ramapo Police Department and we will see how that goes.

**Richard Cunningham – 10 Appledale Lane, Chestnut Ridge, New York 10977:**

- People are building this house according to their plans with nine bathrooms.
- Now it doesn't meet the Code and the house stays there and down the road they will get the CO.
- I haven't seen one torn down yet.
- The Village Code Enforcement officer, I think you need more.
- He's always running around.
- For a few more dollars on our taxes spread out the whole Village.
- He does work and does earn his money; you need full-time.

**Mayor Presti:**

- Not necessarily; we haven't had a situation where that would be the remedy; that remedy is available.
- The carrying stick that we have is that we do have ongoing inspections and by virtue of the issuance of a CO
- If you're in a structure that doesn't have a CO you have a multitude of problems, forget about now following the plans.
- We haven't had somebody go and knock down a building.
- We've been able to get them to comply so that we didn't have to do that.
- With the addition of the Fire Inspector we hope to utilize him also for Code Enforcer.
- The Building Inspector, the Code Enforcement Office and the Fire Inspector; so theoretically we are now full.
- If we need more than that we will do what we need to do.
- I appreciate your kind words in telling him that.



**Jose Pena – 7 Appledale Lane, Chestnut Ridge, New York 10977:**

- Grotke Rd. and Appledale Lane had the fire.
- I love my Village and I want to stay here.
- I ask questions every meeting and I'm not getting answers.
- The home has been sold to an LLC for many months now and no answers.

**Mayor Presti:**

- We can go there make sure there is no threat to health.
- I don't want to make excuses for the insurance industry; but unless and until the owner makes amends with whatever.
- We are on it and will continue to stay on it.
- I cannot promise you it will be fixed up in two months.
- We do visit them and let them know they're on our radar.
- That's the best I can do for you.

**Motion to Close the Open Floor Public Discussion.**

**MOTION:** Trustee Cohen

**SECOND:** Trustee Valentine

**The Board** was polled and voted **5-0** to **Close the Open Floor Public Discussion.**

**10. Motion to Adjourn and go into Executive Session.**

**MOTION:** Trustee Cohen

**SECOND:** Trustee Valentine

**The Board** was polled and voted **5-0** to Adjourn the meeting.

**MEETING ADJOURNED: 9:40 P.M.**

**EXECUTIVE SESSION ADJOURNED – 10:10 P.M.**

**Respectfully submitted,**

**Florence A. Mandel**

**Village Clerk**