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INCORPORATED VILLAGE OF LAUREL HOLLOW
PLANNING BOARD
PUBLIC HEARING
October 7, 2019
7:00 p.m.

VILLAGE HALL
1492 Laurel Hollow Road
Syosset, New York 11791-9603

PRESENT: CHRIS HADJANDREAS, Chairman
ELIZABETH DiBLASIO, Member
NANCY JONES, Member
JAMES GALTIERI, Member

ALSO PRESENT:

HOWARD AVRUTINE, Village Attorney
JAMES ANTONELLI, Village Engineer

P5-2018/T31-2019 - Atlantic Shores Partners, LLC
147 Laurel Lane
Removal of 10 Trees and Slope Disturbance

RONALD KOENIG
OFFICIAL COURT REPORTER

Proceedings

1 MR. AVRUTINE: This is the public hearing in
2 connection with Application P5-2018 and T31-2019, the
3 public hearing on the application of Atlanta Shores
4 Partners, LLC, owners of the property located at
5 147 Laurel Lane for approval to remove ten trees and
6 approval to disturb a steep slope in connection with
7 five of the trees proposed to be removed as well as for
8 a walkway in the rear yard. This is all in connection
9 with the building permit for drainage and grading, and
10 in addition to a driveway in the front yard as well as a
11 proposed walkway in the rear yard.

12 The property under application is known as
13 Section 14, Block 14, Lot 4, on the Nassau County Land
14 and Tax Map.

15 The first exhibit in connection with this
16 hearing is the Affidavit of Posting from Elizabeth Kaye
17 that the Legal Notice was posted on the front bulletin
18 board at Village Hall on September 20, 2019.

19 The next exhibit is an Affidavit of
20 Publication that the Legal Notice was published in the
21 North Shore Leader on September 25, 2019.

22 The next exhibit is a document that confirms
23 that the Legal Notice was published on the Village
24 website on September 19, 2019.

25 The next exhibit is a document that confirms

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1 that the Legal Notice was sent to Village website NEWS
2 subscribers on October 2, 2019.

3 And the next exhibit is an Affidavit of
4 Mailing from the applicant indicating that the Notice of
5 Public Hearing was mailed on September 26, 2019 to the
6 individuals set forth in the affidavit.

7 And the final exhibit is notification from the
8 Nassau County Planning Commission which unfortunately
9 has not been received, but we are permitted to proceed
10 because there is no response to the Village's request
11 within 30 days.

12 And that completes the exhibits.

13 Is there a representative on behalf of the
14 applicant?

15 MR. RANT: Good evening, Mr. Chairman and
16 Members of the Board. My name is Michael Rant from the
17 firm of Northcoast Civil, formerly Bladykas and Panetta.
18 I'm here this evening representing the owners of
19 147 Laurel Lane, and we're seeking approval to remove
20 ten trees as well as slope disturbance in connection
21 with some site work for a home that is currently under
22 renovation.

23 So the project before you, and I know some of
24 the Board members were able to visit the site and I did
25 have a chance to meet with the chairman on Saturday and

1 kind of walk the site, look at the different trees, and
2 there was some concerns about certain trees that had
3 better quality than others. So at this point, I'm sorry
4 for the last minute submission, but I would like to
5 submit a revised site plan and a revised landscape plan
6 that hopefully addresses some of the Board's concerns.
7 So, this is a revised site plan and landscape plan dated
8 October 7, 2019.

9 MR. AVRUTINE: Mr. Rant, will these changes
10 impact the slope portion of the application at all?

11 MR. RANT: No. We're still disturbing the
12 same slope, still removing ten trees.

13 MR. AVRUTINE: I just wanted to make sure in
14 terms of Mr. Antonelli's evaluation that somehow the
15 revised plan would or would not impact that. So, you
16 are indicating on the record that as far as the slope
17 application is concerned, that there's no modifications
18 that would impact that; is that correct?

19 MR. RANT: Yes. And I'll run through those
20 changes.

21 MR. AVRUTINE: Thank you.

22 MR. RANT: Essentially, there was -- the
23 previous plan before you had ten trees for removal. And
24 based on our site visit, there was a large tree directly
25 in front of the house, a 36-inch tree, that we are now

1 keeping, saving that tree. In the back, we showed a row
2 of four trees. Three of those four trees we are saving.
3 So, they are of better quality. They had some vines on
4 them. But by taking a second look, the owner agreed
5 they could remove some of the vines and clean them up
6 and they could be a benefit to the property. There was
7 one tree right behind the house, a 24-inch tree, which
8 was for removal and we're still showing removal based on
9 the condition of the tree.

10 And then in looking at the rear of the
11 property, really it's a wooded site, there is a pool.
12 So, the owner would like to create some sun in that
13 area. So we found, identified, four additional trees
14 that were of lesser quality: There is a 20-inch tree
15 that is close to the house, half of the top of the tree
16 was broken off, we're showing that for removal; there
17 were two trees directly adjacent to the pool which had a
18 lot of decay and dead branches, we're showing those for
19 removal; and a large 18-inch tree that has a large lean
20 towards the rear of the property.

21 So, we feel that we've achieved kind of
22 opening up this space by having a better selection of
23 trees that are currently in decay or decline, and
24 improvement to remove those trees. Again, in keeping
25 the same trees, I think we selected a better range of

1 trees based on the quality, size and the species.

2 The second part of this resubmission is a
3 revised landscape plan.

4 MEMBER GALTIERI: So the total amount of trees
5 removed is what now?

6 MR. RANT: Ten.

7 Also, part of that package is a revised
8 landscape plan. In the field there's a, if you're
9 looking at the house, the left side, there was a large
10 area that was open to the neighbors. So, they removed
11 some vines and underbrush and we proposed some
12 additional screening. There is a mix of American Holly
13 and Green Giant Arborvitae that would run along that
14 entire property line to help screen neighbor. We also
15 introduced a few ornamental trees, some Kousa Dogwood
16 and Redbuds, in that general area to help screen the
17 neighbor.

18 Along the driveway on the right side, it's
19 kind of deceiving in the field, but the driveway is
20 actually a substantial distance from the property, so in
21 order to help screen the neighbor, we introduced the
22 same landscaping. So, a mixture of American Holly and
23 Green Giant Arborvitae that would run along that
24 property line where it's currently open as well as some
25 additional hardwood replacement. So, we have three Pin

1 oaks that are proposed in that area and two Sunset
2 Maples. So, some additional hardwood to help develop a
3 canopy and some larger trees.

4 The overall goal of this application, for the
5 Board members that visited the site the entire property
6 slopes directly to the front door and creates a drainage
7 issue, so we want to excavate some soil to get positive
8 pitch away from the foundation, install drainage, and
9 clean up the backyard to make it a little more of a
10 useable space.

11 If the Board has any questions regarding the
12 revisions, I would be happy to answer them.

13 CHAIRMAN HADJANDREAS: Mr. Rant, I have a
14 question in regards to the dry wells. Since we are
15 keeping, it's hard to see on this survey, but there's
16 the large tree that's off, if you're looking at the
17 house, the left corner of the house, since we're keeping
18 that tree, does the location of the proposed dry wells,
19 you know, impact that tree at all? Because it's being
20 kept, we want to make sure that it's not being hindered
21 or damaged.

22 MR. RANT: Sure. The closest dry well is
23 about 25 feet away from the base of the tree. So, we
24 are, instead of having the dry well directly next to the
25 tree, we're having a catch basin and then we're piping

1 it to the dry well to keep that site work away.

2 CHAIRMAN HADJANDREAS: How close to that tree
3 is the excavation going to get in terms of the grading?

4 MR. RANT: The grade adjacent to the tree is
5 going to remain the same. There is maybe at a distance
6 of 10 feet away, 15 feet, there may be about a 6-inch
7 change in grade.

8 CHAIRMAN HADJANDREAS: And then as it goes
9 further away, it's more of a grade change as you go
10 towards the driveway?

11 MR. RANT: Exactly. As you go further north
12 and further west, there is more of a grade change away
13 from the tree.

14 CHAIRMAN HADJANDREAS: How many dry wells are
15 going in the front yard, just two?

16 MR. RANT: Two dry wells.

17 CHAIRMAN HADJANDREAS: That's just for
18 drainage?

19 MR. RANT: Just for drainage.

20 CHAIRMAN HADJANDREAS: And there's none there
21 now?

22 MR. RANT: No. Everything pitches to the
23 house and then also heads further east to the neighbor's
24 property, so we'll be collecting the runoff before it
25 makes it to the neighbor's property.

1 CHAIRMAN HADJANDREAS: Has that been an issue,
2 the runoff to the neighbor's yard?

3 MR. RANT: It was heavily vegetated before, so
4 I'm sure a lot of the vegetation absorbed it. In
5 clearing out that vegetation and exposing the earth, I'm
6 sure it leaves more of a potential for a runoff issue.
7 I think by implementing this plan is going to
8 drastically improve the site.

9 CHAIRMAN HADJANDREAS: Any questions from the
10 Board?

11 One more question from me. On the driveway,
12 are there any dry wells specific -- is that what I'm
13 seeing over here on the --

14 MR. RANT: Yes. We've added a catch basin.
15 So, our drainage calculations account for the entire
16 driveway as well as all of our disturbed areas.

17 CHAIRMAN HADJANDREAS: In terms of the plan
18 that you're submitting, it is a little, you know, hard
19 to kind of make out what's what.

20 MR. RANT: Understood.

21 CHAIRMAN HADJANDREAS: I guess, you know, in
22 terms of numbers as we move forward, we are going to
23 need like a little clearer numbers of what's going in
24 and the locations. So, we'll call this -- this is the
25 north side or --

1 MR. RANT: That's the west side.

2 CHAIRMAN HADJANDREAS: The west side. So in
3 terms of the west side, it's this many; break down on
4 the east side, it's this; and there's nothing going in
5 the rear, so --

6 MR. RANT: Sure.

7 We can give you a cleaned up copy of a
8 landscape plan with a table list of plant sizes, species
9 and location.

10 MR. AVRUTINE: Please make sure that has a
11 revision date on it.

12 And I also want to clarify, because this plan
13 you just handed up says September 2019 on it, I don't
14 know --

15 MR. RANT: That should have a revised date.

16 MR. AVRUTINE: I don't see a revision on it.
17 And obviously for purposes of ultimately determining
18 which is the actual plan since that has to be followed,
19 we need to be able to identify it.

20 MR. RANT: Understood.

21 MR. AVRUTINE: Please make sure that -- I see
22 that your site plan has a revision date of October 7,
23 but we need a similar situation on the landscape plan.
24 I presume that will be prepared by the same person.

25 MR. RANT: Patricia Hopkins is the landscape

1 designer. So I'll have her do a cleaned-up plan with
2 symbols and locations and a revision date that would
3 accurately reflect my presentation and what's in the
4 decision.

5 MR. AVRUTINE: Thank you.

6 CHAIRMAN HADJANDREAS: One thing that I want
7 to state for the record in terms of the landscape plan
8 that's been submitted and that will be revised is, if it
9 is accepted by the Board, that plan will have to be
10 certified by your landscape designer.

11 What was her name?

12 MR. RANT: Patricia Hopkins.

13 CHAIRMAN HADJANDREAS: Because she is the
14 landscape designer of record that designed this plan,
15 after everything is done and in the ground, she would
16 have to certify that it's healthy and, you know, growing
17 and doing what it's supposed to do. And then that
18 certification would, you know, you would need that
19 certification to close out your permits and get your C
20 of O, just so you understand.

21 Does the Board have any questions for
22 Mr. Rant?

23 How much soil do you expect to pull out? Is
24 everything being removed or are you going to keep it on
25 site?

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1 MR. RANT: Soil is being removed from the
2 property.

3 CHAIRMAN HADJANDREAS: Do you know about --

4 MR. RANT: I don't have the document with me,
5 but it's -- we will submit a fill application that's
6 pending and it would be on that application.

7 CHAIRMAN HADJANDREAS: One other point for the
8 Board, that anything if we approve tonight is going to
9 be contingent on the Trustees. The homeowner has to go
10 in front of the Trustees next Wednesday, a week from
11 tomorrow, to obtain a fill removal permit. And anything
12 that if we approve is contingent also on them approving
13 that, and that goes for the tree removal as well. So
14 whatever happens at this hearing, it doesn't matter
15 until the Trustees approve or not next week. So, if
16 they approve, then everything we did do tonight moves
17 forward.

18 MR. Da LUZ: It means you can't --

19 MR. AVRUTINE: Sir, give your name and
20 address.

21 MR. Da LUZ: My name is Orlando Da Luz. I'm
22 one of the partners on the building. 23 Frontier Lane,
23 East Northport.

24 MR. AVRUTINE: You wanted to say something?

25 MR. RANT: He was just clarifying trees --

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1 MR. Da LUZ: The trees cannot be removed until
2 the next hearing, is that what you are saying?

3 CHAIRMAN HADJANDREAS: In terms of the way the
4 process works, tonight, if the Board motions to accept
5 and approve what you've submitted and next week the
6 Trustees approve your removal of the soil and you get
7 both those approvals, at that point, then the trees
8 could be removed, but not until both approvals happen.

9 MR. Da LUZ: Okay.

10 CHAIRMAN HADJANDREAS: I have one thing that
11 came up was a concern from one of your neighbors, and I
12 wanted to address that in a public portion of the
13 hearing.

14 So, in regards to the front, which we did not
15 discuss tonight, the front setback of the property, so
16 between Laurel Lane and the front of your house, there's
17 a lot of screening there and a lot of large trees, but
18 there's also a lot of vines, invasive vines that are
19 taking over basically, that extend down the eastern
20 portion of your property line. And the concern from the
21 neighbor, actually the letter was very complimentary of
22 how you've improved the site, but she or he would like
23 to see that addressed, that those vines be removed. So
24 as part of this landscape plan what I would like to add
25 in terms of, again, for your, you know, to get that

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1 final checkoff, is that that area of the front setback
2 and the side setback up until the point where, you know,
3 it's all been cleared, the vines are removed so that,
4 you know, again the trees that are there can be healthy
5 and thrive.

6 MR. Da LUZ: Yes. The plan what I was
7 planning is, like, there is a lot of dead branches on
8 the bottom, so I would cut those off, I leave whatever
9 little trees are there already, some of them. Because
10 there is some pines or whatever, they are like little
11 ones, so I could leave some of those and then just plant
12 whatever I'm going to need for to make it look good.

13 CHAIRMAN HADJANDREAS: That's the goal. You
14 already made it look very good, and we appreciate that.

15 Any of the Board members, any questions for
16 the homeowner?

17 MR. AVRUTINE: Does the public have any
18 comments?

19 There's none.

20 Mr. Antonelli, please offer your assessment,
21 if you would.

22 MR. ANTONELLI: For the record, Jim Antonelli,
23 Village Engineering Consultant.

24 I had reviewed the plan dated July 2. Now we
25 have one dated today, October 7. I've had a few minutes

1 here to take a look at it.

2 It looks like the grading around the northeast
3 corner of the house has been changed very slightly. I
4 think it actually makes the drainage or the contour
5 around the proposed catch basin as a yard drain less
6 severe, and I think it's going to work a little better.
7 It does not impact the slope area whatsoever.

8 For the record, the applicant has filed an
9 excavation and fill permit to the village to remove
10 approximately 1200 yards, cubic yards, of material. I
11 really did not have any issues with grading and drainage
12 on the property. I think it certainly meets the
13 standards that the village has for containment of
14 runoff.

15 Just a point of clarification, I think the
16 statement was made that there are two dry wells in the
17 front yard. There are actually three of them. One of
18 them, just to be clear, one of them is for the driveway
19 and parking court and the other two are for roof leaders
20 and the yard drain in the front.

21 As far as slopes are concerned, I did check
22 just to make sure that the slope category, since they
23 are regulated differently, I wanted to make sure that
24 they were plotted correctly based on the topographic
25 information provided, and what is shown on the plan is

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1 correct in my estimation. I believe only five of the
2 ten trees are within that regulated area, for whatever
3 that's worth. I thought that the slope disturbance was
4 minimal. There's basically no regrading in the rear of
5 property and just a very, very small portion, and I'm
6 talking about, you know, a few square feet literally, in
7 the northeast corner of house. So I don't really see
8 any impact. Certainly, the Board has jurisdiction over
9 the trees, but as far as the slopes are concerned, I
10 don't see any impact of a negative nature or any
11 significant nature.

12 MR. AVRUTINE: Would it be your recommendation
13 that the Board enact a negative declaration under the
14 New York State Environmental Quality Review Act based
15 upon your review?

16 MR. ANTONELLI: I believe it is an unlisted
17 action under SEQRA, and I've taken the liberty of
18 preparing a SEQRA, Part II. The applicant had provided
19 Part I, the Short Environmental Assessment Form, which
20 is what is required for an unlisted action. And, yes, I
21 recommend that the Board adopt a negative declaration.

22 MR. AVRUTINE: Thank you, Mr. Antonelli.
23 Any questions?

24 MR. ANTONELLI: I prepared papers accordingly
25 and I signed.

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1 CHAIRMAN HADJANDREAS: Mr. Antonelli, are
2 there any retaining walls going in as part of this slope
3 disturbance?

4 MR. ANTONELLI: Let me check.

5 No.

6 CHAIRMAN HADJANDREAS: Does the Board have any
7 questions for Mr. Antonelli?

8 I'm sorry. Mr. Da Luz, I have one more
9 question, not question, statement, again that I need to
10 get on a public record for you.

11 MR. Da LUZ: Okay.

12 CHAIRMAN HADJANDREAS: Because what you asked
13 for originally in terms of removal of trees and it's
14 been changed now, and the numbers are the same but the
15 trees are different. Previously, you marked some trees
16 that are going to be staying with orange spray paint,
17 and what the Board asks is, again, if we move forward
18 and approve this, that the trees that are staying you
19 cover that up with brown paint or whatever you're going
20 to do to make it -- we really don't like when they spray
21 paint because if we don't approve it, the trees have
22 been marked now. You didn't know that, but cover up the
23 trees that are staying.

24 And the other point is, especially the large
25 trees, that any construction or grading that's going to

1 be done in the area of those trees, that those trees and
2 the roots are protected at least 10 or 15 feet around
3 the trees so the roots don't get damaged that we are
4 keeping on site.

5 MR. Da LUZ: That should be easy to do because
6 there's nothing, like, going right next to it.

7 CHAIRMAN HADJANDREAS: The thing is, since the
8 trees are marked and they are staying now, I don't want
9 tree guys to come in and cut everything down.

10 MR. Da LUZ: No. I will be there when he
11 comes.

12 MR. ANTONELLI: May I suggest that they use
13 some type of a hard tree protection. I think, you know,
14 some type of fencing. I know Mike has a standard detail
15 on that. It may even be on the plan. But I agree with
16 you. I think using plastic flagging, surveyors tape,
17 that that type of thing is certainly removable. But
18 paint is going to give somebody, and it could be a
19 contractor, the wrong idea. I think some other type
20 of --

21 CHAIRMAN HADJANDREAS: So, your suggestion is
22 to flag the trees that are being removed with like an
23 orange or --

24 MR. ANTONELLI: well, I think it's too late
25 for that on this site. But I think one thing that could

1 be done is some type of hard tree protection or some
2 type of a construction fencing, you know, the orange
3 fence, or even a little more substantial to keep the
4 equipment from running over it.

5 CHAIRMAN HADJANDREAS: The one tree that we're
6 concerned about, if you're looking at the front of the
7 house, the large tree that's on the left corner of the
8 house. If we can protect that tree with a barrier of
9 some type.

10 MR. Da LUZ: Yes, we will do that.

11 MR. RANT: A hardened 2 by 4.

12 CHAIRMAN HADJANDREAS: Like you see when, not
13 that you have to put it in the ground, but just they
14 build like kind of a cage, if you will.

15 MR. AVRUTINE: Mr. Rant, is there a detail for
16 that on your drawing?

17 MR. RANT: We can provide a standard detail.
18 It is not on there.

19 MR. AVRUTINE: That would be on your drawing
20 or on the landscape?

21 MR. RANT: On our drawing.

22 MR. AVRUTINE: So, if you can submit a further
23 when you submit the revised landscape drawing.

24 MR. RANT: We'll show the location of where to
25 install it and we'll show a detail of how to install it.

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1 MR. AVRUTINE: Wonderful.

2 CHAIRMAN HADJANDREAS: Are there any other
3 questions for anybody from the Board?

4 MR. AVRUTINE: We need a motion to close the
5 public hearing.

6 MEMBER DiBLASIO: Motion.

7 MR. AVRUTINE: Member DiBlasio.

8 A second?

9 MEMBER JONES: Second.

10 MR. AVRUTINE: Member Jones.

11 All in favor?

12 CHAIRMAN HADJANDREAS: Aye.

13 MEMBER DiBLASIO: Aye.

14 MEMBER JONES: Aye.

15 MEMBER GALTIERI: Aye.

16 MR. AVRUTINE: I need a motion to declare lead
17 agency under the New York State Environmental Quality
18 Review Act.

19 MEMBER GALTIERI: I'll do that.

20 MR. AVRUTINE: Member Galtieri.

21 May I have a second?

22 Chairman Hadjandreas.

23 All in favor?

24 CHAIRMAN HADJANDREAS: Aye.

25 MEMBER DiBLASIO: Aye.

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1 MEMBER JONES: Aye.

2 MEMBER GALTIERI: Aye.

3 MR. AVRUTINE: And a motion to declare the
4 matter unlisted under the New York State Environmental
5 Quality Review Act, anyone?

6 MEMBER JONES: Motion.

7 MR. AVRUTINE: Member Jones.

8 Second, please?

9 MEMBER DiBLASIO: Second.

10 MR. AVRUTINE: Member DiBlasio.

11 All in favor?

12 CHAIRMAN HADJANDREAS: Aye.

13 MEMBER DiBLASIO: Aye.

14 MEMBER JONES: Aye.

15 MEMBER GALTIERI: Aye.

16 MR. AVRUTINE: And I need a motion for a
17 negative declaration under the New York State
18 Environmental Quality Review Act.

19 CHAIRMAN HADJANDREAS: I motion that.

20 MR. AVRUTINE: Chairman Hadjandreas.

21 Second, please?

22 MEMBER GALTIERI: Second.

23 MR. AVRUTINE: Member Galtieri.

24 All in favor?

25 CHAIRMAN HADJANDREAS: Aye.

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1 MEMBER DiBLASIO: Aye.

2 MEMBER JONES: Aye.

3 MEMBER GALTIERI: Aye.

4 MR. AVRUTINE: And a motion on the
5 application?

6 CHAIRMAN HADJANDREAS: Motion to approve.

7 MR. AVRUTINE: Let's go through the conditions
8 by Chair Hadjandreas.

9 The first condition is going to be submission
10 of the revised landscape plan which will depict --

11 MR. ANTONELLI: Clarification of what goes in
12 and what comes out.

13 MR. AVRUTINE: What exactly do you want?

14 CHAIRMAN HADJANDREAS: A revised landscape
15 plan that identifies the quantity and species of plants
16 going in on the east and western sides of the house.

17 MR. AVRUTINE: All to the satisfaction of --

18 CHAIRMAN HADJANDREAS: Of the Board, yes.

19 And that the vines and invasives will be
20 removed from front setback, the large trees protected in
21 the front left corner of the house.

22 MR. AVRUTINE: All of the trees that will
23 remain be protected.

24 CHAIRMAN HADJANDREAS: Yes, protected.

25 And trees that were previously marked be

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1 unmarked that are going to be staying.

2 Am I forgetting anything?

3 MEMBER GALTIERI: Subject to the
4 certification.

5 CHAIRMAN HADJANDREAS: Yes, thank you.

6 MR. AVRUTINE: That's in every one, but that
7 is a standard.

8 And the revised site plan as well.

9 Okay. I think that covers the conditions.

10 And a second on the motion?

11 MEMBER JONES: Second.

12 MR. AVRUTINE: Member Jones.

13 All in favor?

14 CHAIRMAN HADJANDREAS: Aye.

15 MEMBER DI BLASIO: Aye.

16 MEMBER JONES: Aye.

17 MEMBER GALTIERI: Aye.

18 MR. AVRUTINE: Approved as conditioned.

19 Also, one other thing subject to, one of the
20 other conditions is, any other jurisdiction including
21 the Board of Trustees' approval.

22 CHAIRMAN HADJANDREAS: Sure.

23 MR. AVRUTINE: That's also a standard
24 condition, but I want to make sure that's clear on the
25 record.

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All in favor?

CHAIRMAN HADJANDREAS: Aye.

MEMBER DiBLASIO: Aye.

MEMBER JONES: Aye.

MEMBER GALTIERI: Aye.

MR. RANT: Thank you very much.

MR. Da LUZ: Thank you.

CERTIFIED THAT THE FOREGOING IS A TRUE AND ACCURATE TRANSCRIPT OF THE ORIGINAL STENOGRAPHIC MINUTES IN THIS CASE.

RONALD H. KOENIG
Senior Court Reporter