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SPECIAL MEETING OF THE VILLAGE OF ISLAND PARK  
BOARD OF TRUSTEES  
----- -x

August 4, 2021

6:30 p.m.

BOARD MEMBERS:

MICHAEL MCGINTY, Mayor

JOSEPH M. ANNARELLA, Deputy Mayor

MICHAEL GAGLIARDI, Trustee

IRENE P. NAUDUS, Trustee

BARBARA VOLPE-RIED, Trustee

ALSO PRESENT:

CONNIE CONROY, Village Clerk

SUSAN BOLAND, Village Attorney - Absent



1                   8/4/2021 Special Board Meeting  
2                   (Following recitation of the  
3 Pledge of Allegiance, the meeting was  
4 called to order.)

5                   MAYOR McGINTY: We received  
6 notification that we did get the  
7 33-million dollars for construction.  
8 Official notification.

9                   MS. VOLPE-REID: Very good.

10                  MAYOR McGINTY: We did know a few  
11 days back from Patricia Williams and  
12 Homeland Security that we had 33 for  
13 the construction here (indicating).  
14 But I had a conversation with Sandra  
15 people (inaudible) last night last  
16 night and they were a little  
17 surprised, but I said that I would  
18 begin the process -- we need --  
19 everybody's sitting down. We need  
20 another 775-million dollars for the  
21 rest of the Village. So, you know, so  
22 we're back looking for money. But I  
23 didn't want to start chasing the  
24 dollar until this money was in place,  
25 you know. So there we go. Okay. So



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2 it's good news.

3 MS. NAUDUS: That's great news.

4 MS. VOLPE-REID: Yes, it is.

5 MAYOR MCGINTY: And you recall  
6 that we're going to be starting work  
7 traffic -- Transited Oriented  
8 Development work on Long Beach Road is  
9 commencing later --

10 MS. VOLPE-REID: You said August.

11 MAYOR MCGINTY -- this month from  
12 the tracks of the south to Sagamore  
13 Road. It includes some drainage, it  
14 includes bump-outs, it includes  
15 beautification and drainage friendly  
16 plantings.

17 MAYOR MCGINTY: This is off the  
18 record.

19 (Whereupon, an off-the-record  
20 discussion took place.)

21 MAYOR MCGINTY: Back on the  
22 record.

23 Okay, so Madam Clerk, would  
24 you --

25 MS. CONROY: Would you like me to



1 8/4/2021 Special Board Meeting  
2 roll the Board?

3 MAYOR McGINTY: Yes, roll the  
4 Board.

5 MS. CONROY: Trustee Michael  
6 Gagliardi.

7 MR. GAGLIARDI: Present.

8 MS. CONROY: Trustee Barbara  
9 Volpe-Ried.

10 MS. VOLPE-RIED: Present.

11 MS. CONROY: Trustee Irene  
12 Naudus.

13 MS. NAUDUS: Present.

14 MS. CONROY: Deputy Mayor Joseph  
15 Annarella.

16 TRUSTEE ANNARELLA: Present.

17 MS. CONROY: Village Attorney  
18 Susan Boland.

19 MS. BOLAND: Excused.

20 MS. CONROY: Mayor Michael  
21 McGinty.

22 MAYOR McGINTY: Yes, ma'am.

23 MS. CONROY: Proceed with the  
24 Resolution, Mayor?

25 MAYOR McGINTY: Please.



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2 MS. CONROY: Resolution Number 1,  
3 Commercial Building Inspector.

4 Resolved, the Mayor is authorized  
5 to contract the services of  
6 Joseph Nehrebecki, Architect and NYS  
7 Certified Building Code Enforcement  
8 Official on a case-by-case basis as a  
9 Commercial Building Inspector for an  
10 hourly rate of one hundred fifty  
11 dollars (\$150.00).

12 MAYOR MCGINTY: Before I seek a  
13 motion, I need the record to reflect  
14 that this individual comes upon the  
15 recommendation of Commissioner Jawitz  
16 from the Town of Hempstead Building  
17 Department and our own attorney,  
18 Christian Brown.

19 MS. NAUDUS: And there's also  
20 Michael, John Rocco.

21 MAYOR MCGINTY: Yes.

22 MS. NAUDUS: That's what I  
23 thought.

24 MAYOR MCGINTY: Yes. And the  
25 initial discussion with John Rocco, he



1                   8/4/2021 Special Board Meeting  
2                   is our residential Building Inspector  
3                   and he handles the day-to-day minor  
4                   commercial work that we have here.  
5                   However, a project of this magnitude  
6                   requires a special and Mr. Nehrebecki  
7                   fits the bill. And while we're at it,  
8                   we got a discount on the price.

9                   MS. NAUDUS: Okay.

10                  MAYOR MCGINTY: We're always  
11                  looking for a discount.

12                  All right. So a motion to -- and  
13                  we're going to do everything by roll  
14                  call.

15                  So madam Clerk -- a motion to put  
16                  on the calendar.

17                  MS. NAUDUS: I'll make the  
18                  motion.

19                  MAYOR MCGINTY: Motion by Trustee  
20                  Naudus.

21                  MS. VOLPE-RIED: Second.

22                  MAYOR MCGINTY: Second by Trustee  
23                  Volpe-Ried.

24                  Roll call.

25                  MS. CONROY: Trustee Michael



1 8/4/2021 Special Board Meeting

2 Gagliardi.

3 MR. GAGLIARDI: I.

4 MS. CONROY: Trustee Barbara

5 Volpe-Ried.

6 MS. VOLPE-RIED: I.

7 MS. CONROY: Trustee Irene

8 Naudus.

9 MS. NAUDUS: I.

10 MS. CONROY: Deputy Mayor Joseph

11 Annarella.

12 TRUSTEE ANNARELLA: I.

13 MS. CONROY: Mayor Michael

14 McGinty.

15 MAYOR MCGINTY: I.

16 MS. CONROY: Resolution Number 2,

17 Application for Transit Oriented

18 Development District.

19 Whereas, the Board is in receipt

20 of the application of Aenos

21 Development Corp., 15 Railroad Place

22 LLC, 7 Railroad Place LLC and 1

23 Railroad Place LLC. ("The

24 Applicant's") whereby the Applicants

25 seek to include certain properly



1                   8/4/2021 Special Board Meeting  
2                   located on north and south sides of  
3                   Railroad Avenue within the Village's  
4                   Transit Oriented Development District;  
5                   and

6                   Whereas, pursuant to Section 11  
7                   of Local Law "2" of 2021, the Board  
8                   has considered the preliminary  
9                   submissions of the Applicants and has  
10                  reviewed a memorandum regarding such  
11                  application prepared by the Village's  
12                  Commercial Building Inspector;

13                 It is hereby resolved, that the  
14                 Board shall entertain further  
15                 proceedings on the application  
16                 pursuant to the procedures and  
17                 requirements set forth at Section 11  
18                 of Local Law "2" of 2021, and the  
19                 Applicants are authorized to file a  
20                 petition and supporting submissions  
21                 for formal review and further  
22                 consideration by the Board.

23                 MAYOR MCGINTY: Now, before I ask  
24                 for a motion to put this on the Board,  
25                 I want to indicate for the record that





1                   8/4/2021 Special Board Meeting  
2                   the Board recognizes the character of  
3                   the neighborhood. The character of  
4                   the neighborhood.

5                   So madam, Clerk, go ahead.

6                   MR. GAGLIARDI: I'll make a  
7                   motion.

8                   MAYOR McGINTY: Motion by Trustee  
9                   Gagliardi.

10                  MS. VOLPE-RIED: Second.

11                  MAYOR McGINTY: Second by Trustee  
12                  Volpe-Ried.

13                  A roll call on the motion,  
14                  please.

15                  MS. CONROY: Trustee Michael  
16                  Gagliardi.

17                  MR. GAGLIARDI: I.

18                  MS. CONROY: Trustee Barbara  
19                  Volpe-Ried.

20                  MS. VOLPE-RIED: I.

21                  MS. CONROY: Trustee Irene  
22                  Naudus.

23                  MS. NAUDUS: I.

24                  MS. CONROY: Deputy Mayor Joseph  
25                  Annarella.



1 8/4/2021 Special Board Meeting

2 TRUSTEE ANNARELLA: I.

3 MS. CONROY: Mayor Michael  
4 McGinty.

5 MAYOR McGINTY: I.

6 It goes from -- Madam Clerk,  
7 please submit pursuant to the Local  
8 Law and pursuant to Mr. Nehrebecki's  
9 information on the record, kindly  
10 submit all plans and specs to the  
11 Zoning Board and please have our staff  
12 do the -- please, the necessary legal  
13 notice and so forth and so on so that  
14 this Application may find its way to  
15 the Zoning Board of Appeals in an  
16 expeditious manner.

17 MS. CONROY: Thank you, Mayor.

18 MAYOR McGINTY: Unless there's --

19 MS. NAUDUS: Any comment from the  
20 public?

21 (Whereupon, there was no verbal  
22 response given.)

23 MAYOR McGINTY: Hearing none,  
24 motion to adjourn.

25 MR. GAGLIARDI: I'll make a



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motion to adjourn.  
MAYOR McGINTY: Adjourned.  
(Time Noted 6:15 p.m.)



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STATE OF NEW YORK  
COUNTY OF SUFFOLK

I, Amanda Micillo, a Shorthand Reporter and Notary Public of the State of New York, do hereby certify:

That prior to being examined, the witness in the foregoing proceedings was by me duly sworn to testify to the truth, the whole truth, and nothing but the truth;

That said proceedings were taken remotely before me at the time and places therein set forth and were taken down by me in shorthand and thereafter transcribed into typewriting under my direction and supervision;

I further certify that I am neither counsel for, nor related to, any party to said proceedings, not in any way interested in the outcome thereof.

In witness whereof, I have hereunto subscribed my name.

Dated: August 4, 2021

*Amanda Micillo*



\_\_\_\_\_  
AMANDA MICILLO



<b>A</b>	<b>case-by-case</b> 5:8 <b>certain</b> 7:25 <b>Certified</b> 5:7 <b>certify</b> 12:6,15 <b>character</b> 9:2,3 <b>chasing</b> 2:23 <b>Christian</b> 5:18 <b>Clerk</b> 1:18 3:23 6:15 9:5 10:6 <b>Code</b> 5:7 <b>comes</b> 5:14 <b>commencing</b> 3:9 <b>comment</b> 10:19 <b>commercial</b> 5:3,9 6:4 8:12 <b>Commissioner</b> 5:15 <b>CONNIE</b> 1:18 <b>CONROY</b> 1:18 3:25 4:5,8,11,14,17,20 4:23 5:2 6:25 7:4,7 7:10,13,16 9:15,18 9:21,24 10:3,17 <b>consideration</b> 8:22 <b>considered</b> 8:8 <b>construction</b> 2:7,13 <b>contract</b> 5:5 <b>conversation</b> 2:14 <b>Corp</b> 7:21 <b>counsel</b> 12:15 <b>COUNTY</b> 12:3	<b>E</b>	<b>information</b> 10:9 <b>initial</b> 5:25 <b>Inspector</b> 5:3,9 6:2 8:12 <b>interested</b> 12:17 <b>Irene</b> 1:14 4:11 7:7 9:21 <b>ISLAND</b> 1:3
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<b>C</b>	<b>H</b>	<b>G</b>	<b>K</b>
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**U**

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**1** 5:2 7:22

**11** 8:6,17

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**150.00** 5:11

**2**

**2** 7:16 8:7,18

**2021** 1:6 8:7,18 12:20

**3**

**33** 2:12

**33-million** 2:7

**4**

**4** 1:6 12:20

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**6:15** 11:4

**6:30** 1:7

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**7** 7:22

**775-million** 2:20

**8**

**8/4/2021** 2:1 3:1 4:1

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