

1 VILLAGE OF GREENPORT
 2 COUNTY OF SUFFOLK : STATE OF NEW YORK
 3 -----x
 4 ZONING BOARD OF APPEALS
 5 REGULAR SESSION
 6 -----x

7 Station One Firehouse
 8 3rd & South Streets
 9 Greenport, NY, 11944
 10
 11 December 20, 2022
 12 6:00 p.m.
 13
 14

15 B E F O R E:
 16 JOHN SALADINO - CHAIRMAN
 17 DINNI GORDON - MEMBER
 18 SETH KAUFMAN - MEMBER
 19 DENA ZEMSKY - MEMBER
 20 *****
 21 ALSO IN ATTENDANCE:
 22 ROBERT CONNELLY - ZONING BOARD ATTORNEY
 23
 24
 25

1 (The meeting was called to order
2 at 6:01 p.m.)

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

7 Item Number 1 is a motion to
8 accept the minutes of the November 15,
9 2022 Zoning Board of Appeals meeting.
10 So moved.

11 MEMBER KAUFMAN: Second.

12 CHAIRMAN SALADINO: All in favor?

13 MEMBER GORDON: Aye.

14 MEMBER KAUFMAN: Aye.

15 MEMBER ZEMSKY: Aye.

16 CHAIRMAN SALADINO: And I'll vote
17 aye.

18 Item Number 2 is a motion to
19 schedule the next Zoning Board of
20 Appeals meeting for January 17th, I
21 guess that should be 2023, at 6:00 p.m.
22 at the Station One Firehouse, Third and
23 South Street, Greenport, New York
24 11944. So moved.

25 MEMBER GORDON: Second.

1 CHAIRMAN SALADINO: All in favor?

2 MEMBER GORDON: Aye.

3 MEMBER KAUFMAN: Aye.

4 MEMBER ZEMSKY: Aye.

5 CHAIRMAN SALADINO: And I'll vote
6 aye.

7 Item Number 3, we're going to put
8 a pin in. Item Number 3 is 440 First
9 Street. At the request of the
10 applicant, this public hearing at 440
11 First Street has been cancelled, it's
12 going to be rescheduled at a later
13 date.

14 MEMBER GORDON: Cancelled?
15 Doesn't cancelled mean -- I thought
16 cancelled meant -- postponed it should
17 be. Is it going to be cancelled or is
18 it postponed?

19 ATTORNEY CONNELLY: Cancelled for
20 tonight and to be heard at a later
21 date.

22 MEMBER KAUFMAN: And there's no
23 new date?

24 ATTORNEY CONNELLY: They were
25 asking for March 2023, but I don't know

1 how we can really plan that far in
2 advance.

3 CHAIRMAN SALADINO: I was just
4 going to -- I apologize to the
5 applicant that's here, we're going to
6 waste two minutes with this. I was
7 going to ask you about that. You know,
8 I would rather not set a public hearing
9 date unless they were here and kind of
10 asked for it as opposed to -- I trust
11 you and I trust Michael and, you know,
12 but when we're playing telephone.

13 MEMBER GORDON: Well, this is also
14 the second time, isn't it?

15 CHAIRMAN SALADINO: Third time.
16 Fourth public hearing scheduled, third
17 time they cancelled, right?

18 ATTORNEY CONNELLY: I think so,
19 yeah.

20 CHAIRMAN SALADINO: So I would
21 request that the applicant be here, ask
22 for the public hearing. He could -- he
23 can -- and I'll ask my colleagues. He
24 can tell us when it's convenient for
25 him, if it's convenient for us we'll

1 set the public hearing. We're also
2 asking about a site inspection, we can
3 get a time about a site inspection
4 straight, any requirements that we have
5 for the site inspection. This way
6 everyone is on the same page. I'm
7 reluctant to set a public hearing
8 tonight, even for March, so I'm going
9 to ask my colleague. What do we think,
10 is that okay?

11 MEMBER ZEMSKY: I agree.

12 MEMBER GORDON: Yes.

13 CHAIRMAN SALADINO: We'll do that,
14 we'll set the public hearing when the
15 applicant shows up and requests it.

16 Item Number 4 is 446 Sixth Street,
17 it's a motion to accept the findings
18 and determinations for Anne Pettibone
19 and Robert Riccobono. The property is
20 located in the R-2 One and Two Family
21 District and is not located in the
22 Historic District. The Suffolk County
23 Tax Map Number is 1001-6-3-10.
24 Everyone read the findings?

25 MEMBER GORDON: Yes.

1 MEMBER ZEMSKY: Yes.

2 CHAIRMAN SALADINO: I'm
3 embarrassed to admit I didn't, so I'm
4 going to make a motion to accept this.
5 So moved.

6 MEMBER GORDON: Second.

7 CHAIRMAN SALADINO: All in favor?

8 MEMBER KAUFMAN: Aye.

9 MEMBER ZEMSKY: Aye.

10 CHAIRMAN SALADINO: And Dinni, you
11 vote aye?

12 MEMBER GORDON: Absolutely.

13 CHAIRMAN SALADINO: I abstain.

14 MEMBER GORDON: There were no
15 surprises in the findings and
16 determinations.

17 ATTORNEY CONNELLY: It was a
18 pretty boring application.

19 CHAIRMAN SALADINO: Item Number 5
20 is 117 Main Street. This is a motion
21 to accept the application, schedule a
22 public hearing and possible site visit
23 for the area variance applied for by
24 Gustavo Acero.

25 MR. ACERO: That's correct.

1 CHAIRMAN SALADINO: On behalf of
2 Encanto Crepes LLC.

3 MR. ACERO: Correct, yes.

4 CHAIRMAN SALADINO: The applicant
5 proposes to add a 2 by 2 PVC sign and
6 to replace existing signage. As per
7 Village Code 150-15L, paragraph four,
8 section 4, the code limits the size to
9 two square feet. This would require an
10 area variance of two square feet. The
11 property is located in the Waterfront
12 Commercial District, and it is also
13 located in the Historic District. The
14 Suffolk County Tax Map Number is
15 1001-5-4-35.2. Is the applicant here?

16 MR. ACERO: Yes.

17 CHAIRMAN SALADINO: If you would,
18 name and address for the stenographer.
19 You can give us your story.

20 MR. ACERO: Okay. My name is
21 Gustavo Acero for Encanto Crepes Cafe.
22 It's very simple, we took over the
23 chocolate factory that was in there.
24 Our sign is actually 20 percent smaller
25 of what it was, and it's actually a

1 circle, so if we make it a circle based
2 on the requirements it's going to be
3 very small. So the actual signage is
4 24 by 24, which is one of the smallest
5 signs in the street. So it's just a
6 circular sign. Basically it's very
7 simple, that's what it is.

8 CHAIRMAN SALADINO: Okay. I don't
9 remember -- I have to be honest with
10 you, I don't remember a sign
11 application, a sign variance for the
12 previous owner. If the sign was
13 larger, he would have had to come here.

14 MR. ACERO: Yeah, I wouldn't know.

15 CHAIRMAN SALADINO: I wouldn't
16 expect you to. Do you remember a sign
17 for the chocolate factory?

18 MEMBER GORDON: No.

19 CHAIRMAN SALADINO: Either do I.
20 The other question or concern I have is
21 we're all familiar with the store,
22 we're all familiar with the store, and
23 for the sign to hang two feet down
24 might be an issue. The other concern
25 that I have is that this building, it's

1 one building. Our code -- I don't have
2 the code book in front of me. Our code
3 says if there's more than one business
4 in one building, in a single building,
5 you're only allowed one sign and you
6 have to share it. I know that sounds
7 impractical, you know, with a one by
8 two sign, but that's kind of, like,
9 what the code says. I'm going --
10 before I point out some other stuff,
11 I'm going to ask if anybody else has
12 anything to say?

13 MEMBER GORDON: No.

14 CHAIRMAN SALADINO: The other
15 thing I would say is that just as a
16 heads up to you, and this is a public
17 hearing, although there is nobody here
18 to -- there is no one else here to
19 speak at the public hearing. We
20 recently in recent memory had the exact
21 application for a business that's in
22 very close proximity to your business
23 and they were denied.

24 MR. ACERO: They were denied.

25 Okay.

1 CHAIRMAN SALADINO: We understand
2 that there's no precedents in
3 variances, we take each one, but this
4 one is very similar in the same
5 location almost.

6 MR. ACERO: Similar application.
7 Okay.

8 CHAIRMAN SALADINO: I would think
9 that the simplest solution might be to
10 just put up a smaller sign, but we're
11 going to talk about it a few minutes.

12 MR. ACERO: If I may? I'm also --
13 my full-time job is a graphic artist.
14 I can do a smaller sign, it's not a
15 problem for me, but if we are concerned
16 about the Town Zoning which is what it
17 is, putting a sign that small, very
18 small, it won't look good for a Town,
19 so if I'm denied this I would rather
20 not to put a sign. There is actually,
21 how would you call, a sign hanger from
22 the previous last two businesses in
23 there, which it make me think it's a
24 pretty large metal hanger. The only
25 thing I'm here is I just want to open a

1 business with materials that I know,
2 because previously it's actually a very
3 light material. So when I went two by
4 two, I was very conservative basically
5 seeing how everything was in the same
6 street, every sign of every business in
7 there. So I do understand what you
8 guys are saying. I'm not here to
9 argue. I'm just -- if it doesn't
10 happen, it won't prevent me to open my
11 store, which is my main concern. I
12 would love to have my sign up there
13 because it will bring business, but I
14 don't know if you guys have a copy of
15 the actual rendering that I did for the
16 signage, but you can see exactly. So
17 it's not that -- it's small. Next door
18 there is flowers, and the door after is
19 a boutique. My sign is smaller than
20 both, actually quite smaller than both
21 of those two signs. So I understand.
22 Again, I'm not here to argue. That's
23 my concern.

24 CHAIRMAN SALADINO: Well, we
25 certainly understand that sometimes

1 you'll look around and you'll see
2 something and say well, you know, my
3 sign is smaller than that sign, and
4 that happens -- first of all, I'm going
5 to tell you we're not the police here.
6 We're not code enforcement officers.
7 We don't go out and drive the streets
8 and look and see whose sign is
9 conforming. The only way we know is if
10 somebody comes in front of us we know
11 exactly what the dimensions of the sign
12 are, or if we go to Claudio's to get
13 something to eat, we look at the sign.
14 But we're not the code enforcement
15 officers. So if there's a sign that's
16 there that's perhaps nonconforming,
17 it's either there because it's been
18 overlooked, or it's there by exception,
19 it received a variance. I don't
20 remember, I don't remember the
21 lingerie -- is it a lingerie store?

22 MR. ACERO: It's a boutique.

23 CHAIRMAN SALADINO: The boutique
24 next door coming in front of this board
25 and asking for a sign that's bigger

1 than permitted, but stuff slips through
2 the cracks. I also kind of know that,
3 you know, the sign is a point of sale,
4 but also, again, all of us being
5 familiar with that street, we also know
6 that the sandwich board is what people
7 see, you know.

8 MR. ACERO: Yeah, yeah, of course.

9 CHAIRMAN SALADINO: So we don't
10 want to put the brakes on anybody's
11 business.

12 MEMBER ZEMSKY: Can I ask you a
13 question?

14 MR. ACERO: Of course, yes.

15 MEMBER ZEMSKY: Is all of your
16 materials involved in your promotion a
17 circle?

18 MR. ACERO: Oh, everything is a
19 circle. I mean, we're selling crepes,
20 so there is something behind that. And
21 I'm for design, so that's why. And
22 believe me, I know -- this is my first
23 business, and I graduated from school
24 here, and I just want to work with the
25 town, that's what I want to do. If

1 other businesses doesn't, they don't
2 apply, or they don't do or whatever,
3 it's not my concern. I really want to
4 be part of what the community does in
5 here, so that's why I spend some time.
6 Like I said, I have a full-time job,
7 but I'm here because I want this to
8 grow, not only my business, but the
9 town. So again, I do understand,
10 whatever the decision is I'm with you
11 guys. I just want to make sure that I
12 express what I want is a sign, if I
13 cannot have that type of sign I'll do
14 other kind of sign.

15 CHAIRMAN SALADINO: Well, that's
16 not going to be decided tonight. You
17 know, tonight we're going to decide if
18 we're going to accept the application.
19 The public hearing will be next month.
20 Perhaps there will be somebody here
21 that speaks in favor or perhaps not,
22 and that's when we'll make the decision
23 about the sign.

24 MR. ACERO: Right. And I
25 apologize because I'm new to all of

1 this, so I don't know what the
2 procedure really is, so maybe I'm
3 talking about something that isn't the
4 right time.

5 CHAIRMAN SALADINO: No, no,
6 everything that you've said is totally
7 appropriate.

8 MR. ACERO: Okay.

9 MEMBER GORDON: So is there a
10 reason not to accept the application?
11 I mean, if we make a site visit we will
12 see the sign in relation to other signs
13 on the street, which is what I would
14 want to do.

15 CHAIRMAN SALADINO: The only -- I
16 don't want to get too officious here,
17 but the application is deficient. The
18 application -- we have an EAF. We
19 didn't get it with the original
20 application. We have an EAF tonight.
21 The applicant filled it out wrong. I
22 guess we can --

23 MEMBER GORDON: Where did you -- I
24 was going to ask about one item, Number
25 9, but what else was wrong?

1 CHAIRMAN SALADINO: Well, he
2 filled out our portion. We're going to
3 be the lead agency, we should fill
4 out --

5 MR. ACERO: If I might talk about
6 that, you are correct. That's why I
7 didn't fill out the third part where
8 it's signed because I have my doubts on
9 this, but I only got the information of
10 filling this out from Michael Moon, so
11 I fill out the extra page without
12 signing it because exactly of that
13 reason. I wasn't sure if this was
14 going to be the pertinent -- how would
15 you call it -- I didn't know if I had
16 to fill it out or not. I just
17 basically took my answers for the first
18 application, and then just fill it out
19 and see if they're going to use it, and
20 they told me they can use it.

21 CHAIRMAN SALADINO: Yeah, okay.

22 MEMBER KAUFMAN: Can't we just
23 disregard the portion --

24 CHAIRMAN SALADINO: Well, what we
25 could do is just ask for a new one next

1 month.

2 MR. ACERO: The new one would be
3 only part one, right?

4 CHAIRMAN SALADINO: Just part one.
5 Just part one, and one of us might have
6 a question about some of the answers on
7 the --

8 MEMBER GORDON: I just had one. I
9 didn't -- it looked fine to me, I guess
10 I didn't see. On Number 9, does the
11 proposed action meet or exceed the
12 state energy code requirements, and you
13 wrote, you checked no, but aren't you
14 -- is that right? I mean, required
15 energy code requirements, energy code
16 requirements presumably means --

17 MR. ACERO: Electricity and
18 energy.

19 MEMBER GORDON: And water or
20 whatever.

21 MR. ACERO: So my answer was based
22 on what I did to the building. I
23 really didn't put anything over what
24 they have in there, so that's why I put
25 no because I wasn't doing anything new.

1 MEMBER GORDON: But you were
2 probably meeting -- I'm -- you were
3 probably meeting the energy code
4 requirements. I'm not sure what the
5 energy --

6 MR. ACERO: Oh, maybe I
7 misunderstood the question. I thought
8 I was above so --

9 MEMBER GORDON: If you meet the
10 requirements then you are doing what
11 the law requests you to do to protect
12 the environment.

13 MR. ACERO: So you are correct. I
14 probably --

15 MEMBER GORDON: So that's very
16 easy, all you have to do is change the
17 box.

18 MR. ACERO: Change the answer.
19 I'm sorry, yeah. Again, this was done
20 with very little time. I apologize. I
21 tried to be very organized, you saw my
22 paperwork, and I apologize for that.
23 Yeah, I can just resubmit it, yeah.

24 CHAIRMAN SALADINO: Okay. I
25 have -- not to nitpick, but I have one

1 also is question number 12, does the
2 site -- is it contiguous to or in a
3 district that's listed on the National
4 or State Register of Historic Places?
5 Your business is going to be in the
6 Historic District.

7 MR. ACERO: Okay.

8 CHAIRMAN SALADINO: So the answer
9 to that would be yes.

10 MR. ACERO: Okay.

11 CHAIRMAN SALADINO: I don't think
12 there's any --

13 MEMBER GORDON: Wait. But is our
14 downtown listed in the National or
15 State Register of Historic Places?

16 CHAIRMAN SALADINO: Yes.

17 MEMBER GORDON: Oh, okay. I did
18 not know that. Sorry.

19 CHAIRMAN SALADINO: So that
20 would -- I would -- what I would
21 suggest is get another one of these.

22 MR. ACERO: Not a problem.

23 CHAIRMAN SALADINO: And fill it
24 out and --

25 MEMBER ZEMSKY: He's still going

1 to have his public hearing next month
2 or -- because if that's the case
3 then --

4 CHAIRMAN SALADINO: No, we said
5 that -- we said that -- at least I
6 thought I said that we would ask him to
7 fill a new one out and we can --

8 MEMBER GORDON: But it doesn't
9 mean that we have to hold up the
10 hearing for another month.

11 MEMBER ZEMSKY: That's exactly
12 what I was asking.

13 CHAIRMAN SALADINO: No, no. Some
14 of the -- so we're going to take care
15 of the EAF.

16 MR. ACERO: Thank you.

17 CHAIRMAN SALADINO: You're going
18 to take care of it, we're not taking
19 care of it, you're going to take care
20 of it. We work too hard as it is.

21 And the last question I would have
22 for you is one of the -- and you kind
23 of did it half way was on your
24 application -- why don't I have the
25 application?

1 MR. ACERO: Are you going to
2 request the property ownership
3 information?

4 CHAIRMAN SALADINO: I'm sorry?

5 MR. ACERO: Is it the requesting
6 of the property ownership information?

7 CHAIRMAN SALADINO: If it's named
8 on the application, and I'm going to
9 ask the attorney --

10 MR. ACERO: Oh, I'm sorry, I'm
11 only asking because Michael asked me to
12 bring today the owner information name,
13 which is an LLC, so I did that, so I
14 have a copy updated from what you have
15 in there exactly. So if I may, I just
16 put this part in where it listed the
17 property information, who the owner is,
18 and who the manager of the property is.

19 CHAIRMAN SALADINO: Well, that was
20 my question. If it's named on the
21 application -- if the owner of the
22 building is an LLC, and the tenant is
23 an LLC, we would need the names of both
24 LLC's to avoid the conflict?

25 ATTORNEY CONNELLY: Yeah. Usually

1 you get the names of the members of the
2 LLC so you don't --

3 MR. ACERO: So I got that.

4 CHAIRMAN SALADINO: So what's his
5 name?

6 MR. ACERO: The property manager
7 is John Catrambone, the Greenport
8 Hedges is the LLC, and the only member
9 is called Josh Sapan.

10 CHAIRMAN SALADINO: That would be
11 what we would need.

12 MR. ACERO: Okay. So if I may, I
13 made copies.

14 CHAIRMAN SALADINO: Oh, you have
15 copies. So that --

16 MR. ACERO: That would replace
17 that first page.

18 CHAIRMAN SALADINO: Okay. Anybody
19 else, any questions? So we're going to
20 -- you want a sign and that's your
21 right to ask for it, so we're going to
22 schedule -- any other questions? Any
23 member? No, no. All right. So we're
24 going to -- you'll get us that
25 information, you'll give us the new

1 EAF, and is that it?

2 MEMBER GORDON: Yes.

3 MR. ACERO: I'll get it to
4 Michael.

5 CHAIRMAN SALADINO: Yeah, as long
6 as we have it by next month.

7 MR. ACERO: Okay. No problem.

8 CHAIRMAN SALADINO: We're going to
9 schedule a public hearing for this
10 applicant for -- we're going to
11 schedule your public hearing for
12 January 17th, and we're going to
13 schedule it for 6:00. We set them all
14 at 6:00. That would be the only one
15 that day, I'm guessing. And we're
16 going to want to do -- I'm guessing
17 we're going to want to do a site visit.
18 It won't be at 6:00. This is always a
19 discussion among the members about what
20 time it gets dark. I'm going to leave
21 it up to the members to decide what
22 time we go there.

23 MEMBER ZEMSKY: I don't think it's
24 as big an issue about the darkness
25 because it's a street with stores on

1 it, so we could do it a half hour
2 before the meeting.

3 CHAIRMAN SALADINO: Not a half
4 hour.

5 MEMBER GORDON: 5:00.

6 MEMBER ZEMSKY: 5:15. It's a
7 pretty easy site visit. What time
8 would you like?

9 CHAIRMAN SALADINO: I'd like to
10 get a coffee. 5:15 is fine.

11 MEMBER ZEMSKY: Is that okay with
12 you guys?

13 MEMBER KAUFMAN: Yes.

14 MEMBER GORDON: Fine.

15 MR. ACERO: That will be when?

16 CHAIRMAN SALADINO: January 17th.
17 The public hearing is going to be
18 January 17th here at 6:00 p.m. The
19 site visit to your location is going to
20 be January 17th at 5:15.

21 MEMBER GORDON: And you will have
22 the sign, correct, to see?

23 CHAIRMAN SALADINO: No, no, no,
24 no.

25 MR. ACERO: I have a mock up of

1 the sign, yes.

2 MEMBER GORDON: That's fine.

3 CHAIRMAN SALADINO: Because I
4 don't want him to build the sign.

5 MR. ACERO: Right, right. I'll
6 do --

7 MEMBER GORDON: I meant so we can
8 see -- I mean, to me the important
9 thing is to look at it in relation to
10 other signs, which means also that we
11 should be able to see where it hangs.

12 MR. ACERO: Of course.

13 MEMBER GORDON: You referred to
14 the bracket. Are you -- you are
15 committed to using that particular
16 bracket?

17 MR. ACERO: Well, I thought about
18 taking that bracket because it's a very
19 nice bracket, so yeah, I'm thinking
20 about using that. It's very secure
21 too.

22 MEMBER GORDON: So we just need to
23 see the --

24 MR. ACERO: The bracket is still
25 in there, so you won't see a sign, of

1 course, but you'll see the bracket, and
2 I'll make the mock up.

3 MEMBER ZEMSKY: And you can hang
4 the mock up?

5 MR. ACERO: If you want I can do a
6 paper mock up so you guys can see a
7 real scale. This is what I do, so
8 yeah, I can have something done.

9 MEMBER ZEMSKY: You can just tape
10 it up the way it would hang.

11 CHAIRMAN SALADINO: I'm going to
12 ask the attorney about the two signs
13 for one building.

14 ATTORNEY CONNELLY: I'll look at
15 the code, and if we need to change it
16 we can add that as an additional
17 relief. We could put it in the notice
18 of public hearing and any additional
19 relief that may be required.

20 CHAIRMAN SALADINO: Okay. So --

21 MEMBER GORDON: I have a question.
22 Would this -- in the moratorium --

23 ATTORNEY CONNELLY: Yeah, I'm not
24 sure, I'm not sure.

25 MEMBER GORDON: My question was

1 just would this be considered a
2 development?

3 CHAIRMAN SALADINO: I don't
4 believe -- my opinion, I don't believe
5 so. It's going from retail to retail.
6 It was a retail store prior to being a
7 retail, so it's going from retail to
8 retail. Is it in the spirit of the
9 moratorium? I don't have a clue.

10 MEMBER GORDON: Well, but there is
11 an exception for repairs.

12 CHAIRMAN SALADINO: Well, now
13 there's, like, 15 exceptions.

14 MEMBER GORDON: Yes. Surely this
15 sign would fit into one of them.

16 CHAIRMAN SALADINO: I don't think
17 signs was even part of the discussion
18 when it came to the moratorium. I
19 think the thing that triggered the
20 moratorium for a particular business
21 was if they took a building permit out
22 or the intensity of use increased. I
23 think that was -- I think that was the
24 general idea of it.

25 ATTORNEY CONNELLY: Yeah.

1 MEMBER GORDON: Okay. We're going
2 to rely on Rob for that.

3 MEMBER ZEMSKY: Is your business
4 open?

5 MR. ACERO: Not yet.

6 CHAIRMAN SALADINO: Are you
7 waiting on the sign?

8 MR. ACERO: No. Like I said, the
9 sign won't prohibit me from opening.

10 CHAIRMAN SALADINO: We don't want
11 you to say that we're holding up
12 everybody.

13 MR. ACERO: I don't want anyone to
14 feel guilty, no, there's another thing
15 that I'm taking care of.

16 CHAIRMAN SALADINO: You know
17 what's up from us. That's what -- and
18 you'll bring -- I think the only thing
19 you're going to have to get somebody is
20 the new EAF. And about the placard,
21 where do they put a placard on Main
22 Street? You're going to have to go to
23 Village Hall, and they'll publish the
24 public hearing, the notice for the
25 public hearing, I think you have to pay

1 for that. And also they'll make up a
2 placard for you that you have to put in
3 the window or so that people know that
4 there's going to be a public hearing
5 about this property.

6 MR. ACERO: I think that -- I know
7 that happened with Planning Board, so
8 it's a sign that I put on the window,
9 right?

10 MEMBER ZEMSKY: That the event is
11 happening.

12 MR. ACERO: Yeah, I did this.

13 MEMBER GORDON: But it's
14 different. It's announcing the
15 hearing.

16 MEMBER ZEMSKY: It's mandatory.

17 MR. ACERO: So where do I go to
18 get this?

19 CHAIRMAN SALADINO: Village Hall.
20 Michael will square that away for you.
21 Once we schedule a public hearing,
22 they'll publish ten days before the
23 meeting, or however long it is, ten
24 days, twelve days before the meeting
25 they'll publish it into the local

1 newspaper. You have to get the placard
2 from them ten days before the public
3 hearing. You put the placard someplace
4 that's conspicuous to view, and then
5 that will be everything that you're
6 required to do as far as --

7 MEMBER ZEMSKY: Also they may not
8 alert you that it's ready, so be
9 proactive about it.

10 MR. ACERO: Okay.

11 CHAIRMAN SALADINO: Well, the
12 Building Department -- also one of the
13 other things the Building Department
14 will require you to do -- we don't
15 require you to do it -- the Building
16 Department will require you to do it,
17 if it's something that's out, we can
18 extend the range of the mailings,
19 you're going to have to notify
20 contiguous adjacent property owners
21 about this public hearing. I think
22 it's 200 feet.

23 ATTORNEY CONNELLY: I think 200
24 feet, yeah.

25 CHAIRMAN SALADINO: So all the

1 property owners within 200 feet of your
2 business you're going to have to send
3 by registered mail a letter saying that
4 there's going to be this public hearing
5 on January 17th at 6:00 p.m. at the
6 firehouse. And we'll read them at the
7 meeting. But the Building Department
8 should certainly tell you that, I mean,
9 it's routine.

10 MEMBER ZEMSKY: And also when you
11 come, on that certified mail they give
12 you a receipt. You have to bring the
13 receipts that they were sent.

14 CHAIRMAN SALADINO: That he can
15 give to the Building Department.

16 MEMBER ZEMSKY: Make sure someone
17 gets those.

18 CHAIRMAN SALADINO: Anything else
19 for this gentleman? Okay. We'll see
20 you on January 17th.

21 MR. ACERO: Thank you for your
22 time.

23 CHAIRMAN SALADINO: Item Number 6
24 is any other Zoning Board of Appeals
25 business that may properly come before

1 this board. I don't want to belabor
2 this, I don't want to make this meeting
3 go on longer. The heads of the
4 statutory boards, the chairmen of the
5 statutory boards were appointed to the
6 waterfront -- is that what it is?
7 Waterfront Commission, Waterfront
8 Advisory Commission, and they have a
9 few alternates. I believe Dena was
10 named as an alternate.

11 MEMBER ZEMSKY: I heard that
12 through the grapevine.

13 CHAIRMAN SALADINO: Okay. And so
14 it's three trustees, the head of the
15 three statutory -- the chairmen of the
16 three statutory boards, and I believe
17 Steve Clark are the original seven, and
18 then he named six others from the
19 community to be on the Board. If
20 there's anything you guys would like me
21 to bring up at this, you know, you can
22 e-mail me, or you can tell me now, or
23 you could say it at that meeting. I
24 don't even know when the meeting is or
25 if there's going to be a meeting.

1 MEMBER GORDON: I assume there
2 will be individual -- you're going to
3 be advising on both the general
4 approach to the implementation of the
5 moratorium, but also as individual
6 questions arise about particular
7 properties. Does the proposal of some
8 sort fit into one of the exceptions,
9 that sort of thing, right?

10 CHAIRMAN SALADINO: I'm not sure.
11 I honestly don't know. I don't know if
12 they're going to decide -- the Village
13 Board wrote the resolution, and if they
14 incorporate all the suggestions into
15 the resolution, they'll vote on it on
16 Thursday evening. So once the
17 exceptions are incorporated into the
18 resolution, I don't know what else is
19 left to say about it except maybe who
20 they would call on. I guess they would
21 call on themselves to interpret what an
22 exception really means. I'm not sure.
23 So I'm guessing I'm there because of
24 Zoning, you know.

25 MEMBER GORDON: Sure.

1 CHAIRMAN SALADINO: But I'm
2 just -- I'm not sure how that
3 translates into what's going to happen.
4 So if you guys have any questions that
5 -- and you can't make it or -- you can
6 call me and I'll be glad to --

7 MEMBER GORDON: I think we'll be
8 able to find you.

9 MEMBER ZEMSKY: Also we don't know
10 when the meeting is.

11 CHAIRMAN SALADINO: I think
12 they'll probably -- I don't know. They
13 seem -- the Village Board seems
14 enthusiastic about having this vote and
15 moving this forward, so on Thursday I'm
16 sure the public, us, the public,
17 everybody else will have some idea when
18 that meeting will be. And I believe
19 they said it was going to be a public
20 meeting. Did you hear that, Rob?

21 ATTORNEY CONNELLY: I didn't hear
22 that. I'm sure it is, but I didn't.

23 CHAIRMAN SALADINO: Yeah, I'm just
24 -- I just thought of, like, 13 people
25 on a committee. Okay. You know, the

1 last thing I remember about that is,
2 like, is that we got a camel because 13
3 people tried to design a horse. So I'm
4 just not sure how it's going to work
5 out, but I'm sure it will. I'm sure
6 there's enough smart people there to
7 tell me what to do. So that's the
8 story with that, folks.

9 The last thing is Item Number 7 is
10 a motion to adjourn. So moved.

11 MEMBER KAUFMAN: Second.

12 CHAIRMAN SALADINO: All in favor?

13 MEMBER ZEMSKY: Aye.

14 MEMBER GORDON: Aye.

15 MEMBER KAUFMAN: Aye.

16 CHAIRMAN SALADINO: And I'll vote
17 aye. Thank you.

18 (Whereupon the meeting was
19 adjourned at 6:37 p.m.)
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C E R T I F I C A T E

I, AMY THOMAS, 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 held on December 20, 2022, and were reported by me.

I further certify that I am not related to any of the parties to this action by blood or by 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 28th day of December, 2022.

AMY THOMAS