

MINUTES OF THE 1115<sup>th</sup> MEETING  
OF THE BOARD OF TRUSTEES OF THE VILLAGE OF KINGS POINT  
May 21, 2019  
Adopted on June 18, 2019

The 1115<sup>th</sup> meeting of the Board of Trustees of the Village of Kings Point was called to order by Mayor Michael C. Kalnick at 8:30 p.m. on May 21, 2019, at the Village Hall of the Village of Kings Point, 32 Steppingstone Lane, Kings Point, New York 11024.

**PRESENT:** Michael C. Kalnick, Mayor  
David Harounian, Deputy Mayor  
Sheldon Kwiat, Trustee  
Hooshang Nematzadeh, Trustee

**ALSO PRESENT:** Gomie Persaud, Village Clerk Treasurer  
Stephen Limmer, Esq., McLaughlin & Stern, LLP,  
Chris Aiossa Superintendent of the Building  
Department  
Michael Moorehead, Superintendent of Public Works  
George Banville, Police Commissioner

**ABSENT:** Kouros Torkan, Trustee

Mayor Michael C. Kalnick opened the public hearing on the **proposed contract with the Alert Engine, Hook, Ladder and Hose Company No. 1, Inc. for the furnishing of fire protection** within the Village of Kings Point for the one-year period commencing June 1, 2019, and ending May 31, 2020, for the total sum of **\$1,251,342.70**. No one asked to be heard and the Mayor closed the public hearing. Upon motion by Trustee David Harounian, seconded by Trustee Hooshang Nematzadeh, by resolution # **2019-69**, the Board unanimously approved the proposed contract. A copy of the contract is on file with the Village Clerk.

Mayor Michael C. Kalnick opened the public hearing on the **proposed Bill 4B of 2019, a local law to amend Chapter 116, Penalties and Liability through accessorial conduct, of the Code of the Village of Kings Point to clarify that the failure to comply with a condition of a Village board is a violation of the Village Code**. No one asked to be heard and the Mayor closed the public hearing. Upon motion by Trustee Sheldon Kwiat, seconded by Trustee David Harounian, by resolution # **2019-70**, the Board unanimously approved the proposed Bill as Local Law 6 of 2019. A copy of the Local Law is on file with the Village Clerk.

Upon motion by Trustee Sheldon Kwiat, seconded by Trustee Hooshang Nematzadeh, by resolution # **2019-71**, the Board unanimously approved the minutes as presented of the **Board of Trustees meetings** of April 18, 2019, and May 7, 2019.

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Upon motion by Trustee David Harounian, seconded by Trustee Sheldon Kwiat, by resolution # **2019-72**, the Board unanimously approved the payment of **audited claims** as follows:

<b>a. General Fund:</b>	<b>\$ 765,330.26</b>
<b>b. Trust Fund:</b>	<b>\$ 4,100.00</b>

Copies of the abstract of claims are on file with the Village Clerk.

Upon motion by Trustee Hooshang Nematzadeh, seconded by Trustee David Harounian, by resolution # **2019-73**, the Board unanimously accepted the **Building Department report** for the period of April 2019, showing the total fees deposited of **\$54,795.00** into the General Fund and **\$12,100.00** into the Trust Fund. A copy of the report is on file with the Village Clerk.

Upon motion by Trustee Sheldon Kwiat, seconded by Trustee David Harounian, by resolution # **2019-74**, the Board unanimously accepted the **Village Justice Court report** for the period of April 2019, showing the total fees and surcharges deposited of **\$39,270.00** into the General Fund. A copy of the report is on file with the Village Clerk.

The Board reviewed the proposal, by letters dated April 1, 2019, from **Sattie, Levine & Ciacco, CPA's, P.C.**, one to provide the **auditing services of the General-Purpose Financial Statements of the Village of Kings Point (\$27,900) and the other to provide the auditing services of the Village Justice Court (\$3,750)**, for the year ending May 31, 2019. Upon motion by Trustee Hooshang Nematzadeh, seconded by Trustee David Harounian, by resolution # **2019-75**, the Board unanimously approved the engagement of Sattie, Levine & Ciacco, CPA's, P.C. to provide auditing services in accordance with said letters at a total cost of **\$31,650.00**. Copies of said letters are on file with the Village Clerk.

The Board reviewed the proposal, by letter dated May 2, 2019, from Haberman Associates, Inc., Real Estate Appraisers & Consultants as the Village Assessors for the June 1, 2019 to May 31, 2020 fiscal year. Upon motion by Trustee David Harounian, seconded by Trustee Hooshang Nematzadeh, by resolution # **2019-76**, the Board unanimously approved Haberman Associates, Inc., Real Estate Appraisers & Consultants as the Village Assessors for the June 1, 2019 to May 31, 2020, fiscal year in accordance with its proposal by letter dated May 2, 2019, in the amount of **\$12,000.00 and the fee schedule set forth for small claims and**

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**commercial certiorari proceeds.** A copy of the letter is on file with the Village Clerk.

Village Clerk-Treasurer Gomie Persaud informed the Board that she had received the proposed ambulance service contract from **Vigilant Engine & Hook & Ladder Co., Inc.** for the period January 1, 2019, through December 31, 2019. Upon motion by Trustee Hooshang Nematzadeh, seconded by Trustee Sheldon Kwiat, by resolution # **2019-77**, the Board unanimously set a public hearing for the approval of the proposed contract for June 18, 2019, at 9:00 p.m. at the Village Hall, and directed Village Clerk-Treasurer Gomie Persaud to have a legal notice of the proposed public hearing published in the Village's official newspaper. A copy of the proposed contract is on file with the Village Clerk.

Village Clerk-Treasurer Gomie Persaud informed the Board that the current lease for the Sharp MX-M465N all in one copier system is set to expire. Upon motion by Trustee David Harounian, seconded by Trustee Sheldon Kwiat, by resolution # **2019-78**, the Board unanimously approved the lease agreement from **Central Business Systems**, dated May 21, 2019, to supply, support, and install a SHARP MX-M4070 all in one Copier System including parts, labor, drums, rollers and supplies (excluding paper and staples) for 48 months (from May 2019 to May 2023) for the sum of **\$319.00 per month**. A copy of the agreement is on file with the Village Clerk.

Superintendent of Public Works Michael Moorehead reported on the proposal by letter dated April 25, 2019, from Nelson & Pope for construction observation/support services for various roadway improvements within the Village. Upon motion of Trustee David Harounian, seconded by Trustee Hooshang Nematzadeh, by resolution # **2019-79**, the Board unanimously approved the proposal from Nelson & Pope to provide construction observation/support services for various roadway improvements within the Village for a sum of **\$32,500.00**. A copy of the letter is on file with the Village Clerk.

Superintendent of Building Department Chris Aiossa advised the Board that the properties at 20 Split Rock Drive, 13 Catalina Drive, 2 Dock Lane, 275 Kings Point Road, Wildwood Tennis Club Middle Neck Road, and 920 Middle Neck Road are in violation of Village Code §117-2(F), in that all of them have heavy undergrowth and accumulations of plant growth, which is unsightly, noxious and detrimental to health, and grass in excess of 6-inches in height. Upon motion by Trustee Hooshang Nematzadeh, seconded by Trustee Sheldon Kwiat, by resolution # **2019-80**, the Board unanimously adopted a resolution pursuant to **Village Code §117-11**, authorizing the Building Inspector to give notice to the

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property owners of 20 Split Rock Drive, 13 Catalina Drive, 2 Dock Lane, 275 Kings Point Road, Wildwood Tennis Club Middle Neck Road, and 920 Middle Neck Road that upon their failure, neglect, or refusal to properly comply with said Village Code §117-2(F) within 10 days after the service of such notice, the Building Inspector is authorized and empowered to cause the aforesaid violations to be corrected, and the Village Clerk shall take all necessary and appropriate actions to recoup the Village's costs and expenses in correcting the violations in accordance with Village Code §117-11.

Mayor Michael C. Kalnick noted the Board's receipt of a letter from **Grace Harbor Association, Inc.**, dated April 2, 2019, received on April 4, 2019, asking that the Village accept a possible joint sale of property at intersection of Rogers Road, Shady Brook Road, and Spring Lane (a/k/a Raitt's Field and Shady Brook paper road). The Board directed Village Counsel Stephen Limmer to draft a response to the association advising the association that the Village would consider selling its subject property as surplus property and to call him to discuss what the terms of that sale might be. A copy of the letter is on file with the Village Clerk.

Mayor Michael C. Kalnick noted the Board's receipt of a letter from the residents of **Dock Lane South**, dated April 25, 2019, received on April 26, 2019, asking when the Village plans to repair and repave the public portion of Dock Lane. Deputy Mayor David Harounian agreed to speak with the residents and ask if they were willing to cover the cost of the entire street. A copy of the letter is on file with the Village Clerk.

Mayor Michael C. Kalnick informed the Board of Trustees that he has negotiated with the Highway Department and the Administrative staff with regard to their requested salary increases and that, based upon those negotiations, he recommended a 3% salary increase for the 2019/2020 fiscal year. The increase would be effective as of June 1, 2019. Upon motion of Trustee David Harounian, seconded by Trustee Sheldon Kwiatt, by resolution # **2019-81**, the Board unanimously approved the Mayor's recommended 3% salary increase for the Highway Department and the Administrative staff as of June 1, 2019, for the 2019/2020 fiscal year.

Police Commissioner George Banville informed the Board that Civil Service has approved the hiring of Christopher Eric Melendez as a Police Officer by June 24, 2019, to fill the position approved for the Village on 5/13/2019. Upon motion by Trustee Sheldon Kwiatt, seconded by Trustee David Harounian, by resolution # **2019-82**, the Board unanimously approved the hiring of Christopher Eric

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Melendez, as a Police Officer for the Village of Kings Point, at a starting salary of **\$66,315.00**, with a hire date of June 7, 2019.

Rani Hakimian, who resides at 6 Albert Court, addressed the Board with regard to his letter dated May 13, 2019, and the sanitary sewer problems he and some of his neighbors are facing because of the high water table in his area. The Board said that it appeared that the help that he needed was from both the Great Neck Water Pollution Control District and the Great Neck School District and the Village would try to assist him by considering whatever easements he might need through Village streets. A copy of the letter is on file with the Village Clerk.

The Board discussed the revised proposal from the New York Power Authority in accordance with its Draft Executive Summary dated May 14, 2019, which, in part, would provide for an additional 42 Cobra Head Fixtures and extend the Village's financing to 15 years. Upon motion by Trustee Sheldon Kwiat, seconded by Trustee David Harounian, by resolution # 2019-83, the Board authorized the Mayor to execute an agreement with the New York Power Authority implementing the terms of the Draft Executive Summary, subject to the approval of Mayor Michael C. Kalnick, as to substance, and the approval of General Counsel Stephen Limmer, as to form. A copy of the proposal is on file with the Village Clerk.

The Board was advised by General Counsel Stephen Limmer that, on May 15, 2019, the Village Architectural and Preliminary Site Review Board had approved the application of Nourafshan Nouriyelian and Soofia Shamsian Kalimi, with regard to 3 Beech Drive, in Case No. PRARC20179322, to remove the 20-inch Norway Maple on Village property in front to their proposed driveway if permission was granted by the Board of Trustees, on the condition that in addition to the landscaping shown on the approved landscape plan, the owners shall plant three Elm trees in the front yard, one to the northwest of the driveway and two to the southeast of the driveway. The height, size, and location of those trees to be subject to the approval of Superintendent of the Building Department Chris Aiossa. Upon motion by Trustee Sheldon Kwiat, seconded by Trustee David Harounian, by resolution # **2019-84**, the Board unanimously agreed to permit Nourafshan Nouriyelian and Soofia Shamsian Kalimi to remove the 20-inch Norway Maple on Village property in front to their proposed driveway at 3 Beech Drive, on the condition that in addition to the landscaping shown on the landscape plan approved by the Village Architectural and Preliminary Site Review Board, the owners plant three Elm trees in the front yard, one to the northwest of the driveway and two to the southeast of the driveway. The height, size, and location

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of those trees shall be subject to the approval of Superintendent of the Building Department Chris Aiossa.

Mayor Michael C. Kalnick announced that the next meeting of the Board of Trustees would be on June 18, 2019, commencing at 9:00 p.m. at the Village Hall.

There being no further business to come before the Board, the Mayor adjourned the meeting at 9:01 p.m.

Gomie Persaud  
Village Clerk-Treasurer