

Regular Meeting of the Chester Heights Civic Association

Meeting called to order on 6/5/2019 at 7:30 PM with the following Board members in attendance: Ray Inello, Irene Sarno and Elena O'Mahony. Approximately 20 members attended.

If any corrections list them here: N/A

Treasurer's Report:

Opening Balance	5267.28
Income/Dues Collected	836.00
Funds	6130.28
Expenses	2215.00
Closing Balance	3888.28

Communications: Correspondence with EFD re firehouse renovations.

Bills Against the CHCA: Liability insurance through Traveler's Insurance Company paid through period 12/2018 through 12/2019, based on collection of membership dues.

Membership Update: Out of the 258 residential homes in CH, 85 paid residential members and 230 email subscribers to date for 2019.

Old Business:

Call made to members to fill/replace Board positions

Reports from members attending TPAC and Fire Board Meetings – not much can be done on New Rochelle Road until pipeline project completed on California Road; Chester Heights firehouse renovations to move forward/work to be put out for bid

Committee Members/Reports

1. Civic Affairs – Bob Marziotti (chair), Steve Moschetta & Jason Attwood:

- **504 New Rochelle Road (Gas station/Convenience store)**
 - Received final certificate of compliance on 10/24/18
 - There have not been any complaints about the site, except for excessive signage as discussed at least CHCA meeting; the signage has since been removed
- **493 New Rochelle Road (former Chase bank)**
 - Siwanoy Country Club will use the building for temporary office space while the club house is undergoing renovations. They plan to occupy the space until May 2020.
 - No indication as to potential long-term tenants after that
- **490 New Rochelle Road (former bakery):**

- Renovations to the smaller storefront on the left are almost complete. The owner should be able to obtain a certificate of compliance soon, and can then begin to lease the space. At this time, no potential tenants.
 - Work on the larger space has stalled; no indication as to when work will be complete. The permits do expire, but can be extended simply by paying additional fees
- **497 New Rochelle Road (Sunoco Station):**
 - A violation was issued to the property owner to remove the wood pile and exterior lift – must do so by end of month. Owner has been responsive and was working with planning department and architect to determine if are viable options to store wood on site and legalize the lift. However, because the station is a legal non-conforming use, his options are very limited. Thus, more likely that wood and lift will be removed.
- **495 New Rochelle Road (former Karma Fashions)**
 - Karma Fashions no longer there
- **Road Construction**
 - Con Ed will continue to be working in the area (California Road) for another couple of years, as per Hector DiLeo, Superintendent of Highways
 - With regard to condition of New Rochelle Road (seems road has deteriorated due to heavy construction equipment passing through), we should contact Hector DiLeo. Bob offered to draft letter on behalf of CHCA, if members submit their specific concerns, thoughts, etc.
2. **Membership/New Residents/Welcome** –Natalia Vivas and Joe Doherty
 3. **Communications** – Elena O’Mahony
 - Communications with/reports from TPAC re traffic issues New Rochelle Road
 - Communications with/reports from Eastchester Fire Board re firehouse
 - Paypal membership payment option successful (\$1200 collected through it)
 - Weekly “Around Town” and Classifieds continue to circulate on Saturday mornings. Members are free to email with any local events that they would like published
 4. **Events** – Susan Miele (chair), Elena O’Mahony, Irene Sarno, Anna Manca & Dawn Attwood: Upcoming events to be planned: Winter Trivia Night; Member Scott Misner to host (thank you, Scott!)
 5. **By-laws** – volunteer needed to review and propose revisions to be drafted to 1955 by-laws (Paul Mazzola to ask his daughter)

6. **Small Business/Fundraising** – volunteers needed
7. **Beautification** – volunteers needed
8. **Scholarship** – Noel Dallacco-Ammirati – 2019 applications

New Business:

CHCA Scholarships to CHCA graduating seniors awarded tonight, reception held following meeting
Call made to members for volunteers

Discussion re untimely garbage put to curb

- 2 Lockwood (Apt Building) garbage pickup is on Archer – sometimes garbage is left out ahead of scheduled time
- members advised to call Highway Dept
- CHCA will send email about garbage placement/times – members are welcome to report violators anonymously

Discussion re vacant house on Lockwood/Charles – grounds are unsightly

- going to auction

Committee Members/Reports

1. **Civic Affairs** – Bob Marziotti (chair), Steve Moschetta & Jason Attwood:

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 - There have not been any complaints about the site, except for excessive signage as discussed at least CHCA meeting; the signage has since been removed
- **493 New Rochelle Road (former Chase bank)**
 - Siwanoy Country Club will use the building for temporary office space while the club house is undergoing renovations. They plan to occupy the space until May 2020.
 - No indication as to potential long-term tenants after that
- **490 New Rochelle Road (former bakery):**
 - Certificate of Compliance issued for smaller storefront. No word as to potential tenants.
 - Work on the larger, former bakery storefront has stalled; no indication as to when work will be complete. The permits do expire, but can be extended simply by paying additional fees
- **497 New Rochelle Road (Sunoco Station):**
 - Because the owner did not meet the required deadlines, the Town issued a summons and the owner appeared in court. The Court allowed him additional time to rectify removal of the wood pile, shed and lift. Owner has removed most, if not all, of the wood, disassembled the lift (but not yet

removed it), and is in the process of finding a new home for the shed. Once the Town issues a summons, there is not much leeway with deadlines; however, owner is making progress and is scheduled to appear in court again on July 2 (at which time, it is hoped all issues will have been resolved).

- **495 New Rochelle Road (former Karma Fashions)**

- Karma Fashions no longer there

- **Road Construction**

- Con Ed will continue to be working in the area (California Road) for another couple of years, as per Hector DiLeo, Superintendent of Highways
- With regard to condition of New Rochelle Road (seems road has deteriorated due to heavy construction equipment passing through), we should contact Hector DiLeo. Bob had offered to draft letter on behalf of CHCA, if members submit their specific concerns, thoughts, etc. No submissions received.

2. Membership/New Residents/Welcome/ Small Business/Fundraising –Natalia Vivas and Joe Doherty

- Nothing new to report
- Will start knocking on doors now that weather is nice
- 85 household members
- Elena provided committee with 40 copies of brochure, more needed, Joe Doherty to ask his daughters
- Elena reported to committee that business flyer is printable on website
- Ray will obtain list of new residents
- Irene will provide list of current members

3. Communications – Elena O’Mahony

- Communications with/reports from TPAC re traffic issues New Rochelle Road
- Communications with/reports from Eastchester Fire Board re firehouse
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4. Events – Susan Miele (chair), Elena O’Mahony, Irene Sarno, Anna Manca, Dawn Attwood.

- Winter Trivia Night at Gordy’s, with member Scott Misner as host, big success! 40 attendees (capacity); should do again
- Picnic date July 7
- Next yard sale – thoughts about charging \$10 per table for members, \$25 for non-members

- New ideas: Adult softball game at Chester Heights Field & NYC Bar Crawl

5. By-laws – volunteer needed to review and propose revisions to be drafted to 1955 by-laws (Paul Mazzola to ask his daughter)

6. Beautification – volunteers needed

7. Scholarship – Noel Dallacco-Ammirati – 2019 scholarship awards to CHCA seniors given out today at CHCA reception

Adjournment: There being no further business to be brought before the members, a motion to adjourn was made by Ray Inello and seconded by Irene Sarno. The meeting adjourned at 8:15 PM to enjoy refreshments.