

**MINUTES OF THE BOARD OF TRUSTEES
VILLAGE OF CHESTNUT RIDGE
SEPTEMBER 15, 2016**

The Board of Trustees of the Village of Chestnut Ridge convened in regular session on September 15, 2016 at the Village Hall, located at 277 Old Nyack Turnpike, Chestnut Ridge, NY 10977.

PRESENT:

ROSARIO PRESTI, JR.	-	MAYOR
HOWARD COHEN	-	TRUSTEE
GRANT VALENTINE	-	TRUSTEE

ABSENT:

JOAN BROCK	-	DEPUTY MAYOR
RICHARD MILLER	-	TRUSTEE

PRESENT:

WALTER SEVASTIAN	-	VILLAGE ATTORNEY
FLORENCE A. MANDEL	-	RECORDING SECRETARY

1. Pledge of Allegiance

2. Mayor's report.

- Mayor reminded everyone the Village would be celebrating its 30th Anniversary at the picnic on Sunday, September 18th, noon to 5:00 p.m. rain or shine at Children's Park.
- We will have snacks, some entertainment and it would be nice to see everybody.
- Prizes were donated from local businesses; they are always very generous to the Village.
- Sunday, October 6th – Coffee with Mayor at American Bulldog Coffee Roasters – Chestnut Ridge Rd., 12:00 p.m. to 2 p.m. Opportunity to chat. I would welcome the company.
- On a sad note, we extend our sympathies to Trustee Miller on the loss of his sister.

3. Open Floor: public discussion of Agenda Items only.

Richard Cunningham – 10 Appledale Lane, Chestnut Ridge, NY 10977:

- Stated he noticed we were revising Local Law #22 of 1987.
- Questioned section 4; storage of vehicles.
- Felt we were not addressing that issue.
- Stated we are not changing anything.
- Stated we haven't modified that.
- There is nothing that gives a time frame.
- Is it two weeks, 2 months, two years?
- Stated he knew places where vehicles were sitting for six months.

Mayor Presti:

- The law is being revised to allow the Village to post the property in violation.
- The mechanics of the law as far as what's illegal is not being changed or lightened up.
- What we have done is to aid the Village in enforcement.
- A lot of times it is very difficult to physically serve the owner or to physically serve the violator of the property.
- This revision to the law is permitting the Village to basically post the property in violation.
- If somebody has a problem whether it is a vehicle on their front lawn or whether it be they haven't been maintaining their home because it's a quasi zombie property we now have the lawful authority to post the property in violation.
- We don't have to chase after them.
- We can remedy the situation and then bill them.

Trustee Cohen:

- The Vehicle Law allows for one unregistered vehicle on a property.
- It could stay there indefinitely.

Mayor Presti:

- That's for a hobbyist.
- Technically, what would happen is we get notice of the violation.
- Code Enforcement would go visit the property owner and say you're only allowed one vehicle without a license plate.
- I see you have a second one here.
- As a matter of courtesy the individual may be given a certain time period; he may say I'm donating it. They are coming in two weeks.
- A diary entry would be made. Follow up in two weeks, two days. If after that the car is still there, he would be given a violation.

Motion to Close the Open Floor Public Agenda on Agenda Items only.

MOTION: Trustee Valentine

SECOND: Trustee Cohen

The Board was polled and voted **3-0** to **Close** the **Open Floor** Public Discussion on Agenda Items only.

4.Approval of Minutes of Previous Meeting, August 18, 2016.

MOTION: Trustee Valentine

SECOND: Trustee Cohen

The Board was polled and voted **3-0** to **Approve** the **Village Board Minutes of August 18, 2016.**

5. Resolution 2016-70.

WHEREAS, the Village Board of the Village of Chestnut Ridge has noticed a Public Hearing with regard to an amendment to Local Law #22 of 1987, entitled "Maintenance of Private Properties within the Village of Chestnut Ridge", to modify the provisions pertaining to posting properties in violation of the property maintenance provisions of the Village Code, serving notice of violation on tenants, owners or occupants of properties in violation of the property maintenance provisions of the Village Code, and the procedure for remediating violations and issuing summonses for appearances in the Justice Court.

WHEREAS, a Public Hearing on the adoption of these proposed amendments to the Zoning Code was held on September 15, 2016;

WHEREAS, at least 10 days prior to the initial Public Hearing notification of same was published in the Rockland County Journal News pursuant to Village Law 7-706;

WHEREAS, the Village Board of Trustees had made and published initial SEQRA review of the proposed amendments and found as follows:

That the proposed Village Code amendment was a "Type II" action merely constituting the adoption of a regulation, policy, or procedure in a local legislative decision with no effect on the environment (NYCRR 617.5(c)(27)).

That the proposed Village Code amendment did not involve any other agency, and was preliminarily classified as a Type II action which is not subject to SEQRA.

That it was the intention of the Village Board of Trustees to establish itself as the Lead Agency for the purpose of review of the proposed action under the provisions of the State Environmental Quality Review Act (SEQRA);

THEREFORE BE IT RESOLVED, that the Village Board of Trustees hereby establishes itself as the Lead Agency for the purpose of review of the proposed action under the provisions of the State Environmental Quality Review Act (SEQRA), and makes the following findings under NYCRR §617.7[c] with respect to the impact of the of the proposed amendment to the Village Code and its magnitude:

- a. That the proposed amendment to the Village Code amendment merely constitutes the adoption of a regulation, policy, or procedure in a local legislative decision with no effect on the environment (NYCRR 617.5(c)(27)), and therefore constitutes a Type II Action under SEQRA, and that no further action is required under SEQRA. Specifically, modifying the regulations regarding service of notices for Village Code violations and the method of remediating violations has no demonstrable environmental impact.

BE IT FURTHER RESOLVED, that the amendments to Local Law #22 of 1987, entitled “Maintenance of Private Properties within the Village of Chestnut Ridge” (attached), is hereby adopted as drafted.

Local Law #2 of 2016

A local law to amend to Local Law #22 of 1987, entitled “Maintenance of Private Properties within the Village of Chestnut Ridge”, to modify the provisions pertaining to posting properties in violation of the property maintenance provisions of the Village Code; serving notice of violation on owners, tenants, and/or occupants of properties in violation of the property maintenance provisions of the Village Code; and the procedure for remediating violations and issuing summonses for appearances in the Justice Court.

[New Text in italics]

Section 2. Definitions.

PUBLIC NUISANCE, HEALTH HAZARD, DEBRIS AND LITTER

Any waste material, including but not limited to garbage or other putrescible substance, refuse, rubbish, *recyclable materials put out on days other than recyclable collection days (including but not limited to cardboard, cardboard containers, and paper materials)*; inoperable vehicles and parts; discarded furniture, appliances, water heaters, bottles or cans; building or construction materials or supplies when stored outside on a site where no active construction is taking place, *or where active construction is taking place on site but such construction materials or supplies are waste materials to be discarded during the construction process but are stored on site for a period of time in excess of forty-eight (48) hours, or where active construction is taking place on site and such construction materials or supplies are to be used in the construction process but are*

being stored on site in an unsightly, haphazard, or scattered manner for a period of time in excess of forty-eight (48) hours; storage units used to store personal property, tools or equipment which are kept on property for a period of time in excess of fourteen (14) days; discarded or strewn papers or material or other junk substances; tree stumps, tree trunks, branches or limbs that have fallen or been cut down; or, any other matter attractive to vermin, likely to breed disease, present a fire hazard, create offensive odors or are otherwise prejudicial to good health or being so unsightly of appearances as to be offensive to surrounding properties.

Section 5. Removal upon notice.

Whenever the Village Code Inspector, Building Inspector or Fire Inspector determines that a violation of this local law has occurred, he/she shall serve notice violation by physically affixing a notice of violation on the property, or by serving such notice of violation personally upon any owner, tenant, and/or occupant of the property, or by certified mail upon the last known owner of the property on which such violation exists as shown on the last preceding assessment roll. Such notice shall give the owner, tenant, and/or occupant ten (10) days to correct the violation. The owner, tenant, and/or occupant shall remove such Public Nuisance, Health Hazard, Litter, or Debris, or shall cut such grass within the time period specified in such notice, failing which an appearance ticket charging a violation of this local law returnable in the Chestnut Ridge Justice Court may immediately be served upon the owner, tenant and/or occupant in the manner set forth in this section.

Section 6. Proceeding upon failure to comply with notice to remove.

A. In the event that an owner, tenant, and/or occupant fails remove such Public Nuisance, Health Hazard, Litter, or Debris, or fails to cut such grass within the time period specified in a notice duly served in accord with the provisions of Section 5 of this local law, the Village Board of Trustees may, by resolution adopted at a regularly scheduled or special Village Board meeting, determine that the owner, tenant, and/or occupant's failure to comply with this local law constitutes a public nuisance or public health hazard, and the Board of Trustees, or their designee, shall cause the violation to be corrected and the entire expense thereof shall be assessed against the property, constitute a lien against the property, which shall be collected in the same manner as all Village special assessments.

Section 7. Violations and Penalties.

A. Any person failing to comply with a lawful order pursuant to this article, or committing an offense against any provision of this article, shall be guilty of a violation punishable by a fine not exceeding \$500 for a first offense, \$1,000 for a second offense committed within any twelve-month period after a first offense has been committed, and \$1500 for any third offense committed within any twenty-four month period after a first or second offense has been committed. Any additional offense committed within the same twenty-four month period shall be subject to a fine of not less than \$5,000.00.

Effective Date: September 15, 2016

This local law shall be effective immediately upon filing with the Secretary of State.

Public Hearing Discussion:

Hilda Kogut – 20 Pine Knoll Ct., Chestnut Ridge, New York 10977:

- Questioned unlicensed vehicle parking on driveway or in the middle of the lawn.

Mayor Presti:

- Stated there is no parking on anyone’s lawn.

**Motion to Close the Public Hearing on amendment to Local Law #22 of 1987
Maintenance of Private Properties.**

MOTION: Trustee Cohen

SECOND: Trustee Valentine

The Board was polled and voted **3-0** to **Close** the **Public Hearing** on above amendment.

Resolution No. 2016-70. Resolution adopting the revision to the Local Law.

MOTION: Trustee Cohen

SECOND: Trustee Valentine

The Board was polled and voted **3-0** to adopt **Resolution No. 2016-70.**

6. Resolution 2016-71.

WHEREAS, the Village Board of the Village of Chestnut Ridge has noticed a Public Hearing with regard to an amendment to consider amending Local Law No. 5 of 1987, entitled “Regulating, Licensing and Restricting Peddlers, Vendors and Solicitors”, as pertains to licensing requirements, restrictions on licenses, and the duration of licensing.

WHEREAS, a Public Hearing on the adoption of these proposed amendments to the Zoning Code was held on September 15, 2016;

WHEREAS, at least 10 days prior to the initial Public Hearing notification of same was published in the Rockland County Journal News pursuant to Village Law 7-706;

WHEREAS, the Village Board of Trustees had made and published initial SEQRA review of the proposed amendments and found as follows:

That the proposed Village Code amendment was a “Type II” action merely constituting the adoption of a regulation, policy, or procedure in a local legislative decision with no effect on the environment (NYCRR 617.5(c)(27)).

That the proposed Village Code amendment did not involve any other agency, and was preliminarily classified as a Type II action which is not subject to SEQRA.

That it was the intention of the Village Board of Trustees to establish itself as the Lead Agency for the purpose of review of the proposed action under the provisions of the State Environmental Quality Review Act (SEQRA);

THEREFORE BE IT RESOLVED, that the Village Board of Trustees hereby establishes itself as the Lead Agency for the purpose of review of the proposed action

under the provisions of the State Environmental Quality Review Act (SEQRA), and makes the following findings under NYCRR §617.7[c] with respect to the impact of the of the proposed amendment to the Village Code and its magnitude:

- a. That the proposed amendment to the Village Code amendment merely constitutes the adoption of a regulation, policy, or procedure in a local legislative decision with no effect on the environment (NYCRR 617.5(c)(27)), and therefore constitutes a Type II Action under SEQRA, and that no further action is required under SEQRA. Specifically, modifying the regulations regarding licensing requirements, restrictions on licenses, and the duration of licensing under the Peddling and Soliciting local law has no demonstrable environmental impact.
- b. **BE IT FURTHER RESOLVED**, that the amendments to Local Law No. 5 of 1987, entitled “Regulating, Licensing and Restricting Peddlers, Vendors and Solicitors”, as pertains to licensing requirements, restrictions on licenses, and the duration of licensing (attached), is hereby adopted as drafted.

Local Law #3 of 2016

A local law to amend a Local Law to amend Local Law #5 of 1987, entitled “Regulating, Licensing and Restricting Peddlers, Vendors and Solicitors in the Village of Chestnut Ridge”.

[New text in italics]

Section 5. Application for Licenses

E. Prior arrests and the dispositions thereof of the applicant and the firm or corporation he represents, including the date and nature of such arrest, and location of the court where such record or disposition is on file, *as reflected on a Certificate of Conviction affixed to the application made under this local law. An applicant previously convicted of a crime shall not be precluded from obtaining a license under this local law; however, no license shall be issued until after the Village Board has reviewed the application at a regularly scheduled Village Board meeting.*

G. The length of time for which the license and privilege to do business is desired, *which shall not exceed 120 consecutive days.*

Section 8. Restrictions.

B. *Peddle or solicit on private property which has displayed a sign, placard or sticker bearing the words “Do not knock”, or “No Peddling or Soliciting”, or any words of like intent. Nor shall any licensee remain on the premises after the owner or occupant thereof has requested their departure therefrom.*

Effective Date.

September 15, 2016

The local law shall be effective immediately upon filing with the Secretary of State.

Public Hearing:

Mayor Presti:

- We added a provision where the applicant for the permit has to provide the Village with a criminal background check to make sure that the vendors that go around in the Village do not have a criminal record which could somehow affect negatively their presence in the Village
- They are also put on notice of the “**Do No Knock**” Stickers and **Do Not Knock** issue in that if they see a “**Do Not Knock**” sticker on the home and they are told not to return and not to bother them again that there are penalties that go with that.
- That’s tightening up the law to let people know that they don’t belong on the property to get off.

Hilda Kogut – 20 Pine Knoll Ct., Chestnut Ridge, NY 10977.

- Asked if she wanted to report this, what would the process be?

Mayor Presti:

- If there is somebody knocking on your door who you’ve told not to knock on your door, that’s considered a criminal trespass and that becomes a police matter.
- If they return or someone else comes, call the Ramapo Police.
- We don’t have our own police force.
- You can call us as it would be good that we know.
- We could send a letter from the Village to a particular Real Estate Agency saying your agents are not abiding by the rules.

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

- Wanted to know where the common decency and respect was; why she had to have all these signs on her property.

Mayor Presti:

- Mayor stated he could not speak for others.
- Stated that is why we were doing what we are doing now because this is happening.
- **Motion to Close Public Hearing to consider amending Local Law No. 5 of 1987, entitled “Regulating, Licensing and Restricting peddlers, Vendors and Solicitors.**

MOTION: Trustee Valentine

SECOND: Trustee Cohen

The Board was polled and voted 3-0 to Close the Public Hearing on amending Local Law No. 5 of 1987, entitled “Regulating, Licensing and Restricting peddlers.

Resolution No. 2016-71. Resolution adopting Local Law.

MOTION: Trustee Valentine

SECOND: Trustee Cohen

The Board was polled and voted 3-0 to adopt Resolution amending Local Law No. 5 of 1987, entitled “Regulating, Licensing and Restricting peddlers.

Resolution 2016-72.

Resolution regarding NYS Retirement System Pension Reporting.

RESOLVED, that the attached Resolution to the New York State Retirement System Pension Report is hereby adopted, and

BE IT FURTHER RESOLVED that the Village Clerk is directed to file the same with the New York State Retirement System.

MOTION: Trustee Cohen

SECOND: Trustee Valentine

The Board was polled and voted 3-0 to adopt Resolution No. 2016-72.

8. Resolution 2016-73.

Resolution to approve agreement with “The Brothers that Just Do Gutters” in the amount of \$462.50.

MOTION: Trustee Cohen

SECOND: Trustee Valentine

The Board was polled and voted 3-0 to adopt Resolution No. 2016-73.

9. Resolution 2016-74.

Resolution rescinding appointment of Joseph A. Kennedy, Jr. to the position of Fire Inspector.

- Mayor Presti: Mr. Kennedy got hurt and was unable to take the position.

MOTION: Trustee Cohen

SECOND: Trustee Valentine

The Board was polled and voted 3-0 to rescind the appointment of Joseph A. Kennedy, Jr.

10. Resolution 2016-75. Resolution to refund the balance of a Zoning Board escrow Account in the amount of \$94.75.

MOTION: Trustee Valentine

SECOND: Trustee Cohen

The Board was polled and voted 3-0 to approve Resolution No. 2016-75.

11. Resolution No. 2016-76.

RESOLVED, that General Fund Claims set forth on pages 1 through 5 in the aggregate amount of \$198,832.26 as set forth on Abstract No. 2016-9 dated September 15, 2016, as submitted by the Village Treasurer, are hereby approved.

MOTION: Trustee Cohen

SECOND: Trustee Valentine

The Board was polled and voted **3-0** to approve the **Abstract of Audited Claims**.

12. Open Floor: Public Discussion.

Harold Sherman – 8 Pine Knoll Ct., Chestnut Ridge, New York 10977.

- Erosion taking place and water is running around the large boulders that State put in the rear of my house.
- I spoke to the Engineer on the project on Route 45.
- He said part of the project is to take the water off of Spring Hill Terrace, bring it across underground and into that easement.
- This will increase the erosion.
- This was a problem in the past.
- Heavy rains, it fills right to the top.
- The flood wall down at the intersection of 8 and 10 Pine Knoll Ct. has a good deal of erosion.
- The State has been in there a number of times.
- They had a contractor in there last week and he said it was more than he had anticipated.
- I think we need Mr. Spence to take a look at this and see what can be done.
- The fence that the Village installed a number of years ago, part of it is completely eroded underneath and is now about to collapse into the swell.
- There is a certain area in there where the grass has grown completely across.
- The debris is carried down from Route 45 and is just accumulating in there; it needs to be addressed as far cleaned out, maintained and to see what we can do to prevent further erosion and destruction of the property.

Mayor Presti:

- We will send Mr. Spence there; he will give us an assessment and we will take it from there.
- It's been a number of years.
- As far as maintenance is concerned, sometimes a cleanout, that's what we contract Ramapo to do.

Trustee Cohen

- Did you alert him to the fact that this easement was already challenged?

Harold Sherman – 8 Pine Knoll Ct., Chestnut Ridge, New York 10977:

- They were redirecting the water into that easement.
- He was under the impression it was upgraded three years ago.
- You can see where they were making the cuts in the roadway.
- They dropped off pipes.
- He said most of the water used to go down Haller Crescent and they were redirecting it into that easement.

- It has got all the water it can handle.

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

- Follow up anything on house on corner of Appledale Lane and Grotke Rd.

Mayor Presti:

- My understanding was the Code Enforcement is putting the pressure on the property owner in regard to maintenance.
- It's been sold. They are about to do something with it.
- Call Village Hall by next Wednesday and speak to Mr. Gliniecki or Mr. Bierker and see where they are at.

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

- Claimed he is seeing a lot of workers without the general contractor being there.
- He felt they hired somebody else to do the work who is not the actual contractor.

Mayor Presti:

- When the permit is filled out, the Building Inspector will go visit the property.
- Visit with the contractor who is the one on the property.
- Ask to see their license with regard to Rockland County and to see if he is licensed to do what they are doing.
- There have been incidents where there have been contractors working on the building who are not licensed and the Building Inspector will call them on that.
- It is also a State matter because the State Department also enforces that.
- If you see folks working that you believe don't belong there, calling the Building Department is the thing to do.
- The Building Department does spot check the contractors to make sure they are licensed.
- I haven't heard where they have found that recently, but I am not saying that is not going on.

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

- Complained new people are living in the house and don't remove, sign "Oops, it's gone".
- Stated it's an eyesore.

Mayor Presti:

- Our Code Enforcement official is pretty savvy with that.
- Our Code Enforcement official will collect the sign after two or three weeks

Bruce Goldstein – 2 Weiss Terrace, Chestnut Ridge, New York 10977:

- Questioned about 27 Eldarado Drive.
- It is my understanding that the construction never went to the Zoning Board or Planning Board; that it was only approved by the Building Inspector.

Mayor Presti:

- Explained if you are building a home you do not have to go to the Planning or Zoning Boards; you are sub-dividing.
- Currently, there is a “**Stop Work Order**” because their permitting process did not match what’s there now.
- So, that means there is a dead stop for the job and the contractor has to remedy the variance from what was applied for the permit to do; and what is currently there now.

Trustee Cohen

- On an individual lot that’s been already sub-divided they need a Building Permit.
- A house that’s being built from scratch has to go to the Architectural Review Board.

Mayor Presti:

- The Architectural Review Board makes sure that you’re not getting cookie cutter homes; that the home blends in with the neighborhood.
- Did they go through the Architectural Review Board?

Bruce Goldstein – 2 Weiss Terrace, Chestnut Ridge, New York 10977:

- They agreed that’s going to blend in with the neighborhood?

Trustee Cohen:

- The Building Inspector has concerns about the trusses.
- The weight bearing and the angle.
- So until that is resolved, there is no work going on at this time.

Attorney Sevastian:

- The Architectural Review Board reviews what materials are being used.
- They review the windows, the siding, the garage doors, the front door, shingles, and color of the roof.

Charlotte Sorger, 21 Briar Ct., Chestnut Ridge, New York 10977:

- House looks like it has four stories.
- Is there anyone who looks at the height of the building and measured it?
- That conforms to the neighborhood?
- The neighborhood has only two story houses.

Mayor Presti:

- The height is within the code requirements, it is legitimate.
- It doesn’t matter what neighborhood you’re in as long as you conform to the height requirements; village wide.

Attorney Sevastian:

- The height is set by the code.

- I do have to put a “Stop Work Order” on this tonight sent to me today as required.
- This did not go in front of the Architectural Review Board at the time that it came in.
- The exterior materials, the siding, the roof were not reviewed.
- The Stop Work Order relates to work that does not meet the plans or specifications that the permit was issued for.
- That relates to the attic space; the trusses that form the roof line, whether they bear weight or not, whether they are structural or not.
- If they do not, then the area has to be counted as floor, area ratio, which would mean that the floor ratio area would exceed what is permitted.
- When the Building Inspector sees something on there that does not match was done he issues a “**Stop Work Order**”; tells the Builder what needs to be done to lift the “**Stop Work Order**”, then it’s either going to end up in the Court or in front of one of the Boards.

Mayor Presti:

- We need to follow a protocol.
- Home builder comes in; provides us with plan.
- Do the plans follow the rules and regulations of the Village; yes, they do.
- The Building Inspector periodically inspects.
- When we see there is a variance that what was applied for, verses what’s in the ground, there is a mechanism to stop it.
- This right now currently is a “**Stop Work Order**” because of that problem with the roof trusses and things of that nature.
- We are following the process.

Charlotte Sorger, 21 Eldarado Drive, Chestnut Ridge, New York 10977:

- Questioned homes owned by a Congregation with people living in the house.

Mayor Presti:

- There is no law against that.

Hilda Kogut – 20 Pine Knoll Ct., Chestnut Ridge, NY 10977:

- We now have a building in this Village that defies description.
- To preclude something like this from happening again is there a way to change our process legally to insure that a building proposed in the Village that they would have to go to the Architectural Review Board?
- We all know it’s a given that it doesn’t conform to the neighborhood, but it’s legal.

Mayor Presti:

- We try to revisit our laws and regulations on a regular basis.
- The idea of regulations is you need to be uniform.
- We can’t start picking and choosing a certain neighborhood and saying the houses can’t be any bigger than this or they can’t be any bigger than that because what

ends up happening is once you start changing what's there now, it's possible that the neighbors who live in that neighborhood now have a non conforming house.

- If they wanted to put an addition on it, put in another bathroom, etc. they will need to apply for a variance because their property no longer complies with the current zoning regulations.
- We need to be uniform, we want to be fair, we want to maintain the complexion, maintain the integrity of the Village, and we have to enforce.
- Because there is a process it doesn't always happen as fast as you'd like it to be.
- But I can assure you the Village Attorney and I speak on a regular basis.
- He has been doing a very good job in Village Justice Court in representing the Village when you have folks who are playing fast and loose and he is asking for substantial fines and the Village is getting them.
- Once we are made aware of what's going on, we will follow up with it because we all have a vested interest in making sure everyone follows the law.

Hilda Kogut – 20 Pine Knoll Ct., Chestnut Ridge, New York 10977:

- 27 Eldorado Drive – the hole that has been dug in terms of securing the earth.
- Should there be wood backing to protect from erosion to secure that back area as the weather is going to change?

Mayor Presti:

- Contractors will be on the hook if there is a problem; they will somehow stabilize the construction with bad weather.
- We will follow up with the Building Inspector.

Hilda Kogut – 20 Pine Knoll Ct., Chestnut Ridge, New York 10977:

- 16 Pine Knoll Ct., he is running a full scale plumbing business. There are three or four multi colored trucks with commercial plates.
- 34 Joyce Drive; a landscaping business with several trucks.

Mike Sandak – 18 Blue Jay Street, Chestnut Ridge, NY 10977:

- Asked the status on 2 Hawk Street?

Walter Sevastian:

- They appeared on the 31st of August without their lawyer.
- Stated they let him go.
- They are aware of the papers with the Building Department.
- I did ask them to clean up the site.
- They moved the latrine to the side and put a fence up.
- The local law tonight should help with when there is construction going on.
- The codes don't anticipate everything.

Dupay Magnolia – 49 Spring Hill Terrace, Chestnut Ridge, New York 10977:

- What is being done to make sure the new neighbors know there is a certain time you cannot park on the road?

- For a while things were better.

Mayor Presti:

- That's November 1st to April 1st.
- They don't need to know.
- If they are parked on the road between November 1st and April 1st they are going to get a ticket.

Edward Sheriden – 46 Pascack Rd., Chestnut Ridge, New York 10977:

- Questioned West side of Red School house Rd. there is several parcels of land chained up; the Walsky property?
- According to County records the deed has not changed hands.
- He passed away in January; he still owns it.

- Does the Village have a policy to notify residents of a registered sex offender?

Mayor Presti:

- My understanding is they were cleaning up some downed trees.
- They probably want to secure the area so people are not dumping in there and things of that nature.
- They actually had an approved sub-division from a while back which I don't know if they are going to resurrect or not.
- The family has always been very accommodating to the Village and I don't anticipate them not being.
- That is not a Village policy; it is a State policy to notify residents.
- A sex offender when they move into an area, the notice is supposed to go out.
- That is through the State and the Town of Ramapo.
- The Village has nothing to do with that, that's the State and the Town of Ramapo.
- The law is what the law is.
- Depending on the level of sex offender that they are they either have to notify neighbors or they do not and that's the law.
- If they are at a level that doesn't require notification, then the Village can't do anything about it.
- If they are of a different level and residents are supposed to be notified and haven't been then that's a different law they are breaking.
- If you have specific notice I suggest you speak to the Village Clerk tomorrow and she'll follow up with the Ramapo Police Department.

Trustee Valentine:

- Level I don't have to notify.

Mayor Presti:

- State law states who has to do it.

Bruce Goldstein – 2 Weiss Terrace, Chestnut Ridge, New York 10977:

- Since 2009 I wrote two letters.
- I have complaints on my neighbor at 4 Weiss Terrace; she has a dump on top of her driveway; old rusty radiators on the top of driveway, old water tank rusted out and numerous painters have showed up with cans filled up with water.

Motion to Close the Open Floor Public Discussion.

MOTION: Trustee Cohen

SECOND: Trustee Valentine

The Board was polled and voted 3-0 to Close the Open Floor Public Discussion.

Motion to Adjourn and go into Executive Session for discussion of Personnel matters.

MOTION: Trustee Cohen

SECOND: Trustee Valentine.

The Board was polled and voted 3-0 to Adjourn the meeting and go into Executive Session.

MEETING ADJOURNED: 8:53 P.M.

EXECUTIVE SESSION

ADJOURNED: 9:15 P.M.

Respectfully submitted,

**Florence A. Mandel
Village Clerk**

