

Minutes of the Board of Trustees Meeting
Village of Kensington, 2 Nassau Drive, Great Neck, NY
February 15, 2023
7:30pm – Village Hall

Present: Mayor Susan Lopatkin
Trustees: Deputy Mayor Greener, Alina Hendler, Phil Bornstein

The Board meeting was brought to order by Mayor Lopatkin at 7:30pm.

Mayor Lopatkin made a motion to approve the January board minutes, all in favor.

Final Sub-Division Hearing for 29 Arleigh

The subdivision for 29 Arleigh Rd was approved by the board. They met all the necessary requirements and have satisfied their fees. They were instructed to go to the Nassau County Clerk Office to record two deeds. The following resolution granting final subdivision was read into the record.

INCORPORATED VILLAGE OF KENSINGTON

2 Nassau Drive

Great Neck, New York, 11021

RESOLUTION GRANTING FINAL SUBDIVISION APPROVAL
FOR PROPERTY LOCATED AT 29 ARLEIGH ROAD, GREAT NECK,
NEW YORK, AND DESIGNATED ON THE NASSAU COUNTY
LAND AND TAX MAP AS SECTION 2, BLOCK 221, LOTS 61-70

WHEREAS, by resolution adopted November 17, 2022, the Village of Kensington Board of Trustees (“Board”), acting in its capacity as a planning board, granted preliminary subdivision approval to KENSINGTON DEVELOPERS GROUP, LLC (“Applicant”) to divide real property located at 29 Arleigh Road, Great Neck, New York, and designated on the Nassau County Land and Tax Map as Section 2, Block 221, Lots 61-70, inclusive, (“Premises”) into two building lots; and

WHEREAS, the resolution provided that final subdivision approval would be granted upon compliance with the following four conditions:

1. demolition of the existing house;
2. Architectural Review Board approval for the two new houses;
3. payment of all taxes and fees and the Village's Recreation Fee; and
4. Building Department approval of all drainage and engineering plans;

And **WHEREAS**, all of the conditions of the preliminary resolution have been satisfied; and

WHEREAS, on February 15, 2023, the Planning Board held a public hearing to consider final subdivision approval.

NOW, THEREFORE, BE IT RESOLVED that

1. the Board hereby grants final subdivision approval to divide the Premises into two building lots as depicted on the subdivision map prepared by Jerry P. LaRue, dated August 25, 2021; and
2. the Board hereby authorizes the mayor to sign the subdivision map.
3. Final subdivision approval is conditioned on the following:
 - (1) Applicant must obtain minor subdivision approval from the Nassau County Planning Commission;
 - (2) Applicant must record two deeds in the Nassau County Clerk's Office within one year of the date this Resolution is filed in the Village Clerk's Office;
 - (3) No building permit may be issued for the proposed new residences until the Applicant has provided proof of recording two subdivision deeds.

AYES: SUSAN LOPATKIN , Mayor
 JEFFREY GREENER, Deputy Mayor
 ALINA HENDLER

PHIL BORNSTEIN

NOES: NONE

ABSENT: BRENT GREENSPAN

Dated: February 15, 2023

Filed in the Village Clerk's Office on: February 16, 2023

We received the contract from Vigilant and the fees match the preliminary numbers that we were given when doing our 2023-2024 Budget. Mayor Lopatkin was authorized by the board to sign said contract.

The State of the Village by Chief Giraulo was postponed to next month's board meeting on March 15th, 2023.

Village tax bills will be mailed out at the end of the month.

The Village Election will take place on March 21st from 12-9pm at the Village Hall.

On a motion of Mayor Lopatkin, seconded by Trustee Bornstein accept the Police and Treasurers reports.

On the motion of Mayor Lopatkin, seconded by Trustee Hendler, the meeting adjourned at 8:35pm.