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VILLAGE OF GREENPORT
COUNTY OF SUFFOLK : STATE OF NEW YORK
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BOARD OF TRUSTEES
REGULAR SESSION

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Third Street Firehouse
December 22, 2022
7:00 P.M.

B E F O R E:

- GEORGE HUBBARD, JR. - MAYOR
- JACK MARTILOTTA - DEPUTY MAYOR/TRUSTEE
- MARY BESS PHILLIPS - TRUSTEE
- JULIA ROBINS - TRUSTEE
- PETER CLARKE - TRUSTEE (Absent)

- JOSEPH PROKOP - VILLAGE ATTORNEY
- SYLVIA PIRILLO - VILLAGE CLERK
- PAUL PALLAS - VILLAGE ADMINISTRATOR

1 (The Meeting was Called to Order at 7 p.m.)

2 MAYOR HUBBARD: Okay. I'll call the meeting
3 to order with the Pledge to the Flag.

4 (Pledge of Allegiance)

5 MAYOR HUBBARD: Please remain standing for a
6 moment of silence for Catherine M. Bumble, Anne G.
7 Flood, Margaret M. Krukowski, Marion Louise Latney,
8 Rayna Grace-Morris, Sister Margaret Smyth, Clint
9 Marczewski, Arthur Quintana and Mark Quintana.

10 (Moment of Silence)

11 MAYOR HUBBARD: Thank you. Be seated. Okay.
12 Under announcements, Trustee Clarke is excused from
13 the meeting tonight.

14 Village offices will be closed on
15 December 26th, 2022 in celebration of Christmas and
16 Hanukkah, and on January 2nd, 2023 in celebration
17 of New Year's Day.

18 Also, I received a letter from the BID
19 yesterday. I want to thank the BID for the letter
20 with a list of names that were included on that,
21 people that want to be on the Waterfront Advisory
22 Committee. Right now we have a motion tonight to
23 appoint people on it, but we have other people that
24 have volunteered for it. We're going to add those
25 names to the list. When we need more people,

1 whatever, they're welcome to come and join in the
2 conversation, discussions we have. But I just want
3 to thank you for talking about it at your meeting
4 and bringing some more names forward. It's good to
5 have more people involved. Thank you.

6 Liquor License Application: We have a new
7 application was received from Boat House One,
8 located at 211 Carpenter Street. It's posted in
9 the paper. If anybody wants to make comments on
10 it, you make it directly to the SLA. This is for
11 information. If you need -- have any questions or
12 how to respond, or whatever, you can contact the
13 Village Clerk, if you need to, and we'll assist you
14 in trying to get your comments in to the Liquor
15 Authority.

16 All right. Board Discussion: We have a
17 discussion regarding criteria for exemptions from
18 the moratorium. We've received two letters from
19 property owners downtown that wanted an exemption,
20 but we have not set a criteria for the exemptions
21 yet. We haven't even voted on the law yet.

22 So we have the Village Attorney, along with
23 Mr. Pallas and myself, we worked on a list of
24 requirements for the exemption. The Board has it.
25 We really -- this is a Board discussion. Is

1 everybody comfortable with what's here? It's also
2 included in the newest version of the Local Law,
3 it's included in that. So, really, it's open for
4 discussion. Is everybody comfortable with the
5 wording of what the Village Attorney put forward
6 to us?

7 TRUSTEE MARTILOTTA: Looks good to me.

8 TRUSTEE ROBINS: Yeah. I think Joe did a
9 great job, actually. It's quite detailed. I think
10 it will be, you know, of use to the people in the
11 community who might be seeking exemptions. So I
12 think -- I think it's well written. I hope we're
13 going to share the comments with the public
14 tonight.

15 MAYOR HUBBARD: Well, they've had -- it's
16 in -- it's in the Local Law that they had, so they
17 could have read it yesterday.

18 TRUSTEE ROBINS: They do have it, okay.

19 MAYOR HUBBARD: Yes.

20 TRUSTEE ROBINS: I wasn't sure if the public
21 was able to look at it.

22 MAYOR HUBBARD: Yes, it was included, it was
23 on the website yesterday.

24 TRUSTEE ROBINS: Oh, okay, good.

25 MAYOR HUBBARD: And as part of the Local Law.

1 Section 150-51(E) deals with the exemption. So
2 anybody who looked at the law yesterday, it's the
3 same stuff that was in there. Any other comments?

4 TRUSTEE PHILLIPS: No. Actually, I'm very
5 happy with it. Joe, the Village Attorney did an
6 excellent job in creating a listing of steps for us
7 to process that, to come up with a final
8 determination, which is what we need to do. So I'm
9 very pleased with it. Thank you.

10 MAYOR HUBBARD: Okay. All right, very good.
11 Just as an explanation to the public, somebody --
12 the letters we got were just a letter saying that,
13 "We need an exemption because there's a hardship."
14 It's more involved than just that. You have to
15 show financial hardship, the reason for the
16 hardship, was it self-induced, was it something
17 that just happened. And before the Village Board
18 can vote on it, it goes to a public hearing first
19 for the public and everybody to weigh in on it.
20 That's all part of the way the process works on it.
21 So we can't just say, boom, all right, you get an
22 exemption, the other one doesn't.

23 So we need the full application with
24 everything included in there that's requested, and
25 then we would schedule a public hearing, and then

1 after the public hearing, then the Board would take
2 action on granting the exemption from the
3 moratorium. But anything that requires Planning
4 Board or Zoning Board would still have to go
5 through the process of going before them.
6 It's just a brief explanation, and the criteria is
7 all listed down there. Okay? So that ends the
8 discussion on that.

9 Public Hearing: A Public Hearing regarding a
10 proposed Local Law of 2023 creating Section 150-51
11 of the Greenport Village Code creating a six-month
12 moratorium on development in the WC Waterfront
13 Commercial, CR Retail Commercial and CG General
14 Commercial zoning districts in the Village of
15 Greenport.

16 Now this public hearing was noticed back on
17 December 2nd. That was on the original version of
18 the law we had at that time. It's been rewritten
19 several times since then, with edits from the
20 Planning Board and Zoning Board that were added
21 onto it, plus a meeting that the Chairperson of the
22 Planning Board had with the Village Attorney, the
23 Village Administrator, along with another member.
24 Tricia was there at the meeting with more edits
25 towards that, and then comments from the Village

1 Board on the guidelines for the exemption to the
2 moratorium.

3 So, basically, we're opening it up for
4 comments on the original law, but there are
5 different versions. The two middle versions we're
6 really discounting, because we're down to a final
7 version now, hopefully, that we could move forward
8 with that, we'll take public comments on it. Any
9 changes that need to be made, they will be made on
10 it, and then, hopefully, we have a final law that
11 we can present officially to the Planning Board and
12 to the Suffolk County Planning Commission for them
13 to review and give us feedback on. If they make no
14 changes, or anything else, then we would schedule a
15 public hearing and then vote on the official law to
16 move that forward, once we hear back from Suffolk
17 County Planning Commission.

18 If that all makes sense to everybody, that's
19 where we're at. So I'll open up the public
20 hearing, any comments from the public on the law
21 for the moratorium. Name and address for the
22 record, and come on up.

23 DAVID GILMARTIN: Hi. Dave Gilmartin from
24 the Law Firm of Greenberg Traurig, 2413 Montauk
25 Highway, Bridgehampton, and I represent Hf2 Hotel

1 Owners, and they have an application to convert a
2 property within the CR Zoning District to an inn.

3 We this afternoon submitted a letter in
4 opposition, which I hope you will all read before
5 voting on this. And let's -- let me start with
6 what I think are some of the salient facts, and
7 then I'll get to the impact on my client.

8 This moratorium isn't necessary. As far as I
9 can tell, there are two reasons behind it. One is
10 the protection of the Waterfront District as if
11 it's threatened. This Board, in a previous
12 iteration in 1988, adopted an LWRP. That
13 RWLP (sic) was followed up from 1988 through 1996,
14 and what we got out of that was a very tight, very
15 restrictive zoning district.

16 If you read this, these are all water related
17 uses, and it -- and it's highly restrictive. So
18 the idea that there's some challenge that could
19 come in and take that away from this Village I
20 think is highly unlikely. The only way that
21 happens is if your Zoning Board gives a use
22 variance. I've researched the last six years
23 through the Zoning Board of Appeals records, that
24 has not happened. The one application was at
25 123 Sterling and it was rejected. You have a good

1 protective code in place as we sit here today.
2 There's no -- there's no threat to the Waterfront
3 District and the working waterfront.

4 The second reasoning, and I sat through the
5 scheduling, and I listened to what everyone had to
6 say, and there's some idea that currently there's
7 an overdevelopment in Greenport. Well, you know,
8 that's easy to say in the abstract. So what my
9 office did is we went back and looked at the last
10 six years of the applications before the Planning
11 Board in bulk, right, how many were on each
12 calendar, and what we found is that from 2017 to
13 2019, there were far more applications before this
14 Board. The last three years, there are 30 to 40%
15 less applications. There's no -- there's no run on
16 development, and there's no overdevelopment
17 argument to be made here, it's a fiction.

18 The second -- the second idea, and I say this
19 will all due respect, but with a lot of land use
20 history. I work for a land use law firm, I've been
21 doing this for a long time, I work with people that
22 are doing it for a long time. There's no possible
23 way that this gets done in six months or even a
24 year. You have to produce a document like this.
25 This is the 2014 update. That's not going to

1 happen in six months or a year. We're looking at
2 two years.

3 It's our experience, with this kind of
4 sweeping study or update, and I don't think you've
5 identified exactly what it is you want to do,
6 whether it's a comprehensive plan or an LWRP
7 update, there's no way that that's not going to get
8 done in this year time frame that's been set out.
9 If you look at other municipalities, search it,
10 there's just -- there's no possible way that could
11 happen.

12 I would also say as a -- and, again, I say
13 this respectfully, but the 2014 update that this
14 Board in the previous iteration voted on, sent to
15 the State, started in 2010. It's still not
16 completed. Be that as it may, it took you three to
17 four years to produce this document, right? So if
18 I say two years, I think I'm giving the Village the
19 benefit of the doubt in that time frame.

20 And, you know another thing, who's -- who's
21 going to produce this? Who's the person that's
22 going to sit down and gather all the studies and
23 write this? I mean, you are all -- you're all
24 basically volunteers, right, and we all have lives
25 that we have to live. And for somebody to take the

1 time to produce this type of document, it's a
2 herculean task and it's going to take time.

3 Moving on to the -- to the impacts of a
4 moratorium, certainly on my client and those that
5 are similarly situated in the -- in the districts
6 that you've identified. I think you really need to
7 consider the true time frame. You know, you can
8 put a time frame in a -- in a Local Law, but
9 municipalities do that all the time and it gets
10 extended. So if we say it's a year-and-a-half or
11 two years, that's to produce the study. Then after
12 you produce the study, you have to enact a Local
13 Law. Then the person who has been held up under
14 the moratorium needs whatever time, a year, to get
15 through the site plan process under this new law,
16 right? Then, you know, they have to get a building
17 permit and then build. This is a four to five-year
18 delay in a person who is -- you know, in the case
19 of my client, a person who has started the process,
20 has been in the process, I think, Mayor Hubbard, we
21 mentioned a year ago on this. Been in the process
22 for a year, and then you're going to hold them up?
23 And that's -- it's got to be four to five years
24 that you are going to stop this. It's not -- it's
25 insurmountable for a property owner.

1 I'd also, you know, ask you to consider, and
2 I'm not trying to be a wise guy, but there's no
3 moratorium on a mortgage payment, no moratorium on
4 an insurance payment, there's no moratorium on your
5 real property taxes, there's no moratorium on your
6 carrying costs. Those are all real life impacts to
7 real life people.

8 You know, the other thing, again, not trying
9 to be a wise guy, but if you put a moratorium on
10 this property, and my client will wish to divest
11 themselves of it, they can't do that. Who's going
12 to buy a property when they don't know what use it
13 can be put to, right? Again, they're going to be
14 held up four or five years and then can't divest
15 themselves.

16 The other thing that I'd ask you to really
17 consider and really think about is the fairness
18 question, right? I heard a lot of people speak,
19 but they are all, respectfully, people that are not
20 financially impacted by the institution of this
21 moratorium. I would venture to guess that there
22 are less than 10 property owner/taxpayers who are
23 in the process of taking a piece of property from
24 where it is when they got it and trying to make it
25 productive, right? Those are the people that are

1 impacted here. Those are the people that have skin
2 in this game. Those are the people that are going
3 to get hurt, and one of those people is my client.

4 There's a -- there's a line of cases, and
5 I've provided them to you in my letter, that state
6 that the few should not bear the burden of the
7 entire municipality when a moratorium is proposed,
8 or for that case enacted, and that's going to be
9 the case here. You have, you know, what looks to
10 me, again, under 10 applications in front of your
11 various land use boards that are trying to take
12 what's an unproductive property today and make it
13 productive, and that's who you're hurting, those
14 are the people with the skin in the game.

15 The other -- the other legal argument, and I
16 don't want to go too far into it, because you'll
17 probably be bored with it, is I think from a --
18 from a real legal standpoint, you're putting the
19 cart before the horse. You're putting the cart
20 before the horse. You are just starting your plan.
21 You have no idea how this is going to turn out,
22 what the plan's going to say. I've showed you the
23 chapter on the Waterfront Commercial, and I, again,
24 point your attention to that, but that's really
25 tight. How much more can that be changed, right?

1 So where is this process going? You don't have any
2 idea. You're appointing people to different Task
3 Forces or Advisory Committees, and you have no idea
4 where that's going to end up.

5 Moratorium are legal when you are considering
6 an actual change to the Zoning Code, not that maybe
7 some study is going to come out with some reason
8 why we may have to change it. It's when you are
9 considering actual changes to the Zoning Code that
10 the moratorium is then proper.

11 The final thing I'd like to say is I think
12 you're putting the Village in harm's way. Reading
13 that moratorium and considering its impact on my
14 client I think ends up in a temporary taking of the
15 property, because there's absolutely nothing they
16 can do with it if you enact a moratorium. And it
17 is a fundamental constitutional right from the
18 Fifth Amendment that if there's a taking of the
19 property, the property owner is just compensation.
20 The Fifth Amendment is the just taken, then the
21 14th Amendment allows it, allows there to be a
22 claim against a state actor, which you are as a
23 local Legislator.

24 So in sum, we'd ask you to vote no on this
25 approval. I don't think it -- I don't think it

1 accomplishes a whole lot, except hurting a few
2 people. Thank you.

3 MAYOR HUBBARD: Okay. Anybody else wish to
4 address the Board on the public hearing?

5 MARK BOYLE: Yeah. Hi. I'm Mark Boyle,
6 1073 Ash Drive, Mahwah, New Jersey.

7 Along with Erik Warner, I am part of the
8 development team for 200 Main Street, which has
9 spent the last year working with the Village to
10 develop a 22-room inn. Erik is sick with the flu
11 and could not be here and he apologizes. He has
12 been an active part of the community with his
13 family since his purchase of Sound View Hotel in
14 2016, and in 2019, purchase of the Harborfront Inn.

15 In addition to me, there are several other
16 investor families in this small project on Main
17 Street. We are not quite sure why a moratorium is
18 being proposed. Usually we see this type of action
19 happening when development is running rampant in a
20 community, taking advantage of broken zoning laws
21 and building codes. As far as we can tell, there
22 are no major developments happening or proposed in
23 the community.

24 There are a lot of rumors that are always --
25 there are always a lot of rumors in a -- in a

1 village. I can't tell you how many times we have
2 heard the Greenport yacht building is selling, but
3 factually, there are no major new developments
4 happening in or around Greenport that will change
5 the face of the Village.

6 And so passing an unnecessary moratorium will
7 have unexpected consequences that none of us in
8 this room are talking about. The eyes of the
9 region will turn to us and examine exactly why this
10 Village has issued a moratorium. Those eyes will
11 see very little, if any, reason for a moratorium,
12 and then they will label our community a capricious
13 bunch of extremists passing laws that are
14 unnecessary and without merit.

15 Existing -- existing growing businesses will
16 cease to grow. If businesses can't grow, their
17 values are capped, which means real estate values
18 in this community will stop growing as well. If
19 the value of the property stagnates, what do you
20 think will happen to all of our property taxes? We
21 will argue for them to be lower, and then the
22 Village would have less revenue to operate, which
23 ultimately means higher taxes for everyone else in
24 the room.

25 Have those of you behind the moratorium run

1 the math of all the negative outcomes of an
2 unnecessary moratorium? Where is the math on the
3 financial impact to the Village and those of us in
4 it? Are you 100% sure that a moratorium is a way
5 to achieve your goals?

6 Our actions in passing a moratorium will be
7 the economic kiss of death to the businesses here,
8 as well as anyone who ever imagined more activity
9 and a more vibrant Village core. Why would anyone
10 for the next 10 years even thinking about investing
11 in the Village when we capriciously pass laws
12 without basis, and we couldn't even finish our LWRP
13 from 2010. Yeah, 2010, we didn't even finish that
14 one.

15 The risk levels we are creating for the
16 current and future business and real estate
17 investment in our community are extremely high and
18 destructive. Our inn development is a great
19 example of this. If you pass this proposed
20 moratorium, you will create financial hardship for
21 all the investors in our proposed inn in the extent
22 that you will likely cause us into bankruptcy. You
23 realize you are ripping the rug out from under us
24 and those like us.

25 A year ago, when we started this project in

1 good faith, there were zero discussions of a
2 moratorium. There were -- there was zero
3 meaningful discussions of a moratorium well into
4 2022, and, therefore, we meaningfully continued in
5 good faith to pursue our vision of creating an inn
6 at 200 Main.

7 We're not a big development company with
8 endless resources, but a group of small friends and
9 family investors who create one small lodge, one
10 project a year. Our projects are mostly in small
11 communities like Greenport, where we can have a
12 tangible positive impact on guests and team
13 experiences by celebrating communities where they
14 exist. We believe our development should add value
15 to the community, and we believe in the process of
16 listening to our community members and
17 incorporating their comments into our plans.

18 We have been meeting with the Planning Board
19 continuously since early in the year and have
20 incorporated many changes to our plans to
21 accommodate their -- their comments. The process
22 is going exactly as it should, and clearly shows
23 that we, the Village of Greenport, have a system
24 that ensures the uses of proposed development makes
25 sense in our community.

1 We've spent hundreds of thousands of dollars
2 on traffic, parking, other studies, architects,
3 engineers, as well as on costs associated with the
4 award-winning -- award-winning Columbia University
5 trained Historian, who has created -- who has
6 helped us create the historic context of our
7 facade. Our building feels like it has always been
8 part of Greenport.

9 We are responsible and have in good faith
10 gone above and beyond any of the current rules and
11 regulations of the Village to create an inn that
12 feels like it belongs in our community. We are a
13 developer following the rules, and the existence of
14 the Village process is working.

15 Before we purchased 200 Main Street, we
16 researched both the Village and Zoning codes, as
17 well as the process which would -- we would need to
18 follow to create our inn. Per conversations with
19 the Mayor and his team, development would be very
20 straightforward due to the inn being a permitted
21 use, and our design being focused on matching the
22 historic landscape of Main Street.

23 The current building was cheaply thrown up
24 years ago and served mainly as a car wash. We are
25 creating a small economic engine. Let me by

1 example provide some background to that statement.

2 If we -- if just 10 couples stay at our inn
3 on any given night, eat breakfast in the Village,
4 \$30, buy some books, \$40, then lunch for 50, art,
5 clothes, some memorabilia, \$50, some coffee in the
6 afternoon, another 10, dinner for 100, then
7 breakfast again before they check out the next day,
8 we are bringing about \$300 of revenue to the small
9 businesses, all of the small businesses of
10 Greenport per couple.

11 Let's aggregate those into bigger numbers.
12 That's \$3,000 a day for those 10 couples, and well
13 over a million dollars of revenue for the Village.
14 What small development has such a major impact on a
15 village, all created by a developer following the
16 rules of our Village?

17 At the time of our site purchase, we thought
18 the Village was business-friendly and welcomed
19 small business that meaningfully created positive
20 economic growth for its community members, and that
21 is now not the case. Are the 200 signatures
22 representative of the aspects of the community that
23 will suffer most if there is a moratorium put in
24 place? Think about that.

25 We now have invested close to \$3 million in

1 this project as we work through the process with
2 the Planning Board. Yes, we're into this for
3 \$3 million already. We are hurting.

4 Our research indicates that a moratorium for
5 this type of a study that you are proposing will
6 take two years. Then you will have to enact a law,
7 which the plan recommends, will take another year.
8 After that, you will have to -- after that, we will
9 have to, if we are permitted even to build an inn,
10 go through the site planning process, which will
11 take another year. Lastly, if we're still
12 permitted to build our little inn, it will take
13 another year. Over those four to five years there
14 will be no moratorium on our mortgage, no
15 moratorium on our property taxes, no moratorium on
16 our insurance costs. We bought 200 Main thinking
17 this process was two years. Now we're adding up
18 another five, for a total of seven years of risk.

19 There is real tangible harm in a moratorium,
20 more so with one that is unfounded. We cannot
21 financially overcome this proposal. It is
22 completely unfair and will set a horrible precedent
23 for a place that has already taken some years to
24 overcome its last tragedy with the disbanding of
25 its Police Department.

1 We are just emerging from one of the worst
2 economic crisis in years and a looming inflation.
3 The hospitality and tourism industry is one of the
4 worst hit sectors by the pandemic, and we still are
5 recovering from it. This is the time to support
6 small business and economic growth, not derail it.

7 The Village does not currently have a problem
8 with developers, it has a problem with listening to
9 well-intentioned, but misguided, voices that are
10 dramatizing a situation that doesn't exist. A
11 moratorium will not solve this imagined situation,
12 and the outcome will certainly have extreme
13 negative, destructive consequences to all of us.

14 Please know, if you vote for this moratorium,
15 you will be sentencing our investors to severe
16 financial harm, and hurting a lifeblood of the
17 business community here in Greenport. So we're
18 asking vote no for such a moratorium. Thank you
19 very much.

20 MAYOR HUBBARD: Thank you. Okay. Anybody
21 else wish to address the Board? No? You, Rich.

22 RICHARD VANDENBURGH: Thank you. Richard
23 Vandenburg, Greenport BID.

24 I stand before you as President of the BID,
25 the Business Improvement District. That means

1 virtually all businesses in our Downtown Village,
2 which includes large areas of the Waterfront
3 Commercial and Commercial Retail Districts.
4 Businesses and properties that are a significant
5 part of this Village's tax base, businesses,
6 residents and the employees that live and work in
7 those properties, which create a vibrant and
8 thriving Downtown District. Businesses and owners
9 of properties that have collectively invested
10 millions of dollars into the Business District in
11 creating an appeal that has put us, Greenport, on
12 the map.

13 In light of all the recent conversations,
14 petitions, meetings, what we all seem to agree on
15 in this room and beyond is that we want considered,
16 thoughtful, and comprehensive planning for the
17 future of Greenport. For too long, perhaps, that
18 goal had not gotten the focused attention it
19 deserved. And now the outcry for more
20 comprehensive planning, with specific focus upon
21 our Waterfront Commercial and CR Districts, has
22 brought that simmering issue to a boil.

23 I continue to applaud your willingness to
24 embrace this issue and begin the process of
25 gathering input to achieve this overdue goal, but I

1 do have concerns. In support of the effort to get
2 more comprehensive plans in place and drive
3 specific focus on how to protect in part the
4 waterfront-dependent and working waterfront area,
5 it has been repeated and advocated many times, and
6 in support of a proposed moratorium, we should be
7 100% clear on understanding what the specific
8 deliverables will be.

9 It has also been raised that during this
10 period of a six-month pause, what do we hope to
11 accomplish? These are two broad statements that on
12 their face are certainly rational. While I agree
13 with the underlying objective and need for better
14 planning and a rational approach, as I have
15 advocated well before the most recent petitions and
16 email campaigns, the current course of our action
17 could very well undermine the strength of our
18 Village.

19 Leadership is difficult and requires the
20 courage to sometimes stand apart from the rest of
21 the crowd in order to rationally consider and
22 logically assess the situation. We need more of
23 that leadership now. I ask you, do not succumb to
24 hastily imposed reactionary moves in the fervor of
25 crisis-motivated action. Do not grow impatient

1 with this process and undermine the value of the
2 ultimate goal.

3 The underlying motive for most in this room
4 is understood, develop a thoughtful, considered
5 plan using expert guidance, proper metrics, and
6 specific tasked objectives to develop such
7 planning. That should continue to be the goal.
8 But when people rally around -- rally around the
9 cry of "Moratorium, impose a moratorium," I ask
10 them what does that really mean? Do people truly
11 understand the impact that it will have? Do you
12 know exactly where the imminent threat exists, or
13 is it fear-driven innuendo that creates a form of
14 hysteria? Do you fully understand and appreciate
15 the threat to our tax base with the implementation
16 of a moratorium that is couched in terms of a
17 pause, but could have a much longer impact?

18 A hastily implemented moratorium ignores the
19 facts and considerations of the resulting negative
20 influence and impact that can absolutely affect our
21 tax base. Why would we -- why would you want to
22 undermine the strength of our real property tax
23 base?

24 Moratoriums are double-edged swords,
25 specifically not favored for this very reason. If

1 we undermine the value of our tax base, our
2 Village's financial health and strength is
3 compromised and we all lose.

4 Ineffective and extended moratoriums can
5 cause assessments to begin to decline, tax
6 grievances begin to increase based on the taking of
7 property rights, businesses are dissuaded from
8 operating, storefront vacancies increase, rents
9 decline, property values slide, and tax revenues
10 falter. It becomes a vicious circle and could
11 perpetuate towards a downward cycle that expands to
12 residential properties, ultimately leading to
13 increased taxes or reduced services. It's happened
14 before, and you should not want to be the catalyst
15 in launching us on that path again.

16 There's a document that the Suffolk County
17 Planning Commission uses as a guiding document that
18 states, "A moratorium is the most extreme land use
19 action that a municipality can take, because it
20 suspends completely the rights of owners to use
21 their property." Seen in this light, it is
22 advisable to proceed the adoption of a moratorium
23 by clear findings that confirm the necessity of
24 this action. What are the conditions that mandate
25 the imposition of a moratorium? Are no other

1 alternatives less burdensome on property rights
2 available? Why are the existing land use plans and
3 ordinances not adequate? What recent circumstances
4 have occurred that justify the adoption of a
5 moratorium? How serious and urgent are these
6 circumstances? And what hard evidence is there,
7 hard evidence is there to document the necessity of
8 a moratorium?

9 A member of our BID community recently
10 pointed out that if this moratorium process, what
11 is the -- if not this moratorium process, what is
12 the alternative? What is the counterproposal that
13 seeks to achieve the overall interest in achieving
14 better planning?

15 The BID and I have previously stated that our
16 stakeholders are aligned on the desire for better
17 overall planning. So what is it we should do
18 instead? I submit the following points:

19 First, gather and disseminate the facts that
20 detail the exact and real threats that support this
21 proposed law, not assumptions based on innuendo or
22 supposition.

23 Two, provide the specific number and types of
24 applications that are pending before our local
25 Boards that are the basis of these threats.

1 Three, articulate the reasons and difficulty
2 that actually exist for these Boards in their
3 inability to follow or reach a determination that
4 is consistent and in keeping with our current uses
5 and objectives. With that basic information, we
6 could then follow a least restrictive means of
7 pausing those particular projects that are the most
8 difficult.

9 Four, finalize the creation of the Waterfront
10 Advisory Committee, and specifically define what
11 the goals of that committee will be and how those
12 findings should be stated.

13 Five, relentlessly and diligently follow up
14 on the LWRP that was submitted back in 2010 or '14
15 in order to secure its acceptance by the State now.
16 Create a special director, office or counsel whose
17 sole purpose is to get to the bottom of why it has
18 languished for eight years without approval.

19 Six, begin the work by convening the WAC as
20 soon as possible with the outline and task list of
21 our expectations, and further incorporate community
22 input and stakeholder engagement.

23 Some examples of that process should include
24 what is the definition and vision of an innovative,
25 successful and productive working waterfront? And

1 are there other current day examples in our region
2 where working waterfronts are economically and
3 functioning -- functionally successful? And how do
4 we incorporate the supporting services, including
5 housing, utilities and other infrastructure, to
6 ensure success? And perhaps what should we not do
7 that will result in a detrimental income?

8 And returning to the additional points,
9 seven, continue with fundamental educational
10 seminars and training on best planning practices,
11 such as the upcoming Pace seminars, to empower our
12 baseline understanding and skills in this area.

13 Eight, seek out additional feedback and
14 advice from qualified economic, planning and land
15 use experts to corroborate the viability of these
16 findings and the scope of the proposed changes and
17 uses.

18 And finally, task our local Boards to work
19 with the results of the WAC conclusions, along with
20 the expert input, in order to deliver a 10-point,
21 or something similar, formative plan or
22 recommendations that can be coalesced into zoning
23 updates and voter referendums for final approval
24 and changes.

25 The ultimate goal we all want to see is

1 better comprehensive and smart planning, that's
2 clear. Some form of pause may ultimately,
3 ultimately be necessary. However, the BID
4 respectfully submits that rushing to impose a full
5 moratorium with the limited data that we have at
6 present is not going to be in the best interest of
7 our Village.

8 Until we can adequately answer all of the
9 above points, or honestly and credibly rule out
10 those steps and points as unnecessary, I ask who in
11 their rational mind believes the process of getting
12 to an end result with productive and thoughtful
13 conclusions under the current course of action will
14 actually occur in six months? Who in their
15 rational mind believes that this Village will not
16 likely be sued, potentially more than once, based
17 on the allegations of overreaching and taking by
18 the Village in its use of its police powers in
19 taking the drastic step of hastily imposing a full
20 moratorium with the various multilayered
21 carve-outs, exceptions and rules?

22 The process of achieving a thoughtful plan is
23 possible and should be pursued, but I urge this
24 Board, in its capable, focused and intelligent
25 capacity, do not allow crisis management to cloud

1 your logical, thoughtful and measured
2 decision-making process. Work the facts, trust in
3 a logical approach. You can get to the goal that
4 everyone seeks without the overreaching of imposing
5 a full-blown moratorium. Leadership can be
6 difficult, but you can and must stand apart from
7 the crowds -- crowd, and I urge you to act in a
8 measured manner. Thank you.

9 MAYOR HUBBARD: Thank you. Anybody else wish
10 to address the Board?

11 PATRICIA HAMMES: Good evening. Tricia
12 Hammes, 603 Main Street. As always, disclosure, I
13 am a member of the Planning Board, but I am here in
14 my individual capacity this evening.

15 I think it's really interesting that
16 Mr. Vandeburgh talked about not undermining the
17 value of the ultimate goal. I mean, that's the
18 whole point of why people enact moratoriums when
19 they're doing their planning process. It's quite
20 clear that the law provides the right of
21 municipalities to exercise an implement
22 moratoriums. They're commonly used in
23 circumstances just like those before us, where a
24 plan has not been updated in a long time, a zoning
25 code has not been updated in a long time.

1 The purpose of this hearing tonight, as I
2 understood it, was for people to comment on the
3 draft of the law, if they had concerns, to make
4 specific, you know, suggestions or articulate their
5 concerns. I haven't heard any of that from these
6 people this evening. I've heard them say they
7 don't like it, you know, it's going to harm them.
8 But, you know, if they didn't come in here and say,
9 "Well, we took a look at the law and this is" --
10 you know, "This doesn't really work for us, but
11 here's our circumstances," or "Here's generic
12 circumstances that affect businesses that we think
13 you need to be considering as you enact this law."
14 That's what the Planning Board did. The Planning
15 Board went through it. Based on our experience, we
16 made concrete suggestions to this Board on things
17 that should be incorporated that would protect
18 businesses while we went through this process.

19 The whole purpose of the moratorium is, yes,
20 to maintain the status quo while we figure out what
21 our end goals are, and to not allow things to
22 happen in that interim that undermine the goals
23 we're trying accomplish.

24 So, to be clear, the Planning Board's
25 comments, for those of you that haven't bothered to

1 look at the revised draft of the law, included
2 making sure that people could make necessary and
3 material additions and improvements to their
4 property. That they could remove hazards. We took
5 residential properties out, because, obviously,
6 they're not intended to be captured by this.

7 There's some vague -- some, you know,
8 specifics of our Zoning Code that are a little odd,
9 in that we have some residential properties in
10 Waterfront Commercial, so we needed to deal with
11 that.

12 Similarly, we're very aware of the fact that
13 there are empty properties, vacant properties,
14 people that may want to sell their properties, and
15 we suggested provisions to deal with that, so that
16 people can sell their property and it can continue
17 as a -- as an ongoing business.

18 So maybe you guys should like look at the law
19 and make some concrete suggestions next time,
20 instead of just being negative, if you don't mind.

21 In any event, I appreciate all the work that
22 you all have done. This has been a conversation
23 that's been going on, on and on for a number of
24 years in this Village. I think moratorium first
25 came up well over a year ago. There were some

1 attempts to try to deal with some of these issues
2 without putting a moratorium in place that
3 didn't -- weren't successful, and I think that the
4 community heard that, looked at it, and said,
5 "Look, we need" -- "We need a" -- "We need time
6 here. We need some time to take a step back and
7 figure out what we want to be, and not allow that
8 to happen while we're trying to figure that out."

9 Maybe six months. I don't disagree, six
10 months is a short period. But it doesn't mean that
11 we can't revisit the moratorium in six months. It
12 doesn't mean that in six months we can't say, okay,
13 this is where we are, and we realize this, and now
14 we can like tweak some things and we can let
15 things, you know, move on.

16 I think, you know, people just need to try to
17 work together here and acknowledge that the Village
18 hasn't updated its plan in a long time, it hasn't
19 taken a look at its code since the '70s, and it's
20 time for us to do that.

21 So thank you again very much for your
22 consideration and all of your hard work, it's
23 greatly appreciated.

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

1 KEVIN STUESSI: Kevin Stuessi, 420 Clark
2 Street. Good evening, Mr. Mayor, Trustees, Deputy
3 Mayor, and Village Attorney, Mr. Pallas and Sylvia.

4 I think it's important to remember who has
5 been here over the course of several meetings.
6 What you've seen is this community come out in
7 force to tell you that they wanted to see a
8 moratorium enacted. Of the four speakers that we
9 heard this evening, the first three of them don't
10 live in the community of Greenport. The only one
11 who does is Tricia. I think that's important to
12 remember.

13 The 200 people that submitted signatures on
14 the petition are members of this community. There
15 were a large number of business owners on that
16 petition, people who have a vested stake not just
17 in living here, but also in running their business
18 here. Three of the individuals own the two largest
19 property parcels in the entirety of the Village.
20 You had both Steve Clarke with the shipyard,
21 together with the Rowsoms at Preston's, putting
22 aside the Hospital, which, of course, is a very
23 large property that should be taken into account as
24 part of this moratorium and falls within the
25 district.

1 I think it's also important not to listen to
2 scare tactics. The two gentlemen from New Jersey
3 and East Hampton who are here this evening,
4 representing the building at 200 Main Street, let's
5 put a face on that. It's not just an old
6 laundromat. This was a very successful retail
7 business that was run for 29 years by a woman whose
8 name was Angela. She ran it very successfully.
9 Had a great business, lost her husband during that.
10 It was a wonderful part of this community.

11 So to sit here and suggest that nothing's
12 going to be done by a moratorium going into place
13 is, frankly, preposterous. I'd ask you why you
14 didn't put anything in that space over the course
15 of the entire past year? You could have put a
16 retailer in there. You could have, you know, done
17 some sort of wonderful popup that would have been
18 meaningful for this community, if you cared about
19 participating in the community.

20 And the fear tactics of, you know, what it's
21 going to take to get the hotel open, that's part of
22 your investment. I've spent my life building
23 hotels, restaurants, residential, office projects.
24 The two last projects I came off of, we spent
25 10 years and 15 years before we ever put a shovel

1 in the ground between acquisition of the property
2 and getting the property started and developed.
3 That's part of the risk of doing business.

4 The other thing to consider on this specific
5 one is it was a longstanding retail store. You're
6 looking for exemptions from the Planning Board.
7 Who knows what would have happened. I think it was
8 Mr. Vandenburg in the last meeting who said, you
9 can, you can utilize the tools that you have in the
10 Planning Department toolbox to make a decision on
11 things.

12 So I would ask you, if you're committed to
13 the community, to stick with the community. And
14 you've had some great success with both the
15 Sound View and the Harborfront, and would ask you
16 to stick with us and work through this together
17 with the community. And I'd also ask you to
18 activate the space. That would be really wonderful
19 to see as part of the community. The community has
20 spoken, they have told you all that we very much
21 want this.

22 You want to talk about economics? The
23 community represents well over half a billion
24 dollars of real estate value between all of us who
25 live here. Some of them own businesses who are

1 here. Many of them do not, but they care greatly
2 about the community, and that's why they signed the
3 petition, and that's why they have filled this room
4 to standing room only, like nothing I've seen in my
5 time in the community. We care about this place
6 very much so, and we respect immensely all the time
7 and energy and effort that this Board has put into
8 taking care of our community, and getting us to the
9 point where we've now voted on things.

10 As far as the fear tactics of talking about
11 some economic depression that we're going to be
12 facing, all I ask you to do is come with me, and
13 I'd be glad to take you over to Sag Harbor, and we
14 can spend the day in the town, and I will show you
15 what has happened with real estate values in
16 Sag Harbor over the past three years. They just
17 came out of a moratorium. Real estate values are
18 up, businesses are successful over there, property
19 values are up, all very important things to
20 consider. And, frankly, my prediction, that when
21 we look back, whether it's two years or five years
22 from now, you're only going to see continued rising
23 property values within the town.

24 We have some really wonderful things that are
25 happening in this town right now, and we have many

1 people who are committed to doing great things in
2 the town. The woman who is purchasing the
3 Auditorium right over next -- you know, this
4 wonderful turn-of-the-century Auditorium, she is
5 committed to participating in this process as well
6 and wrote a letter to the Board in regards to that.

7 People want this. There may be a few
8 exceptions who don't, but the overwhelming majority
9 does. And I would ask anybody who does not, listen
10 to what Tricia Hammes said, and please participate
11 in the process and ask how we can make this better,
12 participate in the Waterfront Advisory Committee,
13 and what we can do to make our community better,
14 and listen to the residents here. Don't just
15 listen to the dollars and cents of the immediate
16 issues, because if that was your care, there would
17 be a retail store in there today collecting some
18 rent. Thank you so much.

19 MAYOR HUBBARD: Thank you. Anybody else wish
20 to address the Board?

21 SOFIA ANTONIADES: Sofia Antoniadis,
22 12500 Main Road, East Marion.

23 Good evening, Mayor, Board. I'm not sure if
24 you're familiar, but I'm trying to move forward
25 with a Pilates and yoga studio at 308 Front Street.

1 Although my address is in East Marion, East Marion
2 doesn't have a commercial business district, and
3 the business district that I come to is Greenport.
4 I've been in East Marion since the 1960s and I've
5 seen what Greenport has looked like from the time
6 Grant's was there, and IGA, and A & P, and remember
7 many of the empty stores.

8 I have read the law, the proposed law, and
9 have submitted a request for a waiver based on the
10 points that were in the proposed law. And I did
11 read the -- the new posting that was on the website
12 yesterday, which just confused me even more so.

13 All I am trying to do is take an existing
14 property, not enlarge it, not change it
15 dramatically, and make a good use of it. I cannot
16 put a retail store in there, I cannot do anything.
17 I am pretty much stuck right in this moratorium if
18 you leave the language just the way it is.

19 I'm not an attorney and I don't know how to
20 navigate myself out of the moratorium to continue
21 with the planning and the construction of my
22 Pilates and yoga studio, which will not bring money
23 to the Business District, it will service the
24 residents of Greenport and East Marion. I'm not
25 opening a yoga studio to bring in \$30 or \$300 to

1 other businesses, I'm opening up the studio to be
2 used by the residents. And although I'm not in the
3 Greenport zip code, I use the Greenport area
4 exclusively for my shopping.

5 And I would like some clarity and a little
6 bit of -- I'd like the moratorium, if you do move
7 forward to it, to have different language for
8 existing, preexisting buildings, that we can make
9 use of what's there. Thank you.

10 MAYOR HUBBARD: Thank you. Okay. Anybody
11 else wish to address the Board?

12 (No Response)

13 MAYOR HUBBARD: Okay. Close this public
14 hearing, correct, Joe?

15 CLERK PIRILLO: Mr. Mayor, excuse me.

16 MAYOR HUBBARD: Oh, that's right, yes. We
17 have somebody that submitted a letter that they
18 wanted read into the record. I forgot, I'm sorry.

19 CLERK PIRILLO: That's okay. Thank you.

20 *"To: Mayor George Hubbard and Greenport*
21 *Board of Trustees. From: Lynn A. Decker and*
22 *Carole Ann Myavec."*

23 *"We request that the following letter be read*
24 *into the minutes of the December 22nd, 2022 Public*
25 *Hearing on the Proposed Local Law concerning a*

1 *Six-Month Zoning Moratorium.*

2 *We have been full-time Greenport residents*
3 *for 38 years and have watched this beautifully*
4 *tranquil village more recently become a bustling*
5 *tourist destination.*

6 *While we fully appreciate the concepts of*
7 *change, evolution and progress, we do not*
8 *appreciate the rampant uncontrolled pace at which*
9 *these things have all taken place. The Village's*
10 *transformation has benefited many new faces and*
11 *investors, but to the detriment of the existing*
12 *local population. That is not to say that all who*
13 *are new to our Village are here to reap dollars and*
14 *opportunities. Many have joined the community with*
15 *a desire to truly become part of it, because they*
16 *love Greenport for the character it offers, and for*
17 *the attitudes so many of us have shared for so*
18 *long, and we sincerely welcome those new members of*
19 *our community. It is the need to slow the ones who*
20 *see dollar signs instead of human connections and*
21 *quality of life that prompt us to state that we are*
22 *totally in favor of initiating a moratorium to*
23 *examine our current state of affairs and reevaluate*
24 *how we want to move forward with Greenport's place*
25 *in the world.*

1 *The rate at which affordable homes and*
2 *apartments have disappeared is mind-boggling.*
3 *Community members who were born and raised here,*
4 *and whose children are being raised here and*
5 *attending our local school, cannot afford to live*
6 *or work here any longer. Their plight has become*
7 *secondary to those who see them as collateral*
8 *damage to their investment plans. The people*
9 *walking away with the money are not concerned about*
10 *those factors.*

11 *We fully realize that this pending moratorium*
12 *is focusing most specifically on waterfront*
13 *development and the business area within, but it is*
14 *incumbent upon us to consider the full scope of the*
15 *rampant development of those particular locales.*

16 *Everything that happens there will affect*
17 *everyone else in this Village...from obscene*
18 *parking situations to uncontrolled housing prices,*
19 *to lack of full-time residents needed as volunteers*
20 *for our fire department, to sufficient workers for*
21 *our retail and restaurant operations.*

22 *When huge tour buses are parked in front of*
23 *houses in residential areas, with their motors*
24 *running all day while their riders are shopping,*
25 *where is the local resident being taken into*

1 *consideration? When party limos are stretched*
2 *across four parking spaces or blocking a driveway,*
3 *where is the consideration for people who live*
4 *here? When potential new hotel owners can offer*
5 *money instead of parking options for their venture,*
6 *why is it not seen as chump change for their*
7 *wallets and a major setback for the village's*
8 *already dire parking situation? And when a*
9 *developer is allowed to build an architectural*
10 *monstrosity that totally lacks any regard for the*
11 *flavor and aesthetic of a neighborhood like that on*
12 *Sterling Avenue, where is consideration for the*
13 *existing residents of the village? Why are we*
14 *forfeiting the heart and soul of our village for*
15 *dollars?*

16 *Again, while this moratorium is focusing on a*
17 *specific element of Greenport's waterfront*
18 *development, we should also be looking at the*
19 *overall development and upkeep of Greenport in*
20 *general. If we are offering our lovely village as*
21 *a destination for visitors, we should also be*
22 *taking into consideration the community that is*
23 *already here, and take active steps to address*
24 *those things detrimental to our daily lives here,*
25 *like burned and abandoned houses that are left*

1 *sitting for years...yards overflowing with debris*
2 *and actual raw garbage. Why are those things*
3 *permitted to endlessly exist, seemingly with no*
4 *consequences?*

5 *The character and upkeep of our residential*
6 *areas should have some consistent enforceable codes*
7 *in place. These and other quality of life issues*
8 *should be part of an overall rethinking of*
9 *Greenport's successful and equitable future.*
10 *Equitable for controlled and responsible growth -*
11 *and consideration for the residents who are*
12 *dedicated to living here as a cohesive and*
13 *considerate community.*

14 *Thank you for your attention to our concerns.*
15 *Respectfully, Lynn A. Decker and Carole Ann*
16 *Myavec."*

17 MAYOR HUBBARD: Okay. Thank you.

18 CLERK PIRILLO: You're welcome.

19 MAYOR HUBBARD: Are there any other letters?

20 CLERK PIRILLO: No, sir.

21 MAYOR HUBBARD: No, okay. Okay. I'll offer
22 a motion to close the public hearing.

23 ATTORNEY PROKOP: May I make a suggestion?
24 So we have a -- we have a resolution that the Board
25 adopted on Jan -- excuse me, on December 2nd that

1 was amended on December 15th. That resolution was
2 to set a public hearing for tonight on this
3 Local Law, and had certain provisions in it which
4 state consideration of applications and
5 development, and also -- but then, also, was, as I
6 said, amended on December 15th to allow certain
7 exceptions.

8 My recommendation, if you're going to move to
9 close the public hearing tonight, my recommendation
10 would be that that -- that that motion actually be
11 to close the public hearing, to set a public
12 hearing for January 26th on the version of the
13 Local Law that's dated December 21st, that was the
14 version that was sent around with the exceptions in
15 it, or the exemptions in it, and that the
16 provisions, the provisions of the December 2nd
17 resolution, as amended on December 15th, stay in
18 effect until that January 26th hearing, or further
19 action by the Board.

20 I'm sorry, I can say that again, if you want
21 it more succinctly. But, basically, if you close
22 the public hearing, I'm concerned that one of the
23 things that will happen is the other -- the State
24 provisions of the December 2nd and December 15th
25 resolutions will not continue unless you -- unless

1 you at the same time vote to have another public
2 hearing in January on the law as amended, the
3 amended version of the law with those -- with those
4 provisions from those resolutions to stay in
5 effect.

6 MAYOR HUBBARD: All right. That was going to
7 be my next topic to bring up to see if the Board
8 was comfortable moving forward with that. But if
9 you want to do it all as one -- let me ask the
10 Board. Is the Board comfortable moving forward
11 with the law as written, rewritten on the 21st, so
12 that Joe could start the process of sending that to
13 Suffolk County Planning Commission and our Planning
14 Boards with what's there? And then we'd have to
15 schedule another public hearing on that. But we
16 can't vote on it, they have 45 days to respond. So
17 I want to just get a consensus of the Board if
18 they're comfortable moving forward with what's
19 written from the 21st.

20 TRUSTEE PHILLIPS: I'm comfortable with it.

21 TRUSTEE MARTILOTTA: Yes.

22 TRUSTEE ROBINS: I am, too.

23 MAYOR HUBBARD: Okay.

24 ATTORNEY PROKOP: You know, I think it's -- I
25 just want to say, I think it's important as part of

1 this process to get comments back from Suffolk
2 County. And so, you know, I would like to get
3 that, that January hearing set, and then send -- I
4 will send the laws that exist now in the form that
5 is -- it is in, this recent draft to Suffolk County
6 seeking comments. So that -- and that those
7 comments, hopefully, will be part of the public
8 hearing, or provided to the Board for your
9 consideration, also. So that --

10 MAYOR HUBBARD: Okay.

11 ATTORNEY PROKOP: That would be my
12 recommendation for a motion. If you'd like me to
13 repeat myself a little more succinct -- this is
14 getting on the record, right? So I guess it's
15 on -- it will be in the minutes.

16 But the motion would be to close the public
17 hearing on the draft from December 2nd, to set a
18 public hearing for -- I think it's January 26th, is
19 the date.

20 CLERK PIRILLO: It is.

21 ATTORNEY PROKOP: On the draft, the draft
22 Local Laws that was circulated on December 21st,
23 and to continue the provisions of the December 2nd
24 resolution, as amended on December 15th, staying
25 consideration and approvals of development

1 applications and other -- other approvals as
2 detailed in those resolutions.

3 TRUSTEE ROBINS: Just for clarification, Joe,
4 the December 15th was the one that incorporated the
5 comments from the Planning Board; am I correct on
6 that?

7 ATTORNEY PROKOP: December 15th was the one
8 that we -- we set five criteria for building
9 permits that could be issued. We set five
10 different -- so the Building Department could move
11 ahead.

12 The December 15th version of the Local Law,
13 which was separate, did incorporate Planning Board
14 comments as of that date. The Jan -- the December
15 21st version, which was circulated yesterday,
16 included Planning Board comments that we received
17 on Monday, and a discussion that we had with
18 members of the Planning Board on that on Monday.

19 TRUSTEE ROBINS: Okay. Thank you for that
20 clarification.

21 MAYOR HUBBARD: Okay. Do you also want to
22 include in that motion to forward the stuff to
23 Suffolk County Planning Commission? Do we need to
24 do that by resolution?

25 ATTORNEY PROKOP: Yes, please, I would like

1 that included, that the Village Clerk and Village
2 Attorney are directed to forward the December 21st
3 draft to the Suffolk County Planning Commission.

4 MAYOR HUBBARD: And the Village Planning
5 Board.

6 ATTORNEY PROKOP: And the Village Planning
7 Board, yes.

8 MAYOR HUBBARD: Okay. I'll offer that motion
9 as Joe read it off.

10 TRUSTEE PHILLIPS: I'll second it.

11 MAYOR HUBBARD: All in favor?

12 TRUSTEE ROBINS: Aye.

13 TRUSTEE MARTILOTTA: Aye.

14 TRUSTEE PHILLIPS: Aye.

15 MAYOR HUBBARD: Aye.

16 Opposed?

17 (No Response)

18 MAYOR HUBBARD: Motion carried.

19 Okay. We're going to moving forward with
20 that. I'll open it up to the public to address the
21 Board on any topic, if there's any other topic
22 somebody wants to discuss. No?

23 (No Response)

24 MAYOR HUBBARD: Okay. We'll move on to our
25 regular agenda.

1 RESOLUTION #12-2022-1 -- okay. Let me hang
2 on a second.

3 (Audience Members Exited)

4 MAYOR HUBBARD: All right. *RESOLUTION*
5 *#12-2022-1, RESOLUTION adopting the December, 2022*
6 *agenda as printed.* So moved.

7 TRUSTEE MARTILOTTA: Second.

8 MAYOR HUBBARD: All in favor?

9 TRUSTEE ROBINS: Aye.

10 TRUSTEE MARTILOTTA: Aye.

11 TRUSTEE PHILLIPS: Aye.

12 MAYOR HUBBARD: Aye.

13 Opposed?

14 (No Response)

15 MAYOR HUBBARD: Motion carried.

16 Trustee Robins.

17 TRUSTEE ROBINS: *RESOLUTION #12-2022-2,*
18 *RESOLUTION accepting the monthly reports of the*
19 *Greenport Fire Department, Village Administrator,*
20 *Village Treasurer, Village Clerk, Village Attorney,*
21 *Mayor and Board of Trustees.* So moved.

22 TRUSTEE MARTILOTTA: Second.

23 MAYOR HUBBARD: All in favor?

24 TRUSTEE ROBINS: Aye.

25 TRUSTEE MARTILOTTA: Aye.

1 TRUSTEE PHILLIPS: Aye.

2 MAYOR HUBBARD: Aye.

3 Opposed?

4 (No Response)

5 MAYOR HUBBARD: Motion carried.

6 TRUSTEE MARTILOTTA: *RESOLUTION #12-2022-3,*
7 *RESOLUTION ratifying the attached resolution*
8 *approved by the Village of Greenport Board of*
9 *Trustees at the Board of Trustees Work Session*
10 *Meeting on December 15, 2022. So moved.*

11 TRUSTEE PHILLIPS: Second.

12 MAYOR HUBBARD: All in favor?

13 TRUSTEE ROBINS: Aye.

14 TRUSTEE MARTILOTTA: Aye.

15 TRUSTEE PHILLIPS: Aye.

16 MAYOR HUBBARD: Aye.

17 Opposed?

18 (No Response)

19 MAYOR HUBBARD: Motion carried.

20 TRUSTEE PHILLIPS: *RESOLUTION #12-2022-4,*
21 *RESOLUTION approving the attached invoice from DeAl*
22 *Concrete Corp in the amount of \$1,698.30 as a*
23 *Change Order to the existing contract between the*
24 *Village of Greenport and DeAl Contract (sic)*
25 *(Concrete) Corp, for the repair of an existing*

1 *apron on Sterling Avenue. So moved.*

2 TRUSTEE ROBINS: Second.

3 MAYOR HUBBARD: All in favor?

4 TRUSTEE ROBINS: Aye.

5 TRUSTEE MARTILOTTA: Aye.

6 TRUSTEE PHILLIPS: Aye.

7 MAYOR HUBBARD: Aye.

8 Opposed?

9 (No Response)

10 MAYOR HUBBARD: Motion carried.

11 TRUSTEE ROBINS: *RESOLUTION #12-22 -- 2022-5,*
12 *RESOLUTION extending Section 4(iii) of the Sewer*
13 *Connection and Easement Access Agreement between*
14 *the Village of Greenport and individual property*
15 *owners in the Sandy Beach area to amend the return*
16 *of the First Payment deadline date from December 31st,*
17 *2022 to December 31st, 2023 and to amend the return*
18 *of the Second Payment deadline date from March 31st,*
19 *2023 to March 31st, 2024; and authorizing Attorney*
20 *Prokop to draft and provide any documentation*
21 *necessary for the amendments, and authorizing Mayor*
22 *Hubbard to sign the documents amending the easement*
23 *access agreements as to the amended first and*
24 *second payment deadline dates. So moved.*

25 TRUSTEE MARTILOTTA: Second.

1 MAYOR HUBBARD: All in favor?

2 TRUSTEE ROBINS: Aye.

3 TRUSTEE MARTILOTTA: Aye.

4 TRUSTEE PHILLIPS: Aye.

5 MAYOR HUBBARD: Aye.

6 Opposed?

7 (No Response)

8 MAYOR HUBBARD: Motion carried.

9 TRUSTEE MARTILOTTA: *RESOLUTION #12-2022-6,*
10 *RESOLUTION approving an increase in the hourly wage*
11 *rate for Anthony Monzon Alvarado, from \$16.48 to*
12 *\$18.48 per hour, effective December 28th, 2022*
13 *owing to the acquisition of substantial expertise,*
14 *per Article VII (Salaries and Compensation),*
15 *Section 9(b) - Merit Clause - of the collective*
16 *bargaining agreement currently in force between the*
17 *Village of Greenport and CSEA Local 1000. So moved.*

18 TRUSTEE PHILLIPS: Second.

19 MAYOR HUBBARD: All in favor?

20 TRUSTEE ROBINS: Aye.

21 TRUSTEE MARTILOTTA: Aye.

22 TRUSTEE PHILLIPS: Aye.

23 MAYOR HUBBARD: Aye.

24 Opposed?

25 (No Response)

1 MAYOR HUBBARD: Motion carried.

2 TRUSTEE PHILLIPS: *RESOLUTION #12-2022-7,*
3 *RESOLUTION approving an increase in the hourly wage*
4 *rate for Meko Denon Bell, from \$16.48 to \$18.48 per*
5 *hour, effective December 28th, 2022 owing to the*
6 *acquisition of substantial expertise, per Article*
7 *VII (Salaries and Compensation), Section 9(b) -*
8 *Merit Clause - of the collective bargaining*
9 *agreement currently in force between the Village of*
10 *Greenport and CSEA Local 1000. So moved.*

11 TRUSTEE ROBINS: Second.

12 MAYOR HUBBARD: All in favor?

13 TRUSTEE ROBINS: Aye.

14 TRUSTEE MARTILOTTA: Aye.

15 TRUSTEE PHILLIPS: Aye.

16 MAYOR HUBBARD: Aye.

17 Opposed?

18 (No Response)

19 MAYOR HUBBARD: Motion carried.

20 TRUSTEE ROBINS: *RESOLUTION #12-2022-8,*
21 *RESOLUTION authorizing Interim Treasurer Gaffga to*
22 *perform attached Budget Amendment #5144 to*
23 *appropriate reserves to fund sewer clarifier*
24 *maintenance, and directing that Budget Amendment*
25 *#5144 be included as part of the formal meeting*

1 *minutes of the December 22nd, 2022 Regular Meeting*
2 *of the Board of Trustees. So moved.*

3 TRUSTEE MARTILOTTA: Second.

4 MAYOR HUBBARD: All in favor?

5 TRUSTEE ROBINS: Aye.

6 TRUSTEE MARTILOTTA: Aye.

7 TRUSTEE PHILLIPS: Aye.

8 MAYOR HUBBARD: Aye.

9 Opposed?

10 (No Response)

11 MAYOR HUBBARD: Motion carried.

12 TRUSTEE MARTILOTTA: *RESOLUTION #12-2022-9,*
13 *RESOLUTION authorizing Interim Treasurer Gaffga to*
14 *perform attached Budget Amendment #5145 to*
15 *appropriate General Fund reserves to fund the*
16 *purchase and installation of winter holiday lights*
17 *for the downtown in conjunction with the Village*
18 *BID, and directing that Budget Amendment #5145 be*
19 *included as part of the formal meeting minutes at*
20 *the December 22nd, 2022 Regular Meeting of the*
21 *Board of Trustees. So moved.*

22 TRUSTEE PHILLIPS: Second.

23 MAYOR HUBBARD: All in favor?

24 TRUSTEE ROBINS: Aye.

25 TRUSTEE MARTILOTTA: Aye.

1 TRUSTEE PHILLIPS: Aye.

2 MAYOR HUBBARD: Aye.

3 Opposed?

4 (No Response)

5 MAYOR HUBBARD: Motion carried.

6 TRUSTEE PHILLIPS: *RESOLUTION #12-2022-10,*
7 *RESOLUTION authorizing Interim Treasurer Gaffga to*
8 *transfer funds from specific General, Light, Water,*
9 *and Sewer account to the NYCLASS and to post these*
10 *funds to the following newly created General Ledger*
11 *Accounts: A.0201.110 General Investment Savings,*
12 *E.0121.110 Light Investment Savings, F.0201.120*
13 *Water Investment Savings, and G.0201.110 Sewer*
14 *Investment Savings. So moved.*

15 TRUSTEE ROBINS: Second.

16 MAYOR HUBBARD: All in favor?

17 TRUSTEE ROBINS: Aye.

18 TRUSTEE MARTILOTTA: Aye.

19 TRUSTEE PHILLIPS: Aye.

20 MAYOR HUBBARD: Aye.

21 Opposed?

22 (No Response)

23 MAYOR HUBBARD: Motion carried.

24 TRUSTEE ROBINS: *RESOLUTION #12-2022-11,*
25 *RESOLUTION authorizing the solicitation of bids for*

1 *the hauling of liquid sludge from the Village of*
2 *Greenport Wastewater Treatment Plant, and directing*
3 *Clerk Pirillo to notice the Request for Bids*
4 *accordingly. So moved.*

5 TRUSTEE MARTILOTTA: Second.

6 MAYOR HUBBARD: All in favor?

7 TRUSTEE ROBINS: Aye.

8 TRUSTEE MARTILOTTA: Aye.

9 TRUSTEE PHILLIPS: Aye.

10 MAYOR HUBBARD: Aye.

11 Opposed?

12 (No Response)

13 MAYOR HUBBARD: Motion carried.

14 TRUSTEE MARTILOTTA: *RESOLUTION #12-2022-12,*
15 *RESOLUTION accepting the resignation of Parker*
16 *Bakowski as a Laborer for the Village of Greenport*
17 *Recreation/Marina Department, effective*
18 *December 13th, 2022. So moved.*

19 TRUSTEE PHILLIPS: Second.

20 MAYOR HUBBARD: All in favor?

21 TRUSTEE ROBINS: Aye.

22 TRUSTEE MARTILOTTA: Aye.

23 TRUSTEE PHILLIPS: Aye.

24 MAYOR HUBBARD: Aye.

25 Opposed?

1 (No Response)

2 MAYOR HUBBARD: Motion carried.

3 TRUSTEE PHILLIPS: *RESOLUTION #12-2022-13,*
4 *RESOLUTION ratifying the hiring of Matthew Malinowski*
5 *as a Carousel employee, at the hourly wage rate of*
6 *\$15.00 per hour, effective November 19th, 2022.*

7 So moved.

8 TRUSTEE ROBINS: Second.

9 MAYOR HUBBARD: All in favor?

10 TRUSTEE ROBINS: Aye.

11 TRUSTEE MARTILOTTA: Aye.

12 TRUSTEE PHILLIPS: Aye.

13 MAYOR HUBBARD: Aye.

14 Opposed?

15 (No Response)

16 MAYOR HUBBARD: Motion carried.

17 TRUSTEE ROBINS: *RESOLUTION #12-2022-14,*
18 *RESOLUTION ratifying the hiring of Jessica Sousis*
19 *as an Ice Rink employee, at an hourly wage rate of*
20 *\$15.00 per hour, effective December 14th, 2022. So moved.*

21 TRUSTEE MARTILOTTA: Second.

22 MAYOR HUBBARD: All in favor?

23 TRUSTEE ROBINS: Aye.

24 TRUSTEE MARTILOTTA: Aye.

25 TRUSTEE PHILLIPS: Aye.

1 MAYOR HUBBARD: Aye.

2 Opposed?

3 (No Response)

4 MAYOR HUBBARD: Motion carried.

5 TRUSTEE MARTILOTTA: *RESOLUTION #12-2022-15,*
6 *RESOLUTION authorizing the issuance of a check*
7 *payable to Paul Pallas as Village Administrator in*
8 *the amount of \$1,000.00 to be used to set up the*
9 *required cash drawers -- cash drawers/banks for the*
10 *Village of Greenport Ice Rink. So moved.*

11 TRUSTEE PHILLIPS: Second.

12 MAYOR HUBBARD: All in favor?

13 TRUSTEE ROBINS: Aye.

14 TRUSTEE MARTILOTTA: Aye.

15 TRUSTEE PHILLIPS: Aye.

16 MAYOR HUBBARD: Aye.

17 Opposed?

18 (No Response)

19 MAYOR HUBBARD: Motion carried.

20 TRUSTEE PHILLIPS: *RESOLUTION #12-2022-16.*

21 *And I'll apologize if I murder -- I mean, I*
22 *mispronounce anybody's name. RESOLUTION appointing*
23 *four Election Inspectors, and one Chairperson, for*
24 *the Village of Greenport Election on March 21st,*
25 *2023; as follows:*

1 *Jerri Woodhouse, Chairperson*

2 *Guido Dossena,*

3 *Umberto Fasolino, and*

4 *Alison M. Shelby*

5 *The Inspectors are to be paid \$15.00 per hour and*
6 *\$16.00 per hour for the Chairperson of the*
7 *Inspectors, and further authorizing the Inspectors*
8 *to work on two Village Voter registration days, as*
9 *well as on the day of the election. This will be*
10 *expensed from Account A.1450.100 (Election Personnel*
11 *Services). So moved.*

12 TRUSTEE ROBINS: Second.

13 MAYOR HUBBARD: All in favor?

14 TRUSTEE ROBINS: Aye.

15 TRUSTEE MARTILOTTA: Aye.

16 TRUSTEE PHILLIPS: Aye.

17 MAYOR HUBBARD: Aye.

18 Opposed?

19 (No Response)

20 MAYOR HUBBARD: Motion carried.

21 TRUSTEE ROBINS: *RESOLUTION #12-22 --*

22 *2022-17, RESOLUTION allowing the Clerk's Office to*
23 *appoint two alternate Election Inspectors for the*
24 *Village General Election on March 21st, 2023, as*
25 *follows:*

1 - Gerald S. Clum, and

2 - Andrea M. Esposito.

3 *The alternate Election Inspectors are to be paid*
4 *\$15.00 per hour if required to work, and further*
5 *authorizing the Inspectors to work on the two*
6 *Village Voter registration days if required, as*
7 *well as on the day of the election, if required.*
8 *This will be expensed from Account A.1450.100*
9 *(Election Personnel Services). So moved.*

10 TRUSTEE MARTILOTTA: Second.

11 MAYOR HUBBARD: All in favor?

12 TRUSTEE ROBINS: Aye.

13 TRUSTEE MARTILOTTA: Aye.

14 TRUSTEE PHILLIPS: Aye.

15 MAYOR HUBBARD: Aye.

16 Opposed?

17 (No Response)

18 MAYOR HUBBARD: Motion carried.

19 TRUSTEE MARTILOTTA: *RESOLUTION #12-2022-18,*
20 *RESOLUTION approving the attached contract between*
21 *the Village of Greenport and the Greenport Hockey*
22 *Club, Ltd. for the use of the Village of Greenport*
23 *Ice Rink and associated equipment, and authorizing*
24 *Mayor Hubbard to sign the contract between the*
25 *Village of Greenport and the Greenport Hockey Club,*

1 *Ltd.* So moved.

2 TRUSTEE PHILLIPS: Second.

3 MAYOR HUBBARD: All in favor?

4 TRUSTEE ROBINS: Aye.

5 TRUSTEE MARTILOTTA: Aye.

6 TRUSTEE PHILLIPS: Aye.

7 MAYOR HUBBARD: Aye.

8 Opposed?

9 (No Response)

10 MAYOR HUBBARD: Motion carried.

11 TRUSTEE PHILLIPS: *RESOLUTION #12-2022-19,*
12 *RESOLUTION approving the attached contract between*
13 *the Village of Greenport and the Greenport Open*
14 *Hockey League for the use of the Village of*
15 *Greenport Ice Rink and associated equipment, and*
16 *authorizing Mayor Hubbard to sign the contract*
17 *between the Village of Greenport and the Greenport*
18 *Open Hockey League. So moved.*

19 TRUSTEE ROBINS: Second.

20 MAYOR HUBBARD: All in favor?

21 TRUSTEE ROBINS: Aye.

22 TRUSTEE MARTILOTTA: Aye.

23 TRUSTEE PHILLIPS: Aye.

24 MAYOR HUBBARD: Aye.

25 Opposed?

1 (No Response)

2 MAYOR HUBBARD: Motion carried.

3 TRUSTEE ROBINS: RESOLUTION #12-2022-20,
4 RESOLUTION authorizing the attendance of Trustee
5 Julia Robins and Village Administrator Paul Pallas
6 at the NYAPP Annual Business Meeting on January 18th,
7 2023 and January 19th, 2023 in Albany, New York at
8 a conference fee of \$250 per person and a lodging
9 fee of \$137.00 per night, with all applicable meal
10 and travel expenses to be reimbursed in accordance
11 with the Village of Greenport Travel Policy, to be
12 expensed from Account E.0782.000 (Management
13 Services). So moved.

14 TRUSTEE MARTILOTTA: Second.

15 MAYOR HUBBARD: All in favor?

16 TRUSTEE MARTILOTTA: Aye.

17 TRUSTEE PHILLIPS: Aye.

18 TRUSTEE ROBINS: Aye.

19 MAYOR HUBBARD: Aye.

20 Opposed?

21 (No Response)

22 MAYOR HUBBARD: Motion carried.

23 TRUSTEE MARTILOTTA: *RESOLUTION #12-2022-21,*
24 *RESOLUTION awarding the 2023 contract for the*
25 *removal of snow as required on Village streets to*

1 *Stanley F. Skrezec per the attached bid prices, per*
2 *the bid opening on December 15th, 2022; and*
3 *authorizing Mayor Hubbard to sign the contract*
4 *between the Village of Greenport and Stanley F. Skrezec.*
5 So moved.

6 TRUSTEE PHILLIPS: Second.

7 MAYOR HUBBARD: All in favor?

8 TRUSTEE ROBINS: Aye.

9 TRUSTEE MARTILOTTA: Aye.

10 TRUSTEE PHILLIPS: Aye.

11 MAYOR HUBBARD: Aye.

12 Opposed?

13 (No Response)

14 MAYOR HUBBARD: Motion carried.

15 TRUSTEE PHILLIPS: *RESOLUTION #12-2022-22,*
16 *RESOLUTION awarding the 2023 contract for the*
17 *performance of contractor services to Stanley F.*
18 *Skrezec per the attached bid prices, per the bid*
19 *opening on December 15th, 2022; and authorizing*
20 *Mayor Hubbard to sign the contract between the*
21 *Village of Greenport and Stanley F. Skrezec.*
22 So moved.

23 TRUSTEE ROBINS: Second.

24 MAYOR HUBBARD: All in favor?

25 TRUSTEE ROBINS: Aye.

1 TRUSTEE MARTILOTTA: Aye.

2 TRUSTEE PHILLIPS: Aye.

3 MAYOR HUBBARD: Aye.

4 Opposed?

5 (No Response)

6 MAYOR HUBBARD: Motion carried.

7 TRUSTEE ROBINS: *RESOLUTION #12-2022-23,*
8 *RESOLUTION awarding the 2023 annual contract for*
9 *the delivery of diesel fuel to Burt's Reliable*
10 *Incorporated, the sole bidder, at a bid price of*
11 *twenty cents (\$.20) per gallon over the rack price,*
12 *per the bid opening on December 15th, 2022; and*
13 *authorizing Mayor Hubbard to sign the contract*
14 *between the Village of Greenport and Burt's*
15 *Reliable, Inc. So moved.*

16 TRUSTEE MARTILOTTA: Second.

17 MAYOR HUBBARD: All in favor?

18 TRUSTEE ROBINS: Aye.

19 TRUSTEE MARTILOTTA: Aye.

20 TRUSTEE PHILLIPS: Aye.

21 MAYOR HUBBARD: Aye.

22 Opposed?

23 (No Response)

24 MAYOR HUBBARD: Motion carried.

25 TRUSTEE MARTILOTTA: *RESOLUTION #12-2022-24,*

1 *RESOLUTION awarding the 2023 annual contract for*
2 *the delivery of No. 2 heating oil to Burt's*
3 *Reliable Incorporated, sole bidder, at a bid price*
4 *of twenty cents (\$.20) per gallon over rack price,*
5 *per the bid opening on December 15th, 2022, and*
6 *authorizing Mayor Hubbard to sign the contract*
7 *between the Village of Greenport and Burt's*
8 *Reliable, Incorporated. So moved.*

9 TRUSTEE PHILLIPS: Second.

10 MAYOR HUBBARD: All in favor?

11 TRUSTEE ROBINS: Aye.

12 TRUSTEE MARTILOTTA: Aye.

13 TRUSTEE PHILLIPS: Aye.

14 MAYOR HUBBARD: Aye.

15 Opposed?

16 (No Response)

17 MAYOR HUBBARD: Motion carried.

18 TRUSTEE PHILLIPS: *RESOLUTION #12-2022-25,*
19 *RESOLUTION approving the attached proposal from the*
20 *Land Use Law Center of the Pace University School*
21 *of Law for the provision of a two-hour Land Use*
22 *Training workshop, at a cost of \$2,500.00 for a*
23 *maximum of thirty-five (35) attendees. So moved.*

24 TRUSTEE ROBINS: Second.

25 MAYOR HUBBARD: All in favor?

1 TRUSTEE ROBINS: Aye.

2 TRUSTEE MARTILOTTA: Aye.

3 TRUSTEE PHILLIPS: Aye.

4 MAYOR HUBBARD: Aye.

5 Opposed?

6 (No Response)

7 MAYOR HUBBARD: Motion carried.

8 TRUSTEE ROBINS: RESOLUTION #12-2022-26,
9 RESOLUTION appointing the following as voting
10 Members of the Waterfront Advisory and Planning
11 Committee:

12 - Mayor George W. Hubbard, Jr. or Trustee Julia Robins

13 - Trustee Mary Bess Phillips

14 - Zoning Board of Appeals Chairperson John Saladino
15 or Zoning Board of Appeals Member Dena Zemsky as
16 Alternate

17 - Planning Board Chairperson Patrick Brennan or
18 Planning Board Member Daniel Creedon as Alternate

19 - Historic Preservation Commission Chairperson
20 Jane Ratsey Williams or Historic Preservation
21 Commission Member Roselle Borelli

22 - Full-time resident and property owner Jeanne Cooper,
23 And

24 - Full-time resident and property owner Steven
25 Clark.

1 So moved.

2 TRUSTEE MARTILOTTA: Second.

3 MAYOR HUBBARD: All in favor?

4 TRUSTEE ROBINS: Aye.

5 TRUSTEE MARTILOTTA: Aye.

6 TRUSTEE PHILLIPS: Aye.

7 MAYOR HUBBARD: Aye.

8 Opposed?

9 (No Response)

10 MAYOR HUBBARD: Motion carried.

11 TRUSTEE MARTILOTTA: All right.

12 *RESOLUTION #12-2022-27, RESOLUTION amending*
13 *the resolution approved at the December 2nd, 2022*
14 *Special Meeting of the Village of Greenport Board*
15 *of Trustees to allow for an additional six (6)*
16 *voting Members to the Waterfront Advisory and*
17 *Planning Committee, as follows:*

18 *- Kevin Steussi*

19 *- Randy Wade*

20 *- William Swiskey*

21 *- Stacey Tesseyman*

22 *- Eric Elkin, and*

23 *- Christopher Hamilton*

24 So moved.

25 TRUSTEE PHILLIPS: Second.

1 MAYOR HUBBARD: All in favor?

2 TRUSTEE ROBINS: Aye.

3 TRUSTEE MARTILOTTA: Aye.

4 TRUSTEE PHILLIPS: Aye.

5 MAYOR HUBBARD: Aye.

6 Opposed?

7 (No Response)

8 MAYOR HUBBARD: Motion carried.

9 TRUSTEE PHILLIPS: *RESOLUTION #12-2022-28,*
10 *Resolution waiving the New York State four-hour*
11 *training requirement for 2022 for any statutory*
12 *Board member that has not completed the changing --*
13 *excuse me -- the training requirement as of*
14 *December 31, 2022. So moved.*

15 TRUSTEE ROBINS: Second.

16 MAYOR HUBBARD: All in favor?

17 TRUSTEE ROBINS: Aye.

18 TRUSTEE MARTILOTTA: Aye.

19 TRUSTEE PHILLIPS: Aye.

20 MAYOR HUBBARD: Aye.

21 Opposed?

22 (No Response)

23 MAYOR HUBBARD: Motion carried.

24 TRUSTEE ROBINS: *RESOLUTION #12-2022-29,*
25 *RESOLUTION approving all checks per the Voucher*

1 *Summary Report dated December 20th, 2022, in the*
2 *total amount of \$622,051.23 consisting of:*

3 *o All regular checks in the amount of*
4 *\$584,163.28, and*

5 *o All prepaid checks (including wire*
6 *transfers) in the amount of \$37,887.95.*

7 *So moved.*

8 *TRUSTEE MARTILOTTA: Second.*

9 *MAYOR HUBBARD: All in favor?*

10 *TRUSTEE ROBINS: Aye.*

11 *TRUSTEE MARTILOTTA: Aye.*

12 *TRUSTEE PHILLIPS: Aye.*

13 *MAYOR HUBBARD: Aye.*

14 *Opposed?*

15 *(No Response)*

16 *MAYOR HUBBARD: Motion carried.*

17 *Okay. That ends our regular agenda. I just*
18 *want to announce to everybody that now that we have*
19 *approved members of the Waterfront Advisory*
20 *Committee, after Christmas -- I'm not going to try*
21 *to rush this through the day before Christmas Eve*
22 *and all, but next week I'll be announcing the first*
23 *meeting of that committee for everybody to get*
24 *together and meet each other.*

25 *And we are, I believe, scheduled for the*

1 10th, now that we have a committee, for the
2 Pace University class for the 10th. So we'll have
3 a meeting for everybody to get together before that
4 to go over particulars of where we're headed with
5 it and then moving forward with that.

6 Also, I would like to wish everybody a
7 Merry Christmas, a Happy Hanukkah, and
8 Happy Kwanzaa, which is the day after Christmas, I
9 believe, if I have my calendar correct. So
10 everybody that's celebrating, enjoy, have fun with
11 your families, and we will talk to everybody after
12 the holiday. Thank you all for coming.

13 AUDIENCE MEMBER: Merry Christmas.

14 MAYOR HUBBARD: I'll offer a motion to adjourn.

15 TRUSTEE PHILLIPS: Second.

16 MAYOR HUBBARD: All in favor?

17 TRUSTEE ROBINS: Aye.

18 TRUSTEE MARTILOTTA: Aye.

19 TRUSTEE PHILLIPS: Aye.

20 MAYOR HUBBARD: Aye.

21 Opposed?

22 (No Response)

23 MAYOR HUBBARD: Motion carried. Have a good night.

24 (The Meeting was Adjourned at 8:20 p.m.)

25

December 15, 2022

BOARD OF TRUSTEES

VILLAGE OF GREENPORT

RESOLUTION

RESOLUTION AMENDING PROVISIONS OF RESOLUTION
ADOPTED DECEMBER 2, 2022 REGARDING LIMITATIONS PENDING
HEARING AND ACTION ON A LOCAL LAW CREATING SECTION 150-51
OF THE GREENPORT VILLAGE CODE

WHEREAS the Board of Trustees of the Village of Greenport adopted a resolution on December 2, 2022 (the “Resolution”) setting a public hearing for December 22, 2022 on a local law of 2023 creating Section 150-51 of the Greenport Village Code creating a moratorium on development approvals in the WC, CR and GC zoning districts of the Village of Greenport (the “Local Law”); and

WHEREAS the Resolution established limitations on development approvals during the period of time from the adoption of the Resolution until the hearing and possible action on the Local Law; and

WHEREAS the Board of Trustees based on various circumstances that have been brought to the attention of the Village has determined that it is in the best interests of the Village of Greenport to amend the limitations that will exist pending the hearing and possible action on the Local Law regarding what actions will be stayed and the possible exemptions from that initial period; it is therefore

RESOLVED that pending the hearings and action on the consideration and adoption of the proposed Local Law;

1. There shall be a moratorium on the accepting, consideration and approval of Applications for discretionary relief or approvals to be issued by the Planning Board, Zoning Board of Appeals or the Board of Trustees, regarding construction, development and/or use of properties that are located in the WC, CR or CG Zoning Districts, or the issuance by the Village of Greenport of building permits or certificates of occupancy for properties in the WC, CR and CG Zoning Districts except as expressly provided in this Resolution or under the Local Law and proposed §150-51; and

2. The Village of Greenport shall not issue building or demolition permits, or certificates of occupancy for development in those districts except (A) where the building permit or renewal of an expired building permit will not require an application to and or approval by the Planning Board or other Board; or is (B) to cure or remove a hazardous condition; or is (C) to prevent loss or damage to person or property; (D) for renewals of previously issued and renewable building permits for work that has not been started; or (E) for the renewal of expired building permits for work that has already been completed; or (F) on an application in writing to the Board of Trustees for an exemption based on a demonstrated hardship as provided herein; and

3. The provisions of Exceptions to the Moratorium and Relief from the Moratorium contained in the proposed Local Law including those Sections from the Planning Board recommendations made on December 15, 2022 shall apply and be in effect during the period from the adoption of this resolution to and included the public hearing and possible action on the Local Law.

Motion by Mayor George W. Hubbard, Jr. Seconded by Trustee Mary Bess Phillips

This Resolution to set a public hearing is carried upon roll call as follows:

All in Favor / None Opposed

DeAl Concrete Corp
 PO Box 2038
 St. James, NY 11780-0602

Invoice

Date	Invoice #
12/3/2022	490

Bill To
Village of Greenport 236 Third Street Greenport, NY 11944

Ship To
SCDPW Contract ADA-09051 JOB: Extra work done on Sterling Ave S/S concrete apron

P.O. Number	Terms	Rep	Ship	Via	F.O.B.	Project
7721	Net 30		12/3/2022			Sterling St. PO 7721

Quantity	Item Code	Description	U/M	Price Each	Amount
1	Lump Sum		L/S	1,698.30	1,698.30

Total				\$1,698.30
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5. The Club shall have the option of rescheduling any cancelled sessions to another time or day when the ice is not previously reserved and the date or time proposed by the Club does not interfere with or limit the use of the rink by the general public.

6. The term of this agreement shall be from December 1, 2022 until May 1, 2023 unless terminated by one of the parties prior to May 1, 2023. The Village may terminate this Agreement on ten days written notice in the event of any breach or default by the Club, which is not corrected within ten days of the mailing of the notice of default as provided herein, including but not limited to the failure to make payment. In the event that the Club fails to obtain or maintain the required insurance or is responsible for the creation or continuance of a dangerous condition at the rink or premises, the Village may terminate this agreement on three days prior written notice as provided herein.

7. The Club shall make payments to the Village on the first day of each month starting with December 1, 2022 for the time that the Club has scheduled for that month. The payment on the first day of each month shall be based on the schedule below with the payment due on the 1st day of each month (December, January, February, and March). The rate and payment for the actual time for which the rink was actually used by the Club in any month shall be adjusted in the amount paid at the end of that month, with the second payments due on December 31, 2022, January 31, 2023, February 28, 2023, and March 31, 2023, and the Club shall pay any balance due to the Village under this Agreement within ten days of March 31, 2023, the end of the term of the Agreement.

December estimated total fee: \$ 1,200 Balance based on actual use due on December 31, 2022
Initial monthly Payment: \$ 600 (due December 1, 2022)

January estimated total fee: \$ 1,200 Balance based on actual use due on January 31, 2023
Initial monthly Payment: \$ 600 (due January 1, 2023)

February estimated total fee: \$ 1,200 Balance based on actual use due on February 28, 2023
Initial monthly Payment: \$ 600 (due February 1, 2023)

March estimated total fee : \$ 1,200 Balance based on actual use due on March 31, 2023.
Initial monthly Payment: \$ 600 (due March 1, 2023)

8. The Village shall be responsible for the payment of all utilities used at the Rink and shall be responsible for cleaning the rink except as otherwise mentioned in this Agreement.

9. The Village of Greenport shall add and maintain, for the term of this Agreement and any extensions thereto, the rink to the Village liability insurance policy as named additional insured with respect to the Premises and use. The Village, at its expense, shall maintain at all times during the term of this lease public liability insurance in respect of the demised premises and the conduct or operation of business or activities therein, not less than \$1,000,000.00 for bodily injury, death and/or property damage in any one occurrence, and not less than a \$2,000,000.00 in general aggregate amount.

10. The Club shall obtain liability insurance and provide proof of coverage thereof including but not limited to in respect of the rink and the use thereof by the Club, and the operation and activities therein, in the amount of not less than \$1,000,000.00 for bodily injury, death and/or property damage in any one occurrence, and not less than a \$2,000,000.00 in general aggregate amount. The insurance obtained by the Club shall name the Village of Greenport as additional insured and the Club shall provide proof of the coverage to the Village prior to the use of the rink by the Club and on request by the Village. The Club shall procure and pay for renewals of such insurance from time to time before the expiration thereof, and the Club shall deliver to the Village proof of said renewal policy at least thirty (30) days before the expiration of any existing policy. All the policies shall be issued by companies satisfactory to Village and all the policies shall contain a provision whereby the same cannot be canceled or modified unless the Village is given at least twenty (20) days' prior written notice of said cancellation or modification, including, without limitation, any cancellation resulting from non-payment of premiums.

11. The Club agrees not to suffer any act of commission or omission at the rink or on the premises which will increase the rate of insurance or cause the cancellation of any policy of insurance of any nature thereon or which is extra hazardous on account of Fire Risk; and not to permit any odors, noises or accumulation of dirt or refuse matter which may impair said building or interfere with Lessor.

12. This Agreement shall not be assignable by the Club.

15. All notices by or to either party herein shall be in writing and sent by certified mail, return receipt requested, and regular mail, as follows:

To the Club:
Greenport Hockey Club Ltd.,
900 Harvest Lane,
Mattituck, New York 11952

To the Village:
Sylvia Pirillo, RMC, Village Clerk
Village of Greenport
236 Third Street
Greenport, New York 11944

16. The Club agrees to and shall defend, indemnify, and hold harmless the Village of Greenport and the respective officials, officers, agents, and employees of the Village of Greenport from and against any and all claims, suits, loss, costs or liability arising from or on account of the Club's use of the Rink and the Premises and that the Village of Greenport shall not be liable or responsible to the Club for any act or omission of the Village that is not the direct

This Agreement constitutes the entire agreement between the Club and the Village regarding this matter, no other verbal agreements have been entered into, and any modification of this Agreement or any of its terms and conditions or of any matter relating to this Agreement must be in writing and duly executed by the Club and the Village.

Dated:

Greenport Hockey Club Ltd.

By: _____

Village of Greenport

By: _____
George W. Hubbard, Jr., Mayor

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

On this ____ day of _____, 2021, before me personally came _____ to me known, who, being by me duly sworn did depose and say that he resides at _____ that he is the _____ of _____ described in and which executed the foregoing instrument.

(SEAL)

Notary Public

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

On this ____ day of _____, 20____, before me personally came _____ to me known to be the _____ the persona described as such in and who as such executed the foregoing instrument and he acknowledged to me that he executed the same as for purposes therein mentioned.

(SEAL)

Notary Public

GREENPORT ICE RINK AGREEMENT

AGREEMENT made this day of 2022, by and between the Greenport Open Hockey League, (the "Club"), a domestic New York State not for profit corporation with an address of P.O. Box 476, Laurel, New York, 11948 and the Village of Greenport (the "Village"), a New York State municipal corporation with an address of 236 Third Street, Greenport, New York 11944 (the "Village") as follows:

WHEREAS the Village is the owner of the area located on Front Street in the Village of Greenport where the Village installs a seasonal ice rink (the "rink") and associated equipment, and the Village is also the owner of the rink and the equipment associated with the rink; and

WHEREAS the Village is desirous of enhancing the use of the rink by the public by making the rink available to the Club provided the use by the Club does not interfere with public skating times or the use of the rink by the general public, and provided that the Village does not incur any additional costs or expenditures for the use of rink by the Club and entering an agreement for the use of the rink by the Club for that purpose; and

WHEREAS the Club is desirous of entering an agreement with the Village for the use of the rink and to ensure that the use of the rink by the Club does not interfere with the use of the rink by the general public or result in any additional costs to the Village, it is therefore

AGREED that;

1. The Village will provide scheduled ice time to the Club at the rink, on a previously agreed scheduled basis. The scheduled ice times will be set so as to not interfere with scheduled general skating times or other scheduled activities.
2. The Club will pay the Village the amount of \$100 per hour for the use of the rink for times other than Saturday night, and the Club shall pay the Village the standard rental rate for the use of the rink for Saturday night.
3. The Club will provide volunteers that will help to spray and create the sheet at the beginning of the season and acknowledges that overnights are usually required.
4. The Club acknowledges that acknowledges that the Village is not obligated to offer any form of discount on season skating passes.

5. The Club shall be responsible for paying for ice time that is safe and generally suitable for playing hockey. The ice surface at the rink must be Zamboni cleared at the beginning of each session. The Club is not responsible to pay for the use of the rink when the rink is closed or when unsafe or soft conditions are present on the ice, preventing the play of ice hockey.

6. The Club shall have the option of rescheduling any cancelled sessions to another time or day when the ice is not previously reserved and the date or time proposed by the Club does not interfere with or limit the use of the rink by the general public.

7. The term of this agreement shall be from December 1, 2022 until May 1, 2023 unless terminated by one of the parties prior to May 1, 2023. The Village may terminate this Agreement on ten days written notice in the event of any breach or default by the Club, which is not corrected within ten days of the mailing of the notice of default as provided herein, including but not limited to the failure to make payment. In the event that the Club fails to obtain or maintain the required insurance or is responsible for the creation or continuance of a dangerous condition at the rink or premises, the Village may terminate this agreement on three days prior written notice as provided herein.

8. The Club shall make payments to the Village on the first day of each month starting with December 1, 2022 for the time that the Club has scheduled for that month. The payment on the first day of each month shall be based on the schedule below with the payment due on the 1st day of each month (December, January, February, and March,). The rate and payment for the actual time for which the rink was actually used by the Club in any month shall be adjusted in the amount paid at the end of that month, with the second payments due on December 31, 2022, January 31, 2023, February 28, 2023, and March 31, 2023, and the Club shall pay any balance due to the Village under this Agreement within ten days of March 31, 2023, the end of the term of the Agreement.

December estimated total fee: \$ 1,600 Balance based on actual use due on December 31, 2022
Initial monthly Payment: \$ 800 (due December 1, 2022)

January estimated total fee: \$ 1,600 Balance based on actual use due on January 31, 2023
Initial monthly Payment: \$ 800 (due January 1, 2023)

February estimated total fee: \$ 1,600 Balance based on actual use due on February 28, 2023
Initial monthly Payment: \$ 800 (due February 1, 2023)

March estimated total fee : \$ 1,800 Balance based on actual use due on March 31, 2023.
Initial monthly Payment: \$ 900 (due March 1, 2023)

9. The Village shall be responsible for the payment of all utilities used at the Rink and shall be responsible for cleaning the rink except as otherwise mentioned in this Agreement.

10. The Village of Greenport shall add and maintain, for the term of this Agreement and any extensions thereto, the rink to the Village liability insurance policy as named additional insured with respect to the Premises and use. The Village, at its expense, shall maintain at all times during the term of this lease public liability insurance in respect of the demised premises and the conduct or operation of business or activities therein, not less than \$1,000,000.00 for bodily injury, death and/or property damage in any one occurrence, and not less than a \$2,000,000.00 in general aggregate amount.

11. The Club shall obtain liability insurance and provide proof of coverage thereof including but not limited to in respect of the rink and the use thereof by the Club, and the operation and activities therein, in the amount of not less than \$1,000,000.00 for bodily injury, death and/or property damage in any one occurrence, and not less than a \$2,000,000.00 in general aggregate amount. The insurance obtained by the Club shall name the Village of Greenport as additional insured and the Club shall provide proof of the coverage to the Village prior to the use of the rink by the Club and on request by the Village. The Club shall procure and pay for renewals of such insurance from time to time before the expiration thereof, and the Club shall deliver to the Village proof of said renewal policy at least thirty (30) days before the expiration of any existing policy. All the policies shall be issued by companies satisfactory to Village and all the policies shall contain a provision whereby the same cannot be canceled or modified unless the Village is given at least twenty (20) days' prior written notice of said cancellation or modification, including, without limitation, any cancellation resulting from non-payment of premiums.

12. The Club agrees not to suffer any act of commission or omission at the rink or on the premises which will increase the rate of insurance or cause the cancellation of any policy of insurance of any nature thereon or which is extra hazardous on account of Fire Risk; and not to permit any odors, noises or accumulation of dirt or refuse matter which may impair said building or interfere with Lessor.

13. This Agreement shall not be assignable by the Club.

14. All notices by or to either party herein shall be in writing and sent by certified mail, return receipt requested, and regular mail, as follows:

To the Club:
Greenport Open Hockey League
P. O. Box 476,
Laurel, New York 11948

To the Village:
Sylvia Pirillo, RMC, Village Clerk
Village of Greenport
236 Third Street
Greenport, New York 11944

15. The Club agrees to and shall defend, indemnify, and hold harmless the Village of Greenport and the respective officials, officers, agents, and employees of the Village of Greenport from and against any and all claims, suits, loss, costs or liability arising from or on account of the Club's use of the Rink and the Premises and that the Village of Greenport shall not be liable or responsible to the Club for any act or omission of the Village that is not the direct

This Agreement constitutes the entire agreement between the Club and the Village regarding this matter, no other verbal agreements have been entered into, and any modification of this Agreement or any of its terms and conditions or of any matter relating to this Agreement must be in writing and duly executed by the Club and the Village.

Dated:

Greenport Open Hockey League

By: _____

Village of Greenport

By: _____
George W. Hubbard, Jr., Mayor

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

On this ____ day of _____, 2021, before me personally came _____ to me known, who, being by me duly sworn did depose and say that he resides at _____ that he is the _____ of _____ described in and which executed the foregoing instrument.

(SEAL)

Notary Public

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

On this ____ day of _____, 20____, before me personally came _____ to me known to be the _____ the persona described as such in and who as such executed the foregoing instrument and he acknowledged to me that he executed the same as for purposes therein mentioned.

(SEAL)

Notary Public

BID FORM

REMOVAL AND DISPOSAL OF SNOW AS REQUIRED
ON VILLAGE STREETS -2023

Bidders are required to complete all forms included in this Bid Package.

Village of Greenport
236 Third Street
Greenport, New York 11944

Name of Bidder: Stanley F. Skrzec
 Address of Bidder: 50 GULL POND LANE, Greenport, N.Y. 11944
 EIN No.: 27-2899818
 Contact Phone No: 631-278-6004
 Contact E-Mail: SKrzec dips you @ gmail. com
 Signature: Stanley F. Skrzec III
 Signed By: Stanley F. Skrzec III
 Title: sole proprietor / president
 Date: Dec 14, 2022

REMOVAL AND DISPOSAL OF SNOW AS REQUIRED
ON VILLAGE STREETS - 2023

	1/2 day	Full Day
Dump Truck and Driver	\$ 400.00	\$ 750.00
Snow Removal Equipment and Operator	\$ 700.00	\$ 1,100.00

	Per 1/2 day	Per Full Day	Nights Weekends Hourly Rate
Laborer ¹	\$ <u>250.00</u>	\$ <u>500.00</u>	\$ <u>60.00</u>
Backhoe with operator	\$ <u>550.00</u>	\$ <u>1,100</u>	\$ <u>300.00</u>
Bulldozer with operator	\$ <u>550.00</u>	\$ <u>1,100</u>	\$ <u>300.00</u>
Dump Truck with operator	\$ <u>400.00</u>	\$ <u>750.00</u>	\$ <u>200.00</u>
Materials and Disposals ²			\$ <u>25</u> % Above cost

1. Please indicate number of laborers available 2
2. Invoices from suppliers are required before payment will be authorized.

Name of Bidder: Stanley F. Skrezec

Address of Bidder: 50 GULL POINT LANE Greenport, N.Y. 11944

EIN No.: 27-2899818

Contact Phone No: 631-278-6004 / 631-477-1822

Contact E-Mail: Skrezecdigsyou@gmail.com

Signature: Stanley F. Skrezec III

Signed By: Stanley F. Skrezec III

Title: Resident / owner operator

Date: 12/14/22

BID FORM

VILLAGE OF GREENPORT DELIVERY OF DIESEL FUEL

Bidders are required to complete all forms included in this Bid Package.

Village of Greenport
236 Third Street
Greenport, New York 11944

Gentlepersons:

The undersigned bidder has carefully examined the Contract Documents for the proposed work and will provide all necessary labor, materials, equipment and incidentals as necessary and called for by the said contract Documents in the manner prescribed therein and in said Contract, and in accordance with the requirements of the Village of Greenport at the following unit and lump sum prices:

Name of Bidder: Burt's Reliable, Inc
Address of Bidder: Po Box 696, 1515 Youngs Ave, Southold NY 11971
EIN No.: 11-2934096
Contact Phone No: 631-765-3767
Contact E-Mail: Martin@burts.com
Signature: Martin Romaneli
Signed By: Martin Romaneli
Title: President
Date: 12/8/22

VILLAGE OF GREENPORT DELIVERY OF DIESEL FUEL

Price Differential per Gallon (Words) <u>Twenty cents</u>	Price Differential Per Gallon (Numerals) <u>20 cents</u>
Bid Price for 15,000 gallons (Words) <u>Three thousand</u>	Price for 15k gals (Numerals) <u>\$ 3,000</u>

BID FORM

VILLAGE OF GREENPORT DELIVERY OF NO. 2 HEATING OIL

Bidders are required to complete all forms included in this Bid Package.

Village of Greenport
236 Third Street
Greenport, New York 11944

Gentlepersons:

The undersigned bidder has carefully examined the Contract Documents for the proposed work and will provide all necessary labor, materials, equipment and incidentals as necessary and called for by the said contract Documents in the manner prescribed therein and in said Contract, and in accordance with the requirements of the Village of Greenport at the following unit and lump sum prices:

Name of Bidder: Burns' Reliable, Inc
Address of Bidder: PO Box 696, 1515 Youngs Ave Southold NY 11971
EIN No.: 11-2934096
Contact Phone No: 631-765-3767
Contact E-Mail: Mardini@burnts.com
Signature: Mardini Romanelli
Signed By: Mardini Romanelli
Title: President
Date: 12/8/22

VILLAGE OF GREENPORT DELIVERY OF NO. 2 HEATING OIL

Price Differential per Gallon (Words) <u>Twenty cents</u>	Price Differential Per Gallon (Numerals) <u>20 cents</u>
Bid Price for 15,000 gallons (Words) <u>Three thousand</u>	Bid Price for 15,000 gals (Numerals) <u>\$3,000 -</u>

LAND USE LAW CENTER
PACE UNIVERSITY SCHOOL OF LAW
WHITE PLAINS  NEW YORK

TIFFANY ZEZULA
T: 914.422.4034
F: 914.422.4011
E: TZEZULA@LAW.PACE.EDU

LAND USE LAW CENTER
PACE UNIVERSITY SCHOOL OF LAW
78 NORTH BROADWAY
WHITE PLAINS, NY 10603

Dear Mr. Brennan,

As the Deputy Director of the Land Use Law Center, I am delighted to submit our response to the request for a Land Use Training Program. Founded in 1993, the Land Use Law Center is dedicated to the development of sustainable communities while operating a well-established training and technical guidance practice nationally.

Our Center offers expertise in training, skilled facilitation, legal guidance, and adult education. The Center has worked closely with a number of state agencies, municipal officials, not-for-profits in conducting training to educate them on a variety of sustainable development and land use topics.

If you have any questions, please feel free to contact me at 914.422.4034 or tzezula@law.pace.edu.

With Best Regards,

Tiffany Zezula

Tiffany Zezula, Esq.

Summary of Workshop

This proposal outlines a two hour land use training program designed to meet the needs of the boards of the Village of Greenport. A two-hour program can be held on a late afternoon or evening Monday – Thursday. Jessica Bacher and Tiffany Zezula will perform the instruction and preparation.

Each training program is designed to meet the needs of its participants by focusing on both foundational and cutting edge information related to priority land use issues. The session will review land use board member roles and responsibilities, the land use system, comprehensive planning, and public participation considerations.

Services Provided

The services provided include: preparation, coordination, training, material development, course material, and travel and incidentals. Up to 35 attendees can participate. Food costs are not included in this proposal. The training can provide CLE (this is an extra cost to the individual) and APA credits coordinated with the accrediting agency. Training will take place on-site.*

Total \$2,500