

MINUTES
BOARD OF TRUSTEES
VILLAGE OF NORTH HILLS
Village Hall
One Shelter Rock Road
North Hills, New York
March 18, 2026
7:30 pm

PRESENT: Mayor Marvin Natiss
Deputy Mayor Dennis Sgambati
Trustees Elliott Arnold, Gail Cohen and Phyllis Lentini
Marianne Lobaccaro, Village Administrator
Peter Cinquemani, Superintendent of Building Department
A. Thomas Levin, Village Attorney

EXCUSED: None

Mayor Natiss called the meeting to order at 7:30 pm.

The Mayor announced that the Board's next regular meeting date is scheduled for April 15, 2026 at 7:30 pm.

The minutes of the February 18, 2026 meeting were approved as circulated, on motion by Trustee Cohen, seconded by Trustee Arnold, and adopted unanimously. The approved minutes are on file in the village office.

Village Administrator Lobaccaro read the Treasurer's Report for February 2026, which was approved unanimously on motion by Deputy Mayor Sgambati, seconded by Trustee Arnold and unanimously adopted.

On motion by Trustee Cohen, seconded by Trustee Lentini and adopted unanimously, the Board approved the transfer of appropriations as listed on the Village Administrator's March 13, 2026 memorandum, a copy of which is on file in the Village office.

On motion by Deputy Mayor Sgambati, seconded by Trustee Lentini and adopted unanimously, the Board approved payment of the claims on General Fund Warrant 03/26. A copy of the approved Warrant is attached to these minutes.

On motion by Deputy Mayor Sgambati, seconded by Trustee Cohen and adopted unanimously, the Board approved the following resolution recommended by the New York Conference of Mayors:

**RESOLUTION SUPPORTING INCREASED AID TO MUNICIPALITIES AND
STRENGTHENING NEW YORK'S STATE-LOCAL PARTNERSHIP**

WHEREAS, Governor Kathy Hochul released her 30-day amendments to the Executive Budget, which include an additional \$100 million in Temporary Municipal Assistance (TMA) to be allocated in the same manner as in the past two years; and

WHEREAS, these additional investments reflect a recognition that New York's strength begins in its cities, villages, and towns, and that a strong state-local partnership is essential to delivering the services, infrastructure, public safety, and quality of life that residents expect and deserve; and

WHEREAS, local governments across New York continue to face mounting fiscal pressures driven by inflation, increased service demands, infrastructure needs, and rising operational costs, while striving to provide relief to taxpayers amid a rising cost of living; and

WHEREAS, NYCOM Executive Director Barbara Van Epps, along with mayors from across the State, testified at the Local Government Joint Budget Hearing in Albany, advocating for increased unrestricted aid and a strengthened state-local partnership; and

WHEREAS, the additional \$100 million in TMA will offer meaningful assistance to many municipalities statewide, helping to address fiscal challenges and maintain essential services for residents;

NOW, THEREFORE, BE IT RESOLVED, that the Village of North Hills applauds Governor Hochul for recognizing the importance of investing in local governments and for reaffirming her commitment to strengthening New York's cities and villages; and

BE IT FURTHER RESOLVED, that the Village of North Hills urges the New York State Legislature to include, at a minimum, this additional \$100 million in Temporary Municipal Assistance in the adopted state budget; and

BE IT FURTHER RESOLVED, that the Village of North Hills calls upon the Governor and the State Legislature to develop a more permanent and predictable solution for unrestricted municipal aid to ensure long-term fiscal stability for New York's local governments; and

BE IT FURTHER RESOLVED that copies of this resolution be transmitted to the

Governor, the Temporary President of the Senate, the Speaker of the Assembly, and the members of the State Legislature representing the Village of North Hills.

The Board discussed a proposal by MD7, acting for Crown Castle, agent for STC Five LLC, for a fourth amendment of the current cell tower lease at the Village Hall premises. The Village Attorney confirmed that the current documents presented for this matter conform to the previous Board discussions as to an acceptable amendment. On motion by Trustee Cohen, seconded by Trustee Arnold and adopted unanimously, the Board authorized the Mayor, or his designee, to execute the Fourth Amendment to the lease agreement in the form presented.

The Board reviewed the March 13, 2026 shuttle usage report, which again showed steady continued usage, and agreed that the Board would continue to monitor shuttle usage on a regular basis. Resident Alan Blondman informed the Board of complaints that the shuttle operator was not providing acceptable equipment and that the equipment being provided was in disrepair. A second unidentified resident agreed, and noted that on March 17, an additional shuttle trip was required because the shuttle bus provided had insufficient capacity. Mayor Natiss advised that he was aware of problems with the shuttle operator and that the Village was seeking to remediate the problems. It was noted that Village residents experiencing problems with the shuttle should promptly notify the Village office.

Mr. Cinquemani advised the Board that with assistance from the Village Attorney he had prepared and circulated a Request for Proposals for landscaping services at Village properties, and expected to have responses prior to the next Board meeting so that the Board could make a contract award at that next meeting.

Board of Trustees, Village of North Hills

March 18, 2026

Page 4

There being no further business, on motion by Deputy Mayor Sgambati, seconded by Trustee Lentini and adopted unanimously, the meeting was adjourned at 7:52 pm.

THE ABOVE MINUTES WERE FILED IN THE VILLAGE OFFICE OF THE VILLAGE OF NORTH HILLS AT:

TIME: 3:50 AM/PM

DATE: April 17, 2026

PERSON FILING: Mananne Lobarcau
(Print full name of filer)