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VILLAGE OF GREENPORT

COUNTY OF SUFFOLK : STATE OF NEW YORK

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VILLAGE OF GREENPORT

BOARD OF TRUSTEES

REGULAR SESSION

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Greenport Firehouse

August 28, 2025

6:00 p.m.

B E F O R E:

KEVIN STUESSI ~ MAYOR

PATRICK BRENNAN ~ DEPUTY MAYOR

MARY BESS PHILLIPS~ TRUSTEE

LILY DOUGHERTY-JOHNSON ~ TRUSTEE

JULIA ROBINS ~ TRUSTEE

CANDACE HALL ~ VILLAGE CLERK

BRIAN STOLAR, ESQ. ~ VILLAGE ATTORNEY

All other interested parties

2 MAYOR STUESSI: I'd like to
3 make a motion to open the
4 regularly scheduled meeting of the
5 Board of Trustees.

6 DEPUTY MAYOR BRENNAN: Second.

7 MAYOR STUESSI: All in favor?

8 TRUSTEE ROBINS: Aye.

9 MAYOR STUESSI: Aye.

10 DEPUTY MAYOR BRENNAN: Aye.

11 MAYOR STUESSI: Please stand
12 for the Pledge of Alliance.

13 (Whereupon the Pledge of
14 Allegiance was recited.)

15 MAYOR STUESSI: Please stay
16 standing for a moment of silence
17 for the following villagers:

18 Diane Waldron;

19 Michelle Moore;

20 Edwin Cartiski, Sr.;

21 (Whereupon, a moment of
22 silence was held.)

23 MAYOR STUESSI: Please be
24 seated. I want to apologize for
25 our two Board members who are

2 running a bit late here, but I'm
3 expecting both of them here
4 shortly. I have a few
5 announcements this evening.

6 On the agenda, the first two
7 are:

8 Village Hall will be closed on
9 this coming Monday, September 1st
10 in observance of Labor Day.

11 Applications will be accepted
12 through September 10, 2025 for the
13 2025 through 2026 Deer Management
14 Program. Applications are available
15 on the Greenport Village Hall
16 website and also at Village Hall.

17 I want to again thank Clerk
18 Candace Hall and remind me of our
19 fellow from Southold Town who's
20 been helpful with this.

21 VILLAGE CLERK HALL: Craig
22 Jones.

23 MAYOR STUESSI: Craig Jones
24 from Southold Town Dear Management
25 who has really worked to implement

2 this program. We've expanded some
3 this year as well. And, of
4 course, have taken into account
5 the mini railroad, which is in the
6 middle of the North Woods, which
7 is not a good site for hunting
8 deer.

9 With that, the last announcement
10 I have before we get into the
11 public hearing, I don't have
12 specifics yet, but Long Island
13 Rail Road notified me that they
14 are going to be closing the track
15 for several weeks, beginning in a
16 few weeks, for improvements
17 between Ronkonkoma and Greenport.
18 I believe this will include the
19 5th Street crossing. They will be
20 running buses during this time.
21 We will be sure to send this out
22 in the Greenport Village
23 Newsletter just as soon as we have
24 all the information. Keep your
25 eyes open for it if you are a

2 regular train commuter or have
3 friends who use the train, check
4 their website very carefully.

5 (Whereupon, Trustee Phillips
6 arrived to the Board Meeting.)

7 MAYOR STUESSI: With that,
8 the first item on our agenda is a
9 public hearing regarding proposed
10 Local Law to amend Chapter 150 of
11 the Village Code to provide
12 clarification relevant to the
13 authorizations of apartment
14 dwelling units as permitted uses
15 in the CR Retail Commercial
16 District. The public hearing
17 remains open from the August 21,
18 2025 work session.

19 I will advise the public that our
20 Board has received feedback from
21 the Village Planning Board we're
22 going be discussing in our next
23 work session. With that, is there
24 anybody from the public that would
25 like to speak on this this evening?

2 (No response.)

3 MAYOR STUESSI: No? Is there
4 a motion from the Board on this?

5 TRUSTEE ROBINS: Close the
6 public hearing, I'll say that.

7 DEPUTY MAYOR BRENNAN: Second.

8 MAYOR STUESSI: All in favor?

9 TRUSTEE ROBINS: Aye.

10 DEPUTY MAYOR BRENNAN: Aye.

11 MAYOR STUESSI: Aye.

12 TRUSTEE PHILLIPS: Aye.

13 MAYOR STUESSI: Motion carries.

14 Next up -- we are going to go
15 out of order slightly. We have
16 the Village of Greenport Planning
17 Board here. I want to thank our
18 Chair Patricia Hammes, together
19 with Elizabeth Talerman -- I think
20 that is all of you here -- who are
21 going to be giving us a presentation,
22 which was shared with the public
23 at the Planning Board, but they'll
24 be doing it together for us here.

25 Please go up to the podium and we

2 look forward to it. Thank you.

3 MS. TALERMAN: Elizabeth
4 Talerman, member of the Planning
5 Board and 304 Sterling Place in
6 Greenport. So I want to share the
7 findings from the Planning Board's
8 survey. Before I do that, I'll go
9 through our methodology and then
10 the survey focused on mixed use
11 development, accessory dwelling
12 units, vacant property,
13 administrative approval of new
14 construction, and parking. So
15 I'll discuss the results for each
16 one of those topics.

17 The goal of the survey was to
18 understand -- it was fielded in
19 June of 2025 and we wanted to, as
20 a Planning Board, to understand
21 how our community thinks about
22 issue related to commercial and
23 residential vibrancy in the
24 Village.

25 All of the topics were topics

2 that have come up during public
3 hearings and public comment
4 periods and public discussions in
5 Planning Board meetings. The
6 information that we gained from
7 the survey will help the Planning
8 Board by informing our decision
9 making and ensuring that we
10 represent the interests of our
11 constituents.

12 So in terms of the methodology,
13 the survey was open for responses
14 from June 10th to June 30th and it
15 was available for completion
16 online and in printed hard copy
17 form. The survey, there has been
18 some confusion, I think, in social
19 media. I read that people were
20 questioning why they didn't
21 receive a copy. The survey was
22 not sent to anyone. The survey
23 was made available. And the way
24 we noticed the survey was by
25 printing 500 postcards that were

2 distributed through retailers,
3 restaurants, the library, and at
4 the Village Hall. We put flyers
5 in nearly every store, restaurant,
6 at the library and at the front
7 desk at Village Hall. The survey
8 was announced in the Village
9 newsletter that you can provide
10 your e-mail address at the Village
11 website. I think we have over 400
12 subscribers to that news letter,
13 so it was in that news letter twice.

14 (Whereupon, Trustee
15 Dougherty-Johnson arrived to the
16 Board Meeting.)

17 MS. TALERMAN: It was
18 announced at both two Trustee
19 Meetings and two Planning Board
20 Meetings. It was included in the
21 June Greenport Civic e-mail
22 newsletter. There were multiple
23 postings on Residents for
24 Greenport Facebook page. There
25 were multiple Instagram postings

2 through multiple accounts. It was
3 shared through outreach by the
4 Planning Board to the fire department.

5 MAYOR STUESSI: Do you mind
6 just waiting a moment?

7 MS. TALERMAN: And finally it
8 was promoted through word of
9 mouth. So when I say it was made
10 available, there were QR codes on
11 all of the materials that were
12 distributed. There was also a
13 website address. In anything digital,
14 there was link to direct you to
15 the online copy. The printed copy
16 was available at Village Hall, at
17 the front desk -- thank you,
18 Candace -- so that no one would
19 have to ask for it. It could just
20 be picked up and it could be
21 dropped off at Village Hall.

22 MAYOR STUESSI: You guys made
23 a great effort at spreading the
24 word and had we had a Village
25 biplane, we could have towed it --

2 put a sign on it, so thank you for
3 that.

4 MS. TALERMAN: I think it
5 might have been mentioned once or
6 twice in the newspaper as well, in
7 the Suffolk Times.

8 Looking at the response; we
9 received 177 printed surveys --
10 sorry, 177 completed surveys, 3 of
11 them were hard copy in form. There
12 was one more hard copy delivered
13 to Village Hall about three weeks
14 after the survey was closed.

15 People asked me -- and my career
16 was as a professional researcher --
17 how do you know how many is
18 enough? And today, instead of
19 having to do all of the
20 mathematical gymnastics, I can use
21 calculators that are available
22 online. And I put in the total
23 population, 1,014 households in
24 Greenport Village. I put in what
25 I want for a confidence level,

2 meaning, I want to be able to say
3 that these results could be
4 projected with about 95 percent
5 accuracy to the whole population,
6 that whole 1,014 households.

7 And then I have to look at the
8 margin of error. In this case our
9 margin of error may be around
10 seven percent. Or I can drop the
11 accuracy down to 90 percent and
12 get a two percent margin of error.

13 So what we know is that with 177
14 survey responses, we are within
15 the standard rate of confidence
16 level and margin of error for
17 surveys. More of this, if anybody
18 has any questions, you can always
19 ask me, but it's information that's
20 available readily available online.

21 So the topics we covered:

22 Affordable housing;

23 Mixed use zoning in the downtown
24 commercial district, meaning
25 commercial ground floors with

2 residential upper floors;

3 Accessory dwelling units;

4 Administrative approval of new

5 construction;

6 Commercial and residential

7 property vacancy;

8 And parking in the downtown

9 commercial districts.

10 The survey was open to anyone

11 who wanted to complete it and

12 responses were analyzed based on

13 residency. So when you hear the

14 survey results, I considered there

15 to be two populations:

16 A resident population. And to

17 qualify for that, you had to

18 answer a question saying you were

19 a homeowner, a full-time resident,

20 or a full-time renter.

21 And then the other population

22 was commercial and other. Commercial

23 property owners, business owners,

24 employees of Village businesses,

25 and a category we called other.

2 In terms of responses, far and
3 away, the most responses we
4 received were from homeowners,
5 full-time residents, and full-time
6 renters. And then behind that,
7 were that group or that cohort I
8 call commercial and other. So the
9 survey results you're about to
10 hear primarily reflect the people
11 that answered; homeowners, full-time
12 residents, and full-time renters.

13 So here is the short version,
14 one page with all the answers. In
15 terms of support from all
16 respondents combined, second floor
17 construction in the Downtown
18 Commercial District was, far and
19 away, supported the most. 84 percent
20 of our entire survey population
21 was positive about that. Right
22 behind that was accessory dwelling
23 units at about 74 percent of the
24 population. Then a vacancy
25 registry, residential parking

2 sticker program. And I want to
3 juxtapose that with the metered
4 parking and metered -- on Front
5 and Main and metered parking in
6 the Adams and South Street lots.
7 Taking both of those together, and
8 I'll go into this in more detail,
9 residents, far and away, would
10 like a sticker program to be exempt
11 from meters, but support metered
12 parking.

13 Administrative approval of new
14 construction came in at about 65
15 percent positive response supportive
16 from all survey respondents.

17 Third floor construction was over
18 50 percent, came in at 57 percent
19 of all respondents.

20 And then metered parking, you
21 can see the results there, slightly
22 under 50 percent.

23 And the breakdown there, so that
24 you can see residents versus
25 commercial and other, is kind of

2 interesting. They run fairly
3 parallel, with residents more
4 supportive of second floor
5 construction than commercial, but
6 by a very small margin, something
7 that I would consider within the
8 margin of error.

9 DEPUTY MAYOR BRENNAN:

10 Elizabeth, sorry to interrupt.
11 Could you just explain what you
12 mean by second floor construction?

13 MS. TALERMAN: Second floor
14 construction for the commercial
15 retail downtown area. People
16 answering a question that said:
17 Would you be in favor of
18 apartments on the second -- being
19 constructed on the second floor,
20 would you be in favor of
21 apartments being constructed as a
22 third floor? So second floor was
23 almost universally supported, up
24 above 80 percent; where third
25 floor was for residents supported

2 at just over 50 percent and for
3 the commercial cohort, just over
4 60 percent.

5 DEPUTY MAYOR BRENNAN: Thank
6 you and just one more definition.
7 What is administrative approval of
8 new construction refer to?

9 MS. TALERMAN: So there was a
10 question, a little bit lengthy, on
11 should there be some administrative
12 approval process for new construction
13 in the Village of residences.
14 Should there be any process by
15 which something that's ground-up
16 construction needs to have approvals,
17 and I can go back and get that
18 question. I don't think I brought
19 a printed copy of the survey.

20 DEPUTY MAYOR BRENNAN: I
21 don't want to distract you. I
22 just wanted to make sure I
23 understood. So this is something
24 that's different than the current
25 method for approvals?

2 MS. TALERMAN: We gave people
3 a multiple choice of how
4 administrative approval might
5 work. So they had an opportunity
6 to tell us and I'll go into detail
7 on that question.

8 DEPUTY MAYOR BRENNAN: Thank
9 you.

10 TRUSTEE ROBINS: I don't want
11 to say. I'll wait right now.
12 Thank you.

13 MS. TALERMAN: Okay. So the
14 very first question, after
15 somebody identified themselves as
16 a homeowner or a renter or an
17 employee, any of those options,
18 was a question around, what do you
19 think are the most important
20 issues facing the Village. And it
21 was multiple choice and what
22 you're seeing is people ranking,
23 from 1 to 5, which of these issues
24 that we've heard about through
25 different Planning Board meetings,

2 which of these was most important
3 in ranked order.

4 Far and away, affordable housing
5 was the most important issue to
6 the population and this was
7 consistent across all respondents.
8 Then commercial and residential
9 property vacancy, followed by
10 mixed use zoning, accessory
11 dwelling units, and parking. And
12 these are not percentages that you
13 see here, these are numbers of
14 people that responded to each of
15 these things in each position.

16 So 101 people said affordable --
17 out of the 177, affordable housing
18 is my number one issue. And,
19 again, I touched on this before.
20 While a residential parking
21 sticker program is highly desired,
22 there's lower support for metered
23 parking without that.

24 So here's a little more detail
25 on the findings themselves. Most

2 survey respondents are in favor of
3 mixed use development and what
4 you're seeing here is how similar
5 the residential cohort was to
6 commercial and others.

7 Most favor, mixed use development
8 in the Downtown Commercial District
9 to allow for second and third
10 floor residences above first floor
11 commercial spaces. Support for
12 second and third story development
13 differ. So you can see a very
14 large percentage of our survey
15 responders support second floor
16 construction. Fewer, but more
17 than 50 percent, of the surveyed
18 population support third floor
19 as-of-right construction in the
20 Downtown Retail and Commercial
21 District.

22 And I wanted to add comments
23 from the community so that you
24 could understand the verbatim's
25 that we were getting back. So in

2 terms of community feedback for
3 mixed development, the shorthand
4 is that with mixed use development,
5 people are looking for
6 affordability, maintaining
7 community and architectural
8 character. They are desirous of
9 only full-time residents in these
10 apartments. There is a need to
11 consider parking and there are
12 comments about limiting third
13 floor construction to avoid
14 massing and density.

15 So verbatim comments:

16 Mixed use development greatly
17 increases the vibrancy of the
18 neighborhood.

19 The long term goal should be to
20 make Greenport affordable for
21 people who live and work here
22 without long commutes, so either
23 affordable housing or some ratio
24 of affordable to market rate.

25 And finally, we should be

2 encouraging creative development
3 that aides more affordable housing
4 options while also providing
5 enhanced opportunities for
6 entrepreneurship.

7 I want to take just a moment and
8 thank the community. Almost all
9 respondents filled in the blank
10 area that said, would you like to
11 leave comments. And that, in my
12 professional career, was -- is not
13 typical. So the community was
14 super engaged.

15 So moving on to accessory
16 dwelling units. There is strong
17 support among all who were
18 surveyed. Whether it was the
19 residential population or the
20 commercial and other population,
21 you can see very little opposition.

22 In terms of community feedback,
23 what we saw is that either the
24 principal building or the ADU
25 should be owner-occupied and

2 there's a preference for owner
3 occupation of the principal
4 building. There's a strong
5 preference for some affordability
6 limitations. There is a very
7 strong desire for no short term
8 rental on properties and no more
9 than a total of two units on a
10 property.

11 That -- this is not -- this is
12 not necessarily a quantitative
13 comment. What I want to say is,
14 we did hear that people want to
15 limit how many people can -- how
16 many individual families can live
17 on a single property, but it wasn't
18 an overwhelming response. I just
19 wanted to note that. There's a
20 consideration for setback
21 requirements and height restrictions
22 and ADU's should be code compliant
23 with both Village and New York
24 State Building codes.

25 So some of the verbatim's:

2 Some of us are desperate to live
3 and would quite literally take
4 anything, so I think the more
5 options you give us, the more ways
6 we can thrive and exist in our
7 hometown.

8 As long as it's affordable may
9 be offered to younger generation
10 first because we require less
11 compared to a family or ill-bodied
12 person. We also have lower
13 standards of where we live because
14 we are just grateful to have a
15 roof over our head.

16 The building should stay within
17 the character of the neighborhood
18 with one dedicated parking spot.

19 Focus program on repurposing
20 existing accessory structures
21 rather than new construction, and
22 grandfather size and citing on the
23 proper.

24 In favor for family use, not in
25 favor for use to rent out. Our

2 housing issued should be solved by
3 increasing density downtown, not
4 in residential areas.

5 So what you're seeing is a lot
6 of mixed feelings about ADU's.
7 There was support for them in
8 terms of the number of people that
9 said yes we should have them. But
10 there's mixed feelings about how
11 to deal with the regulations
12 around them.

13 And then finally:

14 Allowing and thoughtfully
15 regulating ADU's in Greenport is a
16 smart community beneficial policy.

17 ADU's can increase long term
18 rental inventory without requiring
19 large-scale development and fit
20 within existing neighborhood scale
21 aesthetics of the community.

22 ADU's should require a permit
23 process and require owner to
24 reside onsite in either the main
25 home or the ADU.

2 All setbacks and height requirements
3 should be in line with the current
4 Village zoning.

5 ADU's should be in line with the
6 style of the primary residence.

7 We should prohibit ADU's as short
8 term rentals in order to prioritize
9 affordable long term housing.

10 In terms of vacant property,
11 there is overwhelming support for
12 a vacant property registry. And
13 in terms of community feedback,
14 the -- there is support for the
15 idea that empty or unoccupied and
16 are closed for more than extended
17 period, 12 months, should be
18 subject to the vacancy registry.
19 Houses or property not used, not
20 maintained or abandoned should be
21 on the registry. Though some
22 question the purpose of the
23 registry or how it would work,
24 because we gave no details.

25 And the verbatim comments:

2 If a property is not maintained,
3 is vacant or is not contributing
4 to the health and vibrancy of the
5 Town, it should be registered and
6 taxed.

7 I do want to say there was no
8 question about a vacancy tax. It
9 was just a registry, but the
10 comment came up.

11 Businesses that are obviously
12 not open, even if they do so for
13 one day a year, should be on the
14 registry.

15 There's an alarming amount of
16 vacant commercial space in the
17 Village and it's clear they're
18 making zero effort to the build a
19 space. The arcade building and
20 icehouse come to mind.

21 Now I hope I'm going to be able
22 to answer your question more
23 fully, Patrick, in the findings on
24 administrative and approval
25 process. In terms of administrative

2 approval for new construction,
3 there is strong support among all
4 surveyed respondents for an
5 administrative approval process.
6 And this was couched as design for
7 Planning Board review for new
8 residential construction or a
9 project that substantially
10 replaces an existing home.

11 But this excluded minor changes,
12 such as, additions, renovations,
13 or remodels that retain the existing
14 structure. So you can see in terms
15 of the resident population, there
16 was about 62 percent support. On
17 the commercial side, it was 80 percent.
18 This is probably the biggest
19 difference between the two sides.

20 Community feedback: There is
21 concern about new builds. There's
22 also concern about conformity to
23 rigid historic standards that are
24 considered, by some, onerous or
25 overreaching. And there was

2 feedback that in establishing the
3 entire Village as historic may
4 undermine the actual properties
5 that are historic.

6 And finally parking --

7 TRUSTEE DOUGHERTY-JOHNSON:
8 Elizabeth, can I ask a question
9 just about that?

10 MS. TALERMAN: Sure.

11 TRUSTEE DOUGHERTY-JOHNSON: Did
12 those come from comments those
13 last like --

14 MS. TALERMAN: Yes. This was
15 a summation of the comments on
16 administrative approval.

17 TRUSTEE DOUGHERTY-JOHNSON: Thank
18 you.

19 MS. TALERMAN: In terms of
20 parking, there is support by
21 residents at about 72 percent for
22 a residential parking sticker
23 program. In terms of the commercial
24 respondents, about 63 percent.

25 There's no significant change in

2 the response if a fee were to be
3 charged for the program. We asked
4 that question, would you change
5 your answer if there was a fee for
6 the sticker? And overwhelmingly
7 the answer was, no, my answer
8 doesn't change.

9 In terms of metered parking,
10 there is a desire for resident
11 exception from metered parking.
12 Metered parking brings in revenue
13 that offsets increases in property
14 tax. And that wasn't something we
15 put into the survey. We didn't
16 want a bias response. But I
17 wonder, myself, if answers would
18 change if people understood that
19 this could be a revenue source.
20 Primary residents are more
21 supportive of metered parking on
22 Main and Front compared to the
23 commercial folks who are more
24 polarized on the topic.

25 In terms of our margin of error,

2 commercial, at 40 to 50, it's
3 almost an even split. So it's not
4 underwhelming or overwhelming
5 support; it's about 50/50. In
6 terms of metered parking in the
7 Adams and South Street lots,
8 neither primary residents, nor
9 commercial folks, are strongly in
10 support. We've got more opposition
11 than we do support. And in terms --

12 TRUSTEE PHILLIPS: Elizabeth,
13 can I just ask a question? And I
14 don't remember some of the survey
15 questions. When the parking was
16 being asked, I mean, I know it was
17 saying revenue against the
18 property taxes, but did it also
19 imply the revenue from those
20 parking fees would going back to
21 infrastructure?

22 MS. TALERMAN: No, we didn't
23 say anything about the revenue. I
24 wondered myself if we did say what
25 the meter revenue was going for,

2 whether the answers would change.
3 Designing a survey is imperfect.
4 And after you field it, you think
5 of all the things you could have
6 done better and that's one of
7 those things.

8 TRUSTEE PHILLIPS: Okay. I
9 just wanted to bring that up. Okay.

10 MS. TALERMAN: Yeah. Yeah,
11 we didn't bring up revenue at all.
12 We just asked if people with be in
13 favor or opposed to meters.

14 TRUSTEE PHILLIPS: Thanks.

15 MS. TALERMAN: So the
16 feedback on meters was that we
17 need enforcement. The desire to
18 limit meters to summer months and
19 peak hours, exceptions for
20 residents, first responders,
21 persons with limited mobility or
22 disability, and employees of
23 businesses in the Village was
24 something that was desired. And
25 including some time limit meters,

2 meters that only allowed 15- or
3 30-minute parking.

4 And verbatim response:

5 Greenport residents should
6 receive parking permits for public
7 parking on streets and in the
8 lots, Adams and South Street,
9 especially at the train station.
10 All others should have to use
11 meters.

12 Summer, daytime hours should be
13 metered in Commercial District and
14 metered parking during summer
15 months to allow residents free or
16 discounted fees for short stays.
17 For instance, one to two hours for
18 residents or particularly as it
19 relates to the IGA, the laundromat
20 or pharmacy areas.

21 And one of the other questions
22 we asked was about onsite parking
23 requirements. And this was a
24 multiple choice question and the
25 survey respondents could answer in

2 terms of which of these many uses
3 should have onsite parking
4 requirements. Far and away,
5 hotels were noted as something
6 that requires onsite parking. But
7 there was less support for
8 requiring parking for restaurants,
9 taverns, takeout eateries, new
10 construction. You can see, pretty
11 much at the multi-family property
12 and to the right, there was not
13 strong support for requiring onsite
14 parking. And really the mandate
15 here is predominantly hotel because
16 those are people who come in and
17 would need leave to a car somewhere
18 for an extended period of time
19 meaning more than a few hours.

20 Community feedback on parking
21 requirements was mixed. Some say
22 none, keep it a walking Village.
23 The Village -- build more public
24 parking. None was to meters.

25 The Village was an urban-style

2 grid. Parking lots and spaces are
3 the lowest and worst use of our
4 limited land space. So really
5 contrasting there.

6 And, there should be a required
7 fee properties who have no room
8 for parking to be used for
9 transportation such as a local
10 Jitney.

11 And those are the results of the
12 survey. These results are
13 available, to anybody who would
14 like to review them in more
15 detail, online. I think there's a
16 link from the Planning Board
17 agenda. I can't remember exactly
18 what that link is, but if you go
19 to the Village website, this
20 report is there. If anyone has
21 questions, please feel free to
22 e-mail Mike Noone,
23 mnoone@GreenportVillag.org and
24 he'll get me those questions and I
25 am happy to answer them. I'm

2 happy to discuss this in more
3 detail.

4 The other thing I think I'll do
5 is put up all the survey questions.
6 We had that online before and
7 we'll make sure that all the
8 questions that were asked are
9 available so people can see them.

10 MAYOR STUESSI: Well, thank
11 you so much for this. And, again,
12 I want to acknowledge the entire
13 Planning Board for all the effort
14 on it, and Trisha our chair, who
15 is here as I said earlier and I
16 see Francis Walden joined as well.
17 Thank you, the three of you, and
18 the other members who participated
19 in this. I'll turn it over to the
20 Board if anybody has any
21 additional questions relative to
22 the survey that weren't asked
23 earlier. Julia?

24 TRUSTEE ROBINS: No. The
25 question about the administrative

2 process was answered. Thank you.

3 MAYOR STUESSI: Patrick.

4 DEPUTY MAYOR BRENNAN: Thank
5 you, Elizabeth and your
6 colleagues. Excellent work and
7 you're expertise and experience
8 shows because you did a very
9 excellent presentation.

10 MS. TALERMAN: Thank you.

11 DEPUTY MAYOR BRENNAN: Very
12 clear. We had the opportunity to
13 speak about this at another time,
14 but my -- I was mostly intrigued
15 about the competence level
16 initially.

17 So as a nonexpert, I would've
18 thought that if 100 percent of the
19 applicants had responded to the
20 survey, it would be 100 percent
21 confidence level and if a smaller
22 percentage, say 20 percent
23 responded to the survey, I would
24 attribute that as a 20 percent
25 confidence level, but I guess as

2 that's not how it works.

3 MS. TALERMAN: It's not how
4 it works. In fact, if have you a
5 population of 200 million, you
6 actually, for a 97 percent
7 confidence level, only need 1,000
8 responses as long as those
9 responses are indicative of the
10 population. Meaning; race,
11 gender, education level, income.

12 So when I do national surveys or
13 even international surveys, I only
14 need 1,000 responses, but I have
15 to make sure that the responses
16 mirror the population. So in our
17 case, 177; I wish we had had about
18 250 because I would like to have
19 raised that confidence level up to
20 a 97 and I would like my margin of
21 error to have been lower, but we
22 were within the realm of what the
23 profession says is acceptable.

24 DEPUTY MAYOR BRENNAN: Right.

25 I think that's -- you know, is

2 going to be very useful for your
3 Board, as well as our Board and
4 our long term planning efforts.

5 So I appreciate that.

6 I think initially I was getting
7 a little hung up on the questions
8 that were asked. So I'm thinking,
9 is this the correct question, much
10 like the discussion you just had
11 with Trustee Phillips about what
12 was asked. And I think I've come
13 to understand that whether it was
14 the right or wrong question or it
15 could have been differently, it's
16 important to think about response
17 in terms of the actual question
18 that was asked, not the question
19 that could have been asked, right;
20 does that make sense?

21 MS. TALERMAN: Yes, it does
22 make sense. If -- survey fatigue
23 happens at about 20 minutes. So
24 we had to do what I call and what
25 my mentor always told me is

2 sacrifice and overcommit. What
3 did you hear most about in your
4 public comment period and what
5 could we reasonably expect from
6 people in terms of the amount of
7 time.

8 So we started out with probably
9 a 50-minute survey and kept
10 pulling it back. You know, if a
11 perfect world, we would have asked
12 things about the waterfront and
13 environmental concerns, but we
14 wanted to pull forward what we
15 were hearing most.

16 There's nothing that says we
17 can't go back out with other
18 surveys at future dates, ask more
19 questions, get underneath this.
20 Where I have a lot of confidence
21 is that we didn't see anomalies.
22 We didn't see one population
23 answering things so differently
24 than another that I would look
25 more deeply to see, did we

2 introduce bias into the survey.

3 There was a great deal of symmetry
4 in the answers, sameness in the
5 answers. And even in the
6 comments, the comments gave us
7 more color on how people
8 interpreted questions.

9 So I think it's really important
10 to take a read through all the
11 comments and that's something that
12 I know we plan on making available
13 to the Board of Trustees.

14 DEPUTY MAYOR BRENNAN: Thank
15 you.

16 TRUSTEE ROBINS: I have one
17 other questions. The tenants that
18 you questioned, what's the
19 percentage of people that are not
20 property owners who responded to
21 the survey; do you have any -- a
22 breakdown on that at all?

23 MS. TALERMAN: There is a
24 breakdown on that. I didn't put
25 it here and I don't know it off

2 the top of my head.

3 TRUSTEE ROBINS: I would be
4 interested in seeing that if you
5 do have that information available.

6 MS. TALERMAN: Yeah, what I
7 can show you -- let's see, let's
8 go back to the survey population,
9 this slide. We heard more from
10 homeowners, full-time residents,
11 and full-time renters than anyone
12 else. And this gives you the
13 breakdown. In terms of part-time
14 renters, it was one person, so it
15 doesn't even register here. But
16 full-time renters came in at, it
17 looks like, at about 25, 26
18 people, but full-time residents
19 and homeowners were, by far and
20 away --

21 TRUSTEE ROBINS: The biggest
22 stakeholders.

23 MS. TALERMAN: -- the largest
24 respondents because they are the
25 biggest stakeholders.

2 TRUSTEE ROBINS: Thank you.

3 MAYOR STUESSI: Mary Bess?

4 TRUSTEE PHILLIPS: Elizabeth,
5 it's great, you and Trisha and the
6 whole group did a wonderful job of
7 getting it out, which is a big
8 thing for me, the communication.
9 I did find that in reviewing these
10 results it kind of mirrored a
11 little bit of the discussions that
12 have been going on the previous
13 year with the Code Committee, that
14 the members weren't so far off on
15 some of the things that we were
16 they were feeling from the
17 community that they are heard.

18 And hopefully there will benefit
19 not only the Planning Board, but
20 will also continue with our
21 responsibility of being the
22 planners and the policy makers to
23 perhaps clear, make certain
24 factors clear so that it's a
25 continual development of the

2 Village to be the Village of
3 Greenport that we know and not one
4 that develops into something that
5 we don't want to mirror, which I
6 think we all know who we don't
7 want to mirror.

8 So the Village of Greenport is
9 unique. I think this gives an
10 opportunity to stay unique, but it
11 also gives the opportunity for
12 residents who may have been here
13 for generations and residents that
14 are relatively new, to come to a
15 common ground. So thank you for
16 all the work.

17 MS. TALERMAN: Thank you.

18 MAYOR STUESSI: Lily?

19 TRUSTEE DOUGHERTY-JOHNSON:
20 Thank you. I've have the pleasure
21 of being able to work with
22 Elizabeth on surveys before for
23 the vision of Greenport, so I know
24 how good she is at them. And I
25 appreciate the whole Planning

2 Board's work on all of this.

3 I guess I just wanted to
4 clarify, and I'm sorry I missed
5 the beginning of your
6 presentation, but some of the
7 survey questions, it sounds like,
8 came out of like those public
9 meetings where you were looking
10 for input from the community?

11 MS. TALERMAN: (Nodding.)

12 TRUSTEE DOUGHERTY-JOHNSON: Okay.

13 MS. TALERMAN: All of it
14 quite frankly. There were, I
15 think, three, maybe four meetings
16 where we held extensive public
17 comments and asked questions, and
18 that's how the survey questions
19 came to be. Instead of guessing
20 at what we should ask, we used the
21 Planning Board meetings and public
22 comments to inform what we should
23 be asking about.

24 TRUSTEE DOUGHERTY-JOHNSON: Thank
25 you.

2 MAYOR STUESSI: And I just
3 want to reiterate my thanks,
4 again, to you and the Board. I
5 think there's a number of things
6 that came out of this that are
7 really important and to Mary Bess's
8 point, they echo a lot of things
9 that we've been hearing for the
10 past couple of years. And all the
11 work that was done by our prior
12 iteration of the Code Committee,
13 together with this Board and a
14 number of stakeholders in the
15 community, which, you know, really
16 pushed us towards making some
17 significant code changes in the
18 Downtown District.

19 I want to remind people that we,
20 as a Board and community, decided
21 to eliminate parking requirements
22 for the vast majority of all uses
23 in the Downtown District. They
24 were eliminated for housing of any
25 kind, they were eliminated for all

2 retail, they were eliminated for
3 moderately sized, you know,
4 restaurants. And really just
5 about the conditional uses where
6 parking was still required there
7 and we see from the survey, that
8 that's still important to people
9 relative to, you know, larger,
10 more intensive uses as hotels.

11 Also sort of reflecting back on
12 the process, I recall, because I
13 sat in on a lot of the meetings,
14 we had a -- the owner of the
15 largest hotel in the Village plus
16 a developer of a potential new
17 hotel who sat throughout the
18 entire process for six months and
19 then, you know, ultimately
20 supported the code changes, as did
21 Suffolk County Planning Board.
22 We, you know, initially did not
23 have their support, but at the end
24 of it, we had unanimous support
25 for the code changes that were

2 implemented.

3 All that said, there's more work
4 to be done. I had the great
5 fortune to get to talk to a
6 renowned planning expert, in
7 particular, on parking, a
8 gentlemen by the name of Donald
9 Shoup, who sadly passed away in
10 the last few months, I think it
11 was six months ago now, about this
12 subject and it's an important one,
13 and a lot of places are eliminating
14 parking.

15 I think we, as a community, need
16 to think about this holistically
17 and a lot of things are driven by
18 the perspective of somebody in a
19 car. And I would hope, as one
20 person commented up there, that we
21 start thinking more about how
22 people walk and ride bicycles
23 through the Village. Because
24 that's also very important,
25 especially as we're looking at

2 two -- the barbell ends of our
3 population; the aging population,
4 which might be having issues with
5 mobility and then the other end of
6 the population, you know, those
7 with children.

8 And so, you know, issues of how
9 close a cars should be parking to
10 corners and, you know, how cars
11 move and where we need additional
12 stop signs, potentially speed
13 bumps. There was an accident at
14 the corner of Colonial Drug -- a
15 near accident, pardon me -- at
16 Colonial Drug and Aldo's just the
17 other you day where a kid almost
18 got smacked by somebody. And it's
19 scarey. And we lowered the speed
20 limit through throughout the
21 entire Village. So more work to
22 be done, but thank you so much for
23 all of this and we really
24 appreciate it.

25 MS. TALERMAN: Thank you for

2 the time.

3 MAYOR STUESSI: Next up on
4 the agenda, we have a public
5 meeting to receive comments on the
6 following State Liquor Authority
7 application: This is an
8 application from Pigasso, LLC
9 intending to do business as Basso
10 at 423 Main Street, Greenport for
11 a liquor license that they applied
12 to the State of New York. I'd
13 like to invite the applicant to
14 approach the podium, please.

15 MR. VAUDO: Good evening.

16 MAYOR STUESSI: Hi there. If
17 you could state your name and
18 address for the record and then
19 tell us about the concept, the
20 location, plans for it, and we'll
21 open it up to the Board with
22 question.

23 MR. VAUDO: Yes, sir. My
24 name is Anthony Vaudo, 2395 West
25 Creek Avenue in Cutchogue, and the

2 establishment is Basso. The
3 formation, the company name is
4 Pigasso LLC is 423 Main Street in
5 Greenport. I'll just read a
6 statement:

7 We are an Italian specially --
8 we are an Italian specially
9 establishment, one which combines
10 small Italian tapas-like
11 restaurant with high-end wines, a
12 small selection of specially
13 cocktails, beer, and a large
14 assortment of specially imported
15 Italian products like imported
16 olive oils and cheese and so
17 forth, that are stocked on our
18 shelves throughout the space.

19 We will serve over a countertop
20 and small high-top tables. It's
21 very small. It's less than about
22 850 square feet, so we only have
23 about 16 seats planned for the
24 space. And because of that, we
25 are here to talk about our

2 application to the SLA for a full
3 liquor license.

4 MAYOR STUESSI: Julia, do you
5 have any questions for the
6 applicant.

7 TRUSTEE ROBINS: No. Sounds
8 good to me.

9 MAYOR STUESSI: Patrick?

10 DEPUTY MAYOR BRENNAN: Is
11 this the, more or less, the same
12 business that was once located
13 across the street?

14 MR. VAUDO: In Sterling Square?

15 DEPUTY MAYOR BRENNAN: Yes.

16 MR. VAUDO: Yes, sir.

17 DEPUTY MAYOR BRENNAN: So
18 similar concept?

19 MR. VAUDO: Yes. That is now
20 Black Llama.

21 DEPUTY MAYOR BRENNAN: Right.

22 MR. VAUDO: Yes.

23 DEPUTY MAYOR BRENNAN: And
24 were you operating or are you
25 operating in another location, in

2 Mattituck or Cutchoque?

3 MR. VAUDO: No longer.

4 DEPUTY MAYOR BRENNAN: But
5 you had been for a while?

6 MR. VAUDO: Right. I was --
7 well, Steven is my partner back
8 there and there's a third partner.
9 The other partner, Nick, was doing
10 the one in Mattituck. So we are
11 now doing a three-way partnership
12 for the space here.

13 DEPUTY MAYOR BRENNAN: Okay.
14 This will be your only location at
15 this point?

16 MR. VAUDO: Yes, yes.

17 DEPUTY MAYOR BRENNAN: Thank
18 you.

19 MAYOR STUESSI: Mary Bess?

20 TRUSTEE PHILLIPS: You said
21 the full license. So you're
22 talking about hard liquor as well
23 as the wines?

24 MR. VAUDO: Yes. It's most
25 -- it's like 80 percent, 90

2 percent high end Italian, French,
3 Spanish wines, and maybe about
4 this much of shelf space for just
5 specialty cocktails like bourbons,
6 Manhattans, maybe like espresso
7 martini's and things like that.
8 Not like shots or anything like
9 that, like a bar-bar. This is not
10 a bar-bar. This is a small
11 restaurant that also just happens
12 to have some liquors so that we
13 could also make like a little Tito's
14 soda or a, like I said, espresso
15 martini and things like that.

16 TRUSTEE PHILLIPS: So you
17 said countertop service, high-tops?

18 MR. VAUDO: It's not like a
19 actual bar-bar, but it looks like
20 a bar. But it's more of like a
21 countertop over which we'll serve
22 the glasses of wine mostly and
23 small drinks and the tapas-type of
24 like the food, Italian tapas.

25 TRUSTEE PHILLIPS: Okay. All

2 right, thank you.

3 MR. VAUDO: And sliced
4 cheeses and meats and --

5 TRUSTEE PHILLIPS: No, that's
6 okay. So you really, as far as a
7 kitchen --

8 MR. VAUDO: There's not a
9 full kitchen in the back. It's a
10 very small kitchen in the back.
11 It has a sink. It will have a
12 sink. It will have a small
13 dishwasher, pretty much and a frig.

14 TRUSTEE PHILLIPS: Okay, all
15 right. As I said, it's the liquor
16 license that we're really looking
17 for, so I just wanted a
18 clarification between how much
19 hard liquor and how much was wine.

20 MR. VAUDO: It's about 10
21 percent hard liquor, about 90 --
22 about 85 percent wines, and about
23 5 percent beer.

24 TRUSTEE PHILLIPS: Okay, thank
25 you very much. Appreciate that.

2 MAYOR STUESSI: Lily?

3 TRUSTEE DOUGHERTY-JOHNSON:

4 This is tangential to the liquor
5 license, but I wonder about waste
6 management. Can I ask about that?

7 MR. VAUDO: There's a --
8 Steven, there's a dumpster in the
9 back that we have access to that's
10 provided by our landlord.

11 TRUSTEE DOUGHERTY-JOHNSON: Okay.
12 Those are like tight areas there.

13 MR. VAUDO: Yeah.

14 TRUSTEE PHILLIPS: Well, let
15 me ask you about waste management
16 because I know that Pearl has
17 their own system. And the dumpster
18 that's in the back, you'll be
19 putting food stuff in the back
20 into that dumpster or how are you
21 going to deal with food waste?

22 MR. VAUDO: That will partially
23 be food waste in that back dumpster.

24 TRUSTEE PHILLIPS: Okay, thank
25 you.

2 MR. VAUDO: Yeah.

3 TRUSTEE ROBINS: I have one
4 other question. No cooking going
5 on at all in your kitchen? No
6 cooking?

7 MR. VAUDO: A small amount of
8 cooking.

9 TRUSTEE ROBINS: That's it?

10 MR. VAUDO: Yeah, a small
11 amount of cooking. It's not like
12 you sit down and you get like a
13 full diner type of menu. It's
14 small, little specially things.
15 Maybe like one special a day.
16 Like meatballs is the big thing,
17 bruschetta sandwiches. It's very
18 good stuff.

19 TRUSTEE DOUGHERTY-JOHNSON: Oh,
20 also, hours. Like did you have
21 the hours on there?

22 MR. VAUDO: I think in our
23 application it's no later than
24 ten. So we're not going to be
25 open like Whisky Wind or Andy's or

2 anything like that. Probably the
3 stated hours will be nine, but if
4 there's some overflow, there's
5 some people still there, you know,
6 we'll close whenever the last
7 patron has left the building.

8 MAYOR STUESSI: Anything
9 else, Lily?

10 TRUSTEE DOUGHERTY-JOHNSON:
11 No, I don't think so. Thank you.

12 MAYOR STUESSI: I enjoyed
13 going to the old Basso when it was
14 over at American Beach. It was,
15 you know, a nice little enterprise
16 with a counter and some wonderful,
17 simple food over there. I look
18 forward going here. I don't have
19 any questions. It sounds like
20 you're doing essentially the same
21 concept.

22 MR. VAUDO: Yes.

23 MAYOR STUESSI: Although all
24 indoors without the benefit of the
25 nice patio you had at the old

2 location.

3 MR. VAUDO: Correct.

4 MAYOR STUESSI: How are
5 things going with Suffolk County
6 for your health permit over there?

7 MR. VAUDO: Pardon?

8 MAYOR STUESSI: How are
9 things going with the county for
10 your health permit?

11 MR. VAUDO: Well, it's under
12 the Ag and Markets license.

13 MAYOR STUESSI: Oh, it is?

14 MR. VAUDO: Yes.

15 MAYOR STUESSI: Oh, okay. So
16 it's a little bit different.

17 MR. VAUDO: Yeah, it's a
18 little different. Because it's
19 such a small, tiny amount of food
20 versus like a full restaurant.

21 MAYOR STUESSI: Right.

22 MR. VAUDO: And because we
23 have a lot of these specially
24 Italian items on the shelves, that
25 makes us more of also like Ag's

2 and markets where --

3 MAYOR STUESSI: Yep.

4 MR. VAUDO: Like the oils,
5 the --it's like a mini Eataly, if
6 you've ever been to Eataly in
7 Manhattan. We have lots of those
8 imported products plus you can
9 order some food.

10 MAYOR STUESSI: Great. Thank
11 you very much. We're going to
12 open it up for any comments from
13 the public on it. You're welcome
14 to go ahead and be seated. Thank
15 you, sir.

16 MR. VAUDO: Thank you.

17 MAYOR STUESSI: Is there
18 anybody from the public who would
19 like to speak on this?

20 AUDIENCE MEMBER: I just have
21 a question. Is there going to be
22 a bathroom for customers?

23 MR. VAUDO: Yes.

24 AUDIENCE MEMBER: Yes?

25 You're going to be applying for a

2 permit for that? Okay.

3 MAYOR STUESSI: Anybody else
4 from the public?

5 (No response.)

6 MAYOR STUESSI: No? All
7 right, is the Board comfortable in
8 wanting to issue a letter of
9 support to the SLA for this, or
10 not, or just being silent on it?

11 TRUSTEE ROBINS: I'm comfortable.
12 It's good.

13 MAYOR STUESSI: Patrick?

14 DEPUTY MAYOR BRENNAN: I just
15 had a question about the floor
16 plan. We had talked with other
17 applicants about whether they
18 would share a plan with us.

19 MAYOR STUESSI: Yeah. We can
20 request a copy and circulate it to
21 the Board.

22 TRUSTEE PHILLIPS: I think --

23 MAYOR STUESSI: We had talked
24 about coming up with a formal
25 checklist moving forward, which we

2 already talked about in our Work
3 Session.

4 TRUSTEE PHILLIPS: I think we
5 also were going to verify whether
6 they had any type of application
7 in the building department.

8 MAYOR STUESSI: They are in
9 the building department, I'm aware
10 of that.

11 TRUSTEE PHILLIPS: Okay.

12 DEPUTY MAYOR BRENNAN: I'm in
13 support.

14 MAYOR STUESSI: Lily?

15 TRUSTEE DOUGHERTY-JOHNSON: Yeah,
16 I'm in support.

17 MAYOR STUESSI: Okay, Mary Bess?

18 TRUSTEE PHILLIPS: Yeah, it's fine.

19 MAYOR STUESSI: Great. Thank
20 you for being here this evening.

21 Next up we have public comment
22 before we go to our Resolutions.
23 Is there any item anybody would
24 like to speak on?

25 DEPUTY MAYOR BRENNAN: Do we

2 have to close that?

3 MAYOR STUESSI: Next time.

4 MS. HAMMES: Trisha Hammes,
5 Main Street. As always, I will
6 note that I am Chair of the
7 Planning Board, but I am solely
8 speaking in my capacity as a
9 resident this evening. So, good
10 evening, Board of Trustees.

11 First I want to acknowledge the
12 hard work that the Board has been
13 doing on some very challenging
14 issues that includes addressing a
15 wide range of infrastructure
16 matters, such as, the commercial
17 dock, there's the Third Street
18 Basketball Court, the sewer
19 system, I could go on. I also
20 recognize the commitment that went
21 into the grant application for
22 LWRP consultant, which was greatly
23 appreciated. These efforts matter
24 and are appreciated.

25 That said, two of the most

2 fundamental duties of government
3 are fiscal responsibility and
4 accountability and intention to
5 day-to-day administration and
6 enforcements. These are not
7 secondary matters. They are at
8 the core of what residents rightly
9 expect from their Village
10 government.

11 With that in mind, I want to
12 raise several pressing issues that
13 require not just discussion, but
14 concrete answers and followthrough
15 from this Board. All of these
16 issues, for the most part, are
17 issues I've raised previously.

18 First off, Mitchell Park
19 Bulkhead. There's still not been
20 any public explanation of the bond
21 anticipation note issued last year
22 for the Mitchell Park Bulkhead.
23 The Village has paid at least
24 \$135,000 in interest on those
25 funds, which I understand were

2 repaid in full and never used.

3 In plain terms, it seems like
4 what the Village is last year was
5 take out a cash advance on its
6 credit card because it thought it
7 might have a large purchase to
8 make and then decide it couldn't
9 make the purchase, paid the
10 interest, and then returned the
11 funds. I don't think anybody
12 would think that's really
13 particularly prudent financial
14 strategy. There may have been a
15 reason for it. I've asked this
16 question now twice, if not three
17 times, and as far as I know, the
18 Board has never addressed it.

19 Residents deserve an accounting.
20 What was the total cost of the
21 bond issuance; why didn't the
22 project proceed on a timely basis;
23 and how does the Village intend to
24 make sure this doesn't happen
25 again in the future?

2 Equally important is what is the
3 current status of the bulkhead? I
4 know this was discussed briefly at
5 last week's Work Session. It
6 sounds like there's still some
7 engineering work being done. But
8 what happens if we have another
9 significant storm before the work
10 gets done? Does the Village have
11 recent documentation confirming
12 that HUD is still holding those
13 funds and do we know how long
14 they're going to hold those funds
15 that grand funds for us?

16 This project needs to be treated
17 with the same urgency and focus as
18 the LWRP grant application was.
19 It needs to be a top priority.
20 And this isn't just a planning
21 issue, it's a budget issue for
22 this Village. Greenport's
23 operating budges relies heavily on
24 about \$1.4 million from our
25 property taxes, but equally, it

2 relies on \$1.2 million from marina
3 revenues.

4 If there's a catastrophic
5 failure of the bulkhead or if the
6 HUD grant funds fail to come
7 through, that's going to create a
8 major revenue hole or huge capital
9 cost that the residents are going
10 to have to make up. The Village
11 can't afford to gamble with this.
12 It's time for us to understand
13 what's happening and what the plan
14 is to address this.

15 I could go on to my next point
16 or we can talk about this,
17 whatever your preference is.

18 MAYOR STUESSI: Go ahead.

19 MS. HAMMES: Next one,
20 parking revenues and policy.
21 Another revenue point: The
22 Village budgeted at least \$125,000
23 in parking meter revenue and
24 \$10,000 in parking violation
25 revenue as part of this fiscal

2 year's budget. Yet there's been
3 no update from Treasurer since
4 June. I think that's the last
5 time I heard him address this. It
6 might have even been May. What is
7 the status? What is the amount of
8 revenue we've gotten this year?

9 Beyond that, as we all know,
10 there's been a lack of enforcement.
11 Everybody knows it; everybody
12 tells everybody that they know it,
13 and people then just don't pay.
14 So what's the plan all season to
15 address this? Are we going to
16 like finally sit down and have a
17 conversation about the parking
18 policy, about the meters, about
19 enforcement? Again, we shouldn't
20 be having this conversation next
21 April or May like we did this year.

22 Next topic, lodging tax and
23 rental permitting. We've also
24 heard mention of a lodging tax. I
25 brought it up, but it's been

2 discussed by the community for
3 several years. And I know that
4 there's been discussion about it.
5 I know it was briefly mentioned
6 again at last week's Work Session.

7 I think, as a Village, we can't
8 afford not to follow-up on this.
9 But we're in the, you know, the
10 end, going into the period where
11 the State -- the State has to
12 approve any lodging tax, right?
13 If we don't get the paperwork into
14 the State in September, the odds
15 that we're going have it for next
16 year are very low. So what's
17 going on with that?

18 I know that the Board is voting
19 this evening on whether to
20 schedule a public hearing on new
21 rental permit law. I want to
22 emphasize from my perspective as a
23 resident, it's time to take a
24 final stand on this issue. I'm
25 kind of indifferent at this point

2 what you guy decide in terms of
3 whether it's a flat prohibition or
4 something in between, but we need
5 a rental law that can be enforced.

6 The current situation is
7 untenable. We have constant
8 turnover at houses around the
9 Village. Houses are operating as
10 hotels, they're being bought as
11 investments to be operated as
12 hotels. And there's no real
13 benefit to the Village except
14 rising prices and more seasonality.
15 It's undermining our ability to
16 make any progress on our other
17 housing issues.

18 Other municipalities are moving
19 forward. Southampton Village,
20 this week or last week, enacted a
21 two-week minimum rental rule.
22 Again, I am, at this point,
23 indifferent as to what the rule
24 ultimately is, but that there
25 needs to be a rule and there needs

2 to be a rental permitting process
3 that can be worked and can be
4 enforced.

5 Building department reporting
6 and process. For more than a year
7 or about a year -- I think September
8 of last year was the first time I
9 raised this -- I've been asking
10 about a report that our code
11 requires including a summary of
12 complaints and enforcement actions
13 by the building department, as
14 well as information on certificates
15 of occupancy, changes of use, and
16 being permits.

17 This is fundamental information
18 that the public is entitled to.
19 We shouldn't have to FOIL for it.
20 Our code says it's supposed to be
21 made available to us. There was a
22 slight report in one Board Work
23 Session, but it hasn't come back.
24 I know there's been some software
25 problems, but we're talking, I

2 think a year and a half now, since
3 that report was published. And I
4 really -- we all know there are
5 code violations going on around
6 this Village at all different
7 levels. And I think the public
8 needs to understand what they are
9 and what's being done to deal with
10 them and that is our largest and
11 best mechanism for understanding
12 that.

13 This one is a relatively new one
14 for me. The ice rink grant. A
15 year ago the Village and Mayor
16 announced the great news that we
17 got receipt on \$1.2 million State
18 grant from Governor Hochul for the
19 ice skating rink. At a time,
20 there was some idea that we'd be
21 completing this for 2026, which I
22 think the public all thought was
23 going to be this coming winter.
24 But to my knowledge, this issue
25 hasn't been discussed at any Board

2 meeting.

3 So, again, you know, kind of,
4 what's the status? What are we
5 doing? I know that there's a gap
6 between the amount that we were
7 given and the amount that it would
8 cost. Has any discussion taken
9 place on this? I mean, this is an
10 interesting issue for me because I
11 think this is one of the few
12 issues where the whole Village is
13 aligned on this. I think the
14 business community wants it and
15 the residents want it.

16 The public deserves to be
17 informed. We can't keep, you
18 know, touting receipts of grants
19 and then fail to follow through in
20 a way that delivers tangible
21 benefits to our community.

22 Finally, I understand that the
23 Village is in the process of
24 hiring a Village Administrator and
25 I'm grateful for that. Perhaps

2 that role will help address some
3 of these challenges, but ultimately
4 the focus needs to be on
5 followthrough and accountability
6 on the issues that I've raised,
7 not continually chasing new ideas
8 and new grants while critical
9 matters remain unresolved and
10 existing grants remain unused.

11 I raise those concerns not to
12 diminish the Board's efforts, but
13 because residents need clarity,
14 accountability, and steady
15 communication in order to trust
16 the process and feel confident in
17 the Village's direction.

18 I urge you to make all of these
19 items priority and give the
20 Village residents the information
21 they need to understand what is
22 happening on these very important
23 issues. Thank you for your time.

24 MAYOR STUESSI: Thank you,
25 very important points and they're

2 very much appreciated. There's a
3 number of things you brought up
4 that we will be focused on at our
5 next Work Session.

6 As it relates to the bulkhead, I
7 have confirmed with the gentlemen
8 at HUD that we are still moving
9 things forward. We have Thomas
10 from D&B Engineering who was out
11 here recently. There's no
12 engineering that needs to be done.
13 It's just an update of the
14 specifications and some updated
15 cost estimates for the BID package
16 that's being taken care of.

17 We're going to be talking more
18 about parking. The survey work
19 that you guys did is enormously
20 helpful for us. I'll make certain
21 that Adam prepares a summary for
22 our next Work Session as well.

23 And we do have a building report
24 that was done, that was completed
25 today. It's going be attached to

2 last week's Work Session, so that
3 will be on there as well. And we
4 will update on the status of the
5 other grants too.

6 MS. HAMMES: Thank you.

7 MAYOR STUESSI: And we'll
8 have some additional news relative
9 to the Village administrator. We
10 went through all the applications.
11 There's been a number of
12 interviews that have been done,
13 and we've narrowed it down to a
14 select list and we'll be updating
15 the Board in Executive Session on
16 this too. Thank you very much.

17 MS. HAMMES: Okay, thank you.
18 The plan is to still move forward
19 and get the bulkhead done before
20 next summer?

21 MAYOR STUESSI: Yes, yes.

22 TRUSTEE PHILLIPS: Mr. Mayor,
23 on that point, has D&B started the
24 process renewing the DEC permits
25 that we need?

2 MAYOR STUESSI: That's all
3 going to be done with them. Oh,
4 and that brings up a good point.
5 Relative to the lodging tax and
6 the short term rentals, we
7 actually do not have the
8 legislation in front of us to vote
9 this evening.

10 There was some questions by
11 members of the Board beyond what
12 were, you know, originally raised.
13 And so this is something the Board
14 all needs to -- you know, we all
15 needs to make sure that we're all
16 very focused. It's going to be my
17 request to the Board because we
18 should be ready to bring this
19 forward.

20 As you know, we've had multiple
21 public hearings on this subject.
22 You know, there have been changes
23 in it from the initial process and
24 where we've gone based upon
25 community feedback.

2 I'm going to be calling a
3 Special Meeting here advance in
4 the Work Session in order for the
5 Village to schedule a public
6 hearing for our September Work
7 Session because we're required to
8 have a minimum of ten days'
9 notice.

10 So I don't want to kick the ball
11 down to Work Session and then we
12 can't do it Regular Session
13 because we don't have enough time
14 and also have the follow-up in
15 regards to the hotel tax. Because
16 I think the Board has already
17 suggested that everybody's in
18 favor of advancing that. And, I
19 have a meeting with our assemblyman
20 on Tuesday about that, which I'll
21 be sharing with the Board and the
22 public when we have this Special
23 Meeting here in the next, call it,
24 week to ten days.

25 MS. HAMMES: Thank you.

2 MAYOR STUESSI: Yes, ma'am.

3 MS. SCHOLL: Cindy Scholl,
4 174 Sterling Street. I'm here
5 tonight because I'm hoping to get
6 some feedback and maybe some
7 support from the Trustees. I
8 don't really know how this all
9 works, but I've had a building
10 permit application in since end of
11 January of 2024.

12 And while we had some hiccups
13 along the way, we actually got on
14 to the Zoning Board agenda in July
15 of 2024 and just needed one
16 continuance in order to ask the
17 building inspector just to take
18 look at our notice of disapproval.
19 And given the fact that the
20 building inspector was out for
21 many months and then no longer
22 employed, we had to start dealing
23 with your temporary or your
24 part-time building inspector.

25 And it's been a year really

2 since July -- it's been over a
3 year -- trying to get an updated
4 notice of disapproval through
5 no-fault of our own. And in this
6 past couple of months, we
7 understood that the building
8 inspector was looking at our -- to
9 go through our notice of
10 disapproval, he has to write a
11 wheel new one because he's a new
12 building inspector. And he has to
13 answer my attorney as to whether
14 there is a one point on that
15 notice of disapproval that needs
16 to be added. And we were made
17 aware he was looking at it in
18 mid-July and we still do not have
19 a notice of disapproval.

20 We submitted all of the
21 documents that were asked. We
22 went above and beyond what we were
23 initially required to submit. We
24 were initially required to submit,
25 in 2024, a site plan for our

2 project, and when the building
3 inspector started -- temporary
4 building inspector looked at our
5 project, he required us to not
6 only have the site plan, but a
7 survey that superimposed our
8 project onto the signed and sealed
9 survey. It took a couple months
10 and expense to get that done and
11 it wasn't initially required.

12 We were also told at that time
13 that the building department had
14 no record of our survey at all.
15 So all of those surveys were
16 somehow misplaced or thrown out or
17 lost, I don't know. So there's
18 been quite a lot of events that
19 have happened with our application
20 and we're just wondering what's
21 going on.

22 My attorney, we had to hire an
23 attorney, has communicated with
24 the Village attorney twice now in
25 the past month trying to

2 understand what is going on. We
3 have complied with every legal
4 request that the building
5 department has done -- has asked
6 of us. We're -- I have legal
7 representation that the building
8 department knows about and we're
9 not getting any communication from
10 the building inspector. I know
11 he's busy, but we're just asking
12 what's going on. Why can't we get
13 communication at the building
14 department level to my attorney.

15 You know, she's asked several
16 questions of the -- and if we're
17 sending our request to the wrong
18 Village attorney, you know, I
19 would assume somebody would tell
20 us. So we're quite -- we're
21 beyond frustrated at this point.
22 We're going to be going on two
23 years really truly and we don't
24 think it's fair. We've done
25 nothing wrong. We're just asking

2 for one simple lookback at the
3 notice of disapproval and then
4 some communication and we seem to
5 be stalled and we don't understand
6 why.

7 And outside of that, I'd just
8 like to say that the last speaker,
9 Ms. Hammes, I had on my notes to
10 ask why the building department is
11 not publishing its work reports.
12 Every other department publishes
13 their work reports. And, great,
14 we have a work report. There was
15 one back maybe in May. It had
16 nine items on it, two of them were
17 for signs. It just, it makes no
18 sense to me.

19 And if you're going forward
20 publishing, what about all of the
21 ones you've missed? And this
22 can't possibly be just because of
23 a program glitch. Every other
24 department, I'm sure, would be in
25 big trouble with all of you folks

2 to for not tendering their work
3 report. Thank you.

4 MAYOR STUESSI: Thank you,
5 we'll follow-up with you first
6 thing tomorrow with counsel and
7 the building department.

8 MS. SCHOLL: Thank you.

9 MAYOR STUESSI: Karen?

10 MS. RIVARA: Good evening.
11 Karen Rivara, 628 Carpenter
12 Street. Just a couple of quick
13 things. I, first of all, want to
14 thank the Trustees and especially
15 Trustee Brennan for getting the
16 grant application in front of the
17 LWRT -- LWRP grant. That's very
18 important for us and hopefully we
19 will have an update at the next
20 Work Session in terms of whether
21 or not we got the grant or when
22 we'll find out about that.

23 MAYOR STUESSI: We don't
24 expect to know anything until end
25 of year.

2 MS. RIVARA: Okay.

3 MAYOR STUESSI: A chance we
4 may get an indication in the fall.

5 MS. RIVARA: Okay. I thought
6 it was September, so, okay, thank
7 you. Also just wanted to make you
8 aware that the county working
9 waterfront preservation legislation,
10 the county legislatures will be
11 voting on that September 3rd. So
12 I'm hoping that the Village Trustees
13 can send a letter of support.

14 MAYOR STUESSI: Actually my
15 note right on here is to add on a
16 resolution this evening --

17 MS. RIVARA: Okay.

18 MAYOR STUESSI: -- for our
19 Board to send a letter of support.
20 We've all talked about it before
21 and we had agreed to support it
22 initially, as you'll recall, back
23 in the fall.

24 MS. RIVARA: Sure.

25 MAYOR STUESSI: I think you

2 were at the public hearing that I
3 went and spoke to and then I know
4 Mary Bess was at the recent one
5 speaking --

6 MS. RIVARA: Yes.

7 MAYOR STUESSI: -- on behalf
8 of herself in the industry, but I
9 believe we all are supporting it.
10 We'll be talking about that later
11 this evening.

12 MS. RIVARA: Okay, yeah,
13 good. Because there's a lot of
14 support in our Village for that
15 legislation, so it would be nice
16 to have a letter from the Trustees
17 that reflect that support of the
18 community for that legislation.

19 MAYOR STUESSI: Yeah, I
20 personally shared it as well with
21 a whole number of folks --

22 MS. RIVARA: Yes.

23 MAYOR STUESSI: -- in the
24 industry on the water and a number
25 of them have come through with

2 letters of support too.

3 MS. RIVARA: Okay, yeah,
4 because the final vote on it is
5 September 3rd, just so you know.

6 MAYOR STUESSI: Yes, it's an
7 important one.

8 MS. RIVARA: Okay, thank you.
9 And I look forward to the next
10 Work Session because it sounds
11 like a lot of the questions that
12 Chairwoman Hammes brought up are
13 going to be answered, so I'm
14 looking forward to that as well.
15 A lot of concerns that we all
16 share, so thank you.

17 MAYOR STUESSI: Thank you.
18 Anybody else? Yes, Betsy?

19 MS. GERTZ: Betsy Gertz, 218
20 6th Street. Good evening, Mr.
21 Mayor, Honorable Trustees, thanks
22 for this time. I'm speaking
23 tonight as a representative of the
24 Greenport Housing Committee, also
25 called the Greenport Affordable

2 Workforce Housing Committee.

3 Our committee was formed earlier
4 this year to explore and consider
5 ideas and actions that would
6 address the critical need for
7 additional housing in the Village,
8 which would focus on affordable
9 housing. As you've seen, affordable
10 housing is top of mine and the
11 majority of residents here, and we
12 are part of the Village's
13 multi-faceted commitment to be a
14 pro-housing community.

15 In July you supported our work
16 by passing a resolution
17 authorizing the submission of a
18 letter of indent in a consolidated
19 funding application to the Long
20 Island Forward Housing Program,
21 which provides technical
22 assistance at no cost to towns and
23 villages seeking to identify and
24 evaluate properties, both publicly
25 and privately owned, with the

2 potential for multi-family
3 development.

4 The resolution followed months
5 of preparation for submitting an
6 application, with members of our
7 committee directed by the Mayor,
8 working to identify and evaluate
9 possible development properties.
10 Numerous properties were
11 considered, everything from the
12 arcade to Clark's Beach, which is
13 its own category.

14 The Mayor has identified
15 possible properties, and working
16 with the Mayor, one of our
17 committee members has identified --
18 has created, I should say, a
19 PowerPoint presentation of the
20 properties that were being
21 considered in the early stages of
22 review of possible sites.

23 Notably, there are, for purposes
24 of submitting an application to
25 the Long Island Forward, problems

2 with a number of these properties.
3 Nonetheless, and my purpose in
4 speaking tonight, is to urge the
5 Village to act with alacrity to
6 get this application submitted.

7 Submitting the application is a
8 simple process. It requires a
9 letter of intent and then an
10 application identifying potential
11 development properties. The
12 Housing Committee is ready and
13 willing to draft the letter and
14 application if need be.

15 As a committee charged with
16 finding possible solutions to the
17 affordable housing crisis in
18 Greenport, we believe that we must
19 act now to get the assistance
20 offered by Long Island Forward.
21 It is a valuable and concrete step
22 in the direction of finding
23 potential residential development
24 properties.

25 The Village has nothing to lose

2 and very much to gain by submitting
3 the application. All services
4 provided to the Village are free,
5 even if none of the properties are
6 found to be feasible. It's a
7 preliminary step.

8 It is also possible that
9 consultants might discover other
10 possible sites. The opportunity
11 to get assistance from Long Island
12 Forward is available now and is
13 within easy reach and we should
14 not risk losing the opportunity.
15 \$10 million has been allocated by
16 the State for this program. It is
17 being given on a first-come,
18 first-served basis and the program
19 lasts only as long as the funds
20 do. We do not know how much has
21 already been given out and we do
22 not know how much longer funds
23 will be available.

24 With respect to potential
25 properties, there are factors

2 considered priorities by the
3 program. It encourages properties
4 in or near downtown areas with
5 proximity to transportation and it
6 aims to assist in developing
7 multi-family housing, preferably
8 rental housing.

9 While the program does allow the
10 submission of applications without
11 identifying programs and seeking
12 assistance and identifying sites,
13 it seems like likely to us that
14 identifying properties in the
15 application would be more
16 favorably received as it shows
17 Village readiness and willingness.

18 With that in mind and in an
19 effort to move this along, the
20 Housing Committee would like to
21 give the Trustees a more detailed
22 presentation of the properties --
23 potential properties, and we would
24 like to offer the PowerPoint
25 presentation and have a more

2 thorough consideration of the
3 issue at the next Board Meeting.
4 If Board members are interested,
5 we can also give you site visits
6 to the ones that are being
7 considered. But we are asking, at
8 this point, that the issue of
9 submitting, and I would say
10 expediting the Long Island Forward
11 application be placed on next
12 meetings agenda. Thank you.

13 MAYOR STUESSI: Thank you
14 very much. There's a lot of work
15 that's gone into it and I thank
16 you and Dinni and the committee
17 for that, together with our grants
18 team and then we've also had
19 numerous discussions with Long
20 Island Forward and the Economic
21 Development Department about it.

22 Village-owned properties, as you
23 may know, are very easy to submit
24 because we own and have a control
25 over. The challenge lies in

2 privately-owned properties and
3 getting alignment with owners who
4 want to submit. There have been
5 numerous conversations about that
6 and it would probably be helpful
7 to have, you know, some of your
8 members talk to folks as well.

9 I would welcome you guys to come
10 back to the September meeting and
11 have a further conversation and
12 presentation on that. I will say
13 that Long Island Forward and
14 Economic Development's Group for
15 Long Island is very interested in
16 the Village and there's a lot of
17 excitement around it and moving it
18 forward, but we've got to get a
19 few of these private property
20 owners to agree to move forward.

21 Separate and apart from that,
22 there was a discussion with the
23 Town in their meeting recently
24 about it and I know there was
25 additional information shared with

2 them too. I've spoken with a
3 number of Town Board members who
4 are considering other potential
5 applications within, call it, the
6 Greater Greenport area, but those
7 too require private property
8 support.

9 You know, we're very limited on
10 the amount of space we have within
11 the Village to build affordable
12 housing, but there are some real
13 opportunities. And I think we saw
14 it in the presentation by the
15 Planning Board that mixed use and
16 the opportunity to build mixed use
17 on existing properties that are
18 either underdeveloped or laying
19 fallow, there are real opportunities
20 there. And I'd also like to
21 remind the public that we had
22 discussions a while back about the
23 urgent need for this.

24 And I don't need to go any
25 further than talking about our

2 Village staff. We've got a team
3 of about 40 people and the number
4 who own homes is less than the
5 number of people on this Board of
6 this table who own homes. The
7 vast majority of them are renters
8 and every single one of them, with
9 the exception of maybe two who
10 live with family, are, you know,
11 vulnerable and at risk.

12 I mean, that's not to say family
13 problems don't happen and one
14 finds themselves without a home too,
15 but when you're looking at an
16 average salary of \$55,000 a year
17 across these 40 employees -- and
18 I'm not even including all the
19 summer workers, which is an
20 additional 25 to 30, they're all
21 housing insecure. And we are the
22 last place on Long Island to hire
23 for, outside of the General Store
24 in Orient, and when we're recruiting
25 it's enormously challenging. And

2 only going to get more and more
3 challenging if we don't find
4 solutions.

5 And that's one of the things our
6 Board is talking about with
7 Southold Town as well. We have an
8 upcoming meeting on September
9 23rd, a joint meeting with the
10 Town, focusing on Community
11 Preservation Fund, in particular
12 getting them to adopt the
13 legislation from 2017 for the use
14 water quality and also for
15 historic. But we'll also be
16 talking about the housing --
17 Community Housing Fund too, that
18 additional half of percentage
19 point and the bank account that is
20 growing. There's been a lot of
21 work from the Town on that.

22 We also have been asked to name
23 a Board member to the Town
24 Committee and I'm proud to say
25 that we have a resolution tonight

2 to name Dinni Gordan, who you work
3 with very closely who is the Chair
4 of our Housing Committee to that.

5 So thank you very much.

6 Did you wish to speak?

7 MR. SALADINO: I did.

8 MAYOR STUESSI: Please,
9 approach the podium.

10 MR. SALADINO: My name is
11 John Saladino and I live on 6th
12 Street. The first thing I would
13 like to say is, Patrick, I was at
14 the Work Session last week and I'm
15 kind of loving the concept that
16 you had.

17 DEPUTY MAYOR BRENNAN: About
18 what?

19 MR. SALADINO: About a
20 visitors area as opposed to a
21 visitors dock. I would be opposed
22 to spending one dollar of
23 tax-payor money.

24 MAYOR STUESSI: I'm sorry,
25 you're --

2 MR. SALADINO: I would be
3 opposed.

4 MAYOR STUESSI: You're
5 opposed to spending tax-payor
6 money on the visitors dock?

7 MR. SALADINO: On rebuilding
8 the visitor's dock by the bus
9 terminal.

10 MAYOR STUESSI: Okay.

11 MR. SALADINO: I love the
12 idea, but I don't think it's a
13 hardship for somebody to come here
14 and pay to -- especially when
15 we're in the boat parking business.

16 MAYOR STUESSI: Except for
17 that -- who was the guy with
18 quarter of a million dollar boat
19 that got upset with you who
20 couldn't afford to dock?

21 MR. SALADINO: Well, I mean,
22 people come here and patronize the
23 businesses downtown and we're
24 talking about paying for parking.
25 I'm just not sure of why we

2 differentiate one from the other.

3 The guy that's coming Babylon,
4 it's okay for him to pay to go buy
5 an egg sandwich, but the guy
6 that's coming from Southold with
7 his boat, it's an infamnia for him
8 to pay to go and buy an egg
9 sandwich, but that's kind of how I
10 feel about that.

11 I was also -- again, I was here
12 for the Work Session and one of
13 our fire chiefs made a
14 presentation to you about the
15 fireboat foundation bringing the
16 firefighter back here. I would
17 kind of like that. I'm just
18 curious how you guys felt about
19 it. Have you's talked about it?
20 I know it wouldn't be a --

21 MAYOR STUESSI: We talked
22 about it in the last meeting and
23 there's a resolution on tonight to
24 bring here over the winter season.

25 MR. SALADINO: Is there?

2 DEPUTY MAYOR BRENNAN: There's a
3 resolution, yes. And I did intend
4 to use the opportunity to discuss
5 it further. So later.

6 MR. SALADINO: Then let me
7 let -- since I don't have the
8 agenda because I'm not smart
9 enough to use my camera to
10 download the agenda, let me voice
11 my support for that. I think it's
12 a great idea. I think it would be
13 a boom to everybody, to the
14 Business District. I think it
15 would by -- and if there's money
16 involved, my suggestion to raise
17 some money to fund that would be
18 to sell the Camera Obscura, put
19 that on eBay and sell that.

20 MAYOR STUESSI: I'm getting
21 out of Lily's way.

22 (Laughter.)

23 TRUSTEE DOUGHERTY-JOHNSON:
24 How much money do you think your
25 going to make from Camera Obscura?

2 MR. SALADINO: Lily, I
3 understand it did generated about
4 12 bucks last year.

5 MAYOR STUESSI: This is a
6 point of clarity --

7 MR. SALADINO: I'm only
8 kidding. I'm only kidding.

9 MAYOR STUESSI: We will
10 discuss it a bit more when the
11 resolution comes up, but the
12 resolution is to allow them to
13 dock at the yacht pier from
14 September all the way through
15 fall, winter, and spring until we
16 start booking yachts again and can
17 generate revenue at no cost.

18 MR. SALADINO: I thought he
19 had -- great.

20 MAYOR STUESSI: There's the
21 intent to then have a further
22 conversation about making this the
23 home port, but we're not addressing
24 that now. They would come back at
25 a subsequent date.

2 MR. SALADINO: Yeah, let's
3 just get the boat here and then
4 we'll talk about.

5 MAYOR STUESSI: Yes.

6 MR. SALADINO: But he had
7 said East Pier?

8 MAYOR STUESSI: Yes, the
9 yacht pier.

10 MR. SALADINO: On the other
11 side of the east pier? On the
12 east side of the East Pier?

13 DEPUTY MAYOR BRENNAN: West
14 side.

15 MAYOR STUESSI: West side.

16 MR. SALADINO: Oh, in the
17 marina?

18 DEPUTY MAYOR BRENNAN: Yes.

19 TRUSTEE ROBINS: Right in the
20 marina.

21 MAYOR STUESSI: It's empty
22 this time of year.

23 MR. SALADINO: No, no, I
24 understand that. I understand
25 that, but, okay, you know,

2 wherever you guys think is best.

3 MAYOR STUESSI: This is our
4 marina manager's recommendation.

5 MR. SALADINO: Wherever you
6 guys think is best. I just would
7 like to see the boat come back.
8 Sounds good. Thank you. Thanks
9 for listening.

10 DEPUTY MAYOR BRENNAN: Noted,
11 thank you.

12 MR. FISHER: Good evening.
13 Don Fisher, F-I-S-H-E-R, president
14 of the Railroad Museum of Long
15 Island; 440 4th Street, Greenport.
16 First I'll say thank you for the
17 Village Board for making some
18 space for a historic New York
19 artifact by allowing the fireboat
20 to come for it's winter season
21 here. From a historic standpoint,
22 and also from my position as a
23 retired volunteer firefighter and
24 ex-assistant fire chief and also a
25 person that spent four days at

2 9/11 mutual aid for communications
3 from our town emergency management
4 office giving support to New York
5 City's Office of Emergency
6 Management and the Red Cross
7 there, the firefighter is a very,
8 very important part of New York
9 State -- New York City history and
10 for firefighters anywhere along
11 the East Coast.

12 I would hope that as we go into
13 2026, if the Firefighter
14 Foundation has a desire to come
15 back to Greenport from Mystic
16 Seaport, that not only the Village
17 Board, but our local fire
18 departments in the 8th Division
19 would support the foundation. I
20 know that the Railroad Museum
21 supports the foundation being here
22 with the firefighter in Greenport
23 because it is a New York State
24 artifact. Why is it in Connecticut?

25 It's an important part of our

2 regional history as a fireboat
3 that operated in New York Harbor
4 and let's face it, as I said last
5 year in July, Brooklyn and Queens
6 are on Long Island. And here we
7 are, we're a maritime community,
8 the Railroad coming here was so
9 that it could connect with the
10 maritime to go to Connecticut.

11 Here is a maritime piece of very
12 important New York State, New York
13 City, and by extension really,
14 Brooklyn and Queens, a Long Island
15 historic artifact. And it was
16 taken out of semi-requirement and
17 put into service for days and
18 weeks at 9/11. I had five of my
19 Board members who had worked in
20 New York City and were directly
21 effected by the 9/11 situation,
22 that's the Railroad Museum of Long
23 Island board members at the time.
24 As I said, I spent four days in
25 there.

2 That fireboat means so much more
3 to so many people on Long Island.
4 We are a maritime community. It's
5 a maritime artifact. Our fire
6 service across the North Fork is a
7 proud service. That is a proud
8 boat. Thank you again for
9 allowing it to come here for the
10 winter. And I would hope that if
11 the foundation wants to come back
12 and once again make Greenport it's
13 home port, that all of us can get
14 together and support that. I know
15 that finances are an issue. You
16 got a big boat and that takes up
17 footage on the dock. But any way
18 that we can work together to bring
19 that here, I really believe it
20 would be a feather in the cap of
21 Greenport and certainly for our
22 fire services here on the East End
23 and throughout Long Island. Thank
24 you.

25 MAYOR STUESSI: Thank you, sir.

2 Is there anybody else from the
3 public that would like to speak
4 this evening?

5 (No response.)

6 MAYOR STUESSI: No? All
7 right, Julia, you want to start
8 with the first resolution?

9 TRUSTEE ROBINS: All right.

10 MAYOR STUESSI: Thank you,
11 everybody for being here this
12 evening.

13 TRUSTEE ROBINS: Resolution
14 08-2025-4, Resolution adopting the
15 August 25th agenda as printed so
16 moved.

17 DEPUTY MAYOR BRENNAN: Second.

18 TRUSTEE PHILLIPS:
19 Discussion. I had sent an e-mail
20 earlier requesting whether we
21 either table Resolution number...

22 TRUSTEE ROBINS: 28?

23 TRUSTEE PHILLIPS: 08 --
24 yeah, Number 28, before approving
25 the agenda or, legal, should we --

2 MAYOR STUESSI: We had
3 already agreed that we were going
4 to table it.

5 TRUSTEE PHILLIPS: Oh, okay.

6 MAYOR STUESSI: So when we
7 get to it, I was making the motion
8 to table it at that time.

9 TRUSTEE PHILLIPS: Okay. As
10 long as -- I just was not -- for
11 some reason I didn't catch that to
12 be honest with you.

13 MAYOR STUESSI: Yeah, no
14 problem. I replied to you your
15 e-mail earlier.

16 TRUSTEE PHILLIPS: Oh, okay.
17 Sorry, I was dealing with fish.
18 Okay, alright.

19 MAYOR STUESSI: Those fish.

20 (Laughter.)

21 MAYOR STUESSI: All in favor?

22 TRUSTEE ROBINS: Aye.

23 DEPUTY MAYOR BRENNAN: Aye.

24 MAYOR STUESSI: Aye.

25 TRUSTEE PHILLIPS: Aye.

2 TRUSTEE DOUGHERTY-JOHNSON: Aye.

3 MAYOR STUESSI: Motion carries.

4 DEPUTY MAYOR BRENNAN:

5 Resolution 08-2025-5. Resolution
6 accepting the monthly reports of
7 the Greenport Fire Department,
8 Village administration, Village
9 Treasurer, Village Clerk, Village
10 Attorney, Mayor, and Board of
11 Trustees. So moved.

12 TRUSTEE PHILLIPS: Second.

13 TRUSTEE DOUGHERTY-JOHNSON:
14 Discussion. So this has been
15 asked, but I don't think it's been
16 answered and I was going to ask it
17 also, the building department
18 reports. So you did answer, you
19 said next week?

20 MAYOR STUESSI: No, no, I
21 said that it was --

22 TRUSTEE DOUGHERTY-JOHNSON: Today?

23 MAYOR STUESSI: Yeah, it's
24 going to be added on. I'll make
25 sure it's forwarded to everybody

2 as well.

3 TRUSTEE DOUGHERTY-JOHNSON: Okay,
4 thank you. You did answer.

5 DEPUTY MAYOR BRENNAN: Maybe
6 we could create a summary report
7 at the end of this calendar year
8 that looks back --

9 MAYOR STUESSI: Yes.

10 DEPUTY MAYOR BRENNAN: -- on
11 the months that were not reported --

12 MAYOR STUESSI: We can definitely
13 do that.

14 DEPUTY MAYOR BRENNAN: -- to
15 try to, you know, inform the public.

16 TRUSTEE PHILLIPS: So let's
17 discuss Municipality for a second.
18 Where are we at with that?

19 MAYOR STUESSI: We have
20 requested a proposal from them,
21 which we need in order to onboard
22 them. As the Board is aware, we
23 were under a joint agreement with
24 the Town of Southold and with the
25 upgrades that are happening with

2 the system, the Town was no longer
3 able to have us on it as well
4 because of access and privacy
5 concerns, so we have to be on our
6 own system. So we're going to be
7 going on our own system and then
8 they're going to have to, call it,
9 scrub the Town system to pull out
10 all of our data, which will then
11 be uploaded into our system.

12 TRUSTEE PHILLIPS: So for the
13 public's information the Municipality
14 actually produces the reports for
15 building department applications
16 that come in. It's my
17 understanding that because if it's
18 a completed application, then that
19 application kicks into the Town
20 Assessor to come and reassess the
21 property. I think that's part of
22 what Municipality is for.

23 MAYOR STUESSI: Well, no.
24 The way the assessment actually
25 happens is we provide copies of

2 certificates of occupancy and the
3 plans to the Town Assessor and
4 those get shared. We're able to
5 print a report from Municipality of
6 everything that's happening, but
7 then that is transferred into a
8 different templates.

9 TRUSTEE PHILLIPS: Okay, but
10 so that the public understands
11 that this is an important -- it's
12 a database that we need in order
13 to --

14 MAYOR STUESSI: Yes.

15 TRUSTEE PHILLIPS: -- create
16 the reports.

17 MAYOR STUESSI: The more
18 important thing is it becomes
19 essentially the database for all
20 historical building department
21 records outside of printed files.

22 TRUSTEE PHILLIPS: Okay.

23 MAYOR STUESSI: Which you
24 know, that is -- I believe,
25 everybody from the Board's been to

2 the building department and
3 reviewed the filing system that's
4 been implemented there. That's
5 significantly improved from what
6 it was. And every file has a
7 chart on top of it which lists,
8 you know, where it is and what's
9 been done on it.

10 DEPUTY MAYOR BRENNAN: I
11 don't understand, why can't the
12 building department just make it's
13 own -- keep it's own data. Is it
14 necessary to use this Municipality
15 thing?

16 MAYOR STUESSI: I mean, this
17 is used, you know, throughout New
18 York for municipalities in doing
19 it all. And so, you know, they
20 are keeping their data and that's
21 the report that was done today,
22 which didn't make it onto the
23 agenda, which I mentioned last
24 week they were updating it. But
25 it's it easier to manage it with

2 Municipity.

3 DEPUTY MAYOR BRENNAN: Yeah,
4 I get it, but it seems to be the
5 reason one -- of the reasons it's
6 been put forth why we don't have
7 reports. And I do agree and I do
8 understand that the building
9 department is better organized and
10 processes better there, so I would
11 imagine --

12 MAYOR STUESSI: The reporting
13 is important. So everybody will
14 see that. It's going to be
15 attached to the Work Session.

16 DEPUTY MAYOR BRENNAN: Okay.

17 MAYOR STUESSI: -- permanence.

18 TRUSTEE PHILLIPS: We have to
19 vote.

20 MAYOR STUESSI: All in favor?

21 TRUSTEE ROBINS: Aye.

22 DEPUTY MAYOR BRENNAN: Aye.

23 MAYOR STUESSI: Aye.

24 TRUSTEE PHILLIPS: Aye.

25 TRUSTEE DOUGHERTY-JOHNSON: Aye.

2 MAYOR STUESSI: Motion carries.

3 TRUSTEE PHILLIPS: Resolution
4 08-2025-6. Resolution scheduling
5 a public hearing on a proposed
6 Local Law to amend Chapter 136,
7 Article 3 of the Village Code
8 relating to water rates;

9 WHEREAS, the Board of Trustees
10 of the Village of Greenport have
11 determined that it is in the best
12 interest of the Village to amend
13 the Village Code to increase the
14 water rates; and

15 WHEREAS, the proposed Local Law
16 would amend Section 136-3 of the
17 Village Code to update said rates;
18 and

19 NOW, THEREFORE, BE IT RESOLVED,
20 that the Board of Trustees hereby
21 schedules a public hearing on the
22 proposed Local Law entitled "*A*
23 *Local Law to Amend Chapter 136 of*
24 *the Village Code Relating to Water*
25 *Rates*" to be held on October 16th

2 at 6:00 p.m. at the Firehouse; and

3 BE IT FURTHER RESOLVED, that the
4 Village Clerk is hereby directed
5 to cause notice of said public
6 hearing to be published in the
7 official newspaper of the Village
8 and to be posted as required by
9 law. So moved.

10 TRUSTEE DOUGHERTY-JOHNSON: Second.

11 MAYOR STUESSI: All in favor?

12 TRUSTEE ROBINS: Aye.

13 DEPUTY MAYOR BRENNAN: Aye.

14 MAYOR STUESSI: Aye.

15 TRUSTEE PHILLIPS: Aye.

16 TRUSTEE DOUGHERTY-JOHNSON: Aye.

17 MAYOR STUESSI: Motion carries.

18 TRUSTEE DOUGHERTY-JOHNSON:

19 Resolution 8-2025-7. Resolution
20 scheduling a public hearing on
21 proposed Local Law to amend
22 Chapter 105, Article 40 of the
23 Village Code relating to sewer rates.

24 WHEREAS, the Board of Trustees
25 of the Village of Greenport has

2 determined that it's in the best
3 interest of the Village to amend
4 the Village Code to increase sewer
5 rates; and

6 WHEREAS, the proposed Local Law
7 would amend Section 105-40 of the
8 Village Code to update said rates; and

9 THEREFORE, BE IT RESOLVED, that
10 the Board of Trustees hereby
11 schedules a public hearing on the
12 proposed Local Law entitled, "*A*
13 *Local Law to Amend Chapter 105 of*
14 *the Village Code Relating to Sewer*
15 *Rates*" to be held on October 16th
16 at 6:00 p.m. at the firehouse; and

17 BE IT FURTHER RESOLVED, that the
18 Village Clerk is hereby directed
19 to cause notice of said public
20 hearing to be published in the
21 official newspaper of the Village
22 and to be posted as required by
23 law. So moved.

24 TRUSTEE ROBINS: Second.

25 MAYOR STUESSI: All in favor?

2 TRUSTEE ROBINS: Aye.

3 DEPUTY MAYOR BRENNAN: Aye.

4 MAYOR STUESSI: Aye.

5 TRUSTEE PHILLIPS: Aye.

6 TRUSTEE DOUGHERTY-JOHNSON: Aye.

7 MAYOR STUESSI: Motion carries.

8 TRUSTEE ROBINS: Resolution

9 08-2025-8. Resolution to increase
10 the monthly fee of the Village's
11 after-school program at the
12 Recreation Center from \$80 to \$120
13 per child, per month, effective
14 September 2025, in order to help
15 cover rising program costs and
16 ensure its continued quality and
17 sustainability. So moved.

18 DEPUTY MAYOR BRENNAN: Second.

19 TRUSTEE DOUGHERTY-JOHNSON:

20 Discussion. Candace, I totally
21 forgot to talk to you this morning
22 about this. I did look in, a
23 little bit, to try to figure some
24 stuff out. I do -- I know we all
25 got an e-mail from Margot supporting

2 this and I feel like everybody
3 else supports it. I do understand
4 that it's important. I do want to
5 look further into like seeing if
6 we can qualify for the Department
7 of Social Services, like vouchers,
8 to take those.

9 VILLAGE CLERK HALL: Yeah, so --

10 TRUSTEE DOUGHERTY-JOHNSON:
11 But I haven't gotten very far.

12 VILLAGE CLERK HALL: I did a
13 little bit of research on it as
14 well and with other schools, after
15 school programs, just various
16 programming where they would offer
17 a discounted rate, and proof of
18 some type of government subsidy
19 would qualify a family for that --
20 to be considered. And then on the
21 back end, it's a scale. Different
22 programming, there's a percentage,
23 there's a base percent. So many
24 of them have finance committees
25 that kind of handle things like this.

2 For the sake of the Village, in
3 my opinion, I think there should
4 be a discounted rate that's just
5 fixed. And if someone is able to
6 provide proof of some type of
7 government subsidy, whether it's a
8 housing subsidy or food assistance
9 in a household would indicate that
10 this is a lower income family, in
11 which case they should qualify.

12 TRUSTEE DOUGHERTY-JOHNSON: That
13 makes sense, but maybe that's
14 something we can look -- continue
15 to look into --

16 VILLAGE CLERK HALL: Sure.

17 TRUSTEE DOUGHERTY-JOHNSON: -- and
18 see if we can. I also think that
19 if it's possible, which it seemed
20 to be from my limited research, I
21 mean, County Department of Social
22 Services already gives people
23 vouchers, so if we can just accept
24 them, then we don't have to do any
25 of the administrative, but there

2 may be paperwork. I mean, there
3 may be other administrative stuff
4 to do.

5 VILLAGE CLERK HALL: For our
6 program, it's a single purpose
7 program. So I don't know what
8 that work looks like as far as
9 social services providing the
10 funds directly to us. I was
11 looking at it more as a way for us
12 to consider, something that we can
13 do inhouse.

14 Margot and I have had a few
15 conversations about it and there
16 are people who, each year, sponsor
17 families, and then she also offers
18 installment payments for families
19 who present a need to do so. So
20 those are already in place.

21 My question to Margot was, okay,
22 so you have this group of people
23 that sponsor families. If I'm a
24 family that comes in and I'm not
25 accounted for that, that's the

2 people that I'm more looking at,
3 how we can help those people, not
4 the people that are already
5 getting sponsored. Because the
6 sponsorship, they're still paying
7 the full rate that we set. It's
8 just paid for by somebody else.

9 My understanding the Board was
10 more curious about how we could
11 lower the rate for a family that
12 is in need and expressed a need.
13 So that's what I came up with and
14 I don't think it would be a heavy
15 lift administratively for Margot
16 to -- you know, a family can
17 provide some sort of proof.

18 Our housing department is
19 inhouse. I think it would be not
20 too strenuous to implement
21 something like that, but, of
22 course, the Board would have to
23 decide to make it less -- to not
24 increase the workload for this new
25 initiative, I think it should be

2 -- my suggestion would be, like I
3 said, a set amount that's a
4 discounted rate that someone could
5 become eligible for.

6 TRUSTEE ROBINS: That's not
7 what this Resolution is about.
8 It's simply about raising rates
9 right now. The rest of the stuff
10 can be part of a different
11 discussion, but right this
12 Resolution --

13 VILLAGE CLERK HALL: Of course.

14 TRUSTEE ROBINS: -- is simply
15 should we raise the rates, you
16 know? That's a simple vote.

17 VILLAGE CLERK HALL: The
18 reason that is all coming up is
19 because last week when you left,
20 the Board asked for Lily --
21 Trustee Lily and I to look into
22 possibly how we could accommodate
23 families who this increase would
24 be strenuous for them. So that's
25 where this conversation coming from.

2 TRUSTEE ROBINS: Got it.

3 DEPUTY MAYOR BRENNAN: Thank
4 you both for looking into it and I
5 appreciate that Margot sent us
6 some background on it and some
7 work that she did. That helped me --

8 MAYOR STUESSI: Yes.

9 DEPUTY MAYOR BRENNAN: -- to
10 be informed about this. I think
11 we could we could approve this
12 Resolution and continue to look
13 for opportunities either accept
14 the vouchers or add the discount
15 like you're suggesting.

16 TRUSTEE PHILLIPS: I think
17 that we have the opportunity here
18 as the Board to look out of the
19 box for trying to find. Because
20 I'm sure we could reach out to the
21 business community who probably
22 have many of their employees who
23 are there and create some type of
24 a program that, you know, sponsor
25 their -- because there are similar

2 businesses that do that. You
3 know, so I think, not only -- we
4 need to understand that it has
5 to -- it has to break even, okay,
6 especially for the taxpayers.

7 And then I understand where Lily
8 and -- I mean, Lily and Candace
9 had coming from, but I think we
10 also need to kind of look to
11 keeping the fees, a straight fee,
12 but looking for other ways to
13 bring that money in. And I think
14 perhaps the Mayor may want to
15 appoint a small committee to take
16 a look at that at some point to --
17 so that we get all the points and
18 all the ideas out on the table.
19 It's an idea.

20 MAYOR STUESSI: I think it's
21 definitely worth considering. And
22 Lily and Candace, certainly
23 appreciate both of the work the
24 two of you did in looking into
25 this further. Just one point

2 relative to covering the cost, my
3 recollection of what the Treasurer
4 shared with us is that even with
5 the increase, which comes out to
6 something like two dollars and
7 change an hour, we will still be
8 running at a deficit and tax
9 payers are funding this program.

10 VILLAGE CLERK HALL: Yes.

11 MAYOR STUESSI: The program
12 rates haven't been adjusted in
13 something like 13 years and, you,
14 know, he felt very strongly, as
15 did Margot, in supporting it and
16 believed that while, you know, the
17 increase is not insignificant.
18 \$40 to a lot of families is
19 certainly significant these days.
20 And we all know what it's like
21 going to the grocery store, it is
22 reasonable relative to the hourly
23 -- more than reasonable when
24 looking at the hourly cost of the
25 after-school care.

2 And the point made, it is a
3 single purpose program. This is
4 purely a recreational program for
5 after school, so it falls in an
6 entirely different category than a
7 lot of the broader State programs.
8 With that, is there a vote for
9 approval? All in favor?

10 TRUSTEE ROBINS: Aye.

11 DEPUTY MAYOR BRENNAN: Aye.

12 MAYOR STUESSI: Aye.

13 TRUSTEE PHILLIPS: Aye.

14 TRUSTEE DOUGHERTY-JOHNSON: Aye.

15 MAYOR STUESSI: Motion carries.

16 VILLAGE CLERK HALL: I don't
17 think it was seconded.

18 TRUSTEE PHILLIPS: Yeah, it
19 was. Pat seconded it.

20 DEPUTY MAYOR BRENNAN: Who's
21 up?

22 TRUSTEE PHILLIPS: Patrick,
23 you are.

24 DEPUTY MAYOR BRENNAN: Alright.

25 Resolution 08-2025-9.

2 TRUSTEE ROBINS: Nine.

3 DEPUTY MAYOR BRENNAN: Resolution
4 authorizing Treasurer Brautigam to
5 perform attached budget modification
6 number 6543 to appropriate sewer
7 fund reserves to fund the repair
8 of the Cliffside Pump Station and
9 directing that budget amendment
10 number 6543 be included as part of
11 the formal meeting minutes of the
12 August 28, 2025, meeting of the
13 Board of Trustees. So moved.

14 TRUSTEE PHILLIPS: Second.

15 DEPUTY MAYOR BRENNAN:
16 Discussion, please. I guess this
17 is a question for the Treasurer,
18 but maybe someone else can answer
19 it. Do we typically fund repairs
20 out of the reserve or do we have a
21 line item for equipment repairs?

22 TRUSTEE PHILLIPS: There isn't
23 anything left on the line item.

24 DEPUTY MAYOR BRENNAN: So we've
25 exhausted the line item and that's

2 where we're making the modification?

3 MAYOR STUESSI: Yes.

4 DEPUTY MAYOR BRENNAN: Okay,
5 thank you.

6 MAYOR STUESSI: And, you
7 know, this is one of the things
8 that we're going to need to look
9 at when we reevaluate things
10 moving forward is, you know, the
11 ownership responsibility of sewer
12 pump stations when we're looking
13 at potentially doing more of them
14 outside of the Village. And this
15 has been sort of a real challenging
16 thing for the Village in a number
17 of ways, you know, managing them
18 and baring the cost of repairs on
19 a lot of them that we're
20 responsible for repairing and how
21 that should be considered,
22 especially when they sit within
23 the Town of Southold too, but food
24 for discussion.

25 DEPUTY MAYOR BRENNAN: Yeah,

2 that's a really important point.

3 I raised the question and about --

4 because I wanted to know whether

5 we had exhausted the line item.

6 So I am concerned about situations

7 where a private entity is building

8 a pump station and then the

9 Village ultimately takes control

10 of it. I don't really know

11 anything about this particular

12 pump station, so -- but we want to

13 be sure, as we take over those

14 operations, that the pump station

15 is adequately designed and robust

16 and so we limit our --

17 MAYOR STUESSI: Yeah, and

18 making certain that the investment

19 is such that it makes sense for

20 the broader public need rather

21 than one individual's purpose.

22 DEPUTY MAYOR BRENNAN: Yes.

23 MAYOR STUESSI: All in favor?

24 TRUSTEE ROBINS: Aye.

25 DEPUTY MAYOR BRENNAN: Aye.

2 MAYOR STUESSI: Aye.

3 TRUSTEE PHILLIPS: Aye.

4 TRUSTEE DOUGHERTY-JOHNSON: Aye.

5 MAYOR STUESSI: Motion carries.

6 TRUSTEE PHILLIPS: Resolution

7 08-2025-10. Resolution

8 authorizing the solicitation of

9 bids for the purchase of ten

10 single phase, pad mounted

11 transformers of 120 voltage/240

12 voltages and various KVA and

13 directing Village Clerk Hall to

14 notice the bid solicitations

15 accordingly. So moved.

16 TRUSTEE DOUGHERTY-JOHNSON: Second.

17 TRUSTEE PHILLIPS: I just

18 have a question. Possible at the

19 next Work Session, could we have

20 the Village Treasurer discuss with

21 our department head in the light

22 plant as to the status of our DMC

23 test?

24 MAYOR STUESSI: Yeah. Well, we --

25 TRUSTEE PHILLIPS: Because --

2 MAYOR STUESSI: We had a
3 meeting about it today as a matter
4 of fact. And so we are getting
5 ready for a test next month with
6 it with the operational generator
7 and we're still awaiting some
8 parts on the other one.

9 TRUSTEE PHILLIPS: Well, I --

10 MAYOR STUESSI: But we will --

11 TRUSTEE PHILLIPS: If we could --

12 MAYOR STUESSI: Adam can
13 update it.

14 TRUSTEE PHILLIPS: Yes.

15 MAYOR STUESSI: We'll have
16 more information.

17 TRUSTEE PHILLIPS: Especially
18 since we're out of compliance and
19 I just want to make sure that, you
20 know, there's continued discussions
21 so that we don't receive a fine.
22 That's my concern, so...

23 MAYOR STUESSI: Yeah, well,
24 as we had said, we already had a
25 authorization from the State and

2 they were made aware of the
3 situation, told us they wouldn't
4 be fining us because we were in
5 the process of fixing it.

6 But as the Board is aware, when
7 you're looking at equipment that
8 is this old, it's not just ordered
9 from a particular shop. You have
10 to try and source it from
11 decommissioned engines, which we
12 made an exhaustive effort. There
13 weren't any available, and so it is
14 being specially fabricated for us.

15 But what this really speaks to
16 is the need to decommission our
17 plan to come up with another
18 solution, which will be this
19 NYSERDA grant that we applied for
20 that we should be knowing
21 something here pretty quickly, a
22 study on that very issue.

23 DEPUTY MAYOR BRENNAN: What
24 is the DMC?

25 TRUSTEE PHILLIPS: That's --

2 we have to -- Julia can explain it
3 better than I can.

4 TRUSTEE ROBINS: No, it's an
5 operating test basically to make
6 sure that the generators are
7 running properly. They guarantee
8 our capacity with the New York
9 Power Authority.

10 DEPUTY MAYOR BRENNAN: Thank you.

11 TRUSTEE ROBINS: Are we
12 voting on this?

13 TRUSTEE PHILLIPS: He'll be
14 back in a minute.

15 MAYOR STUESSI: Sorry, I keep
16 hearing noise from people talking
17 out there.

18 Who has next resolution?

19 TRUSTEE PHILLIPS: We have to vote.

20 MAYOR STUESSI: Oh, I'm
21 sorry, all in favor?

22 TRUSTEE ROBINS: Aye.

23 DEPUTY MAYOR BRENNAN: Aye.

24 MAYOR STUESSI: Aye.

25 TRUSTEE PHILLIPS: Aye.

2 TRUSTEE DOUGHERTY-JOHNSON: Aye.

3 MAYOR STUESSI: Motion carries.

4 TRUSTEE DOUGHERTY-JOHNSON:

5 Resolution 8-2025-11. Resolution
6 ratifying the hiring of Patrick
7 James Brennan as a part-time
8 Dockhand to work at Mitchell Park
9 Marina at a pay rate of \$16.50 per
10 hour, effective August 18, 2025.

11 DEPUTY MAYOR BRENNAN:

12 Alright, I have a conflict. This
13 is my son. So I need to recuse
14 myself and I think in the past
15 members have stepped outside, so
16 I'll do that.

17 TRUSTEE PHILLIPS: Just step
18 away from the table basically.

19 (Whereupon, Deputy Mayor Brennan
20 left the Board room.)

21 MAYOR STUESSI: Is there a
22 second?

23 TRUSTEE PHILLIPS: Julia,
24 it's yours.

25 TRUSTEE ROBINS: Second.

2 MAYOR STUESSI: All in favor?

3 TRUSTEE ROBINS: Aye.

4 DEPUTY MAYOR BRENNAN: Aye.

5 MAYOR STUESSI: Aye.

6 TRUSTEE PHILLIPS: Aye.

7 TRUSTEE DOUGHERTY-JOHNSON: Aye.

8 (Whereupon, Deputy Mayor Brennan
9 returned to the Board room.)

10 TRUSTEE ROBINS: Resolution
11 08-2025-12. Resolution to approve
12 the public application received
13 from the Greenport UFSD for the
14 annual Homecoming Parade to be
15 held on September 26, 2025, kick
16 off at 6:00 p.m. The road closure
17 for the parade is as follows:
18 Starting in the municipal parking
19 lot on South Street, down to 1st
20 Street, to Front Street, to 6th
21 Avenue, to Oak Street, ending at
22 Greenport High School. So moved.

23 DEPUTY MAYOR BRENNAN: Second.

24 MAYOR STUESSI: All in favor?

25 TRUSTEE ROBINS: Aye.

2 DEPUTY MAYOR BRENNAN: Aye.

3 MAYOR STUESSI: Aye.

4 TRUSTEE PHILLIPS: Aye.

5 TRUSTEE DOUGHERTY-JOHNSON: Aye.

6 MAYOR STUESSI: Motion carries.

7 DEPUTY MAYOR BRENNAN:

8 Resolution 08-2025-13. Resolution
9 to approve the public assembly
10 application submitted by Richard
11 Vandenburg on behalf of The
12 Greenport Harbor Brewing Company
13 to close to vehicular traffic and
14 utilize Carpenter Street,
15 Carpenter Street from Bay Avenue
16 to East Front Street, for the
17 annual Oyster Festival, from
18 1:00 p.m. through 6:00 p.m. on
19 October 12, 2025. So moved.

20 TRUSTEE PHILLIPS: Second.

21 DEPUTY MAYOR BRENNAN: Discussion.

22 So I just want to bring up --
23 bring back to our attention that
24 we had a discussion about
25 developing a policy on how we

2 treat permits where they're using
3 public areas. So this came up, I
4 think most recently, in the Polo
5 Grounds. And I had received or
6 this Board received a comment from
7 Kim Loper at Harbor Pet that she
8 felt like she was being singled
9 out because I was suggesting that
10 the Board might want to require
11 that the applicant have some kind
12 of public benefit purpose.

13 MAYOR STUESSI: Yes,
14 community benefit you were talking
15 about, right.

16 DEPUTY MAYOR BRENNAN: Yeah.
17 And I'm not suggesting that this
18 particular application needs to do
19 that. Just to be fair to Ms.
20 Loper and the comment that was
21 raised, I think that this Board
22 still does need to develop a view
23 or a policy on that or I suggest
24 we do.

25 TRUSTEE PHILLIPS: I just

2 have one question is, I know he
3 uses the Bank of New York Chase, I
4 think, parking lot for the bulk of
5 this. Is it just -- I haven't
6 been in a long time, but usually
7 he didn't have anything other than
8 people mulling around on Carpenter
9 Street. So a site plan -- not a
10 site plan, but a drawing of, you
11 know, where he was going to put
12 who, what, when, and where might
13 have been helpful.

14 MAYOR STUESSI: Did we not
15 get any type of drawing, Candace?

16 VILLAGE CLERK HALL: We did
17 not.

18 MAYOR STUESSI: So I know
19 historically from going to it and
20 I've probably gone every single
21 year that I've lived here,
22 Carpenter Street is closed. And
23 then it's essentially the same
24 width as the Chase parking lot and
25 the width of the Robert Brown

2 architecture building. And the
3 parking lot, as Mary Bess
4 mentioned, is utilized for a bunch
5 of tables and then all of the
6 oyster companies set up booths and
7 they sell oysters there and then
8 the street, Carpenter Street is
9 utilized for the band and then
10 people are also seated in that
11 area as well, including inside
12 what used to be the brewery. I
13 don't think they have any tanks in
14 there any longer, but that whole
15 area becomes seating.

16 I will say, you know, relative
17 to the Dock Diving event, I think
18 there was a community benefit of,
19 what was it, \$17,000 given to the
20 Skate Park and the fire department?
21 I don't believe there's anything
22 contemplated in this one outside
23 of, you know, the community
24 building holding a festival.

25 DEPUTY MAYOR BRENNAN: No, no.

2 Yeah, absolutely. This is a nice
3 event and it's very popular and
4 it's a special Greenport kind of
5 event because it's about oysters.
6 So, again, I'm not trying to
7 single out Mr. Vandenburg. I
8 just wanted to be responsive to
9 Ms. Loper's comment that she felt
10 that I was singling out her
11 application, which I am not. I'm
12 not trying to do that at all. I
13 just want to make sure that I
14 understand what we're going to do
15 going forward for consistency.

16 TRUSTEE DOUGHERTY-JOHNSON: I
17 think it makes sense.

18 MAYOR STUESSI: Julia, you
19 wanted to say something?

20 TRUSTEE ROBINS: No, I'm fine.

21 TRUSTEE DOUGHERTY-JOHNSON: I
22 think what Patrick's saying makes
23 sense, to have some sort -- a
24 discussion policy. Because I
25 think as more and more events, and

2 -- I mean, it seems like more
3 things are happening and coming
4 before us and there is this idea
5 of like public benefit, use of
6 public streets and land, and I
7 think we do need to --

8 MAYOR STUESSI: There was no
9 request to waive the fee on this
10 one, correct?

11 VILLAGE CLERK HALL: No.

12 TRUSTEE PHILLIPS: No, and
13 I'll have to say that I'm excited
14 that Mr. Vandenburg is applying
15 for it in August and not in
16 October.

17 TRUSTEE ROBINS: Yeah, and
18 he's been doing this, what, for
19 six, seven years now. I mean,
20 this is not new to this Board.

21 TRUSTEE PHILLIPS: I think
22 it's about ten years.

23 TRUSTEE ROBINS: Ten years,
24 okay. Not a big surprise.

25

2 DEPUTY MAYOR BRENNAN: Thank
3 you. That's all I wanted to say
4 on that.

5 MAYOR STUESSI: Okay. All in
6 favor?

7 TRUSTEE ROBINS: Aye.

8 DEPUTY MAYOR BRENNAN: Aye.

9 MAYOR STUESSI: Aye.

10 TRUSTEE PHILLIPS: Aye.

11 TRUSTEE DOUGHERTY-JOHNSON: Aye.

12 MAYOR STUESSI: Motion carries.

13 TRUSTEE PHILLIPS: I guess
14 it's me.

15 DEPUTY MAYOR BRENNAN: Yes.

16 TRUSTEE PHILLIPS: Resolution
17 08-2025-14. Resolution
18 authorizing the suspension of open
19 container law of the Village of
20 Greenport per Section 35-3B and
21 35-3C of the Greenport Village
22 Code within the Festival parameters
23 of the Greenport Harbor Brewing
24 Company annual Oyster Festival
25 from 1:00 p.m. through 6:00 p.m.

2 on October 12, 2025. So moved.

3 TRUSTEE DOUGHERTY-JOHNSON: Second.

4 MAYOR STUESSI: Discussion.

5 So it strikes me this is harder to
6 approve without a map or at least
7 specifying the borders of it as
8 we would typically do. How do you
9 guys --

10 DEPUTY MAYOR BRENNAN: That's
11 a good point, but he does say
12 within the Festival parameters.

13 TRUSTEE PHILLIPS: Right.

14 TRUSTEE ROBINS: Yeah.

15 DEPUTY MAYOR BRENNAN: And
16 the prior resolution described it,
17 although there was no map.

18 MAYOR STUESSI: Okay, yep. Okay.

19 TRUSTEE ROBINS: I think that
20 covers it.

21 MAYOR STUESSI: All in favor?

22 TRUSTEE ROBINS: Aye.

23 DEPUTY MAYOR BRENNAN: Aye.

24 MAYOR STUESSI: Aye.

25 TRUSTEE PHILLIPS: Aye.

2 TRUSTEE DOUGHERTY-JOHNSON: Aye.

3 MAYOR STUESSI: Motion carries.

4 TRUSTEE DOUGHERTY-JOHNSON:

5 Resolution 8-2025-15. Resolution
6 to approve the public assembly
7 application received from Chris
8 Hamilton on behalf of the Class of
9 '93 Jeremy Hamilton Memorial
10 Scholarship Fund. The requested
11 date of the event is September 13,
12 2025, rain date September 14,
13 2025. The annual BBQ Pig Roast
14 Fundraiser will be held at 6th
15 Street Beach between the hours of
16 6:00 a.m. to 6:00 p.m. including
17 setup and cleanup. So moved.

18 TRUSTEE ROBINS: Second.

19 MAYOR STUESSI: All in favor?

20 TRUSTEE ROBINS: Aye.

21 DEPUTY MAYOR BRENNAN: Aye.

22 MAYOR STUESSI: Aye.

23 TRUSTEE PHILLIPS: Aye.

24 TRUSTEE DOUGHERTY-JOHNSON: Aye.

25 MAYOR STUESSI: Motion carries.

2 TRUSTEE ROBINS: Resolution
3 08-2025-16. Resolution to waive
4 the \$50 public assembly
5 application for the BBQ Pig Roast
6 Fundraiser held on September 13,
7 2025, rain date September 14, 2025
8 as submitted by Chris Hamilton on
9 behalf of the Class of '93 Jeremy
10 Hamilton Memorial Scholarship
11 Fund, as the event is
12 donation-based and all proceeds
13 contribute to a scholarship for a
14 graduating senior at Greenport
15 High School. So moved.

16 DEPUTY MAYOR BRENNAN: Second.

17 MAYOR STUESSI: All in favor?

18 TRUSTEE ROBINS: Aye.

19 DEPUTY MAYOR BRENNAN: Aye.

20 MAYOR STUESSI: Aye.

21 TRUSTEE PHILLIPS: Aye.

22 TRUSTEE DOUGHERTY-JOHNSON: Aye.

23 DEPUTY MAYOR BRENNAN: Resolution

24 08-2025-17. Resolution to approve

25 the public assembly application

2 received for the annual Halloween
3 Celebration co-sponsored by The
4 Village of Greenport, Greenport
5 Fire Department, Greenport BID,
6 and Greenport Rotary. The parade
7 and celebration will take place on
8 October 25, 2025 with a rain date
9 of October 26, 2025. Parade kicks
10 off at 11:00 a.m. So moved.

11 TRUSTEE PHILLIPS: Second,
12 and then I do have a question that
13 I'd like to ask the rest of the
14 Trustees is this may need to be
15 amended a little bit. In years
16 past, the Village has always had a
17 set hours of free carousel rides
18 for those who participated in the
19 parade. Given the fact that the
20 carousel was down and the revenues
21 aren't as what they've been in the
22 past, I'm asking, do -- I would
23 like to approach the Friends of
24 Mitchell Park to see if they would
25 donate funding towards the

2 tickets. Is that something I need
3 to put into this resolution or is
4 that something that I can go ahead
5 and do and get in the works?

6 MAYOR STUESSI: It strikes me
7 as that can be done outside of the
8 resolution. That we would only
9 need it in the resolution if we
10 were looking to have free carousel
11 rides. That make sense to everybody?

12 DEPUTY MAYOR BRENNAN: Yeah,
13 I think that can be done next month.

14 TRUSTEE PHILLIPS: Okay,
15 yeah, no, we still have time.

16 VILLAGE CLERK HALL: With
17 other events it wasn't a part of
18 the resolution.

19 TRUSTEE PHILLIPS: No, I
20 know.

21 VILLAGE CLERK HALL: It was
22 just taken care of by the organizer.

23 TRUSTEE PHILLIPS: But I would
24 like. I just would to like to make
25 that known that that's the plan.

2 MAYOR STUESSI: No, I think
3 that's a great idea, Mary Bess.

4 TRUSTEE PHILLIPS: The other
5 thing is I would like to invite
6 the rest of the Trustees to join
7 me in costume to lead the parade
8 if they would like to this year.
9 I've always asked for it in the
10 past.

11 MAYOR STUESSI: I thought you
12 were the head witch.

13 TRUSTEE PHILLIPS: Oh, I am
14 the head witch, but, you know, I
15 have asked in the past for
16 trustees if they wish to dress up
17 and follow suit with me. I'd
18 appreciate it. I think it's grown
19 into an event. When I started in
20 2009, very, very small. You know,
21 it was a small parade, a small
22 group of people. I think the
23 children and the parents enjoy it
24 just as much as I do, to be honest
25 with you.

2 TRUSTEE DOUGHERTY-JOHNSON: It's a
3 Saturday, correct, and then the
4 rain date is Sunday.

5 TRUSTEE PHILLIPS: Correct.

6 MAYOR STUESSI: Julia, you
7 got a costume?

8 TRUSTEE ROBINS: No.

9 TRUSTEE DOUGHERTY-JOHNSON: I'll
10 try my best, Mary Bess.

11 MAYOR STUESSI: Patrick?

12 DEPUTY MAYOR BRENNAN: I do not.

13 MAYOR STUESSI: Lily?

14 TRUSTEE DOUGHERTY-JOHNSON: I will
15 try. I'll start planning now.

16 TRUSTEE PHILLIPS: I'm going
17 to try to hopefully convince my
18 granddaughter to march with me,
19 but I don't know if that's going
20 to work or not.

21 MAYOR STUESSI: I'll put my
22 best biking helmet on. All in
23 favor?

24 TRUSTEE ROBINS: Aye.

25 DEPUTY MAYOR BRENNAN: Aye.

2 MAYOR STUESSI: Aye.

3 TRUSTEE PHILLIPS: Aye.

4 TRUSTEE DOUGHERTY-JOHNSON: Aye.

5 MAYOR STUESSI: Motion carries.

6 TRUSTEE PHILLIPS: Lily.

7 TRUSTEE DOUGHERTY-JOHNSON:

8 Resolution 8 --

9 TRUSTEE PHILLIPS: Oh, it's
10 mine, isn't it?

11 DEPUTY MAYOR BRENNAN: Yes.

12 TRUSTEE PHILLIPS: I'm sorry,
13 it's mine. Resolution 08-2025-18.
14 Resolution to approve the public
15 assembly application received from
16 John Kohut for a private event,
17 wedding, on private property. The
18 event will take place on
19 October 4th with approximately 150
20 attendees. So moved.

21 TRUSTEE DOUGHERTY-JOHNSON: Second.

22 MAYOR STUESSI: All in favor?

23 TRUSTEE ROBINS: Aye.

24 DEPUTY MAYOR BRENNAN: Aye.

25 MAYOR STUESSI: Aye.

2 TRUSTEE PHILLIPS: Aye.

3 TRUSTEE DOUGHERTY-JOHNSON: Aye.

4 Resolution 8-20250-19.

5 Resolution to approve the public
6 assembly application received from
7 Sonia Spar on behalf of Rites of
8 Spring Music Festival Inc. to host
9 a community concert at Mitchell
10 Park on Sunday, September 14, 2025
11 at 3:00 p.m. So moved.

12 TRUSTEE ROBINS: Second.

13 MAYOR STUESSI: Discussion.

14 I just wanted to say I think this
15 is a wonderful group of folks.
16 It's a number of members of the
17 church from the Latino community
18 who put on a number of events,
19 specifically for the Latino
20 community, but this one is really
21 meant for a more broad-based
22 community and I think it's going
23 to be great for the Village to
24 bring everybody together for it
25 and it is free, of course. All in

2 favor?

3 TRUSTEE ROBINS: Aye.

4 DEPUTY MAYOR BRENNAN: Aye.

5 MAYOR STUESSI: Aye.

6 TRUSTEE PHILLIPS: Aye.

7 TRUSTEE DOUGHERTY-JOHNSON: Aye.

8 TRUSTEE ROBINS: Resolution

9 08-2025-20. Resolution to waive
10 the \$250 public assembly application
11 fee for the community concert to
12 be held September 14, 2025, as
13 submitted by Sonia Spar on behalf
14 of Rites of Spring Music Festival
15 Inc. as the event is open to the
16 public and supports cultural
17 enrichment within the community.
18 So moved.

19 DEPUTY MAYOR BRENNAN: Second.

20 MAYOR STUESSI: All in favor?

21 TRUSTEE ROBINS: Aye.

22 DEPUTY MAYOR BRENNAN: Aye.

23 MAYOR STUESSI: Aye.

24 TRUSTEE PHILLIPS: Aye.

25 TRUSTEE DOUGHERTY-JOHNSON: Aye.

2 DEPUTY MAYOR BRENNAN:

3 08-2025-21. Resolution scheduling
4 a public hearing for 6:00 p.m. on
5 Thursday, September 18, 2025 --

6 MAYOR STUESSI: This needs to
7 be tabled.

8 DEPUTY MAYOR BRENNAN: Well,
9 let me finish reading it.

10 -- at Third Street Fire Station,
11 Third and South Streets,
12 Greenport, New York 11944
13 regarding Village Code Chapter 103
14 - Short-Term Rentals. So moved.

15 TRUSTEE PHILLIPS: Second.
16 And you want this -- I propose
17 that we table this resolution.
18 Are we setting a date for the
19 tabling?

20 MAYOR STUESSI: I don't want
21 to waste the public's time and us
22 setting it up. So I'll send an
23 e-mail for everybody and we can
24 figure that out separately.

25 TRUSTEE PHILLIPS: Okay.

2 MAYOR STUESSI: But, yes,
3 again, I would encourage everybody
4 to make sure they thoroughly read
5 everything that legal counsel sent
6 us a week ago and be ready to get
7 this on the agenda and vote to
8 public hearing.

9 TRUSTEE PHILLIPS: I'm
10 proposing to amend this resolution
11 to table 08-2025-21. So moved.

12 TRUSTEE DOUGHERTY-JOHNSON: Second.

13 MAYOR STUESSI: All in favor?

14 TRUSTEE ROBINS: Aye.

15 DEPUTY MAYOR BRENNAN: Aye.

16 MAYOR STUESSI: Aye.

17 TRUSTEE PHILLIPS: Aye.

18 TRUSTEE DOUGHERTY-JOHNSON: Aye.

19 MAYOR STUESSI: Motion carries.

20 TRUSTEE PHILLIPS: Resolution
21 08-2025-22. Resolution scheduling
22 a public hearing for 6:00 p.m. on
23 Thursday, September 18th at the
24 Third Street Fire Station, Third
25 and South Street, Greenport, New

2 York 11944 regarding Village Code

3 Chapter 142. So moved.

4 TRUSTEE DOUGHERTY-JOHNSON: Second.

5 MAYOR STUESSI: All in favor?

6 TRUSTEE ROBINS: Aye.

7 DEPUTY MAYOR BRENNAN: Aye.

8 MAYOR STUESSI: Aye.

9 TRUSTEE PHILLIPS: Aye.

10 TRUSTEE DOUGHERTY-JOHNSON: Aye.

11 Resolution 8-2025-23.

12 Resolution authorizing Diana

13 Gordan to represent the Village of

14 Greenport as a member of Southold

15 Town Community Housing Advisory

16 Board, CHAB, for the remainder of

17 the current one-year term. So

18 moved.

19 TRUSTEE ROBINS: Second.

20 MAYOR STUESSI: All in favor?

21 TRUSTEE ROBINS: Aye.

22 DEPUTY MAYOR BRENNAN: Aye.

23 MAYOR STUESSI: Aye.

24 TRUSTEE PHILLIPS: Aye.

25 TRUSTEE DOUGHERTY-JOHNSON: Aye.

2 MAYOR STUESSI: Motion carries.

3 TRUSTEE ROBINS: Resolution
4 08-2025-24. Resolution to appoint
5 Candace Hall to the Village of
6 Greenport Affordable and Workforce
7 Housing Committee for a term of
8 one year to expire on April 6, 2026.
9 Discussion.

10 AUDIENCE MEMBER: Yay.

11 MAYOR STUESSI: We got to
12 have a second.

13 DEPUTY MAYOR BRENNAN: I'll
14 second that.

15 TRUSTEE ROBINS: I'm
16 questioning, Candace is a Village
17 employee and I'm not sure if
18 there's any potential conflict of
19 interest for her serving on a
20 committee like this?

21 MAYOR STUESSI: Well, you
22 might recall that in the last
23 administration your Board approved
24 putting Stephen Gaffga, the
25 Village Deputy Treasurer on the

2 Town Housing Committee. So it
3 doesn't give me any concern. Are
4 there concerns from anybody else.

5 TRUSTEE PHILLIPS: No. I
6 think that when Stephen was
7 appointed, he was appointed as a
8 resident of the Village of
9 Greenport, which is what they
10 needed to represent for the Town
11 of Southold. I'm assuming that
12 Candace is being appointed to this
13 as a resident?

14 VILLAGE CLERK HALL: I don't
15 live in the Village.

16 MAYOR STUESSI: She's just
17 outside the Village.

18 TRUSTEE PHILLIPS: Just
19 outside? Okay, but she's being
20 appointed as --

21 MAYOR STUESSI: She lives
22 within the Hamlet of Greenport.

23 TRUSTEE PHILLIPS: Okay,
24 alright, but she's not being
25 appointed as the Village Clerk

2 Candace Hall; she's been appointed
3 as the individual Candace Hall.

4 MAYOR STUESSI: Of course.

5 TRUSTEE PHILLIPS: Okay,
6 that's what needs, I think --

7 VILLAGE CLERK HALL: Well, it
8 doesn't say my title here.

9 TRUSTEE PHILLIPS: No, I know
10 it doesn't, but Trustee Robins has
11 raised that kind of a question, so
12 that's why I'm asking it.

13 VILLAGE CLERK HALL: Okay.

14 DEPUTY MAYOR BRENNAN: So
15 there's no requirement for the --

16 MAYOR STUESSI: No. You only
17 have to be a resident of the
18 Village on statutory boards. And
19 on the other committees, you know,
20 there are several examples where
21 we have people that are just
22 outside of the Village lines, but
23 represent the overall community
24 and it adds some, you know, flavor
25 to it and, frankly, broader-based

2 knowledge and experience.

3 TRUSTEE PHILLIPS: I do have
4 a question though. Candace, you
5 did attend one of the Town of
6 Southold Housing Committee
7 Meetings recently; did you not?

8 VILLAGE CLERK HALL: Yeah,
9 just one.

10 TRUSTEE PHILLIPS: But that
11 wasn't the one that we just
12 appoint -- the CHAD one, that was
13 the advisory one?

14 VILLAGE CLERK HALL: I'm not
15 going to -- I'm not sure actually.
16 I'm kind of confused with these
17 acronyms.

18 TRUSTEE PHILLIPS: We've got
19 three different housing things
20 going.

21 VILLAGE CLERK HALL: Yeah, so
22 the purpose of the meeting that I
23 attended probably would clarify
24 this. It was discussion about the
25 Town financially supporting

2 projects for affordable housing
3 was the topic. It was a very high
4 level conversation that there was
5 a tremendous amounts of work
6 before I attended that one
7 meeting, so I really just
8 listened. I really didn't have
9 any feedback for them.

10 TRUSTEE PHILLIPS: Okay.

11 VILLAGE CLERK HALL: Because
12 so much work had been done already.

13 TRUSTEE PHILLIPS: Okay, but
14 I think we need to appoint --
15 well, that's another discussion,
16 I'm sorry.

17 MAYOR STUESSI: No, we've
18 appointed Dinni to the --

19 TRUSTEE PHILLIPS: The CHAB.

20 MAYOR STUESSI: Yes.

21 TRUSTEE PHILLIPS: But
22 there's another housing board --

23 MAYOR STUESSI: The CHAB is
24 the voting Board that manages the
25 money, the funds.

2 TRUSTEE PHILLIPS: Right.

3 MAYOR STUESSI: So she will
4 be a voting member of approvals
5 for that funding.

6 TRUSTEE PHILLIPS: Okay.

7 VILLAGE CLERK HALL: Just one
8 more note, the reason that she's a
9 member instead of a liaison is
10 because she will have voting
11 ability.

12 TRUSTEE PHILLIPS: Right.

13 TRUSTEE DOUGHERTY-JOHNSON: And I
14 think she's -- we're required to
15 have a Greenport member.

16 TRUSTEE PHILLIPS: Yes, we
17 are required to have a Greenport
18 resident.

19 MAYOR STUESSI: Not us so
20 much. They are by State law.

21 TRUSTEE DOUGHERTY-JOHNSON: Right.

22 TRUSTEE PHILLIPS: Yes, they
23 are required to have.

24 MAYOR STUESSI: Yep, all
25 right. All in favor?

2 TRUSTEE ROBINS: Aye.

3 DEPUTY MAYOR BRENNAN: Aye.

4 MAYOR STUESSI: Aye.

5 TRUSTEE PHILLIPS: Aye.

6 TRUSTEE DOUGHERTY-JOHNSON: Aye.

7 MAYOR STUESSI: Thank you,
8 Candace. You will be a great
9 addition to the committee that
10 Dinni chairs.

11 VILLAGE CLERK HALL: Thank you.

12 DEPUTY MAYOR BRENNAN: Who's up?

13 TRUSTEE PHILLIPS: Patrick,
14 you are.

15 DEPUTY MAYOR BRENNAN:
16 Resolution 08-2020-25. Resolution
17 approving the public assembly
18 application received from
19 Greenport Fire Department's Relief
20 Hose for a Car Show Fundraiser to
21 be held on October 12, 2025, from
22 9:00 a.m. to 1:30 p.m. at Moore's
23 Lane at the Polo Grounds. So moved.

24 TRUSTEE PHILLIPS: Second.

25 MAYOR STUESSI: All in favor?

2 TRUSTEE ROBINS: Aye.

3 DEPUTY MAYOR BRENNAN: Aye.

4 MAYOR STUESSI: Aye.

5 TRUSTEE PHILLIPS: Aye.

6 TRUSTEE DOUGHERTY-JOHNSON: Aye.

7 MAYOR STUESSI: Motion carries.

8 TRUSTEE PHILLIPS: Resolution

9 08-2025-26. Resolution hiring of
10 Jacob Schott as a full-time Line
11 Worker 1 for the Village of
12 Greenport Power Plant at a pay
13 rate of \$30.00 per hour, effective
14 September 3, 2025. All health
15 insurance and all other full-time
16 employment benefit provisions
17 specified in the current contract
18 between the Village of Greenport
19 and CSEA Local 1000 apply to this
20 hiring, as does the standard
21 twenty-six-week Suffolk County
22 Civil Service Probationary Period.
23 So moved.

24 TRUSTEE DOUGHERTY-JOHNSON: Second.

25 MAYOR STUESSI: Discussion.

2 I just wanted to make mention to
3 the community that there were a
4 number of folks considered for the
5 position, several interviewed.
6 The job was offered to Jacob and
7 he accepted. He is a local
8 Greenporter, lives with his
9 wife/partner and raising a young
10 son. You'll often see them out in
11 Mitchell Park. She's a local
12 photographer, does voluntary time
13 with CAST as well.

14 It's great to have somebody
15 local that we're employing in the
16 Village, but also somebody
17 hopefully that we'll be able to
18 find some secure housing for one
19 day. All in favor?

20 TRUSTEE ROBINS: Aye.

21 DEPUTY MAYOR BRENNAN: Aye.

22 MAYOR STUESSI: Aye.

23 TRUSTEE PHILLIPS: Aye.

24 TRUSTEE DOUGHERTY-JOHNSON: Aye.

25 MAYOR STUESSI: Motion carries.

2 TRUSTEE DOUGHERTY-JOHNSON:

3 Resolution 8-2025-27. Resolution
4 approving Jacob Schott's
5 attendance at the NEPPA Training
6 Center Apprentice Lineworker
7 Program to be held on the
8 following dates: January 27th to
9 30th, 2026; March 31st to April
10 3rd, 2026; July 21st to the 24th,
11 2026; and September 29th to
12 October 2, 2026, in Westford,
13 Massachusetts with a fee of \$3,850
14 and lodging not to exceed \$129 per
15 night, plus all applicable travel
16 and meal costs in accordance with
17 the Village of Greenport Travel
18 Policy to be expensed from account
19 number E 0785.210 Employee
20 Training Expense. So moved.

21 TRUSTEE ROBINS: Second.

22 MAYOR STUESSI: Quick
23 discussion. Just for the benefit
24 of the full Board and anybody that
25 might not know in the public, this

2 is a certification program for a
3 lineman. It is a requirement. It
4 is a four-year program to reach
5 the final level of certification.
6 As part of the certification
7 program, there's an annual raise
8 over the course of the four years
9 above and beyond the contractual
10 cost of living adjustments that's
11 done, which is approved based upon
12 meeting these requirements each
13 year of the four-year educational
14 process. All in favor?

15 TRUSTEE ROBINS: Aye.

16 DEPUTY MAYOR BRENNAN: Aye.

17 MAYOR STUESSI: Aye.

18 TRUSTEE PHILLIPS: Aye.

19 TRUSTEE DOUGHERTY-JOHNSON: Aye.

20 MAYOR STUESSI: Motion carries.

21 The next one we were going to
22 table whomever is reading it.

23 TRUSTEE PHILLIPS: Julia,
24 isn't it?

25 TRUSTEE ROBINS: Oh, it's me?

2 Okay. Am I going to read this
3 resolution in anyhow?

4 MAYOR STUESSI: You can just make
5 a motion to table the resolution.

6 TRUSTEE ROBINS: Okay.
7 Resolution 08-2025-28. Resolution
8 to approve Cullen and Danowski,
9 LLP to conduct an audit of the
10 Business Improvement District's
11 financials at a cost not exceeding
12 \$9,000 and I move to table that.

13 DEPUTY MAYOR BRENNAN: Second.

14 MAYOR STUESSI: All in favor?

15 TRUSTEE ROBINS: Aye.

16 DEPUTY MAYOR BRENNAN: Aye.

17 MAYOR STUESSI: Aye.

18 TRUSTEE PHILLIPS: Aye.

19 TRUSTEE DOUGHERTY-JOHNSON: Aye.

20 MAYOR STUESSI: Motion carries.

21 DEPUTY MAYOR BRENNAN:
22 Resolution 08-2025-29. Resolution
23 approving all checks per the
24 Voucher Summary Report for Fiscal
25 Year 2024/2025 dated August 26,

2 2025 in the total amount of

3 \$6,070.96 consisting of:

4 All regular checks in the amount

5 of \$6,070.96, and

6 All prepaid checks, including

7 wire transfers, in the amount of

8 \$0.00. So moved.

9 TRUSTEE PHILLIPS: Second.

10 MAYOR STUESSI: All in favor?

11 TRUSTEE ROBINS: Aye.

12 DEPUTY MAYOR BRENNAN: Aye.

13 MAYOR STUESSI: Aye.

14 TRUSTEE PHILLIPS: Aye.

15 TRUSTEE DOUGHERTY-JOHNSON: Aye.

16 TRUSTEE PHILLIPS: Resolution

17 08-2025-30. Resolution approving

18 all checks per the Voucher Summary

19 Report for Fiscal Year 2025/2026

20 dated August 26, 2025 in the total

21 amount of \$4,485,183.29 consisting

22 of:

23 All regular checks in the amount

24 of \$990,949.69 and

25 All pre-checks -- prepaid

2 checks, including wire transfers,
3 in the amount of 3,494,233.60.

4 So moved.

5 TRUSTEE DOUGHERTY-JOHNSON: Second.

6 MAYOR STUESSI: All in favor?

7 TRUSTEE ROBINS: Aye.

8 DEPUTY MAYOR BRENNAN: Aye.

9 MAYOR STUESSI: Aye.

10 TRUSTEE PHILLIPS: Aye.

11 TRUSTEE DOUGHERTY-JOHNSON: Aye.

12 MAYOR STUESSI: Motion carries.

13 TRUSTEE DOUGHERTY-JOHNSON:

14 Am I reading this one?

15 VILLAGE ATTORNEY STOLAR: You
16 don't have to.

17 TRUSTEE PHILLIPS: Do we want
18 to read the whole thing or do we
19 want to just put a resolution as
20 read --

21 VILLAGE ATTORNEY STOLAR: You
22 can summarize based on the first
23 paragraph.

24 TRUSTEE DOUGHERTY-JOHNSON:

25 Alright. Resolution 8-2025-31.

2 Resolution to approve a Wetlands
3 permit for Lisa Gillooly and Tony
4 Spiridakis at 178 Stirling Street
5 for the property --

6 VILLAGE ATTORNEY STOLAR: That's
7 enough. That should cover it.

8 TRUSTEE DOUGHERTY-JOHNSON: So
9 moved.

10 DEPUTY MAYOR BRENNAN: I have
11 a --

12 TRUSTEE PHILLIPS: We need a
13 second from someone. Julia?

14 MAYOR STUESSI: I'll second it.

15 TRUSTEE PHILLIPS: Okay.

16 TRUSTEE ROBINS: Oh, I'm sorry.

17 DEPUTY MAYOR BRENNAN: I have
18 what might be perceived as a
19 conflict of interest. So in order
20 to avoid any appearance of
21 impropriety, I am going to recuse
22 myself from this.

23 TRUSTEE DOUGHERTY-JOHNSON:
24 Discussion.

25 MAYOR STUESSI: I was going

2 to say thank you for disclosing.

3 TRUSTEE DOUGHERTY-JOHNSON: So
4 we didn't really get to discuss
5 this as a Board and I think in
6 talking about our internal process
7 for wetlands applications, that
8 should be part of us figuring out
9 a process.

10 I do think that the patio that
11 was mentioned, I don't feel
12 comfortable ignoring, if indeed it
13 is within our 100 feet, and I
14 don't think it necessarily needs
15 to hold up this permit, but I do
16 think it -- in all this discussion
17 of code enforcement and -- I think
18 we have to keep to our own code.
19 So if there was a patio built that
20 should have had a wetlands permit,
21 it needs to have a wetlands permit.

22 TRUSTEE PHILLIPS: So what
23 you're -- perhaps one of the
24 suggestions would be to just
25 approve or to amend this

2 resolution to approve what's
3 dealing with the wetlands permits
4 itself subject to the fact of
5 clarifying or having the review of
6 the property with a deck, I don't
7 know.

8 VILLAGE ATTORNEY STOLAR: Is
9 the patio part of A through G in
10 the resolution? If not, don't
11 worry about it.

12 MAYOR STUESSI: It was not
13 part of the application at all.

14 VILLAGE ATTORNEY STOLAR: Right.

15 MAYOR STUESSI: So I mean, I
16 guess I would be concerned. I
17 mean, anybody at any time could
18 make some statement that something
19 may not belong on something. That
20 would seem like that needs to be
21 addressed separately as a code
22 complaint and then the building
23 department deals with that
24 separately and that we should -- I
25 mean, correct me if I'm wrong --

2 we should only be opining on the
3 application front of us.

4 VILLAGE ATTORNEY STOLAR:

5 Correct, and a request to refer to
6 the patio to the --

7 TRUSTEE PHILLIPS: To the
8 building department.

9 TRUSTEE DOUGHERTY-JOHNSON:
10 Right, I mean, that's fine.
11 That's -- I'm not saying it needs
12 to hold this up, but I do think it
13 being brought up in public, I
14 mean, to me that is a code
15 complaint, so it should be
16 followed up on in some way.

17 I mean, I think this is similar
18 to -- we've had issues like this
19 in front of the Planning Board and
20 I understand that you're only
21 looking at one thing, but if
22 something else is clearly there, I
23 don't think it can just be ignored.

24 MAYOR STUESSI: Brian, how
25 are you suggesting? Are you

2 suggesting that we modify --

3 VILLAGE ATTORNEY STOLAR: I

4 think the motion is fine.

5 Separately you can request that
6 the building department review the
7 patio to determine whether it's
8 compliant with code and whether it
9 requires approval or enforcement.

10 MAYOR STUESSI: Okay.

11 TRUSTEE ROBINS: So then we
12 can vote on the motion?

13 VILLAGE ATTORNEY STOLAR: Correct.

14 MAYOR STUESSI: All in favor?

15 TRUSTEE ROBINS: Aye.

16 DEPUTY MAYOR BRENNAN: Aye.

17 MAYOR STUESSI: Aye.

18 TRUSTEE PHILLIPS: Aye.

19 TRUSTEE DOUGHERTY-JOHNSON: Aye.

20 MAYOR STUESSI: Motion carries.

21 DEPUTY MAYOR BRENNAN: There's
22 one more.

23 MAYOR STUESSI: Fireboat.

24 DEPUTY MAYOR BRENNAN:

25 There's a couple more.

2 MAYOR STUESSI: Ready, Julia?

3 TRUSTEE ROBINS: Sorry.

4 MAYOR STUESSI: By, Helen.

5 AUDIENCE MEMBER: Bye.

6 TRUSTEE ROBINS: Where am I?

7 DEPUTY MAYOR BRENNAN: Very
8 last page. This one (indicating).

9 TRUSTEE PHILLIPS: Thirty-two.

10 TRUSTEE DOUGHERTY-JOHNSON: I
11 could read it.

12 DEPUTY MAYOR BRENNAN: Here,
13 I'll just give you this.

14 TRUSTEE ROBINS: Okay.
15 Resolution 08-2025-32. Resolution
16 approving the contract between the
17 Fireboat Fire Fighter Museum and
18 Village of Greenport for the
19 provision of a berth at Mitchell
20 Park Marina from Monday,
21 September 8, 2025 to Sunday,
22 May 31, 2026. So moved.

23 TRUSTEE DOUGHERTY-JOHNSON: Second.

24 DEPUTY MAYOR BRENNAN: Second
25 and discussion, please. I think

2 that -- I feel like we didn't have
3 enough time to discuss this, so we
4 can discuss it now?

5 MAYOR STUESSI: Yes, absolutely.

6 DEPUTY MAYOR BRENNAN: So I
7 had a couple of concerns. So I am
8 in the boat business, the old boat
9 business, and so my job is to
10 worry about old boats and having
11 them around. And I try to be
12 pretty diligent about not just
13 accepting any boat into my
14 boatyard in case there's any kind
15 of risks associated with it.

16 So I was concerned about taking
17 this on. Of course, this
18 interests me as a boater and a
19 boat repairer and a fireman, so I
20 think it is a exciting opportunity
21 for the Village. I did reach out
22 to our marina manager just to get
23 an understanding that he is okay
24 with the proposed location, which
25 is the west side of the East Pier

2 close to the bulkhead. And he
3 confirmed with me today that for
4 some time in September to end of
5 May, he's comfortable with that.

6 MAYOR STUESSI: Yep.

7 DEPUTY MAYOR BRENNAN: And he
8 asked for a little bit of
9 flexibility on the September entry
10 when it comes in because he may
11 have other boats to work around.
12 I also had a follow-up conversation
13 with our Assistant Fire Chief
14 David Nyce and I reached out to --

15 MAYOR STUESSI: Just a point
16 of clarity, who represents the
17 foundation who has the application
18 here.

19 DEPUTY MAYOR BRENNAN: Yes.

20 MAYOR STUESSI: He's doing
21 that as an individual, not a fire
22 department member.

23 DEPUTY MAYOR BRENNAN: That's
24 correct. That's right. He is on
25 the Board of the not-for-profit

2 that works with the Fireboat and
3 he's about a ten-year Board member.

4 TRUSTEE PHILLIPS: Yes, he is.

5 DEPUTY MAYOR BRENNAN: I also
6 reached out to Mystic Seaport to
7 talk to the dock manager about
8 their experience with the boat,
9 but I haven't heard back from
10 them. Mr. Fisher spoke earlier
11 about how this is very valuable as
12 a New York State artifact, which
13 is interesting.

14 I thought the value in having
15 this boat here would be in its
16 program. So that programming of
17 this boat falls largely on the
18 not-for-profit that Mr. Nyce is
19 involved with. I believe that the
20 boat is actually owned by an
21 individual.

22 TRUSTEE ROBINS: Charlie Ritchie.

23 DEPUTY MAYOR BRENNAN: Right.
24 So we are -- we would be accepting
25 the boat and a our relationship is

2 with the individual owner, and the
3 not-for-profit helps support the
4 boat, funding, development, and
5 programming. So what I would like
6 to make sure is that when the boat
7 is here that it's not simply just
8 berthed here for the entire
9 offseason.

10 So I know it being berth here in
11 and of itself is an attraction,
12 but I think to really get people
13 to visit and have repeat visits
14 and such is the programming will
15 be important. So the -- if we
16 approve this, I guess I would like
17 to put the burden on the
18 not-for-profit to develop
19 programming and it wasn't clear to
20 me in this discussion of this
21 whether that was happening,
22 happening sooner or later. I know
23 that there's two aspects to this.
24 This is just an initial what
25 they're calling a short term --

2 MAYOR STUESSI: Yeah.

3 DEPUTY MAYOR BRENNAN: --

4 arrangement. It's short term, but
5 it's still for several months and
6 there would be a further
7 discussion in the future about
8 whether the boat could stay here.

9 MAYOR STUESSI: And make this
10 its home port while they're
11 traveling elsewhere.

12 DEPUTY MAYOR BRENNAN: Yeah,
13 right. So I think that gives the
14 Village a good opportunity to
15 determine, once again, if this is
16 a good fit for the Village. And I
17 want to support thing that bring
18 tourists here, particularly in the
19 offseason, so this is a good fit
20 for --

21 MAYOR STUESSI: It's a great
22 fit, yeah.

23 DEPUTY MAYOR BRENNAN: -- our
24 downtown. I just want to make
25 sure that programing is happening

2 so that it's an educational
3 opportunity and that we're making
4 sure that folks are getting on the
5 boat and learning something about
6 it. So I don't know if we have to
7 do anything more. I just wanted
8 the Board --

9 MAYOR STUESSI: Did your
10 conversation with Assistant Chief
11 Nyce give you further comfort with
12 that because I know he said his
13 presentation to us that they would
14 be open for visitation throughout
15 the visit. There were no
16 specifications on how many days a
17 week and how often etcetera,
18 etcetera.

19 DEPUTY MAYOR BRENNAN: Yeah.

20 MAYOR STUESSI: He did say
21 they're limited in the number of
22 people that can go on based on
23 cost guard rules at dock and then
24 if they go out on the water as well.

25 DEPUTY MAYOR BRENNAN: Right.

2 So we spoke about it a little bit.
3 He is certainly interested in
4 programming. Of course, I trust
5 Mr. Nyce so it's good that we have
6 someone in the Village who's on
7 the Board.

8 MAYOR STUESSI: Yes.

9 DEPUTY MAYOR BRENNAN: That
10 gives me a lot of security and a
11 good feeling. While he's
12 interested and willing to do the
13 programming, he didn't have any
14 specific detail, so it's to be
15 determined, sort of, or yet to be
16 developed. So that would be my
17 concern is that we make sure that
18 some programming is happening and
19 folks are getting on the boat, not
20 to go out, but to do the
21 programming at the dock.

22 MAYOR STUESSI: So we have an
23 updated contract that we did, I
24 want to say, a year ago with legal
25 for these type of visits. Is

2 there anything -- it's a
3 standardized contract. Is there
4 anything you're suggesting that we
5 might want to add to the
6 resolution to change in that
7 contract or are you comfortable
8 supporting signing the contract
9 template that we utilize?

10 DEPUTY MAYOR BRENNAN: I'm
11 comfortable using the template we
12 have. It is a vessel. It moves
13 under its own power. The marina
14 manager seems to be comfortable
15 accepting it. So I think the
16 agreement we have should suffice.
17 This is like a different layer I'm
18 talking about because it's really
19 -- we're getting involved with two
20 different entities. So we just
21 need to be clear about that.
22 We're accepting the boat, which is
23 under the ownership of an
24 individual and the not-for-profit
25 is responsible for the programming

2 and fundraising.

3 MAYOR STUESSI: Yeah, which
4 obviously also has significant
5 insurance requirements in case
6 there are any issues that they're
7 liable for as part of the contract
8 too.

9 DEPUTY MAYOR BRENNAN: Yeah,
10 and I'm sure that's going to be
11 covered in our --

12 MAYOR STUESSI: Yep.

13 TRUSTEE PHILLIPS: -- in the
14 contract because they've been
15 there before.

16 DEPUTY MAYOR BRENNAN: Yep, yep.

17 TRUSTEE PHILLIPS: And I see
18 two possibilities here. First
19 there is the programming that will
20 avail youngsters in the Village of
21 Greenport and in the Town of
22 Southold to get on a vessel that
23 they probably would never ever
24 have the opportunity.

25 It also is part of a working

2 waterfront here. The other
3 possibility is to be able to
4 network with the business
5 community and their nonprofit
6 because it will be bring something
7 in the wintertime since the ice
8 skating rink is not going to be up
9 and running and we'll have the
10 carousel this winter, we'll have
11 that. I think that in our
12 discussions and future discussions
13 with the BID Board, that this is
14 something that could be a
15 collaborative effort, similar to
16 the Halloween Parade where events
17 can turn out to benefit everybody.
18 It's not a Tall Ships, but it's a
19 ship. Hopefully some day we will
20 have another Tall Ship event and I
21 think it's important that we push
22 anything that's maritime here.

23 Right now the only boat that I
24 know that's commercial that's got
25 it's homeport's Greenport is one

2 that I have in existence. I would
3 like to see another one, although
4 some of the other guys are talking
5 about changing homeport to
6 Greenport. I would really like to
7 put it back on the map a little
8 bit as a deep water port. And
9 they have been -- my husband
10 happened to be in the same
11 shipyard when they were having
12 work done. The Illusion was
13 getting work done as well as the
14 Fireboat. So it was kind of
15 exciting to hear his positive
16 comments that had really originated
17 and done a lot of work. And it
18 started with a lot of negative
19 comments because everyone was
20 unsure of if this was going to be
21 successful. I think now that it's
22 moving forward and Mr. Fisher's
23 comments are right-on, okay, and
24 we should embrace maritime as much
25 as we can.

2 DEPUTY MAYOR BRENNAN: Yeah,
3 absolutely. Has anyone spoken
4 with BID or have a sense of BID's
5 view on this?

6 TRUSTEE PHILLIPS: No, but
7 I'd be more than happy to. I'd be
8 more than happy to --

9 MAYOR STUESSI: I've talked
10 to a few local business people.
11 The BID cancelled our recent
12 Advocacy Meeting, so I couldn't
13 bring it up, but there were a few
14 business folks I spoke to who were
15 very supportive of it, in
16 particular because they think it's
17 an added attraction during winter
18 season that people will come and
19 want to see.

20 TRUSTEE PHILLIPS: And I do
21 know in talking to some of the
22 BID, and because I am a member of
23 the BID, in full disclosure I have
24 properties that are in the BID
25 District, they are looking for

2 events to be created and -- I'm
3 sorry, Julia. I'm sure you want
4 to say something. I think that
5 this is just a positive move
6 forward, okay?

7 DEPUTY MAYOR BRENNAN: Okay.

8 TRUSTEE DOUGHERTY-JOHNSON:
9 Can I ask a question? I want to
10 preface this with, I think this is
11 great. I'm very excited about it,
12 but do we actually have a contract?

13 MAYOR STUESSI: We have a
14 standardized contract that we use
15 for all of the tall ships when
16 they visit.

17 TRUSTEE DOUGHERTY-JOHNSON: So
18 when we're saying resolution
19 approving contract, it's a
20 standardized contract?

21 MAYOR STUESSI: Correct, yes.
22 It's the one we do for the Kalmar
23 Nyckel --

24 TRUSTEE DOUGHERTY-JOHNSON: So
25 there's no charge?

2 MAYOR STUESSI: Correct.

3 TRUSTEE DOUGHERTY-JOHNSON: And
4 it's just in return for like --

5 TRUSTEE PHILLIPS: Services.

6 TRUSTEE DOUGHERTY-JOHNSON: --
7 deck tours type thing? Okay.

8 MAYOR STUESSI: Yeah, and there's --

9 DEPUTY MAYOR BRENNAN: That's
10 a good point, Lily.

11 MAYOR STUESSI: Yeah, there
12 is -- as I shared earlier, there
13 is no net negative to the marina
14 because we don't have anybody here
15 at that time other than maybe the
16 first couple of weeks if, in fact,
17 though do arrive, which they're
18 likely not going to do, but Rick
19 can move them around as needed.

20 DEPUTY MAYOR BRENNAN: Yeah.
21 Well, I'm not proposing to change
22 the resolution language. I just
23 wanted to make sure we had a full
24 discussion.

25 MAYOR STUESSI: Yeah, and I

2 think importance if we hopefully
3 have the opportunity to move
4 forward with looking to making a
5 home for it, have a much more
6 robust discussion about what that
7 would mean and visitation and
8 education, etcetera. All in favor?

9 TRUSTEE ROBINS: Aye.

10 DEPUTY MAYOR BRENNAN: Aye.

11 MAYOR STUESSI: Aye.

12 TRUSTEE PHILLIPS: Aye.

13 TRUSTEE DOUGHERTY-JOHNSON: Aye.

14 MAYOR STUESSI: Motion carries.

15 TRUSTEE PHILLIPS: Resolution
16 08-2025-33. WHEREAS, the Village
17 Board holds public hearings on
18 applications for wetlands permits
19 in accordance with Chapter 142 of
20 the Village Code, and

21 WHEREAS, the Board discusses all
22 applications to be submitted to
23 the New York State Liquor
24 Authority, SLA, for various
25 licenses, permits, and approvals

2 after receipt of the predicated
3 SLA application municipal notice
4 to the Village, and

5 WHEREAS, these discussions
6 include consideration of documents
7 provided by the applicant to the
8 Village,

9 NOW, THEREFORE, subject to any
10 applicable statutory exception,
11 the Board authorizes the Village
12 Clerk to post on the Village
13 website all documents submitted to
14 the Village in connection with the
15 wetlands permits application and
16 the SLA municipal notices. So moved.

17 TRUSTEE DOUGHERTY-JOHNSON: Second.

18 MAYOR STUESSI: All in favor?

19 TRUSTEE ROBINS: Aye.

20 DEPUTY MAYOR BRENNAN: Aye.

21 MAYOR STUESSI: Aye.

22 TRUSTEE PHILLIPS: Aye.

23 TRUSTEE DOUGHERTY-JOHNSON: Aye.

24 Resolution 8-2025-34.

25 WHEREAS, as a predicate to the

2 submission of an application to
3 the New York State Liquor
4 Authority for approval of a
5 license or permit in the Village,
6 applicants are required to provide
7 a 30-day advance notice of the
8 proposed application to the
9 Village, and

10 WHEREAS, the applicant is
11 required to submit a diagram to
12 the SLA for any such application,
13 the "Diagram",

14 NOW, THEREFORE, the Board
15 authorizes the Village Clerk to
16 request and obtain from all
17 applicants a copy of Diagram and
18 provide a copy of the Diagram to
19 the Board for its review. So moved.

20 TRUSTEE ROBINS: Second.

21 MAYOR STUESSI: All in favor?

22 TRUSTEE ROBINS: Aye.

23 DEPUTY MAYOR BRENNAN: Aye.

24 MAYOR STUESSI: Aye.

25 TRUSTEE PHILLIPS: Aye.

2 TRUSTEE DOUGHERTY-JOHNSON: Aye.

3 MAYOR STUESSI: The last item
4 would be -- this is in regards to
5 the county legislation for working
6 waterfronts. We'll make it
7 resolution 08-2025-35. Resolve
8 that the Village Board of Trustees
9 agrees to submit a letter to
10 Suffolk County in support of the
11 waterfront legislation -- the
12 waterfront preservation
13 legislation that's currently in
14 front of the Board. So moved.

15 TRUSTEE PHILLIPS: Second.

16 MAYOR STUESSI: Discussion.
17 Is there anybody that would like
18 to discuss this any further? We
19 had talked about it prior. I know
20 there's been a good amount sent
21 around over, what's it been, nine
22 months that this has been going on?

23 TRUSTEE PHILLIPS: Nine months.

24 MAYOR STUESSI: Yeah, my God,
25 it's probably longer.

2 TRUSTEE PHILLIPS: It's
3 actually -- well, it's actually
4 longer because it was tabled at
5 one point and then rewritten.

6 MAYOR STUESSI: Yeah, I think
7 I spoke for the first time in
8 October, November.

9 TRUSTEE PHILLIPS: It could
10 be, yeah. It's an important piece
11 of legislation. As we all know,
12 waterfront property, for any
13 commercial enterprises, especially
14 on the south side have been
15 gobbled up, and I do mean gobbled
16 up, by changing the direction from
17 any type of working waterfront.

18 Brookhaven has a lot of small
19 ones. The Village of Greenport
20 has an opportunity with several
21 properties to actually benefit
22 from this piece of legislation. I
23 am very excited in that it did, at
24 a few people's suggestion, including
25 mine, that in the legislation it

2 makes it a little more flexible in
3 than the farmland preservation in
4 that in the -- in any working
5 waterfront, we're always
6 transitional in order to survive,
7 whether it's in the boat building
8 business or whether it's in the
9 fishing industry.

10 The original farmland preservation,
11 once you stated what you're going
12 to be doing on property, it
13 couldn't change. This gives the
14 opportunity for a waterfront
15 piece, if they need to change
16 they're direction a little bit
17 because fisheries management has
18 changed or regulations through the
19 EPA have changed or New York State
20 changes certain codes on
21 waterfront authorizations or
22 consistencies, it gives a
23 little -- an opportunity to keep
24 moving in the same direction. So
25 I'm glad to -- I fully support

2 this legislation myself.

3 DEPUTY MAYOR BRENNAN: Alright,
4 thanks for sharing that. Are you
5 going to craft a letter --

6 MAYOR STUESSI: Yes.

7 DEPUTY MAYOR BRENNAN: -- and
8 share it with the Board?

9 MAYOR STUESSI: Yes. It will
10 be very simple. And then the only
11 other thing I would add, to
12 Trustee Phillips' point, that
13 flexibility, I think, is very
14 important because, you know, where
15 the Greenport Shipyard, by
16 example, might be focused on ship
17 repairs and ship restoration, they
18 might decide to apply for this
19 under that if there was a decision
20 at some point to add in the
21 processing of, you know,
22 aquaculture or, you know, anything
23 like that that couldn't be done at
24 a later point.

25 Both of you, obviously, have

2 marine use businesses with this,
3 so you probably know better than
4 the rest of us the real trials and
5 tribulations of trying maintain
6 one in the ever increasing world
7 of development.

8 TRUSTEE PHILLIPS: Yes.

9 DEPUTY MAYOR BRENNAN: So
10 that's a good point. So are we
11 conflicted on this?

12 MAYOR STUESSI: Brian? I
13 don't think so. I was going to
14 ask legal.

15 VILLAGE ATTORNEY STOLAR: No.

16 TRUSTEE PHILLIPS: No.

17 MAYOR STUESSI: Because this
18 is county funding.

19 TRUSTEE PHILLIPS: It's
20 county funding.

21 VILLAGE ATTORNEY STOLAR: Not
22 at all.

23 MAYOR STUESSI: Okay, yeah.
24 All in favor?

25 TRUSTEE ROBINS: Aye.

2 DEPUTY MAYOR BRENNAN: Aye.

3 MAYOR STUESSI: Aye.

4 TRUSTEE PHILLIPS: Aye.

5 TRUSTEE DOUGHERTY-JOHNSON: Aye.

6 MAYOR STUESSI: Motion carries.

7 TRUSTEE PHILLIPS: I make a

8 motion we adjourn.

9 MAYOR STUESSI: All in favor
10 or second?

11 TRUSTEE DOUGHERTY-JOHNSON:

12 Second or Executive Session?

13 MAYOR STUESSI: No, we'll do
14 it when we do the Special Meeting.

15 TRUSTEE DOUGHERTY-JOHNSON: Okay.

16 MAYOR STUESSI: All in favor?

17 TRUSTEE ROBINS: Aye.

18 DEPUTY MAYOR BRENNAN: Aye.

19 MAYOR STUESSI: Aye.

20 TRUSTEE PHILLIPS: Aye.

21 TRUSTEE DOUGHERTY-JOHNSON: Aye.

22 MAYOR STUESSI: Motion carries.

23 (Whereupon, the Board of Trustees
24 Regular Session Meeting concluded.)
25

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

I, REBECCA WOOD, a Shorthand Reporter and
Notary Public in and for the State of New York,
do hereby certify:

THAT the above and foregoing contains a
true and correct transcription of the
proceedings.

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

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

IN WITNESS WHEREOF, I have hereunto set my
hand this 11th day of September, 2025.



REBECCA WOOD