

VILLAGE OF GREENPORT

COUNTY OF SUFFOLK : STATE OF NEW YORK

-----x

ZONING BOARD OF APPEALS

REGULAR SESSION

-----x

Station One Firehouse

236 3rd Street

Greenport, NY 11944

November 15, 2002

6:00 p.m.

B E F O R E:

JOHN SALADINO - CHAIRMAN

DINNIE GORDON - MEMBER

SETH KAUFMAN - MEMBER

JACK REARDON - MEMBER

DENA ZEMSKY - MEMBER

ALSO IN ATTENDANCE:

ROBERT CONNELLY - VILLAGE ATTORNEY

MICHAEL NOONE - CLERK TO THE BOARD

ALEX BOLANOS - ENFORCEMENT OFFICER

1 (The meeting is called to order at 6:02 p.m.)

2 CHAIRMAN SALADINO: Good evening, folks.
3 This is the Village of Greenport Zoning Board of
4 Appeals regular meeting.

5 Item No. 1 is the Motion to accept the
6 Minutes of the October 20th, 2022, Zoning Board of
7 Appeals meeting. So moved.

8 MEMBER GORDON: Second.

9 CHAIRMAN SALADINO: All in favor?

10 MEMBER KAUFMAN: Aye.

11 MEMBER GORDON: Aye.

12 MEMBER ZEMSKY: Aye.

13 MEMBER REARDON: Aye.

14 MEMBER GORDON: Could I make a comment
15 about the Minutes?

16 CHAIRMAN SALADINO: Sure.

17 MEMBER GORDON: There is, on page 22 of
18 last month's meeting, there is a statement by the
19 lawyer, Counsel Connelly, that I think is not right.
20 It says: Something would get to you without being
21 ready for a public hearing. But obviously that is
22 not always, can't always happen. But I think he
23 means something would get to you ready for a public
24 hearing.

25 CHAIRMAN SALADINO: What's the context?

1 MEMBER GORDON: The context is about a
2 desirable process for bringing the application to us
3 for acceptance and review, and I think you were
4 talking about, you said, it's up to the higher
5 powers that be. Ideally, something would get to you
6 without being ready for a public hearing. You
7 couldn't have said that.

8 MR. CONNELLY: Right. Something should
9 get to the Board ready for public hearing, but
10 sometimes that doesn't happen.

11 MEMBER GORDON: Right. So it should
12 either say something should get to you without --
13 no, but still, it says "without being ready." So if
14 you just take out the words "without being," then it
15 says something would get to you ready for a public
16 hearing. I just, since it's the opposite of what I
17 think you said, I thought I should bring it up.

18 MR. CONNELLY: I appreciate that.

19 CHAIRMAN SALADINO: Item No. 2 is a
20 Motion to schedule the next Zoning Board of Appeals
21 meeting for December 20th, 2022, at 6:00 PM, at the
22 Station One Firehouse, Third and South Streets,
23 Greenport, New York 11944. So moved.

24 MEMBER REARDON: Second.

25 CHAIRMAN SALADINO: All in favor?

1 MEMBER KAUFMAN: Aye.

2 MEMBER GORDON: Aye.

3 MEMBER ZEMSKY: Aye.

4 MEMBER REARDON: Aye.

5 CHAIRMAN SALADINO: And I vote aye.

6 Item No. 3, is 440 First Street. This
7 public hearing has been cancelled and it's at the
8 request of the applicant. And after we do the rest
9 of the stuff on, I believe after we do the rest of
10 the stuff on this agenda, we'll talk about
11 scheduling a future date, okay? So moved.

12 Is that okay?

13 MEMBER KAUFMAN: Yes.

14 CHAIRMAN SALADINO: Item No. 4 is 446
15 Sixth Street. This is a public hearing regarding
16 the area variances applied for by Anne Pettibone and
17 Robert Riccobono.

18 The applicants propose to add a 5'x10'
19 deck on the rear side of the property, as well as
20 new windows and doors on the rear elevation of the
21 property. This property is located in the R-2 (One
22 and Two-Family Residential District).

23 There are some -- I'll read them. The
24 plan shows a front yard setback of 27'2". This
25 would require an area variance of 2'10".

1 The plans show a side yard setback of
2 2'8" and this would require an area variance of
3 7'4".

4 This plan shows a combined side yard
5 setback of 17'9", and this would require an area
6 variance of 7'3".

7 The plan also shows an accessory
8 building with a setback of 1'4" from the property
9 line. This would require an area variance of 3'8".

10 The SCTM# is 1001-6-3-10.

11 Is the applicant here?

12 MS. SAMUELS: Yes.

13 CHAIRMAN SALADINO: Do you want to tell
14 us something?

15 MS. SAMUELS: Yes.

16 CHAIRMAN SALADINO: Just tell us your
17 name and address for the stenographer, please.

18 MS. SAMUELS: My name is Kay Samuels,
19 I'm the applicant.

20 I think as we saw today, the deck
21 itself is 5'x10'. It's not located in the setback,
22 and it shouldn't disturb any other square footages
23 of the overall building itself. Just the deck as it
24 stands on the side of the building.

25 CHAIRMAN SALADINO: Okay, do any of the

1 members have any questions for the applicant?

2 MEMBER GORDON: I'm curious. Was this a
3 pre-existing nonconforming building? It appears to
4 have been a pre-existing nonconforming building.

5 So what we are doing here is making it
6 conforming? Or -- I don't understand. Nothing --
7 you say nothing is going to be changed of the basic
8 structure, and I believe you, but I don't really
9 understand why we are making a judgment on a
10 structure that has already been approved, or not
11 approved, because it happened before the zoning code
12 affected it.

13 MS. SAMUELS: So, the disapproval
14 letter basically stated that, you know, the building
15 itself had to be legalized since it was in the
16 setback on those three or four sides, as mentioned
17 previously. So, and since, you know, the deck is
18 increasing the nonconformity of the building in a
19 certain respect, since we are adding square footage
20 on, although exterior, we needed to legalize the
21 entire building, since it was nonconforming.

22 MEMBER GORDON: I guess I have a
23 question for the housing department. Will this, if
24 we approve this, will it no longer be a pre-existing
25 nonconforming building?

1 EO BOLANOS: It will be conforming.

2 Everything will be legitimized on it.

3 MEMBER GORDON: Okay.

4 CHAIRMAN SALADINO: You good?

5 MEMBER GORDON: Yes.

6 CHAIRMAN SALADINO: Thank you. Is there
7 anyone from the public that would like to speak?

8 MS. WADE: Randy Wade, Sixth Street. I
9 totally support the changes, and they are so minor,
10 you should all be so lucky to have such a lovely
11 neighbor. Thank you.

12 CHAIRMAN SALADINO: Wait. To the north
13 or to the south?

14 MS. WADE: The north.

15 (Board members/audience laughter).

16 CHAIRMAN SALADINO: Randy, I'm only
17 kidding.

18 Okay, I'm going to -- would anybody
19 else from the public like to speak?

20 (No response).

21 I apologize jumping the gun here.

22 I'll make a motion that we close this
23 public hearing.

24 MEMBER ZEMSKY: Second.

25 CHAIRMAN SALADINO: All in favor?

1 MEMBER KAUFMAN: Aye.

2 MEMBER GORDON: Aye.

3 MEMBER ZEMSKY: Aye.

4 MEMBER REARDON: Aye.

5 CHAIRMAN SALADINO: And I'll vote aye.

6 We'll discuss that in a couple of

7 seconds.

8 Right now is Item No. 5. This is 117

9 Main Street. This is a Motion to accept the

10 application, to schedule a public hearing and

11 possible site visit for the area variance applied

12 for by Gustavo Acero on behalf of Encanto Crepes

13 LLC.

14 Is the applicant here?

15 (No response).

16 The applicant proposes to add a 2'x2'

17 PVC sign and to replace existing signage. As per

18 Village Code 150-15L. (4), the code limits sign size

19 to two square feet. This would require an area

20 variance of two square feet. The property is

21 located in the Waterfront Commercial District and is

22 also located in the Historic District.

23 The SCTM# is 1001-5-4-35.2.

24 I don't know what "Item" means after

25 that. And the applicant is not here? There's no

1 applicant for this?

2 (No response).

3 CHAIRMAN SALADINO: I have a couple of
4 concerns about this application. I would ask the
5 members also, I thought if the applicant was here we
6 could discuss it, perhaps reach a compromise to kind
7 of get it off our plate. But since he's not here,
8 and -- do you have an application for this?

9 MEMBER GORDON: Yes.

10 CHAIRMAN SALADINO: I don't have an
11 application. Okay, what are we thinking?

12 MR. NOONE: Do you want to see a copy?

13 (Handing).

14 I believe the applicant was supposed to
15 appear before the Zoning Board last month, and
16 couldn't make it. I'm not sure if this is a
17 question of miscommunication, I told the applicant.
18 He knew he was to appear this month.

19 CHAIRMAN SALADINO: Thank you. I
20 remember he asked that his public hearing be
21 adjourned. He couldn't -- not his public hearing.
22 His application, be put on hold until he could
23 appear. He's on the agenda. I thought he would be
24 here. But, I'm --

25 MEMBER GORDON: I would like to ask a

1 question that maybe you have the answer to, or maybe
2 the Building Department does.

3 If what is needed is two more feet, are
4 we talking about one foot on one side of the sign
5 and one foot on the other side?

6 CHAIRMAN SALADINO: I think what we are
7 looking for is for a sign, for an irregular-shaped
8 sign, the code says, that you enclose it in the
9 largest rectangle. So the rectangle -- I did the
10 math someplace -- the rectangle would be to enclose
11 it. The rectangle would, it would double the size
12 of the permitted sign. It's a two-sided sign. It
13 would double the size of the permitted sign.

14 If the applicant was here and we could
15 talk to him and the sign -- for the people in the
16 audience, the sign is a circle -- so if we could
17 reduce the diameter of the circle two inches, the
18 sign would basically be legal, and it would not have
19 to come in front of us.

20 Aside from all that, you know, I
21 thought we could get out from under this
22 application, but apparently not.

23 I have a problem with the application,
24 we have no EAF for it, and also it's an LLC. And
25 normally we require that they list the members of

1 the LLC just so there is no conflict of interest
2 with Members of the Board, in case, you know, we
3 know somebody or do business with somebody on that
4 LLC.

5 So I would appreciate some thoughts
6 from the members. My inclination is that we hold
7 this application over to next month. But, I'm open.

8 MEMBER GORDON: Is it not possible to
9 ask the Building Department to deal with it?

10 I mean --

11 CHAIRMAN SALADINO: To deal with what,
12 the request?

13 MEMBER GORDON: Well, you say that if it
14 were two inches, if it were two inches smaller, it
15 would conform. I wonder if this is worth our time.

16 CHAIRMAN SALADINO: I don't know. We
17 are supposed to be here at six o'clock Tuesday
18 night. I mean, you know, we're here.

19 I would rather not put our work on to
20 the Building Department. If the applicant wants to
21 listen to the suggestion or tell us no -- he has the
22 right to appeal. We have a notice of disapproval.
23 He has the right to appeal. If he's willing to
24 compromise, we could put it all to bed, but since
25 he's not here.

1 MEMBER GORDON: Will we have a site
2 visit to see the sign?

3 CHAIRMAN SALADINO: There is no sign.
4 The last time -- without getting too involved in
5 this -- the last time we had an application from a
6 business that is in the immediate proximity of this
7 business, for a like sign, that applicant brought
8 the sign with her. So this applicant, before he
9 gets permission to hang that sign, he can't hang it.
10 So he would have to bring it here.

11 I think we should only concern
12 ourselves with the dimensions. The sign itself, I
13 think this is in the Historic District, I think it
14 would have to go to the Historic. They would
15 decide. Here it is. They would decide if it's
16 appropriate or not. I have no opinion about the sign
17 itself except that it's too big.

18 So my suggestion, or my inclination, is
19 to put this application on hold, to put it on next
20 month's agenda and we'll make sure that the
21 applicant is notified. What do we think?

22 MEMBER KAUFMAN: I agree. I think the
23 main question is why do you need to make it larger.
24 If the code says two square feet. That's what we
25 need him here to ask, to see what he has to say.

1 know that.

2 MEMBER KAUFMAN: The notice said
3 two-square feet, right? So you could do the math
4 and figure out --

5 MEMBER REARDON: They know it already,
6 otherwise they would not be here.

7 MEMBER KAUFMAN: Yes, it's really just,
8 you know, power squared, so.

9 CHAIRMAN SALADINO: Well, a circle. I
10 thought it was a square, so.

11 I'm sure they are going to know that we
12 are not acting on this tonight. I believe the
13 Building Inspector will be their contact. He could
14 let them know what happened here tonight. They can
15 either ask for us to accept this application and/or
16 agree with the suggestion.

17 But the one thing I will say, that
18 maybe the Building Department can, is we are going
19 to need a couple of things. We are going to need
20 the names of the people that are part of the LLC,
21 and we are going to need an EAF from them. We don't
22 have an EAF. Do you have one?

23 MEMBER GORDON: No.

24 CHAIRMAN SALADINO: We are going to need
25 an EAF, and Environmental Assessment Form.

1 Can anybody think of anything else?

2 (Negative response).

3 MEMBER REARDON: They need to come and
4 make their justification.

5 CHAIRMAN SALADINO: And a good
6 suggestion would be to bring the sign.

7 So, I'm going to make a motion that we
8 put this application off until next month, with
9 those requests being forwarded to the applicant. So
10 moved.

11 MEMBER GORDON: Second.

12 CHAIRMAN SALADINO: All in favor?

13 MEMBER KAUFMAN: Aye.

14 MEMBER GORDON: Aye.

15 MEMBER ZEMSKY: Aye.

16 MEMBER REARDON: Aye.

17 CHAIRMAN SALADINO: And I'll vote aye.

18 Item No. 6 is a Discussion and possible
19 motion on the area variances applied for by Anne
20 Pettibone and Rocco Riccobono on the property
21 located at 446 Sixth Street, Greenport, New York
22 11944.

23 The SCTM# remains the same at
24 1001-6-3-10.

25 Folks, do you have anything to say

1 about this?

2 MEMBER GORDON: It's a very small piece.
3 It's a sizeable lot. Large enough lot. I would be
4 in favor of moving right to the questions.

5 MEMBER KAUFMAN: I agree. I don't think
6 there is anything, any problems with this. It's
7 small and it's outdoors, you know, it's very small.
8 It doesn't really change any character or anything.

9 CHAIRMAN SALADINO: The deck.
10 Absolutely. I think the deck is almost a non-issue.
11 But, Jack, anything?

12 MEMBER REARDON: No, I'm ready to roll.

13 CHAIRMAN SALADINO: I'm going to make a
14 motion that the Zoning Board declare itself lead
15 agency for the purposes of SEQRA. So moved.

16 MEMBER REARDON: Second.

17 CHAIRMAN SALADINO: I make a motion that
18 this is a Type II action. So moved.

19 MEMBER KAUFMAN: Second that.

20 CHAIRMAN SALADINO: All in favor?

21 MEMBER KAUFMAN: Aye.

22 MEMBER GORDON: Aye.

23 MEMBER ZEMSKY: Aye.

24 MEMBER REARDON: Aye.

25 CHAIRMAN SALADINO: And I'll vote aye.

1 All right, the Zoning Board has a
2 balancing test that we do, that we are required to
3 do, and we'll do that now.

4 The first question in this balancing
5 test is whether an undesirable change will be
6 produced in the character of the neighborhood, or a
7 detriment to nearby properties will be created by
8 the granting of this area variance. Dena?

9 MEMBER ZEMSKY: I don't see that as an
10 issue, so, no.

11 CHAIRMAN SALADINO: Seth?

12 MEMBER KAUFMAN: No.

13 MEMBER GORDON: No.

14 CHAIRMAN SALADINO: Jack?

15 MEMBER REARDON: No.

16 CHAIRMAN SALADINO: And I'll vote no.

17 Whether the benefit sought by the
18 applicant can be achieved by some method feasible
19 for the applicant to pursue, other than an area
20 variance. Dena?

21 MEMBER ZEMSKY: No.

22 CHAIRMAN SALADINO: Seth?

23 MEMBER KAUFMAN: No.

24 MEMBER GORDON: No.

25 MEMBER REARDON: No.

1 CHAIRMAN SALADINO: And I'll vote no.
2 Whether the requested area variance is
3 substantial.

4 MEMBER ZEMSKY: No.

5 MEMBER KAUFMAN: No.

6 MEMBER GORDON: No.

7 MEMBER REARDON: No, it's not.

8 CHAIRMAN SALADINO: And I'll vote no
9 also.

10 Whether the proposed variance will have
11 an adverse effect or impact on the physical or
12 environmental conditions in the neighborhood or
13 district.

14 MEMBER ZEMSKY: No.

15 MEMBER KAUFMAN: No.

16 MEMBER GORDON: No.

17 MEMBER REARDON: No.

18 CHAIRMAN SALADINO: And I'll vote no.

19 Whether the alleged difficulty was self
20 created, which consideration shall be relevant to
21 the decision of the Board of Appeals but shall not
22 necessarily preclude the granting of the area
23 variance.

24 Dena?

25 MEMBER ZEMSKY: No.

1 MEMBER KAUFMAN: No.

2 MEMBER GORDON: No.

3 MEMBER REARDON: No.

4 CHAIRMAN SALADINO: And I'll vote no.

5 We are not going to go through this for
6 each and every; we are going to take them
7 collectively?

8 MR. CONNELLY: Yes.

9 CHAIRMAN SALADINO: All right, I'm going
10 to make a motion that we approve the listed area
11 variances. So moved.

12 MEMBER KAUFMAN: Second.

13 CHAIRMAN SALADINO: All in favor?

14 MEMBER KAUFMAN: Aye.

15 MEMBER GORDON: Aye.

16 MEMBER ZEMSKY: Aye.

17 MEMBER REARDON: Aye.

18 CHAIRMAN SALADINO: And I'll vote aye.

19 Thank you.

20 Moving on --

21 MEMBER GORDON: There is not much to
22 move on to, right?

23 CHAIRMAN SALADINO: I did want to say
24 something about Item No. 3, about First Street and a
25 future date.

1 I'm not inclined to put a date to this
2 tonight without like hearing from --

3 MR. CONNELLY: It was adjourned because
4 a notice of public hearing didn't list all the
5 relief that was requested in the application. At
6 the tail end of the application, if this Board were
7 to find in favor of the applicant, then there would
8 be area variances that would be needed to legalize
9 the existing carriage house. So that was part of
10 the application.

11 That was not noticed in the public
12 hearing, so that's why, by the time we corrected the
13 public notice, it was too late to get it posted into
14 the Suffolk Times for this evening.

15 CHAIRMAN SALADINO: Was that -- I don't
16 have the application in front of me. I got tired of
17 carrying it around.

18 Was your request about area variances
19 included in the original application? I don't
20 remember it being in there.

21 MR. CONNELLY: It was in the amended
22 application. It was also in the amended notice of
23 disapproval from the Village. So that's why it can
24 go forward tonight because, like I said, the notice
25 of public hearing was already posted in the paper,

1 and it wasn't time to correct it.

2 CHAIRMAN SALADINO: All right, so this
3 evening we would have to schedule a new public
4 hearing.

5 MR. CONNELLY: Right.

6 CHAIRMAN SALADINO: The applicant would
7 be required to eventually stake out his property and
8 notify the neighbors because the mailings --

9 MR. CONNELLY: Right. I think we caught
10 the error in time before they sent out the mailings
11 to the neighbors.

12 CHAIRMAN SALADINO: So what public
13 notice did the neighbors get?

14 MR. NOONE: Since the process was
15 halted, I think perhaps that there were public
16 notices mailed out, or so I was told. We also
17 prepared a placard, both signs of the corner house,
18 for both sides of the house. But the process
19 stopped abruptly upon -- I send a letter to the
20 owner or the representative, or both, actually, and
21 I give a list of neighbors, and they have a pretty
22 good list of neighbors, they are a corner house, of
23 neighbors, and I explain about the placard and the
24 return receipt requested, and the public. And it
25 was so short, Rob can tell you, it was so shortly

1 after that that went to them, that they were
2 contacted. Rob?

3 MR. CONNELLY: I actually contacted Mr.
4 Prokop and I got involved later on in the process.

5 MR. NOONE: Yes, I know a lawyer was
6 contacted. So, as far as, it would not matter
7 anyway, I believe Rob can speak of this, you have to
8 send out new public notices anyway. The whole
9 process would have to begin again.

10 CHAIRMAN SALADINO: Well, that was
11 basically, there is going to be a new public notice
12 published in the newspaper.

13 MR. CONNELLY: Right.

14 CHAIRMAN SALADINO: There will be new
15 mailings.

16 MR. CONNELLY: Correct.

17 CHAIRMAN SALADINO: With the corrected
18 public notice.

19 MR. CONNELLY: Exactly.

20 CHAIRMAN SALADINO: And the applicant
21 would be notified of this Board's decision of the
22 time of the public hearing.

23 MR. CONNELLY: Yes.

24 CHAIRMAN SALADINO: And the site
25 inspection, what we would require for a site

1 inspection, right?

2 MR. CONNELLY: Yes.

3 CHAIRMAN SALADINO: So, I'm guessing we
4 could do that.

5 All right. So, folks, what do we
6 think? As far as the site inspection --

7 MR. CONNELLY: I don't know if there is
8 really anything to stake out. The carriage house is
9 --

10 CHAIRMAN SALADINO: Well, the
11 application is for, the applicant's contention that
12 it's two separate pieces of property. So I would
13 like to see the boundary. Can we ask him to mark
14 the boundary?

15 MR. CONNELLY: Yes, the property line,
16 sure.

17 CHAIRMAN SALADINO: So we'll ask him to
18 stake out the boundary. And it's tough not having
19 the application in front of me. And the carriage
20 house, what are we -- I honestly forgot what is
21 involved with the carriage house.

22 MR. CONNELLY: I believe it's just to
23 legalize.

24 CHAIRMAN SALADINO: The same footprint.

25 MR. CONNELLY: Same footprint. To

1 legalize it as a single-family residence.

2 CHAIRMAN SALADINO: So no increase in
3 footprint.

4 MR. CONNELLY: Right.

5 CHAIRMAN SALADINO: Okay, so we don't
6 need the carriage house, anything.

7 MR. CONNELLY: I wouldn't think so.

8 CHAIRMAN SALADINO: So all we need is
9 for him to stake out the property line.

10 Okay, can we make that request?

11 MR. CONNELLY: Yes. Sure.

12 CHAIRMAN SALADINO: And the last thing
13 would be a site inspection. Today's site inspection
14 was kind of darkish and chilly.

15 MEMBER KAUFMAN: What kind of Zoning
16 Chairman are you?

17 CHAIRMAN SALADINO: I'm a sissy Zoning
18 Chair. What can I tell you.

19 MEMBER KAUFMAN: Let the record
20 reflect.

21 (Board members laughing).

22 CHAIRMAN SALADINO: I'm an old guy that
23 gets cold.

24 I guess we would have to ask the
25 applicant's permission, since we are only looking at

1 a property line, if we could ask the applicant's
2 permission to trespass at like our convenience. We
3 all live close and, you know, if he staked out the
4 property line we would not have to set a four or
5 o'clock or three or o'clock or any o'clock site
6 inspection. We could just agree.

7 MR. CONNELLY: He gives owners's
8 authorization with the application.

9 CHAIRMAN SALADINO: To trespass? We've
10 never gone to an owner's property or an applicant's
11 property without asking permission first.

12 MR. CONNELLY: I can request that --

13 CHAIRMAN SALADINO: Well, before you do
14 that, let's see if the members are okay with that.

15 MEMBER ZEMSKY: I guess if it fits our
16 schedule. Daylight is so scarce.

17 CHAIRMAN SALADINO: Well, that's what
18 I'm kind of thinking. It's a month from now. It
19 will be a month from now. It will be December 20th,
20 and we have from -- he has to put the placard out
21 ten days before?

22 MR. CONNELLY: Yes.

23 CHAIRMAN SALADINO: So he's going to be
24 at least notified, at a minimum. So we have those
25 ten days or two weeks to get there at our leisure.

1 What do we think? Or we can just set a --

2 MEMBER GORDON: Well, occasionally when
3 we make site visits, we ask questions of the owner
4 or the applicant, and we would not be able to do
5 that.

6 CHAIRMAN SALADINO: Actually, we are not
7 supposed to do that.

8 MEMBER GORDON: We're not supposed to
9 ask questions? No, I mean questions about what has
10 been staked out, where the boundaries are, and
11 actually in this case, I would think that would be a
12 relevant question.

13 MEMBER KAUFMAN: It's relevant facts,
14 what are we looking at. I think this would probably
15 benefit being done the same way as we have always
16 been doing. As much as I don't want to go earlier
17 in the day, I think we should probably just do it
18 the way we always do it.

19 CHAIRMAN SALADINO: I'm okay with either
20 way. I just thought it would be easier to go --

21 MEMBER KAUFMAN: I just think this would
22 benefit from a traditional approach.

23 CHAIRMAN SALADINO: Jack, what do you
24 think?

25 MEMBER REARDON: I benefit from a group

1 visit. I think we generate good questions and
2 interact with the homeowners better in that
3 situation, so that's what I would like to do.

4 MEMBER KAUFMAN: So, if it's the
5 shortest day of the year, we do it the day of the
6 meeting, then we've got to do it at like 3:00.

7 MEMBER REARDON: Sunset is 4:24 that
8 day.

9 CHAIRMAN SALADINO: How do you know
10 that?

11 MEMBER REARDON: We were talking about
12 it, so I looked it up.

13 MEMBER GORDON: The wonders of modern
14 technology.

15 CHAIRMAN SALADINO: I don't have a
16 problem, folks, either way. You know, whatever we
17 decide is fine with me.

18 So we are going to make the site visit
19 for December 20th. Is that a good day?

20 MR. NOONE: Yes.

21 CHAIRMAN SALADINO: December 20th. And
22 we are going to make the site visit for what time
23 did we say?

24 MEMBER REARDON: Well, I can make 4:00.
25 Is anybody else working that has an obligation?

1 MEMBER KAUFMAN: I can do that.

2 MEMBER GORDON: Four is fine with me.

3 CHAIRMAN SALADINO: Dena?

4 MEMBER ZEMSKY: Yes.

5 CHAIRMAN SALADINO: So we are going to
6 make the site visit for December 20th, at 4:00 PM,
7 and the request for the applicant will be the same,
8 just to mark the boundary, and I think that was it,
9 right?

10 (Board members affirmatively respond).

11 So that's that.

12 Item No. 6 -- did I forget something?

13 Because I forgot the mailings for the previous.

14 I'll admit it for the camera, I forgot to ask for
15 the mailings.

16 MR. NOONE: I have the mailings.

17 CHAIRMAN SALADINO: We have the
18 mailings. Well, I'm supposed to read them, but.

19 Item No. 7, is any other Zoning Board
20 of Appeals business that might properly come before
21 this Board. This is your chance, folks. This is
22 your shot. Anybody have any questions?

23 (Negative response).

24 CHAIRMAN SALADINO: Sometimes these
25 things are like rhetorical.

1 MS. WADE: Well, yes. Thanks, for
2 asking. Randy Wade, 6th Street, Greenport.

3 The Village Board has now, they have it
4 under consideration, to do a moratorium and revisit
5 the Waterfront Commercial Zone and maybe the
6 Commercial Retail Zone, and I don't know if they've
7 asked you for an opinion, but I think it would be
8 nice if you gave them an opinion that, of support,
9 for such a thing, and that you would like to be
10 involved in discussions about modifying the code,
11 since you guys are kind of experts now. Thanks.

12 CHAIRMAN SALADINO: Thank you, Randy.

13 To respond, no, the Board has not asked
14 for anything from the Zoning Board.

15 As far as our opinion, if you tune in
16 on Thursday nights you'll see that I don't have a
17 problem with offering my opinion, but I don't speak
18 for the Board.

19 And until the Village Board asks our
20 opinion, I think we are just going to sit it out.
21 That's my -- what do you guys think?

22 MEMBER KAUFMAN: I agree.

23 MEMBER GORDON: I agree.

24 CHAIRMAN SALADINO: Yes. So, and also
25 for us to offer an opinion, unlike the Planning

1 Board, the Planning Board is set up that it's their
2 job to offer opinions about the health, welfare,
3 safety of the Village. Our job is kind of like
4 spelled out in black and white. So if we offer an
5 opinion about something that later comes in front of
6 us, then we would have to recuse ourselves or we
7 would look, perhaps look biased.

8 So maybe it's best that the Zoning
9 Board doesn't offer an opinion. If they ask our
10 advice or opinion, we would be glad to give it to
11 them. Other than that. So that's that.

12 And Item No. 8 is motion to adjourn.

13 So moved.

14 MEMBER GORDON: Second.

15 CHAIRMAN SALADINO: All in favor?

16 MEMBER KAUFMAN: Aye.

17 MEMBER GORDON: Aye.

18 MEMBER ZEMSKY: Aye.

19 MEMBER REARDON: Aye.

20 Thank you, folks. Thank you, for
21 coming.

22 (The time noted is 6:38 p.m.)

23

24

25

C E R T I F I C A T I O N

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25

STATE OF NEW YORK)
) SS:
COUNTY OF SUFFOLK)

I, WAYNE GALANTE, a Notary Public in
and for the State of New York, do hereby certify:

THAT the within transcript is a true
record of the proceedings taken on November 15,
2022.

I further certify that I am not related
either by blood or marriage, to any of the parties
in this action; and.

THAT I am in no way interested in the
outcome of this matter.

WAYNE GALANTE

<p style="text-align: center;">A</p> <p>able 26:4</p> <p>abruptly 21:19</p> <p>Absolutely 16:10</p> <p>accept 2:5 8:9 14:15</p> <p>acceptance 3:3</p> <p>accessory 5:7</p> <p>Acero 8:12</p> <p>achieved 17:18</p> <p>acting 14:12</p> <p>action 16:18 31:14</p> <p>add 4:18 8:16</p> <p>adding 6:19</p> <p>address 5:17</p> <p>adjourn 30:12</p> <p>adjourned 9:21 20:3</p> <p>admit 28:14</p> <p>adverse 18:11</p> <p>advice 30:10</p> <p>affirmatively 28:10</p> <p>agency 16:15</p> <p>agenda 4:10 9:23 12:20</p> <p>agree 12:22 13:13 14:16 16:5 25:6 29:22,23</p> <p>ALEX 1:25</p> <p>alleged 18:19</p> <p>amended 20:21,22</p> <p>and/or 14:15</p> <p>Anne 4:16 15:19</p> <p>answer 10:1</p> <p>anybody 7:18 15:1 27:25 28:22</p> <p>anyway 22:7,8</p> <p>apologize 7:21</p> <p>apparently 10:22</p> <p>appeal 11:22,23</p> <p>Appeals 1:5 2:4,7 3:20 18:21 28:20</p> <p>appear 9:15,18,23</p> <p>appears 6:3</p> <p>applicant 4:8 5:11 5:19 6:1 8:14,16 8:25 9:1,5,14,17 10:14 11:20 12:7 12:8,21 15:9</p>	<p>17:18,19 20:7 21:6 22:20 26:4 28:7</p> <p>applicant's 23:11 24:25 25:1,10</p> <p>applicants 4:18</p> <p>application 3:2 8:10 9:4,8,11,22 10:22,23 11:7 12:5,19 13:2 14:15 15:8 20:5,6 20:10,16,19,22 23:11,19 25:8</p> <p>applied 4:16 8:11 15:19</p> <p>appreciate 3:18 11:5</p> <p>approach 26:22</p> <p>appropriate 12:16</p> <p>approve 6:24 19:10</p> <p>approved 6:10,11</p> <p>area 4:16,25 5:2,5 5:9 8:11,19 15:19 17:8,19 18:2,22 19:10 20:8,18</p> <p>Aside 10:20</p> <p>asked 9:20 29:7,13</p> <p>asking 25:11 29:2</p> <p>asks 29:19</p> <p>Assessment 14:25</p> <p>ATTENDANCE 1:22</p> <p>ATTORNEY 1:23</p> <p>audience 10:16</p> <p>authorization 25:8</p> <p>aye 2:10,11,12,13 4:1,2,3,4,5 8:1,2,3 8:4,5 15:13,14,15 15:16,17 16:21,22 16:23,24,25 19:14 19:15,16,17,18 30:16,17,18,19</p> <hr/> <p style="text-align: center;">B</p> <hr/> <p>B 1:15</p> <p>balancing 17:2,4</p> <p>basic 6:7</p> <p>basically 6:14 10:18 22:11</p>	<p>bed 11:24</p> <p>behalf 8:12</p> <p>believe 4:9 6:8 9:14 14:12 22:7 23:22</p> <p>benefit 17:17 26:15 26:22,25</p> <p>best 30:8</p> <p>better 13:3,5,6 27:2</p> <p>biased 30:7</p> <p>big 12:17</p> <p>bigger 13:3,6</p> <p>black 30:4</p> <p>blood 31:13</p> <p>Board 1:5,24 2:3,6 3:9,20 7:15 9:15 11:2 16:14 17:1 18:21 20:6 24:21 28:10,19,21 29:3 29:13,14,18,19 30:1,1,9</p> <p>Board's 22:21</p> <p>BOLANOS 1:25 7:1</p> <p>boundaries 26:10</p> <p>boundary 23:13,14 23:18 28:8</p> <p>bring 3:17 12:10 15:6</p> <p>bringing 3:2</p> <p>brought 12:7</p> <p>building 5:8,23,24 6:3,4,14,18,21,25 10:2 11:9,20 13:19 14:13,18</p> <p>business 11:3 12:6 12:7 28:20</p> <hr/> <p style="text-align: center;">C</p> <hr/> <p>C 31:1,1</p> <p>called 2:1</p> <p>camera 28:14</p> <p>cancelled 4:7</p> <p>carriage 20:9 23:8 23:19,21 24:6</p> <p>carrying 20:17</p> <p>case 11:2 26:11</p> <p>caught 21:9</p> <p>certain 6:19</p> <p>certify 31:8,12</p>	<p>Chair 24:18</p> <p>Chairman 1:16 2:2 2:9,16,25 3:19,25 4:5,14 5:13,16,25 7:4,6,12,16,25 8:5 9:3,10,19 10:6 11:11,16 12:3 13:1,11,15,17,22 13:25 14:9,24 15:5,12,17 16:9 16:13,17,20,25 17:11,14,16,22 18:1,8,18 19:4,9 19:13,18,23 20:15 21:2,6,12 22:10 22:14,17,20,24 23:3,10,17,24 24:2,5,8,12,16,17 24:22 25:9,13,17 25:23 26:6,19,23 27:9,15,21 28:3,5 28:17,24 29:12,24 30:15</p> <p>chance 28:21</p> <p>change 16:8 17:5</p> <p>changed 6:7</p> <p>changes 7:9</p> <p>character 16:8 17:6</p> <p>cheaper 13:7</p> <p>chilly 24:14</p> <p>circle 10:16,17 14:9</p> <p>CLERK 1:24</p> <p>close 7:22 25:3</p> <p>code 6:11 8:18,18 10:8 12:24 29:10</p> <p>cold 24:23</p> <p>collectively 19:7</p> <p>combined 5:4</p> <p>come 10:19 15:3 28:20</p> <p>comes 30:5</p> <p>coming 30:21</p> <p>comment 2:14</p> <p>Commercial 8:21 29:5,6</p> <p>compromise 9:6 11:24</p> <p>concern 12:11</p> <p>concerns 9:4</p>	<p>conditions 18:12</p> <p>conflict 11:1</p> <p>conform 11:15 13:21</p> <p>conforming 6:6 7:1</p> <p>Connelly 1:23 2:19 3:8,18 19:8 20:3 20:21 21:5,9 22:3 22:13,16,19,23 23:2,7,15,22,25 24:4,7,11 25:7,12 25:22</p> <p>consideration 18:20 29:4</p> <p>contact 14:13</p> <p>contacted 22:2,3,6</p> <p>contention 23:11</p> <p>context 2:25 3:1</p> <p>convenience 25:2</p> <p>copy 9:12</p> <p>corner 21:17,22</p> <p>correct 21:1 22:16</p> <p>corrected 20:12 22:17</p> <p>Counsel 2:19</p> <p>COUNTY 1:3 31:5</p> <p>couple 8:6 9:3 14:19</p> <p>created 17:7 18:20</p> <p>Crepes 8:12</p> <p>curious 6:2</p> <hr/> <p style="text-align: center;">D</p> <hr/> <p>darkish 24:14</p> <p>date 4:11 19:25 20:1</p> <p>day 26:17 27:5,5,8 27:19</p> <p>Daylight 25:16</p> <p>days 25:21,25</p> <p>deal 11:9,11</p> <p>December 3:21 25:19 27:19,21 28:6</p> <p>decide 12:15,15 27:17</p> <p>decision 18:21 22:21</p> <p>deck 4:19 5:20,23</p>
--	---	--	---	--

6:17 16:9,10
declare 16:14
Dena 1:20 17:8,20
 18:24 28:3
department 6:23
 10:2 11:9,20
 13:19 14:18
desirable 3:2
detriment 17:7
diameter 10:17
difficulty 18:19
dimensions 12:12
DINNIE 1:17
disapproval 6:13
 11:22 20:23
discuss 8:6 9:6
Discussion 15:18
discussions 29:10
district 4:22 8:21
 8:22 12:13 18:13
disturb 5:22
doing 6:5 26:16
doors 4:20
double 10:11,13

E

E 1:15,15 31:1
EAF 10:24 14:21
 14:22,25
earlier 26:16
easier 26:20
effect 18:11
either 3:12 14:15
 26:19 27:16 31:13
elevation 4:20
Encanto 8:12
enclose 10:8,10
ENFORCEMENT
 1:25
entire 6:21
environmental
 14:25 18:12
EO 7:1
error 21:10
evening 2:2 20:14
 21:3
eventually 21:7
Exactly 22:19
existing 8:17 20:9

experts 29:11
explain 21:23
exterior 6:20

F

F 1:15 31:1
facts 26:13
far 22:6 23:6 29:15
favor 2:9 3:25 7:25
 15:12 16:4,20
 19:13 20:7 30:15
feasible 17:18
feet 8:19,20 10:3
 12:24 14:3
figure 14:4
find 20:7
fine 27:17 28:2
Firehouse 1:8 3:22
first 4:6 17:4 19:24
 25:11
fits 25:15
folks 2:2 13:11
 15:25 23:5 27:16
 28:21 30:20
foot 10:4,5
footage 6:19
footages 5:22
footprint 23:24,25
 24:3
forget 28:12
forgot 23:20 28:13
 28:14
Form 14:25
forward 20:24
forwarded 15:9
four 6:16 25:4 28:2
front 4:24 10:19
 20:16 23:19 30:5
further 31:12
future 4:11 19:25

G

GALANTE 31:7
 31:21
generate 27:1
getting 12:4
give 21:21 30:10
gives 25:7
glad 30:10
go 12:14 19:5 20:24

26:16,20
going 6:7 7:18
 14:11,18,19,21,24
 15:7 16:13 19:5,6
 19:9 22:11 25:23
 27:18,22 28:5
 29:20
good 2:2 7:4 15:5
 21:22 27:1,19
GORDON 1:17 2:8
 2:11,14,17 3:1,11
 4:2 6:2,22 7:3,5
 8:2 9:9,25 11:8,13
 12:1 14:23 15:11
 15:14 16:2,22
 17:13,24 18:6,16
 19:2,15,21 26:2,8
 27:13 28:2 29:23
 30:14,17

granting 17:8
 18:22
Greenport 1:2,10
 2:3 3:23 15:21
 29:2
group 26:25
guess 6:22 24:24
 25:15
guessing 23:3
gun 7:21
Gustavo 8:12
guy 24:22
guys 29:11,21

H

halted 21:15
Handing 9:13
hang 12:9,9
happen 2:22 3:10
happened 6:11
 14:14
health 30:2
hearing 2:21,24 3:6
 3:9,16 4:7,15 7:23
 8:10 9:20,21 20:2
 20:4,12,25 21:4
 22:22
higher 3:4
Historic 8:22 12:13
 12:14

hold 9:22 11:6
 12:19 13:10,14
homeowners 27:2
honestly 23:20
house 20:9 21:17
 21:18,22 23:8,20
 23:21 24:6
housing 6:23

I

Ideally 3:5
II 16:18
immediate 12:6
impact 18:11
inches 10:17 11:14
 11:14 13:20
inclination 11:6
 12:18
inclined 20:1
included 20:19
increase 24:2
increasing 6:18
inspection 22:25
 23:1,6 24:13,13
 25:6
Inspector 14:13
interact 27:2
interest 11:1
interested 31:15
involved 12:4 22:4
 23:21 29:10
irregular-shaped
 10:7
issue 17:10
Item 2:5 3:19 4:6
 4:14 8:8,24 15:18
 19:24 28:12,19
 30:12

J

Jack 1:19 13:15
 16:11 17:14 26:23
job 30:2,3
JOHN 1:16
judgment 6:9
jumping 7:21
justification 15:4

K

KAUFMAN 1:18

2:10 4:1,13 8:1
 12:22 13:7 14:2,7
 15:13 16:5,19,21
 17:12,23 18:5,15
 19:1,12,14 24:15
 24:19 26:13,21
 27:4 28:1 29:22
 30:16
Kay 5:18
kidding 7:17
kind 9:6 24:14,15
 25:18 29:11 30:3
knew 9:18
know 6:14,17 8:24
 10:20 11:2,3,16
 11:18 13:1,3,4,23
 14:1,5,8,11,14
 16:7 22:5 23:7
 25:3 27:9,16 29:6

L

Large 16:3
larger 12:23
largest 10:9
late 20:13
laughing 24:21
laughter 7:15
lawyer 2:19 22:5
lead 16:14
legal 10:18
legalize 6:20 20:8
 23:23 24:1
legalized 6:15
legitimized 7:2
leisure 25:25
let's 25:14
letter 6:14 21:19
limits 8:18
line 5:9 23:15 24:9
 25:1,4
list 10:25 20:4
 21:21,22
listed 19:10
listen 11:21
live 25:3
LLC 8:13 10:24
 11:1,4 14:20
located 4:21 5:21
 8:21,22 15:21

longer 6:24
look 30:7,7
looked 27:12
looking 10:7 24:25
 26:14
lot 16:3,3
lovely 7:10
lucky 7:10

M

mailed 21:16
mailings 21:8,10
 22:15 28:13,15,16
 28:18
main 8:9 12:23
making 6:5,9
mark 23:13 28:8
marriage 31:13
math 10:10 14:3
matter 13:8 22:6
 31:16
mean 11:10,18 26:9
means 2:23 8:24
meeting 2:1,4,7,18
 3:21 27:6
MEMBER 1:17,18
 1:19,20 2:8,10,11
 2:12,13,14,17 3:1
 3:11,24 4:1,2,3,4
 4:13 6:2,22 7:3,5
 7:24 8:1,2,3,4 9:9
 9:25 11:8,13 12:1
 12:22 13:7,13,16
 13:18,23 14:2,5,7
 14:23 15:3,11,13
 15:14,15,16 16:2
 16:5,12,16,19,21
 16:22,23,24 17:9
 17:12,13,15,21,23
 17:24,25 18:4,5,6
 18:7,14,15,16,17
 18:25 19:1,2,3,12
 19:14,15,16,17,21
 24:15,19 25:15
 26:2,8,13,21,25
 27:4,7,11,13,24
 28:1,2,4 29:22,23
 30:14,16,17,18,19
members 6:1 9:5

10:25 11:2,6
 24:21 25:14 28:10
members/audience
 7:15
mentioned 6:16
merchants 13:3
method 17:18
MICHAEL 1:24
minimum 25:24
minor 7:9
Minutes 2:6,15
miscommunication
 9:17
modern 27:13
modifying 29:10
month 9:15,18 11:7
 15:8 25:18,19
month's 2:18 12:20
moratorium 29:4
motion 2:5 3:20
 7:22 8:9 15:7,19
 16:14,17 19:10
 30:12
move 19:22
moved 2:7 3:23
 4:11 15:10 16:15
 16:18 19:11 30:13
moving 16:4 19:20

N

N 31:1
name 5:17,18
names 14:20
nearby 17:7
necessarily 18:22
need 12:23,25
 14:19,19,21,24
 15:3 24:6,8
needed 6:20 10:3
 20:8
needs 13:9
Negative 15:2
 28:23
neighbor 7:11
neighborhood 17:6
 18:12
neighbors 21:8,11
 21:13,21,22,23
never 25:10

new 1:3 3:23 4:20
 15:21 21:3 22:8
 22:11,14 31:3,8
newspaper 22:12
nice 29:8
night 11:18
nights 29:16
non-issue 16:10
nonconforming 6:3
 6:4,21,25
nonconformity
 6:18
normally 10:25
north 7:12,14
Notary 31:7
noted 30:22
notice 11:22 14:2
 20:4,13,22,24
 21:13 22:11,18
noticed 20:11
notices 21:16 22:8
notified 12:21
 22:21 25:24
notify 21:8
November 1:12
 31:10
NY 1:10

O

O 1:15 31:1
o'clock 11:17 25:5
 25:5,5
obligation 27:25
obviously 2:21
occasionally 26:2
October 2:6
offer 29:25 30:2,4,9
offering 29:17
OFFICER 1:25
okay 4:11,12 5:25
 7:3,18 9:11 13:17
 24:5,10 25:14
 26:19
old 24:22
once 13:22
open 11:7
opinion 12:16 13:2
 29:7,8,15,17,20
 29:25 30:5,9,10

opinions 30:2
opposite 3:16
order 2:1
original 20:19
outcome 31:16
outdoors 16:7
overall 5:23
owner 21:20 26:3
owner's 25:10
owners's 25:7

P

p.m 1:13 2:1 30:22
page 2:17
paper 20:25
part 14:20 20:9
parties 31:13
people 10:15 13:4,5
 14:20
permission 12:9
 24:25 25:2,11
permitted 10:12,13
Pettibone 4:16
 15:20
physical 18:11
piece 16:2
pieces 23:12
placard 21:17,23
 25:20
plan 4:24 5:4,7
Planning 29:25
 30:1
plans 5:1
plate 9:7
please 5:17
PM 3:21 28:6
possible 8:11 11:8
 15:18
posted 20:13,25
power 14:8
powers 3:5
pre-existing 6:3,4
 6:24
preclude 18:22
prepared 21:17
pretty 21:21
previous 28:13
previously 6:17
probably 13:5

26:14,17
problem 10:23
 27:16 29:17
problems 16:6
proceedings 31:10
process 3:2 21:14
 21:18 22:4,9
produced 17:6
Prokop 22:4
properly 28:20
properties 17:7
property 4:19,21
 4:21 5:8 8:20
 15:20 21:7 23:12
 23:15 24:9 25:1,4
 25:10,11
propose 4:18
proposed 18:10
proposes 8:16
proximity 12:6
public 2:21,23 3:6
 3:9,15 4:7,15 7:7
 7:19,23 8:10 9:20
 9:21 20:4,11,13
 20:25 21:3,12,15
 21:24 22:8,11,18
 22:22 31:7
published 22:12
purposes 16:15
pursue 17:19
put 9:22 11:19,24
 12:19,19 13:10,13
 15:8 20:1 25:20
PVC 8:17

Q

question 6:23 9:17
 10:1 12:23 13:9
 13:18 17:4 26:12
questions 6:1 16:4
 26:3,9,9 27:1
 28:22

R

R 1:15 31:1
R-2 4:21
Randy 7:8,16 29:2
 29:12
reach 9:6
read 4:23 28:18

ready 2:21,23 3:6,9
 3:13,15 16:12
really 6:8 14:7 16:8
 23:8
rear 4:19,20
REARDON 1:19
 2:13 3:24 4:4 8:4
 13:16 14:5 15:3
 15:16 16:12,16,24
 17:15,25 18:7,17
 19:3,17 26:25
 27:7,11,24 30:19
reasoning 13:6
receipt 21:24
record 24:19 31:10
rectangle 10:9,9,10
 10:11
recuse 30:6
reduce 10:17
reflect 24:20
regarding 4:15
regular 1:6 2:4
related 31:12
relevant 18:20
 26:12,13
relief 20:5
remains 15:23
remember 9:20
 20:20
replace 8:17
representative
 21:20
request 4:8 11:12
 20:18 24:10 25:12
 28:7
requested 18:2
 20:5 21:24
requests 15:9
require 4:25 5:2,5
 5:9 8:19 10:25
 22:25
required 17:2 21:7
residence 24:1
Residential 4:22
respect 6:19
respond 28:10
 29:13
response 7:20 8:15
 9:2 15:2 28:23

rest 4:8,9
Retail 29:6
return 21:24
review 3:3
revisit 29:4
rhetorical 28:25
Riccobono 4:17
 15:20
right 2:19 3:8,11
 8:8 11:22,23 13:8
 14:3 16:4 17:1
 19:9,22 21:2,5,9
 22:13 23:1,5 24:4
 28:9
Rob 21:25 22:2,7
Robert 1:23 4:17
Rocco 15:20
roll 16:12

S

safety 30:3
SALADINO 1:16
 2:2,9,16,25 3:19
 3:25 4:5,14 5:13
 5:16,25 7:4,6,12
 7:16,25 8:5 9:3,10
 9:19 10:6 11:11
 11:16 12:3 13:1
 13:11,15,17,22,25
 14:9,24 15:5,12
 15:17 16:9,13,17
 16:20,25 17:11,14
 17:16,22 18:1,8
 18:18 19:4,9,13
 19:18,23 20:15
 21:2,6,12 22:10
 22:14,17,20,24
 23:3,10,17,24
 24:2,5,8,12,17,22
 25:9,13,17,23
 26:6,19,23 27:9
 27:15,21 28:3,5
 28:17,24 29:12,24
 30:15
Samuels 5:12,15,18
 5:18 6:13
saw 5:20
says 2:20 3:13,15
 10:8 12:24

scarce 25:16
schedule 3:20 8:10
 21:3 25:16
scheduling 4:11
SCTM 5:10 8:23
 15:23
Second 2:8 3:24
 7:24 15:11 16:16
 16:19 19:12 30:14
seconds 8:7
see 9:12 12:2,25
 13:4 17:9 23:13
 25:14 29:16
self 18:19
send 21:19 22:8
sent 21:10
separate 23:12
SEQRA 16:15
SESSION 1:6
set 25:4 26:1 30:1
setback 4:24 5:1,5
 5:8,21 6:16
Seth 1:18 17:11,22
short 21:25
shortest 27:5
shortly 21:25
shot 28:22
show 5:1
shows 4:24 5:4,7
side 4:19 5:1,4,24
 10:4,5
sides 6:16 21:18
sign 8:17,18 10:4,7
 10:8,12,12,13,15
 10:16,18 12:2,3,7
 12:8,9,12,16 13:4
 15:6
signage 8:17
signs 21:17
single-family 24:1
sissy 24:17
sit 29:20
site 8:11 12:1 22:24
 22:25 23:6 24:13
 24:13 25:5 26:3
 27:18,22 28:6
situation 27:3
six 11:17
Sixth 4:15 7:8

15:21
size 8:18 10:11,13
sizeable 16:3
small 16:2,7,7
smaller 11:14
 13:20
somebody 11:3,3
someplace 10:10
sought 17:17
south 3:22 7:13
speak 7:7,19 22:7
 29:17
spelled 30:4
square 5:22 6:19
 8:19,20 12:24
 14:10
squared 14:8
SS 31:4
stake 21:7 23:8,18
 24:9
staked 25:3 26:10
stands 5:24
State 1:3 31:3,8
stated 6:14
statement 2:18
Station 1:8 3:22
stenographer 5:17
stopped 21:19
Street 1:9 4:6,15
 7:8 8:9 15:21
 19:24 29:2
Streets 3:22
structure 6:8,10
stuff 4:9,10
substantial 18:3
Suffolk 1:3 20:14
 31:5
suggestion 11:21
 12:18 14:16 15:6
Sunset 27:7
support 7:9 29:8
supposed 9:14
 11:17 26:7,8
 28:18
sure 2:16 9:16
 12:20 13:25 14:11
 23:16 24:11

T

T 31:1,1
tail 20:6
take 3:14 19:6
taken 31:10
talk 4:10 10:15
talking 3:4 10:4
 27:11
technology 27:14
tell 5:13,16 11:21
 13:19 21:25 24:18
ten 25:21,25
test 17:2,5
Thank 7:6,11 9:19
 19:19 29:12 30:20
 30:20
Thanks 29:1,11
thing 14:17 24:12
 29:9
things 14:19 28:25
think 2:19,22 3:3
 3:17 5:20 10:6
 12:11,13,13,21,22
 13:9,12,22 15:1
 16:5,10 21:9,15
 23:6 24:7 26:1,11
 26:14,17,21,24
 27:1 28:8 29:7,20
 29:21
thinking 9:11
 25:18
Third 3:22
thought 3:17 9:5,23
 10:21 14:10 26:20
thoughts 11:5
three 6:16 25:5
Thursday 29:16
time 11:15 12:4,5
 20:12 21:1,10
 22:22 27:22 30:22
Times 20:14
tired 20:16
today 5:20
Today's 24:13
told 9:17 21:16
tonight 14:12,14
 20:2,24
totally 7:9
tough 23:18
traditional 26:22

transcript 31:9
trespass 25:2,9
true 31:9
Tuesday 11:17
tune 29:15
two 8:19,20 10:3,17
 11:14,14 12:24
 13:20 23:12 25:25
Two-Family 4:22
two-sided 10:12
two-square 14:3
Type 16:18

U

understand 6:6,9
undesirable 17:5

V

variance 4:25 5:2,6
 5:9 8:11,20 17:8
 17:20 18:2,10,23
variances 4:16
 15:19 19:11 20:8
 20:18
Village 1:2,23 2:3
 8:18 20:23 29:3
 29:19 30:3
visit 8:11 12:2 27:1
 27:18,22 28:6
visits 26:3
vote 4:5 8:5 15:17
 16:25 17:16 18:1
 18:8,18 19:4,18

W

Wade 7:8,8,14 29:1
 29:2
Wait 7:12
want 5:13 9:12
 19:23 26:16
wants 11:20
wasn't 21:1
Waterfront 8:21
 29:5
way 26:15,18,20
 27:16 31:15
WAYNE 31:7,21
we'll 4:10 8:6 12:20
 17:3 23:17
we're 11:18 26:8

we've 25:9 27:6
weeks 25:25
welfare 30:2
went 22:1
white 30:4
willing 11:23
windows 4:20
wonder 11:15
wonders 27:13
words 3:14
work 11:19
working 27:25
worth 11:15
wouldn't 24:7

X

x 1:4,7

Y

yard 4:24 5:1,4
year 27:5
York 1:3 3:23
 15:21 31:3,8
Yup 13:16

Z

ZEMSKY 1:20
 2:12 4:3 7:24 8:3
 13:13,18,23 15:15
 16:23 17:9,21
 18:4,14,25 19:16
 25:15 28:4 30:18
Zone 29:5,6
zoning 1:5 2:3,6
 3:20 6:11 9:15
 16:14 17:1 24:15
 24:17 28:19 29:14
 30:8

0

1

1 2:5
1'4 5:8
1001-5-4-35.2 8:23
1001-6-3-10 5:10
 15:24
117 8:8
11944 1:10 3:23
 15:22

15 1:12 31:10
150-15L 8:18
17'9 5:5

2

2 3:19
2'10 4:25
2'8 5:2
2'x2' 8:16
2002 1:12
2022 2:6 3:21 31:11
20th 2:6 3:21 25:19
 27:19,21 28:6
22 2:17
236 1:9
27'2 4:24

3

3 4:6 19:24
3'8 5:9
3:00 27:6
3rd 1:9

4

4 4:14 8:18
4:00 27:24 28:6
4:24 27:7
440 4:6
446 4:14 15:21

5

5 8:8
5'x10' 4:18 5:21

6

6 15:18 28:12
6:00 1:13 3:21
6:02 2:1
6:38 30:22
6th 29:2

7

7 28:19
7'3 5:6
7'4 5:3

8

8 30:12