

MINUTES OF THE SPECIAL PUBLIC HEARING  
HELD BY THE BOARD OF TRUSTEES OF THE  
INCORPORATED VILLAGE OF MASTIC BEACH ON  
MONDAY, NOVEMBER 25, 2013  
AT THE NUTRITION CENTER,  
369 NEIGHBORHOOD ROAD, MASTIC BEACH, NEW YORK AT 5:00pm

The Special Public Hearing was called to order at 5:00 pm by Mayor Biondi.

Mayor Biondi led the audience in the Pledge of Allegiance and a Moment of Silence.  
Roll Call was taken by the Village Clerk.

In attendance: Mayor Biondi  
Deputy Mayor Stiriz  
Trustee Busa  
Trustee Morrow

Excused: Trustee Cappiello

Also present: Village Clerk Susan Draghi  
Village Administrator Tim Brojer  
Attorney Vincent Candurra

Attorney Candurra called the public hearing and asked if the property owner or mortgagees of 78 Lakeview Dr., Mastic Beach, NY were present. No property owner or mortgagees present. Attorney Candurra than asked if Mr. Joseph Rettegi, a representative from JP Morgan Chase Bank or Mortgage Electronic Registration Systems Inc. were present. No response.

At this time Attorney Candurra reviewed the Resolution with the past exhibits.

The Board noted that Exhibit "A" was the inspection report by Village Administrator Tim Brojer. It is Mr. Brojer's recommendation based on the present dangerous condition that the premise should be declared unsafe and demolished under the Village Code Chapter 180.

Exhibit "B" is a copy of the Section 180 Notice that was sent out to the property owner Joseph Rettegi and the mortgagees JP Morgan Chase and Mortgage Electronic Registration Systems.

Exhibit "C" is a copy of the Affidavit of Service sent out by the Village Clerk attesting that said document was delivered to all 3 respondents.

Exhibit "D" is a copy of posting of the Affidavit of Posting that Tim Brojer posted said Notice on the property.

Lastly, Exhibit "E" is a copy of the Notice of Public Hearing for today's meeting. You will note in the Resolution that pursuant to the Chapter 180 Notice the removal of the property was to be commenced by November 22, 2013 that was not performed he gave no response to the Notice.

The Board then considered the issue under Chapter 180 to accept, reject or modify Tim Brojer's report declaring the property unsafe and requesting its immediate demolition.

**Upon Motion made by Mayor Biondi, seconded by Deputy Mayor Stiriz and unanimously carried, it was RESOLVED** to accept Mr. Brojer's report as written and that the cost of the demolition be assessed against the property.

It has been declared that the removal of the property located at 78 Lakeview Drive, Mastic Beach, NY shall commence within a reasonable time of this meeting.

**Upon motion made by Mayor Biondi, seconded by Trustee Busa ad unanimously carried, it was RESOLVED** to End the Public Meeting at 5:04pm.

Respectfully submitted,

Susan Draghi  
Village Clerk