



**Council of Greater Manhasset Civic Associations, Inc.**  
**PO Box 600, Manhasset, New York 11030-0600**  
**(Greater Council)**

Executive Board Officers 2011-12

President- Richard Bentley  
1<sup>st</sup> Vice Pres- Elizabeth Miller  
2<sup>nd</sup> Vice Pres- John Crewe  
Secretary- Joanne Spencer  
Treasurer- William D'Antonio  
Past President-Ann Marie Fruhauf

Civic Associations

Bayview Civic Association  
Manhasset Park Civic Assoc.  
Norgate Civic Association  
North Strathmore Civic Assoc.  
Plandome Civic Association  
Plandome Heights Civic Assoc.  
Shorehaven Civic Association  
South Strathmore Civic Assoc.  
Strathmore Vanderbilt Civic Assoc.  
Strathmore Village Civic Assoc.  
Terrace Manor Civic Association

Liaisons to Inc. Villages:

Flower Hill (dormant)  
Munsey Park  
Plandome Heights  
Plandome Manor

Other Liaisons

Coalition for Safer Manhasset (CSM)  
Chamber of Commerce  
Manhasset Preservation Society

**Next Meeting 2/8/12**  
**TNH Law Library 8 PM**

**Greater Council Minutes**  
**January 11, 2012**

A regular meeting of the Council of Greater Manhasset Civic Associations Inc. was held at 8 PM at the Town of North Hempstead Law Library in Manhasset, New York at 8 PM with Richard Bentley serving as chair and Eric Monroe as Recording Secretary. The following persons were representing their civic associations, organizations or communities:

Officers Present

President: Rich Bentley, Bayview  
Treas: Bill D'Antonio, Munsey Pk

Members Present:

Paula Abate, Plandome Heights  
James Brooks, Manhasset Park  
Katie Miller, CSM & Chamber of C  
Barbara Donno, Plandome Manor  
Jeffrey O'Brien, North Strathmore  
Andrew Schwenk, South Strathmore  
James Pelzer, Norgate  
Eric Monroe, Bayview  
Phyllis Clark, Terrace Manor

Mr. Bentley called the meeting to order, thanking North Strathmore Civic Assoc President Jeff O'Brien for hosting the December meeting, and indicating that Councilwoman Kaplan was unavailable to attend this meeting; she is attending a meeting in Albany NY, but plans to attend all future GC meetings.

- I. **Secretary's Report:** Ms. Spencer was unavailable for this meeting, but her minutes from Dec 14, 2011 were circulated and all revision submitted via email were processed. A motion was made by Jeff O'Brien and seconded by Andrew Schwenk to approve the minutes as presented. Motion carried unanimously
- II. **Treasurer's Report:** Mr. D'Antonio reported a balance of \$3,396.97.97. He will continue to follow up on those civic associations that have not yet paid their annual dues. Reimbursement to Andrew Schwenk was made in the amount of \$385 for costs associated with fabrication and replacement of the "Manhasset Est.1680" sign which has been hung near Whole Foods.
- III. **President's Report-**Rich Bentley
  - a. **TNH & County Open Items:** Rich reviewed the current status (see attached).
  - b. **Beautification Efforts:** Andrew Schwenk/ Jeff O'Brien
    - i. **MPD Shutter Project-**Jeff reported that the colonial vinyl shutters have been installed on the Maple Place Garage and on the railroad shortly. Nancy Morris has also agreed to shutter all facades during her building renovations. Jeff intends to continue efforts with other area building owners.
    - ii. **The "Manhasset Est.1680"** sign was replaced on Northern Blvd with great thanks to Andrew and those that assisted.
    - iii. **LIRR station** – Andrew Schwenk is scheduling a meeting the MPD and LIRR to discuss plans for improving and maintaining property.

- c. **Dec 311 Statistics for Manhasset:** System now has 12 months of data, enabling future monthly comparisons. Ave. On-time closure rate for the calendar year 2011 was 76% (TNH wide avg is 83.7%). Report summary attached; detail disseminated to members via eMail.
- d. **Christ Church Parish House Property:**– Norm Nemece was unable to attend this meeting. Work continues with the church and developer addressing concerns over the design of the Citibank building. Norm recently met with Citibank Real Estate representatives and Rev Lowry; no status known.
- e. **MPD meetings:** With Ann Marie no longer serving as an MPD commissioner, and MPD's past unwillingness to share any information from their meetings with GC unless GC attends their MPD meetings, GC needs to return to having a GC rep attend MPD meetings. MPD meets on 2<sup>nd</sup> & 4<sup>th</sup> \_\_\_\_\_ of each month. Andrew Schwenk has volunteered to attend at least one meeting a month and report back; Other volunteers are needed.

#### IV. Civic Roundtable:

- a. **Bayview:** Bayview Avenue infrastructure engineers report complete, Supervisor to meet internally on Jan 20<sup>th</sup> to discuss next step. Dec 17 Manhasset Childrens Holiday Show a huge success. Both theaters were filled and lots of food donated to Island Harvest.
- b. **Munsey Park:** Accidents still an issue at Whole Foods parking lot. Mr. D'Antonio has reported the School District has hired an architect for unknown reasons with language to extend their contract for 'a number of years'.
- c. **Plandome Heights:** In conjunction with the Plandome Rd vision project, the village will look into making arrangements with the Town to continue the resurfacing of Plandome Rd north of Webster. The current Mayor Diana Merenda is retiring. Candidates sought.
- d. **Norgate:** Jim Pelzer continues to express severe frustration over the MANY YEARS of requested TNH action to enforce the previous court mandated restricted covenants with the Sunset Chapels as well as the horrendous abandoned house at 22 Norgate owned by same people that continues to reduce the quality of life for Norgate residents. Town Attorney's office does not feel they have any obligation to keep civics updated on the matter.
- e. **South Strathmore:** Replacing signs at 3 entries of the village from Northern Blvd. Working with TNH on street name signage throughout the area.
- f. **Terrace Manor:** Honda parking along streets continues to reduce residents' quality of life. There was a break in and burglary last week; back door forced open while the residents were out of the house. Items were stolen.
- g. **North Strathmore:** Onderdonk House restoration continues and is available to rent for community functions. Brick pillars, potentiality with gas lanterns, are being researched for entrances to the area. Est install in 2013. Efforts continue with individual families sponsoring the pillars.
- h. **Plandome Manor:** Traffic light at N. Plandome Rd/ Stonytown Rd triangle: Village and Nassau County are still working on a redesign of the original plans. NC wants to install 2 huge overhang traffic light supports at the intersection based on their concern that one poll, which would contain the controls, could be damaged if placed in the triangle. Aesthetically the village does not agree with 2 poles at this site; unsightly and unnecessary. Many feel NC's concern is unfounded.
- i. **Chamber of Commerce "Shop Local" efforts and shopper coupons available on Chambers website.** Many residents expressed thanks and mentioned how nice the Plandome Rd light pole decorations were this year. A sub group of merchants is organized to come up with ideas on solving parking. Related matters invoked more in depth discussion on:
  - i. **Parking:** Parking has been a longstanding and ever growing Plandome Rd problem requiring a larger Task Force approach which was discussed during the Plandome Rd Vision Stakeholders meetings, which is hoped to be imminently reactivated . Parking requires key stakeholders: Chamber, Building Owners, MPD, Civics, and TNH Planning representatives. Needs to be formed to explore alternatives in far more detail than any one stakeholder group can adequately plan. Rich will advance with new Councilwoman Kaplan.
  - ii. **Empty store tax abatement:** Some store vacancies are actually caused by building owners unwilling to make any compromise. There appears to be little incentive for some landlords to fill vacant stores as once they are vacated, valuation affecting real estate taxes provides an incentive to keeping them vacant by drastically reducing their real estate taxes.

XII. Adjournment. There being no further business, the meeting was adjourned at 9:15pm

Respectfully submitted,

Eric Monroe, Recording Secretary

**Greater Council  
Summary of Open TNH Items**

- | <u>Topic</u>                                    | <u>Last Known Status</u>  |
|---|---|
| <b><u>Plandome Road Vision Project:</u></b>     | Awaiting J Kaiman reconvening Stakeholders meetings. Plandome Road (25A to Webster) full repaving on schedule for Spring 2012 when Phase 1 work is hoped to begin. TNH is revising plans in accordance with the NYS-DOT final comments. We believe that they will authorize bid documents within the next 60 days (late Jan). We will then go out to bid and, hopefully, begin construction this spring.  |
| <b><u>Bayview Ave Infrastructure</u></b>        | BCA presented a 1995 study highlighting the deteriorated Bayview Ave roadbed Last meet with Supervisor Kaiman in 2005 but reported to be delayed until TNH receives ownership of the road (which it did in 2007) Repeated attempts to schedule meeting with Supervisor Kaiman on the long term solution(s) have not yet been successful. Accident due to ICE on 12/11/11. A short term drainage improvement is already underway at Thomspson Shore Rd; engineers' report authorized at 12/13 town board mtg. TNH Hwy Dept will implement the engineers' recommendation. Engineers will oversee the TNH work expected to re-commence imminently.   |
| <b><u>Christ Church Parish House:</u></b>       | Plan in much dialog about minor requested modifications to proposed bank building. TNH Board held public hearing and approved the needed zoning changes of the plan on 12/13, but most discussion was focused on the site plan which will be a future public hearing on the site plan sometime in the coming months (probably February or March). The issues involving the bank will need to be resolved before the site plan hearing. Parties expected to continue site plan efforts   |
| <b><u>Norgate Issues sent 6-14-10:</u></b>      | Overgrown shrubs @ intersections obstructing driver view, 22 Norgate Rd dilapidated property, Sunset Chapels Fencing on Norgate Rd, bent sign poles. 11/10 TNH violations issued to Sunset; court date postponed. 22 Norgate, owned by the Steinbergs of Sunset Chapel, remains abandoned and an eyesore to the community. TNH took owner to court to enforce a restrictive covenant but was postponed TNH attorney's office is working on coordinating the enforcement of legal requirements previously imposed on the owners. Sup Kaiman asked the town attorney's office to provide an update by GC 12/14 meeting.   |
| <b><u>Limit Future TNH Raises:</u></b>          | Code Section 24-14 proposed amendment from 8/3 Board mtg: well received by civics as a 'good government' action to limit any future raises <u>if proposed</u> to a maximum of CPI or union COLAs, <u>whichever is lower</u> . Status per Ferrara: Remains dormant; no expected time frame for re-introduction.  |
| <b><u>Valley Park Reconstruction</u></b>        | Awaiting TNH response to concerns raised:1) reconfig new parking lot entrance/too close to dangerous intersection, 2) Tree replacement total qty#s 3) field specifics on dimensions, turf vs grass. Army Corp of Engineers report is expected on remediation of the stream inside the park. \$800+K dedicated by the federal gov't for Army Corp work. Project involves redoing the baseball field installing a turf infield and building new athletic field. TNH is exploring changes to the parking area to address safety considerations. A landscaping plan will be included in the final plan. Tree replacement at greater than the # of trees removed. GC will be invited to review and revise this plan. We anticipate moving forward on this during the first half of 2012. |
| <b><u>Lord &amp; Taylor Expand Project:</u></b> | L&T scrapped total store replacement plan; proceeding with building addition as approved but is considering architectural design modifications changing the appearance from that which was approved but not change the size. The changes will require Town Board approval and will forward drawings as soon as they are available.  |
| <b><u>Onderdonk Ave Accidents</u></b>           | Plandome Road project engineers have been authorized to include improvements to Onderdonk Ave that will be incorporated into the spring reconstruction project.   |
| <b><u>Aldershot/Chapel Island:</u></b>          | TNH Green Team Nick L did one time clean up but was to discuss with Hwy dept a plan for more regular TNH maintenance of the island. Status?   |
| <b><u>Jefferson Auto:</u></b>                   | The town continues to conduct enforcement operations in regard to this site.  |
| <b><u>Daffy's:</u></b>                          | Plans submitted to revise the structure. Sup Kaiman was told the plans are within code, no variances or change of zoning required. TNH to set site plan hearing for Jan24 TNH board meeting. GC Copy of plans expected soon.  |
| <b><u>Orchard Street Parking:</u></b>           | Presently, no parking from 10am-4pm.12/13 TNH approved change to 90 minute parking 10am-3pm providing more shopper parking.   |
| <b>-----Nassau County Open Issues-----</b>      |   |
| <b><u>Bayview Ave/Maple waterfront</u></b>      | NC DPW continues to clear the dump site and will determine fence repair vs replacement upon completion. Leg Bosworth is following up.   |
| <b><u>6<sup>th</sup> Pct</u></b>                | At last legislative session a bill was tabled giving legislature power to change the precincts. The Democratic minority objected to the bill because the county charter says it must be done on recommendation of the police commissioner and therefore it can only be changed by amending the charter. There is a strong rumor that the 6 <sup>th</sup> precinct is targeted by the administration but that has not been stated publicly.  |
| <b><u>Northern Blvd/ SRR:</u></b>               | Right Turn from 25A center lane markings. NYS-DOT denied a formal lane marking change to allow shared through /right turn from center lane; Causes a greater driver frustration when the green arrow is on, but a car remains stopped for forward progression. DOT will study other requests including light timing modifications.  |