

**Minutes of the Regular Meeting of the  
Board of Trustees held in the Board Room  
Monday, November 10, 2025, at 7:30 P.M.**

**PRESENT:** Mayor Adam Hoffman  
Deputy Mayor Gene Kaplan  
Trustee Spyro Dimitratos  
Trustee Fred Handsman  
Trustee Marian Lee  
Trustee Robert Gal  
Trustee Lawrence Farkas

**ALSO PRESENT:** Patrick E. Farrell, Village Administrator  
Andrea Curto, Village Attorney  
Stefan Albuquerque, Bldg. Supt.  
Ava Sharahy, LI Press  
Tianhao Ren, Resident  
Timothy Park, Resident  
Patricia Santomauro, Deputy Clerk  
Christopher Tyrkko, Village Treasurer  
David Milner, Resident  
Arnold Leung, Resident  
Qui Yuanwen, Resident  
Yehuda Volpert, Resident

**ABSENT:**

Mayor Hoffman called the regular meeting of the Board of Trustees to order at 7:30 p.m. and led in the Pledge of Allegiance.

Mayor Hoffman, Deputy Mayor Kaplan, and Administrator Farrell had no reports at this time.

Mayor Hoffman invited resident Yehuda Volpert of 11 Market Lane to address the Board. Mr. Volpert raised concerns that the clay tennis courts were not being watered sufficiently. Mayor Hoffman responded that the Board would review the existing sprinkler system and evaluate whether upgrades or adjustments are warranted.

Mayor Hoffman then invited resident Ren Tianhao of 15 Old Farm Road to address the Board. Mr. Tianhao raised concerns that he applied for a tree removal permit, which was denied. Mayor Hoffman explained that when the Village Arborist determines a tree to be healthy, a removal permit cannot be approved. She also noted that any company performing tree trimming must be licensed & registered with the Village. Violations, including excessive trimming that harms a tree, may result in fines.

Mr. Tianhao expressed concerns about the process for his building permit application, which included a pool renovation and pavers. Upon inspection, the Building Inspector found that his fence was not compliant with the Village code, as it was 6 feet tall instead of the permitted 4 feet. It was also noted that a self-closing spring gate is required when installing a pool. Mr. Tianhao asked why a separate fence permit was needed. Mayor Hoffman explained that the fence permit is required because it involves specific submissions and inspections, including a property survey, and protects against errors such as fences being built on the wrong property line. The permit ensures the Village can verify that the installation complies with all regulations.

Stefan DeAlbuquerque, Building Supt., stated that many of the permits required in the village code are not necessarily village code per se; they are part of the uniform NYS building codes.

An inspector is allowed to inspect if there is an open permit. If the village employees see a construction company, tree removal company, or construction debris in the driveway when there is no permit, the inspector will show up at the home.

Mayor Hoffman, Deputy Mayor Kaplan, and Administrator Farrell had no reports at this time.

Village Attorney Andrea Curto reported that the State requested a meeting regarding the Biogenesis project, which was held on October 7th. During that meeting, clarification was provided that the building is not intended for medical use. A question was raised as to whether medical use could be considered as an alternative option under the SEQRA process, in the event that the research center does not proceed. To accommodate such a use, the building would need to be reduced in size, as additional parking would be required.

It was also noted that the Blood Center will no longer be occupying space within the building, and there may be challenges in securing new tenants.

Mayor Hoffman, seconded by Deputy Mayor Kaplan, moved to approve the minutes of October 14, 2025. The motion was unanimously approved by those present.

Mayor Hoffman, seconded by Trustee Dimitratos, moved to approve the Abstract of Claims as presented for \$427,450.62 and the Pre-Paid Abstract of Claims as presented for \$111,445.45 (26/05X). The motion was unanimously approved by those present.

Treasurer's Report is annexed hereto.

Monthly Budget reports are for informational purposes only.

Mayor Hoffman, seconded by Trustee Dimitratos, moved to approve the following **RESOLUTION**:

**BE IT RESOLVED**, the Board of Trustees authorizes the Village Court to apply for a JCAP (Justice Court Assistance Program) grant.

On the call of the roll: Mayor Hoffman voting aye; Deputy Mayor Kaplan voting aye; Trustee Lee voting aye; Trustee Farkas voting aye; Trustee Gal voting aye; Trustee Dimitratos voting aye, and Trustee Handsman voting aye.

The **RESOLUTION** was declared duly adopted.

Mayor Hoffman, seconded by Trustee Farkas, moved to approve the following **RESOLUTION**:

**BE IT RESOLVED**, the Board of Trustees authorizes the approval of the request by CSEA to update/switch the Holiday Day off. Work on Wednesday, 12/24, and Wednesday, 12/31, and have off on Friday, 12/26, and Friday, 1/2/26. The office staff holiday to remain on December 24/25 and December 31/January 1, 2026.

On the call of the roll: Mayor Hoffman voting aye; Deputy Mayor Kaplan voting aye; Trustee Lee voting aye; Trustee Farkas voting aye; Trustee Gal voting aye; Trustee Dimitratos voting aye, and Trustee Handsman voting aye.

The **RESOLUTION** was declared duly adopted.

Mayor Hoffman, seconded by Trustee Farkas, moved to approve the following **RESOLUTION**:

**BE IT RESOLVED**, the Board of Trustees authorizes Administrator Farrell to open the 2026 Bid process for the golf course fertilizer, seed, and turf control

On the call of the roll: Mayor Hoffman voting aye; Deputy Mayor Kaplan voting aye; Trustee Lee voting aye; Trustee Farkas voting aye; Trustee Gal voting aye; Trustee Dimitratos voting aye, and Trustee Handsman voting aye.

The **RESOLUTION** was declared duly adopted.

Mayor Hoffman, seconded by Trustee Farkas, moved to approve the following **RESOLUTION**:

**BE IT RESOLVED**, the Board of Trustees authorizes an RFP for a Fitness Equipment Service Contract

On the call of the roll: Mayor Hoffman voting aye; Deputy Mayor Kaplan voting aye; Trustee Lee voting aye; Trustee Farkas voting aye; Trustee Gal voting aye; Trustee Handsman voting aye, and Trustee Dimitratos voting aye.

The **RESOLUTION** was declared duly adopted.

Mayor Hoffman, seconded by Trustee Dimitratos, moved to approve the following **RESOLUTION**:

**BE IT RESOLVED**, the Board of Trustees authorizes the renewal contract with Auctions International

On the call of the roll: Mayor Hoffman voting aye; Deputy Mayor Kaplan voting aye; Trustee Lee voting aye; Trustee Farkas voting aye; Trustee Gal voting aye; Trustee Handsman voting aye, and Trustee Dimitratos voting aye.

The **RESOLUTION** was declared duly adopted.

Mayor Hoffman, seconded by Trustee Farkas, moved to approve the following **RESOLUTION**:

**BE IT RESOLVED**, the Board of Trustees approves the Building Department fee: Pod Permit Fee \$50

On the call of the roll: Mayor Hoffman voting aye; Deputy Mayor Kaplan voting aye; Trustee Lee voting aye; Trustee Farkas voting aye; Trustee Gal voting aye; Trustee Dimitratos voting aye, and Trustee Handsman voting aye.

The **RESOLUTION** was declared duly adopted.

Mayor Hoffman, seconded by Trustee Farkas, moved to approve the following **RESOLUTION**:

**BE IT RESOLVED**, the Board of Trustees approves the Building Department fee: Hotel Construction per sq. ft. \$700

On the call of the roll: Mayor Hoffman voting aye; Deputy Mayor Kaplan voting aye; Trustee Lee voting aye; Trustee Farkas voting aye; Trustee Gal voting aye; Trustee Dimitratos voting aye, and Trustee Handsman voting aye.

The **RESOLUTION** was declared duly adopted.

Mayor Hoffman, seconded by Trustee Dimitratos, moved to approve the following **RESOLUTION**:

**BE IT RESOLVED**, the Board of Trustees approves the Building Department fee: Parking Garage per sq. ft. \$90

On the call of the roll: Mayor Hoffman voting aye; Deputy Mayor Kaplan voting aye; Trustee Lee voting aye; Trustee Farkas voting aye; Trustee Gal voting aye; Trustee Dimitratos voting aye, and Trustee Handsman voting aye.

The **RESOLUTION** was declared duly adopted.

Mayor Hoffman, seconded by Deputy Mayor Kaplan, moved to approve the following **RESOLUTION**:

**BE IT RESOLVED**, the Board of Trustees approves authorizing the Administrator Job Posting Ad

On the call of the roll: Mayor Hoffman voting aye; Deputy Mayor Kaplan voting aye; Trustee Lee voting aye; Trustee Farkas voting aye; Trustee Gal voting aye; Trustee Dimitratos voting aye, and Trustee Handsman voting aye.

The **RESOLUTION** was declared duly adopted.

Mayor Hoffman, seconded by Trustee Farkas, moved to approve the following **RESOLUTION**:

**BE IT RESOLVED**, the Board of Trustees authorizes Deputy Clerk, Patricia Santomauro, to attend the 2026 IIMC CMC/MMC Education Program in Latham, NY, from July 13<sup>th</sup> to 16<sup>th</sup>.

On the call of the roll: Mayor Hoffman voting aye; Deputy Mayor Kaplan voting aye; Trustee Lee voting aye; Trustee Farkas voting aye; Trustee Gal voting aye; Trustee Dimitratos voting aye, and Trustee Handsman voting aye.

The **RESOLUTION** was declared duly adopted.

Mayor Hoffman, seconded by Trustee Farkas, moved to approve the following **RESOLUTION**:

**BE IT RESOLVED**, the Board of Trustees approves the 2026 Office Holiday & Locker Room Schedule

On the call of the roll: Mayor Hoffman voting aye; Deputy Mayor Kaplan voting aye; Trustee Lee voting aye; Trustee Farkas voting aye; Trustee Gal voting aye; Trustee Dimitratos voting aye, and Trustee Handsman voting aye.

The **RESOLUTION** was declared duly adopted.

Mayor Hoffman, seconded by Trustee Farkas, moved to approve the following **RESOLUTION**:

**BE IT RESOLVED**, the Board of Trustees approves the date for the Staff Appreciation Luncheon on Friday, December 12<sup>th</sup>

On the call of the roll: Mayor Hoffman voting aye; Deputy Mayor Kaplan voting aye; Trustee Lee voting aye; Trustee Farkas voting aye; Trustee Gal voting aye; Trustee Dimitratos voting aye, and Trustee Handsman voting aye.

The **RESOLUTION** was declared duly adopted.

Mayor Hoffman, seconded by Trustee Farkas, moved to approve the following **RESOLUTION**:

**BE IT RESOLVED**, the Board of Trustees authorizes an RFP for the NYS Contract for Local Government Cell Phone providers

On the call of the roll: Mayor Hoffman voting aye; Deputy Mayor Kaplan voting aye; Trustee Lee voting aye; Trustee Farkas voting aye; Trustee Gal voting aye; Trustee Dimitratos voting aye, and Trustee Handsman voting aye.

The **RESOLUTION** was declared duly adopted.

Mayor Hoffman, seconded by Trustee Farkas, moved to approve the following **RESOLUTION**:

**BE IT RESOLVED**, the Board of Trustees authorizes the annual subscription fee for satellite coverage, as well as Toro's Support service, for a total of \$3857.04 annually.

On the call of the roll: Mayor Hoffman voting aye; Deputy Mayor Kaplan voting aye; Trustee Lee voting aye; Trustee Farkas voting aye; Trustee Gal voting aye; Trustee Dimitratos voting aye, and Trustee Handsman voting aye.

The **RESOLUTION** was declared duly adopted.

On behalf of the Environmental Committee, Trustee Lee reported that Shed the Meds/E-Waste Day was held on Saturday, October 25<sup>th</sup>. The day went very well. The village collected 126 lbs. of medication. The Environmental Committee will continue doing this event twice a year.

On behalf of the Golf Commission, Deputy Mayor and Golf Commissioner Kaplan reported that we are nearing the end of the Bunker Project. It is moving ahead of schedule and slightly under budget with a projected completion date of December 15<sup>th</sup>.

Trustee Handsman, seconded by Trustee Farkas, moved to appoint Michael Berger as a full member of the House Committee for 2025-2026. The motion was unanimously approved by those present.

Trustee Gal, on behalf of the Park Commission, stated that the canopies and decking are coming along nicely.

Trustee Gal, seconded by Trustee Dimitratos, moved to appoint Russell Solomon as a full member of the Park Commission for 2025-2026. The motion was unanimously approved by those present.

Trustee Farkas, on behalf of the fitness center, reported that we purchased an Insignia TV, and it was able to be configured with our system. He is looking at making room in the gym and will be looking at auctioning a Spirit Elliptical (5 years Old), (2) Abductors, and we will be auctioning off one. In addition,

Mayor Hoffman reported that the Lake Success Police Department hired one new police officer, Mathew Fallon, and is in the process of hiring 2 more police officers.

NCVOA's next meeting is on Tuesday, November 11, 2025

Motion made by Mayor Hoffman, seconded by Deputy Mayor Kaplan the Board went into Executive Session at 9:20 PM

Motion made by Mayor Hoffman, seconded by Trustee Farkas the Board came out of Executive Session at 9:42 PM

No action was taken

Motion made by Mayor Hoffman, seconded by Trustee Dimitratos, meeting was closed at 9:42 PM

Respectfully Submitted,

Patricia Santomauro  
Deputy Clerk