

MINUTES  
PLANNING BOARD  
VILLAGE OF GREENPORT  
GREENPORT FIRE DEPARTMENT  
THIRD STREET FIRE STATION  
GREENPORT, NEW YORK

May 10, 2024

Present: Patricia Hammes, Chair  
Frances Walton, Daniel Creedon, and Elizabeth Talerman,  
Members  
Michael Noone, Board Clerk  
Brian S. Stolar, Esq., Village Attorney

The meeting was called to order at 4:02 p.m.

The Board opened the public hearing on the application of The Greenport Brewing Company, LLC, 236 Carpenter Street, Greenport, New York, for an entertainment permit pursuant to Village Code §150-51. This property is located in the C-R Retail Commercial District and is also located in the Historic District. Premises are also designated as District 1001, Section 5, Block 3, Lot 6.2 on the Suffolk County Land and Tax Map.

The hearing was recorded by video, and the video is available on the Village website. After hearing the testimony of all interested persons, the Board, on motion by the Chair, seconded by Ms. Walton, and adopted unanimously, the Board closed the hearing, and reserved decision.

On motion made by the Chair, seconded by Ms. Walton, and adopted unanimously, the Board finds that (a) the Board is the lead agency under the State Environmental Quality Review Act, the application is a Type II action and no environmental review is required, (b) the applicant has met or is in compliance with

each of the conditions set forth in Village Code §§150-51(C)(4)(a)-(j) and (c) approves the entertainment permit and authorizes the issuance of the permit by the Building Inspector, subject to the following conditions (i) the operation of the premises for entertainment purposes shall be in compliance with the parameters identified in the application documents, including the “Entertainment Permit Application Responses”, (ii) the permit shall issue for a 2 year period in accordance with Village Code §150-51, (iii) the applicant’s operation for entertainment purposes shall be in compliance with the Village Code, including Chapters 88 and 150, (iv) the entertainment permit only permits entertainment subject to the terms and conditions of the entertainment permit, (v) applicant shall not permit or provide entertainment that does not strictly comply with the entertainment permit and its terms and conditions, and (vi) applicant shall provide the Village with mobile phone numbers for any personnel who may be in charge of the premises during an entertainment event.

The Board opened the public hearing on the application of American Beech LLC, 300 Main Street, Greenport, New York, to amend the terms and conditions of a previous site plan approval. The previous approval, issued prior to the Village’s adoption of the entertainment permit process, included a condition prohibiting outdoor amplified music. The property is located in the CR Retail Commercial District and is also located in the Historic District. Premises are also designated as District 1001, Section 4, Block 7, Lot 29.1 on the Suffolk County Land and Tax Map.

Applicant has obtained an initial report from Sound Sense Acoustical. The report recommends that the amplified speakers include an acoustic limiter to include hardware integration to limit sound levels from the combined sounds from amplified speakers.

Applicant agreed to provide the acoustic limiter, and also agreed to require all deejays and music players to use the system from the premises and not their own speakers.

The hearing was recorded by video, and the video is available on the Village website.

After hearing testimony of all interested persons, on motion made by the Chair, seconded by Ms. Walton, and adopted unanimously, the Board continued the public hearing to July 12, 2024 and approves a temporary amendment to the Board's previously issued site plan approval through July 12, 2024, subject to operation of the speaker system using commercially reasonable efforts to institute the recommendations provided by Sound Sense, including the sound limiter to be used to control sound for all speakers heard outdoors and no other outdoor sound system or speakers being used for amplified sound to be heard outdoors.

The Board opened the public hearing on the application of American Beech, LLC, 300 Main Street, New York for an entertainment permit pursuant to Village Code §150-51. This property is located in the CR Retail Commercial District and is also located in the Historic District. Premises are also designated as District 1001, Section 4, Block 7, Lot 29.1 on the Suffolk County Land and Tax Map.

The hearing was recorded by video, and the video is available on the Village website. After hearing the testimony of all interested persons, the Board, on motion by the Chair, seconded by Ms. Walton, and adopted unanimously, the Board closed the hearing, and reserved decision.

On motion made by the Chair, seconded by Ms. Walton, and adopted unanimously, the Board (a) is the lead agency under the State Environmental Quality Review Act, the application is a Type II action and no environmental review is required,

(b) subject to compliance with the terms and conditions of any site plan approval then in effect, approves the entertainment permit, (c) the applicant has met or is in compliance with each of the conditions set forth in Village Code §§150-51(C)(4)(a)-(j) and (d) approves the entertainment permit and authorizes the issuance of the permit by the Building Inspector, subject to the following conditions (i) the operation of the premises for entertainment purposes shall be in compliance with the parameters identified in the application documents, (ii) the permit shall issue for a 2 year period in accordance with Village Code §150-51, (iii) the applicant's operation for entertainment purposes shall be in compliance with the Village Code, including Chapters 88 and 150, (iv) the entertainment permit only permits entertainment subject to the terms and conditions of the entertainment permit, (v) applicant shall not permit or provide entertainment that does not strictly comply with the entertainment permit and its terms and conditions or the site plan terms and conditions, and (vi) applicant shall provide the Village with mobile phone numbers for any personnel who may be in charge of the premises during an entertainment event.

There being no further business, on motion of the Chair, seconded by Mr. Creedon, and adopted unanimously, the Board adjourned the meeting at 5:01 pm.

THE ABOVE MINUTES WERE FILED IN  
THE OFFICE OF THE VILLAGE CLERK  
OF THE VILLAGE OF GREENPORT AT

TIME: \_\_\_\_\_ A.M./P.M. ON

DATE: \_\_\_\_\_, 2024

(Month) (Day)

PERSON FILING: \_\_\_\_\_

(Print full name of filer)