

Minutes of the Regular Meeting of the  
Board of Trustees of the  
Village of Larchmont, N.Y.  
**held on Monday, May 16, 2016**

**PRESENT:** Mayor Lorraine Walsh  
Deputy Mayor Carol Miller  
Trustees John Komar  
Peter Fanelli  
Malcolm Frouman

**ABSENT:**

**Also Present:** Dep. Clerk Riley, Treasurer Brucciani, Administrator Datino  
and Joanna C. Feldman, Esq., representing the Village Attorney's office.

Mayor Walsh welcomed all in attendance and called the meeting to order at 7:40 PM.

Next Justice Jerry Bernstein administered the Oath of Office to Trustee Malcolm Frouman. Judge Bernstein said that he was happy to swear in Trustee Frouman who has been a friend for many years.

Frouman, M.  
Oath of Office

Trustee Frouman thanked Mayor Walsh for the opportunity to serve on the Board and give back to the community.

The Mayor said at tonight's meeting the Village will honor Mamaroneck High Schools athletes from the 2015 State Champion Girls Field Hockey team, the 2016 State Champion Boys Ice Hockey team and the National Champion Girls 4 X 800 Track & Field Relay team.

MHS  
Field Hockey, Girls  
Ice Hockey, Boys  
Relay Team, Girls  
NYS Champs  
Certificates

Field Hockey coach, John Savage was given a certificate of appreciation and track coach, Robert Morrissey and ice hockey coach, Mike Chaiparelli were handed proclamations.

Mayor Walsh presented certificates to the members of all three teams who were in attendance.

Mayor's Announcements.

Mayor's Announcements

1. The Memorial Day Parade will take place on Thursday, May 26<sup>th</sup> at 7:00 PM. The parade will begin on the Chatsworth Avenue Bridge, on to Palmer Avenue, then to Larchmont Avenue down to Village Hall.
2. Water and tax bills will be mailed soon. The Village is using a new billing system and residents should be aware these bills will look different than past ones.

Mayor Walsh gave an update on the Village's Land Use review which is being conducted by consultant, Richard Preiss. Below is the Mayor's prepared statement:

Mayor's Update  
Land Use Review  
Preiss, R.  
Consultant

I want to take the opportunity to give a brief update about what has been happening with our review of Larchmont's land use regulations and the work of Richard Preiss, the planning consultant the Village retained over the winter.

As you may remember, after we brought in Mr. Preiss and his firm, we had a community meeting so that all who wished could share any concerns they had about our current laws, land use issues or future development issues in the Village with the consultant. Based on the concerns articulated at that meeting, and issues raised by Village officials and staff, Mr. Preiss and his colleagues undertook a detailed review of the properties in the Village that, at least on paper, seemed to present the opportunity for the creation of new lots or a subdivision. That is, looking at the size of the property and the current zoning restrictions, could the property be divided? Using several parameters, they assessed varying levels of likelihood that the creation of new lots would occur. They engaged in this exercise based in part on the concerns heard from residents at that community meeting, which was fear of new developments coming down the pike and the resulting loss of open space. Other things mentioned at that meeting and subsequently looked at by the consultant were the size and height of many of the new houses being built relative to their neighbors, the re-grading of property in connection with new construction, and the loss of trees as properties are rebuilt.

This past Friday, the Board of Trustees and representatives of the three land use boards – ZBA, Planning and ARB – met with Richard Preiss to get the preliminary results of his review. After conducting a pretty exhaustive survey, they identified relatively few properties that seem to be likely candidates for divisions. They were, however, struck by the size of some of the new construction relative both to the size of the lot, and the size of the neighboring homes. We talked about possible ways to address these issues, and we asked the consultants to follow up on ways to regulate the size of new homes and renovations of existing homes. One possibility we discussed was increasing the size of the setbacks as the overall size of the new construction increases. At the Board's request, Mr. Preiss and his firm are continuing their review of Larchmont's current land use regulations and we have asked them to get us their proposals for revisions as soon as possible. Once we have concrete suggestions to discuss, we will, of course make them available and will be asking for everyone's input. Please watch the Village website for announcements of future meetings on this topic.

On motion of Trustee Miller, seconded by Trustee Frouman, and unanimously carried, it was:

**RESOLUTION**  
**M**angone, A.  
**P**arks & **T**rees Comm.

**RESOLVED**, to approve the reappointment of Ann Mangone as Co-Chair of the Parks and Trees committee.

On motion of Trustee Faneeli, seconded by Trustee Komar, and unanimously carried, it was:

**RESOLUTION**  
**M**cMillan, M.  
**P**arks & **T**rees Comm.

**RESOLVED**, to approve the reappointment of Matthew McMillan as a member of the Parks and Trees committee.

Mayor Walsh announced the reappointment of Pamela Dubitsky as Chair of the Library Board of Trustees for a term of five years.

**P**olice Chief's Report

Chief Poleway gave the following report.

1. Thursday, May 26th is the annual Larchmont Memorial Day Parade. It will begin promptly at 7:00 pm on Chatsworth Avenue near the intersection with Palmer Avenue. The parade route will continue for a short time on Palmer Avenue and will then proceed down Larchmont Avenue where it will end in front of Larchmont Village Hall. Once the parade has ended, Larchmont Avenue between Boston Post Road and Cherry Avenue will be closed to vehicular traffic. Residents and motorists should expect possible delays and temporary road closures as all of the participants gather and prepare to march and also as the parade progresses. Please be patient and exercise caution when traveling within the Village on Thursday and seek alternative routes of travel, if possible.
2. June 1<sup>st</sup> a ban on the operation of all gas powered leaf-blowers within the Village will be in effect until September 30<sup>th</sup>. As you are aware, Village Code section 195-5 prohibits the use of these devices and anyone found in violation of this statute is subject to receiving a court appearance ticket and a fine. For those residents that do not personally mow or maintain their lawn, I urge you to speak to your gardener or landscaper to ensure that they are aware of this law and in this way, compliance can be attained.
3. The Police Department has a limited supply of pistol and revolver safety locks available in an effort to promote gun safety especially for weapons that are kept in the home. Residents of the Village of Larchmont with a valid pistol permit are encouraged to stop by Larchmont Police Headquarters and they will be provided with a lock for each revolver or pistol on their permit free of charge.

Police Chief's Report  
Con't.

4. FEMA has launched a new feature to its free smartphone app that will enable users to receive push notifications to their devices to remind them to take important steps to prepare their homes and families for disasters. The reminder feature allows users to receive pre-scheduled safety and preparedness tips, including testing alarms, practicing a fire escape plan, updating emergency kits and replacing smoke alarm batteries. This new feature to FEMA's app will make it easier for families to remember to take potentially life-saving actions that we all should be thinking about more often. The new reminder feature builds upon several innovative tools already built into the app. In addition to push notifications, the app also provides a customizable checklist of emergency supplies, maps of open shelters and open recovery centers, and tips on how to survive natural and manmade disasters. The FEMA app also offers a feature that enables users to receive push notifications of weather alerts from the National Weather Service for up to five locations across the nation. The latest version of the FEMA app is available for free in the [App Store](#) for Apple devices and [Google Play](#) for Android devices.
5. On Saturday – April 30<sup>th</sup> – the police department hosted a collection site and participated in National *Drug Give Back Day* in conjunction with the Drug Enforcement Administration. This bi-annual event allows for the proper and environmentally safe disposal of unused and expired medications that could otherwise potentially be misused or abused. Janet Buchbinder of RADAR has been instrumental in getting the word out and making this program as successful as it has been. I would also like to acknowledge the efforts of Detective Doucette who has been our police department coordinator in these events and he has worked closely with Janet (and her husband Daryl) in ensuring that this program takes place to the benefit of our community. This event was indeed a success as we collected 66 pounds of unused and expired medications.
6. As you are aware, New York State participates in the nationwide "If you see something, SAY SOMETHING" program regarding suspicious or possibly terrorist activity. Citizens are encouraged to report observed suspicious activity to the 24 hour NYS Terrorism Tips Line at 866 SAFE-NYS (866-723-3697). Now there is a new way to report suspicious activity. New York Gov. Andrew Cuomo has announced as part of his "See Something, Send Something" [campaign](#) a new mobile app that allows New Yorkers to alert authorities of potential threats. The "See Something, Send Something" [app](#) allows anyone with a smart phone to report suspicious activity directly to the New York State Intelligence Center in the form of photos or written notes. Users are reminded to only report "suspicious behavior and situations (e.g., an unattended backpack or briefcase in a public place) rather than beliefs, thoughts, ideas, expressions, associations, or speech unrelated to terrorism or other criminal activity." This app works just like a traditional telephone crime tip line or hotline, except it is available with the touch of a finger on a handheld device. If you see something that may be linked to terrorism, send something. Your tip could provide valuable information that could prevent a tragedy. This app is available for free in the [App Store](#) for Apple devices and [Google Play](#) for Android devices. For more information visit [www.ny.gov/programs/see-something-send-something](http://www.ny.gov/programs/see-something-send-something)

Trustee Fanelli congratulated the Chief on the Child Safety Program. Chief Poleway said if any parent would like to learn the proper way to install a child protective seat in a vehicle should call the Police Department to arrange an appointment.

Police Chief's Report  
Con't.

Chief Poleway extended his congratulations to Trustee Frouman on his becoming a member of the Board.

Chief Caparelli made the following report.

Fire Chief's Report

1. May 22, 2016 at 11:30 am there will be a wet down of the new Rescue 1. Fire Departments from the surrounding communities were invited to attend as well as the public. Please make every effort to attend and see the fire departments latest piece of equipment.
2. May 26, 2016 is the Village's Memorial Day Parade at 7pm. The entire fire department with all its apparatus, men and women will participate along with many other fire, police and civic organizations. Please come and enjoy the parade with your family and friends.
3. May 27, 2016 the Career staff will participate in their annual Hazmat refresher training with other members of the 5 Westchester County Hazmat Squads. These squads are capable of responding to Hazardous material emergencies throughout the county and our participation in these squads enables Larchmont to reap the benefits of the vast amount of equipment and personnel at our disposal in the event a Hazardous Materials incident occurs in our Village.
4. June 4, 2016 the volunteer staff in conjunction with the TMFD will participate in their annual live fire training at the WCFTC. This joint training will allow the interior certified firefighters to work alongside their neighboring firefighters in a live fire scenario as well as practice exterior firefighting duties just as important during real life events.
5. Hurricane season officially begins June 1. Please prepare yourselves for potential flooding and loss of power by raising belongings off lower floors, ensuring your sump pump is working, checking your portable generator and having an emergency kit available with flashlight and extra batteries, battery operated radio, water, first aid kit and other items you may need in the event you are without power for an extended period of time. A full list of items and supplies can be found at [www.redcross.org](http://www.redcross.org). Please remember portable generators and other gasoline powered devices should only be operated outdoors away from windows and doors to avoid harmful fumes building up in your home.

Fire inspections and Code Enforcement efforts are ongoing. All equipment and all Apparatus are in service.

Chief Caparelli added his congratulations to Trustee Frouman on his appointment to the Board.

Trustee Fanelli made the following report.

Trustee Reports

1. The concerts in the park will begin this summer on the Fourth of July with the Dixie Dandies in Manor Park and the rest of the concerts will be held in Flint Park every Thursday in July.

**Trustee Reports  
Con't.**

Trustee Komar gave the following report.

1. Congratulations to all the MHS athletes who were honored this evening by the Board. Not only for their performance on the field but also their work in the classroom and public service.

Trustee Miller gave the following report.

1. The Library renovation is on schedule and there is hope to have a soft opening in July and to be fully operational in September.
2. The Recreation Committee is in need of new members. Anyone interested in volunteering please contact the Clerk's office.
3. The Sprint to Flint will take place on Friday, June 17<sup>th</sup>. Go to the website for sign-up information.

Trustee Frouman made the following report.

1. A meeting with Technology Committee member, Mike Berger was informative. The new billing system is impressive and will be an asset to the Village.

Treasurer Brucciani then addressed the Board to receive approval on two items.

1. The collection of Property Taxes, Streetscape Assessment and Water Fund Arrears
2. The closing and adjusting of entries for the Fiscal Year.

On motion of Trustee Komar, seconded by Trustee Miller, and unanimously carried, it was:

**RESOLUTION**

Auth. **T**reasurer to collect **P**roperty **T**axes, 2016-17 **S**treetscape Assessment, **W**ater Fund Arrears

**RESOLVED,** to authorize Treasurer Brucciani to collect Property Taxes in the amount of \$13,669,890.09 and 2016-17 Streetscape Assessment in the amount of \$32,717.65 and Water Fund Arrears as of 5/16/16 in the amount of \$67,214.81.

On motion of Trustee Komar, seconded by Trustee Frouman, and unanimously carried, it was:

**RESOLUTION**

Auth. **T**reasurer commence the **c**losing & **a**djusting entries **F**Y ending **M**ay 31, 2016

**RESOLVED,** to authorize Treasurer Brucciani to commence with the closing and adjusting entries for the Fiscal Year ending May 31, 2016.

**P**uglisi, M.  
**A**rchitectural Review Board  
**P**roblems

Next to speak to the Board was Michael Puglisi of 65 Larchmont Avenue. Mr. Puglisi read a 7 page prepared statement about the Board of Architectural Review. Some items in the statement were:

1. Dysfunctionality of the current process for residents and their architects appearing before the ARB.
2. Listening to ARB "grill" and provide "minimal to no respect" to his architect and acting like "arm chair quarterbacks".
3. ARB process is more "us vs, them/ antagonistic" with residents.
4. ARB "clearly could use guidance and direction" from the Village Trustees.

Mayor Walsh thanked Mr. Puglisi for his statement. She added in the past one trustee would be appointed as liaison to all the land use boards. Now there is one for each board. Trustee Frouman is liaison to ARB and will begin to attending their meetings and will report to the Board on the proceedings.

Mayor's reply  
Puglisi, M.

Before leaving, Mr. Puglisi distributed copies of his statement to the Board.

On motion of Trustee Fanelli, seconded by Trustee Komar, and unanimously carried, it was:

**RESOLVED**, to approve the fundraising event "Summerfest by the Pond" at the Sheldrake Environmental Center on July 9, 2016.

**RESOLUTION**  
Approve event at  
Sheldrake Eviron. Ctr.  
Summerfest by the Pond  
7/9/2016

Mayor Walsh added about fore mentioned event, that the Sheldrake Environmental Center will provide the Village with insurance. Trustee Fanelli asked if the lighting issue from the previous year's event has been corrected. Mayor Walsh said she will ask.

On motion of Trustee Komar, seconded by Trustee Miller, and unanimously carried, it was:

**RESOLVED**, to name the Journal News the official newspaper of the Village of Larchmont.

**RESOLUTION**  
Journal News  
Official Newspaper

On motion of Trustee Miller, seconded by Trustee Komar, and unanimously carried, the following resolution was adopted:

**WHEREAS**, the Village of Larchmont is the owner of real property known as Lorenzen Park which is a recreation facility that is currently home to one (1) baseball field, a large grass area used for soccer practice and a parking area; and

**RESOLUTION**  
Woodard & Curran  
Construction Administration  
Lorenzen Park Project

**WHEREAS**, the Larchmont-Mamaroneck Fields for Kids approached the Village expressing interest in donating funds to construct two (2) new baseball fields and other site improvements including drainage, irrigation, paving and fencing to the existing baseball field and parking area at Lorenzen Park similar to the joint effort in 2007 to improve Flint Park; and

**WHEREAS**, New York State Assemblyman Otis secured a \$250,000 grant to be used toward the construction project; and

**WHEREAS**, the Village's Traffic Commission has reviewed the project plans and met with concerned residents, the Police & Recreation Departments, Little League and Fields for Kids to address anticipated traffic concerns as a result of the completed project; and

**WHEREAS**, the Village Board authorized the Mayor to enter into funding and naming rights agreements between the Village and Fields For Kids on April 25, 2016, said agreement was executed on May 5, 2016; and

**WHEREAS**, the terms of the funding agreement provide for the complete funding of the construction project and an additional amount for contingency items that may arise by Fields For Kids, no additional funding is anticipated by the Village; and

**WHEREAS**, on April 25, 2016 the Village Board awarded the construction contract contingent upon the execution of the aforementioned funding agreement, to Con-Tech Construction Technology Inc., 28 Lakeview Drive, Yorktown Heights, NY 10598 in the amount of \$1,199.999; and

**WHEREAS**, Woodard & Curran have provided the Village with a proposal dated May 16, 2016 for the engineering consulting and construction administration services, which has been reviewed by staff and agree to the terms of the agreement; now therefore be it

**RESOLVED**, that the Village Administrator is herein authorized to execute the attached professional services proposal with Woodard & Curran 709 Westchester Avenue, White Plains, New York, in substantially the same form as attached hereto, in an amount not to exceed \$75,000 for engineering and construction administration services; and be it further

**RESOLVED**, that the \$75,000 cost of the engineering consulting and construction administration be charged to the appropriate Capital Budget Account associated with this project to be established by the Village Treasurer and funded through the gift of funds by Fields For Kids.

Mayor Walsh announced a list of resolutions that were adopted at recent work sessions.

- Amended Agreement w/ A. Nanna- Water Meter Replacement Project
- Ray Jovine, Water Department- Top Step Laborer
- Funding Agreement w/ Fields for Kids- Lorenzen Park
- Agreement w/ Con- Tech Construction-Lorenzen Park
- 2016 Fire Department Officers
- Solicitors Permit- Just Energy
- Student Day Use Fee- Flint Park Tennis Courts
- 2016 Flint Park Day Camp Staff Salaries
- Sprint to Flint Fees

**RESOLUTION**

Approve minutes  
4/18/2016

On motion of Trustee Miller, seconded by Trustee Komar, and unanimously carried, it was:

**RESOLVED**, to approve the minutes of the meeting held on April 18, 2016.

**RESOLUTION**

Approve work session  
minutes  
4/18/2016

On motion of Trustee Komar, seconded by Trustee Miller, and unanimously carried, it was:

**RESOLVED**, to approve the minutes of the work session held on April 18, 2016.

On motion of Trustee Komar, seconded by Trustee Miller, and unanimously carried, it was:

**RESOLVED**, to approve the minutes of the work session held on April 25, 2016.

**RESOLUTION**  
Approve work session  
minutes  
4/25/2016

On motion of Trustee Komar, seconded by Trustee Miller, and unanimously carried, it was:

**RESOLVED**, to approve the minutes of the work session held on May 2, 2016.

**RESOLUTION**  
Approve work session  
minutes  
5/2/2016

On motion of Trustee Miller, seconded by Trustee Komar, and unanimously carried, it was:

**RESOLVED**, that Abstract Audit Voucher # 14, dated May 16, 2016, in the amount of \$720,399.37, per copies filed with the Clerk, be paid, subject to confirmation and approval of Trustee Miller.

On motion of Trustee Fanelli, seconded by Trustee Komar, and unanimously carried, the meeting adjourned at 9:05 PM.