VILLAGE OF GREENPORT

PLANNING BOARD

WORK SESSION

May 29, 2014

5:00 p.m.

Meeting held at the Greenport Firehouse

236 Third Street, Greenport, New York 11944

Appearances:

Peter Jauquet - Chairman
Ben Burns - Member
Chris Dowling - Member
Pat Mundus - Member

Joseph Prokop - Village Attorney
Eileen Wingate - Village Building Inspector
(Whereupon the meeting was called to order at 5:08 p.m.)

CHAIRMAN JAUQUET: Okay. I guess we'll call the meeting to order. This is the May 29th, 2014, Third Street Fire -- 5 p.m. work session agenda of the Greenport Village Planning Board.

Item #1 is the continued discussion and possible motion on the use of -- use evaluation application for 455 Main Street. The owner, Deborah Schade, has applied to open a tea house adjacent to the existing salon, Section 1000 -- District 1001, Section 4, Block 7, Lot 19.

So this is a work session, so, you know, people are going to discuss things. We're not going to vote on anything today, so go ahead.

MS. SCHADE: Well, I submitted --
CHAIRMAN JAUQUET: Your site plan?

MS. SCHADE: Yes.

CHAIRMAN JAUQUET: Okay. And I guess we're going to take another look at it. So the bikes look good.

MS. SCHADE: Thank you.

CHAIRMAN JAUQUET: You got that done, right?

MS. SCHADE: Got it done.

CHAIRMAN JAUQUET: Okay. You're making progress. I know it can be frustrating.

MS. SCHADE: That's okay.

CHAIRMAN JAUQUET: Oh, I see, okay. Yeah, this is what we were after, pretty much. And so I guess one of the concerns we had was with the access to the toilet facilities. That's going to be -- this separate tenant space on the south side of the building has its own bathroom. That's within the tea itself?

MS. SCHADE: No.

MR. DOWLING: No. So the bathroom
actually is through here.

CHAIRMAN JAQUET: Okay. This is the salon space, right?

MR. DOWLING: Yeah. And this is basically her waiting room, which you actually pass through a sitting room to get through.

CHAIRMAN JAQUET: Oh, that's how it works. Oh, okay. So they don't really go through the salon to get to the --

MS. SCHADE: No, it's just a sitting room.

CHAIRMAN JAQUET: To the total facilities, they go through the waiting room lobby area.

MS. SCHADE: Yes, it's just a sitting room. Yes.

CHAIRMAN JAQUET: So it's sort of contiguous kind of space. Okay.

What were our other concerns? I think it was just with the -- with the way this is -- with the traffic flow, right?

MR. DOWLING: Traffic flow with that.
CHAIRMAN JAQUET: Just the seating.

MR. DOWLING: And also seating. I think she brought the seating down.

CHAIRMAN JAQUET: Right.

MR. DOWLING: She was at 52.

CHAIRMAN JAQUET: Right.

MS. MUNDUS: Wait. Where is the bathroom facility for -- it's 56, okay, in the salon, okay. They have to go through the salon?

MS. SCHADE: They don't have to go through the salon. There's -- there'll be French doors that we'll go through. There's a waiting area in the middle and that's where they'll pass through.

MS. MUNDUS: Okay.

CHAIRMAN JAQUET: Yeah, and it's right directly north of those French --

MS. SCHADE: Right.

CHAIRMAN JAQUET: French doors?

MS. SCHADE: Yes.

MS. MUNDUS: So this is 46 in -- the
maximum seating capacity is 46; is that how many people you're planning for?

MS. SCHADE: That's inside and outside.

MS. MUNDUS: Wow, that's a lot of people.

MR. DOWLING: That's for seating, colors of bikes, CO of the barn for the bikes, right? No.

MS. MUNDUS: What are you planning for? Is it just tea? Is it beverages? Is it food? What -- can you describe what it is?

MS. SCHADE: There'll be high tea.

MS. MUNDUS: High tea.

MS. SCHADE: Yeah, high tea, so there'll be baked goods and sandwiches, and everything will be prepared off premise. It won't be prepared. It's going to be prepared in a professional kitchen. There'll just be slight assembly, and, of course, we'll make the tea there.

CHAIRMAN JAUQUET: Right.

MR. PROKOP: Did you draw this plan?

MS. SCHADE: Excuse me?
MR. PROKOP: Did you draw this plan?

MS. SCHADE: No.

MR. PROKOP: No?

CHAIRMAN JAUQUET: So what's our next step, here? I mean, you know, this plan sort of shows what we were looking for.

MR. PROKOP: Well, there's a couple of things.

CHAIRMAN JAUQUET: Okay.

MR. PROKOP: The reason why I asked that, there's a couple of things that are missing of the information.

CHAIRMAN JAUQUET: All right. That's why I'm asking.

MR. PROKOP: Like, normally, you would have dimensions on the plan. Like you have the 10 parking spaces shown, but, you know, we would need to know -- you know, I didn't want to hold this up. I mean, we would normally get the size of the parking spaces and things like that. And there's like a line between two of the parking spaces, six and seven; is that a walkway?

MS. MUNDUS: It's unusual for us to have a hand-drawn plan, right? I mean, how do we know
that this is verifiable? And there aren't even any real dimensions on here or anything.

MS. SCHADE: That is the walkway.

CHAIRMAN JAUQUET: That's the walkway?

Okay.

MR. PROKOP: What is the surface where the parking area is now, is that grass, or what is it?

MS. SCHADE: It's a parking lot.

MR. PROKOP: It's a parking lot now?

MS. SCHADE: Yes,

MR. PROKOP: Okay, good.

CHAIRMAN JAUQUET: And what's the surface, is it paved or is it gravel?

MS. SCHADE: It's blacktop.

CHAIRMAN JAUQUET: Blacktop. Is it striped, you know, with the orange stripes?

MS. SCHADE: No.

CHAIRMAN JAUQUET: Are they required to have that for this kind of thing?

MS. WINGATE: No, it's not in the code.

MS. MUNDUS: Who did prepare this for you?
MS. SCHADE: I hired somebody to prepare it for me.

MS. MUNDUS: And it's a professional preparation? It's not signed, there's no -- there's no verifiable way --

MS. SCHADE: I didn't know that I needed to have that.

MS. MUNDUS: Okay. I'd like to know whether it's accurate or not. And as it's drawn out, we just sort have to take your word for it, because there's no independent, you know, contractor that did this. I don't -- I don't know.

MR. DOWLING: I did a walk-through --

MS. MUNDUS: You did.

MR. DOWLING: -- to take a look at it.

MS. MUNDUS: Okay.

MR. DOWLING: But I, obviously, didn't go with a tape measure, or anything like that.

MR. PROKOP: Okay. Normally, on a plan --

MR. DOWLING: I only did it a couple of
times. I decided to take a walk-through and see.

MS. MUNDUS: Okay. All right. Pardon me. I haven't been to the last few sessions, so I'm trying to -- excuse me.

MR. PROKOP: Normally, on a plan, instead of indicating, you know, seating for 14, you would have tables and the type of seating you're going to have.

MS. SCHADE: Okay.

MR. PROKOP: You've been here a couple of times for other applications where we've asked people to make sure that they draw tables in, and dimensions of tables, and things like that, and any actual seating.

MS. SCHADE: I can do that.

MR. PROKOP: Please.

CHAIRMAN JAUQUET: You should draw -- you know, if it's going to be five tables or four tables, distribute the 14 chairs among those, that number of tables. So just make a round
table and an indication of a chair. And if
you're going to have umbrellas on those tables,
put that on there.

MS. SCHADE: Okay.

CHAIRMAN JAUQUET: Okay? That's what
everybody else does, you know, and I know you're
doing this for the first time.

So I would suggest for the parking that
you find out what a standard parking space is,
and indicate what the measurement is here. You
should do that for your own self so that you

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know that that number of cars will fit there,
just like you see in the IGA or some other
parking spot. You know, it's probably like a
10-by-20 footprint, and then -- and I think that
allows enough -- I don't know, but I think that
allows enough space between the cars to open
doors without, you know, hitting cars. So you
should do that, so that you can actually see
that it's going to be this many spaces, unless
your -- you know, your person that prepared
this, you know, should do that.

But I would -- you know, I don't know if I
-- if I should be suggesting how to, you know,
line out a parking lot to the applicant, but --

MR. PROKOP: Well, there's dimensions, and
under the State Code, there's dimensions for
parking spaces, isn't there? Is there a code
for parking spaces?

MS. WINGATE: (Nodded yes.)

MR. PROKOP: So then --

CHAIRMAN JAUQUET: Well, then, can Eileen
tell you what those are so that you could -- if
you wanted to measure them yourself, you could
do that with the State Code. And then, if it's
not going to be 10, it could be nine, or it
could be 12, if -- you know, you should do that,
so that there's a --

MS. SCHADE: Okay.

CHAIRMAN JAUQUET: You know, what else?

MR. BURNS: How many cars do you park
there now on average?
MS. SCHADE: Generally, on average, eight, eight to 10.

CHAIRMAN JAUQUET: Okay.

MR. BURNS: So it could fit there.

MS. SCHADE: Uh-huh. That parking lot has been there for a long time.

CHAIRMAN JAUQUET: Yeah, yeah. And do we have a -- we don't have the -- do we have to put a code -- I mean, a number of spaces for the square footage of the building like you do, you know, the ratio formula for this, or is that --

MS. WINGATE: All existing buildings are exempt from parking regulations.

CHAIRMAN JAUQUET: Okay, okay.

MR. DOWLING: Cool.

CHAIRMAN JAUQUET: Okay, that's great.

So -- and do we need tables on the inside to show the seating? Should there be a seating arrangement on the inside, pictured with

hand-drawn --

MS. WINGATE: The inside is based on a
calculation from New York State Code. So, if you want to see tables and chairs, but all -- as a Building Inspector, all I need is the square footage to determine how many tables and chairs. So it really doesn't matter what she draws.

CHAIRMAN JAUQUET: You have that already, don't you?


CHAIRMAN JAUQUET: Okay.

MR. DOWLING: Yeah. On the last site plan, you actually had the tables on there.

CHAIRMAN JAUQUET: Oh, that's right.

MR. DOWLING: I noticed they weren't on the new one.

CHAIRMAN JAUQUET: If she redraws this with the tables outside and some measurements for the parking, can this be -- can we approve this at the next meeting?

MR. PROKOP: Yes.

MR. BURNS: Great.

CHAIRMAN JAUQUET: Okay?

MS. SCHADE: So you want measurements, parking spots and tables?
MR. DOWLING: Tables and chairs.

CHAIRMAN JAUQUET: Right, umbrellas, tables and chairs.

MS. SCHADE: Okay.

CHAIRMAN JAUQUET: And measure it so that -- with the code, and if this number of parking spaces has to be changed, you can change it.

MS. SCHADE: I can do that.

CHAIRMAN JAUQUET: Do we need to have her stripe this and number this, I mean, if it's already preexisting?

MS. WINGATE: Well, we don't number.

CHAIRMAN JAUQUET: Right.

MS. WINGATE: That's up to you.

CHAIRMAN JAUQUET: You know, the reason is you've already got it numbered. Now, you know, we're trying to figure out the real number.

MS. MUNDUS: The whole purpose of the site plan is to be able to verify whether you are doing what you say you are going to do when we approve it or not. And that's why we're asking for more information, to make sure that it's correct, because 56, if I counted correctly,
more people, in my opinion, is quite an increase.

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CHAIRMAN JAUQUET: Fifty-six?

MS. SCHADE: It's 46.


Excuse me, 32 and 14, 46, right.

CHAIRMAN JAUQUET: Right.

MS. MUNDUS: Everyone 46 is quite an --

CHAIRMAN JAUQUET: It's 42.

MS. MUNDUS: -- increase in density usage.

Pardon me for having to ask. I walk past there ten time a day, but I forget. Who's your immediate next door neighbor here to the south?

MS. SCHADE: To the south is the home that was just -- that's being done over.


MS. SCHADE: It's the home that's being done over, that's being renovated.

MS. MUNDUS: So it's residential.

MS. WINGATE: No.

MS. SCHADE: No, it's commercial.
CHAIRMAN JAUQUET: Oh, okay. It's a mixed use. All right, or it's commercial.

MS. MUNDUS: It's being used for commercial --

CHAIRMAN JAUQUET: Converted house.

MS. MUNDUS: Or is it nonconforming?

Okay.

CHAIRMAN JAUQUET: That's a converted residence, commercial use.

MS. SCHADE: Uh-huh.

CHAIRMAN JAUQUET: And what's on the other side? It's another one, isn't it?

MS. SCHADE: A commercial building.

CHAIRMAN JAUQUET: Yeah. Well, if you put in the tables and the 14 chairs, and I don't know if she needs -- the question is whether we want her to organize this parking in the back, if now there's this -- you know, so that people know where they're going to go, instead of just parking anywhere without stripes. You know how that it if you're just there. Like Layyah has
it that way, you know.

MR. DOWLING: Right.

CHAIRMAN JAUQUET: Up until he puts his stripes in next week. And, you know, when you go by there, that's how it is. There's cars all sort of --

MR. DOWLING: Haphazard.

CHAIRMAN JAUQUET: You know, if there's no one in the parking lot, they park right at the sidewalk, so they can get into the store in a jiffy, you know. It's like blocking the street.

MS. MUNDUS: It's a problem.

CHAIRMAN JAUQUET: What do you want to see?

MS. MUNDUS: It's really a problem for our town, that whole stretch of parking along that bottleneck part of Main Street there.

CHAIRMAN JAUQUET: Yeah.

MS. MUNDUS: I mean, it's something we should think about.

MR. DOWLING: But at least she's got a
lot. Others don't even have a lot.

CHAIRMAN JAUQUET: What -- how do you want to organize your parking in the back? Do you want --

MS. SCHADE: I never had an issue with the parking. I mean, people park.

CHAIRMAN JAUQUET: Yeah, I know, but now you have -- you know, maybe this new use is going to make it more active back there. You know what I mean?

MS. SCHADE: Uh-huh. I mean, if you want to see me have stripes, I will. Personally, I don't see a need for them, but, if you --

MR. SEAL: Could I address something real quick?

CHAIRMAN JAUQUET: Sure, go ahead.

MR. SEAL: I rented the store next to her for five years. There's only one way -- my name is Sean --

CHAIRMAN JAUQUET: You've got to introduce yourself.
MR. SEAL: Sean Seal. There's only one way that she could pull in there, and it's in a row, and then on the other side you could put two or three cars.

CHAIRMAN JAQUET: Yeah, I know, I know.

MR. SEAL: It's straight. It's straightforward.

CHAIRMAN JAQUET: I know.

MR. BURNS: That's enough for me.

CHAIRMAN JAQUET: You know, the other thing is to put, you know, a thing in the ground, you know, like just a --

MR. DOWLING: Curb?

CHAIRMAN JAQUET: You know, those cement curbs, but I wouldn't do that.

MR. DOWLING: Yeah, but that's going to take away from the place.

CHAIRMAN JAQUET: I mean, that's like --

I mean, that's --

MR. DOWLING: That's going to look like a commercial lot.
CHAIRMAN JAUQUET: That's like a big expense, too.

MS. MUNDUS: Are you going to be playing music, or is there going to be --

MS. SCHADE: No.

MS. MUNDUS: -- any music, you know, for salon use? Not salon; poetry readings or anything like that, public gatherings, or is it -- what's your planned use for the tearoom? Is it supposed to -- is it going to be supporting your beauty salon?

MS. SCHADE: Yes. The tearoom is really being put in as an accessory to the salon. You know, we do a lot of bridal parties and whatnot.

MS. MUNDUS: Okay. So those extra cars that will be coming to use your beauty salon are going to be the same cars that are going to be using the tearoom?

MS. SCHADE: Right.

MS. MUNDUS: So it's not -- for example, if there's 46 people, that could be two people a car, 13 extra cars. Somebody's still going to
have to park on the street if they all show up
at the same time, two people per car.

CHAIRMAN JAUQUET: Yeah. Well, that's
probably --

MS. MUNDUS: That's why the increased
usage is, you know, something to consider.

CHAIRMAN JAUQUET: Yeah. I don't know.
To me, you know, the parking is legal the way it is.

MS. MUNDUS: Okay.

CHAIRMAN JAUQUET: And it was legal for
the last commercial tenant in that tearoom space.

MS. MUNDUS: But the last commercial
tenant in that tearoom space was an architect
that probably only entertained --

CHAIRMAN JAUQUET: Who used one space, right.

MS. MUNDUS: -- a designer, one or two
people at a time.

CHAIRMAN JAUQUET: Yeah, I know.

MS. MUNDUS: Not 46 at a time.

MR. PROKOP: Well, I think it should
provide -- we should require 10 parking spaces.
And then the other thing is whether or not one or two of them has to be handicapped, reserved for handicapped, and those spaces should be marked.

CHAIRMAN JAUQUET: How is someone going to mark all those spaces and without going through a huge parking --

MR. PROKOP: Well, handicapped -- the handicapped should be marked. I'm not sure about the other ones.

CHAIRMAN JAUQUET: They can -- she can just put a post in the ground --

MR. PROKOP: Yes.

CHAIRMAN JAUQUET: -- can't she, in front of those? Well, then do it that way. I mean, that's my, I think -- and you could put one, two three through -- one through 10 on the others with enough space between. I think, my opinion is the -- you should find out what the code is for the parking.

MS. SCHADE: Okay.
CHAIRMAN JAUQUET: And then indicate that on here.

MS. SCHADE: Okay.

CHAIRMAN JAUQUET: And then if -- you know, we're going to require you to put a handicapped on two of the spaces.

MS. SCHADE: Okay.

CHAIRMAN JAUQUET: And you can some -- I don't know, maybe they sell, you know, the official looking decals, or whatever, at the DMV for that, so it looks like, you know, that for those two. And then on your plan, maybe, just show the distances. And, if you want in your lot, put a marker in front of, you know, three, four, five, six, just as a post in the ground of your own making; I don't know, to keep it simple.

But I guess what I'd like to see is, you know, on the next plan, put the distances and the number of spaces that you get, whether it turns out to be eight or 12. And then -- and
just put "handicapped", write in "handicapped"
on the first two there, and that -- I think
that's enough

MR. DOWLING: Yeah. For me, I don't think
she really even has to mark them --

CHAIRMAN JAUQUET: I don't either.

MR. DOWLING: -- except they have to be
marked.

CHAIRMAN JAUQUET: I don't either. I
don't think you have to mark anything. I think

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it would be -- I think it would be useful to go
through the exercise of finding out just how
many spaces there are, you know.

MS. MUNDUS: But if it's a handicapped
spot, it's dedicated for handicapped people.

MR. DOWLING: Yeah.

MS. MUNDUS: If it's not marked, people
aren't going to know that, and wouldn't be
available for handicapped people if they need it.

CHAIRMAN JAUQUET: I think that would be
good. You'd probably agree with that, right?
So should we go over this again?

MR. DOWLING: Yup.

CHAIRMAN JAUQUET: The seating, just measure it, measure the spaces for here, including any special measurements for the handicapped, and just mark the handicapped with -- just label it "handicapped" on those two -- on the plan, and that's enough.

MS. SCHADE: Okay.

CHAIRMAN JAUQUET: Right, do you think?

MS. MUNDUS: Yeah.

MR. DOWLING: Yup.

MS. SCHADE: Thanks.

MS. MUNDUS: Thank you.

CHAIRMAN JAUQUET: So then you can do that with Eileen, if you need Eileen in the meantime, and we'll get the new -- we'll get the new drawing, or the additions to that drawing.

MS. WINGATE: For next week.

CHAIRMAN JAUQUET: Next week before the meeting.
MS. SCHADE: Okay.

CHAIRMAN JAUQUET: And then, you know, we'll put a motion on there to approve this once we look at it.

MS. SCHADE: Okay, great. Thank you.

CHAIRMAN JAUQUET: Item #2 is a motion to accept an application from Douglas Elliman Real Estate. This is a use -- this use evaluation is for the continued use of 124 Front Street as a Real Estate office, formerly Lloyd's Real Estate. The property is zoned CR-Commercial-Retail. The application has also -- has a significant -- excuse me. The application also has a sign component. It's District 1001, Block 4, Lot 9 -- Block 9, Lot 26.

Are you the representative?

MS. DENNEHY: Yes.

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CHAIRMAN JAUQUET: Okay.

MS. DENNEHY: I'm Karla Dennehy with Douglas Elliman.
CHAIRMAN JAUQUET: Okay.

MS. DENNEHY: Nice to meet you.

CHAIRMAN JAUQUET: Nice to meet you.

Okay. So I guess you should just -- why don't you start to tell us --

MS. DENNEHY: Okay.

CHAIRMAN JAUQUET: -- if you've got some comments on what you're going to do, and how it's going to change, and how many more people, or how many less people than they had before.

MS. DENNEHY: Okay.

CHAIRMAN JAUQUET: Just what you want to say.

MS. DENNEHY: Generally speaking, right now, it's -- we have rolled in the same number of people that were there before, with the addition of one.

CHAIRMAN JAUQUET: How many is that, desks? Just say, you know, desks. That would be easier.

MS. DENNEHY: Oh, desks? I think there are seven desks. We haven't added anymore
desks. Okay. And there is -- you know, we figured that in terms of the number of agents, we will have a receptionist there, and there is already a reception desk there. And we figure about 10 agents will work there, and that's about it.

CHAIRMAN JAUQUET: Ten?

MS. DENNEHY: Ten, yeah.

CHAIRMAN JAUQUET: And --

MS. DENNEHY: Some of it is a little repetitive, because I didn't know what exactly you were looking for.

CHAIRMAN JAUQUET: Right.

MS. DENNEHY: So I tried to give you everything that you were looking for.

CHAIRMAN JAUQUET: You know, on something like this, it's, I don't know, signs.

MR. DOWLING: Are there seven desks or -- you have four on the --

MS. DENNEHY: I think there were --

MR. DOWLING: There's four on the drawing here.

MS. DENNEHY: I think there are -- there are two -- there's a receptionist. Let me see
with that. There's one, two, three, the

conference room is there. Okay. There's two
small desks here now. So it's one, two, three,
four, five -- oh, there's one in the corner.

CHAIRMAN JAUQUET: Between these two?

MS. DENNEHY: And there's two more here.

Yeah, this had been done --

CHAIRMAN JAUQUET: Just draw them. Draw
on this.

MS. DENNEHY: This was given to me. Okay.

CHAIRMAN JAUQUET: And then, you know --

MS. DENNEHY: There's a desk about this
size, so I'm going to approximate, okay, there.
And then I'm trying to see what -- this is the
big post.

CHAIRMAN JAUQUET: Yeah.

MS. DENNEHY: There's a thin -- these are
littler desks, these are little here, one here,
and I believe there's one behind it. That's,
one, two, three, four, five, six, seven. That's
it.

CHAIRMAN JAUQUET: Okay.
MS. DENNEHY: Not a very straight line.

MS. MUNDUS: So these three more desks are in addition to four there. So there's seven desks, plus a conference room.

MR. DOWLING: Yeah.

CHAIRMAN JAQUET: And the only thing that's -- the signage changes, because the business changed.

MS. DENNEHY: I had the sign person do a little picture there of what it should -- what we'd like to look for, if you approve it and --

MS. MUNDUS: That's part of this big package or --

MS. DENNEHY: No. I have to apologize, my husband took my car and it's in it. I tried to be -- it's not there?

CHAIRMAN JAQUET: Oh, here. Yeah, it's at the back here.

MS. DENNEHY: Oh, there it is. There it is.

CHAIRMAN JAQUET: It's superimposed.

MR. DOWLING: That's where that bike
rental used to be, right?

CHAIRMAN JAUQUET:  Right.

MS. DENNEHY:  Right. And this is -- we'd like a -- you know, very tidy.

CHAIRMAN JAUQUET:  Yeah, yeah.

MS. DENNEHY:  And then what we were hoping for, the sign there now goes this way, we would like a long --

CHAIRMAN JAUQUET:  Which way does it go now?

MS. DENNEHY:  It goes like facing the park.

MR. DOWLING:  Okay.

CHAIRMAN JAUQUET:  Oh, that's right. And you want it --

MS. DENNEHY:  Right. And I want it so that --

CHAIRMAN JAUQUET:  East and west.

MS. DENNEHY:  Yeah, so that it's east and west.

CHAIRMAN JAUQUET:  Yeah.
MR. DOWLING: Is that going to overhang over the sidewalk?

MS. DENNEHY: No, it will not, because the way the property is — first of all, the way the property is designed, this is a fairly large, little thing. Then the actual property of this extends out and then there's a sidewalk, so it will not.

CHAIRMAN JAUQUET: But, in any event —

MS. DENNEHY: And it's 24-by-24.

CHAIRMAN JAUQUET: Right. In any event, it's higher than someone walking under it would hit.

MS. DENNEHY: Yes, it would be higher, and I told them —

CHAIRMAN JAUQUET: And I'm sure you've got to be aware of that.

MS. DENNEHY: Yeah. I told the sign guys no hitting their heads on the sign.

CHAIRMAN JAUQUET: Right, right. I know, I know, it's crowded there.
Are they -- Eileen, are they -- is this a Historic Preservation --

MS. WINGATE: Oh, no.

CHAIRMAN JAUQUET: -- approval situation?

MS. WINGATE: No.

CHAIRMAN JAUQUET: Okay.

MS. WINGATE: This is not in the district, unless you want to throw it to them.

CHAIRMAN JAUQUET: I don't think that's necessary.

MS. DENNEHY: Well, that -- we're leasing the building, so that type of --

CHAIRMAN JAUQUET: What's that?

MS. DENNEHY: We're leasing, you know, we're leasing the space. We don't own the building, so.

MR. DOWLING: Are you painting the

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building or changing anything outside?

MS. DENNEHY: We're not. The only thing that we would be painting is the front door and the little iron work on two little front benches
that are already existing, and the inside.

MR. DOWLING: Are you changing the color or just repainting it?

MS. DENNEHY: We're changing the color of it. It will be --

CHAIRMAN JAUQUET: To what?

MS. DENNEHY: Blue.

CHAIRMAN JAUQUET: Blue. Is this what it looks like now? I think it is.

MS. DENNEHY: Yeah, it's like a red.

CHAIRMAN JAUQUET: Yeah, that deep --

MS. DENNEHY: I can show you. So this --

CHAIRMAN JAUQUET: That's going to be blue?

MS. DENNEHY: This door and these two little benches.

CHAIRMAN JAUQUET: Oh.

MS. DENNEHY: And other than that, the exterior of the building is --

CHAIRMAN JAUQUET: Right.

MS. DENNEHY: -- going to remain the same.
MS. MUNDUS: Do you have any plans for the planter, this raised curb thing, where the sign is? What happens is people tend to use an enclosure like that as a garbage drop instead of a garden.

MS. DENNEHY: We wouldn't mind planting some --

MS. MUNDUS: Okay. That would be really great if you could.

MS. DENNEHY: You know, something, flowers. In fact, it would help us, because then it keeps weeds out --

MS. MUNDUS: Yeah.

MS. DENNEHY: -- if we have some flowers. I wouldn't mind it.

MS. MUNDUS: Plus, it's really -- it would be a lot more attractive than just a sign post, yeah.

MS. DENNEHY: Yeah, sure, I'm fine with that.

CHAIRMAN JAUQUET: Are you the principal?

MS. DENNEHY: I'm the Manager, the Regional Manager, so I manage -- will be managing this office, as well as Mattituck, the Mattituck office, so.
CHAIRMAN JAUQUET: Eileen the signs that they've proposed, are they within the square footages that are --

MS. WINGATE: (Nodded yes.)

CHAIRMAN JAUQUET: Okay.

MS. MUNDUS: I don't have the sign as part of my attachments.

MS. WINGATE: Here, have mine.

CHAIRMAN JAUQUET: I have that. Here, I have that.

MS. MUNDUS: I have everything but the sign.

MS. WINGATE: It's right here.

MS. MUNDUS: Oh, all right.

MR. DOWLING: There's more.

MS. MUNDUS: There's one more.

MS. DENNEHY: Yeah. I think I overcompensated a little bit. There should be a bigger drawing on the second page of that.

MS. MUNDUS: The big one that says --

CHAIRMAN JAUQUET: There is, yeah.
MS. MUNDUS: -- "sign permit" on the front? Excuse me, sorry.

MS. DENNEHY: No, that's okay.

CHAIRMAN JAUQUET: So this application looks complete to me.

MS. MUNDUS: Great. I think it's fine.

CHAIRMAN JAUQUET: What do you say?

MR. BURNS: I don't see any -- they're not changing, they're not even changing the use.

MS. DENNEHY: It's really remaining basically the same.

MR. BURNS: One is moving in and one is moving out. I have not objection.

MS. DENNEHY: Different name.

CHAIRMAN JAUQUET: I don't think we need any -- do we need any -- we don't need any improvements to that floor -- that floor plan, do we, those two desks?

MR. DOWLING: I don't think so.

MR. BURNS: I'm not sure why we would need a floor plan. If they want to put desks next to
each other and not have room for people to sit, that would be illogical.

MS. DENNEHY: No. No, we're -- the idea is that it would remain -- it has a lot of charm, and that's what we were looking for when we entered into this relationship. We wanted a boutique'y, very charming spot here in Greenport.

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CHAIRMAN JAUQUET: What's upstairs there? Is that a --

MS. DENNEHY: I don't know. I don't -- I never --

MS. WINGATE: It's an apartment.

CHAIRMAN JAUQUET: It's an apartment, yeah.

MS. WINGATE: I don't know if it's vacant, but I know it's an apartment.

MS. DENNEHY: Okay. All I know is that we're going to be responsible for that one space and the front. We have to keep the front clean, and, you know, flowers.
MS. MUNDUS: So the only difference is that the sign, as it appears in this --
MS. DENNEHY: Yeah, that's an -- that's what we're looking --
MS. MUNDUS: It's got to be turned the other way so that it's flat. Rather than pointing towards the sidewalk, it's going to be parallel to the sidewalk.
MS. DENNEHY: Yes, yes.
MS. MUNDUS: One post now or two to do that?
MS. DENNEHY: I'm hoping we can do it with one and a like metal -- you know, if you look at the second drawing --
MS. MUNDUS: It's going to hang still like this?
MS. DENNEHY: Yeah, a hanger thing.
MS. MUNDUS: And it's going to be parallel, rather than perpendicular. Yeah, that's all.
MS. DENNEHY: The building sets back a
little bit. The other buildings are forward and this sets back, so it will give us a little bit more visibility for people going by. But we still wanted some frontage, that's why the other smaller sign.

CHAIRMAN JAUQUET: Right.

MS. DENNEHY: The one you see.

CHAIRMAN JAUQUET: Okay. So when do you -- when do you move in?

MS. DENNEHY: ASAP.

CHAIRMAN JAUQUET: Okay. You've already signed the lease?

MS. DENNEHY: Yeah.

CHAIRMAN JAUQUET: Okay. It looks like we can put that on the agenda for next week for approval.

Mr. Dowling: Yeah, with everything.

CHAIRMAN JAUQUET: Right?

Mr. Burns: Yes.

Ms. Dennehy: All right. Is that it?

CHAIRMAN JAUQUET: I think so, unless --
MS. DENNEHY: Good.

CHAIRMAN JAUQUET: I mean, I can't think of any. We're racking our brains --

MS. DENNEHY: Eileen was --

CHAIRMAN JAUQUET: -- to find problems.

MR. DOWLING: Wait, wait. We forgot to ask, are you going to have music outside?

CHAIRMAN JAUQUET: Yeah, there's no music.

MR. DOWLING: Good.

MS. DENNEHY: No music outside. She was very helpful

CHAIRMAN JAUQUET: Spread the word.

MR. DOWLING: The standard question.

MS. DENNEHY: No, no, no music. But Eileen was very helpful in helping me put all this together, so --

CHAIRMAN JAUQUET: Good. Okay.

MS. DENNEHY: That really made a difference. Thank you.

MS. WINGATE: Thank you.

CHAIRMAN JAUQUET: Thank you.
Okay. Item #3 is a motion to accept an application from Mark Zucchero, owner of Flying Point Sports. This is use application is for 405 Main Street. It's zoned CR-Commercial-Retail. Flying point sports is a retail surf and sporting goods shop. This located at District 1001, Section 4, Block 7, Lot 11.

So we're going to accept the application and I guess -- did you look at that? Did you look at it?

MR. DOWLING: Yeah.

CHAIRMAN JAUQUET: I don't have it. Oh, it's right here. Is Mark here?

MR. ZUCCHERO: I'm here.

CHAIRMAN JAUQUET: Oh, okay. Do you want to just give us an idea of what's going on and what you're going to do?

MR. ZUCCHERO: Sure.

MR. DOWLING: I think, for the record, just to let you know for public record, my business is a competing business, so --

CHAIRMAN JAUQUET: Okay.

MR. DOWLING: My comments should be noted
for that, so.

CHAIRMAN JAQUET: All right.

MR. DOWLING: My business is a competing business, so I think, for the record, there should be public knowledge for that.

CHAIRMAN JAQUET: Okay.

MR. ZUCCHERO: Hi. How are you?

CHAIRMAN JAQUET: Just introduce yourself, and then give us a rundown of what you're going to do there.

MR. ZUCCHERO: Mark Zucchero. I own Flying Point Surf since 1996.

CHAIRMAN JAQUET: Where?

MR. ZUCCHERO: Southampton.

CHAIRMAN JAQUET: In Southampton, okay, sorry. Go ahead.

MR. ZUCCHERO: Sag Harbor, Bridgehampton. I have a little one in Water Mill.

I want to do basic clothing, touch on surf a little bit. There's not really big waves here, so I wasn't going to go too deep into that. A little bit of paddle board and women's
bikini type stuff.

My brother-in-law is right here, Chris, and my sister-in-law is going to be running the store, because I get stretched all over the Island on a daily basis.

And I've been doing this a long time. I try to touch on a little bit like the beach and keep that like theme going. I think that's about it. That's basically all I want to do.

I'm going to be year-round. I have a couple of wintery brand, like North Face and Patagonia that I think might fit good, or Ugg boots for kids, women and men. So I'm not just looking to pop up and --

CHAIRMAN JAUQUET: Close down.

MR. ZUCHERO: -- shut it down and head for the hills.

CHAIRMAN JAUQUET: What do you do with your other stores in the winter, same thing?

MR. ZUCHERO: Seven days a week, 10 to 6, except Bridge.
CHAIRMAN JAUQUET: Even in the winter?

MR. ZUCCHERO: Yeah. Bridge is the only really bad one in the winter. It just doesn't have the sustainability of the fete.

CHAIRMAN JAUQUET: Yeah, I can understand why for that. Where else are you, Hampton Bays?

MR. ZUCCHERO: No. Southampton, Sag Harbor.

CHAIRMAN JAUQUET: Sag Harbor.

MR. ZUCCHERO: I got two in Sag Harbor, and two in Southampton, and one in Bridge.

CHAIRMAN JAUQUET: Oh.

MR. ZUCCHERO: I split the men and the women, because --

CHAIRMAN JAUQUET: Oh, I see, yeah.

MR. ZUCCHERO: -- the men's stuff eats up too much wall space and then me and my wife had problems.

CHAIRMAN JAUQUET: I gotcha. So you're taking over this store?

MR. ZUCCHERO: The store was basically as
is. I didn't erect any walls, or rip down any structures, or do anything. I left all the lights and I cleaned up some bad tiles in the ceiling. The landlord said it was retail, so I figured I could open right up.

I never went through a big approval process in any other town before, so I'm a little -- not well versed on that. Like I had to always do my sign permit and stuff, but --

CHAIRMAN JAUQUET: Right. Are those in here?

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MS. MUNDUS: Right here.

MR. DOWLING: Yeah.

MS. MUNDUS: It's on the back of the --

CHAIRMAN JAUQUET: Oh, okay.

MR. ZUCCHERO: In Southampton, I resurrected the old hospital thrift shop and brought it back to life, and I got an SBA loan, so I'm there for 25 years. I got a loan mortgage.

MS. MUNDUS: I have two of these. I'm a
little confused. One's 19-by-36 and the other's 24-by-96. Which one is -- which one goes where?

MR. ZUCCHERO: My neighbor has a big sign on the front, bigger, and then he has a little one that hangs on a chain.

MS. MUNDUS: Okay.

MR. ZUCCHERO: So I was just copying what everyone else had.

MS. MUNDUS: Okay.

MR. ZUCCHERO: And the plumbing guy has a way bigger sign, but they told me that was probably too big, so I tried to stay with exactly what --

CHAIRMAN JAUQUET: Is that Eileen?

MR. ZUCCHERO: Yeah.

CHAIRMAN JAUQUET: Is that what you mean by "they"?

MR. ZUCCHERO: Yeah.

MS. MUNDUS: That's crazy.

MR. ZUCCHERO: I thought it was a little -- the plumbing --
CHAIRMAN JAUQUET: So these signs are okay?

MS. WINGATE: (Nodded yes.)

CHAIRMAN JAUQUET: Okay.

MR. ZUCCHERO: It's a wood sign. It looked pretty nice. The guy is from Riverhead.

CHAIRMAN JAUQUET: Well, that's up to you. Is this Historic District approval?

MS. WINGATE: (Nodded yes.)

CHAIRMAN JAUQUET: Are you -- she made you aware of that, right? You got to get approval --

MS. WINGATE: Yes.

CHAIRMAN JAUQUET: -- from the Historic District people.

MR. ZUCCHERO: Okay.

CHAIRMAN JAUQUET: Commission.

MR. ZUCCHERO: I don't know what that means, but I'll do whatever I need to do.

MS. WINGATE: He's already submitted his application, so --
CHAIRMAN JAUQUET: They have it?

MS. WINGATE: Yeah.

CHAIRMAN JAUQUET: Okay.

MS. MUNDUS: I don't have any problem at all.

CHAIRMAN JAUQUET: Okay. So will they have looked at that by next week?

MS. WINGATE: Monday is their meeting.

CHAIRMAN JAUQUET: Okay. And ours is on Thursday.

MR. DOWLING: The only issue I have is that he opened up without approval first.

MR. ZUCCHERO: Yes.

CHAIRMAN JAUQUET: That's already open?

MR. ZUCCHERO: That's true. I'm sorry about that. I didn't know the real system like that, and I had like a lot of inventory like on the truck and I was just trying to get it set up. Maybe that wasn't the perfect thing to do, but I heard that it was supposed to be like -- I didn't think I really had to go through a real big -- because I didn't like change the structure.

MS. WINGATE: We sat in my office and I
specifically said, "So you're not going to be
open for Memorial Day weekend," and you said,
"Yes, I know."

MR. ZUCCHERO: I don't remember that
totally like that.

MR. BURNS: We need to change some
regulations and fine people for doing things
that are against the rules.

MS. WINGATE: I don't disagree.

MR. ZUCCHERO: I mean, if I have to pay a
fine, I have to pay the fine.

MR. DOWLING: You were aware of that,
weren't you, though, probably, that you --

MR. ZUCCHERO: Yeah. I didn't think I was
really bending the laws really on a basis like
that, because it was -- I didn't really change
the structure. But maybe I should have had my
stuff approved by you guys.

CHAIRMAN JAQUET: Well, that's not maybe,
it's like that is the case. That is the law
here, to have the approvals before things are
open. And, you know, we're beginning to put our
foot down on that, because there's been way too
much of that happening here.

MR. ZUCHERO: Okay. That's just a little

different from other towns.

CHAIRMAN JAUQUET: Well, we're our own
town.

MR. ZUCHERO: Yeah, you are.

MR. DOWLING: Well, Sag Harbor, you didn't
have to go through their Planning Board in Sag
Harbor?

MR. ZUCHERO: Nothing; signed permit. I
got approved in like five days.

CHAIRMAN JAUQUET: So, anyway, this is
a work --

MR. ZUCHERO: I'm not trying to hurt
anyone.

CHAIRMAN JAUQUET: Right now, this is a
work session.

MR. ZUCHERO: Right.

CHAIRMAN JAUQUET: This is not a session
to approve your plan.

MR. ZUCHERO: Okay.
CHAIRMAN JAUQUET: So this is a discussion session of the Board.

MR. ZUCCHERO: Okay.

CHAIRMAN JAUQUET: So, you know, we can put this on the agenda for the next --

MR. BURNS: Yeah.

MR. DOWLING: I think there's probably some public comment, too.

CHAIRMAN JAUQUET: And is there public comment on this?

MR. BURNS: Yes, there is.

MS. MUNDUS: Can you tell us who you are for the record?

CHAIRMAN JAUQUET: There is?

MR. BURNS: Yes.

CHAIRMAN JAUQUET: Well, is there people in the public that want to comment in this meeting, in this room?

MR. PROKOP: Three people.

MR. BURNS: Three people.

CHAIRMAN JAUQUET: Well, then let's start
that part of the meeting, then. Go up there, unless -- are you done?

MR. ZUCCHERO: I don't think I have anything else, really, unless you want to ask me something.

CHAIRMAN JAUQUET: No.

MS. MUNDUS: Well, if you're operating without approved permits, what are you going to do now? Are you going to continue to stay open?

CHAIRMAN JAUQUET: Yeah, right.

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MS. MUNDUS: I mean --

CHAIRMAN JAUQUET: You don't have your permit.

MS. MUNDUS: I didn't realize this.

CHAIRMAN JAUQUET: You don't have your approval, so you can't really stay open.

MR. ZUCCHERO: Okay.

CHAIRMAN JAUQUET: Can he? I don't think he --

MR. DOWLING: No.

MR. PROKOP: You're really not supposed
to. You're supposed to have a use evaluation from the Planning Board.

CHAIRMAN JAUQUET: Even if it's perfunctory, we haven't approved it yet.

MR. PROKOP: I would hold off until next week.

MR. ZUCCHERO: Okay.

MR. BURNS: Yeah.

MS. MUNDUS: I'd like to go on record and mention this is another example of lack of enforcement issue that Greenport has. We really, really need to pay attention to enforcement issues in Greenport. This is a very good example.

MR. ZUCCHERO: Is there any way we could get like a quicker meeting so I could be open, or no? It is what it is?

CHAIRMAN JAUQUET: Well, you know, the next meeting is the official regular session where we vote on things. You know, we don't have sessions in the meantime for those -- for
that purpose, so it wouldn't be right to do
that.

MR. ZUCCHERO: Okay.

MS. WINGATE: It's a week from today, June 5th.

CHAIRMAN JAUQUET: So if you could stop
until next --

MR. ZUCCHERO: Okay.

CHAIRMAN JAUQUET: -- Thursday, which
what's that day, June something?

MR. DOWLING: June 6th, is it? I forget.

MR. PROKOP: June 5th.

CHAIRMAN JAUQUET: So that's what we're --
that's what we're demanding.

MR. ZUCCHERO: Okay.

CHAIRMAN JAUQUET: Okay?

MR. ZUCCHERO: I don't have a problem with
that.

CHAIRMAN JAUQUET: Okay.

MS. MUNDUS: Don't forget, though.

CHAIRMAN JAUQUET: Otherwise, everything
MS. MUNDUS: Don't forget
MR. ZUCCHERO: No, I know.
CHAIRMAN JAUQUET: Yeah, I know. I mean, you know, you can lead the way here in our Village for someone to act responsibly --
MR. ZUCCHERO: I will.
CHAIRMAN JAUQUET: -- in opening at the right time. Okay?
MR. ZUCCHERO: I have no problem leading the way.
CHAIRMAN JAUQUET: All right. If we approve it.
MR. ZUCCHERO: Yeah, I'd like to be approved.
CHAIRMAN JAUQUET: I know you do.
MR. ZUCCHERO: I have a lot of stuff in there.
CHAIRMAN JAUQUET: Okay. All right.
MR. ZUCCHERO: Do they want to speak?
CHAIRMAN JAUQUET: Does your friend any --
MR. ZUCCHERO: Well, this is my brother-in-law.
CHAIRMAN JAUQUET: Your brother-in-law?

MR. ZUCCHERO: You want to add anything?

CHAIRMAN JAUQUET: What's your role in the operation.

MR. RULE: My wife and I would be -- Chris Rule.

CHAIRMAN JAUQUET: Oh, yeah.

MR. RULE: My wife, Stacy, and I will be running the shop on a daily basis.

CHAIRMAN JAUQUET: Okay. Are you running one now down in Sag Harbor or Southampton?

MR. RULE: No. We just moved to Mattituck.

CHAIRMAN JAUQUET: Oh, I see. Okay.

MR. RULE: So we're going to be living in Mattituck, and we're going to be running just this shop exclusively.

CHAIRMAN JAUQUET: Okay.

MR. RULE: So, yes, that's our plan.

CHAIRMAN JAUQUET: All right, good.

MS. MUNDUS: Yeah, start it off on the right foot, because it ain't The Hamptons.

Greenport really operates on a whole different
MR. RULE: No, no. I'm not from The Hamptons.

CHAIRMAN JAUQUET: Well, still, you know, in a way we're using you as an example, and we'd like you not to open up until you get your approval, and, you know, that's how we want to run it.

MR. RULE: Yeah, I guess -- yeah. Some of it's a little -- you know, we're trying to figure it out like -- because we thought action tonight would be, you know, the time when you would vote on it, and I guess now it's transferred onto another stage, so it's a little confusing.

CHAIRMAN JAUQUET: Well, we have -- we meet twice -- we meet twice a month, and one is a -- this is a work session. What "work" means is discussion.

MR. RULE: Sure.

CHAIRMAN JAUQUET: And then a regular
meeting is when we would do the voting.

MR. RULE:  Okay.

CHAIRMAN JAUQUET:  So the Tea person is
going to get all her stuff ready this week.

We're going to look at it, and if it -- you
know, we've got it down to three things

necessary now.

MR. RULE:  Okay.

CHAIRMAN JAUQUET:  And I'm sure she'll
have that ready and it will be just a vote, or
just a quick few words.  And, hopefully, you

know, Thursday the same thing will happen to

you.

MR. RULE:  Okay, that would be great.

CHAIRMAN JAUQUET:  So, okay, very good.

MR. RULE:  Thank you.

CHAIRMAN JAUQUET:  Thank you.

MS. MUNDUS:  Thank you.

CHAIRMAN JAUQUET:  Okay.  So this is the

-- if people have things to say, you can go to

the podium and introduce yourself and tell us
where you live in town, and you can go ahead.

MR. SEAL: Hi. My name is Sean Seal. I own a business in town called Dreaming Buddha. I also live in town, on the outskirts of town across from Drossos.

I want to know if there's a code or if there's any kind of rule about how many like businesses are in town. I mean, we have however many ice cream parlors, however many, you know, liquor establishments. I mean, is there a set number of like businesses that we're allowed to have in town? It's hard enough to make a living out here in one season, let alone have to do -- have competition with so many people that may see something good in town that we've already started.

CHAIRMAN JAUQUET: I see. And then competition comes in and then you're doing half the business.

MR. SEAL: There's only so much of the pie that you can cut up.
MR. PROKOP: There really isn't, there isn't any limit. In some cases, the Board has discretion on uses. You know, we could turn a use down. I don't think that this is that type of a situation. In that case, it might -- you know, it might come up. But, other than that, it's really just the market, you know, whatever the market can bear. We really can't. We don't have --

MR. SEAL: So it's survival of the fittest.

MS. MUNDUS: Well, it's free enterprise. I mean, the issues would be like if you're presented as some kind of a downside to the whole community, because that's what our job is, is to balance free enterprise and the whole economic process against the better -- greater good of the whole community.

I can remember when Sag Harbor had three Chinese restaurants in the same exact place. Every time you drove into town, it smelled like
icky Chinese frying food all the time. That is a downside for the whole community. So that's the sort of thing that the Planning Board would jump into and try to balance.

CHAIRMAN JAQUET: We can't really, right, we can't tell a business --

MS. MUNDUS: Well, we always ask, "Where is your event going to be," and "what kind of fried food is it going to be?"

CHAIRMAN JAQUET: Yeah, I know. That's just the physical nature of whatever the business is.

MS. MUNDUS: Right.

CHAIRMAN JAQUET: But it's not telling a business it can't be here.

MS. MUNDUS: No.

CHAIRMAN JAQUET: The only way that, I mean --

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MR. SEAL: That's all I have to say.

CHAIRMAN JAQUET: Huh?

MR. SEAL: Thank you.
CHAIRMAN JAUQUET: I don't think there is -- a study has not been done as to the number of people selling liquor. I mean, there seems to be no end to the liquor licenses. I mean, you know, there's --

MR. SEAL: I mean, if you have to get a license, there should be an end to it at one point.

CHAIRMAN JAUQUET: Well, they don't license surf shops like that, you know. I don't know.

MRS. DOWLING: Hi.

MS. MUNDUS: Hi.

MRS. DOWLING: My name is Blake Dowling and I own One Love Beach at 211 Main Street with my husband, Chris Dowling, and we live at 617 First Street in Greenport. We have been residents of Greenport for eight years, and although it's not very long, it's so clear that it is such a unique place. And I'm not here tonight to ask the Board for anything else but your audience, and I am only here to make a
statement of concern.

With the opening of Flying Point this past weekend, there seems to be an underlying disregard for our town and its rules and its merchants. Greenport store owners make a strong effort to support each other, so that our locally-owned small businesses can thrive. We all try to avoid the overlap in stocking the same products, so that our small, but growing, community of consumers is able to shop and support each business in our town.

The owner of Flying Point was aware of our store and the brands that we carried. Within six days of opening five doors down from our store, Flying Point carries the majority of the exact same brands that we do: Penny skateboards, Surftech stand-up paddle boards, Kialoa paddles, Toms shoes, Havaianas footwear, Roxy apparel, Quiksilver apparel, the list goes on. I'm concerned for our small town and that it cannot support this oversaturation of product.

Chris and I had visited with Flying Point. We went in and introduced ourselves to its
and we are trying to work something out.

Knowing that he was required to come in front of this Board tonight before opening the doors, the owner of Flying Point advised his staff to open last weekend and Flying Point opened. This disregard of how our town works and behaves feels invasive.

I realize that One Love Beach has a much larger stake in this than most, but our neighboring stores are also affected. I also realize that free market and competition are part of the game, and a healthy part at that. I just ask that when bigger, wealthier businesses come to Greenport, that they tread lightly on our town. Slow down, look around you. We live here and we work here. And we really do love our town, and we invite you to be a part of it, but don't disregard the rules and don't disregard the businesses that we've all worked so hard to create.
Thank you for your time.

MR. BURNS: Thank you.

CHAIRMAN JAUQUET: Thank you.

MS. MUNDUS: Thank you.

MR. WILE: Hi. My name is Ian Wile. I am a recent business owner in Greenport, but also a Greenport resident for the last dozen years. I just wanted to bring up two things about this. You had mentioned some parking, the well-known parking issues along Main Street, especially in that corner, was one of the things that popped up when I saw the trucks arriving. It's a fairly large truck, and we've had a hard enough time getting our own cars up and down that street, and I was wondering if there was any -- I know I've always wondered about business owners parking in front of their store and eliminating parking spaces for other shoppers, and that's a particularly large truck, and was wondering of that -- if the owner is expecting to leave that there on a regular
basis. It's sort of a 20-foot sign. It's interesting to me from that perspective.

On the second thing, I've recently been in front of this Board and have appreciated both the guidance and process, and was not surprised by each of the stages. And so I don't think it's -- I think you should be expected to follow the procedures, and I encourage whatever we can do to follow the rules. It was one of those complicated -- you know, I bring my boy to the meetings. He's been learning the process of government a bit, and I think one of his questions is, okay, you have some people follow the rules and some people come for forgiveness, and which one is the right thing to do.

That's my only comments.

MR. PROKOP: So where does this truck park?

MR. WILE: Well, I know they've been loading and unloading as part of operating a retail operation. But I was just curious if
it's an -- if it's intended to be an ongoing thing. It's parked in front of the new location, the Flying Point truck.

MR. PROKOP: I know, but where -- we do have parking regulations, that's the only reason why I'm asking. Where is it located exactly? What street is it on?

MR. WILE: It's right in -- whatever, right in front of the --

MS. WINGATE: South.

MR. WILE: 405 Main Street.

MS. WINGATE: South.

MR. PROKOP: Okay, in front of the store.

All right.

MR. WILE: In front of the store, which, you know, it's a public parking space. I was just -- it happened to be a wide-bodied freight truck. And that particular stretch is one of those tough summer drives anyway, I think, speaking to your --

MR. DOWLING: The mirror-knocker.
MS. MUNDUS: Yes.

MR. DOWLING: The mirror-knocker.

MR. WILE: It's "Mirror-knocker Avenue."

Yeah, "Mirror-knocker Avenue." In fact, I would like to propose that we rebrand it as "Mirror-knocker Avenue."

CHAIRMAN JAUQUET: Well, how often is that truck there so far?

MR. WILE: I think it's been there since --

(Whereupon, the siren sounded.)

MR. WILE: That, by the way, is the six o'clock bell.

I had noticed it. That was the only reason I knew that they were arriving in town. I had noticed the truck. I was visiting the folks that were opening up 1943 at the pizza place. So I had noticed the activity during the opening days of Flying Point. But I was just wondering if it was ongoing, or if there's another location to park that truck.

CHAIRMAN JAUQUET: If there's another
location?

MR. WILE: If that's intended, you know, if it will always be parked there. It seems a shame to lose it.

CHAIRMAN JAUQUET: How long was that -- how long was it parked there, like overnight?

MR. WILE: Business hours, I imagine. I don't know. I was not sitting in the --

CHAIRMAN JAUQUET: So that was part of this whole move-in thing? Was that --

MR. WILE: I saw that they were moved in, but I was -- I see it every day.

CHAIRMAN JAUQUET: How long was that truck there?

MR. ZUCCHERO: Three days.

CHAIRMAN JAUQUET: You know, what --

MR. ZUCCHERO: Around three days, just different hours. But we pulled it over to the Chase parking lot, so it would get off that Main Street, because someone almost did take the mirror off.
MR. WILE: It's skinny.

CHAIRMAN JAUQUET: Was that because you were moving all the merchandise in?

MR. ZUCCHERO: Yeah, I was just moving some fixtures and stuff. It's not going to be there. I need it in Southampton really bad.

MR. WILE: That's right. That was my question, is whether or not that was a regular —

MR. ZUCCHERO: I only have one van, a lot of places where it has to be.

MR. PROKOP: So how does that affect you, because you're in the back?

MR. WILE: No, that was — it was a public comment in terms of —

MR. PROKOP: Oh, it was just a comment.

MS. WINGATE: — some of my concerns from — as a Greenport resident.

MR. PROKOP: Okay.

MS. WINGATE: And business owner. That's all.

MR. PROKOP: Well, I'll check the parking regulations and see if they're affected.

MR. WILE: It was just as a guy who has to drive down — who drives down First Street instead of Main Street to keep my mirrors.
MS. MUNDUS: It's another important issue.
Thank you for pointing that out.

MR. WILE: That's all.

CHAIRMAN JAUQUET: Is there someone else?
Go ahead.

MS. MARTIN: Amy Martin, Office Manager at Fairweather & Brown, former retail sales in Greenport for about 20-something years, former member of the Planning Board.

I understand the concept of what's being gone through now. I only ask that this Board petition the Village Board to get permission to levy fines; that the fines should not only go to the new business, but it should go to the landlord, because I was in your position for a few years, and the landlords just disrespect the laws by not telling new tenants what is expected of them.

CHAIRMAN JAUQUET: Did you ever approach the Board to ask them to levy fines, put liens on the tax lots?
MS. MARTIN: I don't know that we did. I know we discussed it, and I don't -- I wasn't Chairman at the time. So it's a matter of trying to --

CHAIRMAN JAUQUET: I was just wondering if you had done it. I know what you're saying.

MS. MARTIN: -- change the code so that it says, like other towns, if you go -- and even here. If you have a building permit and you already have built something, you have to do an as-built plan and give it to the Building Department, and usually you have to pay double the application fee. So what I'm asking --

CHAIRMAN JAUQUET: Wait, back up. When --

MS. MARTIN: Say someone builds --

CHAIRMAN JAUQUET: Just explain it again.

MS. MARTIN: Say someone builds a deck --

CHAIRMAN JAUQUET: Right.

MS. MARTIN: -- on the back of their house and doesn't go for a building permit, and then --
CHAIRMAN JAUQUET: Okay.

MS. MARTIN: -- someone says, "There's a new deck on the back of that house," or they go to sell it, or whatever, and they discover there's a deck there. When they then have to have the plan drawn up and submitted, then they have to pay double the fee that the building permit would have been as a fine. And they do that in Southold Town, I think they started to do that here.

CHAIRMAN JAUQUET: It doesn't sound severe enough.

MS. MARTIN: But, in this case, I'd like to see that you ask to also fine the owner of the building, because it's their responsibility, if they're going to collect rent from someone, to make sure that they know the Village rules, not -- a newcomer to the Village isn't necessarily going to know every rule, but the landlords do, and they just tend to ignore, you know, what we've been trying --
CHAIRMAN JAUQUET: Well, you know, in this
day and age, there isn't a thing you can do as a
homeowner or a business owner, or any other kind
of property owner, in a political situation in a
village where every tax lot is well-known and
make a change. It just doesn't happen anymore.
It might have happened 20 years ago.
But, you know, when I was in Brooklyn, it
was a free-for-all, and now there's a step for
every last thing you do from --
MS. MARTIN: And I know -- and I know
people think that they have --

CHAIRMAN JAUQUET: -- dumpsters to garbage
cans.

MS. MARTIN: But people think they have
rights as owners, and whatever.

CHAIRMAN JAUQUET: I know they do. I know
they do.

MS. MARTIN: And we all pay taxes and we
pay, you know, monumental taxes at our office
for different things, which is higher than
homeowners do.

CHAIRMAN JAUQUET: Right, right.

MS. MARTIN: But, at the same time, you have responsibilities to the Village if you want -- if you want it to run the way it should run and protect all of us, you know. And I just ask you to petition the Board to be able to have some teeth, so people will pay attention, and that's all. I just think it would help you and it would help everybody else.

CHAIRMAN JAUQUET: Well, I mean, you must have run into people --

MS. MARTIN: I mean, I had a gallery, and, you know, there were seven galleries.

CHAIRMAN JAUQUET: No, but, I mean, as a -- I was thinking, you know, just as the person on the Board.

MS. MARTIN: Yes.

CHAIRMAN JAUQUET: You know, when people are -- you know, because we've got the taxi situation now, they're running without a permit.
MS. MARTIN: Well, apparently, that --
CHAIRMAN JAUQUET: And, you know, we're --
either we can sit here and be frustrated and
make some decision, or put some teeth into it.
MS. MUNDUS: Well, our problem is we're
the Planning Board. So just because people come
to us with a plan and a diagram and say they're
going to do something, once we say okay, if they
do it or not do it, or if they open before we
even see the application, never mind approve it,
there's nothing that we can do about it.
MS. MARTIN: Right.
CHAIRMAN JAUQUET: Well, there is
something we can do before we give an approval.
If they interpret our approval differently than
their plans, etcetera, after the approval,
that's one thing, but --
MS. MUNDUS: That's what I'm saying.
CHAIRMAN JAUQUET: Yeah, but that's one
issue. But to move forward on a property
without our approval, since we have teeth in the
matter, and, you know, we're, you know --

MS. MUNDUS: But this -- I mean, this is a public safety issue also. If everybody we know knows somebody who's had a mirror ripped off there, the Planning Board --

CHAIRMAN JAUQUET: Well, yeah.

MS. MUNDUS: -- should be paying attention to parking issues. And it's not just on North Main Street there, it's on Carpenter Street, where delivery trucks block people's driveways. And the delivery truck drivers pass the buck and say, "Well, the landlord said it's okay." And, you know, everybody passes the buck and there's no way to deal with it unless the Village Trustees sink their teeth into this issue.

MS. MARTIN: There's got to be a code --

MS. MUNDUS: Thank you for bringing that up.

MS. MARTIN: There's got to be a code change.

MS. MUNDUS: Yeah.

MS. MARTIN: And you need to bring that up.

CHAIRMAN JAUQUET: Yeah, it is a code -- it's a code issue, exactly.

MS. MARTIN: Thank you.
MS. MUNDUS: Thank you.

MR. PROKOP: You know, I just wanted to mention, the Board of Trustees did budget a Code Enforcement Officer for the first time, so we will have somebody.

CHAIRMAN JAUQUET: Oh, really.

MR. PROKOP: You know, there are officials in the Town now that do have the authority to write tickets. There are people that can do that, but we'll specifically have a Code Enforcement person on staff in the near future.

And then the other thing is this Board, you know, we can't write -- this Board can't write tickets. Obviously, we're not going to go out as Board Members and be writing tickets.

CHAIRMAN JAUQUET: Right.

MR. PROKOP: But, on the other hand, there was an application that was before us where we found out that there was noncompliance with the site plan, and also the person had -- the person had specifically been told not to operate, and we found out that they operated anyway. And we
basically just tabled the application, or, you
know, sort of into infinity. You know, we just
got rid of the application and told them that

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because he was in noncompliance with the -- you
know, with the reasonable things that we had
asked, we were not going to consider the
application. So that there are things that we
can do and we have done them. That happened
just at the last meeting.

MR. DOWLING: If -- to bring up Amy's
point, if -- so like someone can -- someone, a
Village official can actually, you know, write a
ticket. Is there a fee schedule or anything for
that, or is it -- what does the ticket do?

MR. PROKOP: Right now it's up to $250
each offense, and each day is a new offense,
right? So, if somebody's open for seven days
and they're not supposed to be open, then that
could be seven times $250.

MR. DOWLING: So that's got to be changed,
too, because that's not -- I mean, that's --
MR. PROKOP: That's being looked at now.

MR. DOWLING: That's one lunch --

MR. PROKOP: Yes.

MR. DOWLING: -- you know, in this town, so, yeah. I mean, obviously, that doesn't stop someone from opening; $250 doesn't stop --

MR. PROKOP: I guess what I'm saying is I

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encourage the Board. Like if we -- when people come in and tell us that there's noncompliance with site plans, I mean, we spend a lot of time -- you know, we spend a lot of time going over these site plans, and then we give it a conditional approval, and then the next thing you know, the neighbors are coming in and saying that they're not doing whatever they're supposed to be doing. I mean, those are the ones we should rescind the approval, we should partially rescind the approval, you know, make -- have the people come back every year, you know, to make sure things are going okay. I mean, those are the kinds of things that we could do.
MR. DOWLING: Okay.

MS. MUNDUS: Because there is a lot of thought that goes into it. I mean, if you add up all the man-hours --

MR. PROKOP: It's a lot of hard work.

MS. MUNDUS: -- of each one of these people sitting here, and we're not even all here, going to every site, walking the property, you know, checking out everything, you know, there is a lot of oversight and time invested in it. And then to have them just say, "Oh, well,

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never mind," is --

CHAIRMAN JAUQUET: Code enforcement is one thing, but what about a violation of the basic idea of being approved before you open a business? Is that code or is that some other kind of -- that's got to be code.

MR. DOWLING: Well, the Planning Board falls under the Village Code, I guess.

CHAIRMAN JAUQUET: Right.

MR. PROKOP: Yes. It's an interpretation
of the code, so it's kind of both.

CHAIRMAN JAUQUET: Then what do you when

someone starts building a house without a

permit?

MS. WINGATE: It's a violation of the

Zoning Ordinance.

CHAIRMAN JAUQUET: Huh?

MS. WINGATE: It's a violation of the

Zoning Ordinance.

CHAIRMAN JAUQUET: Right. So is there a

fee schedule attached to that?

MR. PROKOP: It's $250 a day. But there's

a couple of different violations. It's just not

-- you, know, there's probably -- when you open

like that, there's probably two or three things

that you're doing wrong, it's not just one

thing.

CHAIRMAN JAUQUET: Right.

MR. PROKOP: So it's probably, you know,

three times 250 for each day, and then, you

know, 750 a day for seven days, you know,
whatever it is. So that's what it comes out to.

You know, I can go over it with Eileen and we can figure it out, what the violation is.

CHAIRMAN JAUQUET: You're going to do that?

MR. PROKOP: Yes. I'll do it by the next meeting.

CHAIRMAN JAUQUET: Okay.

MS. WILHELM: Rena Wilhelm. I'm a resident of Greenport, and I also own The White Weathered Barn on Front Street.

CHAIRMAN JAUQUET: The what?


MR. DOWLING: The store, yeah.

MS. WILHELM: The store.

CHAIRMAN JAUQUET: Which store is that?

MS. MUNDUS: I know.

AUDIENCE MEMBER: You're fired.

(Laughter.)

CHAIRMAN JAUQUET: How come I haven't
heard of that? It's on Front Street, right?

MR. DOWLING: It's on the south side of the street.

MS. MUNDUS: She moved. She used to be next to Di Angela Leather, and then she moved from that location to Front Street, which is across from The Market, basically.

CHAIRMAN JAUQUET: Okay.

MS. WINGATE: Next to the book store.

CHAIRMAN JAUQUET: Okay. I walk by there every day, but I'm so close, I don't see the sign.

MR. DOWLING: You should stop in some time.

CHAIRMAN JAUQUET: I will.

MS. MUNDUS: That's because it's weathered.

CHAIRMAN JAUQUET: Okay.

MS. WILHELM: One of the things that I really appreciate about fellow Greenport merchants is that if one store is already carrying a certain brand and a new store comes in -- I know myself, before I opened in
Greenport, even though we make all our stuff, so it's not going to really match anyone else's, I did go around to Greenport and figure out like what stores are already here, and to make sure that I wasn't going to be stepping on anyone's toes.

When you have a situation where you have a new store coming in and they are carrying the exact same brand as a small mom-and-pop, as we would call it, store that is directly going to affect the livelihood of that business, that's just something that us in Greenport don't do to each other.

The other thing is that when you open an account with a certain vendor, typically, you want to ask that vendor what is the proximity of the next person or other business that's carrying the same product, because some vendors themselves have their own regulations that they won't -- you have to be 45 miles away from each other before you carry -- someone carries the same brand. So, if you have, for instance, a business that already has these accounts,
because they have various locations already,
there's no real stop to carrying that brand,

because they already have a long relationship
with those certain vendors. So that's my only
concern.

We have a couple of stores in Greenport
where there was a little bit of a conflict of
interest with certain brands, and the owners of
those businesses did go to the other stores and
said, "Look, I carry this product and I'm not
comfortable, you know, with you carrying it,"
and everyone has been very courteous not to do
that to each other.

And although your intention is to be open
seven days a week for the entire season, once
you start seeing what a winter is like here,
those of us who have gone through the cold
winters, may not find that it is feasible for
you to be open. And I would really, really hate
for a store that is open throughout the entire
year be -- have their bottom line affected by
someone who wants to open all year, but may
realize that it's -- it doesn't work. So that's
my thoughts.

CHAIRMAN JAUQUET: What role does the
Business Improvement District play in this
situation? Don't --

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MS. WILHELM: I am not on the BID Board.

MRS. DOWLING: I am.

MS. WILHELM: Blake is. I don't think
there's anything that's official. It's just
sort of a -- it's common courtesy.

CHAIRMAN JAUQUET: Okay. That wouldn't be
a topic of discussion at one of those --

MS. WILHELM: I think it should be a topic
of discussion.

CHAIRMAN JAUQUET: -- at one of those
meetings where the competing owners, potential
competing owners could face each other.

MS. WILHELM: Yes. And I actually do
think it's -- this example should be set as
something even -- I mean, you obviously have
your regulations as far as how you can open and
what the process is. I think that even
before -- part of that process is whether or not
the exact same brands are being carried by
someone who already opened a shop in Greenport.
And the Dowlings realized that there was a niche
in Greenport that was missing and took it upon
themselves to open this great shop. Everyone in
the Village knows them, and it's a rain on a
parade. That's my two cents.

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MRS. DOWLING: I just wanted to mention
that, and I did say so before --

CHAIRMAN JAUQUET: What is your shop
again? I'm sorry.

MRS. DOWLING: One Love Beach.

CHAIRMAN JAUQUET: Oh, you're Chris -- I'm
sorry. Okay.

MRS. DOWLING: Yes, that's me.

CHAIRMAN JAUQUET: I had never met you.

MRS. DOWLING: Chris and I had gone down
and talked to Chris and Stacy at Flying Point
and we are in the process of talking about that exact thing. And again, and I said it before, that the conversation was encouraging.

CHAIRMAN JAUQUET: So what's your --

MR. ZUCCHERO: There's 800 brands to choose from, so I don't really think that I need to really carry a lot of things that they carry. So, if we want to like do this type of thing, that's fine, I have no problem with it.

MS. MUNDUS: Mark, I encourage you to join the -- you know, the community of merchants, because it's really -- Greenport is --

MR. ZUCCHERO: I would love to. I have so much to say.

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MS. MUNDUS: It's a lot about accountability and what Sag Harbor used to be 30 years ago, and, you know, a rising tide lifts all boats.

MR. ZUCCHERO: In Southampton, I carried a brand called Letarte, women's really high end bikinis, so they're selling to me, and they
opened a store on Jobs Lane. So there's no real, like, love and war, they want bottom lines. Everything is made in China. No one really cares about anyone. They want to get their commission.

So the thing that we have to do is come together and create things that are a little different and not be like that. Because I called the rep and the rep said, "I don't care. I don't get commission on it. I can't do anything to protect you." And that's -- that was how my phone call ended, because --

CHAIRMAN JAUQUET: And that was a particular line?

MR. ZUCCHERO: Yeah, it was a particular bikini line where we sold in Southampton pretty well, and they opened their own store on Jobs Lane, which is on -- around the corner from Main Street where I am.

CHAIRMAN JAUQUET: Yeah, I know.

MR. ZUCCHERO: And no one cares.
MR. DOWLING: But some do.

MR. ZUCHERO: I care, and I think it's a thing like that we can work out together based on what issues that we have, because I feel like there's enough brands to go around, if you look at the whole big picture.

MR. DOWLING: There are, yeah. But some reps do care about their product and ask to be pulled from the store --

MR. ZUCHERO: That's true.

MR. DOWLING: -- and have.

CHAIRMAN JAUQUET: Well, then that should be the thing that you guys work -- I don't know if this is --

MS. MUNDUS: Well, this is about ethics, really.

MR. DOWLING: Yeah.

CHAIRMAN JAUQUET: I know, but still --

MS. MUNDUS: It's sort of outside the scope of the Planning Board.

CHAIRMAN JAUQUET: But still, you know, it could mean the difference between an original
shop in town that's interesting and one that
is -- you see everywhere. And, you know,
that -- you know, I don't know.

MRS. RULE: Can I stay something? I am
Stacy Rule, I'm Chris' wife. We're going to be
managing it together.

I think that we will work something out, I
really do, and I think it can be a different
thing. I think we're all going to be okay. We
had a lot of people who came in already and
said, "This is different, we needed something
like this." And I have been to your store, but
my impression was that it was a little bit
different, and that, you know, there is --
people said, "Oh, it's nice to have this on the
North Fork." So I don't know -- I know we're
both surf shops, but I think that there's a way
to -- it seems already a little different from
what I'm -- from the feedback that I've heard,
from even the, you know, next door and the
people on our side of, you know, the street who
have probably been at your store. So it seems
like there's room there. I think it's all -- it
will be okay.
MS. MUNDUS: You have a great opportunity, because you have a lot of members -- you have people who sit on the BID, Business Improvement District Board right here. After the meeting, you guys should get together and try to work it out, because, like I said, a rising tide lifts all boats, rather than just forging ahead.

MRS. RULE: That's right. I think the other -- the people around us who came and welcomed us when we were working there already seem to be -- have that mentality, that it's going to lift things up and it will be a good thing. So that what we're hoping. We're not trying to step on any toes.

MS. MUNDUS: Good luck to you both.

CHAIRMAN JAUQUET: Anyone else have anything to say about it?

MS. RICHARDS: Margaret Richards, 415 Kaplan Avenue.

I don't have any business interests or whatnot, I'm just interested in our code being
followed and enforced when necessary. But the comment that I have is I have been coming to meetings like this since having an issue next door to myself. And I have seen other Planning Boards -- Butta Cakes was reviewed for how many bakeries were in the Village, Ralph's was reviewed for how much ice cream was in the Village. So saying that you have no purview over competing businesses doesn't sound right to me when I've seen it done before.

CHAIRMAN JAUQUET: What did they do?

MS. RICHARDS: They were told they could only have a certain type of business, because we're already saturated.

CHAIRMAN JAUQUET: The Planning Board did that --

MS. RICHARDS: Yes.

CHAIRMAN JAUQUET: -- at one point?

MS. RICHARDS: Yes. So that's the only issue I wanted to bring up.

CHAIRMAN JAUQUET: Did they do that?
MS. MUNDUS: The only one that I'm aware of is that there -- the ice cream stores weren't providing enough of their own garbage cans, and there was sticky ice cream all over the sidewalks and overflow from the garbage cans.

MS. RICHARDS: No, that's a different -- that's another issue. This is going back probably -- I think it might even be before Eileen was even around, but I was at meetings where saturation of the business was mentioned.

MS. MUNDUS: Thank you.

MR. DOWLING: I just have a question about the site plan. I could wait for Mark to come back, or you guys.

On the site plan, you just have to the front of the building, you don't have for that -- up to the curb, basically, before the sidewalk. But you have product all out on the -- this is off their Facebook page. You have product all out in front, so that's basically something that if you are going to have things
on the -- you know, that property is part of the site plan there. So if your product is on there, it would have to be on the site plan.

MS. MUNDUS: I need to look at the code for that.

MR. RULE: Okay. Should we resubmit that to you, then?

MR. DOWLING: I'm sorry?

MR. RULE: Should we resubmit that to you?

CHAIRMAN JAUQUET: Oh, we need to know what is allowed. Is this a picture of the store?

MR. DOWLING: Yeah, that's right off their Facebook page.

MR. ZUCCHERO: Yes, yes.

CHAIRMAN JAUQUET: In Greenport?

MR. DOWLING: Yup.

CHAIRMAN JAUQUET: How much frontage do you have, 20 -- what's this cut-away in front anyway, is that a --

MRS. RULE: It's like a porch.
MR. DOWLING: That's a glass case there, I think. I don't know if that's part of the building or not.

CHAIRMAN JAUQUET: This says 22-and-a-half feet.

MR. DOWLING: Yours says; mine doesn't.

MS. WINGATE: Yes.

CHAIRMAN JAUQUET: But the building itself is something less than that.

MS. WINGATE: There's a little storage room or something.

CHAIRMAN JAUQUET: Right on the frontage?

MS. WINGATE: Right on the front.

CHAIRMAN JAUQUET: What is it, a door?

MS. WINGATE: It could have been a stair or --

CHAIRMAN JAUQUET: Oh, I see, I see.

MR. DOWLING: So it's basically part of the building, but it's not part of the store space?
MS. WINGATE: Exactly.

CHAIRMAN JAUQUET: Is there a door there?

MS. WINGATE: There is a door there.

CHAIRMAN JAUQUET: And what's that door used for? Is this merchandise blocking the door?

MR. DOWLING: Is there a door up to the space upstairs there, is that what it is?

MRS. RULE: There is. The Haitian gallery that was in the space before us, they're still working out of that upstairs.

CHAIRMAN JAUQUET: But your merchandise isn't in front that door?

MRS. RULE: No.

CHAIRMAN JAUQUET: Okay.

MR. DOWLING: But it's on the sidewalk on that curb there.

CHAIRMAN JAUQUET: So, Eileen, what's the --

MRS. RULE: It's a porch, it's not the sidewalk.
CHAIRMAN JAUQUET: Yeah, okay.

MS. WINGATE: It's a step up.

CHAIRMAN JAUQUET: Right. What is -- what's the Village Code for outdoor merchandise?

MR. DOWLING: Well, it's got to be on their own property, I know that.

MS. WINGATE: We don't really have anything on the books.

MR. PROKOP: It can't be here. The answer is it can't be here.

MR. BURNS: Can't be on Village property.

MR. DOWLING: Right.

MR. PROKOP: It can't be Village property.

CHAIRMAN JAUQUET: Is that Village property?

MS. WINGATE: I know there are several stores that put stuff out.

MR. DOWLING: But that step up, is that part of their property, or is it part of the Village?

MS. WINGATE: It's not Village.

MR. DOWLING: Okay.

MS. WINGATE: Once you step up, it's private property.

MR. PROKOP: Well, if it's private
property, we don't have anything to say.

MR. DOWLING: It's just not on the site plan, that's all.

CHAIRMAN JAUQUET: What did you say, Joe?

MR. PROKOP: If it's private property, I'm not sure that we have anything to say. I'll take a look at the site and we'll talk to Eileen.

I just wanted to make sure you're aware. I thought I heard that the hours were going to be 10 to 6, but the letter that we have from the owner says that the hours are going to be 10 to 10.

MRS. RULE: That's in the summer. He was talking about winter.

MR. ZUCCHERO: Ten to 6, I was talking about year-round, September, October, November, December and January.

MR. PROKOP: I thought you said year-round, that's what I thought. So I just wanted to make sure there wasn't -- that the Board was clear and that it's going to be 10 to
CHAIRMAN JAUQUET: In the summer, what's the definition of "summer"?

MR. ZUCCHERO: Memorial Day to Labor Day.

CHAIRMAN JAUQUET: So your hours change --

MR. ZUCCHERO: Yes.

CHAIRMAN JAUQUET: -- Memorial weekend.

And they --

MR. ZUCCHERO: Labor Day weekend, I go to -- I go to 10 to 7 in all my other stores, and then in the dead of winter, I go 10 to 6.

CHAIRMAN JAUQUET: Okay.

MR. ZUCCHERO: As the business slowly plummets.

CHAIRMAN JAUQUET: So that what you're saying, it would vary?

MR. ZUCCHERO: Yes.

CHAIRMAN JAUQUET: So --

MR. DOWLING: So having all, you know, the product out there is different than the rest of the -- sorry. I'm just commenting on the
Just the product out front is different than the other stores, they don't have a lot of product out there.

MR. ZUCHERO: I have some product, a lot of product in front of my Southampton store, because I go right up to the Village sidewalk.

MR. PROKOP: That would probably be a problem.

CHAIRMAN JAUQUET: Yeah, I'm thinking that.

MR. PROKOP: I mean, legally, I don't know what the story is, but just from -- in terms of the Planning Board, that would -- if you created something like you have in Southampton, that would probably be a problem, you know, just because of the clutter.

MR. ZUCHERO: In Greenport, we were just looking to put a couple of chairs out front, and then I bought some plants to make it look pretty. It's kind of dead on that end of the road, so I'm trying to breathe a little bit of
life into it. They kind of don't go all the way up there.

CHAIRMAN JAUQUET: What do you mean "up there"?

MR. ZUCCHERO: North Main Street.

MS. MUNDUS: The BID is already working on that. You should really get involved and talk with the BID people, because they already have a development plan to try to get people up North Main Street.

MR. ZUCCHERO: I would love it.

MS. MUNDUS: Yeah. And you're right, a lot of it has to do with the color, and flash and signage, and make it interesting for people.

MR. ZUCCHERO: I mean, you got to make it look a little pretty, and if you got to spend a few hundred dollars on plantings, you got to spend a few hundred dollars on plantings. If you put two nice trees and some nice beach chairs on the sidewalk, it's going to make it a little more inviting.
CHAIRMAN JAUQUET: So the area that's the step up to the glass, that's --

MR. ZUCCHERO: You want me to up come up and look?

MS. MUNDUS: Yeah. That part should probably be on your site plan here.

MR. DOWLING: It's just not on your site plan.

MS. MUNDUS: That's all we're saying. Is it -- your site plan ends with the window display, and then you packed all your stuff onto the step as part of your store.

MR. ZUCCHERO: Okay. Do you want me to put that there?

CHAIRMAN JAUQUET: Well, it should be on there, you know, because you don't -- you should, you know, like --

MR. ZUCCHERO: Show that?

CHAIRMAN JAUQUET: If somebody has a table and an umbrella right outside their restaurant, we require them to put --
MR. ZUCCHERO: Got it.

CHAIRMAN JAUQUET: -- that specific number of tables and the umbrellas. So if you're going to -- you should draw in your --

MR. ZUCCHERO: Okay. You can draw; I can't draw.

CHAIRMAN JAUQUET: Well, you should -- I'm not going to do it. You have to do it on here.

MR. ZUCCHERO: Okay.

CHAIRMAN JAUQUET: So like reduce that and put --

MR. BURNS: That end of Main Street has always been dead.

MR. ZUCCHERO: Yeah. That's why I'm trying to bring it back to life. That's why --

CHAIRMAN JAUQUET: You have to indicate this.

MR. ZUCCHERO: -- I need every day to be open, to make enough money to cover, to stay to make -- bring more business down to the end, because the restaurant across the street's
closed. The pizza place isn't open, that's
closed. Emelio's is kind of dead, so --

   MS. MUNDUS: That's because these are all
seasonal businesses. That's what all these
people were saying.

   MR. ZUCCHERO: Right.

   MS. MUNDUS: They're really struggling to
make it and --

   MR. ZUCCHERO: Right, I get it.

   MS. MUNDUS: That's what they're saying.

   MR. ZUCCHERO: The whole business
structure is a struggle.

   MS. MUNDUS: Right.

   MR. ZUCCHERO: I mean --

   MS. MUNDUS: So for you to say that you
need an exception, because --

   MR. ZUCCHERO: No, I'm not saying --

   MS. MUNDUS: -- you've trying to liven up
what they're not able to do, there's no logic to
that.

   MR. ZUCCHERO: I'm not saying that. I
don't need any special --

   MS. MUNDUS: Right.

   CHAIRMAN JAUQUET: But redo this.
MR. ZUCCHERO: Okay.

CHAIRMAN JAUQUET: Show the --

MR. ZUCCHERO: The porch.

CHAIRMAN JAUQUET: You know, if this is where the glass is, put that there.

MR. ZUCCHERO: Okay.

CHAIRMAN JAUQUET: Put the step-up portion, and then label the sidewalk, and then indicate, you know --

MR. ZUCCHERO: Village, yeah.

MR. DOWLING: What is going to be on the site.

CHAIRMAN JAUQUET: Some of these chairs and these two bins at least --

MR. ZUCCHERO: Okay.

CHAIRMAN JAUQUET: -- on here and where they go. And whatever the space, try to indicate what space is -- because that could be problematic. You know, if this is too close there, people are going to trip and fall over that when they're not looking.

MR. ZUCCHERO: Yeah, I don't put anything
It's a pretty good land down there.

CHAIRMAN JAQUET: This space between there and there, you know.

MR. ZUCHERO: Yeah. Okay.

CHAIRMAN JAQUET: This is -- this belongs to the landlord, right?

MR. ZUCHERO: Yeah.

CHAIRMAN JAQUET: Yeah, okay.

MR. ZUCHERO: He's not the sweetest guy either.

MS. MUNDUS: Yeah, they just should be on the site plan, that's all.

CHAIRMAN JAQUET: That has to be on here.

MR. ZUCHERO: Okay. So I'll bring that next week, or you want it before?

CHAIRMAN JAQUET: Well, you got to bring it to her.
MR. ZUCCHERO: Okay.

CHAIRMAN JAUQUET: To Eileen.

MR. ZUCCHERO: Okay.

CHAIRMAN JAUQUET: And then we get it before the meeting.

MR. ZUCCHERO: Okay. Everything else look okay?

CHAIRMAN JAUQUET: Is this the inside of the --

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MR. ZUCCHERO: I don't think he really carries this type of stuff.

MR. DOWLING: That's what you submitted to us.

MR. ZUCCHERO: Oh, that's not really the beachy stuff.

CHAIRMAN JAUQUET: Is this from a different store?

MR. ZUCCHERO: Yeah, this is from Southampton.

MR. DOWLING: This is the pictures of the inside of the store right now, is what they put on the Facebook page.
CHAIRMAN JAUQUET: This is the one in Greenport?

MR. ZUCCHERO: Yeah. The floors are nice. The ceiling is disgusting. I had to paint it, it was black. It looked like a nightclub.

CHAIRMAN JAUQUET: I think I've seen that.

MR. ZUCCHERO: The floors are nice, so they got a little bit of charm.

CHAIRMAN JAUQUET: Okay. All right.

MR. ZUCCHERO: Okay.

MS. MUNDUS: Thank you.

MR. ZUCCHERO: Thank you.

CHAIRMAN JAUQUET: All right. Is there anybody else that wants to speak?

(No response.)

CHAIRMAN JAUQUET: Item #4, motion to schedule the regular meeting on June 5th, 2014. Anybody want to second that?

MR. BURNS: Second.

CHAIRMAN JAUQUET: All in favor?

MR. BURNS: Aye.
Number 5, a motion to accept the minutes for the following: The May 1st, 2014 regular meeting. All in -- anybody second the motion?

MR. DOWLING: Second.

CHAIRMAN JAUQUET: All in favor?

MR. BURNS: Aye.

MR. DOWLING: Aye.

MS. MUNDUS: Aye.

CHAIRMAN JAUQUET: Aye.

Number 6, a motion to adjourn.

MR. BURNS: Second.

CHAIRMAN JAUQUET: All in favor?

MR. BURNS: Aye.

(Whereupon, the meeting was adjourned at 6:30 p.m.)
CERTIFICATION
STATE OF NEW YORK )

) SS:

COUNTY OF SUFFOLK )

I, LUCIA BRAATEN, a Court Reporter and
Notary Public for and within the State of New
York, do hereby certify:

THAT, the above and foregoing contains a
true and correct transcription of the
proceedings taken on May 29, 2014.

I further certify that I am not
related to any of the parties to this action by
blood or marriage, and that I am in no way
interested in the outcome of this matter.

IN WITNESS WHEREOF, I have hereunto
set my hand this 16th day of June, 2014.

__________________
Lucia Braaten