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M I N U T E S
OF THE MEETING
OF THE
PUBLIC HEARING
INCORPORATED VILLAGE OF FLORAL PARK
July 16, 2024
8:00 p.m.

P R E S E N T:

- KEVIN M. FITZGERALD, MAYOR
- DR. LYNN POMBONYO, DEPUTY MAYOR/TRUSTEE
- FRANK J. CHIARA, TRUSTEE
- JENNIFER STEWART, TRUSTEE
- MICHAEL F. LONGOBARDI, TRUSTEE

ALSO PRESENT:

- JOHN RYAN, ESQ. Village Attorney
- GERARD M. BAMBRICK, Village Administrator
- JOSEPH O'GRADY, Village Clerk
- RENEE MARCUS, Superintendent of Buildings
- LT. WILLIAM DOHERTY, Floral Park Police Department
- KEVIN GINNANE, Superintendent Public Works

Catherine P. Murphy
Court Reporter

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1 COURT CLERK: We will now begin the public
2 hearing for the property at 200 and 206 Jericho
3 Turnpike. I will read the Legal Notice.

4 Notice is hereby given that the Board of
5 Trustees of the Incorporated Village of Floral
6 Park, New York will hold a Public Hearing at
7 Village Hall, One Floral Boulevard, Floral
8 Park, New York on Tuesday, July 16, 2024 at
9 8:00 p.m. in relation to the following
10 application:

11 The application of YI XI LIN of 206
12 Jericho Turnpike, LLC, owner of 200 Jericho
13 Turnpike, Floral Park, New York 11001 for a
14 special use permit at property located at 200
15 Jericho Turnpike, Floral Park, New York under
16 Article III, Chapter 99, Section 99-10 B92) of
17 the Zoning Ordinance of the Incorporated
18 Village of Floral Park, New York states in a
19 B-1 District an alteration to a retail store
20 which prepares, stores or sells food requires a
21 Special Use Permit authorized by the Board of
22 Trustees after a public hearing.

23 The structure for which said special
24 permit is applied is situated on Jericho
25 Turnpike between South Tyson Avenue and Flower

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1 Avenue on the south side of Jericho Turnpike
2 and known as Section 32, Block 60, and Lot 350
3 on the Nassau County Land and Tax Map and known
4 as 200 Jericho Turnpike, Floral Park, New York.

5 A copy of the application is on file in
6 the Office of the Village Clerk, One Floral
7 Boulevard, Floral Park, New York and may be
8 examined by any persons interested therein
9 during business hours Monday through Friday
10 inclusive, except legal holidays, from 8:30
11 a.m. to 4:30 p.m.

12 Now Take Notice that all parties in
13 interest and citizens will be given the
14 opportunity to be heard at the aforesaid time
15 and place.

16 By Order of the Board of Trustees
17 Incorporated Village of Floral Park, New York,
18 Joseph E. O'Grady, Village Clerk, dated July 1,
19 2024.

20 MAYOR FITZGERALD: I would like to place
21 on the record the applicant previously filed an
22 affidavit of service indicating that all
23 neighbors within the 200-foot radius of a
24 dwelling have been served with notice.

25 I would like to announce that the Board

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1 will pass a resolution determining that the
2 application does not have a significant impact
3 on the environment as defined by the State
4 Environmental Quality Review.

5 A resolution was offered to determine that
6 the application of Yi Xi Lin for a special use
7 permit to allow a restaurant with seating
8 located at 200 Jericho Turnpike, Floral Park,
9 New York is a Type II action as defined by
10 SEQRA and will not have a significant effect on
11 the environment.

12 Can I have a motion for that?

13 TRUSTEE POMBONYO: So moved.

14 TRUSTEE CHIARA: Second.

15 MAYOR FITZGERALD: Mr. O'Grady, would you
16 poll the Board on the SEQRA.

17 JOSEPH O'GRADY: Trustee Pombonyo?

18 TRUSTEE POMBONYO: Aye.

19 JOSEPH O'GRADY: Trustee Chiara?

20 TRUSTEE CHIARA: Aye.

21 JOSEPH O'GRADY: Trustee Stewart?

22 TRUSTEE STEWART: Aye.

23 JOSEPH O'GRADY: Trustee Longobardi?

24 TRUSTEE LONGOBARDI: Aye.

25 JOSEPH O'GRADY: Mayor Fitzgerald?

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1 MAYOR FITZGERALD:1 Aye. I would like to
2 invite the applicant to come up and give the
3 Board and the folks here at Village Hall and on
4 Zoom, an overview of what will be done. Before
5 you speak, if you can both be sworn in by the
6 Stenographer.

7 (Whereupon, Demetris Demetriou and Yi Xi
8 Lin were sworn in.)

9 DEMETRIS DEMETRIOU: Demetris Demetriou, 5
10 Geranium Avenue, Floral Park, New York.

11 YI XI LIN: Yi Xi Lin, 71 165 Street,
12 Flushing, New York 11365.

13 DEMETRIS DEMETRIOU: Good evening. My
14 name is Demetris Demetriou and I'm the
15 architect for Torigo Restaurant, which is owned
16 by Mr. Lin. We're here requesting your
17 permission to convert the new premises that
18 Mr. Lin bought at 200 Jericho Turnpike from an
19 office to a restaurant.

20 We have already presented in front of the
21 Zoning Board of Appeals and that was granted to
22 us, the variance. We are here to request your
23 approval as well.

24 It will be the same kind of a restaurant.
25 He moved down three doors. It has been a

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1 resident of this town, I can testify, and an
2 asset to our Village and it will continue to be
3 and we will continue to enjoy the good food
4 there. It's slightly longer than the existing
5 restaurant, so we were granted a few extra
6 seats then the existing and the improvements
7 will be made to make the place a nice
8 environment to be.

9 MAYOR FITZGERALD: Thank you. So, we will
10 have a couple of questions. Obviously you have
11 a special use permit for the existing
12 restaurant, but we need to get on the record,
13 other questions we have, maybe similar,
14 hopefully easy to answer.

15 What will the hours of operation be?

16 DEMETRIS DEMETRIOU: The hours of
17 operation is Monday to Friday, serve lunch from
18 12 to 2:30. Then Monday through Thursday,
19 dinner from 5 to 10; Friday and Saturday from 5
20 to 10:30; and then Sunday from 5 to 9:30. In
21 other words, no lunch for the weekend.

22 MAYOR FITZGERALD: Do you have an existing
23 liquor license?

24 DEMETRIS DEMETRIOU: Yes, wine and beer.

25 MAYOR FITZGERALD: Do you need to get a

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1 new one?

2 DEMETRIS DEMETRIOU: As we discussed
3 before we got here, change the address to a new
4 location.

5 MAYOR FITZGERALD: So, you don't need a
6 new liquor license?

7 DEMETRIS DEMETRIOU: It will be with the
8 liquor authority and convert the address to the
9 new one.

10 JOHN RYAN: They just need to transfer the
11 license to the new address.

12 MAYOR FITZGERALD: Okay. I have no other
13 questions. I will see what my fellow Board
14 Members have and turn it over to Deputy Mayor
15 Pombonyo.

16 DEMETRIS DEMETRIOU: Sure.

17 TRUSTEE POMBONYO: Good evening and
18 welcome.

19 DEMETRIS DEMETRIOU: Thank you.

20 TRUSTEE POMBONYO: We want to thank you
21 for the wonderful asset you are to our Village,
22 as you said and we're very excited that you are
23 coming to us with your application to expand
24 your services.

25 My question just relates to some of the

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1 requirements to confirm that you understand
2 them and are abiding by them. The first one is
3 in regards to merchants parking spaces. You're
4 required to purchase six merchants parking
5 passes.

6 DEMETRIS DEMETRIOU: Correct and we're
7 very well aware of that.

8 TRUSTEE POMBONYO: That's important. Do
9 you expect to have outdoor dining?

10 DEMETRIS DEMETRIOU: No, not at this
11 point. Perhaps in the future we were planning
12 and thinking of it, yes.

13 TRUSTEE POMBONYO: Good.

14 DEMETRIS DEMETRIOU: Maybe but, yes
15 there's plenty of space in the back of the
16 property including a couple of parking spots
17 but there is enough space to put an outdoor
18 seating, perhaps with a pergola. I'm not sure.
19 We haven't got to that level of detail yet.

20 TRUSTEE POMBONYO: Sounds exciting. You
21 are aware that should you go ahead with outdoor
22 dining, your total occupancy cannot exceed the
23 indoor occupancy. You can't add on seats.

24 DEMETRIS DEMETRIOU: Yes, we're aware of
25 it. We were granted 44 seats and 8 lounge

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1 chairs for the sushi bar and if we move outside
2 for seasonal seating, we're aware of whatever
3 we put outside, we will not have inside. We
4 will subtract.

5 TRUSTEE POMBONYO: That's all I have for
6 now. Thank you.

7 DEMETRIS DEMETRIOU: Thank you.

8 TRUSTEE CHIARA: Welcome. I'm sure you're
9 aware of the requirement for garbage disposal?

10 DEMETRIS DEMETRIOU: Yes. We are
11 installing refrigerator in the basement where
12 the garbage will be stored for a period of time
13 until pickup and the garbage will be taken out
14 in the shorter period of time before the
15 pickup, but not exposed to the exterior.

16 TRUSTEE CHIARA: Are you using private
17 sanitation?

18 DEMETRIS DEMETRIOU: So far, he is using
19 the village sanitation.

20 TRUSTEE CHIARA: Thank you.

21 MAYOR FITZGERALD: Trustee Stewart?

22 TRUSTEE STEWART: Hi and welcome. As the
23 Deputy Mayor said, it is really exciting that
24 you are expanding and staying here in the
25 Village.

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1 Have you received, during your tenure here
2 in the Village, any notices of violation from
3 the Building Department?

4 YI XI LIN: No.

5 TRUSTEE STEWART: That's my only question.
6 Thank you.

7 MAYOR FITZGERALD: Trustee Longobardi?

8 TRUSTEE LONGOBARDI: Good evening and
9 welcome. Thank you for staying in Floral Park
10 and expanding and we're looking forward to the
11 new place.

12 It was brought up about the outdoor
13 dining. The only thing that came to mind, if
14 you have it in the back, how close is it to the
15 parking lot and will you have a barrier or
16 protection there with the cars and that back
17 area?

18 DEMETRIS DEMETRIOU: Yes. If that comes
19 to fruition, it will be like a nice garden and
20 pergola perhaps and it will be approximately
21 20 feet. I have or we have 40 plus feet in the
22 back. That's why I mentioned there's enough
23 space for two cars to park at the back. But at
24 this point in time, we are thinking it will
25 become like a small little garden, as a

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1 seclusion of a space.

2 TRUSTEE LONGOBARDI: Great. I know this
3 is one of the diagrams I saw you have. Just, I
4 know a lot of restaurants, if you have people
5 back there, be careful with that and have all
6 safety measures in place if they're open in the
7 back there.

8 DEMETRIS DEMETRIOU: Yes. My plan is to
9 barricade or isolate it in such a way that you
10 can still maintain egress to the rear of the
11 building but not have it exposed to the people
12 dining next to it. There will be some kind of
13 a fence, maybe climbing ivy or something to
14 offset the effect, yes. I already was
15 sketching out and considered that because to
16 me, it is also an eyesore. I wouldn't allow
17 that to happen and I would not like to be
18 dining while I'm sitting next to it.

19 TRUSTEE LONGOBARDI: That's all I have
20 right now. Good luck. Thank you.

21 DEMETRIS DEMETRIOU: Thank you.

22 MAYOR FITZGERALD: Thank you. Just a
23 couple other questions.

24 How many employees will there be?

25 DEMETRIS DEMETRIOU: There are --

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1 MAYOR FITZGERALD: At one point in time,
2 not overall.

3 DEMETRIS DEMETRIOU: Usually 6 to 8, but
4 there are times that it's not necessary to have
5 as many, depending on the season and that
6 number drops.

7 MAYOR FITZGERALD: 6 to 8 is the max?

8 DEMETRIS DEMETRIOU: Yes.

9 MAYOR FITZGERALD: What about incoming
10 deliveries or when will they occur or when do
11 they occur now? Can you step up to the mike.

12 YI XI LIN: Sorry. We don't have delivery
13 at restaurant. We use like Grub Hub.

14 MAYOR FITZGERALD: That's my next
15 question. We'll stick with that. When People
16 call to pickup delivery, you use Grub Hub you
17 said.

18 YI XI LIN: They come to the restaurant to
19 pickup.

20 MAYOR FITZGERALD: You don't use an
21 outgoing delivery service?

22 YI XI LIN: We don't do delivery.

23 DEMETRIS DEMETRIOU: He doesn't use his
24 own. I kind of rehearsed this. He doesn't do
25 his own deliveries but he's using Grub Hub and

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1 Door Dash. And I'm sorry, we jump to your next
2 question.

3 MAYOR FITZGERALD: We're staying with that
4 one. Will they park on Jericho Turnpike or in
5 the back?

6 DEMETRIS DEMETRIOU: Usually on both.
7 Like in my case, I always go in the back and
8 park in the street.

9 MAYOR FITZGERALD: You have this right
10 now? This is existing currently?

11 DEMETRIS DEMETRIOU: Yes.

12 MAYOR FITZGERALD: Deliveries of products,
13 when do they occur?

14 YI XI LIN: We get dried stuff from
15 Japanese company like Tuesday or Thursday and
16 something like fresh fish, I will buy from the
17 supermarket. I carry by myself.

18 MAYOR FITZGERALD: You do it?

19 YI XI LIN: Yes.

20 MAYOR FITZGERALD: There's no change from
21 what you are currently doing?

22 DEMETRIS DEMETRIOU: No.

23 MAYOR FITZGERALD: If I can ask, when you
24 put out the garbage and it does get picked up,
25 make sure that the sidewalk is cleaned

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1 afterwards.

2 DEMETRIS DEMETRIOU: Yes.

3 MAYOR FITZGERALD: All right. If you or
4 anyone here in Village Hall have any comments
5 of this application? Anyone on Zoom that has
6 any comments on this application, if you would
7 raise your hands.

8 Any final thoughts?

9 DEMETRIS DEMETRIOU: No thank you.

10 MAYOR FITZGERALD: Anyone on the Village
11 Board have any more questions?

12 TRUSTEE CHIARA: No.

13 TRUSTEE POMBONYO: No.

14 MAYOR FITZGERALD: I would then ask for a
15 motion to reserve decision and close the public
16 hearing at this time.

17 DEMETRIS DEMETRIOU: Can I add something?
18 From past experience, the music, just in case,
19 it will only happen if there's a private party
20 indoors and someone chooses to bring a guitar
21 or something to sing. But it will be quiet and
22 it will be only indoors. I just wanted to add
23 in case.

24 MAYOR FITZGERALD: Thank you for that.

25 DEMETRIS DEMETRIOU: Thank you.

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1 MAYOR FITZGERALD: Anything else? No? If
2 I can ask for a motion to reserve decision and
3 close the public hearing?

4 TRUSTEE POMBONYO: So moved.

5 TRUSTEE CHIARA: Second.

6 MAYOR FITZGERALD: Mr. O'Grady, will you
7 poll the Board.

8 JOSEPH O'GRADY: Trustee Pombonyo?

9 TRUSTEE POMBONYO: Aye.

10 JOSEPH O'GRADY: Trustee Chiara?

11 TRUSTEE CHIARA: Aye.

12 JOSEPH O'GRADY: Trustee Stewart?

13 TRUSTEE STEWART: Aye.

14 JOSEPH O'GRADY: Trustee Longobardi?

15 TRUSTEE LONGOBARDI: Aye.

16 JOSEPH O'GRADY: Mayor Fitzgerald?

17 MAYOR FITZGERALD: Aye. We'll be back to
18 you shortly.

19 DEMETRIS DEMETRIOU: Thank you.

20

21 Certified to be a true and
22 accurate transcript of the proceedings.

23

24

CATHERINE P. MURPHY
Court Reporter

25