# STATE OF NEW YORK

5929

2025-2026 Regular Sessions

# IN SENATE

March 4, 2025

Introduced by Sen. MARTINS -- read twice and ordered printed, and when printed to be committed to the Committee on Investigations and Government Operations

AN ACT authorizing the commissioner of general services to transfer and convey certain state land to the Syosset central school district

**The People of the State of New York, represented in Senate and Assembly, do enact as follows:**

Section 1. Subject to the provisions of this act but notwithstanding any other provision of law to the contrary, the commissioner of general services is hereby authorized to transfer and convey to the Syosset Central School District, located in the hamlet of Syosset, town of Oyster Bay, county of Nassau, the state land described in section two of this act, owned by the state of New York and being in the hamlet of Syosset, town of Oyster Bay, county of Nassau for the purpose of building new and expanding current facilities at Berry Hill Elementary School. The transfer and conveyance of the land described in section two of this act shall be made in consideration of the sum of one dollar and upon such conditions as the commissioner of general services may deem proper.

§ 2. The land authorized by section one of this act to be transferred and conveyed shall be the parcel as follows:

ALL that certain plot, piece or parcel of land, situate, lying and being in Syosset, Town of Oyster Bay, County of Nassau and State of New York, as shown on a map prepared by H2M architects + engineers, as project number SYSD-2501, lasted revised January 15, 2025, bounded and described as follows:

Beginning at a point on the northwesterly side of Syosset-Cold Spring Road the following two courses and distances along the northwesterly side of Syosset-Cold Spring Road from the northeasterly most end of an arc connecting the northwesterly side of Syosset-Cold Spring Road with the northeasterly side of Renee Road:

EXPLANATION--Matter in *italics* (underscored) is new; matter in brackets [-] is old law to be omitted.

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1. Along an arc of a curve bearing to the right having a radius of 767.765 feet with an arc length of 280.26 feet, with a chord bearing North 40 degrees 50 minutes 55 seconds East and chord distance of 278.70 feet.

2. North 50 degrees 50 minutes 33 seconds East, 162.22 feet to the point or place of beginning.

Thence northwesterly along the northeasterly side of land now or formerly of Central School District 2 and lands now or formerly of 205 Melville LLC, the following two courses and distances;

1. North 33 degrees 46 minutes 42 seconds West, 498.05 feet.

2. North 37 degrees 30 minutes 38 seconds West, 537.91 feet.

Thence northeasterly along the southeasterly side of land now or former of 205 Melville, LLC North 44 degrees 06 minutes 55 seconds East, 170.00 feet to the southwesterly side of land now or formerly of Singh Trust.

Thence southeasterly along the southwesterly side of land now or formerly of Singh Trust South 45 degrees 53 minutes 05 seconds East, 174.59 feet to the northwesterly most corner of land now or formerly of Central School District 2.

Thence southeasterly along the southwesterly side of land now or formerly of Central School District 2 South 34 degrees 51 minutes 07 seconds East, 604.18 feet to the northwesterly side of land now or formerly of Zukov.

Thence southwesterly along the northwesterly side of land now or formerly of Zukov South 47 degrees 21 minutes 13 seconds West, 145.98 feet.

Thence southeasterly along the southwesterly side of lands now or former of Zukov South 33 degrees 46 minutes 42 seconds East, 270.00 feet to the northwesterly side of Syosset-Cold Spring Road.

Thence southwesterly along the northwesterly side of Syosset-Cold Spring Road South 50 degrees 50 minutes 33 seconds West, 35.05 feet to the point or place of beginning.

Containing within said bounds 149,892.19 S.F. or 3.44 acres.

§ 3. As a condition of the transfer, the Syosset Central School District may submit to the commissioner of general services, for such commissioner's approval, an accurate survey of the lands to be conveyed, which may be used in the conveyance thereof.

§ 4. The office of general services shall not transfer or convey the aforesaid land unless the application is made to the office of general services by the Syosset Central School District within one year after the effective date of this act. Said application shall be in the form of a resolution setting forth a comprehensive statement approved by the Syosset Central School District board of education acknowledging and accepting the use restrictions set forth in section five of this act.

§ 5. The transfer and conveyance made pursuant to this act shall be subject to the following use restrictions and reverter:

(a) The land described in this act shall be used exclusively for the purposes of building new and expanding current facilities at Berry Hill Elementary School.

(b) The conveyance of the land described in this act shall contain a covenant and restriction requiring that the land be used for the purposes set forth in subdivision (a) of this section. In the event the premises are not accepted and/or used for such purposes, ownership of the land shall revert to the state of New York.

§ 6. This act shall take effect immediately.