

**SOUTH FLORAL PARK**



# RESIDENT HANDBOOK

WELCOME TO OUR COMMUNITY

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## VILLAGE GOVERNMENT

South Floral Park is governed by a mayor and four village trustees, all elected for four-year terms. These elections are staggered, occurring every two years. Each year, the mayor appoints a deputy and designates trustees as commissioners for the police, highway, fire, and power and light departments.



The village administrator and deputy clerk-treasurer manage daily operations. Each month, except for July and August, the commissioners report to the mayor during village board meetings. These meetings are open to the public and take place on the first Thursday of the month at 8:00 PM at the Elmont Public Library, located at 700 Hempstead Turnpike, Elmont, NY 11003. This is an opportunity for residents to stay informed and voice their concerns.

For inquiries, the Village Hall's address is 383 Roquette Avenue, South Floral Park, NY 11001. You can call at (516) 352-8047 or fax (516) 352-0651. Also, check the village's website: [www.southfloralpark.org](http://www.southfloralpark.org) for more information.





# HISTORY

## SOUTH FLORAL PARK

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### History of the Village

On July 4, 1643, a tribal chief marked the deed for the land that would one day be known as Elmont. He negotiated with Reverend Richard Delton and a group of English colonists for the purchase of the Hempstead Plains. The treaty stated that the land was to be enjoyed by the settlers and their heirs forever, freely, firmly, quietly, and peacefully. The purchase included the areas known today as part of Valley Stream, Rosedale, Laurelton, Springfield Gardens, and Bellerose. The land was divided among the 66 original settlers, including Thomas Foster and his brother Christopher, who named their portion Foster's Meadow. It was a vast, flat expanse of green fields, ideal for farming, raising sheep, and hunting wild game.

The Foster brothers soon sold sections to other farm families. Within ten years, the population of Foster's Meadow had only risen to eighteen, despite being crisscrossed with old Indian trails, toll houses, and a trolley line along Hempstead Turnpike.

Significant change began in the 1800s when German farmers from Brooklyn moved to Foster's Meadow to work the farmlands. In the late 1800s, a plank road was built where Hempstead Turnpike is today, cut from local trees at a nearby sawmill. This development spurred population growth. The original schoolhouse, built in 1865 on Elmont Road, is now occupied by the Elmont Road Fire Department. Children initially attended Belmont Boulevard School, now Clara H. Carlson School, named after a dedicated educator. As more families moved in, Covert Avenue School was constructed, followed by Stewart Manor School in 1954, which still serves students from kindergarten to sixth grade.

The village continued to grow, and in 1918, the United Methodist Church of South Floral Park was built, with Pastor Edgar Jackson leading the congregation from 1918 to 1922. Pastor Gustave Lass was the church leader at the time of the village's incorporation. The church remains a vibrant part of the community and was declared a historical site by the Nassau County Planning Commission in 1976.

In 1925, the community incorporated as the Village of Jamaica Square to establish local governance. At that time, the village consisted mainly of dirt roads, asparagus and potato farms, well water, outhouses, and lacked streetlights and electricity. William J. Ruppert, the first mayor (1925-1933), led the residents, who numbered 600, to rename the village South Floral Park in 1931.





The newly-created South Floral Park Village was formally established, spanning northeast of Jamaica Square from Chelsea to Tennessee Street and from Memphis Avenue to Arthur Avenue, covering seven blocks east and west by four blocks north and south. Kingston Avenue, once a grazing field for cows and sheep, developed with power lines and water pipes while still serving as a secluded summer home area. Under Mayor William J. Ruppert's administration, the first firehouse was built, later updated with a new village hall and firehouse. The fire department, then called the Jamaica Square Chemical & Hose Company #3, was supported by the Ladies' Auxiliary, which hosted fundraisers, aid stations, and events for seniors and children.

Following Ruppert, William Hand (1933-1939) and William Sweeney (1939-1942) served as mayors, with Barney Strüp taking over until 1966. During Strüp's tenure, the village expanded to 150 homes on 64 acres, and he secured a grant to build the first village hall in 1953, as well as the Highway Department and the Village Justice Court. William J. Hoffman, mayor from 1966-1971, introduced South Floral Park's newsletter, *The Villager*. James Lorenzo, mayor from 1971-1990, oversaw the dedication of Firemen's Memorial Park in 1974, initiated the Save Our Community Coalition, and advanced infrastructure projects. He also appointed Sally Ponce, who has served as the village administrator for 27 years. In 1989, the Civic Association was formed, and they created the Armed Forces Day Celebration and erected a monument honoring military service members.







In 1990, Arlene McMullen became the village's first woman mayor, serving until 2002. During her term, the 4-Village Studio was developed in collaboration with neighboring villages, creating a shared cable channel. Toni Warren, a long-time volunteer, continues to support the network. Following the tragic events of September 11, 2001, South Floral Park's firefighters and paramedics demonstrated exceptional volunteerism at the World Trade Center site.

In 2002, Angel Soto became the first Hispanic mayor, having served as Chairman of the Nassau County Emergency Management Office and Chairman of the Water Authority of Western Nassau. He established a memorial site for Mayor Lorenzo and facilitated the installation of a generator for the village hall and fire department. In 2010, Geoffrey N. Prime was elected as the first Black mayor. His administration completed the generator project and launched the village's website, enhancing communication with residents.

In 2022, amidst the COVID-19 pandemic, Dr. Nyakya Brown made history by becoming the second woman and the first Black woman to be elected Mayor of South Floral Park. Under her leadership, she and the board have adeptly guided the community through significant global and local challenges, providing steadfast leadership during these unprecedented times.

Through decades of growth and change, South Floral Park has thrived, guided by a vision of unity, hope, and dedication, making it a true mark of community spirit and resilience. Let us continue to build on this legacy and make our village an even greater place to live.

# SOUTH FLORAL PARK HIGHLIGHTS

## Historical Highlights

- South Floral Park is proudly recognized as one of the first racially integrated communities on Long Island.
- In its early days, trolley cars were the primary mode of transportation, running along Hempstead Turnpike. A ride to Manhattan cost just \$0.15.
- The Lily Theatre, located on Jericho Turnpike, offered all-day shows for \$0.25. Today, this site has been repurposed as a retail space.
- Adam Street, affectionately known as Lover's Lane, was a popular dating spot where a gentleman could enjoy a date for just \$1.00.
- The village had two notable stores: a deli on Louis Avenue and Emma Street, owned by the Flutgers, and Poppa Smith's on Louis Avenue and Tennessee Street.
- The original firehouse was situated on Bertha Street and Roquette Avenue. In 1930, it moved to Roquette Avenue with Frederick Kesslick serving as the first chief. By 1940, the fire truck was a Model T Ford, and the Ladies' Auxiliary was actively supporting the fire department. In 1984, a new, modern fire department was constructed.
- During the heightened civil defense atmosphere of the war, John Trinker, Jr. led Auxiliary Police Unit 103. In 1931, the village had a two-man police force.
- The Zoning Board of Appeals was established in 1942 and continues to serve the village today.
- A cast iron bell, made in 1875 and weighing about 75 pounds, was used to alert volunteers before the village's incorporation. Originally placed on Kingston Avenue in 1915, it was later moved to Arthur Avenue in 1973 as a permanent monument dedicated to volunteer firefighters. This area is now known as Firemen's Memorial Park.
- South Floral Park has marked several historic milestones in its leadership:
  - In 1994, the village elected its first woman mayor.
  - In 2006, the first Hispanic mayor was elected.
  - In 2010, the first Black mayor took office.
  - In 2022, the village elected its first Black woman mayor.

This is a partial listing of Local Laws for the Incorporated Village of South Floral Park. The official, complete Village Code document is available at the Village Halland on the website: [southfloralpark.org](http://southfloralpark.org)

The Village Code Enforcer's responsibility is to make sure that all residents are in compliance with local laws. Any person in violation of local laws or ordinances shall be issued a summons to pay a fine or appear in court. Village Justice Court meets on the 3rd Monday, monthly, at 6:00pm at Village Hall, 383 Roquette Ave, South Floral Park, NY 11001.

## **§ 63-7 Defecation and urination in public places.**

All dogs (or other animals) must be leashed when dog walker walks the animal. Dog walker (owner) must pick up any defecation and dispose of it properly. No owner shall knowingly permit any dog to urinate or defecate upon any sidewalk. All dogs must be licensed through the Town Of Hempstead.

## **§143-1 Premises free of accumulations.**

Property must be clear of all debris, noxious weeds, long grasses, rubbish or other material likely to cause damage by fire.

## **§ 122-3 Unlawful in streets.**

The throwing of stones, snowballs and other missiles and playing ball or throwing of balls within the streets of the Incorporated Village Park is hereby declared unlawful.

## **§157-4 Abandoning in public places.**

It shall be unlawful to permit any [shopping] cart to be left or placed in a public place in the Village.

## **§ 178-1 Permit required to obstruct.**

No person shall place any materials upon any street or public place to impede access or passage without a permit.

## **§198-2 Storing and depositing of vehicles restricted.**

It is unlawful to store or deposit an abandoned, junked, discarded, dismantled or unlicensed motor vehicle or cycle in and upon any lot or land, enclosed or otherwise, within the Village of South Floral Park. An unregistered vehicle must be garaged or removed. If such vehicle is on the property, the homeowner will be issued a summons.

## **§ 202-12 Stopping, standing, and parking prohibited certain hours.**

No stopping, standing, or parking is permitted on Village streets between the hours of 2:00 a.m. to 6:00 a.m. Monday through Sunday 365 days.





## **§ 202-23 Off-street parking prohibited.**

Off-street parking of any vehicle shall be prohibited in all areas of the lot except upon driveway or garage including grass, sidewalks or any other place on premise.

## **§210-12 Commercial vehicles.**

Only one vehicle may be a commercial, and it shall be garaged on the same lot with the main residence building.

A. Inadequate garage facilities. If there is no garage existing on lot, or the existing garage is unable to shelter the commercial vehicle, then it must be parked to the rear of lot to the farthest extent of the driveway or other parking area.

B. No blocking of sidewalk area permitted. No commercial vehicle shall be permitted to park in an area adjacent to the sidewalk area where the commercial vehicle or any part thereof, blocks any part of the sidewalk area.



# VILLAGE ORGANIZATIONS

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The Village of South Floral Park is more than just a residence; it's a community we're proud to actively shape and enhance with our combined efforts. There are several ways to engage and make a lasting impact.

Village of South Floral Park Fire Department:

By joining the Village of South Floral Park Fire Department, you take a significant step towards making a genuine difference. As a volunteer, you'll be upholding a proud tradition of service and receiving in-depth training that gifts you with skills for a lifetime. Your commitment ensures the safety and well-being of everyone in our community. Stand as a beacon of hope and contribute to a safer Village of South Floral Park.

Village of South Floral Park Fire Department's Ladies Auxiliary: Support is invaluable, and as a member of the Ladies Auxiliary, you amplify that support for our brave firefighters and the broader community. Your role in the Ladies Auxiliary is instrumental in bolstering the fire department, ensuring they remain well-equipped and motivated. Beyond supporting our heroes, you'll take an active part in community activities, weaving tighter bonds amongst residents. With unity, service, and heart, you'll play a part in creating a more resilient Village of South Floral Park.

Village of South Floral Park's Civic Association:

Joining the Village of South Floral Park's Civic Association is a commitment to active community engagement. As a volunteer, you'll be leading and contributing to initiatives that carve a path for our village's vibrant future—a future reflecting the values and ambitions of its people. Collaborate with dedicated neighbors to foster a Village of South Floral Park that's lively, supportive, and forward-looking. It's an opportunity to deepen connections and leave an indelible mark on our cherished village.

Consider becoming part of these esteemed organizations. Together, we'll strengthen the Village of South Floral Park and ensure a brighter tomorrow.

# IMPORTANT PHONE NUMBERS & WEBSITES

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**Village Hall / Village  
Justice Court**  
**516-352-8047**  
**[www.southfloralpark.org](http://www.southfloralpark.org)**

**Social Media:**  
**[www.facebook.com/SouthFloralPark](https://www.facebook.com/SouthFloralPark)**  
**Village Facebook Page**  
**(frequent updates with vital info)**



**Town of Hempstead**  
**516-489-5000 / [www.hempsteadny.gov](http://www.hempsteadny.gov)**

**District 6 Sanitation**  
**516-481-7110**  
**[www.hempsteadny.gov](http://www.hempsteadny.gov)**

**Animal Control Department**  
**(516)785-5220**  
**[www.hempsteadny.gov](http://www.hempsteadny.gov)**

Handling all animal matters including feral cats,  
loose dogs, and sheltering or adopting of  
homeless pets

**Schedule of Garbage Pickup:**  
Regular garbage: Monday, Wednesday, &  
Friday  
Recyclables: Wednesday  
Yard Debris: Saturday  
For bulk items & special pick-up, please call:  
516-481-71107



**Nassau County**  
**516-571 6000 [www.nassaucountyny.gov](http://www.nassaucountyny.gov)**

**Department of Parks and Recreation**  
**General Information: 516-542-4422**

**Department of Health: 516-227-9697**

**Community College: 516-572-7500**

**Nassau County Police Department**  
**5th Precinct : 516-573-6500**  
**[www.pdcn.org/196/Fifth-Precinct](http://www.pdcn.org/196/Fifth-Precinct)**



## HOSPITALS

**Northwell Health**  
**LONG ISLAND JEWISH MEDICAL CENTER**  
**270-5 76th Avenue**  
**New Hyde Park, NY 11040**  
**(718) 470-7000**  
**[www.northwell.edu](http://www.northwell.edu)**

**Winthrop University Hospital**  
**259 First Street**  
**Mineola, NY**  
**516-663-0333**  
**[www.winthrop.org](http://www.winthrop.org)**

## SCHOOLS

**Elmont Union Free School District**  
**(K-Grade 6)**  
**516-326-5500**  
**[www.elmontschools.org](http://www.elmontschools.org)**

**Sewanhaka Central High School District**  
**(Grades 7 - 12)**  
**516-326-5501**  
**[www.sewanhakaschools.org](http://www.sewanhakaschools.org)**

**Elmont Memorial High School**  
**516-488-9200**

## LIBRARIES

**Elmont Public Library**  
**700 Hempstead Tpke**  
**Elmont, NY 11003**  
**516-354-5280**  
**[www.elmontlibrary.org](http://www.elmontlibrary.org)**

**Floral Park Public Library**  
**700 Hempstead Tpke**  
**Elmont, NY 11003**  
**516-354-5280**  
**[www.floralparklibrary.org](http://www.floralparklibrary.org)**



# LONG ISLAND HURRICANE PREPAREDNESS GUIDE

## as adopted by THE **AMERICAN RED CROSS** **FAMILY EMERGENCY KIT**

### **Water**

At least one gallon per person per day

### **Food**

Non-Perishable items, canned food, energy bars, peanut butter and other nutritious foods that require no refrigeration, preparation or cooking

### **Important documents**

including cash ATM cards/machines may not work

Important family documents in a waterproof, portable container: copies of driver's license/wills/birth and marriage certificates/insurance policies/proof of residence/recent tax returns/social security cards/passport numbers/home inventory list

Special items: for infants, elderly, pets or persons with special needs.

Written instructions for how to turn off electricity, gas and water if instructed to do so by officials

- First Aid Kit
- Medications
- Battery-powered flashlight and radio
- Clothing
- Personal Items

### **DISASTER RESPONSE PLAN**

1. Create a Family Disaster Plan which includes a Family Communications Plan and a Family Evacuation Plan. Outline responsibilities for each member.
2. Stay informed: Listen to local officials. Know potential evacuation routes.
3. Stay tuned to local weather and news.

### **News Channels**

4VS- Four Village Studio

(Channel 18 Optimum or Channel 28 FiOS)

NEWS 12-Channel 12-Long Island News

TV12TW-Channel 61-Long Island Traffic & Weather

TWC-Channel 62-The Weather Channel

### **Radio Stations**

WKJY-98.3 FM

WINS-1010 AM

WHLI-1100 AM

WCBS-880 AM

# VILLAGE CALENDAR OF EVENTS

**Sanitation**

Regular garbage pickup is **Monday, Wednesday, and Friday**; Recyclables is picked up on Wednesdays. Yard trash pickup is Saturday. Bulk items scheduled pick up is on Thursdays.

Note: Garbage is only allowed to be put out for pick up 1 day prior to scheduled pick up (including holidays). For more information on sanitation, please call District 6 at (516) 481-7110.

**Hurricane Season**

June 1st-November 30th

**Village Board Meeting**

Every 1st Thursday of every month at 8:00pm

**Justice Court Night**

Every 3rd Monday of every month at 6:00pm

**Fire Department Membership Meeting**

Every 3rd Tuesday of every month at 8:00pm

**Civic Association Meeting**

Every 3rd Thursday of every month at 8:00pm

**Zoning Board Meeting** (Held only when necessary)

The 3rd Thursday of the month at 8:00pm

**Ladies Auxiliary Membership Meeting**

Every 4th Tuesday of every month at 8:00pm

**Holiday Tree Lighting& Fire House Reception with Santa Claus**

Early December on a Friday at 7:00pm

June						
Su	Mo	Tu	We	Th	Fr	Sa
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30						



# FREQUENTLY ASKED QUESTIONS

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## Do I need a permit to...

...renovate my house? Simple changes to the inside of a home may or may not require a permit; however, any structural modifications or additions do require a permit. This includes any new plumbing installations or electrical work. Call the building department at village hall with any specific questions at 516-352-8047.

...fix or replace my fence or property wall or my stoop? **Yes**

...have a dumpster temporarily placed on my property? **Yes**

...have a dumpster temporarily place on the street? **Yes**

...host a garage sale & post signs? **Yes,**

but signs cannot be posted on public or village property and must be removed immediately after sale is over.

...post a "For Sale", "For Rent", or real estate agency sign on my property? **Yes**

...install a sink? **Yes,**

all plumbing fixtures require a permit

...install a toilet? **Yes,**

all major plumbing projects require a permit

..install a boiler or hot water heater? **Yes**

..build a new garage or shed? **Yes,**

a permit is needed to build a garage but not a small, pre-manufactured storage shed

...enclose my porch/patio? **Yes,**

permit is required if patio is being enclosed by screens on the 1st floor. All enclosures on the 2nd story or above also require a permit. All permanent/heated enclosures, such as an additional room, **DO require a permit.**

...have a sign posted on my property promoting a business/product? Any sign larger than 6"x 12" is **prohibited**. Political yard signs are only permitted on your own private property for a limited time. **No promotional signs shall be permitted on public property.**

...own a dog? **A dog license is required through the Town of Hempstead**

**ANY ADDITIONAL PERMIT OR BUILDING QUESTIONS MAY BE EMAILED TO: [building@southfloralpark.org](mailto:building@southfloralpark.org).**

Who's responsible for fixing the sidewalk in front of my property? The homeowner is responsible for the maintenance of the sidewalk along their property. Because you are liable, it's imperative that you upkeep the sidewalk to prevent any accidents, or a summons being issued to you for obstruction. All sidewalks must be consistent, gray concrete; no brick sidewalks are allowed.

Who's responsible for plowing the snow from the sidewalks & streets? **Homeowners are responsible for clearing.**



# FREQUENTLY ASKED QUESTIONS

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**Who's responsible for plowing the snow from the sidewalks & streets?** Homeowners are responsible for clearing their sidewalks within 24 hours of snowfall. The village plows the streets as long as there are no vehicles parked on them. It is against New York State Law to park on the streets during snow emergencies.

**What should I do if my neighbor's tree is growing onto my property?** You may NOT cut down a neighbor's tree without their consent; however, you may trim branches that come onto your property line. It's always best to let your neighbor know first and get a professional to take care of it.

**May I have a refrigerator placed on the outside of my property or on my patio?** No, appliances of this sort (in good working order or not) are not only unsightly & against village code, but pose a serious safety hazard. Call District 6 Sanitation for instructions on how to properly dispose of large appliances at 516-481-7110 before 3pm.

**How do I obtain a copy of my deed?** A certified copy may be obtained from the Nassau County Clerk's Office at 240 Old Country Road; Mineola, NY 11501. There is a fee & you need the section, block, & lot numbers of said property.

**Where do I get a marriage license?** Marriage licenses may be obtained at the Town of Hempstead Town Clerk's office at 1 Washington Street; Hempstead, NY 11550. The mayor or a judge of South Floral Park is available to perform the ceremony with an appointment.

**When are village property taxes due & who do I pay?** Homeowners are responsible for paying their village taxes every year by July 1, whether they receive a paper bill or not. After July 1st, penalties start to accrue. If you do not receive a bill, it's your responsibility to contact Village Hall & inquire about it. Payments should be made to the Inc. Village of South Floral Park, cash, money orders, & checks are accepted with exact amount due. Checks or money orders will not be accepted if the amount is not accurate, even by 1 cent. You may also make a payment online with your charge card through [www.sfpppayments.com](http://www.sfpppayments.com) (a fee applies). You may email any tax questions to [villageclerk@southfloralpark.org](mailto:villageclerk@southfloralpark.org).

**Can I rent my house or basement?** Homeowners are allowed to rent out their homes to qualifying tenants. Be aware that the homeowner is ultimately responsible for the behavior of their tenants & the maintenance of their properties. In many cases, summonses are issued to the homeowner, as well as the renter, for court appearances or fines. Basement rentals are strictly illegal. Local Law prohibits basement rentals under any circumstances. Village hall does not get involved in landlord-tenant disputes.

**What should I do if I get a ticket?** You should either pay the fine or appear in court as indicated on the summons. Failure to take action immediately may lead to late fees, judgments, even license or registration suspension. You may email your question or request for adjournment to [justicecourt@southfloralpark.org](mailto:justicecourt@southfloralpark.org).

# FREQUENTLY ASKED QUESTIONS

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**Can I pay my ticket online or over the phone?** The Village Justice Court has many payment methods by mail or in person including cash, money orders & charge cards (Visa/MasterCard only). Charge card payments may be authorized via email or fax, as well. To make an online payment, visit [www.paycourtonline.com](http://www.paycourtonline.com). Charge card payments cannot be made by phone. All charge card transactions are subject to a processing fee.

**What should I do if I get a Notice of Violation from the Village Hall?** This is a notice allowing you the opportunity to correct the indicated violation within the time frame given before a ticket is issued with a fine & court appearance date.

**Is there a notary public available in the village?** Village Hall does have a notary, free of charge. Residents should call ahead to confirm availability & should bring proper identification. Documents should NOT be signed prior to presenting your ID to the notary.

**Does the village have a website?** Yes, [southfloralpark.org](http://southfloralpark.org) is the official South Floral Park village website available beginning January 2012. This comprehensive & user-friendly website will have village information that includes downloadable forms, a photo gallery, village news & much, much more! And for more frequent updates and reminders, visit [facebook.com/SouthFloralPark](https://facebook.com/SouthFloralPark).

**How can I get more involved in my community and give something back?** South Floral Park has a selection of community-minded organizations that are always looking for volunteers to help make a difference. These organizations work solely through grants & donations so your financial contributions are also vital. The Fire Department, The Civic Association, & The Ladies' Auxiliary are a few. More information is available on page 8 of this handbook, on the website, or at the Village Hall.

Additional questions or concerns may be emailed into [\*\*info@southfloralpark.org\*\*](mailto:info@southfloralpark.org).

# Let's Take Care of Our Pets & Community



To our resident of South Floral Park,

We want to remind everyone of the importance of being responsible pet owners and being mindful of the community's well-being.

- One of the most common complaints we receive is about dog waste being left on sidewalks and in on residents' property. Not only is it unsightly, but it can also be a health hazard. We ask that all dog owners please pick up after their pets when out for walks and dispose of the waste properly.
- We ask that you keep your dogs on a leash when in public areas. Not only is it the law, but it is also for the safety of your pet, other animals, and the community.
- We also want to remind residents that feeding stray cats can cause overpopulation, health issues, and can lead to conflicts with other animals. If you want to help stray cats, the best way is to contact local animal welfare organizations for guidance.



We know that the vast majority of pet owners in our community are responsible and respectful of their neighbors. By working together, we can keep our community clean, safe, and enjoyable for everyone.

Thank you for your cooperation.





SOUTH FLORAL PARK