

1 VILLAGE OF GREENPORT
2 COUNTY OF SUFFOLK : STATE OF NEW YORK

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3 BOARD OF TRUSTEES

4 WORK SESSION

5 -----x

6 Third Street Firehouse
7 Greenport, New York

8 Via Video Conference
9 December 17, 2020
10 7:00 P.M.

11 B E F O R E:

12 GEORGE HUBBARD, JR. - MAYOR

13 JACK MARTILOTTA - DEPUTY MAYOR

14 PETER CLARKE - TRUSTEE

15 MARY BESS PHILLIPS - TRUSTEE

16 JULIA ROBINS - TRUSTEE

17
18 JOSEPH PROKOP - VILLAGE ATTORNEY

19 SYLVIA PIRILLO - VILLAGE CLERK

20 PAUL PALLAS - VILLAGE ADMINISTRATOR

1 (The meeting was called to order at 7 p.m.)

2 MAYOR HUBBARD: Okay. All right. Well,
3 it's 7 o'clock, so let's start the meeting with
4 the Pledge to the Flag.

5 (All stood for the Pledge of Allegiance)

6 MAYOR HUBBARD: Thank you. Okay. Well,
7 it's good to see everybody on here. Hopefully,
8 everybody got their snow cleared out and stayed
9 safe today. And we're ready to go.

10 Paul, do you have anything? You want to
11 explain the ground rules, or whatever, just, you
12 know, a synopsis of how we're doing this?

13 ADMINISTRATOR PALLAS: Yes, Mr. Mayor,
14 thank you. Just a few protocols for the meeting.
15 The public to address the Board portion of the
16 meeting will take place at the end, as usual. I
17 ask that folks keep their microphones muted until
18 that portion of the meeting takes place, as I
19 mentioned, at the end. Any comments or questions
20 submitted via the chat functions will be read out
21 loud by the Village Clerk during the public
22 access portion of the meeting. That's all I
23 have, Mr. Mayor.

24 MAYOR HUBBARD: Okay. All right, very
25 good. We'll start with Fire Department report.

1 I see we have Chief Jim Kalin with us. Hello,
2 Jim. We're not hearing you, Jim.

3 TRUSTEE PHILLIPS: Jim, you have to turn
4 your speaker on.

5 MAYOR HUBBARD: Is he muted through you, Paul?

6 ADMINISTRATOR PALLAS: No, he's not muted
7 on my end, it's a setting on the computer there.

8 An option for you, Jim, is to dial using your
9 phone, dial into the number, then we would be
10 able to hear you. On the agenda there's a
11 dial-in number.

12 TRUSTEE PHILLIPS: Hold on a minute.

13 Jimmy, can you hear me? The dial-in number is
14 1(872)240-3212. It's okay.

15 CHIEF KALIN: Jim Kalin now on the phone.

16 TRUSTEE PHILLIPS: Okay.

17 MAYOR HUBBARD: Okay, very good. We
18 hear you now, Jim.

19 CHIEF KALIN: Okay. My -- it went off. It
20 said that the -- I had to retry, reinstall it
21 again, so, okay, on the phone. Good evening,
22 everyone.

23 A few things to bring up quickly.

24 Washington's Birthday, Saturday, February 13th,
25 2021, our parade and public event will not be

1 held this year. We will probably do something
2 for the Department only, but not involving public
3 participation. That hasn't been decided what
4 we're going to do yet. I think, George, you --
5 it was brought up at your meeting the other
6 night.

7 MAYOR HUBBARD: Yes, exactly, to keep the
8 tradition going and not lose the 175 --

9 CHIEF KALIN: Right, exactly.

10 MAYOR HUBBARD: Continuous years of having
11 the parade.

12 CHIEF KALIN: Right, maintain the tradition
13 of doing something, but not have a public parade
14 or the public event where we bring people out,
15 you know, socially.

16 MAYOR HUBBARD: Exactly, okay.

17 CHIEF KALIN: We also will be submitting a
18 new member's application for action at your
19 regular meeting on December 28th, William Robins
20 to Standard Hose Company No. 4 of the Greenport
21 Fire Department.

22 We met with Chip Bancroft of Firehouse
23 Training Plus. That's the company that won --
24 that was the RFP, successful bidder for the
25 firehouse training for next year. We have a full

1 schedule of events scheduled for next year,
2 classes and hands-on event, including the ones
3 we've already scheduled at Yaphank Training
4 Center. They will be doing all the paperwork,
5 all the -- sustaining all the forms and
6 everything that has to be required.

7 Stony Brook University Hospital, that
8 provides the paramedic service out here on the
9 East End, the Medi-Car from 6 a.m. until 6 p.m.,
10 is going to have a 24-hour service.

11 Unfortunately, they postponed it for a month. It
12 will start at the beginning of February this
13 year. There'll be a 24-hour paramedic available
14 for Southold Town based here in Greenport from
15 6 p.m. until 6 a.m.

16 And lastly, a thank you to the Greenport
17 Road Department for cleaning out the snow and ice
18 at both stations. They did an excellent job.
19 And we appreciate having a plow available. We
20 had an early morning alarm today at 1:47 a.m.
21 during the height of the storm, and we had a snow
22 plow meet us at the scene available if we needed
23 any assistance to get to the house or to clear
24 for a hydrant. It was very nice to have them
25 there.

1 And anything on those reports that we
2 turned in, the Wardens' report, the monthly
3 report, or the LOSAP report?

4 MAYOR HUBBARD: Okay. Did anybody have any
5 questions for the Chief?

6 CLERK PIRILLO: I just have -- I just have
7 one question. Chief, we --

8 CHIEF KALIN: Yes, Sylvia.

9 CLERK PIRILLO: Thank you. William Robins
10 was already approved by the Board of Wardens?

11 CHIEF KALIN: Yes. We approved him last
12 night, yes.

13 CLERK PIRILLO: Last night, okay. So
14 you --

15 CHIEF KALIN: And I was going to --

16 CLERK PIRILLO: You did meet and --

17 CHIEF KALIN: I was going to turn that --
18 go ahead, Sylvia.

19 TRUSTEE PHILLIPS: Jim.

20 CLERK PIRILLO: Okay.

21 TRUSTEE PHILLIPS: Jim, one question. On
22 Chip Bancroft, you said that you scheduled a lot
23 of events, or you've scheduled things to be done
24 over the next 2021 season?

25 CHIEF KALIN: Yes, for the entire calendar

1 year of 2021.

2 TRUSTEE PHILLIPS: Okay. So that --

3 CHIEF KALIN: There'll be a total of 14, 14
4 training events, plus what we already had
5 scheduled at the Yaphank Training Center with
6 Suffolk County.

7 TRUSTEE PHILLIPS: Okay. Is -- are some of
8 those going to be held at the Firehouse?

9 CHIEF KALIN: Yes. There will be a few
10 held at the Firehouse like on a Sunday morning,
11 some of the ones that will be the sexual
12 harassment training, bloodborne pathogens, the
13 hazardous materials training, those required
14 classes that we do every year at the beginning of
15 the year, and then any others that we have.
16 We've arranged to make sure they're not in
17 conflict with any known meetings, both our
18 meetings or Village meetings.

19 TRUSTEE PHILLIPS: Okay. That was my next
20 question.

21 CHIEF KALIN: He's also able to use -- he's
22 also able to use the apparatus bays, moving a
23 truck out if we need to, not a problem.

24 TRUSTEE PHILLIPS: Okay. I was just going
25 to suggest maybe you could give them to the

1 Village Clerk, so that she --

2 CHIEF KALIN: Yes.

3 TRUSTEE PHILLIPS: -- could have those to
4 have at her fingertips when scheduling stuff
5 comes up.

6 CHIEF KALIN: Again, we just finalized them
7 last night at the Wardens' meeting. And I would
8 have turned them in today, except, of course, you
9 were closed and we were busy. So thank you.

10 TRUSTEE PHILLIPS: It's okay. All right,
11 thanks.

12 TRUSTEE CLARKE: (Raised Hand)

13 MAYOR HUBBARD: Go ahead, Peter.

14 TRUSTEE CLARKE: I was confused in the
15 minutes on this conversation of training. There
16 was reference to the company that bid and the
17 upcoming season, the upcoming year. But there
18 was also conversation about hiring someone, and
19 there was a comment about the cost. And I wasn't
20 able to clearly figure out whether the company
21 and hiring someone were mutually exclusive, or
22 whether those were just brief conversations in
23 the minutes and that the idea of hiring someone
24 on staff is not on the table.

25 CHIEF KALIN: The hiring of a full-time

1 Department Manager was just something that was
2 being discussed as an afterthought, not part of
3 the firehouse training that was being -- that we
4 put out the RFP for. This is something we've
5 talked about in the past, whether instead of
6 having part-time employees, whether we should go
7 with a full-time Department Manager, such as many
8 of the Fire Districts do, but that's -- that has
9 nothing to do with this training that I just
10 talked about.

11 TRUSTEE CLARKE: Thank you.

12 CHIEF KALIN: Thank you, Peter.

13 MAYOR HUBBARD: Okay. Anything else for
14 the Chief?

15 (No Response)

16 MAYOR HUBBARD: All right. Thank you,
17 Chief Kalin. Stay safe.

18 CHIEF KALIN: Okay.

19 TRUSTEE PHILLIPS: Thank you.

20 CHIEF KALIN: Thank you all. Good night.

21 TRUSTEE PHILLIPS: Good night.

22 MAYOR HUBBARD: Okay. Next report will be
23 Village Administrator, Paul Pallas.

24 ADMINISTRATOR PALLAS: Thank you,
25 Mr. Mayor. Before I go into my discussion items,

1 I just want to thank the crews that did all the
2 work today. We had a first-time Supervisor
3 running the show, and I just want to publicly
4 thank him for his work in keeping the crews
5 active. They did an outstanding job, kept me
6 informed throughout the event.

7 And we did also have our Electric Crews
8 respond to a couple of outages that happened, so
9 I want to thank them as well for working under,
10 under the conditions that they did.

11 And also the Village Clerk's Office for
12 getting all the information needed out to folks
13 in a timely, timely manner. So I just want to
14 thank everybody for that.

15 Going on to my discussion items, the first
16 item would be the ferry project. We are
17 continuing to work with the DOT on the preferred
18 alternative. We -- our consultant has had
19 multiple conversations with them. We are
20 awaiting some information from them to see which
21 of the alternatives they like the best, and we
22 will then submit what's known as the DAD report,
23 which is the preliminary design, is the
24 colloquial term that they use for that, with that
25 as the -- with whatever they think is the best as

1 the preferred alternative. We're hopeful that
2 they stick with the idea that we don't have
3 access from Third Street, but we -- I will keep
4 you all posted of -- as that progresses, of
5 course.

6 The other event that happened with that,
7 the environmental investigation is ongoing, but
8 they've completed their field work, and no,
9 no problems have been uncovered, at least at this
10 stage. And normally, there would be -- if there
11 were any significant environmental problems, they
12 would have picked it up by now. Now they're
13 doing, I guess, a microscopic, more of an
14 analysis, chemical analysis of the -- of the soil
15 samples that they took.

16 Moving on to the microgrid project. We did
17 have -- we are having a significant amount of
18 interest generated on that project. A number of
19 very large firms have picked up application
20 packages.

21 I am -- I apologize. I'm hearing a lot of
22 feedback. Anybody that's not speaking, if they
23 could mute. I suspect that the Transcriptionist
24 might be having some difficulty. Thank you.

25 We are getting a lot of interest in that

1 project. I do believe we will get some good bids
2 for this project, reasonable bids for that
3 project.

4 On the effluent reuse grant --

5 TRUSTEE CLARKE: (Raise Hand)

6 ADMINISTRATOR PALLAS: -- from the
7 Environmental Facilities Corporation, although,
8 as I had mentioned a couple of times, it's a
9 relatively small grant. The Environmental
10 Facilities Corporation is treating this as if it
11 were a major grant, and we have to do all of the
12 paperwork required.

13 We have gone through every document that
14 they send us, and we send it in, and then they
15 say, "Oh, yeah, you forgot this one." So
16 we're -- we continue to do that. And I
17 appreciate every -- the Village Clerk's
18 assistance on that as well.

19 That's been quite the -- quite the ordeal,
20 but we're moving forward. We don't anticipate
21 any problems in getting -- continuing to get the
22 grant agreement. I was told by them that they
23 will have it on their January agenda. I think
24 there's only one final item, at least as of now,
25 to square away with them, and we should be good

1 to go on that.

2 On the sidewalk and curb project, the Sixth
3 Street -- Sixth Avenue portion has been
4 completed. We are hopeful that Madison will also
5 be completed this year. The issue for that will
6 be the availability of asphalt to do the -- to
7 fix the edge after they put the curbing in. That
8 is also what we are hoping for for Adams Street
9 parking lot repairs, so we're hopeful that that
10 can happen.

11 I will continue to speak with the
12 contractors tomorrow and early next week.
13 Weather seems to be favorable to start that work
14 next week, so we should -- we should keep that
15 moving. And, again, I will keep everyone posted
16 as that moves forward.

17 TRUSTEE PHILLIPS: Paul.

18 ADMINISTRATOR PALLAS: Lastly --

19 TRUSTEE PHILLIPS: Paul, just I have a
20 question.

21 ADMINISTRATOR PALLAS: Yep, sorry, sure.

22 TRUSTEE PHILLIPS: Going back to the Sixth
23 Avenue, you're talking about asphalt. So you're
24 talking about repaving Sixth Avenue down through
25 Madison?

1 ADMINISTRATOR PALLAS: No. This is for
2 just in the strip next to the curbing, just
3 the -- where they -- where they dig up next to
4 the curb, that's just -- it's not -- it's a
5 little better than temporary, but just to get us
6 through until we could do a full paving.

7 TRUSTEE PHILLIPS: Okay.

8 ADMINISTRATOR PALLAS: So it's just the
9 repair piece.

10 TRUSTEE PHILLIPS: Okay. That's what I
11 wanted to know. Okay, thank you. I wasn't quite
12 clear on what you were saying. Okay, thank you.

13 ADMINISTRATOR PALLAS: Sure, yep. I
14 apologize if it wasn't clear.

15 TRUSTEE ROBINS: Paul, you're talking about
16 the three-foot trench that's alongside the
17 curbing right now over on Sixth Avenue? It's
18 like a three-foot section excavated --

19 ADMINISTRATOR PALLAS: Correct.

20 TRUSTEE ROBINS: -- and unpaved?

21 ADMINISTRATOR PALLAS: I believe they paved
22 that. I haven't been in, so I haven't had a
23 chance to look at it, but I'm pretty certain that
24 it was, in fact, paved. So that should be all
25 safe now and without any issue with snow and

1 picking up rocks and so forth. So we should be
2 in good shape there. We wouldn't want to leave
3 that over the winter.

4 There may be alternatives if we can't get
5 asphalt, but I will speak with the contractors
6 about that, as I mentioned, tomorrow and early
7 next week.

8 TRUSTEE ROBINS: Thank you.

9 ADMINISTRATOR PALLAS: Last item I want to
10 mention, it's not on my list, but with regard to
11 the Campground. The Village Clerk had suggested
12 that we -- when we kept the Marina open, and
13 suggested that we also keep the Campground open
14 through November. This turned out to be a very
15 good decision. We were able to make up some
16 revenue that we didn't have for May, when we were
17 unable to open during the pandemic, roughly equal
18 to the money that we would have made in May,
19 looking at prior years and trends and so forth.
20 So that turned out to be a good thing that
21 we did.

22 And if you have any -- that's what I have
23 on the highlights. If there's any questions on
24 the balance of my report, I'm happy to answer
25 them.

1 TRUSTEE CLARKE: (Raise Hand)

2 MAYOR HUBBARD: Go ahead, Peter.

3 TRUSTEE CLARKE: Paul, there were quite a
4 few notes from the Chiefs report about the
5 microgrid, and request to appear at a Board
6 meeting, or schedule a special meeting. I wanted
7 to make sure I was clear on what they're looking
8 for. Is it that they want you to come to a
9 meeting of their Chiefs, or is it they want to
10 come and ask questions at a Village Board of
11 Trustees meeting? They seemed to have questions
12 that is with the --

13 ADMINISTRATOR PALLAS: Yeah, sure. I can't
14 speak to what that -- what they're specifically
15 asking there. I did appear already at a Wardens'
16 meeting and answered every question that was
17 posed. The -- I will tell you that from what I
18 understood at the meeting, the big ticket item
19 had to do with the shed where the generator is
20 currently housed. We are removing that shed and
21 putting in an exterior generator. It's a simpler
22 installation to do it that way, safer that way.

23 And their concern was replacement of the
24 shed for storage. As I pointed out to them, that
25 the generator shed is not a storage shed, so it

1 couldn't be used for storage anyway. So there
2 was -- there was that.

3 There were a couple of other questions, I'm
4 drawing a blank, but some of it had to do with
5 just replacement of wiring, which is happening.
6 The main service wiring is being replaced in the
7 main firehouse. The wiring in the sub-panels in
8 the basement is all being cleaned up as part of
9 this project.

10 So I think, I think we covered all of
11 the -- all of the questions. There were some
12 additional questions about going further with
13 wiring replacement interior, but that would not
14 be covered by the grant, because it's not
15 directly part of the microgrid itself.

16 So there were questions regarding the roof,
17 the fact that the roof was new, and now we're
18 putting holes in it for the panels. But solar
19 panel installers generally want new roofs to
20 install onto, as opposed to old roofs. That's
21 just the nature of that, so you don't have to
22 take them off in a year or two to replace a roof.

23 So that -- those were, I think, the big
24 ticket questions that I was able to answer at the
25 meeting. If they have additional questions,

1 certainly, they can reach out to me.

2 TRUSTEE CLARKE: Thank you.

3 MAYOR HUBBARD: Anybody else have questions
4 for Paul?

5 TRUSTEE CLARKE: Well, I just have a
6 statement, which is in addition to the good news
7 about regaining revenue at the Campground, I also
8 want to commend the work done at the Marina, and
9 the, you know, saving of the majority of the
10 revenue at the Marina for this fiscal year, which
11 I thought was a number, starting at the beginning
12 of the pandemic, was really at risk. And I want
13 to bring that to notice to the public that I
14 commend the people who worked hard to make that
15 happen and thank them.

16 MAYOR HUBBARD: Okay, thank you. Anything
17 else for Paul?

18 (No Response)

19 MAYOR HUBBARD: All right. Thank you, Paul.

20 ADMINISTRATOR PALLAS: Thank you.

21 MAYOR HUBBARD: Next is the Village
22 Treasurer, Robert Brandt.

23 TREASURER BRANDT: Good evening, everyone,
24 and happy holidays. Before I begin, does anyone
25 have any questions on my report as it was

1 submitted?

2 (No Response)

3 TREASURER BRANDT: Okay. I have a couple

4 of items I'd like to discuss with you tonight.

5 First, Suffolk Consortium, the progress where

6 we're at with the business and the rental aid

7 being funded through the HUD money left over from

8 the Consortium. There were some concerns about

9 whether Greenport was allowed to be part of that.

10 I had discussed this last month that these

11 programs were coming online this month and they

12 are -- the rental program is, in fact, active

13 right now.

14 The website has been updated. I want the

15 public to know that we are part of the

16 Consortium, and, therefore, they are allowed to

17 participate.

18 Both the business and the rental programs

19 have a fact sheet. It can be reached directly

20 from Suffolk's website. It outlines what the

21 parameters are and what you're -- you can

22 prescreen yourself, if you will. Again, the

23 rental link is live.

24 As a representative of the Consortium, you

25 can contact me or our Community Development

1 Office in Village Hall for any questions in
2 regard to applying to that program.

3 The business link has not been active. It
4 was supposed to be activated today. I'm assuming
5 that the weather was the reason why it is not
6 live at the moment, so I will double-check on
7 that tomorrow morning. For business
8 applications, anyone, with any questions, I am,
9 again, the go-to person. You can contact me in
10 Village Hall and I will help you as best I can.

11 Any questions on that?

12 TRUSTEE ROBINS: I have one questions.
13 Yeah, I just wanted to point out, Robert, I'll
14 update. The BID put a posting on their site
15 today about the application for businesses. And
16 I did note that it began today, and telling
17 people first come, first serve. So you think I
18 need to update that tomorrow and let people know
19 it didn't happen today?

20 TREASURER BRANDT: That would probably be
21 helpful, sure. Again, the link isn't even
22 available to upload the submission yet. So I'm
23 assuming they were going to make it live first
24 thing this morning, not -- as opposed to last
25 night. So it is not live as of today at

1 4 o'clock.

2 TRUSTEE ROBINS: Okay. I'll send the
3 message to the BID president on that.

4 TREASURER BRANDT: All right. Again,
5 Trustee Robins, I'll be calling them tomorrow
6 morning just to verify that it will be live
7 tomorrow, so you might want to check with me
8 first and then alert the BID.

9 TRUSTEE ROBINS: Thank you, Robert.

10 TREASURER BRANDT: You're welcome. Anyone
11 else on that?

12 (No Response)

13 TREASURER BRANDT: Speaking of the
14 Consortium, we had our submissions, which were
15 due December 1st. We put in two applications,
16 one for Fifth Street Beach for all-inclusive
17 playground equipment, and the same for Third
18 Street Park. Third Street Park is an add-on,
19 whereas the Fifth Street would be a
20 self-sustaining or self-standing unit. Those
21 were our submissions this year for the
22 Consortium. They have not put -- finished the
23 2020 program yet, so they -- hopefully, this will
24 get in in time for the February submission. So I
25 just wanted to give you an update on that.

1 Last thing I have is we received responses
2 to our RFP for audit services. We've received
3 from three different companies, Cullen &
4 Danowski, AVZ and BST. We had RFPs both for --
5 separate, I should say, for the Electric Fund and
6 a separate one for the Village-wide audit. For
7 the Electric Fund, we only had two responses, AVZ
8 at \$21,250, BST at 23,600. Village-wide,
9 Cullen & Danowski was 34,000, AVZ was 60,500, BST
10 was 34,700.

11 As you guys have been listening to me, I've
12 been saying, "Watch your pennies, watch your
13 pennies," so I'm going to recommend the same
14 thing here. I had a conversation with the Mayor
15 about this. We feel that we should probably go
16 with AVZ for the Light Fund audit, and go with
17 Cullen & Danowski for the Village-wide audit, and
18 that would be a significant savings over the
19 five-year contract. So I would like to get some
20 feedback, if anyone has any.

21 TRUSTEE PHILLIPS: I have a question about
22 the electric one, as we've used BST for a fair
23 amount of years and he's very familiar with the
24 organization and the structure. What is -- it's
25 AVZ, is that what you said?

1 TREASURER BRANDT: Correct.

2 ADMINISTRATOR PALLAS: What is their
3 experience in that?

4 TREASURER BRANDT: They've had quite a bit,
5 actually, as it turns out. BST typically does
6 roughly 40 of the 48 submissions, which is the,
7 you know, majority, of course, but the other ones
8 seem to have been from AVZ. They are familiar
9 with it, and they've met the parameters. They
10 outlined what they would do, and they went toe to
11 toe with BST on all points. So I'm confident
12 they will do a good job for us on that.

13 TRUSTEE PHILLIPS: So BST does 40 out of
14 the 48, did you say?

15 TREASURER BRANDT: Roughly, yeah.

16 TRUSTEE PHILLIPS: So they're really well
17 versed in it?

18 TREASURER BRANDT: Sure. The NYPA
19 report -- the advantage to BST, if you want me to
20 speak to that, is due to their doing 40 of them.
21 Their representative, Bill Freitag, has become a
22 champion of sorts for all the villages, and he
23 keeps us well informed on things, so there is
24 that slight advantage. Again, though, AVZ is
25 well versed in producing this report. And,

1 again, I'm concerned about spending, so I'm kind
2 of leaning towards AVZ at this point.

3 TRUSTEE PHILLIPS: Well, I'm concerned
4 about spending, too, but I'm also looking at the
5 fact that in the current environment in New York
6 State, having the advantage of someone who is a
7 little bit more connected and is dealing with
8 other agencies, or other -- the 40 other
9 companies, is an advantage to the Village of
10 Greenport. I mean, that is a consideration that
11 we need to take.

12 TREASURER BRANDT: Does anyone else have an
13 opinion on this?

14 TRUSTEE ROBINS: I tend to agree with
15 Mary Bess on this one, that BST has been doing
16 this for a long time, is very familiar with it,
17 and brings the experience to the Village. I
18 think it's important and so we should consider it
19 as well.

20 MAYOR HUBBARD: Okay. Paul, you want to
21 say something?

22 ADMINISTRATOR PALLAS: Yeah. I mean, I
23 certainly appreciate the experience that BST has,
24 but if AVZ has done several of the reports,
25 whether it be the NYPA report or the PSC report,

1 if they've done them and have experience in that,
2 that -- a lot of that work is procedural.

3 In terms of contacts, certainly, BST
4 certainly knows that. But through our State
5 association, we have a significant number of
6 contacts in a variety of forums. And a lot of
7 the work that BST does, we also get similar, if
8 not the same, information from other resources.

9 So provided that AVZ has at least
10 familiarity with the procedural aspects of either
11 the NYPA report or the PSC report, either one of
12 those, they're similar enough where if you had
13 experience in one, you could do the other.

14 Again, I'm not -- I haven't reviewed any of
15 the proposals, I just wanted to point that --
16 those things out.

17 TRUSTEE PHILLIPS: But sometimes there is
18 an advantage of having more than one set of ears;
19 true, Paul?

20 ADMINISTRATOR PALLAS: Well, you know,
21 that's what I was -- I think maybe I didn't say
22 it clearly. That's what I was trying to say. So
23 we have, we have a variety, even without BST, of
24 folks that keep us informed through a variety of
25 agency resources, so through other, other

1 consultants that we employ directly, and that our
2 State Utility Association employs. And we get
3 regular -- we are kept informed regularly on
4 those things.

5 And, you know, in fact, in moving forward,
6 I anticipate recommending in the next month or so
7 yet another consultant that will be working with
8 us on energy efficiency programs, who also is --
9 has a lot of information and connections, has
10 been in business for quite some time, and would
11 be helpful in any number of things.

12 And, again, just to be clear, my focus is
13 on the procedural aspects of these reports.
14 That's what's critical in these submittals, is to
15 make sure that you're following the guidelines
16 that are in the -- in the NYPA report process,
17 and that's very prescriptive. So, again, if the
18 experience exists, I wouldn't personally hesitate
19 to try a different firm, with the proviso that
20 they have at least an understanding of the
21 process.

22 ATTORNEY PROKOP: Robert, can I comment,
23 please?

24 TREASURER BRANDT: Sure.

25 ATTORNEY PROKOP: So I think that one of

1 the things that you should consider doing is do
2 what's called qualifying the low bidder. So
3 the -- whoever you believe to be the low bidder
4 on the two different bids, what I would do is I
5 would have a meeting with them. You know, it
6 doesn't -- it could be a person, it could be on
7 virtual.

8 And I would go over, I would ask them to --
9 a couple of things. One of the things I would
10 ask them is what their staffing proposals are, as
11 far as how they're going to staff the audits,
12 whether they'll have partner or manager or a
13 staff auditor here, and what work they're going
14 to do, what actual testing they're going to do.
15 I think that, you know, they should -- they
16 should let you know or you should let them know
17 what you expect in the way of testing our
18 accounts so a true audit is done.

19 And the other thing you might consider is
20 showing them the last one or two or three years
21 of the reports that we do have, the financial
22 reports and the other reports that you get, and
23 just so they can see them and maybe make
24 suggestions on them, if they have any.

25 And then -- and then the final thing is I

1 would ask for recommendations from one or two of
2 their clients.

3 So, normally, when you get a low bidder on
4 something like this, you do that, you go through
5 the qualification process.

6 TREASURER BRANDT: Understood, Joe. The
7 reports that they submit -- the proposals,
8 rather, that they submit, they do address these
9 concerns. AVZ, I'm familiar with their
10 reputation with my tenure in doing municipal
11 accounting. I'm confident that they would do a
12 good job. However, I will certainly take this
13 into consideration and investigate it further.

14 Just to everyone, the deadline for us to
15 make a decision is December 29th, the day after
16 the Board meeting. So if we do do -- we do have
17 some time to discuss amongst ourselves. You
18 guys, Board Members, feel free to call me in the
19 office and discuss it further, if you'd like.

20 If we do not have resolutions on board for
21 this month, we would have to vote on them at the
22 work session in January, because the deadline for
23 contracting this is the 22nd of January. That's
24 based on the RFP requirements. So I just wanted
25 to put that out there.

1 I am open-minded. It's just that one other
2 aspect I'd like to point out. Five years ago,
3 when we went out to RFP, one of my concerns was
4 that we get a different set of eyes on the books,
5 just to catch anything that one company may not
6 notice right -- you know, right away. I think
7 it's -- I think it's healthy for us to have a
8 different set of eyes on the books. I'm actually
9 looking forward to seeing their angle on things.
10 So, you know, I am leaning that way because of
11 that, that is one of the driving forces in my
12 decision.

13 TRUSTEE PHILLIPS: Robert, may I say
14 something, is I agree with you on the -- on the
15 general overall audits, that changing for a
16 change of eyes is probably best for the financial
17 picture, and also for the Boards to be protecting
18 the taxpayer.

19 As I said, getting back to the electric
20 audit, BST doing 40 out 48 companies leads me to
21 believe that they -- you know, other people,
22 other companies, or other municipalities seem to
23 have a fair amount of faith in them. So, as I
24 said, the general, the general overall, I don't
25 have a problem with your suggestion, but as Joe

1 has stated, you know, too, you have to go through
2 the qualifying, too, with the lower bidders, so.

3 TREASURER BRANDT: Understood, and I intend
4 to follow up on that.

5 ATTORNEY PROKOP: If you'd like me --

6 MAYOR HUBBARD: Okay. And part of my
7 discussion with Robert was that, you know, it's a
8 savings of around \$3,000 a year by splitting it
9 out. We did the RFP for a reason to see if we're
10 getting the best price for the taxpayers and for
11 what we're looking for, and if we could save
12 money with qualified people that are doing it.
13 That's why Robert and I came to the conclusion
14 that, you know, the savings of 3,000 a over five
15 years is 15,000.

16 And yes, AVZ they only do eight of them,
17 but they're doing 20% of the audits that are
18 being done. So, I mean, they do have some
19 qualifications in doing them. You know, so it's
20 20% that they're doing, and just a different
21 perspective, a different look at the overall
22 audit was where it's -- what Robert and I were
23 discussing. So we'll follow up on that. Go
24 ahead.

25 TRUSTEE PHILLIPS: I agree with you as far

1 as the -- you know, watching out for the
2 taxpayers' dollars, but I also -- and you and I
3 lived through straightening out the electric
4 plant, and reaffirming to NYPA that we were
5 working towards having everything be on par, and
6 we've been successful with that, but I think part
7 of that's been BST helping us out with it. So I
8 just -- I'm a little leery of slipping back into
9 having issues with our -- over our regulatory
10 agency.

11 That's my concern. It's a financial one.
12 I -- you know, I've seen it before happen in
13 other organizations when they switch accounting
14 firms on one specific topic, and I'm just --
15 we've come a long way with our electric plant,
16 not only upgrading it, but getting to be back in
17 trust with NYPA, so that's where I'm coming from.

18 TREASURER BRANDT: Trustee Phillips, I'd
19 like to say I appreciate that. I do want to
20 point out, though, that the general ledgers of
21 all the funds are very tight, we've worked
22 diligently over the last 10 years to tighten them
23 up. That said, I am going to take Attorney
24 Prokop's advice and do a further vetting on AVZ
25 concerning this, and I can report back to you

1 guys on this. I think that's the best course at
2 this point. Any --

3 ADMINISTRATOR PALLAS: (Raised Hand)

4 MAYOR HUBBARD: Go ahead, Paul.

5 ADMINISTRATOR PALLAS: Yeah. I don't want
6 to belabor this, but, Trustee Phillips, I
7 understand that point. But I also want you to
8 understand that the relationship that we have
9 with the Power Authority at this point is not
10 just BST. There's been a lot of work done with
11 the Treasurer's Office. They meet on a
12 semiannual basis without BST. Just the
13 Treasurer's Office meets to review all of the
14 aspects of the financials with the Light Fund,
15 and that relationship has changed radically over
16 the last few years. Robert and Steven have
17 frequent communications with NYPA staff directly
18 without going through BST.

19 So the work at BST is more, I guess,
20 administrative at this stage, as opposed to
21 relationship-building. We have -- you know, in
22 years past, the relationship with NYPA, I agree
23 with you, was not -- was terrible, but it is now
24 very, very good at all levels through NYPA, and
25 one of the reasons is the work that the

1 Treasurer's Office has done to work with NYPA on
2 all aspects.

3 TRUSTEE PHILLIPS: And, Paul, thank you for
4 that, but over the last four, eight, twelve
5 years, I've realized the amount of work that went
6 into it. And I have -- you know, I have been
7 following what the Treasurer's Department's been
8 doing and I appreciate all the work. But, as I
9 said, we had a pretty rocky road with NYPA and I
10 don't want to go back into that position again.
11 And I think that's a fair statement after
12 observing it for the last 12 years.

13 And we're getting on to it. And, Mayor, we
14 just might as well move on, because Robert's
15 going to do his vetting of the company, and we'll
16 hear from him, I'm sure, during the week.

17 TREASURER BRANDT: Anyone else have any
18 questions?

19 (No Response)

20 TREASURER BRANDT: I have nothing further,
21 Mr. Mayor.

22 MAYOR HUBBARD: Okay. All right.

23 Thank you.

24 TREASURER BRANDT: All right. Thank you.

25 TRUSTEE PHILLIPS: Thank you.

1 MAYOR HUBBARD: All right. Village Clerk,
2 Sylvia Pirillo, is next.

3 CLERK PIRILLO: Hi, everyone. My report
4 this evening is very abbreviated, as opposed to
5 last month, luckily. The additions I have are
6 few. One is that I wanted to let everyone know
7 that I sent for a publication to the paper today,
8 the Declaration, the continuation of the
9 Declaration of the State of Emergency, which the
10 Mayor signed the first time in March. So that
11 has now been extended through the 12th of January
12 of 2021.

13 In addition, I also sent the legal notice
14 of estoppel for our upcoming bond for the
15 sanitary pump station to the newspaper today for
16 publication on the 24th, which meets the
17 requirement of timeliness, because we need to
18 wait 30 days from approval, which was the 23rd of
19 November. So that brings us into timely
20 requirement there.

21 Lastly, in terms of contracts, we have
22 extended our contract with Devin Dam, who's the
23 representative for our sludge company that we use
24 for sludge transportation services. That is
25 Russell Reid. Right now we have an option at the

1 contract for two one-year extensions. We decided
2 to exercise one of the one-year extensions at
3 this time.

4 I spoke with Mr. Dam and he agreed to
5 maintain the same price that they are now
6 charging, which they were not obligated to do.
7 So we, the Management Team, wanted to let the
8 Board know that.

9 Moving on to my report, no bids were
10 received for contractor services, neither for
11 snow removal. My recommendation is that we rebid
12 both those contracts. We have a little bit of
13 time, as both those contracts expire in February,
14 I believe the 16th and 17th respectively, but not
15 too much time. So I intend to rebid those two.
16 And we will, hopefully, receive responses this
17 time, so that we can help our crews even more.

18 Lastly, I just wanted to remind the Board
19 that we continue to have a place-holder
20 resolution for a public assembly permit
21 application for the Power Squadrans. I know it's
22 not something that we're talking about yet, but
23 just wanted to bring it to the forefront for a
24 brief moment.

25 Are there any questions on my report?

1 (No Response)

2 CLERK PIRILLO: With that, Mr. Mayor, I've
3 concluded. Thank you.

4 MAYOR HUBBARD: Okay. Thank you very much.

5 Okay. Village Attorney report, Attorney Prokop.

6 ATTORNEY PROKOP: Yes. Good evening.

7 Thank you. The first thing I wanted to talk
8 about was that we have a proposed agreement with
9 the Suffolk County Fire and Rescue Services to
10 get a use agreement for the shed that's at the
11 water tank. And what they'd like to do is they'd
12 like to use that for the equipment for an
13 antenna, which they're going to -- they propose
14 to install on the water tank, and that will be
15 used for East End Fire and Rescue communications.

16 There's no proposed rental payment to the
17 Village. You know, the Village residents will
18 benefit by having this there, as will all East
19 End residents, and so it was viewed as a public
20 service.

21 Does anybody have a question about that
22 for me?

23 (No Response)

24 ATTORNEY PROKOP: So we have agreement on
25 the wording of the -- of the agreement, and I

1 would like to have that approved at the meeting,
2 please, if I could.

3 The next thing is we have the Central --
4 the Central Pump Station contract documents have
5 been assembled for execution. We're hoping to
6 get that executed in the next few days.

7 We -- a few weeks ago, since the last
8 meeting, I submitted paperwork to the DOT to have
9 the parklet extension approved. The extension
10 was approved subject to the Village coming up
11 with a snow plowing plan. At the time, Paul,
12 Paul Pallas and I didn't think it was relevant,
13 but we decided to go along with it, because it
14 hadn't snowed in December for many years. And we
15 did, with the help of the BID and Rich
16 Vandenburgh, we did put together a snow plow
17 plan, which was put into effect. And we -- the
18 State signed off on it, so we did get the
19 extension.

20 We have -- I was going to talk to you
21 tonight about the possibility of extending the
22 Peconic Star license, and I -- when the attorney
23 first started calling me about this several weeks
24 ago, I asked him if he wanted to do both, and he
25 said, "No, we just wanted to do the older of the

1 two leases." And he contacted me this last
2 weekend and said that now that they changed their
3 mind and what -- they would like to do both at
4 this -- to get an extension of both leases at
5 this time.

6 It's -- I have to check this with Robert,
7 but it's -- reviewing the paperwork, I believe
8 that the current rental payment is \$4,050 a year,
9 and so that's what we would be using as a base to
10 go off that, if you wanted to approve it with an
11 increase or a small increase.

12 Is there any discussion about that?

13 MAYOR HUBBARD: No. I think we should
14 renew the lease. I think it definitely should go
15 up a little in price, just because we did a lot
16 of maintenance on the dock last year and there's
17 going to be more stuff that needs to be done. So
18 if we can get -- you know, I'm not trying to put
19 them out of business, but, you know, everything
20 else goes up constantly and it should be going up
21 proportionately.

22 ATTORNEY PROKOP: Okay. I want to say
23 that -- I just want to let you know, I did -- I'm
24 responding to their request. I did review the
25 agreements and I think that there might actually

1 be some additional time left, but I will -- I
2 will confirm the end date and then put together a
3 proposed agreement. I have a draft for the first
4 one and I'll do a corresponding draft for the
5 second one, and we can circulate them for your
6 review. We have a few months left, at least,
7 anyway.

8 MAYOR HUBBARD: Okay, thank you.

9 ATTORNEY PROKOP: Okay. Regarding
10 Greenport and Genesys, the attorneys have been
11 through the list of available mediators. They're
12 down to, I think it's -- we're down to one
13 mediator now that I believe that both attorneys
14 agreed to, and they're trying to get a schedule
15 determined, and then they'll be setting a date
16 for the mediation.

17 In the corresponding case, which is
18 Greenport versus our insurance company, NYMIR, we
19 were forced to take NYMIR to court, because NYMIR
20 would not defend the Village on the counterclaim
21 that Genesys filed. NYMIR made a motion to
22 dismiss, and the Village has now responded with
23 a -- with a cross-motion asking the court to
24 confirm that NYMIR has to defend the Village.

25 Apparently, there's also language in court

1 decisions that if we are successful in the case,
2 that we're entitled to legal fees. So in the
3 cross-motion that was filed with the court, one
4 of the things that counsel requested was an award
5 of legal fees that we're spending on this
6 particular case. So we're hopeful that we can
7 get legal fees back from NYMIR if we prevail.

8 There is a -- we have a number of cases
9 that are pending in the Southold Court. It's my
10 understanding that the Southold Court will be
11 going virtual now. I think that all local courts
12 are converting to only virtual. We have had
13 in-person as recently as two weeks ago, but it's
14 my understanding that they'll be going to
15 virtual.

16 And I did prepare a draft of the noise
17 ordinance that is being discussed. I'm working
18 on that with Paul Pallas, and, you know, I'm
19 hopeful that Paul and I can agree on some of the
20 provisions, and then we can advance it to you to
21 review for your consideration.

22 And there is -- there's a rental dispute
23 that I'm -- I've concluded the resolution of.
24 I'm not sure if you want to discuss that or not.
25 It will be -- it will be proposed for review by

1 the Trustees at the meeting this month.

2 MAYOR HUBBARD: Okay. We'll circulate that
3 around so everybody can see, so we know what
4 we're talking about, and we can review that.

5 ATTORNEY PROKOP: Okay. And I think that
6 that's all I have, unless anybody has a questions
7 for me.

8 MAYOR HUBBARD: Any questions for Joe?

9 (No Response)

10 MAYOR HUBBARD: All right. Thank you, Joe.

11 TRUSTEE PHILLIPS: Joe, you said --

12 ATTORNEY PROKOP: Yes.

13 TRUSTEE PHILLIPS: I'm sorry. You said
14 that you and -- there's a -- there is -- blah,
15 blah, blah. There is wording that you're
16 developing for the noise ordinance.

17 ATTORNEY PROKOP: Yes.

18 TRUSTEE PHILLIPS: I do know that
19 Trustee Clarke was not at the last work session.
20 I don't know if he had some thoughts that he
21 wanted to present in reference to the noise
22 ordinance. I know Trustee Robins and I did, but
23 did -- I would ask him and Jack, Trustee
24 Martilotta, if they had any thoughts as well,
25 because they weren't -- both of them weren't at

1 the work session when we decided to move forward
2 with the noise ordinance.

3 ATTORNEY PROKOP: Okay.

4 TRUSTEE CLARKE: I put my comments into the
5 Trustee report for this month, so that's
6 accessible to anyone to view. It's in PDF of
7 tonight's meeting, so, Joe, you can find them in
8 there.

9 ATTORNEY PROKOP: Okay.

10 TRUSTEE CLARKE: And Paul as well, in case.
11 You know, I went -- I went off a little bit from
12 the focus of where we started, which was music in
13 the commercial district, but as other noise
14 issues came up, I made two other suggestions. I
15 don't know whether they're appropriate for this
16 part of the code or not, but you can certainly
17 look at them and let me know and we can take it
18 from there. Thank you, Mary Bess.

19 TRUSTEE MARTILOTTA: Sure. And I supported
20 the original one. If you guys had changed it, I
21 know there was talk about changing the decibel
22 level, and, you know, whenever it comes out, I'll
23 read it. And, as I said, I thought the original
24 one was pretty well crafted, and if we have
25 changes that come up, then I'll review them at

1 that time. I've got nothing specific.

2 ATTORNEY PROKOP: Okay. Maybe, if we're
3 done with that, if I could just conclude with one
4 more thing. I wanted to mention to you that the
5 HPC meeting, which preceded this meeting tonight,
6 was almost two hours long, that the -- that
7 committee is doing a lot of work. There's a lot
8 of applications that are coming before that
9 committee and many of them are very detailed with
10 a lot of changes. And the members, the members
11 of that committee deserve a lot of credit for all
12 the work that they're doing. It's all very
13 involved with a lot of preparation and they're
14 really doing a good job on the HPC.

15 MAYOR HUBBARD: Okay. Well, thank you for
16 that information, and I will thank them.

17 ADMINISTRATOR PALLAS: I would concur.
18 Mr. Mayor, I would concur with that as well.

19 MAYOR HUBBARD: Okay.

20 ATTORNEY PROKOP: And I hope everybody has
21 a -- and everybody in Greenport has a great
22 holiday, and relax and be healthy.

23 MAYOR HUBBARD: Okay. Thank you, Joe.

24 Okay. Board Discussion: The solicitation
25 of public comments regarding CDBG opportunities

1 for the Village of Greenport for Fiscal Year
2 2021. You know, Robert had talked about that, we
3 talked, we had the public hearing last month. Is
4 there any Board discussion on it?

5 TRUSTEE PHILLIPS: Is it -- Mr. Mayor,
6 isn't that what Robert submitted already, or
7 Robert and --

8 MAYOR HUBBARD: Yes. He got -- the
9 paperwork was submitted, we had the public
10 hearing, and it's always part -- we discuss it at
11 our next work session after we have the public
12 hearing.

13 TRUSTEE PHILLIPS: Okay. But he's already
14 applied -- he's already put in for the playground
15 equipment, correct.

16 MAYOR HUBBARD: Yes, he has.

17 TREASURER BRANDT: I have.

18 TRUSTEE PHILLIPS: Okay.

19 MAYOR HUBBARD: Okay. Any other
20 discussion?

21 TRUSTEE ROBINS: I agree with Robert.

22 TRUSTEE CLARKE: Important as far as
23 priorities.

24 TRUSTEE ROBINS: Yep.

25 MAYOR HUBBARD: Okay. Was that a question,

1 Julia, or just --

2 TRUSTEE ROBINS: No. Just in agreement
3 with Robert's suggestion and submission for
4 playground equipment, I agree, so.

5 MAYOR HUBBARD: Okay. All right. Anything
6 else?

7 (No Response)

8 MAYOR HUBBARD: All right. That's all we
9 have on that.

10 TREASURER BRANDT: Mr. Mayor --

11 MAYOR HUBBARD: Thank you. Thank you for
12 the work on that, Robert.

13 Okay. Also under Board Discussion,
14 potential alterations to the 2007 stipulation for
15 123 Sterling Avenue property. We had a
16 presentation last month, we discussed this. Is
17 there any Board discussion on that topic?

18 TRUSTEE ROBINS: I have one comment,
19 Mr. Mayor. I continue to be concerned about the
20 affordable housing units there. My feeling is
21 that those units should remain affordable in
22 perpetuity. I'm not sure exactly how to do that,
23 whether it would have to be by covenant or
24 something like that. But I think that it would
25 be on our part to begin to address the situation

1 that affordable housing in our Village, as well
2 as in Southold Town, unfortunately, reverts back
3 to the open market and doesn't serve the purpose
4 it was ever intended for. That would be my
5 comment.

6 MAYOR HUBBARD: Okay, thank you. Any other
7 discussion?

8 TRUSTEE PHILLIPS: Mr. Mayor, I think that
9 some of the discussion points, I would like to
10 hear what -- you know, after a public hearing,
11 what some other people have to say, besides the
12 Stirling Basin Neighborhood Association. I
13 realize that there's been a lot of work between
14 that organization and the contractor, but I'm
15 sure there are some residents in the community
16 that would like to voice their opinion at a
17 public hearing.

18 So the affordable housing component is a
19 subject that has got a wide variety of thoughts
20 on it, but -- and I have to really go back and
21 look at the stipulation again. I had suggested a
22 couple of months ago that we all start to think
23 about that, because it has some pretty
24 straightforward instructions in the stipulation.
25 But I also know that I think we need to move

1 forward with the public hearing and getting it
2 into the system and moving it forward. And
3 that's part of my Trustee's report, so I'll wait
4 until we get to that section, unless you want to
5 do it now.

6 TRUSTEE CLARKE: It makes sense to discuss
7 it now, so Paul doesn't have to necessarily wait
8 through the rest of the evening, in my opinion.

9 MAYOR HUBBARD: Okay. What did you want
10 to -- Trustee Phillips, you can go ahead.

11 TRUSTEE PHILLIPS: Okay. I had made a
12 suggestion that since there has been a fair
13 amount of discussion between the contractor and
14 the SBNA, and they have come to a general
15 consensus, that I think it's time that we, as the
16 Village Board, start moving the process forward.

17 I had made a suggestion that I think that
18 our Boards, all -- whether it was Zoning Board,
19 Planning Board, or the Board ourselves, we
20 usually go through some type of presentation from
21 the applicant, and then we set a date for a
22 public hearing. I thought in order to move it
23 forward faster, that if we had a general
24 public -- a public meeting to -- of all the
25 Boards together, to let the contractor give a

1 presentation of the project to all of us at the
2 same time, visually, which, because we can't all
3 fit in the firehouse. That at that point, after
4 he does his presentation, that if it's legal,
5 which is one of my questions to the Village
6 Attorney in an email last week, is that each one
7 of the Board Members there for each Board could
8 then proceed to set the public hearing dates, so
9 that it would move things forward.

10 And the building's being built. The
11 contractor has been very patient in working with
12 everyone, and the Neighborhood Association has
13 gotten their point across. We still have some
14 points to make down the road, but a lot of this
15 needs to come after a public hearing, so that we
16 can hear what the rest of the Village community
17 has to say.

18 So, Joe, I'm -- you know, I threw the idea
19 out. I don't know if you had time to think about
20 it or not.

21 ATTORNEY PROKOP: Well, I think a joint
22 meeting or hearing is possible. I mean, it has
23 to be noticed in a certain way. But, you know,
24 all the Boards have to agree to do it. I'm not
25 sure that all the Boards -- I'm sorry, it's not

1 for me to say whether they would or not, but
2 I'm -- all the Boards would have to agree to do,
3 and then it would have to be noticed properly.
4 But I believe that you could have a joint meeting
5 and a joint hearing.

6 TRUSTEE PHILLIPS: Well, I'm not talking
7 about having --

8 ATTORNEY PROKOP: If that's your -- if
9 that's your question.

10 ATTORNEY PROKOP: No. I'm talking about
11 each one of them having their own public
12 hearings, because each Board has a different, a
13 different responsibility in reference to that
14 application. But what I'm saying is having a
15 public meeting so that we could get the process
16 of getting the public hearings on the agendas and
17 moving it forward.

18 ATTORNEY PROKOP: A joint, a joint public
19 meeting, is that what you're asking me?

20 TRUSTEE PHILLIPS: Yeah, not a hearing, a
21 meeting --

22 ATTORNEY PROKOP: Okay.

23 TRUSTEE PHILLIPS: -- so that --

24 ATTORNEY PROKOP: Yes, you can. You can do
25 a joint public meeting if all Boards agree to do

1 that, but each Board would have to agree to
2 do it.

3 TRUSTEE PHILLIPS: Okay. But I'm just
4 putting it out for a suggestion, that's -- I just
5 think it's time to move forward.

6 MAYOR HUBBARD: Okay. Well, I did discuss
7 this with the Village Administrator. Trying to
8 put 20 people together as the Board, along with
9 all the public that's going to want to review it
10 and talk about it, to me, that could be
11 problematic.

12 And as you're going through the hearings,
13 you have to -- there's a procedure and a process
14 that it has to go through, which Paul had laid
15 out in the timeline. You know, if it has to go
16 to Planning, and then it gets referred to Zoning,
17 if Planning votes on it and it goes a certain
18 way, it's got to go through the process. So at
19 that meeting, we can't all just schedule public
20 hearings at the same time, because one gets
21 referred to the other Board, it has to go through
22 the procedure. That's what Paul had laid out for us.

23 TRUSTEE PHILLIPS: Okay. Mayor, then maybe
24 I'm misunderstanding something, but the original
25 reason for the review is that there are some

1 points that he wants to change the stipulation,
2 not going through a full-blown review of the
3 project. There's only certain points that are
4 coming up. If he's being referred to Zoning,
5 then Zoning isn't being asked opinion of what the
6 stipulation change is. You're suggesting that he
7 has to go through and this is a whole new process
8 for him, is that what I'm understanding, Paul?

9 MAYOR HUBBARD: No. You just said you
10 wanted this meeting to have all three Boards set
11 their public hearings, but there's a criteria to
12 set a public hearing. You have to notice what
13 they're having a public hearing on, so you have
14 to go through the process. The stipulation
15 agreement says if it's modified, it has to go
16 back to all three Boards and be reviewed. That's
17 the way it's been since we've been talking about
18 this for a couple years.

19 TRUSTEE PHILLIPS: Reviewed, but not being
20 torn apart. I'm concerned. I'm concerned that
21 maybe we're not -- maybe I'm misunderstanding
22 something, but in modifying the stipulation, it
23 was more of a legal discussion of him changing
24 some things within, and the Boards agreeing upon
25 it. I was not under the impression that this was

1 putting them through the whole process all over
2 again.

3 MAYOR HUBBARD: Had you read the timeline
4 that Village Administrator put out a couple of
5 months ago?

6 TRUSTEE PHILLIPS: Yes, and I thought it
7 was -- I thought it was extremely lengthy.

8 TRUSTEE CLARKE: Yes, Paul reviewed it at
9 the last meeting.

10 TRUSTEE PHILLIPS: I'm sorry, what?

11 TRUSTEE CLARKE: Paul Pallas reviewed the
12 timeline with us, George, at the last meeting
13 where -- before the application was withdrawn,
14 prior to the renewed interest in the application
15 being resubmitted. It was a very daunting,
16 lengthy, if I remember, six to nine-month
17 process. At least that's my opinion of it.

18 I don't have nearly as much experience as
19 Paul, nor Mary Bess, in this matter, but I can
20 support the direction of Mary Bess' commentary in
21 that we are gaining some significant benefits in
22 the concessions. The Village and the Board and
23 the community are gaining several benefits from
24 the concessions that the builder is making in his
25 work with the SBNA. It is in our interest to

1 facilitate approving those modifications that are
2 proposed and making them as quick and as
3 efficient as possible, lest the Developer decide
4 that it's not in his interest to wait for us to
5 go through a lengthy process.

6 It's almost two years in spring. So my
7 opinion is, similar to Mary Bess, that I want to
8 think outside of the box so that this project can
9 move forward swiftly to resolve these few
10 remaining issues after a very lengthy process, so
11 that the building can be completed, since it is
12 well into its construction, and so that we can
13 all move forward with the project and put it
14 behind us.

15 ADMINISTRATOR PALLAS: (Raised Hand)

16 MAYOR HUBBARD: Okay. Go ahead, Paul.

17 ADMINISTRATOR PALLAS: The only, the only
18 comment I will make is that if -- you know,
19 trying to do this in any kind of a jointly
20 present -- potentially presents some logistical
21 challenges. So if one Board and the Developer
22 agree to something and that now changes the --
23 where it's headed, and you've already gone
24 through, you know, a process with another Board
25 just a week before without letting it go through

1 a step-wise fashion, you end up having to re --
2 go back, you know, back and forth a couple of
3 times. At least if it's moving in a forward
4 direction through each Board, through the normal
5 process, I think it's a cleaner -- I think it's a
6 cleaner way to do it.

7 And I'm not -- I'm certainly not going to
8 speak for the Developer, but I have -- I
9 certainly have had these discussions with the
10 Developer and I'm not -- I don't know that
11 there's any -- any issue at this point on his --
12 on his part. Again, I'm not speaking for him and
13 I'm sure he will comment at some point. But I
14 think the process that we laid out is a
15 reasonable process.

16 Each Board has to vote independently.
17 There are certain sequences, as the Mayor pointed
18 out. Planning would be the first step as a
19 pre-submission. That would get referred to
20 Zoning. Zoning would adjudicate their specific
21 issues, which are not planning issues. And, you
22 know, it could, after Zoning, could
23 simultaneously go to HPC and Planning, and if
24 those two move forward, then it goes to the
25 Village Board. So it's -- and for their -- for

1 the Village Board's input and approval or not.
2 Then everybody's on Board, everybody has seen the
3 process through.

4 I would be concerned about a back and
5 forth, but that -- again, that's just an opinion,
6 that's not -- yeah, that's all.

7 TRUSTEE CLARKE: Is there any opportunity
8 for the Village Board to proceed first before the
9 other Boards?

10 ADMINISTRATOR PALLAS: Procedurally, we had
11 had this discussion probably almost a year ago
12 now with the Village Attorney, and the Planning
13 and Zoning Attorney, and myself and the Mayor,
14 and it just -- I think, Joe, correct me if I'm
15 wrong, because the Village Board is more of an
16 overall, looking at the entire process, that the
17 Village Board would need to be last, so that all
18 the other Boards have then gone through their
19 process. There's no point in the Village Board
20 approving it if the Zoning Board's not going to.
21 So it just seems that the Village Board would
22 have the ultimate approval rights, if you will.
23 But I'll let Joe, I'll let Village Attorney
24 Prokop respond to that.

25 ATTORNEY PROKOP: So you could do that, but

1 the problems that we create is that the --

2 TRUSTEE PHILLIPS: Lost you, Joe.

3 ADMINISTRATOR PALLAS: I don't know where
4 he went, he dropped off completely.

5 MAYOR HUBBARD: Yeah. We'll give him a
6 second and see if he gets back on.

7 ADMINISTRATOR PALLAS: Mr. Mayor, I'm going
8 to try to contact him offline.

9 MAYOR HUBBARD: Okay.

10 CLERK PIRILLO: Paul, I've already done
11 that, just FYI.

12 ADMINISTRATOR PALLAS: Thank you. There
13 he is.

14 ATTORNEY PROKOP: I'm sorry. So the issue
15 with that, the issue with that is if the Board of
16 Trustees votes on it first, you could lose -- the
17 first thing is that you don't -- you don't know
18 if you're voting on what actually could become
19 the final product, because it still has to make
20 its way through three other Boards, and then by
21 virtue of that, you lose control of the
22 situation. So you could vote on something that
23 ends up getting changed by some other Board along
24 the way. That's not -- that's not to say that
25 you can't do that, because it might -- say the

1 Zoning Board makes a change and they approve it,
2 but then their approval could be subject to
3 the -- you know, getting the fresh approval from
4 the Board of Trustees. So that's how we would
5 handle it. So if you wanted to vote first, you
6 could do that, it's just that you could be voting
7 on something that is likely to be slightly
8 changed in the next month or two.

9 TRUSTEE PHILLIPS: Joe, can I ask a
10 question? The goal, the goal of this amendment,
11 modification to the stipulation, is to take what
12 the property owner has suggested as changes to
13 the stipulation. And what role really does all
14 the Boards have in that? I mean, Planning Board
15 is going to look at what he has, and, really,
16 it's -- if I'm understanding it, it really is
17 just looking at it and agreeing with what he's
18 suggesting, or not agreeing to what he's
19 suggesting, but it's not ripping the application
20 apart, correct?

21 ATTORNEY PROKOP: No, it's a -- they would
22 need a public hearing to -- a public hearing and
23 then a meeting. So I don't know. It's not
24 taking the whole thing apart again, no. It's --

25 TRUSTEE PHILLIPS: That's my concern, is

1 that we need to be clear as to what each one of
2 these Boards is supposed to be looking at. Now
3 Zoning, Zoning is being brought in because he
4 wants to change the -- putting the parking in the
5 building. Is that the reason why Zoning would be
6 brought in? Because I thought Zoning was already
7 within the stipulation.

8 ADMINISTRATOR PALLAS: Joe dropped out, but
9 I can -- I can try to answer that in his absence.
10 The -- each of the Boards is a party to the
11 stipulation, and the site plan is part of the
12 stipulation. So each Board has to -- has to
13 approve a change to the -- at a minimum, has to
14 approve a change to the stipulation. If there
15 are any specific aspects that go beyond just a
16 change to the stipulation, but involve, for
17 example, as you said as zoning, would -- would
18 require additional, I guess, comments or
19 approvals as part of the approval of the change
20 to the stipulation.

21 So it's not -- it's not just -- even if --
22 even if it didn't involve a zoning change, but
23 there was a change to the agreement, since they
24 are a party to the agreement, I believe, and,
25 Joe, I know you dropped out there for a second,

1 but I believe they would still have to have a
2 hearing to vote, because they had a hearing and
3 voted on the stipulation agreement as written.
4 So if the stipulation agreement is changed, or
5 amended, or added, or whatever, they would then
6 have to vote, because they were a party to the
7 original agreement. Is that -- Joe, is that
8 correct?

9 ATTORNEY PROKOP: Right.

10 ADMINISTRATOR PALLAS: Yep.

11 TRUSTEE PHILLIPS: I'm understanding that,
12 but what I'm hearing a little bit, and it's
13 confusing, and I'm hearing it from someone who
14 has dealt through the different Boards, that I'm
15 getting the impression that we're leading these
16 Boards to believe that they could go and tell the
17 Developer, "Well, we don't like what you have in
18 here, we want you to change that," and that's not
19 the goal of what they're doing. They're just
20 supposed to be reviewing it and either saying
21 yes, they agree to the change in the stipulation,
22 or no, they don't agree to the change in the
23 stipulation, correct?

24 ATTORNEY PROKOP: No, they could make a --

25 TRUSTEE PHILLIPS: They're not --

1 ATTORNEY PROKOP: They could make a
2 comment. They could make a suggestion on a
3 change -- I'm sorry. When you say the
4 stipulation, I'm talking about the proposed
5 modification. They could make a -- they could
6 make a recommendation to a change in the proposed
7 modification.

8 TRUSTEE PHILLIPS: What's the difference
9 between that and the --

10 MAYOR HUBBARD: Could I just ask a
11 question? Trustee Phillips, you're saying that,
12 you know, they're -- the Boards are being told by
13 somebody. Is that somebody from the Village that
14 is telling them what they should be or should or
15 shouldn't be doing?

16 TRUSTEE PHILLIPS: I'm sorry. I'm sorry,
17 Mayor, are you talking to me? I was thinking.

18 MAYOR HUBBARD: Yes. You just said that
19 the Boards are being led by somebody to go and
20 think that they have the full right to go and do
21 something. Now you're saying somebody from the
22 Village is telling the Boards that, or is that
23 somebody else?

24 TRUSTEE PHILLIPS: No. I'm saying that
25 if -- I'm getting the impression, in listening to

1 the conversations, that we're not clear as to
2 what the Boards are supposed to be reviewing.
3 I'm afraid that they may have the impression that
4 they can start the process all over again for the
5 applicant, and that's not what the goal is. The
6 goal is to take a look at -- and maybe I'm
7 misunderstanding the goal. I understood the goal
8 to be us looking at the proposed changes to the
9 stipulation and either saying, yay, we agree with
10 them, or no, we don't agree with them, and he --
11 and -- but not throwing in any new ideas on his
12 site plan.

13 MAYOR HUBBARD: That is the goal, that's
14 what it's been from the beginning. And if you
15 remember a couple of months ago, I sat there when
16 the people were picketing and protesting at
17 Village Hall. I said it's going to go before all
18 four Boards and there'll be four public hearings,
19 they could all speak about it, and everybody on
20 our Board was in agreement with that, it's going
21 to go before all the Boards.

22 TRUSTEE PHILLIPS: No, I'm --

23 MAYOR HUBBARD: It has to.

24 TRUSTEE PHILLIPS: No, I'm not disagreeing
25 that they shouldn't go all before the Boards. I

1 just want to make sure that we all -- I want to
2 make sure that the Developer -- the applicant
3 isn't, isn't put into a position where he,
4 himself, has already -- has this amended idea to
5 move forward, or he just may go with what he
6 originally planned. I just think that he's given
7 the opportunity to try to change things, and I
8 just -- I just want to be clear as to what really
9 the role of each -- what the review is going to
10 be really for each of the Boards, that's all.

11 MAYOR HUBBARD: That will come from the
12 Building Department, and Paul Pallas will put
13 that together, what the subject of the public
14 hearing is going to be, and that's what would be
15 conveyed to the Board of what they're doing.
16 That's the process that I was just talking about
17 with the timeline. This is going to be a public
18 hearing on this topic, and that's what the
19 Developer is proposing, and that's what the
20 public hearing will be about, and that's what
21 they would vote on.

22 TRUSTEE PHILLIPS: Okay. I wanted to
23 make -- I'm sorry.

24 TRUSTEE CLARKE: From an historical
25 perspective, I did request an expedited process.

1 And at that meeting where you promised that
2 timeline and the four meetings, I had a
3 dissenting recommendation that we have a mega
4 meeting of all the Boards to settle it once and
5 for all as quickly as possible. I was in a
6 minority opinion, obviously, but I want to just
7 mention that again. I'm looking for a quick
8 resolution to this property.

9 MAYOR HUBBARD: Right. And we were being
10 accused right from the beginning that we're going
11 to streamline this, we're going to rush it right
12 through without the public having a chance to
13 comment on it. That's what I was accused of at
14 several meetings, and I'm trying not do that and
15 I'm trying to be a man of my word, that it will
16 go before the Boards and they would have a public
17 hearing, and the public would have their chance
18 to comment.

19 TRUSTEE CLARKE: I respect that, George,
20 and I agree with you. And it's just I'm asking
21 for it in a more expedited fashion than the
22 length and duration that was outlined by the
23 Administrator, and --

24 MAYOR HUBBARD: Okay. You dropped out
25 right at the end there.

1 TRUSTEE CLARKE: I'm just speaking about
2 the duration that --

3 MAYOR HUBBARD: Okay.

4 TRUSTEE CLARKE: -- it could take. And I
5 hear Mary Bess in being sensitive to the comments
6 made from the community. You know, it's already
7 been a year-and-a-half, you know, so there has
8 been, I think, on your part, and on the Boards
9 part, and on the Administration's part, and on
10 the Developer's part, an enormous amount of
11 latitude for the public, especially for the SBNA,
12 and for the general public, not only of that
13 immediate neighborhood, but of the entire
14 community. And I think it's incumbent on us now
15 to draw it to a quick and swift closure to move
16 forward --

17 TRUSTEE ROBINS: Mayor.

18 TRUSTEE CLARKE: -- and provide leadership
19 in the process.

20 MAYOR HUBBARD: Okay. Trustee Robins.

21 TRUSTEE ROBINS: Can you hear me? Can you
22 still hear me?

23 TRUSTEE PHILLIPS: Yes.

24 MAYOR HUBBARD: I can hear you.

25 TRUSTEE ROBINS: I have to -- I have to get

1 back on my phone.

2 ADMINISTRATOR PALLAS: We can hear you.

3 ATTORNEY PROKOP: No, we can hear you fine.

4 ADMINISTRATOR PALLAS: Julia, we can hear you.

5 ATTORNEY PROKOP: It's good the way it is,
6 Julia.

7 ADMINISTRATOR PALLAS: I believe she turned
8 the volume down on her computer and can't hear us.

9 ATTORNEY PROKOP: I encourage everybody, as
10 we start --

11 (Audio Interference)

12 ATTORNEY PROKOP: As we start this process,
13 I encourage everybody to read, to closely read
14 the stipulation again, because --

15 (Audio Interference)

16 MAYOR HUBBARD: Julia, you're on.

17 ADMINISTRATOR PALLAS: Julia is trying to
18 connect. I'm going to mute her computer.

19 TRUSTEE ROBINS: I apologize for that
20 sound. I don't know what's wrong with my phone.

21 ADMINISTRATOR PALLAS: Julia, if you put
22 your volume up on your computer, you can -- we
23 can hear you through your computer now.

24 TRUSTEE ROBINS: No, I can call back in on
25 my phone. I'm going to mute my computer. Sorry.

1 ATTORNEY PROKOP: It's not going to do it.

2 Muting the computer is not going to do it.

3 ADMINISTRATOR PALLAS: Yeah. Julia, can
4 you hear us on the phone?

5 TRUSTEE ROBINS: Yeah.

6 ADMINISTRATOR PALLAS: Okay, thank you.

7 TRUSTEE PHILLIPS: Mr. Mayor, what I'm
8 trying to say is, and I'm -- Julia, did you --
9 did you have something you wanted to say?

10 TRUSTEE ROBINS: I can talk okay now, you
11 can hear me?

12 TRUSTEE PHILLIPS: Yes.

13 ADMINISTRATOR PALLAS: Yes.

14 TRUSTEE ROBINS: Okay, yeah. No. I was
15 going to agree with Trustee Clarke. I do think
16 that we should find a way to move this ahead, you
17 know, unless, unless the Attorney says that we
18 can't, I tend to agree that a large public
19 meeting with everybody there to make comments
20 probably would be the best thing.

21 And I do believe that the Neighborhood
22 Association would like to see this project move
23 along and not, you know, lie for another six to
24 eight months, simply because it's a construction
25 site right now. So I would tend to agree with

1 Trustee Clarke on this, again, subject to the
2 approval from the Village Attorney that it would
3 be allowed.

4 TRUSTEE PHILLIPS: My original request is
5 following through the process in that all the
6 Boards, all of us have to hear a presentation or
7 a pre-submission discussion of -- from the
8 contractor -- from the Developer. And then once
9 we've heard that presentation, then it's usually
10 to accept the application and set the public
11 hearing. The reason I suggested it the first way
12 is that that way it would just get it so that the
13 process would start getting things moving.

14 I'm a little concerned as to Paul's comment
15 about Planning Board referring it to Zoning,
16 since they already are part of the stipulation
17 review. So that's part of the process, but this
18 is -- going back to this is dealing with an
19 already approved site plan, so I'm -- you know,
20 I'm a little confused as to why Planning would be
21 referring it to Zoning, unless, you know, it has
22 to deal with the changing of the parking.

23 ATTORNEY PROKOP: Yeah, that's exactly --
24 well, Zoning is a Board of Appeal. It's a Board
25 with appellate jurisdiction, so it has to -- even

1 if it's only for five seconds, it has to have
2 some kind of -- pass through the Planning. Not
3 a -- not a planning process, but just a quick
4 stop through Planning to get referred to the ZBA.
5 And it needs Planning, also, because there's a
6 change in the site plan.

7 TRUSTEE PHILLIPS: Well, my suggestion was
8 that because they all have to go through the same
9 process to get the public hearing set, that's why
10 I made the suggestion, so.

11 MAYOR HUBBARD: Okay. Well, Paul, can you
12 set up this meeting? You got three Trustees that
13 want to have the special meeting. So if you and
14 Joe can work on it and try to set up the meeting
15 of the 20 Board members some time in January.
16 And you have to come up with some kind of agenda
17 how we're going to go and do this.

18 ADMINISTRATOR PALLAS: What I will -- what
19 I will do, Mr. Mayor, is I'll reach out to each
20 of the -- each of the Boards to get agreement
21 that they will -- agreement to have the meeting.
22 If I get the agreement, then I'll start the
23 arrangements.

24 MAYOR HUBBARD: Okay. I tried this three
25 years ago on the same project and none of the

1 Board members wanted to come. They said, "No,
2 I'm not coming, I don't want to be involved."
3 So --

4 ATTORNEY PROKOP: Right.

5 MAYOR HUBBARD: And some of the Board
6 members are still there. So we tried it once
7 before, we can try it again, but it didn't work
8 last time, so we'll see. Okay.

9 TRUSTEE PHILLIPS: Mayor, in all -- in all
10 due respect, okay, the circumstances have changed
11 what they were three years ago or several years
12 ago, because we now have a current construction
13 site that's on the site. We've had, we've had
14 the community down there that was so adamant
15 about anything that was being there, coming to a
16 general agreement.

17 And I understand where you're coming from,
18 and I also understand what the process is. But I
19 also have to say that in fairness to everybody,
20 not only to the community members and the
21 developers, but there are others in the community
22 that, yes, the public hearings need to take
23 place, but I think we can come up with a process
24 to get it so that the public hearings get onto
25 the agendas. And instead of it being a six-month

1 process or a four-month process, perhaps it could
2 easily become a two to -- two-month process, and
3 just move it forward.

4 I'm not disagreeing with you that in the
5 past there has been much resistance and being
6 cautious, because this has been so contentious.
7 And yes, you and I and everyone else on the Board
8 has been berated in the past by a fair amount of
9 people. But I think we have a new opportunity to
10 move forward with this, get it done. And we have
11 a lot of other things to deal with, so I think
12 it's just time to get it moving and put to bed.

13 My opinion, and I respectfully -- I
14 respectfully know what you went through. We've
15 all been accused, we've all had our pokes. And
16 I've already lived through this back in 2007, so
17 it's not -- it's a second go-around for me with
18 the accusations of the government not doing what
19 they're supposed to be doing. And I think this
20 time it's a much more open process than it's been
21 in the past.

22 So that's my opinion and that's my
23 thoughts. So thank you very much. You have
24 taken a lot of grief over there, and I can relate
25 to it, because I lived through it once before.

1 MAYOR HUBBARD: Okay. Is there any other
2 discussion on this topic?

3 (No Response)

4 MAYOR HUBBARD: Okay. The Village
5 Administrator will contact the Boards and see
6 what kind of participation they have and we'll
7 move that forward.

8 Okay. That closes the Public Discussion.

9 Trustee Reports: I'll start with Trustee Clarke,
10 you're on the top.

11 TRUSTEE CLARKE: Thank you, Mr. Mayor.
12 I'll endeavor to be brief.

13 My first item of business is to kick off
14 for 2021, the calendar year, getting back onto
15 the proposals and recommendations that you have
16 made and suggestions that several Trustees have
17 made about moving forward with Business District
18 parking improvements for 2021. In the interest
19 of time and other issues that are before the
20 Board, I don't know if that is the most pressing
21 conversation for tonight's meeting, but I would
22 suggest that much of it that has been restarted
23 and suggested, continue it.

24 Also, additionally, your suggestion of some
25 development at Moores Lane, which was a recent

1 conversation in October, I just want to make sure
2 that we get those things together for January and
3 February, so that we can go into the business
4 year next year with some solid plans for
5 improvements to the Business District parking.

6 I've already referred to my Item No. 2,
7 which were suggestions to add to the noise
8 ordinance.

9 My third point of conversation is on Fifth
10 Street Beach, with the completion of the
11 acceptance of the wonderful grant that the
12 Village has received. I wanted to use this as an
13 opportunity to add all of the conversations that
14 have gone on in the past year about this beach
15 and park to that process, so that we can once and
16 for all settle the open issue, which I've
17 itemized in my report. All of them are on record
18 for me in prior meetings and in writing to the
19 Mayor, the Administrator and fellow Trustees.

20 The only addition I made to this month's
21 report was that I had several residents in the
22 area observe that many, many people are trying to
23 shower their bodies at the spigot when they leave
24 the beach, and that if it were at all possible in
25 the redesign and bidding of the bathrooms, that

1 we add an outdoor shower.

2 Everything else that I have asked for has
3 been on the record since, I'm going to say, June
4 or July this year, so I don't need to go through
5 those again, but I respectfully request that they
6 be considered again.

7 ADMINISTRATOR PALLAS: (Raise Hand)

8 MAYOR HUBBARD: Okay. Paul Pallas wanted
9 to say something.

10 ADMINISTRATOR PALLAS: Trustee Clarke,
11 showers are included in the design, just for your
12 information.

13 TRUSTEE CLARKE: Wonderful. Thank you.

14 The fourth item was -- and I notice in the
15 Road Crew's report that additional inventory from
16 our stockpile of signage that was printed for the
17 Village's COVID-19 placement have been deployed
18 to replace those that were damaged in the storm.

19 I was going to suggest that we perhaps, maybe
20 with better information, if we can assess what
21 our inventory is for the rest of the winter. It
22 looks as if our situation is going to be, at
23 least at this current time, worse than it was in,
24 unfortunately, April, which was bad enough.

25 We've had some significant increase in cases in

1 our own district and Greenport west in the past
2 week or two. It's alarming.

3 I'm wondering if we should provision for
4 replenishment of those signs or additional
5 supplies, should we find ourselves in January or
6 February with nothing left to deploy, in the
7 event of another nor'easter or blizzard or
8 subsequent storm. So I guess I'm requesting to
9 know what our reserves are, so that we know
10 whether we need to pass a resolution for funding
11 to do any reprinting for the winter season.

12 MAYOR HUBBARD: Okay. Paul can ask the
13 Highway Crew what they have available over there.
14 I know the one overhead banner got completely
15 tore apart, so we don't have a replacement for
16 that, the one that was up on Bridge Street. Paul
17 can see what we have in the other signs and he'll
18 report back to us.

19 TRUSTEE CLARKE: Thank you.

20 ADMINISTRATOR PALLAS: Will do.

21 TRUSTEE CLARKE: I wanted to revisit the
22 request for the virtual meeting technology that
23 was brought up in prior meetings, I believe in
24 October and again in November, to see if we can
25 move this forward. If we need any resolutions

1 put into process for us to earmark funds to
2 purchase and install that equipment, so that we
3 have the opportunity to begin, should we want a
4 virtual meeting in January that would have live
5 participation from citizens, as well as for the
6 use of the other Boards, should the -- should we
7 have to go into a pause or lockdown process again
8 after the holiday season.

9 And lastly, I wanted to remind us of the
10 request that has been out there on changing our
11 code to put in a built-in sunset to approve site
12 plans and building permits after two or three
13 years from date of issuance, so that if work does
14 not begin, we would require reapplication after
15 that time.

16 MAYOR HUBBARD: Okay. We will look at
17 that. The two-year time limit or three year time
18 light, we've talked about that. Paul has been
19 quite busy with a lot of other things, plus he
20 was out for a couple of weeks with issues he had
21 to take care of, so he has not been in the
22 office. He's barely getting back now, and it's
23 going to be another couple of weeks before he
24 gets back. So I don't want to commit too much on
25 him right now until we get into January, when

1 he's back at work full-time.

2 TRUSTEE CLARKE: Understood, and I respect
3 that.

4 MAYOR HUBBARD: Okay. All right. Thank
5 you. Anything else?

6 TRUSTEE CLARKE: No, sir. Thank you so
7 much for your time.

8 MAYOR HUBBARD: All right. Thank you.

9 Okay. Trustee Phillips.

10 TRUSTEE PHILLIPS: We already discussed --

11 MAYOR HUBBARD: You're all lined up on my
12 computer screen, so I'm just going across the
13 computer screen.

14 TRUSTEE PHILLIPS: Oh, I'm sorry. I'm
15 sorry.

16 MAYOR HUBBARD: Yeah.

17 TRUSTEE PHILLIPS: We already discussed one
18 of my items. The other one is going to continue
19 on the Fifth and Sixth Street Beach.

20 I read in Suffolk Times that the Town of
21 Southold are discussing eliminating their daily
22 beach passes. I have a concern that if that does
23 happen, that our Fifth and Sixth Street Beach is
24 going to become a magnet. So I think when we're
25 thinking about the rules and regulations that

1 Trustee Clarke, and Trustee Robins, and you and I
2 have been discussing, that we have to keep that
3 in mind, that we're not quite sure how we're
4 going to handle that. We already were very busy
5 this summer, so it's something to think in the
6 back of our mind. We have to watch what's going
7 to happen, or we're going to have more complaints
8 than ever.

9 Getting back to the bulk parking
10 regulations that I had suggested way back in
11 February. I understand that Paul is out, so I
12 just want to keep carrying that forward, that
13 there's some code changes that we'd like to
14 discuss, and, of course, the approval of site
15 plans having an expiration date on them.

16 And the noise ordinance, which we now know
17 the Village Attorney is working on.

18 And that was pretty much it for me, anyway.
19 I pretty much covered in Trustee Clarke's and
20 we've discovered -- we've discussed the rest of
21 it previously, so that's it for me. Thank you.

22 MAYOR HUBBARD: Okay. I can just tell you
23 that we're going to be working on the loading
24 zones that the BID had asked for. That's going
25 to be Paul's next project when he's back to work.

1 ADMINISTRATOR PALLAS: (Nodded yes)
2 MAYOR HUBBARD: So that's going to be part
3 of the overall design. We need to figure out
4 where there are going to be loading zones and
5 then we can move forward with that. That's the
6 key part that we have to take care of. So that's
7 going to be next on his plate. Him and the
8 Village Attorney will work on that beginning of
9 January.

10 I see, Paul, you're shaking you're head, so
11 you got it.

12 ADMINISTRATOR PALLAS: (Nodded yes and
13 thumbs up)

14 MAYOR HUBBARD: Okay. Trustee Martilotta?

15 TRUSTEE MARTILOTTA: Sure. I'm going to be
16 brief, because I've got kids going to bed all
17 around me.

18 Just I thought the curbs and sidewalks on
19 Sixth Street came out great. I'm glad we have a
20 plan to fill in that little trench there up
21 against the curb, it looks great. They did a
22 great job, again, the Highway Department. I
23 thought it was outstanding. Everything in the
24 Village really looked great, really took care of
25 everything.

1 The stuff I was going to talk about
2 Mary Bess brought up previously, but that's it.
3 I just want to make sure I wish everybody a happy
4 holidays before we see you guys all again, and
5 everybody stay safe. But that's all I've got
6 right now, Mr. Mayor.

7 MAYOR HUBBARD: Okay, thank you. Okay.
8 Trustee Robins.

9 TRUSTEE ROBINS: Okay. I thought I'd just
10 a give a little bit of a brief BID report.
11 Obviously, this is -- they're right in the mix of
12 everything right now, trying to deal with the
13 parklets, and got -- certainly nobody, nobody
14 wanted snow to happen quickly, but it did.

15 I was in touch with Rich Vandenburgh today.
16 Apparently, most of the businesses shoveled their
17 snow into the parklets, as per what they were
18 instructed to do, and that the sidewalks were
19 clear downtown. And I believe they were working
20 with some people from the Road Crew and figuring
21 out how to get rid of the rest of the snow that's
22 down there, so that maybe they could use them
23 this weekend.

24 Obviously, their main thrust right now has
25 been to try and support the small business

1 shopping for the holiday season. I think they
2 did a great job with the lights this year. I
3 think the Village looks beautiful. Hopefully,
4 people can get out there and enjoy it. I usually
5 take a walk late in the day, and so I've seen the
6 lights, they look fantastic. The Road Crew --
7 the Electric Department has helped them to make
8 sure everything is working.

9 They had the 13 trees that were taken out
10 of those planters. Most of them have been
11 replanted. A few of them weren't able to be put
12 in the locations that they wanted. And I think,
13 at this point, they put evergreens and things
14 like that in the planters that are out on the
15 street at the moment.

16 So, moving forward, you know -- you know,
17 eventually, the parklets will come down.
18 They've -- Rich told me they removed some of the
19 timbers already and brought them over to the
20 location in the wastewater treatment plant where
21 Paul has told them to do it, and they'll be out
22 of there probably within the next week or two.

23 So a couple of things I wanted to talk
24 about. Peter already talked about the virtual
25 meetings. And I actually think beyond even the

1 need for virtual meetings, due to the COVID-19,
2 is the fact that I believe that virtual meetings
3 would provide transparency and engagement on the
4 part of the public that they don't get when they
5 come to -- most people don't make it to in-person
6 meetings, and I think it's on our part to make
7 ourselves as available as possible to the public,
8 and that that would be achieved through a virtual
9 meeting option.

10 I had done a little bit of research on
11 park -- a mobile parking app that is going to be
12 adopted over in East Hampton. I took a meeting
13 with a representative actually last week, and I
14 will share the information he sent me, and I'll
15 discuss it and include it in my next work session
16 report, because I don't want to keep -- again, I
17 agree with Peter, that probably we don't need to
18 be talking about it right now. However, this
19 would be a free use by the Village. There would
20 be no charge to the Village to use this app and
21 use it to monitor parking. And so it wouldn't be
22 like an installation of a meter parking system,
23 which could cost us a lot of money. So I'll
24 share that report that he sent me with everybody
25 on the Board and we can discuss it next month.

1 Lastly, going back to the Fifth Street
2 Beach monies and the generous gift that we got to
3 do that. One of my concerns is that we're
4 building handicapped bathrooms and that we have
5 no way for people to get -- handicapped people to
6 get into those bathrooms with their wheelchairs.
7 So I think that we need to have some kind of a
8 hardscape or sidewalks from the parking lot to
9 those bathrooms, and probably something from the
10 beach, Mobi-Mats to the bathroom to allow people
11 who are handicapped to get into the bathrooms. I
12 mean, it just doesn't make any sense. They need
13 to be -- that needs to be incorporated in our
14 site plan for that, the -- you know, fulfill the
15 requirements. I mean, we're building handicapped
16 bathroom spaces and there's no way for people in
17 a wheelchair to get into it right now.

18 I think that's it for me. Thank you very
19 much.

20 MAYOR HUBBARD: All right.

21 TRUSTEE ROBINS: Sorry about the problems
22 with the computer tonight. I'm working on a
23 computer I'm not familiar with and I couldn't get
24 my audio set up, so thank you for bearing
25 with me.

1 MAYOR HUBBARD: Okay, that's fine, no
2 problem.

3 TRUSTEE CLARKE: (Raised Hand)

4 MAYOR HUBBARD: Peter.

5 TRUSTEE CLARKE: I had one last thing on
6 this immediate snowfall being just a little worse
7 than what we're used to. And we have less
8 parking in the Business District than normal for
9 the holiday season with the parklet extension.

10 I'm wondering, without appearing too
11 self-interested, how soon the bulk snow that's in
12 the parking spaces will be removed, so that
13 people can feel that they can park safely on
14 Main Street and the side streets?

15 The amount of snow left in the parking
16 spaces today, I didn't feel like myself or my
17 staff could safely park either on Main Street, or
18 on Center Street, or on Park Street without
19 sticking out too far and creating a dangerous
20 condition.

21 I know the crew, as time permits, does try
22 and get that bulk snow out of the Business
23 District as fast as possible. But being this
24 close to the holiday, and it being as difficult a
25 year for our merchants as it's been, and with

1 parking already reduced, I'm making a plea for
2 expeditious removal of the buildup so that the
3 parking spaces can be used.

4 MAYOR HUBBARD: Okay. The guys are resting
5 this evening, and I'm sure they're going to get
6 called out to salt later on. They worked, you
7 know, all day yesterday and then through the
8 night, so they're getting some rest today.

9 A lot of the corners will be cut back.
10 They'll be working on that over the next -- well,
11 tomorrow is Friday, so it will be tomorrow
12 they'll get as much as they can. And if Paul
13 thinks we need it, we could talk about maybe if
14 somebody wants to work on a weekend and try to do
15 some more removal.

16 TRUSTEE PHILLIPS: Mr. Mayor, can I ask a
17 question? It was mentioned before that the
18 Village was down dealing with the parklet area
19 today. Is it not my understanding that the BID
20 was hiring contractors to do a lot of that work
21 in that area? Isn't that part of --

22 MAYOR HUBBARD: Yes, the BID is supposed to
23 be taking care of that.

24 TRUSTEE PHILLIPS: Okay. So that would
25 relieve our Village crew guys to actually be

1 doing more in the areas that Trustee Clarke just
2 mentioned.

3 MAYOR HUBBARD: Well, they're assisting the
4 BID. The BID, as -- at 11 o'clock, they still
5 had nobody down there, anything going on with
6 that. So I don't know what their response was
7 later on, you know.

8 TRUSTEE PHILLIPS: Okay.

9 MAYOR HUBBARD: So Paul maybe could give a
10 better idea, but he wasn't in the Village today,
11 but he talked to Mike Flora, the Crew Leader.

12 ADMINISTRATOR PALLAS: Late in the day, the
13 BID did start to do removal in the parklets
14 themselves, so the BID was, was doing that. So,
15 yeah, to be clear, it was the BID, not our crews,
16 that were doing the removals inside the parklets.

17 The business owners did take the snow, as
18 instructed, and put it inside the parklets, and
19 then the contractor, I believe, was taking it out
20 of the parklets. That was the -- as it was
21 reported to me. But I will follow up with the
22 crews tomorrow to see how they're making out,
23 and, you know, with the areas that Trustee Clarke
24 just mentioned.

25 TRUSTEE PHILLIPS: Okay. Thank you.

1 TRUSTEE CLARKE: Thank you very much.

2 MAYOR HUBBARD: No, you're welcome, no
3 problem.

4 Okay. For my report, I mean, we've kind of
5 hashed everything over. I also want to, you
6 know, thank the crew for the job they did, that
7 it looked really good. They came by my house
8 numerous times throughout the night and
9 everything else, they did a great job.

10 And the support staff, you know, two power
11 outages that, you know, Electric Department was
12 out. The extra guys were on because of the high
13 tides today. And the Sewer Department, checking
14 the Sixth Street pump station and all. You know,
15 just all around, you know, with the wind and the
16 high tides, the snow, they did a real good job.

17 I think the investment we made in the two
18 dump trucks for them was a big asset to them,
19 being able to use them, and plows and all the
20 other trucks. So, you know, the planning that we
21 did two years ago, they didn't need it right
22 away, but it all -- it helped and it worked out
23 now. So, you know, that was very beneficial,
24 along with, you know, everybody going along with
25 the extra building at the Road Barn to give them

1 more room and space up there, instead of jamming
2 everything in, trying to work on equipment. You
3 know, they had more space to function safely up
4 there. So I think those were some good
5 improvements that we've made over the past, you
6 know, couple of years.

7 I also want to wish everybody, you know, a
8 Merry Christmas, Happy Kwanza. Hanukkah is just
9 about over. Happy Hanukkah to everybody.
10 Everybody, just stay safe and enjoy the holidays,
11 and be with what family you can, and, you know,
12 virtual meeting and talk to everybody else.
13 Okay. So that's all that I have.

14 Paul, we're going to open this up now for
15 the public, so if you can, you know, monitor or
16 whatever. If you could see who's on, because
17 some of these, they're just callers. I don't
18 know who anybody is on some of them. But I will
19 open it up to the public to address the Board.
20 Just your name. I know Lucia will see your name
21 pop up on the computer screen, but just, you
22 know, give your name and address. And anybody
23 wish to speak?

24 MS. EDWARDS: Yes, I wish to speak. I'm
25 not on the computer, though, I'm on my phone.

1 MAYOR HUBBARD: Okay. Who is this?
2 MS. EDWARDS: This is Sarah Duffy Edwards
3 at 163 Fifth Street. And I want to kind of
4 address some of the things that I'm happy to hear
5 some of the Trustees have brought up tonight,
6 because even though it seems strange, given the
7 weather of the last 24 hours, and it's weird to
8 be talking about summer, I think we have to start
9 talking about summer with regard to the Fifth
10 Street Beach.

11 I want to say first that I'm very
12 enthusiastic about the grant that's been awarded
13 for the beach at the end of Fifth Street, and the
14 park area and the improvements that I think are
15 going to make it even more welcoming for so many
16 people. But I'm speaking tonight to ask you all
17 to take immediate steps to start looking at this
18 from a macro viewpoint for our community, and
19 issues that, as we've talked about, or you talked
20 about tonight, already exist, but that also have
21 the very likely potential to increase the beach
22 area and the park receive some improvements in
23 the coming months.

24 There's five months before beach activity
25 ramps up, and I think that that allows enough

1 time for a comprehensive view and some
2 implementation. There's three key areas that I
3 wanted to bring up tonight, and based on my
4 living in the neighborhood, as well as
5 conversations with a lot of my neighbors.

6 The first thing is the traffic and the
7 parking. As many of you know, parking is an
8 issue at the beach. I think it -- we need some
9 designated pull-in spots, I believe, on both
10 Fifth and Sixth Streets with some clear markings,
11 as well as posting and enforcement for the
12 parking on Johnson Place. Too many times we
13 have -- that's a very narrow street, very windy,
14 and we have a lot of cars that park on that side,
15 in addition to the sides with Fifth and Sixth
16 Street, and many times they're parked right under
17 the big "No Parking" sign. So I think we need a
18 little enforcement there, as well as designated
19 parking spaces, to accommodating what I hope and
20 expect will be even more use for the park.

21 On the subject of traffic, I also want to
22 throw out the fact that I think we need to start
23 taking a look, and I brought this up at previous
24 meetings over the years, at putting a traffic --
25 a stop sign as you're exiting the beach on

1 Fifth Street right at the Johnson Place
2 intersection.

3 Since the street was repaved, I guess,
4 three years ago, it really has turned into a
5 speedway, as more and more people are racing up
6 and down this beautifully paved street. And I
7 think that a traffic sign there, again, with
8 possible increased usage, will really help with
9 some of the dangerous situations where people are
10 walking up and down the street and down to the
11 beach.

12 I want to point out that this is not just a
13 summer problem, that we have cars racing up and
14 down Fifth Street year-round, particularly -- not
15 tonight, certainly, but particularly after dark.
16 It becomes kind of like a mini drag strip
17 sometimes, it's really dangerous.

18 But back to the beach, I think we also need
19 to -- as part of this macro view, I'm going to
20 ask that we take a look at noise and permitting.
21 There's a -- I understand there's a permit
22 process, or at least I've been told there's a
23 permit process, for large groups at the beach.
24 I'm not sure what it is and how many people it
25 is, but I think we need to look again at that

1 as well.

2 We've had a lot of large groups over the
3 last few years. Some did not have permits, as I
4 understand. And we need to have a permit policy
5 and enforce it. That comes hand in hand with the
6 noise ordinance. We sometimes get these really
7 large groups with some issues that present a lot
8 of noise for our neighborhood, large parties and
9 pulsing speakers. We have one deejay in town who
10 likes to come down and put his speakers on giant
11 tables on Sunday afternoon. We call the police.
12 When they come -- they don't always come. When
13 they come, they walk over, they ask some of these
14 large parties or groups -- and by large parties,
15 I'm talking 25, 30 people, I'm not talking about
16 an extended family. You know, they ask them to
17 turn the music down, they get in their squad
18 cars, they drive off, the music goes back on
19 again. And then this process repeats itself over
20 and over again, which is not an efficient use of
21 time for the police, certainly. But perhaps if
22 we had an ordinance and we were enforcing it, it
23 might be more of a deterrent. But not only is it
24 disturbing to, you know, the people in the
25 neighborhood, but also for the other people who

1 are trying to use the park and enjoy the park
2 as well.

3 And, finally, the last thing as part of
4 this macro view that I'm going to ask you to
5 consider is the park upkeep. The Village Crew
6 does a really, really, really great job picking
7 up around the trash cans, which, thankfully, the
8 number of which were increased this past summer
9 and that has helped. But there is a tremendous
10 amount of litter on the beach, as well as on the
11 three grassy sides of the park. And, again, I'm
12 concerned, referencing kind of what Mary Bess
13 said before, that if we see the uptick in the use
14 of the park, which I welcome, and I think will
15 happen with these improvements to both the
16 bathrooms and the shade arbor, I think we're
17 going to see a tremendous increase in the litter
18 problem as well.

19 A lot of people in this neighborhood patrol
20 the park every day, picking up garbage, to the
21 point where many of us have invested in those
22 little pickers that allows to help pick up the
23 trash, but it is a never-ending battle, and I
24 don't think it should become the primary
25 responsibility of the neighborhood. So I would

1 ask that we consider developing a solution to
2 address the amount of litter every day. We have,
3 you know, bags, and bottles, and food stuff. And
4 for several weeks last year, we had pieces of
5 broken furniture, which laid littered around the
6 park for I think probably five weeks, is what I
7 counted before someone picked it up and took it
8 on their dump run.

9 So I'm thrilled with the idea that we're
10 going to put some money and effort and additional
11 attention into the beach, but I think we -- it's
12 not enough to improve just the infrastructure of
13 the park without thinking about all that comes
14 with it. So I ask that you consider these
15 implications, and address the issues now, so that
16 the residents and the visitors and the neighbors
17 can enjoy the park to its fullest. It's
18 December, and we have time to plan for this and
19 to think about the contingencies. Thank you.

20 MAYOR HUBBARD: Okay, thank you. Anybody
21 else wish to address the Board?

22 MS. WADE: (Raised Hand)

23 MAYOR HUBBARD: Okay. Go ahead, Randy.

24 MS. WADE: Hi. Randy Wade, Sixth Street.

25 Paul, I wanted to ask you, I had mentioned

1 earlier, it seems that the school would have some
2 kind of facility to allow a live meeting to be
3 happening at the same time where they'd be
4 broadcasting it, and they have a much bigger
5 budget than the Village. So have you been able
6 to communicate? Can you communicate with anybody
7 at the school to see if there's a way of using
8 their resources? Because I'm very enthusiastic
9 that the Board wants to encourage more
10 participation by having the ability to attend
11 virtually.

12 ADMINISTRATOR PALLAS: Yeah. No, I
13 haven't, I haven't spoken to the school at all.
14 I mean, I don't think that was the intent of the
15 Village Board, was to go in that direction. It
16 was more to facilitate a virtual meeting in
17 conjunction with a live meeting. So I don't --
18 you know, that's -- that wasn't on the radar.

19 MS. WADE: Mayor, might this be something
20 to explore?

21 MAYOR HUBBARD: Well, I watched the last
22 Village Board meeting and they had their Board
23 Members there, and just them. And they have a
24 very poor speaker system, so you can't hear what
25 they're saying, and it was very hard to follow

1 and watch the meeting.

2 MS. WADE: Okay.

3 MAYOR HUBBARD: So it would be --

4 MS. WADE: Never mind. Okay.

5 MAYOR HUBBARD: Their meetings are closed
6 to the public, it's only for people to call in
7 and all, so it's --

8 MS. WADE: Okay. So I was thinking --

9 MAYOR HUBBARD: We're better off doing
10 something with the firehouse if we're going to do
11 something.

12 MS. WADE: Okay, yeah. No, that's great.
13 I just remember you saying you have to take it
14 all down for -- it couldn't be left up. If it
15 was a -- it would be great if there was a way to
16 leave up the equipment.

17 MAYOR HUBBARD: Well, what we have to do is
18 we have to talk to the Fire Department, because
19 where they proposed putting the cameras is where
20 the 9/11 Memorial is hanging on the wall.

21 MS. WADE: Oh.

22 MAYOR HUBBARD: And we need to speak to the
23 Fire Department before we go and start taking
24 down their memorials that they have in the room.
25 And I want them to be clear where it's going to

1 go and what we're going to do and where we're
2 going to put the other stuff. So that's a
3 discussion we need to have with the Board of
4 Wardens. So we'll try to get a picture or a
5 format design of where stuff is going to go, and
6 then we're going to talk to them. But, you know,
7 I just don't feel it's appropriate to just
8 completely take down stuff that they've put up
9 there to remember people, and without going to
10 them first before we just go and start taking
11 stuff down.

12 MS. WADE: Yeah. As an aside, I just
13 wanted to tell you how impressed I am with all of
14 you being so thoughtful and so serious about all
15 the Village issues, especially during this time
16 when you've got family, and snow, and everything,
17 and work.

18 The second point, the noise code, I'd like
19 to ask your Attorney if it's legal to post a
20 draft. Because I remember the last time there
21 was a public hearing and the noise code was
22 posted, and there was great resistance to change
23 it, because it had already been posted, and you
24 have two weeks and you'd have to repost again.
25 But if it's possible to post a draft, you may be

1 able to get informal feedback enough to tweak
2 things, so that when it goes to a formal public
3 hearing, it's actually something that, you know,
4 is more accepted quickly, easily. Is that --
5 Joseph Prokop, is that something that would be
6 legal, to just do a draft?

7 ATTORNEY PROKOP: Well, it's up -- it's
8 premature to say that, to talk about that,
9 because we're not -- it's really an almost draft,
10 because I mean, I have a document that I've made
11 changes to and Paul and I are going over it, but
12 it hasn't even reached the Board yet. So,
13 really --

14 MS. WADE: Oh.

15 ATTORNEY PROKOP: -- you know, it would be
16 premature to discuss circulating it. And when
17 there's -- there's pretty much a set process, and
18 when a proposed Local Law becomes public is
19 really the day that the public hearing is set,
20 you know, so everybody can get it and make
21 comments ahead of time. So I'll discuss that
22 with the Board when the time comes. One of
23 the -- one of the things with the prior --

24 MS. WADE: Could I just ask you, what would
25 be the problem --

1 ATTORNEY PROKOP: One of the things with
2 the prior law was that it was reviewed by the
3 BID, you know, and the version of the law that we
4 had before was worked on by the Board and also
5 the BID together. So it was difficult to make
6 changes -- one of the things was it was difficult
7 to make changes for that reason, also.

8 MS. WADE: Oh, I see. But without changing
9 it, without having anybody have the privilege to
10 edit it or anything, all I'm suggesting is that
11 when the Board receives a draft, or some days
12 thereafter, if you post the draft and call it
13 draft, and then call it, you know, an official
14 proposed draft later when it actually is and the
15 Board decides to put it up, and those would be
16 two different things, they would get two
17 different types of feedback. I think, actually,
18 it would expedite your processes, if you feel
19 like doing it that way.

20 TRUSTEE PHILLIPS: Mr. Mayor, may I ask
21 something to Randy? Randy, we -- the Village
22 Board, in the process of changing the code, that
23 is -- that is our workings that we need to do to
24 get out first to get ready for the public
25 hearings. What you -- the public hearing is

1 where you have the opportunity, in which you're
2 fully aware of, have the opportunity to make
3 comments, and that we, as the Board, afterwards
4 can either make the changes or do whatever. What
5 you're trying to do, in all honesty, is trying to
6 not give us the opportunity to do our job.
7 That's how I'm seeing it.

8 MS. WADE: Excuse me, but it would not
9 change the draft, the draft would stay online.
10 All it would mean is you would receive ideas,
11 random ideas from the public that you could take
12 or reject, and those ideas would --

13 ATTORNEY PROKOP: Well, I think, if I'm not
14 mistaken, thinking about it for a minute, if I'm
15 not mistaken, what happened the last time was
16 that the draft had been available for a long time
17 for several meetings, and the Mayor wanted -- and
18 the Board wanted to bring it to a vote. And the
19 comments that you're talking about were the
20 comments that you were trying to give the night
21 of the vote. You know, so we -- the draft that
22 time had been available for, if I'm not mistaken,
23 for several meetings and there just weren't any
24 comments on it. And then the night of the vote,
25 we had comments, so it's difficult to add on.

1 MS. WADE: It was my understanding, it was
2 my understanding that a public hearing two weeks
3 in advance of the vote, the public hearing, if
4 you make comments that might involve substantial
5 changes, you can't then vote on it at the next
6 time, you got to have another public hearing.

7 ATTORNEY PROKOP: If the Board agrees with
8 the changes, yes.

9 MS. WADE: Correct, correct. But, I mean,
10 it's all just ideas. So I don't think ideas hurt
11 anything. And getting them earlier in the
12 process, and without circumventing the two-week
13 week public hearing, and the comments, and then
14 the Board votes, it doesn't take anything away
15 from the Board, the Board is still in charge. It
16 just allows the Board to hear voices during the
17 formative stage, before it's a finalized draft
18 to -- you know, to put into law, is all. A
19 little bit of extra --

20 TRUSTEE PHILLIPS: And Randy, you have the
21 opportunity to do that at every work session and
22 every public -- and every regular meeting at the
23 public portion, because the Village Board will be
24 discussing it, and you will have the opportunity,
25 and others will, to make those comments that

1 you're suggesting.

2 MS. WADE: Okay, great. Sorry. I look
3 forward to that, that's great. Thank you.

4 There was one thing that I was a little
5 confused about with 123, because everybody was --
6 not everybody. I kept hearing it's been dragging
7 for a year-and-a-half, it's been dragging for a
8 year-and-a-half. What happened 13 years ago is
9 it went very fast this way. I have heard more
10 recently the complaints are it went so fast that
11 each Board may or may not have given as much
12 input as they might have wanted. And so the last
13 year-and-a-half, the plan that is before --
14 coming up now was not at all available, it was a
15 completely different plan, the Developer was
16 proposing much more density.

17 And it's great the community group has
18 worked on this with the Developer, and they've
19 got a great cooperative relationship going, and
20 they have an agreement for that residential area.
21 Now it's the responsibility of each Board to look
22 at the larger issues. And as Joe said, Prokop
23 says, there may be tweaks that they want to make,
24 and then, of course, it would have to go back to
25 the community group, because each of these

1 entities has to sign on to say yes, this is the
2 change.

3 But none of the Boards are under -- should
4 ever be under the impression that they have to
5 either accept it the way the community group has
6 done it or reject it. There absolutely is room
7 for a bit more negotiation. I just wanted to
8 make that clear, and I appreciate that your
9 Lawyer made that clear.

10 MAYOR HUBBARD: Okay, thank you.

11 MS. WADE: And I agree with you, I hope it
12 doesn't take eight months.

13 MAYOR HUBBARD: Okay, thank you.

14 MS. WADE: Thank you. Happy holidays,
15 everybody.

16 MAYOR HUBBARD: Same to you. Okay.

17 Anybody else wish to address the Board?

18 MS. HAMMES: Yeah. This is Tricia Hammes.
19 Can you hear me?

20 MAYOR HUBBARD: Yes, I can.

21 MS. HAMMES: I just wanted to say, as you
22 all know, I am on the Planning Board. I don't
23 speak for the Planning Board, but I have sat
24 through on several public meetings on Paul's
25 various iterations on 123 Sterling. And I have

1 been of the view from day one that if the -- what
2 was being done was modifications to the
3 stipulation agreement, as opposed to a generical
4 review of the whole project, that it made more
5 sense for there to be -- this to be done as much
6 in one group setting as possible, so that we
7 don't have different people making different
8 comments at different public hearings, since, at
9 the end of the day, we're all -- all the
10 Statutory Boards, as well -- as well as the
11 Village Board, are going to be having to decide
12 on a -- on a -- you know, changes to the --
13 modifications to the stipulation agreement. We'd
14 want to all have heard the same commentary.

15 So I'm very supportive, both as a member of
16 the public and as a member of the Planning Board,
17 for there to be as an efficient solution to
18 public hearings on this as possible.

19 And I would say, just to go back to what
20 Mary Bess' point was, is I have also heard
21 rumblings in the Village, generally, that there
22 are people's whose views are that this is not
23 really just a -- once you open the stipulation
24 agreement up, you really are going back to a
25 generical review. So that is something that,

1 obviously, the Village Administration, and Joe,
2 as a lawyer, is going to have to be very clear, I
3 think, with each of the Boards on in terms of
4 what is actually being -- being reviewed, or we
5 may find ourselves with a bit of a mess on our
6 hands.

7 And, otherwise, I just will briefly touch
8 on the Fifth Street Beach issue as well. I agree
9 with the comments that have been made tonight. I
10 have been following what's going on with the
11 Southold Town beaches, and I do think that we're
12 going to have a lot of issues next year if the
13 Southold beaches take out the public permits.
14 And we are going to see more and more people
15 flooding to Fifth and Sixth Beach, which is going
16 to create a whole series of issues. So it would
17 be great to see everybody being deliberative to
18 address those issues up front.

19 That's this. Thank you.

20 MAYOR HUBBARD: Okay, thank you.

21 MS. HAMMES: Happy holidays, everybody.

22 MAYOR HUBBARD: Thank you.

23 ATTORNEY PROKOP: Thank you. Thank you.

24 MAYOR HUBBARD: Okay. Anybody else wish to
25 address the Board?

1 MR. PAWLOWSKI: Paul Pawlowski. How
2 are you?

3 MAYOR HUBBARD: Okay. How are you, Paul?

4 MR. PAWLOWSKI: I'll keep it quick. When
5 it comes to the process, Mr. Pallas has
6 definitely kept me well informed, and I fully
7 understand the process.

8 The goal with this most recent application,
9 and in everyone's defense, there has been
10 multiple applications over the last
11 year-and-a-half, but the goal with this recent
12 application was to ask the applicant to submit
13 something that is more simplified, work with the
14 SBNA to come up with their goals and mutual
15 goals, and put it before the Board.

16 So as far as the -- as far as my -- I'm
17 concerned, you know, I'll do whatever process we
18 need. Everyone's put in a lot of effort to get
19 to today. Will I appreciate and welcome, I would
20 say, a group work session and then the public
21 hearings? I absolutely would. But we've all
22 worked hard to get here.

23 I'm hopeful that this current application
24 is simplified enough where it doesn't affect the
25 merits of the stipulation, it improves on the

1 stipulation. And one thing I do know is I've
2 read every -- every letter of that stipulation,
3 and I -- as long as the signatures and the Boards
4 agree to the modifications, I think -- I think it
5 should work well and not open up a can of worms
6 for us all.

7 Thank you for your time, and I wish
8 everyone happy holidays.

9 MAYOR HUBBARD: Okay, thank you. Okay.
10 Anybody else wish to dress the Board?

11 (No Response)

12 MAYOR HUBBARD: Okay. Being no further
13 business, I'll offer a motion to adjourn at 9:08.

14 TRUSTEE PHILLIPS: Second.

15 TRUSTEE ROBINS: Second.

16 MAYOR HUBBARD: All in favor?

17 MR. PAWLOWSKI: Thanks, every

18 TRUSTEE CLARKE: Aye.

19 TRUSTEE ROBINS: Aye.

20 TRUSTEE MARTI LOTTA

21 TRUSTEE PHILLIPS: Av

22 **MAYOR HUBBARD:** Ave

Opposed?

25 MAYOR HUBBARD: Motion

1 All right everybody have a happy holiday,
2 and we'll talk to you on the 28th. Thank you all.

3 MR. PAWLOWSKI: Thank you.

4 TRUSTEE ROBINS: Have a happy holiday.

5 Good night.

6 (The meeting was adjourned at 9:08 p.m.)

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1 C E R T I F I C A T I O N
23 STATE OF NEW YORK)
4) SS:
5 COUNTY OF SUFFOLK)6
7 I, LUCIA BRAATEN, a Court Reporter and
8 Notary Public for and within the State of New
9 York, do hereby certify:10 THAT, the above and foregoing contains a
11 true and correct transcription of the proceedings
12 taken on December 17, 2020, via video conference.13 I further certify that I am not related to
14 any of the parties to this action by blood or
15 marriage, and that I am in no way interested in
16 the outcome of this matter.17 IN WITNESS WHEREOF, I have hereunto set my
18 hand this 30th day of December, 2020.

19

20 _____
21 Lucia Braaten
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