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VILLAGE OF GREENPORT
COUNTY OF SUFFOLK : STATE OF NEW YORK

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VILLAGE OF GREENPORT
BOARD OF TRUSTEES
WORK SESSION

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Third Street Fire Station
February 19, 2026
1:04 p.m.

B E F O R E:

- KEVIN STUESSI - MAYOR
- PATRICK BRENNAN - DEPUTY MAYOR/TRUSTEE
- MARY BESS PHILLIPS - TRUSTEE
- LILY DOUGHERTY-JOHNSON - TRUSTEE
- JULIA ROBINS - TRUSTEE
- CANDACE HALL - VILLAGE CLERK
- ADAM BRAUTIGAM - TREASURER
- JARED KASSCHAU, ESQ. - VILLAGE ATTORNEY

All other interested parties

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2 MAYOR STUESSI: All right. I'm
3 going to make a motion to continue the
4 Village work session from earlier this
5 morning.

6 DEPUTY MAYOR BRENNAN: Second.

7 MAYOR STUESSI: All in favor?

8 (Aye said in unison.)

9 MAYOR STUESSI: Great. Thank
10 you everybody for being here for part
11 two of the Village work session. For
12 those of you that might have missed the
13 first part, just wanted to reiterate
14 again that we announced the retirement
15 of Deputy Clerk Jeanmarie who's been
16 with the Village over 14 years, an
17 incredible part of the Village. She and
18 her husband are retiring and moving out
19 of the state. We're very happy for her
20 and we'll have some announcements here
21 in the future on some staff changes to
22 fill that role.

23 With that, I'm going to turn it
24 over to Ms. Sarah Phillips to speak on
25 the Maritime Festival. You're welcome

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2 to approach the podium. Candace had
3 briefly read over your application but
4 we'll let you speak on it. And then I
5 announced before you were here that we
6 also have Joan Ripley, who is the new
7 board chair for the East End Seaport
8 Museum taking over for Sarah Sands.
9 You're good.

10 SARAH PHILLIPS: This is the new
11 setup, yeah or not?

12 (No said in unison.)

13 SARAH PHILLIPS: Really? Okay.
14 Hi everyone?

15 MAYOR STUESSI: Elvis actually
16 sang off that exact microphone, we're
17 told.

18 SARAH PHILLIPS: Okay. I'm
19 Sarah Phillips. I own First and South.
20 I'm a resident of Greenport. When the
21 Maritime Museum decided to put down the
22 event of the year for us every year for
23 the last 35 years, a lot of concerned
24 citizens, business owners, people came
25 together and had a couple meetings.

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2 They decided that they wanted the
3 festival to continue.

4 They had decided in a vote at
5 one of the meetings that was headed by
6 our BID that I could take the lead on
7 that, which I did. We discussed the
8 heritage of the event, how the event has
9 been run within the Village. I was on
10 the board with the Museum for six years.
11 I ran their gala for those six years.
12 And in the group setting, I had the most
13 experience with the Museum with the
14 festival hands on. And everyone said
15 that I could take charge on it. So I'm
16 here for the mass assembly permit to get
17 this started for the 36th year of
18 Greenport's Maritime Festival.

19 MAYOR STUESSI: Well, that's
20 wonderful. And thank you so much for
21 taking this on. I've obviously been
22 doing a few meetings together with you
23 and some other business owners and the
24 Seaport Museum is a wonderful thing.
25 And I know the museums are excited to

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2 partner with you.

3 High level, do you want to go
4 over what may be the same, what may be
5 different from past festivals?
6 Obviously it's early days and we
7 certainly appreciate you getting the
8 permit well in advance of the day too
9 and then I'll let the board ask you any
10 other questions in regards to it.

11 SARAH PHILLIPS: I wasn't
12 planning on elaborating on the details
13 of the event. I put in the application
14 as is as the Maritime Festival had been
15 continued on for the last 35 years. We
16 would like to get more of the
17 not-for-profits in the Village to be
18 involved.

19 I reached out to the friends of
20 Mitchell Park. I want to speak with
21 people that are on the Carousel
22 committee. We have the Hold Fast, Stay
23 True Fund. There's a bunch of
24 collaborative groups here in Greenport
25 that I think could come together for

1 BOT MEETING ~ February 19, 2026
2 this year in a really positive way and
3 highlight all of the things that we're
4 all doing together. That'll probably be
5 the biggest change is that there'll be
6 many groups working on the same level
7 towards the same goal.

8 Outside of that, I don't see any
9 real changes happening for the festival
10 in this year. I think it will be best
11 for us to make small additions,
12 incorporate more of the businesses, the
13 brick and mortar, make sure that we're
14 answering the question of how this
15 affects them. It was also them that
16 wanted this to continue.

17 So let's make sure it's
18 beneficial for everybody. Make sure
19 that it's safe, make sure that it's fun,
20 that it's family oriented and maritime
21 oriented.

22 TRUSTEE PHILLIPS: Sarah, I
23 think this -- there has been some -- and
24 I think you clarified it, that, you
25 know, this -- you're working with the

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2 BID along with the group of business
3 people, correct.

4 SARAH PHILLIPS: Yeah. We're
5 going to ask the BID to sponsor the
6 event the same way that we'll ask ELHI
7 to sponsor the event or Dime Bank or any
8 of other groups that we work with. It
9 is a big event because it's naturally in
10 the business district, so it would have
11 to work in tandem with everyone.

12 TRUSTEE PHILLIPS: Well, right.
13 I attended the meeting, okay? But I've
14 had some questions about people about
15 the Greenport Business Association
16 because I understand it's a group of
17 business people that have come together.

18 SARAH PHILLIPS: There are four
19 of us in those meetings with the
20 museum --

21 TRUSTEE PHILLIPS: Right.

22 SARAH PHILLIPS: -- that we were
23 told we can take the lead on this event
24 and which we have. There's no official
25 capacity to our group besides we are

1 BOT MEETING ~ February 19, 2026
2 four local business owners that have
3 participated in Maritime Festival for 10
4 years plus.

5 TRUSTEE PHILLIPS: Okay.

6 SARAH PHILLIPS: Would you like
7 more clarification?

8 TRUSTEE PHILLIPS: No. I'm
9 just -- it's just some people have asked
10 me the difference between Greenport
11 Business Association and Greenport
12 Business Improvement District.

13 TRUSTEE ROBINS: You're not the
14 BID, correct?

15 SARAH PHILLIPS: No.

16 TRUSTEE ROBINS: You're not
17 representing the BID?

18 SARAH PHILLIPS: I mean, I am in
19 the BID. Yes, I'm a part of the BID.

20 TRUSTEE ROBINS: I know that
21 you're in the BID. I know, but this --

22 SARAH PHILLIPS: But no, I'm not
23 here in official capacity representing
24 the BID.

25 TRUSTEE ROBINS: And what is

1 BOT MEETING ~ February 19, 2026
2 their capacity? I mean, are they LLC
3 or, you know? What --

4 SARAH PHILLIPS: Whose capacity?
5 Us as individuals or individuals?

6 TRUSTEE ROBINS: Yeah, no. I
7 mean, the business association, who is
8 it? I mean, who does it represent?

9 SARAH PHILLIPS: Myself, Rena
10 from the Weathered Barn, Kim Loper from
11 the pet store, Harbor Pet and Kara
12 Halman from Northport Collective as well
13 as she works for two other hotel groups
14 here in Greenport Village.

15 TRUSTEE ROBINS: And you're
16 going to run -- you're going to be the
17 people responsible for --

18 SARAH PHILLIPS: We're going to
19 be the lead people responsible.

20 TRUSTEE ROBINS: I mean, I know
21 you have your experience in the past of
22 doing it, Sarah. I get that but this is
23 a new group and I just get the feeling
24 that you're kind of misrepresenting
25 yourself as the BID, that's all.

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2 SARAH PHILLIPS: I'm absolutely
3 not trying to represent myself as the
4 BID whatsoever. I have not once said
5 that.

6 TRUSTEE ROBINS: Okay. I'm
7 just -- you know, what I'm meaning in
8 the resolution for the special assembly
9 permit sounds like, you know.

10 SARAH PHILLIPS: I didn't break
11 the resolution. So if there's language
12 there that leads to that, that's not due
13 to me.

14 TRUSTEE ROBINS: I mean --

15 SARAH PHILLIPS: We are here as
16 business owners that decided to pick up
17 this event. The event was -- there were
18 several meetings that involved both the
19 BID and us as individuals --

20 TRUSTEE ROBINS: Right.

21 SARAH PHILLIPS: -- and who will
22 lead this event. The museum came to an
23 agreement with us as individuals to lead
24 this event for them. That is how we
25 landed here.

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2 TRUSTEE DOUGHERTY-JOHNSON: I
3 think the confusion might be the
4 Greenport Business Association is what's
5 on the application.

6 SARAH PHILLIPS: Which is
7 just --

8 TRUSTEE DOUGHERTY-JOHNSON: And
9 is on the (crosstalk) which is just what
10 you're explaining to us now --

11 SARAH PHILLIPS: Yes. Yeah.

12 TRUSTEE DOUGHERTY-JOHNSON:
13 -- is that group of individuals separate
14 from the BID.

15 SARAH PHILLIPS: Correct.

16 TRUSTEE PHILLIPS: I attended
17 the meetings. I understand how this all
18 came about. I was involved in the
19 meetings at the schoolhouse.

20 SARAH PHILLIPS: Yeah.

21 TRUSTEE PHILLIPS: But some
22 people just -- that -- it's great that
23 you clarified it as to who the Greenport
24 Business Association is, because it
25 seems to be -- as I said, I understand

1 BOT MEETING ~ February 19, 2026
2 it. Sometimes people get confused
3 between Greenport Business District
4 Greenport, you know what I'm saying?

5 SARAH PHILLIPS: Of course. I
6 mean, people think we're Greenpoint
7 sometimes. I get it.

8 MAYOR STUESSI: Well,
9 there's -- I think that plain and
10 simple, you've got a whole bunch of
11 wonderful business owners and four great
12 business owners that have taken this on
13 and are looking to do this. You guys
14 have some great experience with doing
15 other events in the Village including
16 the dock diving you did last summer,
17 which was a big success.

18 SARAH PHILLIPS: Yeah.

19 MAYOR STUESSI: You've obviously
20 done many things --

21 SARAH PHILLIPS: Been the lead
22 on celebration for 10 plus years.

23 MAYOR STUESSI: Yeah.

24 SARAH PHILLIPS: I'm very
25 experienced with running events in the

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2 Village, yes.

3 MAYOR STUESSI: Yeah. I mean,
4 you're well qualified.

5 SARAH PHILLIPS: Sure. And I'm
6 very flattered that the Museum decided
7 to work with us for this memorandum and
8 allowed us to uphold this event for
9 them.

10 TRUSTEE PHILLIPS: I think it's
11 great, Sarah, to be honest with you. I
12 like the idea of the community coming
13 together and I like the idea of the
14 festival expanding to include others in
15 the decision making and sometimes
16 similar to raising shell and the holiday
17 stroll. New ideas always bring a
18 breathe of fresh air, but also gets
19 people thinking about other events down
20 the road, which is what we need in the
21 district.

22 SARAH PHILLIPS: Great. Thank
23 you.

24 TRUSTEE PHILLIPS: But you know
25 my feelings on it, so.

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2 SARAH PHILLIPS: Thank you.

3 MAYOR STUESSI: I think it's
4 important to commend you for taking this
5 on because it's obviously significant
6 amount of work and what the four of you
7 are doing it's going to take a lot of
8 involvement, personal time and, you
9 know, grabbing others to help out too.
10 You know, I do hope, as you intimated,
11 that the Business Improvement District
12 will support with some level of funding
13 because I know you're looking forward to
14 it too.

15 SARAH PHILLIPS: And that's
16 going to be completely up to them when
17 they look at our sponsorship pack. And
18 I'm sure that they'll be behind it
19 because we were all in the meeting
20 together with 40 plus residents --

21 MAYOR STUESSI: Yeah.

22 SARAH PHILLIPS: -- and
23 businesses and everyone said, yes,
24 please take the lead on this event.

25 MAYOR STUESSI: Yeah.

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2 TRUSTEE PHILLIPS: Yeah.

3 SARAH PHILLIPS: And we said,
4 sure, we will.

5 MAYOR STUESSI: Yeah.

6 SARAH PHILLIPS: And we have all
7 of your e-mail addresses when you told
8 us you -- so don't worry, we'll call
9 you.

10 We just want to make sure that
11 we get everything organized under one
12 umbrella first, and we have a great
13 timeline that we can uphold everything
14 that the museum was already doing within
15 the Village guidelines, and then we can
16 create subcommittees that work with all
17 these other groups and really highlight
18 the different things that are here in
19 Greenport.

20 A lot of people are focused on
21 what we've lost or closed store fronts
22 or other parts of Greenport, but there
23 are still so many of us here and there
24 is a really great network of people that
25 want to work together to see this event

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2 stay on.

3 MAYOR STUESSI: Yeah. And we
4 should all be happy for those who've
5 retired recently, whether it's Deputy
6 Clerk Jeanmarie or Pat -- (inaudible.)

7 SARAH PHILLIPS: Yeah.

8 MAYOR STUESSI: Are there any
9 other questions from board members in
10 regards to events? I'm certainly very
11 supportive and look forward to the
12 resolution next week and voting in favor
13 of it.

14 DEPUTY MAYOR BRENNAN: I don't
15 have any questions, but I want to thank
16 you for stepping up and I think you're
17 the right person for the job. And I
18 have every confidence that it's going to
19 be a great success. So --

20 SARAH PHILLIPS: Thank you.

21 DEPUTY MAYOR BRENNAN: -- I'm
22 looking forward to it and you let me
23 know how I can help you.

24 SARAH PHILLIPS: Great. Thanks
25 so much. I appreciate that.

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2 (Muffled speaking.)

3 SARAH PHILLIPS: Wonderful.

4 TRUSTEE DOUGHERTY-JOHNSON:

5 Yeah, I don't -- what Patrick said.

6 SARAH PHILLIPS: Thanks.

7 TRUSTEE DOUGHERTY-JOHNSON: And

8 thanks to all of you and everyone who

9 all -- who you're going to e-mail.

10 TRUSTEE PHILLIPS: But as I

11 said, I was at the meeting, so you know

12 where I stand on stuff, so.

13 SARAH PHILLIPS: Yeah. Thank

14 you guys very much. I appreciate your

15 time.

16 DEPUTY MAYOR BRENNAN: Thanks

17 for being here.

18 TRUSTEE PHILLIPS: Thank you.

19 MAYOR STUESSI: Kim, thank you

20 for being here. You're obviously part

21 of this group. You were recognized a

22 few moments ago. Thanks for everything

23 you do too.

24 All right. One brief item I

25 want to talk about before we go to the

1 BOT MEETING ~ February 19, 2026
2 Mitchell Park and Ice Rink Committee, is
3 the Village has had a lot of challenges
4 recently with the federal raids here.
5 It's been particularly troubling for
6 many of us who've been very close to us
7 and obviously much more troubling for
8 those that are affected personally.
9 There have been a number of families
10 that have been broken apart. There are
11 businesses that have lost members who've
12 worked for them. There are other
13 businesses that are being told that they
14 have employees who are planning on
15 leaving the country because they're
16 fearful.

17 This board has spent time
18 talking to the town and requesting
19 additional police officers for some time
20 now. I spoke at the last town board
21 meeting in regards to this and how
22 important it is to get coverage here so
23 that we will have true community
24 policing on a regular basis. Our chief
25 also supports getting additional

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2 officers hired. He reiterated that in
3 an e-mail to Deputy Mayor Brennan and
4 me.

5 We're going to be meeting with
6 the town supervisor and the chief here
7 coming up soon in order to review
8 staffing levels for the summer. Request
9 has been made to see what they're able
10 to do to better redirect officers. It's
11 been particularly troubling at times
12 when these things are happening that
13 there's significant issues with public
14 endangerment with the feds here
15 speeding, not having warrants. Any
16 number of things that you've all seen
17 and read about on the news. This is a
18 huge problem for this Village and
19 anybody here who doesn't expect it to be
20 worse in due course, dare I say is being
21 naive. I don't say that meanly, just
22 truthfully.

23 All you need to do is follow the
24 money. There's a lot of funding and
25 this Village is particularly exposed.

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2 We've been targeted multiple times now
3 and we need to do whatever we can to
4 protect our community as supreme borders
5 have always done. No matter the
6 character of that person and where
7 they're from, how long they've been here
8 or not. If they're third generation,
9 first generation.

10 There have been some beautiful
11 speeches by many Greenporters at
12 Southold Town Board meetings in regards
13 to this issue and requesting that the
14 town board and police commissioners do
15 more to support and be very clear about
16 what level of support the police will
17 play or not play. Many of us have
18 spoken. We've had some particularly
19 eloquent speeches by some young
20 Greenport students, one senior in
21 particular who's an ROTC member who
22 comes from an immigrant family, brought
23 me and many others to tears and we all
24 stood up and applauded her as she left
25 to go to ROTC.

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2 This is something we are going
3 to continue to be talking about. One
4 thing that's important to note that
5 Deputy Mayor Brennan mentioned earlier
6 in his role as fire department liaison,
7 this board put together a memo for
8 Village employees and the fire
9 department in particular to clarify
10 private versus public property and what
11 can happen on public property versus
12 private property. It was made very
13 clear that the fire department's parking
14 here is private property per village
15 code and is only to be utilized for fire
16 department personnel, where one of the
17 raids took place over behind the
18 laundromat.

19 Sad to see people targeted when
20 they're trying to do their laundry, or
21 buy their groceries. That is a public
22 lot. The feds have the right to be over
23 there. Whether they were acting as they
24 should have or not is an entirely
25 different thing. So this board has made

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2 it abundantly clear as has our fire
3 chiefs to all of their teams on what can
4 and cannot happen on Village properties.
5 That's a public document if anybody
6 wants a copy of it.

7 Together with that, I'm very
8 pleased to say that at the last town
9 board meeting the town board devoted to
10 put together a task force. Is that the
11 term?

12 TRUSTEE DOUGHERTY-JOHNSON:
13 Public safety.

14 MAYOR STUESSI: Public safety
15 task force that is going to be made up
16 of several different entities. This is
17 to review what some of you may have
18 heard of as the OLA statement and law in
19 regards to better protecting individuals
20 in the community. Also review of
21 potential state law in regards to this,
22 but even more importantly make some
23 recommendations to the town police
24 commissioners on what they can do and
25 what the police department can do and

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2 should do in an expeditious manner.
3 This was discussed publicly. They
4 generally discussed what the framework
5 of that committee would be.

6 It is going to be two town board
7 members. As I understand it will be
8 Brian Mealy and Jill Doherty will be on
9 there. The police chief will be on
10 there as well one other individual from
11 the police department. Somebody from
12 the police advisory committee will be on
13 there. In addition to that, it's worth
14 noting that the Village board has
15 recommended Deputy Mayor Brennan to
16 serve on the police advisory committee
17 for the town to help us with some of our
18 continued conversations with them.

19 It's also going to include one
20 or two individuals from the anti-bias
21 task force. There is going to be a
22 community member at large from Southold
23 Town as part of it. And then the
24 Village has been asked to make a
25 recommendation on somebody from the

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2 Village board to participate and then an
3 additional community member.

4 I want to talk to the Village
5 board members a bit individually about
6 it because we have two folks. One from
7 the board who's raised their hand for it
8 and somebody else from the community and
9 solicit opinions in regards to it. I
10 would like that we can talk about a bit
11 more next week and make a formal
12 recommendation and resolution for that
13 in next week's meeting. But I would
14 encourage everybody to do what you can
15 to follow this issue very closely and do
16 what you can to observe and do what we
17 can to protect our community.

18 There's a wonderful number of
19 folks in the community who serve as a
20 task force and are out on the streets
21 trying to do what they can when these
22 events are happening. I've stood at a
23 number of them and it's way beyond
24 threatening.

25 With that, I have one brief

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2 announcement in regards to the Americas
3 250th celebration in Mitchell Park
4 anniversary and ice skating committee.
5 Unfortunately Peggy Lauber is traveling
6 and Lisa had hoped to be here but is not
7 able to be there. The co-chairs of this
8 committee, we've got a few other
9 committee members and the committee is
10 growing right now. In addition to, we
11 have a liaison from the Business
12 Improvement District, which is Ryan who
13 manages American Beach. They are going
14 to be working on a press announcement.
15 And a pretty significant announcement of
16 a donation, a very sizable donation,
17 towards the construction of the ice
18 rink. This will be on top of the grant
19 from the state towards it.

20 The Village will be having a
21 resolution for a engineering study for
22 this on next week's board meeting. This
23 is again, to built a permanent ice rink
24 in the Village replacing the temporary
25 seasonal one which used to be out in the

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2 park that wasn't working for about 7 or
3 8 years very sporadically before we had
4 to scrap it. The funding from the state
5 is towards a permanent ice rink that
6 would be built in and then utilized as a
7 clean surface in the off season.

8 The best analogy would be if you
9 think of what Wolman Rink is in Central
10 Park, which my prior company actually
11 took over and did all the renovation
12 work. And in the winter it's an ice
13 rink and in the summer they use as
14 paddleball court. I'm by no means
15 suggesting a paddleball in Mitchell
16 Park. It'd be space in the farmer's
17 market and others can utilize on it.

18 Together with the celebration,
19 the committee has made the
20 recommendation. They were originally
21 looking to do something right around the
22 4th of July, but we have the great
23 fortune which I believe the East
24 End -- I know the East End Beacon
25 repeated on, I haven't seen the Suffolk

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2 Times yet. The Coast Guard cutter ship,
3 Barque Eagle, which is a 300 foot ship
4 is going to be paying a visit to
5 Greenport in early August.

6 This is pretty incredible and
7 this is tied in to the 250th celebration
8 in New York City. The ship will be
9 there with a number of others. It's
10 then been taking part in a race from New
11 York City to Boston along with six other
12 tall ships. And then after Boston it'll
13 make two quick ports of call before it
14 comes into Greenport.

15 The Village will be working. We
16 have a resolution for this next week as
17 well to accept her into our dock. It is
18 a federal government and we'll certainly
19 accept the Coast Guard ship. We're
20 looking forward do it. And that will be
21 here for four days over that period of
22 time. And this committee is looking to
23 hold a celebration over that weekend and
24 they'll announce more about it but it's
25 meant to be a big community picnic music

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2 festival, as well as some additional
3 fundraising towards the ice rink as part
4 of it.

5 With that, I will turn it over
6 to Rich Vandenburg from the Greenport
7 BID, who is the Interim BID President
8 and give us a presentation from the
9 Business Improvement District.

10 RICH VANDENBURGH: Thank you.

11 MAYOR STUESSI: Thank you.

12 RICH VANDENBURGH: Thank you. I
13 apologize, I have a little bit of a
14 cold. So hopefully --

15 MAYOR STUESSI: We will keep you
16 right over there. Safe distance.

17 RICH VANDENBURGH: So I do have
18 a video presentation. Hopefully
19 our -- it was up before. Hopefully
20 it'll be back up again.

21 Before I get started I just
22 wanted to offer an additional word of
23 support for the GBOA. Sarah had said
24 that, you know, we had a meeting at the
25 museum. We did in fact -- you know,

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2 it's always been my position as
3 president of the BID that, you know,
4 we're going to have a maritime
5 regardless of who's going to run it.
6 But Sarah and the group that she
7 mentioned definitely said, you know,
8 that they were very much interested in
9 running it. I'm glad that the museum
10 kind of came to terms with that. And
11 I've already said that the BID is
12 100 percent going to support any entity
13 that can run it. All that we ask for
14 is, you know, communication, feedback,
15 involvement.

16 So I'll be following up with
17 Sarah and that group again. I had asked
18 for some information but I've indicated
19 we're ready to step up and support. I
20 just need -- we just need a little more
21 information, which I'm sure is coming.
22 So I applaud Sarah and the group for
23 taking on the task as well, and the BID
24 is 100 percent from the BID board's
25 point of view. I know anything that

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2 makes the district vibrant and
3 successful is exactly what we on the
4 board as well as anyone else in the BID
5 wants to see. So we're very excited to
6 learn more and support absolutely to the
7 extent that we can.

8 I think maybe some of the
9 confusion might have been there was a
10 comment about there were like 35 members
11 of this organization earlier that as I
12 was watching earlier I was confused by
13 that, so I was like, oh. But I think
14 maybe that was a reference to something
15 else, not necessarily that organization.
16 So maybe a chat group or something. But
17 in any case. Let's see. All right.

18 MAYOR STUESSI: How many active
19 members are there in the BID right now?

20 RICH VANDENBURGH: Well, there's
21 250 businesses. We have roughly 50
22 regularly participating people that are
23 in the --

24 MAYOR STUESSI: Have we made any
25 headway on reaching out to the residents

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2 in that downtown district to reach
3 members?

4 RICH VANDENBURGH: Oh -- well,
5 actually there's probably -- there's 250
6 businesses but there are, you know,
7 multiple residents as well. So we
8 actually, you know, include them on our
9 e-mail campaign, absolutely look for
10 engagement where we can get it. We've
11 had feedback on our surveys from
12 residents. We have a large e-mail blast
13 that goes out a lot of people. People
14 have to sign up for e-mails. We try to,
15 you know, advocate for that engagement
16 and inclusion. But, you know, I get
17 individual texts and reach outs from
18 various people. So you know, the more
19 the better --

20 MAYOR STUESSI: Yeah.

21 RICH VANDENBURGH: -- is my
22 attitude. So we're all --

23 MAYOR STUESSI: Any sense to how
24 many residents in the downtown district
25 are on your e-mail list?

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2 RICH VANDENBURGH: I don't -- I
3 couldn't -- I can check -- I don't have
4 that number in my head exactly, but I
5 can certainly, you know, follow up.
6 We're actually working with Kara's
7 addition to the board, which we're very
8 happy about. We're working on upgrading
9 kind of our survey and our canvassing
10 map to really kind of tune that up. And
11 that's going to be not only -- you know,
12 we have a list but, you know, and Kara,
13 as I said, has been helping us with the,
14 you know, kind of reconciling that with
15 the work that she's done previously
16 because that's going to be part of one
17 of our initiatives here as well.

18 So let me start. First -- oh,
19 Richard Vandenburg, President of
20 Greenport BID for the record. I want
21 to --

22 MAYOR STUESSI: If you don't mind
23 stating your address for the record.

24 RICH VANDENBURGH: 234 Carpenter
25 Street is also my business of Greenport

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2 Harbor Brewing Company. You know, I
3 just want to thank the Mayor and the
4 trustees for providing some time this
5 afternoon for me to introduce you
6 to -- in some greater detail about our
7 various member-driven initiatives. And
8 the idea is to kind of introduce this to
9 the Village board as well as to the
10 public and our membership at large. And
11 I just want to start with a little
12 background before we get into it.

13 Following COVID when I was
14 president before of the BID, Deborah
15 Rivera had reached out to me about a
16 program process by which the BID could
17 seek FEMA money for reimbursement of
18 expenses associated with COVID impact.
19 She and I discussed donating our
20 eligible receipts and expenses, her's
21 from the Greenport Hotel at the time,
22 ours from the brewery under the program.
23 We could then assign our right to the
24 recovery of those expenses to the BID.

25 And, you know, it was after all

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2 really insignificant measure that a lot
3 of those expenses were incurred by our
4 two businesses in the District. So we
5 proceeded accordingly to seek that
6 recovery as a benefit to the BID.

7 I will also say that it was
8 primarily the work of Deborah who
9 pursued this effort, obtained the
10 qualifications that were necessary,
11 worked for FEMA to verify all the
12 expenses, incredibly diligent and follow
13 up, you know, she was -- she hunted that
14 down like nobody I've seen, and
15 ultimately was successful in securing
16 that FEMA reimbursement. That happened
17 about a year, maybe almost 2 years ago
18 or a little less than two years ago.

19 But it represented a combined
20 recovery expense of approximately
21 \$100,000 that was donated for the BID.
22 And I for one will remain ever grateful
23 for Deborah's efforts and, you know, we
24 owe her a great debt of gratitude for
25 all the work that she did to make that

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2 so. And it was so. And we suddenly had
3 a shot in the arm to the big resources.

4 And then the next question
5 really should turn on how we can get
6 those funds to work in our district and
7 where best they might help our
8 membership. Since reassuming the
9 chair -- interim chair of president back
10 in October, you know, five months ago,
11 I've continuously advocated for doing
12 just that, put the money to work but
13 figure out how to do it in the smartest
14 way possible.

15 We all know that a lot's
16 happened and been happening in our
17 Village since last fall. The narratives
18 we've all heard and read about have
19 definitely sometimes been difficult.
20 Adjustments or uncertainty of
21 longstanding events, you know,
22 celebration maritime increased vacancy
23 concerns, a simmering but I think
24 misguided attitude by some that the
25 Village is headed in the wrong

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2 direction.

3 So we started with questions
4 about what should we do? And that's why
5 myself along with our dedicated BID
6 board of volunteers immediately embraced
7 an effort to solicit opinions from our
8 membership through several surveys that
9 we sent out. We started with questions
10 about what district members thought
11 about our district and what was missing
12 and what they'd like to see. We
13 continued in another survey asking for
14 feedback on number of proposed
15 initiatives and their level of
16 importance based upon the earlier
17 surveys that we conducted.

18 And while the board, as I kind
19 of intimated, always we'd love to see
20 100 percent engagement and feedback,
21 that process of actively reengaging our
22 membership is still growing. After
23 today's introduction of these five
24 initiatives, the BID board will continue
25 to share this information, solicit

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2 engagement, hold roundtable, ask for
3 feedback from our members and we plan in
4 the month of March to conduct a voting
5 process that will determine if these
6 initiative options, which I'm about to
7 review will be accepted or not.

8 And a final clarification I'd
9 like to make about the presentation.
10 The initiatives and the suggested seed
11 money or budget amounts that I'll
12 mention attributed to each would be a
13 funds that would come solely from these
14 FEMA resources and reserves, as we call
15 them.

16 These are not amounts that are
17 directly related to any tax revenue or
18 funds that are allotted for our year
19 over year regular BID operations and
20 budget. They're all the same, you know,
21 but ultimately just so that we're clear,
22 we're looking to put these FEMA money
23 together with the numbers that I'm going
24 to offer up as options.

25 Nonetheless, as I've said, these

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2 initiatives and the suggested
3 allocations will be shared with their
4 membership, subject to ratification or
5 approval, or they won't. It'll be for a
6 membership to decide and then subject to
7 our collaboration with the Village,
8 whether we succeed or not.

9 I have often said where there's
10 a will, there's a way. And I believe
11 these initiatives present a tangible
12 effort to adjust any current narrative
13 about our Village business district and
14 are intended to make it stronger, and
15 more prosperous and safer for everyone.
16 So let's get to work.

17 Number one, the vacancy
18 initiative. We're all concerned with
19 the current appearance of vacancies in
20 our business district. And by current
21 count, we're coming up with
22 approximately 17 commercial storefronts
23 or businesses that are either vacant,
24 for sale, or scheduled to close, and
25 that's a significant number for our

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2 small district. So we need to approach
3 a process and a strategy will be
4 multifaceted.

5 After having developed a request
6 for proposal and sending it out to
7 various local regional commercial
8 brokers, the BID drilled down to a
9 decision to work with Brown Harris
10 Stevens Commercial Real Estate. They
11 have a proven success record on Long
12 Island, and we'll continue to partner
13 with any other local broker who has
14 clients or leads to help fill any
15 vacancy.

16 And let me say that again
17 clearly. Brown Harris Stevens is not
18 coming into this Village like a prince
19 on a white horse. One of the most
20 important principles of our seeking a
21 professional partner in the process was
22 to require a complete and fully
23 committed understanding that they will
24 be working with any and all local
25 brokers to achieve the goal we're

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2 striving for. This process will be a
3 partnership with any local broker and
4 that requirement is an immovable pillar
5 for our success.

6 We all agree we want Greenport
7 to be a vibrant year round, authentic
8 place. We want to see business
9 operators and landlords work together,
10 offer local residents and visitors to
11 the Village the reason to stay, shop,
12 enjoy not only our thriving waterfront,
13 but all assets we have to offer. We
14 want to see local jobs remain strong and
15 our community remaining resilient and
16 proud. We know that Greenport and our
17 downtown district is one of the largest
18 economic and social centers in the Town
19 of Southold.

20 Our objective will be to remain
21 conscious of not replacing existing
22 businesses, but seeking to compliment
23 them, and hopefully address unmet needs
24 and activate underutilized spaces.

25 Brown Harris has that experience and

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2 skill set to help drive this strategy by
3 working with the bid, collaborating with
4 the Village and local brokers and
5 engaging the landlords to achieve that
6 goal.

7 As indicated, this has to be a
8 multifaceted approach. That will
9 involve public private partnerships,
10 marketing story telling along with
11 phased activation steps. Engaging in
12 direct communication, logical productive
13 discussion will make the goal more clear
14 and the path more certain.

15 As part of that multifaceted
16 approach, potential incentives and
17 partnerships should include a village
18 business concierge liaison to assist
19 with navigating the various departments
20 and processes. With the help of the
21 Brown Harris insight and resources, we
22 can establish targeted financial
23 incentives, access to capital, and we
24 can begin developing and building
25 greater collaboration with workforce and

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2 skills partnerships with entities like
3 Boise, Suffolk County and other
4 workforce programs to help train and
5 staff local businesses.

6 Focusing on the components of
7 what we all love about Greenport and
8 it's working waterfront should include
9 small scale, vocational training
10 partnerships in underutilized spaces,
11 building trades, marine services,
12 hospitality, culinary skills, all help
13 create pathways for younger generations
14 to build careers and choose to invest
15 their futures here rather than moving
16 away.

17 These multifaceted steps should
18 include prioritizing year round
19 businesses that will always play a
20 critical role in stabilizing the
21 downtown economy across all seasons.
22 More options like small neighborhood
23 grocery, specialty markets, hardware and
24 marine oriented retail and community
25 health support that are -- they all

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2 strengthen daily functionality, help
3 build year round business ecosystems.
4 But we also hope to target adding other
5 non competing businesses like a bike
6 shop repair, outdoor gear services for
7 land and water, specialty goods and even
8 child care and early learning services.

9 These businesses don't have to
10 be in large format locations, but can
11 operate in moderate size locations and
12 exist for year round success and
13 stability. We know that experiential
14 and seasonal activation opportunities
15 are also a successful attraction.

16 Culinary workshops, recreational
17 attractions like a skating rink,
18 creative in art based experiences and
19 pop up and event based activations like
20 food hauls, seasonal markets and
21 rotating pop ups can convert larger
22 spaces into temporary New York style
23 Chelsea market areas and attractions
24 while longer-term tenants are secure.

25 The key to any of this success

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2 will be where the will lies to support
3 the way. Tax abatements, property
4 incentives, grants zoning and
5 permitting, coordination, banking
6 partnerships and workforce development
7 are more of the multifaceted components
8 that will determine our success.

9 As I've indicated, Brown Harris
10 and the BID board fully recognize the
11 story of success will require close
12 collaboration with local brokers, local
13 government, owner engagement and
14 coordination with the BID and defining
15 clear roles, providing clear
16 communication and offering unified
17 support for all our business and
18 district residents.

19 Deep down, we know we have the
20 fundamentals to thrive even more and
21 build on what has always made Greenport
22 a sought-after destination. But we
23 should also be ready to support those
24 efforts with some skin in the game. The
25 potential for an impactful pop-up event,

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2 temporary festivals or space activations
3 to showcase a location, collaborative
4 support with food and beverage and labor
5 are all potential ways to support that
6 multifaceted approach.

7 And to commit to that success,
8 the BID is suggesting a maximum spend of
9 \$5,000 in support of this overall
10 strategy. I look forward to inviting
11 the team from Brown Harris to come
12 before this board, our membership and
13 the community to share even more detail
14 of the strategies I've touched on here
15 today.

16 We will expect them to provide a
17 clear explanation of the level of
18 investments they will make in the
19 partnership and how to work together,
20 because I remain confident that the will
21 exists and we can build the way
22 together. Number two --

23 MAYOR STUESSI: Rich?

24 RICH VANDENBURGH: Yeah.

25 MAYOR STUESSI: Did you want to

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2 go through the whole presentation before
3 the board has questions or do it --

4 RICH VANDENBURGH: I'm happy to
5 break it up.

6 MAYOR STUESSI: Whatever works
7 best for you.

8 RICH VANDENBURGH: I'm happy to
9 break it up now. It may be easier,
10 gives my throat a rest. So I'm happy if
11 you want to ask questions.

12 TRUSTEE DOUGHERTY-JOHNSON: I
13 was just going to ask, I mean, this
14 is -- will you send this to us?

15 RICH VANDENBURGH: 100 percent.

16 TRUSTEE DOUGHERTY-JOHNSON:
17 Because there's a lot of good
18 information that you're going through
19 quickly, which I appreciate, but --

20 RICH VANDENBURGH: I did send it
21 to you.

22 TRUSTEE DOUGHERTY-JOHNSON:
23 Yeah.

24 VILLAGE CLERK HALL: You sent it
25 to me.

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2 RICH VANDENBURG: Oh, I sent to
3 you?

4 VILLAGE CLERK HALL: I will
5 share it.

6 RICH VANDENBURG: I'm
7 happy -- I'll share. Actually one of
8 the things that I did send before, we
9 had some placeholder pictures that
10 I -- we didn't like. So now we have
11 real Greenport pictures in the --

12 MAYOR STUESSI: So that's a
13 newer version than whatever she has?

14 RICH VANDENBURG: No. I will
15 resend the new version because I just
16 got those the other day.

17 MAYOR STUESSI: Okay.

18 RICH VANDENBURG: Yeah. Yeah.
19 And I'm happy to e-mail just everybody
20 all at the same time.

21 VILLAGE CLERK HALL: Send the
22 whole PowerPoint.

23 RICH VANDENBURG: You bet.

24 MAYOR STUESSI: If you send to
25 Candace, she'll distribute.

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2 RICH VANDENBURG: Okay.

3 MAYOR STUESSI: Did you have any
4 other questions, Lily, before we go on
5 to others.

6 TRUSTEE DOUGHERTY-JOHNSON: No.
7 No. I don't think so.

8 MAYOR STUESSI: Trustee
9 Phillips?

10 TRUSTEE PHILLIPS: Could you go
11 one slide back and let's talk about the
12 incentives that the Village could work
13 with the --

14 MAYOR STUESSI: Yeah. Adam had
15 another mini stroke when you said
16 property tax credits.

17 RICH VANDENBURG: Well, I mean,
18 is there a specific question that you
19 have?

20 TRUSTEE PHILLIPS: No. I just
21 would like you to take it a little bit
22 slower as far as, you know, I --

23 MAYOR STUESSI: I think it's
24 back one more page, wasn't it?

25 TRUSTEE PHILLIPS: I think one

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2 more page, yeah.

3 RICH VANDENBURG: It's -- I
4 think, you know, this is for
5 illustration purposes really. I mean,
6 you know, it touches on it. I think the
7 most important thing would be, you know,
8 the idea of a concept of if we, you
9 know, and I don't want to beat this dead
10 horse, but, you know, if we have the
11 will to find a way, we can roll up our
12 sleeves and really sit down with the
13 Village, look at what our out-of-the-box
14 creative ways to think about how we can
15 do this.

16 I understand like every other
17 municipality, everybody is under
18 pressure with dollars, I get it. I
19 understand. But it's a little bit, you
20 know, don't want to rush to know.

21 I want to try to navigate a way
22 that we might be able to say yes in
23 terms of helping set up a program or
24 facilitate where it is we can support
25 these new businesses that come in. The

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2 idea like any business, just like my
3 business 17 years ago. We had to get
4 our feet under us before we really were
5 able to start walking before we started
6 running. We're back to walking slowly
7 now, but any way, you know, that idea of
8 finding creative ways to facilitate the
9 public private partnership.

10 I understand tax maintenances
11 are a curse word. But, you know,
12 ultimately there are creative ways that
13 I think we can find together with
14 their -- they've done this in Oyster
15 Bay, they've done this in other villages
16 where they've kind of turned the tide
17 on, you know, increasing vacancy
18 problem. And I'm confident that we can
19 find ways that are, you know, based upon
20 some degree of metric and fact, a little
21 degree of faith and a lot of degree on
22 effort.

23 TRUSTEE PHILLIPS: So let
24 me -- let's pick to the one that says
25 zoning and permitting coordination,

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2 okay, because that has been a big topic
3 over the last couple -- especially since
4 we took the look at the code to deal
5 with the different zoning areas.

6 How would you envision -- would
7 you envision a working group between the
8 BID and the Village or consultants or
9 how would you, you know, because I know
10 that they've had consultants in the past
11 deal with parking. We had a parking
12 consultant come in. We've had other
13 things come in over the past 5 times
14 I've been here.

15 RICH VANDENBURG: Right.

16 TRUSTEE PHILLIPS: How would
17 you, you know --

18 RICH VANDENBURG: I think it's a
19 function really more of a local person.
20 I think that would be the liaison
21 between, you know, if you've got your
22 broker, you got your owner, you got your
23 potential business operator, I would
24 consider it, but I've heard, you know,
25 the Village is a very difficult place to

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2 get anything done. Lets just say they
3 say that, hypothetically.

4 And ultimately that person would
5 be someone who would essentially be able
6 to know who the person is in Village
7 hall, who knows the person on the zoning
8 board, who knows the person on, you
9 know, the planning board to kind of
10 facilitate a discussion by way of
11 someone who's there as a concierge to
12 kind of help navigate that process, make
13 the right introduction, point them in
14 the right direction. It's all about
15 just communication, clear, effective
16 communication. So I think that's the
17 idea behind that person.

18 TRUSTEE PHILLIPS: Okay. All
19 right.

20 MAYOR STUESSI: I guess, you
21 know, one of the things that's important
22 to mention too of course is all the work
23 that was done by our zoning update
24 committee, which Mary Bess was chair of
25 at the time, and there were a number of

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2 things that this Village board voted for
3 to make it easier for small business to
4 come into the Village. And so a perfect
5 example would be, we've got five
6 different businesses over the last few
7 months who have moved in the new spaces,
8 done construction or are in the process
9 of the doing it. And every single one
10 of them was very simple over the
11 counter.

12 RICH VANDENBURG: Yeah.

13 MAYOR STUESSI: Whether it's,
14 you know, Mexican move over or Gustavo
15 moving his crepe shop --

16 RICH VANDENBURG: Sure.

17 MAYOR STUESSI: -- or the new
18 pizza place that's an opening.

19 RICH VANDENBURG: Yeah.

20 MAYOR STUESSI: And so you know,
21 there's been a lot done. I think the
22 board would be open to any other ideas.
23 The one thing of course, that we did
24 leave two years ago when we did the
25 zoning update is conditional uses were

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2 hotels, larger restaurants and, you
3 know, new troop bawlers.

4 RICH VANDENBURG: Yep.

5 MAYOR STUESSI: But any retailer
6 has a right, any small cafes has a
7 right. So we're seeing all these things
8 happen pretty easily. There's --

9 RICH VANDENBURG: Yep. I'm not
10 saying that there's not --

11 MAYOR STUESSI: Yeah. There's
12 always --

13 RICH VANDENBURG: There's not
14 access and roads that, you know, that
15 are there, but yeah, always room for
16 improvement. And I feel like, you know,
17 when you think of concierge, you think
18 of, you know, when you check into a
19 hotel where you could probably find a
20 bathroom on your own.

21 MAYOR STUESSI: It's looking at
22 Brown Harris --

23 RICH VANDENBURG: But a
24 concierge is going to tell you it's down
25 the hall to the left.

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2 MAYOR STUESSI: The BID is
3 looking to hire Brown Harris to be that
4 concierge? They have some --

5 RICH VANDENBURG: No, no.
6 That's a component of a multifaceted
7 approach. Brown Harris is not the
8 concierge. Brown Harris is the resource
9 that kind of has the connections, has
10 some of the strategies that we can
11 discuss with the Village.

12 A concierge would be somebody
13 that we would look to potentially create
14 that would be a local person, whether it
15 would be on the BID board or somebody
16 within the bid, but a local person who's
17 had more, you know, active daily
18 engagement with the Village and the
19 Village administration and the
20 departments that would be able to
21 quickly size up which direction you
22 should be going or who you should be
23 talking to.

24 Someone that's there to just
25 simply kind of as much hold their hand

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2 and give them a level of confidence that
3 we want them to succeed as it is as a
4 informative person that has knowledge
5 about how things work.

6 MAYOR STUESSI: Thank you.
7 Julia, did you have any questions on
8 this?

9 TRUSTEE ROBINS: So Rich, I'm
10 thinking of the vacancy situation and
11 obviously that's an alarming number of
12 vacancies and I do believe that a lot of
13 it -- some of it, not all of it, has to
14 do with the cost of rents which are
15 exorbitant as far as I'm concerned. But
16 beyond that, in terms of the type of
17 businesses that we will have here in the
18 Village eventually, we have to be honest
19 that we are a tourist destination
20 primarily, and therefore most of our
21 businesses are going to be food and
22 entertainment-directed, correct?

23 RICH VANDENBURG: I, you know, I
24 think that there's a lot of probably
25 the, you know, it's probably easy to say

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2 that's, you know, that responds most
3 directly to when you are in peak season
4 in terms of operations. But, you know,
5 I -- we're not blind to the fact that we
6 live in a world that's Amazon related,
7 where things get delivered to your door,
8 but, you know, shoe repair, you know,
9 smaller space and it -- and, you know,
10 believe me, I'm not saying that
11 that's -- somebody's going to go in and
12 pay \$4000 a month to stay there. But
13 things that are capable for
14 complimenting the fact that we are
15 because we really don't have -- we can
16 have, you know, we've got Preston's, but
17 we can have more marine-oriented based
18 services, we can have more recreational
19 based services.

20 And the idea is, you know,
21 making sure that those folks recognize
22 and -- which they will, that, you know,
23 we're in the period right now where the
24 bodies just aren't here and the bodies
25 have left in large measure from here

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2 because we've become an incredibly
3 seasonal location.

4 So understanding and working
5 with the landlord and, you know, Brown
6 Harris as our kind of a side-by-side
7 partner in this process, making sure
8 that that's clear, figuring out a way to
9 meet at some place where landlords are
10 either going to like, I don't care, I
11 don't give a damn if I don't rent this
12 place, I'm going to take the ride off
13 and I'm just going to sit on a vacant
14 space, and I'll rent it 4 months out of
15 the year for a season. They can take
16 that approach.

17 But I think if we continue to
18 approach them with a strategy in hand
19 and includes some of the multifaceted
20 approaches I've talked about, you know,
21 there are ways to flex rent during
22 season versus non season. There are
23 ways to get that entity with their feet
24 under their ground hopefully short term
25 willing to take on that, you know,

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2 initial risk.

3 But to say that all of these
4 vacancies will be replaced with, you
5 know, food and beverage, I'm hoping not.
6 I would hope not. But, you know, as I
7 say this is -- as I started to say,
8 these are tangible efforts that I
9 believe the BID board is bringing forth
10 to say this is what we're going to try
11 to do. It's better than wringing our
12 hands and not doing anything else. So I
13 think it's an effort that involves some
14 commitment from the board, from the BID,
15 from our landlords. It also requires
16 some degree of faith to try to make it
17 work. Optimism and faith.

18 TRUSTEE ROBINS: Okay. I agree
19 with you on that, you know. I do think
20 though on a macro scale though, I think
21 what we are in is the second half of the
22 COVID decade to be honest with you. And
23 that, you know, so 2020 was sort of the
24 beginning of it. We're into 2026 now,
25 so we're on the second half of that, but

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2 I still think this is part of the
3 recovery period from that.

4 RICH VANDENBURG: I agree. And
5 I had a conversation the other day
6 where, you know, I've been here 35 years
7 and I recall what it was like what it
8 was like when it was seasonal right when
9 I got here, and was it was a little bit
10 of the same. You know, I think things
11 have gotten out of whack with
12 affordability versus, you know, bodies
13 that are here -- year round bodies that
14 are here.

15 TRUSTEE ROBIN: Yeah.

16 RICH VANDENBURG: So you know,
17 that's the tricky part to try to bridge
18 how we kind of work towards rebuilding
19 that. You know, we stood out in
20 Greenport because we were innovative
21 enough during COVID when we built all
22 those apartments, and we stood out on
23 all of Long Island as a result of
24 building those apartments as a Village
25 who was innovating in a way to try to

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2 remediate the back. And so I think this
3 is just a multifaceted approach, another
4 way to try to make the bad better.

5 TRUSTEE ROBINS: Thank you.

6 MAYOR STUESSI: Thanks, Rich. I
7 don't have any questions right now. I'm
8 ready for initiative 2, so.

9 RICH VANDENBURG: Okay.

10 TRUSTEE DOUGHERTY-JOHNSON:
11 Wait. Can I make one quick comment --

12 RICH VANDENBURG: Yes.

13 TRUSTEE DOUGHERTY-JOHNSON:
14 -- while you're on there. Just this is
15 not a question, but in terms of
16 workforce development, I know that the
17 Greenport Civic is also working about
18 that. So I just wanted to know of
19 that --

20 (Crosstalk.)

21 RICH VANDENBURG: I've had great
22 communication lately with Carol and
23 we're excited to kind of continue to work
24 together, and we're hoping to enlist
25 even more the organizations in the

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2 unified effort. Again, communication,
3 communication, communication.

4 MAYOR STUESSI: Would you mind
5 just going back to the list again real
6 quickness?

7 RICH VANDENBURG: The list?
8 What --

9 MAYOR STUESSI: Yeah. I hadn't
10 had a chance to comment. I was going to
11 say something as well.

12 RICH VANDENBURG: I'm sorry.
13 I'm sorry.

14 MAYOR STUESSI: Yeah. So on the
15 tax abatement thing, that's obviously
16 enormously challenging. I think the
17 board would entertain a conversation
18 about it, but, you know, Adam's going
19 through our tax roll and, you know, what
20 we need to do just to fund next year.
21 And we're seeing increases in labor,
22 increases in health insurance costs, et
23 cetera, et cetera.

24 Fortunately, there will be some
25 things that will get reassessed, i.e.

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2 the Greenport is a big one because
3 they're spending millions of dollars on
4 a significant remodel. That'd be
5 helpful. But one of the challenges, you
6 know, some of the these commercial
7 buildings which they either sit empty
8 and nothing's happening and they're not
9 available for lease, for sale or others,
10 a couple of big name ones that are for
11 sale and way too high of a price to buy
12 or rent --

13 RICH VANDENBURG: Right.

14 MAYOR STUESSI: -- and if
15 nothing happens, they may never get
16 reassessed. And so it almost makes it
17 doubly challenging --

18 RICH VANDENBURG: Right.

19 MAYOR STUESSI: -- to look at
20 some potential tax break. And I would
21 just urge a bit of caution on that when
22 you approach the Village board, because
23 we also have to balance the interest of
24 all the residents.

25 RICH VANDENBURG: I understand.

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2 MAYOR STUESSI: And we
3 represent, you know, a couple thousand
4 residents versus --

5 RICH VANDENBURGH: I understand.

6 MAYOR STUESSI: -- some of the
7 commercial property owners.

8 RICH VANDENBURGH: I understand
9 the bar is high --

10 MAYOR STUESSI: Yeah.

11 RICH VANDENBURGH: -- on that
12 particular item. I understand.

13 MAYOR STUESSI: A good example
14 would be all the work that the Village
15 did in clearing all the snow off the
16 front in Maine --

17 RICH VANDENBURGH: Yes.

18 MAYOR STUESSI: -- in the
19 business district.

20 RICH VANDENBURGH: Which we
21 appreciate.

22 MAYOR STUESSI: And devoting all
23 those resources on the backs of
24 residential taxpayers.

25 RICH VANDENBURGH: Right.

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2 Right, right. Well, hopefully, there's
3 some recovery available through state of
4 emergency provisions, and so --

5 MAYOR STUESSI: But they're not
6 to God's ears --

7 RICH VANDENBURGH: Yeah.

8 MAYOR STUESSI: -- the final
9 list but it's on the list.

10 RICH VANDENBURG: In any case, I
11 understand the bar's high and I
12 appreciate words of caution, but I also
13 hope that, you know, words of caution
14 are not couched in terms of no. So I
15 just want --

16 MAYOR STUESSI: We're here to do
17 a good hand of --

18 RICH VANDENBURG: That's all we
19 look for. That's all we look for.
20 That's true.

21 MAYOR STUESSI: Last question.

22 RICH VANDENBURG: Yeah.

23 MAYOR STUESSI: Have you
24 considered anything as it relates to
25 housing for workers? Because you look

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2 at the downtown district, and I asked
3 the question earlier, how many members
4 do you have on your e-mail list of
5 people who live downtown?

6 RICH VANDENBURG: Yeah.

7 MAYOR STUESSI: I know of
8 buildings that could be converted. We
9 have one person here who's property
10 owner, landlord, owns space that could
11 be converted to do an apartment up
12 above.

13 RICH VANDENBURG: Right.

14 MAYOR STUESSI: There are
15 significant tax advantages to doing
16 that.

17 RICH VANDENBURGH: 100 percent.

18 MAYOR STUESSI: Historic tax
19 breaks and tax credits.

20 RICH VANDENBURGH: 100 percent.

21 MAYOR STUESSI: And I'd love to
22 see you consider what we can do to bring
23 more people downtown as well. And Dinni
24 Gordon and the housing team is going to
25 be speaking a bit on this.

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2 RICH VANDENBURG: Yep. And I
3 think that goes back to an earlier
4 comment I made where, you know, the
5 commitment is a multifaceted and it's a
6 collaboration with zoning, with
7 planning, you know, with that process of
8 allowing that to happen because there
9 are plenty of -- I had mentioned at one
10 point in the prior presentation about
11 strong towns.

12 I don't know if, you know,
13 anybody's a member here. I'm a member
14 of strong town, but they constantly talk
15 about villages that are under stress
16 where they've even allowed temporary
17 housing on the first floor on
18 commercial, you know, spaces where you
19 have tenants, you know, tenancy in the
20 back of a commercial space in the front.

21 So there's plenty of opportunity
22 for us to -- when we roll up our
23 sleeves, to really look at not only
24 that, but also then partnering because
25 the connections that Brown Harris is

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2 going to have with other, you know,
3 potential banks financing and developers
4 could approach any one of these
5 buildings for renovation and or
6 expansion above. You know, so the idea
7 is to focus exactly on that with the
8 understanding that it is a collaboration
9 for us to get there. So I totally
10 understand what you're saying.

11 MAYOR STUESSI: That's great. I
12 just -- housing, housing, housing is so
13 important. Real quickly?

14 RICH VANDENBURG: Yeah.

15 MAYOR STUESSI: This is the
16 Hampton's office, I assume of Brown
17 Harris, the fourth commercial --

18 RICH VANDENBURG: No. They're
19 up west. I mean, there's -- they may
20 have offices all over, but --

21 MAYOR STUESSI: So it's a
22 different commercial office, not from
23 East Hampton?

24 RICH VANDENBURG: Yeah. Not
25 from East Hampton. They're actually, I

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2 think Melville, but, yeah. So yeah,
3 David -- I forget his last name, but
4 he's a -- it's a great team. They've
5 been very proactive in wanting to -- and
6 I would love for them if we could carve
7 out time, I was going to make that
8 request, have come and present to you
9 directly --

10 MAYOR STUESSI: Yeah.

11 RICH VANDENBURG: -- and answer
12 some of these questions because they're
13 going to have a mastery of this
14 information much more than I do, but I
15 know enough to be --

16 MAYOR STUESSI: It'd be good to
17 schedule something for the board and try
18 and get some local business owners.
19 We've got a few here and downtown
20 property owners too.

21 RICH VANDENBURG: Yeah.
22 Terrific.

23 MAYOR STUESSI: So how are they
24 getting compensated?

25 RICH VANDENBURG: Sorry?

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2 MAYOR STUESSI: How do they get
3 paid?

4 RICH VANDENBURG: How do they
5 get paid? They get paid basically by
6 way of the tenants -- owners.

7 MAYOR STUESSI: Oh, so if they
8 happen to put a deal together with --

9 RICH VANDENBURG: Yep. They
10 get -- they probably co-broke with
11 somebody else and they find a spot, work
12 with a landlord, you know, there's,
13 again, you know, when there's enough
14 will, there's a way. Okay. Number two?
15 Okay. Holiday street lights. That's
16 a --

17 MAYOR STUESSI: Happy subject.

18 RICH VANDENBURG: Yes,
19 absolutely. It's a proven concept
20 already, our street holiday lights. We
21 know what our streets look like during
22 the holiday winter season, how that
23 helps create an intimate, magical,
24 festive atmosphere. We want people to
25 come to the district again, to stay,

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2 shop, stroll, enjoy all that our Village
3 has to offer.

4 So how do we extend that? How
5 could we extend that best of magical
6 energy for the rest of the year?

7 Well, we could do that by adding
8 year-round lighting that will migrate
9 with the year, the holidays, and the
10 seasons. Yes. There are considerations
11 and a larger commitment to achieve this
12 goal, but I'm also very -- and I wanted
13 to say I'm also very grateful for the
14 sponsorships that the BID received this
15 past November that all the pay for this
16 recent season's lighting.

17 We raised over \$15,000 from
18 sponsorships to offset that \$20,000
19 cost. So that was wonderful. That was
20 a wonderful thing, community stepped up.
21 We also know that there are alternative
22 and attainable grants, more sponsorship
23 funds available for us to make this
24 initiative a successful reality. And we
25 believe in the long run, it will also

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2 make economic sense.

3 The current annual pricing, as I
4 mentioned, \$20,000 for a single season
5 installation could be expanded beyond
6 the mere 4 months to 12 months for less
7 than half for that amount. Then going
8 forward, we anticipate maintaining that
9 level of installation and repairs with
10 annual sponsorships that are much more
11 than we have secured for a 4-month
12 display.

13 The benefit of our holiday
14 lights has a tangible impact on our
15 business. And I will say, by full
16 disclosure, this is not the Village.
17 This is purely illustration. I don't
18 think the trees would look quite this
19 good because that would cost about
20 1,000,002 for us to do. But, you know,
21 hopefully, you get the idea of the
22 coloring. So has -- excuse me, has a
23 tangible impact and with the LED lights,
24 we can celebrate white for Christmas,
25 green for St. Patrick's Day, red for

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2 Valentine's, Fireman's Parade, even
3 multicolored to celebrate our nation's
4 birthday.

5 If there is a will, there's a
6 way to celebrate our streets all year
7 long. And with the support of the
8 Village, our sponsors and our
9 membership, we can even look to expand
10 the tree installation for even greater
11 impact by adding more trees.

12 Thus, we believe an appropriate
13 budget amount from our FEMA reserves for
14 this initiative is \$15,000. Any
15 questions on that?

16 TRUSTEE DOUGHERTY-JOHNSON:
17 Are -- the current lighting is LED,
18 right?

19 RICH VANDENBURG: Current
20 lighting is not necessarily LED, yes. I
21 don't -- spritzers maybe, but I -- it's
22 not fully LED. And there's LED, like
23 RGB LED which allows you to change the
24 color and mix it up.

25 TRUSTEE DOUGHERTY-JOHNSON:

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2 Yeah.

3 MAYOR STUESSI: So is this
4 something that your board and the BID is
5 behind? You're going to come to our
6 board asking for approval to proceed
7 with it?

8 RICH VANDENBURG: Again, just
9 kind of revisiting the first part of my
10 presentation, we're going to send this
11 out to the membership and ultimately the
12 idea behind this would be to allow
13 membership to vote on each one of these,
14 yeah, I'm in support of this. No. I
15 don't think I want to spend
16 that -- spend that money elsewhere, that
17 kind of thing. So --

18 MAYOR STUESSI: You'll come back
19 to us --

20 RICH VANDENBURG: Yes.

21 MAYOR STUESSI: -- if it's
22 something you want to pursue?

23 RICH VANDENBURG: Yes,
24 100 percent. Yep. When the time comes.
25 Once we get, you know, further

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2 engagement, transparency with our
3 membership and an endorsement. At that
4 point, we will be back.

5 MAYOR STUESSI: Yeah. I think
6 the lights are wonderful and people love
7 the white lights, yeah, this time of
8 year.

9 RICH VANDENBURG: Yeah, it is.

10 MAYOR STUESSI: The only
11 challenge might be looking at who it's
12 connected to and paying --

13 RICH VANDENBURG: Right.

14 MAYOR STUESSI: -- the utility
15 bills for it.

16 RICH VANDENBURG: LED uses very
17 little electricity.

18 TRUSTEE ROBINS: Yeah. Maybe
19 you could work something out with the
20 light department in terms of a more
21 permanent installation, you know,
22 because I know you've had a lot --

23 RICH VANDENBURG: Doug Jacobs
24 has been tremendous with helping us --

25 MAYOR STUESSI: A what

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2 installation?

3 TRUSTEE ROBINS: A more
4 permanent installation, you know --

5 MAYOR STUESSI: Well, that's
6 what he's talking about.

7 TRUSTEE ROBINS: Yeah, yeah.

8 TRUSTEE PHILLIPS: That's what
9 he's talking about.

10 RICH VANDENBURG: So we will --

11 TRUSTEE ROBINS: No, I meant
12 to --

13 RICH VANDENBURG: We will keep
14 you posted. But anyway --

15 TRUSTEE DOUGHERTY-JOHNSON: Well
16 the current --

17 RICH VANDENBURG: As Patrick I'm
18 sure wants me to keep moving.

19 TRUSTEE DOUGHERTY-JOHNSON:
20 Sorry. I just have one question. The
21 current lights are not on any kind of
22 timer system where they go off, right?

23 RICH VANDENBURG: Yes. I know
24 that the current set is -- I'm aware of
25 the current set up through Doug Jacobs

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2 explaining that to me, but, you know,
3 that would be something that -- with
4 something like this, if we could figure
5 out a way for -- and there are grants
6 that are already kind of half written to
7 help with this, figuring out a way to
8 make those definitely more timer
9 sensitive, I think would be great. And
10 that would make them last longer too,
11 so.

12 TRUSTEE DOUGHERTY-JOHNSON:
13 Right.

14 RICH VANDENBURG: Any other
15 questions on this one? No? Okay.
16 Moving on. Okay. Initiative number 3.
17 I guess we'll strap in on this one.
18 Concerns, security and street lighting.

19 We know the challenges that
20 exists within certain areas in the
21 district having to do with loitering
22 harassment, sometimes illicit activity
23 that can create an atmosphere that feels
24 unsafe or results in actual avoidance in
25 visiting our business district.

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2 We can and should continue and
3 have advocated for more assistance from
4 Southold Town police. But reality is
5 we're only going to get marginal help in
6 the short term and cannot have an
7 officer on every corner or in every spot
8 to prevent the kind of behavior or
9 threats or activities that have become a
10 growing concern and a potential threat.

11 While the Village has loitering
12 laws, and we hope that every business
13 will engage in guarding against
14 transgressions, the reality again, is
15 much of this behavior is deemed only a
16 violation. And thus, only if the police
17 personally witness the activity, no
18 arrest or enforcement can occur.

19 Complaining that Southhold
20 Police are not doing enough is not
21 enough. There is no solution in
22 complaining when the growing concerns
23 are getting worse. We need to consider
24 alternative ways to create an effective
25 dissuasion for such activity and empower

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2 the police to enforce the law even when
3 they are not physically present.

4 Mobile security devices have
5 been used for this -- for years in this
6 manner. They create a noticeable and
7 tangible reminder to the target audience
8 that bad behavior could be visible.
9 Further, the portability of mobile units
10 allows for placement and removal as
11 needed. Technology allows the police to
12 directly monitor the security units and
13 affords better enforcement and
14 accountability results.

15 The cost of such a unit can be
16 achieved through available grants, town
17 and village financial support and local
18 sponsorships for ongoing maintenance.
19 These units should be widely recognized
20 in our prevalent at universities, large
21 business properties, supporting
22 complexes and public areas that require
23 a greater degree of monitoring to fix
24 their mobile units if possible, but we
25 believe the mobile unit could be used as

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2 needed and relocated to different
3 locations upon that need.

4 Monitoring activity can also be
5 tailored to certain times of the day,
6 certain days and months of the year as
7 the need arises. Examples of monitoring
8 the parking areas on Adam Street behind
9 Noah's Front Street Station, Blue Duck
10 Bakery, where the parking areas behind
11 Whiskey Wind are all possible. Those
12 businesses and more along with the town,
13 Southold Town and the Southold Police
14 Department support this initiative.

15 Instances where unacceptable
16 behavior and property damage -- Mitchell
17 Park could be monitored and laws
18 enforced as well with a mobile
19 functionality. And even large festivals
20 and special events could be aided with
21 the use of these units helping our
22 police when requested.

23 Additionally the BID board is
24 also offering a very clear
25 policy -- we're offering a clear policy

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2 document that the Town of Southold also
3 uses to ensure the process of monitoring
4 these units is guided and guarded
5 against abuse and misuse. And it -- and
6 much more directly, these units and the
7 electronic videos they provide will not
8 be shared with any federal agency for
9 immigration enforcement purposes.

10 But let me also say this
11 important part as clearly as possible.
12 The BID board certainly acknowledges the
13 potential debate over concerns of
14 heightened monitoring and fears of
15 surveillance. We also recognize the
16 current climate of the immigration
17 enforcement practices and disturbing
18 activities of federal law enforcement in
19 recent cases as we've all seen. But the
20 priority concern voiced from our members
21 in response to the surveys that we sent
22 out which seeks a solution on how to
23 remediate the occurrence of illegal
24 behavior and fear for safety has to be
25 weighed against mere words of concerns

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2 and no effective alternative.

3 The debate of the appearance of
4 such security units versus effective
5 remediation of serious and growing
6 concerns for safety and curbing illegal
7 behavior is not a simple one. We would
8 all love to live in a world where the
9 type of behavior doesn't exist and
10 we're -- but we are faced with
11 acknowledging that we either accept the
12 current state and trending activity that
13 will very likely hurt our district in
14 sense of security or we utilize a tool
15 to help dissuade that behavior and
16 empower our police to help us achieve
17 greater security with strict adherence
18 to how that electronic monitoring is
19 viewed, used and shared with any other
20 agency.

21 In the end, it will be up to our
22 membership to provide insight on how
23 they would like to proceed and then
24 ultimately accepted or rejected by this
25 board. The BID only hopes to provide a

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2 tangible solution to existing and
3 trending problems.

4 As to the top line cost for such
5 a unit, they are \$20,000 to purchase.
6 And monitoring by the local police is as
7 little as \$92 per month. The BID would
8 advocate for a tri-ownership structure
9 between Southold Town Police, the
10 Village of Greenport and the BID with
11 clear and specific guidelines that only
12 allow its use in our village and in
13 locations as guided by the Village and
14 the BID.

15 Accordingly, the BID board are
16 placing a suggested budget amount from
17 our FEMA funds of \$10,000 for this
18 initiative.

19 MAYOR STUESSI: Okay. I'll go
20 first. So you know that I reached out
21 to you right away when I heard about
22 this, the young reporter in the front
23 row -- not Beth, the other one, Brendan,
24 reached out to me after you had made
25 some statements to the newspaper asking,

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2 you know, what the board thought of some
3 of them this.

4 I said, well, you know, we don't
5 know about any of this yet, nothing's
6 come forward.

7 RICH VANDENBURG: Right.

8 MAYOR STUESSI: And this one was
9 mentioned and I literally spit my coffee
10 out, trying to be polite and said I've
11 no comment on it, we're glad to and I
12 reached out to you --

13 RICH VANDENBURG: Yep. We
14 chatted.

15 MAYOR STUESSI: -- and expressed
16 my extreme concerns about it.

17 RICH VANDENBURG: Yep.

18 MAYOR STUESSI: I absolutely
19 believe in public safety and I think
20 there is definitely more that can be
21 done, but I wholeheartedly don't believe
22 it's in private security cameras. There
23 has been very significant research
24 that's been done over the past many
25 months and there are many

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2 municipalities.

3 I think the number is over 20
4 now including Denver, Colorado, and
5 Mountain View, California, who are
6 getting rid of these block systems.
7 There is a perception and it states they
8 don't share with the federal government.
9 But what is done is there is a local
10 sharing arrangement. You can go on the
11 Flock's website, don't even have to read
12 the in-depth reviews from the electronic
13 frontier website or the New York Times
14 or Politico. And it's shared with all
15 municipalities. And so your data -- the
16 data of Greenport would be shared with,
17 you know, thousands of municipalities
18 across the country and Joe from Podunk,
19 Illinois could easily release
20 information and they literally have a
21 list of request to review information
22 and it's coded in there --

23 RICH VANDENBURG: We're not
24 suggesting central station monitoring.

25 MAYOR STUESSI: But it's linked

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2 in. It's part of the program.

3 RICH VANDENBURG: No. It's an
4 individual program that we subscribe to
5 that is proprietary to the Village and
6 the police department.

7 MAYOR STUESSI: All right. I'm
8 open to hearing more about it, but
9 everything I've read, it's extremely
10 problematic to the extent I expressed
11 concern to our town police commissioners
12 that they should consider, you know,
13 reviewing the system that they've
14 installed elsewhere because it is highly
15 problematic for some of these business
16 owners and employees who were there.

17 And then the other thing's going
18 to be, it may be \$92 a month for, you
19 know, the software for the police
20 department.

21 RICH VANDENBURG: Yeah.

22 MAYOR STUESSI: But the bigger
23 issue is, you got to pay somebody to sit
24 in front of the monitor to watch this
25 stuff.

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2 RICH VANDENBURG: It actually
3 links into their patrol car laptops. So
4 they're able to sit there across town,
5 see an offense that's a violation, and
6 then go and make that either arrest or
7 enforcement.

8 MAYOR STUESSI: I'd welcome
9 having a conversation together with the
10 BID and the police department and the
11 town supervisor.

12 RICH VANDENBURGH: Great. Happy
13 to do that.

14 MAYOR STUESSI: The mayor's on
15 the committee.

16 RICH VANDENBURG: Happy to do
17 that. But you know what, if --

18 MAYOR STUESSI: I dont want -- I
19 don't want police officers staring at
20 screens in their car. We got bad enough
21 issues with these, like get them on the
22 streets. We need them walking and
23 talking to people.

24 RICH VANDENBURG: I will just
25 return to -- I understand your concerns,

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2 Kevin. I understand completely. I
3 understand it's a hot button issue.
4 This may never get past our membership.
5 And if our membership and the downtown
6 district says this is a terrible idea,
7 we don't like it, you won't even have to
8 address it. So it's a possibility that
9 could happen.

10 MAYOR STUESSI: I'm saying we
11 need to work together.

12 RICH VANDENBURG: 100 percent.
13 I agree. I would say that, you know, to
14 me, again, and I keep going back to
15 this, you know, we're offering these as
16 tangible alternatives or solutions to
17 growing concerns that we're hearing from
18 our membership. So if this is not the
19 right one, I would love to hear more.
20 But I know because I've had those
21 meetings with Chief Graton and Al
22 Krupski as well, that more police
23 officers are going to be -- we're going
24 to get two this summer, my
25 understanding.

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2 We have a police compliment at
3 57 spots, they're trying to find 3 to
4 fill the 52 that are currently
5 operating, 2 are in the academy on their
6 way, but we're essentially because they
7 have the same requirement, they've got
8 to spread out coverage across all of
9 Southold Town in their 4 to 5 sectors.

10 So I understand and I'm happy to
11 continue to advocate for more. My point
12 is, in the short term, that probably is
13 going to be just hollow works. This is
14 actually an effective, I believe,
15 alternative with safeguards that I think
16 we can employ, and our membership will
17 tell us, go jump off a bridge or if they
18 want us to proceed.

19 TRUSTEE PHILLIPS: I understand.
20 We all have the same concern, but I
21 think we all need to educate ourselves
22 on the topic. I don't know much about
23 it.

24 RICH VANDENBURG: Yep.

25 TRUSTEE PHILLIPS: And that's

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2 how I feel that this presentation is not
3 only going towards educating us as to
4 how the BID membership felt from the
5 survey because this is where this came
6 from.

7 RICH VANDENBURG: Right.

8 TRUSTEE PHILLIPS: But I also
9 feel that we need to educate ourselves
10 all the way, and sometimes hard truth
11 have to get put out just to talk about,
12 yeah, we may say nay, okay? But
13 sometimes we need to know what the
14 consequences are of some stuff.

15 RICH VANDENBURG: Understood.

16 TRUSTEE PHILLIPS: One point I
17 do want to point out to you is -- and it
18 keeps getting forgot, we are a
19 waterfront community and I would love to
20 see Southold Town with their harbor
21 masters become one that we have them a
22 little bit more visible in the
23 summertime.

24 I have watched from a big blue
25 boat down at the railroad dock and seen

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2 the end of 4th Street at the mobile
3 property with how you thought we were at
4 the ocean by the time the waves go over
5 to the -- over this -- the beach because
6 of the wave effects from boats speeding
7 around. I think that's one initiative
8 that I kind of I missed it. Okay. I
9 think it is something that we did --

10 MAYOR STUESSI: Yeah. We've
11 talked about that in electronic
12 meetings.

13 TRUSTEE PHILLIPS: We've talked
14 about it, yes. So I think that that
15 would be something your membership might
16 want to include, especially to those who
17 are dealing on the waterfront.

18 RICH VANDENBURG: Yeah. I
19 appreciate that. That's a good comment.
20 Yeah.

21 TRUSTEE ROBINS: The other thing
22 is that there have been concerns about
23 privacy and video surveillance, okay?
24 And I think that's a consideration that
25 you have to look into as well, okay?

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Because it can be abused, it can be hacked, you know, whatever. It depends how broad your field is, but, you know, you can pick up somebody that, you know, you don't want to pick up and you shouldn't have to be worrying about that. I think it could be a liability for the Village as well and open us up possibly to a lawsuit. So something to think about.

TRUSTEE DOUGHERTY-JOHNSON: Can

I ask a couple of quick questions? One, was there a street lighting part of that?

RICH VANDENBURG: The street

lighting part -- we actually, there was a grant that was actually from years prior that we want to revisit and reactivate because we had -- again, back when I was on the board before, we had gotten to a point of writing endorsement letters and supporting that grant, but I don't know that the circle ever closed on that. So you know, that would be

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2 something again, you know, that is a,
3 you know, that's a probably more
4 involved and certainly a potentially
5 more costly endeavor to some degree.
6 Either, you know, because we have
7 private building that we could mount
8 additional street lighting on.

9 But, you know, I've
10 often -- I've heard from a number of
11 people in the Village, you know, the
12 activity goes on under a street light
13 just like it does in the darkness
14 unfortunately.

15 So you know, it's just one of
16 those things and, you know, there's
17 really -- I mean, this has been written
18 about in the press too, it's an
19 incredibly difficult answer to find
20 because even if we have police on every
21 corner and they arrest somebody for a
22 violation, that person gets a desk
23 ticket and is out that afternoon and
24 goes right back to where they may have
25 been before.

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2 So that's not necessarily a
3 solution even with something like this,
4 but I completely understand and
5 acknowledge and try to make clear that
6 the BID board is aware that this is not
7 a simple debate.

8 There are real concerns and it's
9 really going to be a function of if
10 people think they want to do something.
11 Well, we're trying to offer a solution
12 to do that. If they think we should be
13 going in a different direction than
14 we're absolutely always willing to hear
15 what's effective -- what could be
16 effective. And I think continuing to
17 advocate for a full police compliment is
18 absolutely part of that process as well.

19 TRUSTEE DOUGHERTY-JOHNSON: And
20 were those quotes from Flock or was that
21 a different company? The numbers that
22 you got, the 20,000 --

23 RICH VANDENBURG: No. This is
24 actually from -- there's actually 3 or 4
25 different, you know, private providers

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2 for this. They can work with central
3 station monitoring where you can pay
4 \$1,600 a month to have 24/7 monitoring
5 by a central station. But, you know,
6 then to Kevin's point, you know, that
7 material is housed by that central
8 station monitoring as opposed to -- this
9 is an app that allows us to tap directly
10 into the cameras. Yes. It could be
11 hacked like anything else in this world,
12 but it kind of cuts out the idea of it
13 being available for, you know, a wider
14 audience to view.

15 TRUSTEE DOUGHERTY-JOHNSON: And
16 then the \$92 is just like access to the
17 software per month?

18 RICH VANDENBURG: Correct.
19 Yeah. It's a wireless system, you know,
20 yeah.

21 TRUSTEE DOUGHERTY-JOHNSON: Got
22 you. Okay. Thank you.

23 MAYOR STUESSI: On what -- I'm
24 sorry, go ahead Patrick. I didn't mean
25 to.

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2 DEPUTY MAYOR BRENNAN: Yeah. I
3 just had a question about the previous
4 slide. What do the two shaded areas
5 indicate, the red and blue?

6 RICH VANDENBURG: That's
7 basically -- those are -- each -- and
8 this is like, you know, the ideas for
9 illustration. These units have three
10 cameras. So you have three fields of
11 vision, and I think they probably just
12 made them different colors so you can
13 see the difference between the fields of
14 vision.

15 MAYOR STUESSI: And -- I'm
16 sorry.

17 DEPUTY MAYOR BRENNAN: No
18 problem.

19 MAYOR STUESSI: And on the
20 lighting -- just so you're aware, we've
21 about this extensively in Village
22 meetings. Every street lamp in the
23 Village has been replaced --

24 RICH VANDENBURG: Yep.

25 MAYOR STUESSI:

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2 -- through -- significantly funded
3 through a grants program with brand new
4 LED. They're all adjustable. And so we
5 have more lighting on the Adams Street
6 lots --

7 RICH VANDENBURG: Great.

8 MAYOR STUESSI: -- right now.
9 There's only a couple of lights that are
10 historic lamp ones behind the laundromat
11 that are still being replaced.

12 But one thing I've often thought
13 that I think would be great for you to
14 talk to a few of the businesses about is
15 the alleyways that run from Adam Street
16 parking out to Front Street in
17 particular towards the North Fork Arts
18 Center where most of their people end up
19 parking on Adam Street and there's
20 multiple pathways. There's the one
21 between Noah's and the Bodega.

22 RICH VANDENBURG: Yep.

23 MAYOR STUESSI: And Noah's did
24 some work on the concrete over there,
25 but the Bodega does not take good care

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2 of it. And then there's of course
3 between the old VEME space. I'm
4 forgetting the name of that, Lily, if
5 you remember?

6 TRUSTEE DOUGHERTY-JOHNSON:

7 (Inaudible.)

8 MAYOR STUESSI: The old VEME
9 space across the big --

10 (Crosstalk.)

11 MAYOR STUESSI: Whatever the new
12 store is over there. Right across the
13 theater (crosstalk.) Bennett owns that
14 historic old building. There's a
15 pathway there that could be made better.
16 Some twinkly lights above it. And then
17 of course the one over by Blue Duck
18 Bakery.

19 I think there's some real like
20 low-hanging fruit that if we could get
21 people to hang some simple twinkly
22 lights above those alleyways and
23 brighten those up and make people feel
24 safe for walking.

25 TRUSTEE PHILLIPS: Well, that is

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2 exactly what the whole grant process was
3 back in 2009 was to do exactly what
4 you're talking about. And the only
5 reason I know is I helped write it. So
6 perhaps we could -- it was done through
7 the downtown revitalization program.

8 RICH VANDENBURGH: Yes. Yep, I
9 remember that.

10 TRUSTEE PHILLIPS: We could
11 probably maybe resurrect it again.

12 MAYOR STUESSI: Oh, I was
13 suggesting we go to Target and buy some
14 Christmas lights and hang them across.

15 TRUSTEE DOUGHERTY-JOHNSON:
16 Well, but to that point, I know it did
17 put some more lightning there and there
18 are cameras, but I'm not sure how
19 effective they've been. So -- I mean,
20 and not to say I think he's like, you
21 know, that he's trying -- and I know
22 everyone's trying, but -- and it is a
23 tricky issue.

24 TRUSTEE ROBINS: I believe the
25 Blue Duck, isn't that private property

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2 though? The walkway across the Front
3 Street, isn't that private property?

4 MAYOR STUESSI: There's an
5 easement on it.

6 TRUSTEE ROBINS: It is
7 considered an easement?

8 MAYOR STUESSI: Yeah. Yep. But
9 she's actually got very nice brick.

10 TRUSTEE ROBINS: Oh, no. I
11 mean, yeah --

12 MAYOR STUESSI: I'm just
13 suggesting twinkling lights above. It
14 might be nice at night. It's not bright
15 at night.

16 RICH VANDENBURG: Shall I move
17 on?

18 TRUSTEE ROBINS: Yes.

19 RICH VANDENBURG: Okay. Thank
20 you. Street cleaning and cleanliness.
21 On to a less volatile topic. There are
22 studies after studies that confirm
23 street cleanliness is directly
24 associated with a sense of confidence
25 and improved business activity in

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2 commercial districts.

3 Keeping streets clean and litter
4 under control boosts foot traffic,
5 lessens vacancy rates, results in more
6 time strolling and shopping. The BID's
7 looking to partner with the Village in
8 upgrading our trash receptacles and
9 supplementing efforts to patrol and
10 ensure our district streets and
11 sidewalks are as inviting as possible.

12 After the many years since I
13 last worked with Mayor Hubbard on the
14 topic of improving the appearance and
15 uniformity of our trash receptacles,
16 we've returned to kind of seeing a
17 hodgepodge of garbage cans that are
18 dingy, dirty, often overlooked and not
19 serviced regularly during peak season
20 and busy weekends.

21 The hope would be to secure a
22 reasonably priced replacement unit that
23 would allow for ease of use, ease of
24 servicing and designed to help prevent
25 or impede illegal dumping of household

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2 trash bags. My discussion with the
3 mayor has been to find an acceptable
4 replacement design that won't
5 broke -- break the bank, but look good
6 and accomplish these considerations.

7 I was advised that there was a
8 map of where our can placements
9 currently are, but I haven't seen it
10 yet. That would be helpful, but in the
11 short term, we're assuming a replacement
12 of approximately 14 cans with a hopeful
13 target price of no more than \$1,000
14 each.

15 With a 50-50 share with the
16 Village, our FEMA funds budget would be
17 about 7,000 for cleaner, effective and
18 uniform replacement receptacles in the
19 district. The only comment I'm going to
20 make about this because I know the one
21 on the far right is the one that East
22 Hampton uses?

23 MAYOR STUESSI: That's the one
24 we had priced out 2 years ago.

25 RICH VANDENBURG: Okay.

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2 MAYOR STUESSI: Because it -- as
3 I think you recall, the Village board
4 had an agreement with the prior BID
5 board that we were going fund 50-50. Ad
6 correct me if I'm wrong, Adam, I think
7 it was \$10,000 --

8 TREASURER BRAUTIGAM: Yes.

9 MAYOR STUESSI: -- in your
10 budget.

11 TREASURER BRAUTIGAM: Okay.

12 MAYOR STUESSI: The BID had
13 allocated \$10,000.

14 TREASURER BRAUTIGAM: Okay.

15 MAYOR STUESSI: And we were
16 planning to buy close to \$20,000 worth
17 of cans and it was going to purchase
18 close to 20 of them. Obviously expenses
19 have gone up, but I don't -- that's not
20 a discount.

21 RICH VANDENBURGH: That's a
22 retail price.

23 MAYOR STUESSI: Yeah. But --

24 RICH VANDENBURGH: Well, the
25 only thing about that can --

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2 MAYOR STUESSI: -- the BID, it
3 spent the money on something else and it
4 never got done.

5 RICH VANDENBURGH: The only
6 reason that I say that with that can is
7 I, you know, I have a business, we have
8 trash cans. Cans with side doors like
9 that, they invariably break. And then
10 the doors are swinging, you know, open
11 and they don't stay closed. A can with
12 a lid that you can pull off and then
13 pull the bag out, I think is a wiser
14 alternative.

15 If there was another similar
16 model, you know, Kevin to the one you're
17 talking about that didn't have a side
18 door, I just think that would be a
19 smarter investment. That's just my
20 personal opinion. In any case --

21 MAYOR STUESSI: Yeah. My only
22 anecdotal comment -- I know we talked
23 about this too, and I see you were very
24 cautious about the height so you can't
25 shove in a household bag --

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2 RICH VANDENBURGH: Right.

3 MAYOR STUESSI: -- is the flat
4 surfaces on the top of the two on
5 the -- or certainly the one in the
6 middle.

7 RICH VANDENBURGH: Yeah.

8 MAYOR STUESSI: It's hard to
9 tell on the one on the left.

10 RICH VANDENBURGH: Yeah.

11 MAYOR STUESSI: If it becomes a
12 place that people can set their Ralph's
13 ice cream cups and everything starts
14 dripping all over, it becomes an issue.

15 RICH VANDENBURGH: Yeah.

16 MAYOR STUESSI: But it may make
17 sense to get the actual specs and look
18 at them, maybe even purchase a sample
19 one.

20 RICH VANDENBURGH: Yeah. It's
21 certainly good.

22 MAYOR STUESSI: Yeah. This is
23 something the board can talk about
24 relative to funding. I mean, we need to
25 replace cans throughout the Village. I

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2 think the sum total is closer to about
3 50 --

4 RICH VANDENBURGH: Okay.

5 MAYOR STUESSI: -- cans in
6 total.

7 RICH VANDENBURGH: Great.

8 MAYOR STUESSI: Because the ones
9 that were bought sometime ago haven't
10 aged very well.

11 RICH VANDENBURGH: Yep.

12 MAYOR STUESSI: And as you
13 mentioned, there's multiple different
14 types of accumulated --

15 RICH VANDENBURGH: Yep. But
16 actually --

17 MAYOR STUESSI: -- over the
18 years.

19 RICH VANDENBURGH: -- Kara had
20 mentioned that, you know, the ones with
21 wood slats on the side as an alternative
22 as well. Something that, you know,
23 maybe isn't quite as industrial looking,
24 but, you know, the idea would be
25 something that's going to be durable,

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2 easy to clean, you know, that's the
3 whole -- and affordable.

4 So I'm going to move on. But
5 more than just improved trash cans, the
6 BID board is also proposing to employ a
7 district specific person to work on
8 behalf of the BID. This individual will
9 patrol our district streets during the
10 peak season days and busy shoulder
11 season weekends to ensure that our
12 streets and sidewalks remain clean, neat
13 and orderly.

14 Use of a simple street car can
15 facilitate the removal and replacement
16 of overflowing trash cans to a location
17 where Village staff can collect in bulk
18 and transport to the town facility.

19 The presence of that dedicated
20 individual wearing a big branded safety
21 gear creates a tangible image and
22 presence for shoppers, visitors and
23 tourists that Greenport cares about
24 their experience. It also underscores
25 the correlation of clean streets

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2 creating greater confidence in spending
3 more time shopping, eating and returning
4 to our business district.

5 With targeted times during high
6 season and busy shoulder season
7 weekends, we're confident in staffing
8 this position as a contractor position.
9 We believe we can secure the needed
10 sponsorships to support that role,
11 oversee their -- and oversee their work.
12 Accordingly, we've set a FEMA budget
13 cost of \$10,600 for this initiative.

14 MAYOR STUESSI: That'd be
15 amazing.

16 TRUSTEE DOUGHERTY-JOHNSON:
17 Wait, sorry. What was the number you
18 said?

19 MAYOR STUESSI: How many days a
20 week and how many hours a day?

21 RICH VANDENBURG: It would be,
22 high season, roughly -- right now, I
23 don't have that sheet in front me, but I
24 worked through it. It would be 5 days a
25 week during the high season, during the

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2 peak periods of the month. Then it
3 would kick to 3 days over the course of
4 the weekend on the shoulder season with
5 really no activity during the winter
6 time. But we have someone in mind that
7 I believe would be absolutely willing,
8 he'd be very diligent, you know, and I
9 think it's a real possibility.

10 TRUSTEE DOUGHERTY-JOHNSON:

11 Sorry. Did you say 10,000 or 12 --

12 RICH VANDENBURG: 600 -- 10,600.

13 TRUSTEE DOUGHERTY-JOHNSON:

14 10,600, just for this part?

15 RICH VANDENBURG: Yeah.

16 TRUSTEE DOUGHERTY-JOHNSON: Like
17 not talking about the trash can, just
18 for this?

19 TRUSTEE ROBINS: The big
20 consultant Marco LiMandri, he would be
21 proud of you. Great idea.

22 RICH VANDENBURGH: Thank you,
23 Julia.

24 DEPUTY MAYOR BRENNAN: Who
25 does -- excuse me. Who does the

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2 emptying the trash cans now?

3 MAYOR STUESSI: The road crew
4 does. We added two years ago, 4
5 additional shifts on that.

6 DEPUTY MAYOR BRENNAN: Did you
7 say added?

8 TRUSTEE PHILLIPS: That's why we
9 also bought the dump truck.

10 MAYOR STUESSI: Yeah.

11 TRUSTEE PHILLIPS: That's why we
12 bought the dump truck as well.

13 RICH VANDENBURGH: I'd also say
14 that, you know, maintaining a real, you
15 know, kind of paying attention to the
16 trash that winds up in the gutter and
17 ultimately leads to our storm drains
18 that leads to our base, you know, it
19 also has an environmental advantage to
20 making sure that we are attentive to not
21 letting that happen.

22 TRUSTEE DOUGHERTY-JOHNSON: Can
23 I say two things, just to go back to
24 that one, and this is a board thing, but
25 recycling?

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2 RICH VANDENBURGH: Right.

3 TRUSTEE DOUGHERTY-JOHNSON: I
4 know the BID a long time ago had talked
5 about like one of those big belly, and I
6 know it's -- or maybe possibly having
7 multiple cans eventually down the road.
8 I know it's a budget thing and a
9 logistical thing, but it's something
10 that I think we should really work
11 towards.

12 RICH VANDENBURGH: We -- I would
13 just comment that, you know, we try and
14 continue to try to employ. We don't
15 really do a very good job
16 of -- admittedly at the brewery, you
17 know, and, you know, people throw
18 garbage wherever there's a receptacle.

19 TRUSTEE DOUGHERTY-JOHNSON:
20 Right. But the more can have --

21 RICH VANDENBURGH: Reinforce it?

22 TRUSTEE DOUGHERTY-JOHNSON:
23 -- separate ones -- I mean, I was just
24 at the school actually and now they have
25 ones and they're even labelled as like

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2 landfill.

3 RICH VANDENBURGH: Right.

4 TRUSTEE DOUGHERTY-JOHNSON: And
5 so they just work towards. And then the
6 other thing I was going to say, I know
7 that the BID used to have those like
8 Sunday volunteer cleanup type things,
9 and I think even like Hina [sic] maybe
10 and her kids used to go out. And I
11 think, I mean, in addition to this, and
12 I'd be happy to help try to get that
13 word out if we wanted to also just have
14 more volunteer cleanups.

15 RICH VANDENBURG: Tremendous.
16 Thank you. Appreciate that. I mean,
17 that's tremendous. Thank you.

18 DEPUTY MAYOR BRENNAN: Just 2
19 comments on that.

20 RICH VANDENBURG: Yeah.

21 DEPUTY MAYOR BRENNAN: I do
22 agree that the -- in addition to the
23 extra cleaning, the visibility aspect of
24 that has a lot of benefits to your
25 points about confidence and kind of

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2 customer awareness that it's a serious
3 issue. I agree with that.

4 The -- I noticed you mentioned
5 that you might be able to manage that
6 project with sponsorships.

7 RICH VANDENBURG: Yeah.

8 DEPUTY MAYOR BRENNAN: But why
9 sponsorships as opposed to changing your
10 BID budget.

11 RICH VANDENBURG: Well, it's,
12 you know, the budget alone with the
13 hours that we've kind of roughed out,
14 you know, flighted out is around 10 to
15 \$11,000. The idea of sponsorships would
16 be, you know, we'd love Freddie at, you
17 know, Norfolk Welding to build us that
18 cart.

19 We'd love to get to a little bit
20 of money maybe from Mattituck Sanitation
21 or Norfolk Sanitation to put
22 a -- something on the back next to the
23 BID logo of the jumpsuit that he's
24 walking around. You know, sponsorships
25 just help us offset the direct cost to

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2 BID resources. So something that we're
3 trying to focus on more within the BID
4 and the BID board is really pursuing
5 more of those sponsorship opportunities
6 that are out there. They have to make
7 sense for the sponsor.

8 TRUSTEE PHILLIPS: But the
9 sponsorship also can bring the business
10 community together at taking a little of
11 ownership in it.

12 RICH VANDENBURG: I agree.

13 TRUSTEE PHILLIPS: Which would
14 encourage continuing discussion.

15 RICH VANDENBURG: Great point.

16 TRUSTEE PHILLIPS: We can
17 probably continue some programs for i.e.
18 educating children or actually educating
19 our tourists to come in that we are a
20 community that would like you to put
21 your garbage in the garbage can. You
22 know, I think there's a lot of
23 possibilities on that section of the
24 sponsorship.

25 RICH VANDENBURG: Great point.

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2 TRUSTEE ROBINS: I just wanted
3 to point out though that your
4 budget -- that your allocation from the
5 taxes is what, just a little over 50,000
6 a year, correct?

7 RICH VANDENBURG: Correct.

8 TRUSTEE ROBINS: That's a
9 lot -- that's not a lot to work with,
10 you know.

11 RICH VANDENBURG: No. And I
12 mean --

13 TRUSTEE ROBINS: And so you have
14 to --

15 RICH VANDENBURG: We get to the
16 bottom of this, I have a number, you
17 know, that, I mean, I'll share with you.
18 And again, I'm going to send this to
19 Candace and you'll all have it. But you
20 know, we're trying -- I understand some
21 of these money doesn't necessarily move
22 the needle in a gigantic way, but we're
23 trying to onramp with tangible solutions
24 that would allow us to build competence
25 and visibility that would allow us to

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2 garner more sponsorships and pursue
3 grants that are available.

4 There are grants for a lot of
5 this stuff. We've got two great people
6 now that have agreed to volunteer to
7 work with the BID that are grant
8 writers -- experienced grant writers.
9 So again, that -- maybe that's the faith
10 part.

11 MAYOR STUESSI: But again, he's
12 got FEMA grant of 100,000, which is what
13 a number of these things are from, on
14 top of it.

15 RICH VANDENBURG: Correct.
16 Yeah. We're not taking this money out
17 of --

18 MAYOR STUESSI: Yeah. This is
19 not an offer --

20 RICH VANDENBURG: -- the tax
21 allocation amount. This is --

22 TRUSTEE ROBINS: Right. So
23 you're leaving that as a --

24 RICH VANDENBURG: Correct.

25 TRUSTEE ROBINS: -- to be used

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2 in the future, basically.

3 DEPUTY MAYOR BRENNAN: I guess
4 where I was going with that though is
5 it's within your control --

6 MAYOR STUESSI: Yes.

7 DEPUTY MAYOR BRENNAN: -- to
8 expand your budget.

9 RICH VANDENBURG: Oh, yes.
10 Well, that's the other thing too, of
11 course. You know, there has to be a
12 will that people will accept us asking
13 to expand our budget. So part of this
14 is, you know, it's the chicken and the
15 egg or the build it and they will come.
16 The hope is that, you know, with some of
17 these efforts that are tangible and
18 result in actual accomplishment, that
19 there will be a greater willingness for
20 us to do exactly that.

21 TRUSTEE ROBINS: I have a
22 question because the BID is a public
23 entity, are you allowed to invest that
24 money?

25 RICH VANDENBURG: I don't think

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2 so.

3 TRUSTEE ROBINS: No. So it just
4 has to sit in a savings account
5 basically?

6 RICH VANDENBURG: Yeah, I
7 mean -- yeah. Yeah. There's, you know,
8 there's definitely fiduciary guidelines
9 that --

10 TRUSTEE ROBINS: Right. That's
11 what I would imagine as well.

12 DEPUTY MAYOR BRENNAN: Are you
13 offering an investment?

14 TRUSTEE ROBINS: Me? I don't
15 think so.

16 RICH VANDENBURG: You'd have to
17 check with legal counsel on that.

18 MAYOR STUESSI: You might have
19 better luck at a casino.

20 RICH VANDENBURG: All right.
21 I'm almost done. And I appreciate your
22 time. The last one that I'm going to
23 talk about, a little excited.

24 Mr. Mayor, I appreciate the update that
25 you provided, but it's the ice skating

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2 rink, return of our beloved ice skating
3 rink.

4 A beloved asset. A beloved
5 village asset, has a story past, was a
6 unique, but important attraction for
7 many years in our district. Again,
8 research will tell you the obvious. An
9 ice skating rink in the wintertime acts
10 like a temporary anchor tenant which
11 attracts visitors and boost retail and
12 restaurant sales.

13 It's an experiential asset which
14 also boosts incidental spending and
15 draws visitors and patrons and
16 enthusiasts to the heart of our village
17 as a destination. It impacts and can
18 expand the hours of operation of our
19 merchants to sell more wares, to serve
20 more food, earn more revenue in slower
21 winter months.

22 It offers the opportunity not
23 only for free skate time, but also
24 organized team sports, group activities,
25 healthy activities, everything that

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2 focus on keeping people in our district
3 more regularly and for longer periods.
4 Not to mention it also can be a source
5 of revenue generation to help offset
6 those maintenance costs.

7 Overall, it creates vibrancy,
8 expands the retail opportunity and can
9 mitigate business vacancy beyond the
10 traditional seasonality of high summer
11 periods. While the Village has been
12 granted that preliminary, wonderful
13 grant, \$1.2 million, that was 19 months
14 ago by my account, under the DASNY
15 program, the fact is frankly, the
16 Village has staled in the execution of
17 this process that could be accomplished
18 in as little as 6 months. I will say
19 that comes with qualification.

20 I'm excited to share that the
21 process could be much easier and much
22 more affordable than perhaps people
23 realize.

24 Three weeks ago, I was connected
25 with a well-respected, highly-skilled

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2 rink builder by the name of Precision
3 Ice Rinks. It's a family-owned business
4 that originated in Buffalo, New York and
5 has thrived for the past 15 years.

6 They have constructed ice rinks
7 around the country from Idaho to
8 Virginia at premier locations, including
9 state parks, private resorts, large
10 amusement venues. Moreover, references
11 have explained the highly professional
12 manner in which they operate. The rapid
13 and consistent attention to detail,
14 follow up and issue remediation
15 services, all standards in their
16 operation.

17 It's my opinion and the BID
18 board's opinion that we do not need to
19 spend more unnecessary time or expense
20 on hiring engineer firms or designers to
21 reinvent this wheel as Precision Ice
22 Rinks has done this and performed this
23 type of installation time and time
24 again.

25 Our old rink was approximately

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2 40 by 70 feet, and in my general
3 discussions with ownership of PIR,
4 Precision Ice Rinks, if the Village of
5 Greenport could get organized in time to
6 consider a contract by April, we could
7 have it installed and functioning in
8 November and in time for our next winter
9 season.

10 Additionally, we can enlist
11 their services, who will thoroughly
12 install and then break down the rink at
13 the end of the season and over a course
14 of a year or 2, train our Village staff
15 how to do so, ensuring that we take good
16 and proper care of the equipment and all
17 of the operational components.

18 The best part of all of this is
19 it could be accomplished for less than
20 \$700,000. Well below the DASNY grant.
21 But we need to act and we need to act
22 now. We need to immediately embrace the
23 will to make this happen. We can find a
24 way if we communicate clearly,
25 communicate promptly, commit fully to

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2 achieving a return of this hugely
3 important village asset.

4 To that end and as an option, I
5 have invited the PR team to Greenport on
6 March 19th at the BID's expense to
7 introduce them to this board and explore
8 what further steps could be or would be
9 needed or could be possible to ensure
10 that this will has a way to move forward
11 concretely as an option.

12 It's within our reach not to
13 lose another winter season with no
14 skating rink. But as I say, the Village
15 needs to act now and get this process
16 moving. The BID will support and assist
17 in making it so as there's really no
18 other viable solution in our opinion to
19 help save another dismal winter season
20 without this critical village rink. So
21 that --

22 MAYOR STUESSI: So -- what's
23 that?

24 RICH VANDENBURG: That's my
25 presentation. I think together --

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2 MAYOR STUESSI: That's it. No
3 more slides?

4 RICH VANDENBURG: -- we can do
5 stronger, more prosperous and safer and
6 enjoyable for everybody. So thank you
7 very much.

8 MAYOR STUESSI: Well, thank you.
9 That was really wonderful.

10 TRUSTEE ROBINS: Thank you.

11 MAYOR STUESSI: I appreciate all
12 the time you put into it. As it relates
13 to the rink, the grant is for a
14 permanent rink?

15 RICH VANDENBURG: I
16 should --

17 MAYOR STUESSI: I'm happy to ask
18 the question yet again. It -- they were
19 very clear it was for a capital expense
20 that will be built in in order to do
21 that. One thing to consider and could
22 have done it this winter, but could
23 certainly do it for next winter because
24 the likely timing wouldn't be until late
25 winter to possibly have something open

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2 is rent something.

3 There's a number of companies,
4 Precision Light as well that you're able
5 to rent for a season and utilize some of
6 the 100,000 funding to --

7 RICH VANDENBURG: Yeah.

8 MAYOR STUESSI: -- bring it to
9 life.

10 RICH VANDENBURG: Well, you
11 could. I think the rental and my
12 discussions with them is rental is, you
13 know, it's cheaper to buy, you know, buy
14 the unit -- rent, you know, short term
15 just -- it's going to cost less --

16 MAYOR STUESSI: You buy --

17 RICH VANDENBURG: And I will
18 say, you know, they built permanent
19 installations as well. What I find
20 really attractive about these folks and
21 as I say, you know, they're coming up on
22 their on, they're happy to come to the
23 Village.

24 We're going to impose upon a
25 couple of our members to give us a free

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2 hotel room or 2 so that they can stay
3 here overnight, but I would love to
4 invite them as well to the work session
5 on the 19th just to say hello and
6 perhaps any questions that you might
7 have because, you know, he said that
8 right now is the opportune time because
9 if we could get into -- and they've sent
10 me a proposed contract just as an
11 example. And they said, look, you
12 can -- you can -- we can sign this
13 contract as a lease agreement with 2,
14 you know, split up the cost over 2 years
15 with a dollar buy out.

16 All you need is all that they do
17 with other entities and I've called
18 around and spoken to other
19 municipalities, you just need a 53-foot
20 trailer. They spec out all of the
21 equipment.

22 They actually deliver everything
23 from A to Z, including if you want,
24 skates, mats, the warming hut, boards,
25 the whole thing. All the piping,

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2 everything. And they will set it up and
3 break it down. That will be a cost of
4 about \$40,000 a year to do that.

5 But it's not rocket science as
6 they explained it to me and ultimately
7 training our Village staff, you know,
8 then we could ultimately accomplish a
9 temporary installation that isn't
10 necessarily going to require a lot of
11 engineering work because I have to
12 assume that even if we start next month
13 with this process, we're not going to
14 have anything in place to do anything by
15 next winter.

16 So I am proposing that we do
17 something to make it happen for next
18 winter. And I think it's a very viable
19 because a lot of these particulars,
20 they're many more references that he
21 provided. A lot of them operate in this
22 fashion where they're temporary
23 installations, some are permanent
24 installations.

25 MAYOR STUESSI: Can you get a

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2 quote from him on what it would cost to
3 deploy for one season?

4 RICH VANDENBURG: Sure, I can
5 follow up, yeah, ask them.

6 MAYOR STUESSI: That'd be great
7 to have before they come.

8 RICH VANDENBURG: Sure. Yeah.

9 MAYOR STUESSI: And then I'll
10 get the question answered definitively
11 again as well.

12 RICH VANDENBURG: Yeah. Yeah.

13 MAYOR STUESSI: But again, like
14 I was told by the State, it's absolutely
15 a capital brand for something, but I'm
16 glad that --

17 RICH VANDENBURG: Yeah. Great.

18 MAYOR STUESSI: I mean, just by
19 example, how old was the rink when it
20 was purchased by the Village that was
21 here? How many active years did we get?
22 I moved here seven years ago and my
23 girls never skated on it.

24 TRUSTEE PHILLIPS: How many --

25 MAYOR STUESSI: How many years

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2 was it like active --

3 TRUSTEE PHILLIPS: Actually in
4 Mitchell Park?

5 MAYOR STUESSI: Yeah, actively 9
6 years, 10 --

7 TRUSTEE ROBINS: Since Mitchell
8 Park.

9 TRUSTEE PHILLIPS: Since
10 Mitchell Park. The first winter after
11 Mitchell park was dedicated.

12 TRUSTEE ROBINS: Yeah.

13 MAYOR STUESSI: So you got
14 probably about -- the Village got maybe
15 20 years out of that --

16 TRUSTEE PHILLIPS: 20 years
17 about it, yeah.

18 TRUSTEE ROBINS: Probably 20
19 years.

20 TRUSTEE PHILLIPS: Yeah.

21 MAYOR STUESSI: Which is
22 entered -- I mean, that's longer than I
23 would've thought most --

24 RICH VANDENBURG: And it was
25 actually -- I think they replaced the

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2 compressor at one point and it was --

3 TRUSTEE PHILLIPS: Yes, we did.

4 RICH VANDENBURG: -- they did it
5 incorrectly.

6 TRUSTEE PHILLIPS: We
7 did -- there was replacement of the
8 compressor. There was also replacement
9 of the refrigeration component because
10 if I remember correctly, it was a
11 secondhand unit. It wasn't a brand new
12 unit, but -- so.

13 TRUSTEE DOUGHERTY-JOHNSON: Just
14 to clarify, this would be a similar type
15 as the one we had before?

16 RICH VANDENBURG: 100 percent.
17 Yep.

18 TRUSTEE DOUGHERTY-JOHNSON: It
19 would be like the pipes that come up and
20 down.

21 RICH VANDENBURG: You would run
22 along the side and again, you know, I'm
23 excited to meet these folks and I will
24 ask them to bring more potential images
25 or, you know, elevations to show. But

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2 yeah, it would be, you know, completely
3 removable. You store in in one 53-foot
4 trailer, park it over at the scavenger
5 yard for the summer, pull it back out in
6 the winter.

7 MAYOR STUESSI: Great.

8 DEPUTY MAYOR BRENNAN: Did you
9 say you wanted to invite them to this
10 meeting?

11 TRUSTEE ROBINS: Not to this --

12 DEPUTY MAYOR BRENNAN: One of
13 these meetings?

14 RICH VANDENBURG: Yeah.

15 MAYOR STUESSI: I hope you show
16 them a good time.

17 RICH VANDENBURG: Well, I told
18 them afterwards we're going to the
19 brewery because we probably have to go
20 to the brewery after this meeting.

21 DEPUTY MAYOR BRENNAN: I have
22 some -- just a couple comments on the
23 overall thing. Thank you. It was
24 obviously very thoughtfully prepared.
25 It's very thorough, I think it's

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2 ambitious.

3 REICH VANDENBURG: All with my
4 board, all with my board helping.

5 DEPUTY MAYOR BRENNAN: Your
6 board, necessarily ambitious. The one
7 initiative that I'm most reluctant about
8 is the security cameras.

9 RICH VANDENBURG: I understand.

10 DEPUTY MAYOR BRENNAN: I
11 approach that with great hesitancy.
12 Like one of my colleague said, that
13 would require that we certainly get more
14 educated on that --

15 RICH VANDENBURG: I understand.

16 DEPUTY MAYOR BRENNAN: -- which
17 we can do.

18 RICH VANDENBURG: I understand.

19 DEPUTY MAYOR BRENNAN: I think
20 the debate over privacy and security is
21 going to be ongoing. We're in that age
22 unfortunately.

23 RICH VANDENBURG: Yep. Well,
24 the nice thing about this unit, just
25 again, I'll just to -- not to repeat

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2 myself, but you can pack it up and put
3 it away. I mean, that's an advantage
4 where if you have a surge of activity
5 that is -- outweighs those concerns, you
6 have that flexibility with this unit.
7 It's not a permanent installation, but I
8 completely understand what you're
9 saying.

10 DEPUTY MAYOR BRENNAN: Okay. I
11 just want to give you that feedback.

12 RICH VANDENBURG: I appreciate
13 that. I understand. I understand it's
14 a --

15 DEPUTY MAYOR BRENNAN: And then
16 just one question. Has Brown Harris
17 Stevens offered this kind of consulting
18 services to other municipalities?

19 RICH VANDENBURG: Yes. They
20 worked closely with Oyster Bay.

21 DEPUTY MAYOR BRENNAN: Okay. In
22 a similar kind of arrangement where
23 their fee is based on commission?

24 RICH VANDENBURG: Yep. Yep. I
25 mean, they, you know, they look for

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2 support and amplification, you know, but
3 that's why, you know, one of the things
4 that I'm -- I'm -- I would like to do is
5 have actually the owner of the company
6 wants to come and make his presentation
7 and provide more detail and expertise
8 and -- but yes, they've done this before
9 for other -- other villages --

10 DEPUTY MAYOR BRENNAN: Right.

11 RICH VANDENBURG: -- in Middle
12 Island, and I forget, not Plainview, but
13 they've done it in several different
14 locations.

15 DEPUTY MAYOR BRENNAN: The Same
16 office, the Melville office?

17 RICH VANDENBURG: Yeah, same
18 crew. Yep, same crew.

19 MAYOR STUESSI: Did they have
20 any suggestions on how they might get
21 property owners to either re-rent or
22 sell or lower their prices --

23 RICH VANDENBURG: Yeah.

24 MAYOR STUESSI: -- to
25 something --

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2 RICH VANDENBURG: Yeah.

3 MAYOR STUESSI: -- that makes
4 sense?

5 RICH VANDENBURG: They probably
6 could talk you out of your cast.

7 MAYOR STUESSI: Gladly. Where
8 do I meet them?

9 RICH VANDENBURG: Okay. All
10 set. Thank you very much for the time.

11 MAYOR STUESSI: Thank you.

12 RICH VANDENBURG: I appreciate
13 the patience.

14 TRUSTEE PHILLIPS: Thank you
15 very much.

16 DEPUTY MAYOR BRENNAN: Thank
17 you.

18 MAYOR STUESSI: Do we need a
19 five-minute break --

20 TRUSTEE PHILLIPS: Yes.

21 MAYOR STUESSI: -- before we
22 invite the next board member up?

23 (Whereupon, a recess was taken
24 at this time.)

25 MAYOR STUESSI: All right. We

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2 are back on. And I apologize, Dinni,
3 apparently we went slightly out of
4 order. I hope you weren't clearly going
5 to suffer some abuse and lectures by you
6 for allowing the BID to go first,
7 but --

8 DINNI GORDON: No. No.
9 It -- it's fine. I -- I'm -- it's not
10 unexpected. I mean, it has happened
11 before.

12 MAYOR STUESSI: Yeah. I'm going
13 to slightly preempt you just to
14 answer -- you and I talked about a few
15 things on status, but I'll do it for the
16 benefit of the public and then --

17 DINNI GORDON: This is an
18 example of how it's sometimes effective
19 to be a pest.

20 DEPUTY MAYOR BRENNAN: All
21 right. Last is best.

22 DINNI GORDON: Go ahead.

23 MAYOR STUESSI: What day of the
24 week is it? So a couple of items. As
25 many are aware, the Village put together

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2 applications for technical assistant
3 grants with the State of New York
4 through Empire State Development in
5 their Long Island office.

6 There was a length -- not
7 lengthy, but I want to say 8 properties
8 that were evaluated and put together by
9 our summer intern together with the
10 housing committee to potentially review
11 for technical assistance from the State
12 to evaluate what could potentially be
13 built there.

14 The board had some discussions
15 on this and unanimously approved
16 submitting the applications. The
17 applications that were submitted and are
18 currently on hold, are for the
19 opportunity shop hospital property.
20 Therefore -- I'm forgetting the name of
21 the building, but that the Preston's
22 family owns. It's the old Pontiac
23 dealership. The brick building.

24 DINNI GORDON: The Heather's.

25 MAYOR STUESSI: Heather's.

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2 DINNI GORDON: Heather's.

3 MAYOR STUESSI: Heather's salon.

4 DINNI GORDON: Yes, salon.

5 MAYOR STUESSI: And the empty
6 parcel next to it. It also included the
7 6th Street Road barn storage facility.
8 And then we included the sewer parcel,
9 which is the 9 acre parcel on the North
10 Road.

11 Originally the guidance from the
12 State was, we will package all of them
13 together, you guys put all the
14 applications together, our grant team
15 wrote all the applications, had some
16 input from Dinni and her team, it was
17 pretty extensive.

18 And then we were notified
19 shortly before the holidays, I want to
20 say it was early December, oh, oh, we've
21 got a problem. The way this funding was
22 written, the application needs to come
23 from the board of the town or village
24 where the property exist, not just the
25 owners of the property.

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2 DINNI GORDON: It's the zoning
3 authority.

4 MAYOR STUESSI: Yes.

5 DINNI GORDON: Yeah. It has --

6 MAYOR STUESSI: Which would be
7 the town or village where it exists.

8 DINNI GORDON: It would be the
9 town.

10 MAYOR STUESSI: So this is in
11 particular to the Clark's Beach
12 property, which falls in Southold Town.
13 And so we immediately let Southold Town
14 know, schedule a time with ESD. They
15 briefed them on everything.

16 There was a public meeting that
17 Dinni and I had each spoken at as well.
18 It was turned over to their housing
19 department, Gwen and Andrea. And then
20 there was a town meeting where it was
21 discussed briefly with the board and the
22 ultimate recommendation of the town
23 supervisor was that this needed to be
24 sent to the planning department for
25 review.

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2 We're a little bit confused by
3 this. I've asked for some additional
4 clarity. Dinni's copied on an e-mail in
5 regards to it too. We had hoped to hear
6 something back by now, but we're not
7 aware of what the status is on it
8 because really the technical assistance,
9 and Dinni can talk about that it a bit
10 more after I quiet down in a second, is
11 about just evaluating, hey, what might
12 be able to be built here? You could
13 build 35 units of this approximate size.
14 Here's what you're going to need to
15 think about for roads, if there's any
16 environmental concerns, et cetera.

17 You're a long way from actually
18 submitting an application, which would
19 go in front of the Town planning
20 department or potentially for a zoning
21 change. To be clear, that land is zoned
22 for housing, it has been zoned for
23 housing for decades. There was a
24 comment made by the Town community
25 liaison and then also Town council that

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2 this was park land and would need to go
3 through park land alienation process.
4 That is absolutely not correct. We have
5 significant records in village hall that
6 this has always been zoned for housing.

7 When the Village made the
8 decision and Mary Bess, who's a wealth
9 of historical knowledge will be able to
10 tell me what year --

11 TRUSTEE PHILLIPS: Yeah.

12 MAYOR STUESSI: -- approximately
13 the Village sold off part of --

14 TRUSTEE PHILLIPS: 2009.

15 MAYOR STUESSI: So 2009,
16 what -- how many acres was it? Nine
17 acres were sold? Approximately half of
18 the property?

19 TRUSTEE PHILLIPS: Well, half of
20 it was sold to Suffolk County --

21 MAYOR STUESSI: Yeah, so --

22 TRUSTEE PHILLIPS: -- under
23 their CPF or CPF funding.

24 MAYOR STUESSI: So half of the
25 land there was sold to the County in

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2 order to be turned into parks space,
3 hasn't really been done what was
4 originally part of the deal. But as
5 part of that whole evaluation process,
6 there's literally -- it's actually still
7 on my desk, Candance.

8 A folder this tall, which
9 clearly states that it was zoned for
10 housing. There's letters including
11 letters from the current County
12 executive, Ed Romaine, who was the
13 county legislator for our district at
14 that time.

15 The are property evaluation
16 reports that were done, reviews of value
17 and everything, review was based upon it
18 all being, you know, housing zone
19 property, including original deeds and
20 paperwork that all of this property was
21 bought for the purpose of putting the
22 sewer outflow pipe in there.

23 So we're at a little bit of a
24 stand still because the way the County
25 tech or the State technical assistance

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2 works is, they would deploy a team of
3 people to come out and do the
4 evaluations and, you know, put all this
5 together to then return back to us.

6 And they have sort of a
7 threshold of a minimum of 50 units. And
8 so without this other piece that's in
9 the town at the moment, we're not going
10 to be able to submit unless we find
11 something else in the Village.

12 And there are a few other
13 parcels that maybe we'll be able to get
14 one of the owners to potentially agree
15 to put in the package so we could submit
16 that. Otherwise, we're waiting on the
17 Town at the moment.

18 I've got a meeting next week
19 with Cara Longworth from ESD and Brandon
20 Gimpelman, who's the head of the program
21 to follow up on this. I'm hopeful we'll
22 have an answer from the Town in advance
23 of that.

24 And then the last thing I think
25 is just an update on pro-housing. We

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2 are -- as everybody knows, the Village
3 applied and did a -- were you going to
4 say something?

5 DINNI GORDON: I was thinking
6 why am I here?

7 DEPUTY MAYOR BRENNAN: Yes.

8 TRUSTEE ROBINS: Yeah.

9 TRUSTEE DOUGHERTY-JOHNSON:
10 Yeah.

11 DINNI GORDON: Because
12 you're -- you are moving into another
13 issue -- another of the issues that I
14 really want to bring before the
15 board --

16 MAYOR STUESSI: Okay.

17 DINNI GORDON: -- that I
18 have -- we have 4 of our committee
19 members here and I just want to be sure
20 that you don't preempt absolutely
21 everything that we want to --

22 MAYOR STUESSI: No. Those are
23 the only two. I just wanted to update
24 on the state of those because I know you
25 want to talk about ADUs and competition

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2 and some other things from the list --

3 TRUSTEE PHILLIPS: I just --

4 MAYOR STUESSI: -- you sent us.

5 TRUSTEE PHILLIPS: I just have
6 one question, Mayor. Is there five
7 properties or six properties? You said
8 six, I thought what's the sixth one?

9 MAYOR STUESSI: It's the 6th
10 Street parcel, it's the salon,
11 opportunity shop --

12 TRUSTEE PHILLIPS: Right.

13 MAYOR STUESSI: -- and the sewer
14 parcel.

15 DINNI GORDON: It's 3 properties
16 within the Village --

17 TRUSTEE PHILLIPS: Okay.

18 DINNI GORDON: -- plus the sewer
19 outflow.

20 TRUSTEE PHILLIPS: The Clark's
21 Beach Apartment.

22 DINNI GORDON: It's not 6.

23 MAYOR STUESSI: Yeah. But there
24 are multiple parcels on some of these.
25 So the Op shop properties --

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2 DINNI GORDON: Right, right.

3 MAYOR STUESSI: -- is multiple
4 parcels. The Heather's Salon is
5 multiple parcels as well. Correct me if
6 I'm wrong, I think the Village roadhouse
7 property is two -- yeah, it's two
8 parcels. Two.

9 DINNI GORDON: Yes.

10 MAYOR STUESSI: Yeah.

11 TRUSTEE PHILLIPS: Okay.

12 DINNI GORDON: Well, I
13 just -- you've summarized better than I
14 could, of where -- what the situation is
15 with this town and you also know more
16 about what the situation is -- the town.
17 But I am sort of skeptical as I look at
18 the exchanges that you've had and I have
19 to a lesser extent with the town.

20 I'm kind of skeptical that
21 they're going to come through with
22 approval for including this. And there
23 fore we are --

24 MAYOR STUESSI: Do you want to
25 start with the big idea?

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2 DINNI GORDON: There we're
3 stuck -- therefore we're stuck with the
4 possibility that we could not say, yes
5 we have 50 units that could be developed
6 here unless we increase the number of
7 parcels. We -- and we go back to the
8 diagrams and presentation that * Jan,
9 the last summer's intern made to look at
10 other -- because that original proposal
11 had many more parcels and we could
12 possibly increase that.

13 But I also think you need to say
14 us -- tell us if this simply can't be
15 done. Is this barrier of the 50 units
16 really solid?

17 Because my sense is that the
18 State is very eager to help us and I
19 wonder if the State isn't going to make
20 an exception for a small dynamic village
21 with lots of potential and help us with
22 a smaller number.

23 I realize that without the sewer
24 parcel -- the sewer outflow parcel, we
25 don't have scale that gets us to what we

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2 need, gets us even closer to what we
3 need. And there's an argument to be
4 made that only building will get us
5 closer to what we need. Not, you know,
6 working around the edges.

7 But I want to know if we -- if
8 this -- if it's -- we simply cannot get
9 approval from the Town. Can we not go
10 to the State and plead for an exception
11 that is appropriate for this size
12 Village?

13 MAYOR STUESSI: So you're
14 welcome to join --

15 DINNI GORDON: I'm asking you.

16 MAYOR STUESSI: You're welcome
17 to join next week, that would be the
18 Hail Mary to try to convince them to
19 spend the money on the resources for a
20 series of projects together --

21 DINNI GORDON: Right.

22 MAYOR STUESSI: -- in aggregate
23 don't meet their threshold without the
24 sewer parcel.

25 DINNI GORDON: Right.

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2 MAYOR STUESSI: But my hope
3 would be maybe there's somebody else who
4 would consider throwing in as part of
5 it.

6 DINNI GORDON: No. It doesn't
7 have to be a building.

8 TRUSTEE DOUGHERTY-JOHNSON: It
9 doesn't have to be a building, does it?

10 MAYOR STUESSI: What?

11 TRUSTEE DOUGHERTY-JOHNSON: Does
12 it have to be piece of property that has
13 a building on it?

14 MAYOR STUESSI: No.

15 DINNI GORDON: No, it could
16 be -- what -- I'm sorry, I'm going to
17 throw something out. We have an empty
18 lot on -- called the Sweet Indulgence
19 Lot.

20 TRUSTEE PHILLIPS: Wouldn't that
21 cover some of the apartments?

22 MAYOR STUESSI: What is Shear
23 Indulgence?

24 TRUSTEE DOUGHERTY-JOHNSON:
25 Sweet Indulgence.

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2 DINNI GORDON: Sweet Indulgence.

3 I'm sorry. Sweet Indulgence is built on
4 a corner lot on --

5 TRUSTEE PHILLIPS: We don't own
6 it.

7 DINNI GORDON: But there's a
8 building -- maybe I don't understand
9 where you're talking about.

10 FEMALE VOICE: Main Street.

11 TRUSTEE DOUGHERTY-JOHNSON: Main
12 Street.

13 DINNI GORDON: On Main Street.
14 There is a building on it.

15 TRUSTEE PHILLIPS: Yeah.
16 There's a building on it, but -- okay.
17 Yeah, it is a building.

18 TRUSTEE DOUGHERTY-JOHNSON: But
19 there's also a
20 building -- correct -- I'm confused of
21 the salon and the Op shop, those are
22 buildings?

23 MAYOR STUESSI: Yes.

24 TRUSTEE DOUGHERTY-JOHNSON:
25 We're talking about extending perhaps

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2 those buildings. So you could
3 include --

4 MAYOR STUESSI: Anything could
5 be considered.

6 TRUSTEE DOUGHERTY-JOHNSON:
7 Right. So I'm just saying we can
8 probably find other things to add. And
9 also weren't we talking about McCann's
10 at some point?

11 MAYOR STUESSI: No. So the
12 McCann's is challenging because that
13 does require park lands alienation
14 because it is --

15 TRUSTEE DOUGHERTY-JOHNSON:
16 Gotcha. Right.

17 MAYOR STUESSI: But any other
18 parcel--

19 DINNI GORDON: But there are
20 other possibilities and your question is
21 a good one that I think the -- near the
22 railroad, my favorite example, is the
23 lot which is privately owned just South
24 of the railroad on 4th Street, which is
25 a very substantial lot unimproved.

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2 And in fact in the original
3 description of this program, one of the
4 possibilities was building on unimproved
5 land. So I think if we could, you know,
6 if they could say, sure we will consider
7 a smaller number, but do your best to
8 provide us with additional parcels, then
9 I think we could find a couple of other
10 places.

11 TRUSTEE DOUGHERTY-JOHNSON: I
12 mean, there's also all the -- we've been
13 talking about building up downtown, like
14 not on the waterfront side, but on
15 the -- this side of front street. So
16 there's all those buildings that could
17 possibly, you know, have a third floor
18 or a second floor --

19 MAYOR STUESSI: Yeah, so --

20 TRUSTEE DOUGHERTY-JOHNSON:

21 -- that could --

22 MAYOR STUESSI: -- you need a
23 willing property owner who wants to
24 submit this part of it. And there needs
25 to be some level of -- in aggregate

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2 number of units --

3 DINNI GORDON: And --

4 MAYOR STUESSI: -- and you'll be
5 looking --

6 DINNI GORDON: And it's
7 multifamily housing --

8 MAYOR STUESSI: Yeah.

9 DINNI GORDON: -- that's the
10 bottom line. And I think it would be
11 hard to call what might be done on the
12 North side of Front Street, for example,
13 multifamily housing. It wouldn't be
14 multifamily, it would be mixed use,
15 which is different.

16 TRUSTEE PHILLIPS: Okay. Yeah,
17 it's just a suggestion. Was it just a
18 suggestion?

19 MAYOR STUESSI: I know the ice
20 house properties were included. Is that
21 something your family might want to --

22 TRUSTEE PHILLIPS: No.

23 MAYOR STUESSI: -- consider
24 again?

25 TRUSTEE PHILLIPS: That's been

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2 discussed with the family, we have plans
3 for that property and that doesn't
4 include housing.

5 DEPUTY MAYOR BRENNAN: How about
6 the IGA property?

7 MAYOR STUESSI: That's actually
8 an interesting one to consider.

9 DINNI GORDON: Yeah.

10 MAYOR STUESSI: That wasn't on
11 the original list.

12 DINNI GORDON: Yes. I mean, I
13 think there are places we could add. If
14 they were willing to respond with the
15 idea that they might accept 40 units
16 instead of 50 and we might do some
17 counting to figure out for the ones we
18 have, what we have and add to that with
19 a couple of other parcels. I think it
20 is possible. I --

21 MAYOR STUESSI: And then let's
22 speak on the sewer parcel briefly
23 because you and I had a conversation
24 about if we don't get some sort of
25 clearance from the town on process

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2 quickly, I had made the suggestion that
3 I have a pretty high level of
4 confidence --

5 TRUSTEE PHILLIPS: I'm sorry, I
6 was just thinking about lakeside.
7 There's the empty lot that's in front of
8 lakeside.

9 DINNI GORDON: Yeah, I've
10 thought of that too.

11 TRUSTEE ROBINS: The Housing
12 Authority owns that. Municipal Housing
13 Authority owns lakeside --

14 DINNI GORDON: I can't hear you.

15 TRUSTEE ROBINS: Municipal
16 Housing Authority owns lakeside, I
17 believe that they can lock it?

18 DINNI GORDON: Or the Housing
19 Alliance?

20 TRUSTEE ROBINS: Housing
21 Alliance, not the authority, yeah the
22 Alliance.

23 MAYOR STUESSI: Yeah. All
24 right. So back to the sewer parcel, our
25 conversation was, I have a pretty high

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2 level of confidence and we could check
3 this pretty quickly, that if we were to
4 put together an RFP that basically is
5 the -- is the State applications saying,
6 we want you to provide X, Y and Z, that
7 we could likely get a couple of the
8 larger affordable housing builders,
9 Georgia Green by example, to say, yeah,
10 we're interested. We'll put together
11 some loose numbers on this and, you know,
12 give it to you and we could put the RFP
13 together and get exactly what we'd be
14 getting from the State from a few
15 different developers. If it doesn't
16 make sense to waiver --

17 DINNI GORDON: Yes.

18 MAYOR STUESSI: -- we don't have
19 the confidence that the Town is going to
20 agree to hit the submit button.

21 DINNI GORDON: And then there's
22 of course the possibility of putting
23 together an RFP for the sewer outflow
24 and --

25 MAYOR STUESSI: That's what I'm

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2 talking about.

3 DINNI GORDON: -- seeing what

4 the -- oh.

5 MAYOR STUESSI: Is that parcel,
6 yeah.

7 DINNI GORDON: Yeah.

8 Absolutely. The next item on my list is
9 the pro-housing designation and our role
10 in that. And I'm going to ask Betsi to
11 come and speak about that because she's
12 done the most work on this.

13 BETSI GERTZ: Good afternoon
14 everyone. I am Betsi Gertz, I'm part of
15 the housing committee and I'm going to
16 do a little pushing here actually on
17 both of these points, both the Long
18 Island Forward and the pro-housing.

19 I'll start with the pro-housing.

20 MAYOR STUESSI: Yeah.

21 BETSI GERTZ: Because we're a
22 committee that was charged with trying
23 to get some things done and we are
24 trying to get some things done. And
25 this pro-housing designation is one of

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2 the simpler actions that the Village can
3 take to possibly or at least become
4 eligible for some grants and other
5 funding for housing-related
6 improvements.

7 It doesn't actually have to be
8 the housing. But we in -- actually, I
9 think it was November -- more than
10 2 years ago, the Village passed a
11 resolution to become a pro-housing
12 designated community.

13 Now, this program that was
14 started by the State, not much before
15 that. So it's a new program. It was
16 designed to get communities to commit to
17 creating more housing. And to that end,
18 if you get these designation you become
19 eligible for money from different
20 programs.

21 Now, there hasn't been too much
22 available, but there's more and more
23 becoming available. And this is
24 Governor Hochul's one of her babies and
25 she wants to push us and she's providing

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2 more and more funding each year.

3 So Greenport wonderfully took
4 the step of making this resolution, but
5 that's not the end of it. And so we're
6 not actually designated yet. We are on
7 the list as having applied, as has every
8 other community in the East End except
9 Southold Town, which is another issue.

10 So we've done the resolution.
11 But we have to submit data to them.
12 There are 2 ways to get this
13 designation. One of them is to submit
14 data without the resolution actually
15 that housing has increased 1 to 3
16 percent over the last 5 years and to
17 that end to show the data that supports
18 that, but it's not required.

19 However, we do have to submit
20 data showing zoning code -- there's
21 about 3 things. Zoning code and
22 building permits for the last 5 years,
23 that's the big issue here. We haven't
24 done that and we need to do that. And
25 we as the committee are really urging

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2 you to get this done.

3 And understanding that there's,
4 you know, been a lack of staffing and
5 all that sort of stuff, we are willing
6 as the committee and as individuals on a
7 committee to volunteer to get this data
8 done, be collected and done and
9 submitted. That's really all we need to
10 do at this point.

11 There're continuing obligations
12 if we get this designation to provide
13 additional data each year, but for now
14 this is all we really need. And I think
15 it's an important step, I think the
16 Village really should finish this up.

17 I would like to see the
18 designation given to the Village. I'd
19 like to see our committee be able to
20 say, we got this through and have
21 something to report on. So that's my
22 first item there.

23 MAYOR STUESSI: So on that, if
24 your hand is up to help volunteer --

25 BETSI GERTZ: Yeah.

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2 MAYOR STUESSI: -- accepted.

3 Our issue, and this is one of the things
4 with Brandon next week, is that we've
5 got the data from the last year. We
6 literally just got an e-mail from
7 them -- excuse me, that said, we're
8 ready to recertify you for this
9 upcoming -- for this past year.

10 And we've got all the data
11 because we've been doing everything
12 manually for the last year because we're
13 in this situation with Southhold Town
14 where we historically -- Mary Bess might
15 know the number, there's been a number
16 of years the Village has been on shared
17 Municipality system with the Town of
18 Southhold. Municipality is the data tracking
19 system for building permits.

20 And the Town IT department cut
21 off our access to Municipality. And there's
22 also the issue of their whole data loss,
23 which they're going through right now.
24 And we're trying to recover certain
25 amount of data from Municipality, I believe

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2 we have a path forward on that with the
3 new -- I'm forgetting his name, the new
4 tech fellow, you might have seen him
5 speak at the recent town board meeting
6 who replaced the fellow who was there
7 who's now since retired --

8 TRUSTEE ROBINS: Lloyd.

9 MAYOR STUESSI: -- Which
10 would -- Lloyd, thank you. Which would
11 give us that data from the past that we
12 don't currently have access to. But
13 would love to take you up on that
14 together with Candace --

15 BETSI GERTZ: Okay. Whatever it
16 takes. There're at least 3 or 4 members
17 of our committee who have been willing
18 to do this, the sooner the better and
19 absolutely we'll step in. I
20 just -- sort of to add to this is also,
21 we, as you know, at least Kevin as you
22 know that some of us went to Southold to
23 urge Southold to get this designation as
24 well, in part because of the Long Island
25 Forward Housing stuff, and in part

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2 because they should be doing it, we
3 think, to make that commitment.

4 MAYOR STUESSI: Well, it would
5 help the Village a lot as well.

6 BETSI GERTZ: Yes. We would
7 help the Village a lot too.

8 MAYOR STUESSI: It would be
9 jointly to submit on.

10 BETSI GERTZ: And so we are
11 trying to get them to even make -- do
12 the resolution, which they haven't
13 accepted yet. But it did -- it didn't,
14 you know, escape my attention that I'm
15 pushing them to do this and we haven't
16 finished what we need to do.

17 So part of my urgency is I want
18 to be able to stand up to Southhold and
19 say, we've done this, now you do it.
20 Follow our lead if nothing else. So
21 that's -- so okay, so lets find a time,
22 we can get 3 or 4 of us together and
23 we'll go step in and do what we have to
24 do to get this data together.

25 I also just want to go back to

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2 the Long Island Forward Housing. Again,
3 in my hat as, you know, promoting this
4 committee and the work that we're trying
5 to do that if we cannot get Southhold to
6 work with us on the Clark's Beach
7 property, we really need to submit what
8 we have.

9 If they don't accept it, then we
10 start over again and we do something
11 else and get other properties. But this
12 is a -- this would make something
13 available to us. You know, I was very
14 cheered, I just said to Rich, I was very
15 cheered by his presentation about, you
16 know, the downtown BID and what they're
17 planning on doing.

18 And that's got to work hand in
19 hand with housing. So we need
20 to -- you -- I mean, you all know this.
21 We need to look for ways to increase
22 housing and, you know, increasing, you
23 know, this is another issue maybe for
24 another time, 3rd floor housing, the
25 downtown area, zoning code changes for

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2 all of that.

3 All of that kind of stuff is
4 part of what we can get technical help
5 with through these programs, but also
6 it's all of a kind of moving us forward.

7 And I just really want to see
8 some of these actions come to fruition
9 and get this done. So I am really
10 urging you to consider submitting this
11 Long Island Forward application without
12 the Clark's people --

13 MAYOR STUESSI: If they'll
14 accept it, we will send it in, but
15 I'm -- it's being channeled. They are
16 unlikely to, we'll know next week.

17 BETSI GERTZ: All right. Well,
18 I mean, I've heard their presentation as
19 well, and as Dinni said, they seem to be
20 very open to helping us. There must be
21 a way that we can get them to help us.
22 They want people to apply to these
23 programs and to get this aid. So I
24 think that we've got an opening.

25 MAYOR STUESSI: Have you had any

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2 further conversations with anybody in
3 the Town? Any Town board members about
4 our application for the sewer parcel?

5 BETSI GERTZ: No, not the sewer
6 parcel. No.

7 MAYOR STUESSI: Because it'd be
8 great to see if you're able to get any
9 indication from anybody on where things
10 are.

11 BETSI GERTZ: Well, you know,
12 off, you know, anecdotally, they're not
13 interested in helping us with that. You
14 know, that's not everybody, but that's
15 going to be a real obstacle, I think.

16 MAYOR STUESSI: How do you feel
17 about putting an RFP together and going
18 directly to some of the bigger
19 affordable housing developers to do the
20 same thing?

21 BETSI GERTZ: I would prefer if
22 we were to submit what we have and --

23 MAYOR STUESSI: I'm saying do
24 both same time.

25 BETSI GERTZ: Well, do both at

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2 the same time is fine, but let's get our
3 application in and then try to deal with
4 that parcel separately, since it's so
5 much more complicated, even though it's
6 bigger and possibly would afford, you
7 know, to be able to built a little bit
8 more.

9 We have some viable properties
10 that they could consider. And, you
11 know, this whole program is not about
12 actually developing the properties, it's
13 about helping us to determine whether we
14 can develop the properties and to get
15 assistance in figuring out that and
16 possibly even having them identify other
17 properties if we take them around. So
18 that's my take.

19 MAYOR STUESSI: You don't have a
20 high level of confidence in the sewer
21 parcel? Like I look at that and I see
22 it as the single best opportunity in all
23 the Southold Town because it's Village
24 owned, it's already zoned for
25 residential and could create housing

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2 pretty quickly.

3 BETSI GERTZ: It's not near
4 transportation, it's not near the
5 downtown. So those are my reservations
6 about it. And, you know, and I think
7 that because it's not a, you know,
8 because of the zoning issue with
9 Southold, I think it's more difficult
10 than the others to deal with.

11 TRUSTEE PHILLIPS: Can I ask you
12 a question? Has -- your committee I'm
13 assuming has discussed this?

14 BETSI GERTZ: Which --

15 TRUSTEE PHILLIPS: I mean, your
16 committee's discussed moving forward
17 and --

18 BETSI GERTZ: Yes.

19 TRUSTEE PHILLIPS: -- and have
20 gotten a kind of feeling for the Town
21 that they're putting roadblocks in. Is
22 that what they're doing?

23 DINNI GORDON: Yes.

24 BETSI GERTZ: Yeah.

25 TRUSTEE PHILLIPS: Okay.

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2 DINNI GORDON: Okay. I think,
3 you know, Southhold is in a different
4 state of mind than we are about this,
5 yes.

6 DEPUTY MAYOR BRENNAN: Actually
7 I think your instincts are right. And,
8 Dinni, I would agree. If I hear you
9 correctly, I would not be spending more
10 energy on the Southhold Town project. I
11 would focus our energy on making our
12 village application as strong as can be.
13 If that include maybe some -- trying to
14 add some additional partials.
15 That's -- that would be my
16 recommendation. I agree with you on
17 that.

18 I just want to thank you for the
19 update on the pro housing status. So I
20 was not aware -- I was enlightening. I
21 was not really aware that our status was
22 somehow not complete or something like
23 that.

24 BETSI GERTZ: We're pending
25 basically.

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2 DINNI GORDON: It's a two step
3 process and we completed the first step.
4 The second step is necessary to get
5 money from these programs.

6 DEPUTY MAYOR BRENNAN: Okay.

7 BETSI GERTZ: But to get finally
8 certified actually. But now I would say
9 the only East End towns that have
10 reached that final certification at this
11 point are East Hampton Town and Sag
12 Harbor, right. Sag Harbor. The others
13 are all pending. Shelter Island.

14 MAYOR STUESSI: Southampton.

15 BETSI GERTZ: Southampton. East
16 Hampton.

17 MAYOR STUESSI: Southampton
18 Village.

19 BETSI GERTZ: Yeah. So they are
20 all kind of in the same position we are.
21 But -- and so nobody knows at this
22 point -- there's not a lot of good
23 information as to what anybody is
24 actually going to get from this at this
25 point. But there is money out there,

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2 basically. And well --

3 MAYOR STUESSI: Although the big
4 ones going to be the water quality stuff
5 that the governor just announced which
6 is close to \$3 billion. And anybody
7 that's taken this first step in theory
8 is going to go to the top of the pile
9 for all of that.

10 BETSI GERTZ: Yeah. I mean, I
11 think she -- there's been about a
12 hundred million dollars in funding made
13 available through this program. Not
14 statewide, but for towns and villages.
15 So there's definitely good reason to get
16 this through and to start looking for
17 what we can get out of it.

18 DEPUTY MAYOR BRENNAN: I know
19 you're not here to like workshop this
20 thing but I just want to ask while I
21 have you here. Have you considered the
22 railroad turntable site?

23 BETSI GERTZ: Across the street
24 from that is the site Dinni was
25 referring to.

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2 DEPUTY MAYOR BRENNAN: I know.

3 BETSI GERTZ: But not the
4 turntable site itself, no.

5 MAYOR STUESSI: That's a
6 historic --

7 DINNI GORDON: I think there
8 would be big village resistance to this.

9 DEPUTY MAYOR BRENNAN: Not for
10 me. How about the Jimmy Lot itself?

11 BETSI GERTZ: The parking lot?

12 FEMALE VOICE: We just put all
13 the money on.

14 BETSI GERTZ: Yeah, to repair
15 it.

16 DEPUTY MAYOR BRENNAN: The
17 parking lot is severely underutilized.

18 BETSI GERTZ: I think
19 the -- it's underutilized?

20 DEPUTY MAYOR BRENNAN: Yes. And
21 it's large.

22 BETSI GERTZ: It's large. It's
23 right in town. It's true. I'm not sure
24 how people looking for parking would
25 feel about that or people who use that

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2 lot in the community.

3 DEPUTY MAYOR BRENNAN: People
4 parking there that don't belong there.

5 BETSI GERTZ: Possibly.
6 Possibly, not too high above it though,
7 right.

8 TRUSTEE PHILLIPS: The lot that
9 you're talking about across -- the lot
10 you're talking about that's on Fourth
11 Street. I -- it used to -- the previous
12 owner to it was resistant to selling it
13 because it was with their business in
14 Southold. But they have since changed
15 hands.

16 And I think maybe they
17 might -- the new owners might be
18 looking -- might be interested in doing
19 something because I'm sure they have
20 employees themselves that they have to
21 house. You formally belong to Birds
22 Reliable, it's now Peconic Energy, I
23 think. But I do know they employ a lot
24 people. And that might be something
25 that could be approached.

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2 BETSI GERTZ: That's very good
3 suggestion.

4 DINNI GORDON: This lot goes all
5 the way from Fourth Street.

6 DEPUTY MAYOR BRENNAN: You don't
7 have it on this list. You mentioned
8 that.

9 DINNI GORDON: Yes.

10 BETSI GERTZ: Yeah.

11 TRUSTEE ROBINS: Were there any
12 soil contamination issues with that lot?

13 FEMALE VOICE: I don't --

14 MAYOR STUESSI: That's part of
15 the study work and we -- the application
16 for the Village Road property includes
17 looking at it as a brownfield site
18 because that used to be standard oil.

19 TRUSTEE ROBINS: Yeah.

20 TRUSTEE PHILLIPS: But as I
21 said, they have changed hands. They
22 employ a lot of people and I'm sure
23 there are people looking for housing as
24 well. That is a good a good suggestion.

25 BETSI GERTZ: I mean, again,

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2 this whole project would enable us to
3 find out whether these properties are
4 developable among other things. And
5 it's free. I mean that's the thing.
6 This is a free program. They're going
7 to give us this technical assistance,
8 you know, and if these don't work, well,
9 then we go back and figure out something
10 else. But it's something to look into
11 certainly.

12 MAYOR STUESSI: Well, I think to
13 the deputy mayor's point, if we look at
14 anything that's village owned, the
15 process to actually get something built
16 it's going to be a lot easier because
17 the village board could say, okay, we
18 got this information back. It shows you
19 can build X, Y and Z there.

20 We're in agreement with it. We
21 put out an RFP and then it's off to the
22 races with it. On a privately owned
23 property make -- we don't need to choose
24 one of the ones we have, but they're
25 privately owned. They are going to get

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2 some information that they may sit on
3 and not do anything with.

4 Or helpfully they, you know,
5 partner with somebody who has the money
6 or maybe they sell it to somebody who
7 has the money to develop something
8 there. But on the village owned parcel,
9 the road house one being the a prime
10 example, you know, you're off to the
11 races once you have the information. It
12 just takes the will of this board to
13 make a decision as to moving something
14 forward.

15 BETSI GERTZ: All of the more
16 reason to submit those applications.

17 DEPUTY MAYOR BRENNAN: So the
18 property owner is not obligated to do
19 anything other than participate in the
20 study.

21 BETSI GERTZ: That's right.

22 DEPUTY MAYOR BRENNAN: Right.
23 So right now we'd have to get enough
24 scale in the study.

25 BETSI GERTZ: Right.

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2 DEPUTY MAYOR BRENNAN: Enough
3 participants. That's the first task.

4 BETSI GERTZ: That's correct.

5 DEPUTY MAYOR BRENNAN: All
6 right. And then the -- ultimately we
7 have to have some projects that
8 are -- also have enough scale to
9 actually be developed.

10 BETSI GERTZ: Yeah. They are
11 actually viable.

12 DINNI GORDON: That's another
13 grant program.

14 DEPUTY MAYOR BRENNAN: Yeah.
15 Thank you.

16 MAYOR STUESSI: Did you have
17 something in regards to competition you
18 were looking to do that you want me to
19 speak on or not yet?

20 BETSI GERTZ: Yeah.

21 MAYOR STUESSI: Architecturally?

22 DINNI GORDON: Oh, yes. But
23 that's later. I have several.

24 MAYOR STUESSI: Oh, I thought
25 you were leaving. Okay.

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2 DINNI GORDON: No. In fact I
3 want to add something to Betsi's
4 testimony about the pro housing issue.
5 One of the things I've done looking to
6 see how the pro housing designation
7 would make a difference is, you know,
8 trying to find a grant programs where a
9 pro housing designation has made a
10 difference.

11 And one I think you should know
12 about, the New York Main Street program,
13 which I don't know very much about but
14 it awarded more than \$350,000 to the
15 small upstate town of Lyons. Anyone
16 heard of Lyons? To assist in the
17 renovation of commercial and residential
18 units in mixed use buildings.

19 Now I am quoting. And Lyons has
20 a population just about the same. I
21 think it's 2800 or 3200, something like
22 that. So, you know, this can be done.
23 And as Betsi said, we should do it. Now
24 we also are aware that Mark Terry has
25 been assigned to follow up on our

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2 December meeting with you on the need
3 for ADUs in the village and our proposal
4 for legalizing them.

5 And we want to know what
6 has -- what is the status of that effort
7 and what kind of follow up from our
8 December meeting has happened with the
9 board of the staff.

10 MAYOR STUESSI: So he put
11 together a package for the village board
12 that has been submitted, and the village
13 board is in the process of reviewing
14 that right now. He wants to come back
15 with some additional suggestions in
16 regards to it and present to the board.
17 But I think we'll be able to have the
18 resolution for a draft law here within
19 the next month and a half on looking
20 specifically at the pre-existing one
21 based upon the work that is done.

22 DINNI GORDON: Well, I think we
23 would appreciate a timeline or deadline
24 or something that really suggests that
25 the work that we did on the ADU

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2 presentation is bearing fruit. Now --

3 DEPUTY MAYOR BRENNAN: Excuse
4 me. I'm sorry. Will that timeline
5 include referral planning board?

6 MAYOR STUESSI: Yeah. But we
7 have to have something drafted to refer
8 to planning board.

9 DEPUTY MAYOR BRENNAN: Well, not
10 resolution drafted to code.

11 MAYOR STUESSI: Yeah, exactly.

12 DINNI GORDON: The committee has
13 also been was to discussing the
14 vacancies in the retail commercial
15 district and the dilapidated condition
16 of some properties there and the need
17 for solutions that will make the village
18 more attractive and raise the tax base.
19 All the things that Rich talked about.
20 And we have had conversations
21 with -- I'm getting to the competition
22 idea, with most of the local architects,
23 actually all but one of the Greenport
24 architects.

25 Rob Brown, the Coffey's, Wayne

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2 Turette. And Wayne Turette agreed to
3 chair a little committee, brain trust,
4 whatever you want to call it. A little
5 group of local architects who would come
6 together and figure out what kind of
7 improvements or
8 imagination -- imaginative ideas we
9 could have for the downtown. And Frank
10 has been very -- Frank Makin has been
11 very involved in this and maybe you want
12 to come and add to this.

13 FRANK MAKIN: So Frank Makin,
14 Sterling Avenue Housing Committee. I
15 still feel like I live there. So yeah,
16 so the idea for this, I called it
17 imagining Greenport. And it just came
18 out of an idea walking around with my
19 wife and friends.

20 I may have said some of this
21 before, and just how difficult -- the
22 difficulty that people have visualizing
23 change, visualizing how different things
24 could look and how -- well, just, you
25 know, I mean I've been a bit in the

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2 building trade for forty years with a
3 brief excursion into real estate, and
4 it's easy for me. So I thought, okay,
5 well, let's see maybe we can talk to
6 some architects.

7 So we got these group of
8 architects and some of them are quite
9 prominent and experience in dealing with
10 smaller communities and helping them to
11 redevelop. And it's been very
12 encouraging. And so the idea is that
13 they would do initially a survey of the
14 existing downtown and analyze, you know,
15 what buildings could -- how buildings
16 could change and be used in a more
17 productive way, a mixed use way.

18 And so that's basically what
19 they're going to start doing and then
20 present those ideas and say, well, look,
21 this is what we could do, this is the
22 potential that we have. Which covers
23 some of what was just discussed in terms
24 of sites. Now, I wasn't aware that we
25 needed more sites, but I -- off the top

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2 of my head, I know that there are three
3 other sites on Front Street and the IGA.

4 But we -- you know, and if each
5 of the ones that we have, the three that
6 we have already amount to about maybe
7 thirty-six units, we're not that far out
8 fifty. So I think that's fairly doable.
9 I think people will -- I mean, I think
10 the idea is to -- is just to get people
11 imagining something different. Now, I
12 just spent the last couple of days
13 reading through the local waterfront
14 revitalization plan -- project.

15 So it's sobering. It is a
16 sobering document. It's very well
17 researched, it's got some great
18 information in it. But it's 40 years
19 old. And then it was reviewed again
20 in 20 -- you know, 1988. It was
21 reviewed again in 2010. The same points
22 were raised -- the same points we're
23 raising now were raised 40 years ago.

24 ADUs, accessory buildings,
25 housing downtown, developing the

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2 downtown area. And because Greenport,
3 obviously once the maritime industry
4 started to decline. And so when you
5 look at that and the other issues as
6 regards to -- you know, zoning changes,
7 combining R1, R2, all of those things
8 were brought up 40 years ago. And so
9 when we look at that, I'm just
10 wondering, you know, it's a kind of Rip
11 Van Winkle moment.

12 I mean certain things have
13 happened. The Mitchell Park was a major
14 thing that happened, which made the
15 Green -- which kind of revived the
16 Greenport to a certain extent making it
17 a tourist destination, which brings its
18 own problems. Because when you have
19 rising property values, displacement,
20 gentrification, all of those kind of
21 things.

22 And basically, you know, a
23 tourist destination is kind of a one
24 legged stool or maybe one or two legs.
25 But you're trying to balance on it, and

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2 then it's purely seasonal and it's
3 not -- it doesn't -- there's no annual
4 dividend to it, really. I mean, so Rich
5 has already got these points, and I'm
6 listening to them and I think this is
7 good. But it's -- I'm just thinking,
8 that's really -- unless we do structural
9 change and the lack of action, the lack
10 of progress over the last 40 years
11 speaks to a structural problem that we
12 have.

13 And I think the -- I think
14 encouragingly, the last couple of years,
15 there's been -- the last couple of year
16 or two especially just getting the
17 planning committee going getting the,
18 you know, the good drive from the
19 planning committee, the housing
20 committee. I think we feel like we've
21 got momentum. And we've got a young
22 person on our board, Joey Owens, who
23 wants us to succeed.

24 I don't know if anybody has
25 read -- had time to read the excellent

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2 article, our opinion piece in the East
3 End Beacon this morning from Liam Ruth
4 which speaks spot on to the problems
5 that there been. The problems that have
6 bedevilled it especially in Southold
7 Town.

8 MAYOR STUESSI: Yeah.

9 FRANK MAKIN: Which has failed
10 to the -- you know, their idea of a
11 hamlet policy is, as far as I can see
12 it, in the longer timeline, we got to
13 destroy this hamlet in order to save it.
14 Here they're trying to preserve hamlets
15 by strangling the life out of the
16 community and then creating these
17 subdivisions which only take up open
18 space. You know, so if you have people,
19 we've got to preserve open space on
20 this, you're not doing that.

21 If you won't allow multifamily,
22 if you wont allow density in your
23 hamlets, you're killing it. You know,
24 you're killing that. You're losing
25 space. And the great thing that

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2 Greenport has going for it is that it
3 can handle density. We've got a sewage
4 treatment plant. We've got a power
5 plant which is more that 120, 130 years
6 old.

7 You know, we've got like -- you
8 know, and so I'm not saying nothing is
9 being done entirely in the last
10 40 years, but I mean like so -- Dave
11 Chappelle [sic] pushed through Mitchell
12 Park, which is great. I mean, that kind
13 of gave us a bit of a leg up.

14 I mean, I've only been involved
15 for the last 30 years and looking at it.
16 The sewage plant has been expanded so it
17 can handle more density. The power
18 plant has been renovated. But really,
19 it's almost seemed like, you know, a
20 committee is a place
21 where -- historically, has been a place
22 where good ideas go to die.

23 You know, and it just -- there's
24 momentum created and then it just lapses
25 maybe to the next administration and,

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2 you know, and it changes and that -- and
3 it's -- I know it's a structural problem
4 with the whole country. But really,
5 we've got to change that. We've got to
6 really seize the moment the -- from the
7 governor on down.

8 There's money -- there's money
9 available. They young people, we're
10 just caretakers. We're just caretakers
11 of Greenport. You know, we've got to
12 hand it on.

13 MAYOR STUESSI: As you mentioned
14 and as you know we've made zoning
15 changes downtown to allow for housing as
16 of right in places where it was allowed
17 before. There are zero parking
18 requirements for housing in the downtown
19 district now.

20 MIKE OSINSKI: Yeah.

21 MAYOR STUESSI: But you have to
22 have willing and cooperating property
23 owners to get something done too.

24 MIKE OSINSKI: Right.

25 MAYOR STUESSI: And if you look

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2 at the need, I mean, we have the need
3 literally hundreds of units. And even
4 on best circumstances, I think getting
5 eight, ten property owners to agree to
6 build, fund it, to get it done where we
7 might end up with fifty units downtown
8 is, dare I say, a multiyear process.

9 MIKE OSINSKI: We have stepped
10 up.

11 MAYOR STUESSI: And we don't
12 have the land that the town does to
13 build some bigger areas of housing which
14 is so desperately needed. My -- I hear
15 your concerns. I -- you know, as many
16 on the board do. I've been ringing the
17 bell for a long time. I've been sitting
18 on the town zoning update committee for
19 two and a half years now and had
20 expressed how we needed to treat housing
21 differently than a lot of other things
22 and like the true emergency that it is.

23 FRANK MAKIN: We could do it in
24 Greenport. I mean I'm waiting for
25 Southold Town, as Betsi said, I mean

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2 it's just like I think as other people,
3 you know, forget it. They're going to
4 drag their heels for another ten years.
5 Their 10-year plan has no mention of
6 hamlet density, no mention of developing
7 their hamlets.

8 It's just like -- it's like a
9 huge hole in the -- it's like the
10 elephant in the room. You know, it's
11 just crazy. And I just think that like
12 if we can get -- you know, if we can
13 really seize this moment and move ahead
14 at the other thing that
15 the -- basically, you know, no
16 development is economically viable
17 without three stories, without two
18 stories over retail, mixed use, you
19 know, or commercial whatever it is.

20 But nothing, let's be realistic
21 about that. I mean it's just
22 not -- it's not worth anybody's while to
23 do it. And I'm looking along Front
24 Street and there are like one, two,
25 three, four, at least four taxpayer

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2 units which is one story units. They
3 were built one story. Why? Because
4 the -- there was no incentive for
5 the -- and the economy was so depressed
6 and still is.

7 And that there was no incentive
8 for the property owners to develop. And
9 then zoning restrictions as a guard was
10 holding them back as well. So I mean
11 it's all like kind of a complex thing
12 but I think realistically we have to
13 face it that like density.

14 (Brief interruption.)

15 FRANK MAKIN: So and that's -- I
16 mean like let's -- I mean density is
17 what we need. Greenport can handle it.
18 I mean I was looking through the
19 comments on the LWRP, you know, there's
20 a whole report and then there are
21 comments and people interviewed
22 including Mark Terry and other people
23 were interviewed after it.

24 So if you read on for the next
25 120 pages or whatever, and there are

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2 saying like, oh, Greenport's all built
3 out. Oh, we don't want this. We don't
4 want that, whatever. Thankfully, that
5 kind of -- I think that element is
6 ebbing that kind of like conservative
7 approach. And I think that I was just
8 going to say that we owe it to the
9 younger generation.

10 You know, I mean, my kids
11 can't -- can't afford anything.
12 Can't -- they can't -- and like Joey and
13 Liam and people like that, they can't
14 afford to find affordable rentals in the
15 village they grew up in. You know, it's
16 just crazy.

17 MAYOR STUESSI: You're preaching
18 to the choir -- the entire village staff
19 who's in that situation.

20 FRANK MAKIN: I'm just saying
21 that like looking forward, I think --

22 (Brief interruption.)

23 DEPUTY MAYOR BRENNAN: Frank, I
24 would just say, I think your comments
25 are really spot on. We don't need to

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2 lament the fact that we don't have the
3 open space that Southold has. What we
4 need is density which we can accommodate
5 and infrastructure, which we have.
6 Density and infrastructure are the keys
7 to the success here, not open space.

8 FRANK MAKIN: Yeah.

9 DEPUTY MAYOR BRENNAN: The
10 developments that are done in open space
11 are maybe more economical to build. I
12 question how successful they are.

13 FRANK MAKIN: Yeah, right. And
14 the other thing is use of the community
15 housing fund. Now I just was reading it
16 also in the East End Beacon which has a
17 continuing reportage on the housing
18 issue and everything. I mean it's just
19 great.

20 DEPUTY MAYOR BRENNAN: The woman
21 to your right is on the committee. She
22 was appointed by the village.

23 MAYOR STUESSI: And it's far
24 superior to the Suffolk Times in that.
25 In that there there's a continuity in

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2 what you're reading. But they are
3 talking about buying up, using the
4 funds. And they've got 21 million or
5 whatever, you know.

6 DINNI GORDON: That's the
7 Southold.

8 FRANK MAKIN: To buy up -- on
9 the Southold to buy up sites.

10 MAYOR STUESSI: All we need,
11 though, if we can find one person to
12 start downtown who says, I want to do
13 something. The village together with
14 them, can make application for those
15 funds to be utilized in the village.

16 FRANK MAKIN: Right. And could
17 we utilize those funds to actually buy
18 sites? That's what I'm saying.

19 MAYOR STUESSI: Better to find
20 somebody that owns it that needs a
21 portion of their cost covered than
22 buying and starting from scratch.

23 FRANK MARTIN: Yeah, but maybe
24 that site that we were just talking
25 about between fourth and fifth that

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2 reserved at the railroad tracks. Like
3 maybe we could make an approach to buy
4 that, you know.

5 DEPUTY MAYOR BRENNAN: It would
6 be better if someone else built it.

7 MAYOR STUESSI: Yeah.

8 FRANK MAKIN: Yeah.

9 DEPUTY MAYOR BRENNAN: Okay.
10 Thank you. Anything else? Anybody
11 else, sir?

12 MAYOR STUESSI: No. Thank you
13 so much.

14 DINNI GORDON: I wanted to add
15 that we have -- our idea about
16 generating interest in a revitalized
17 downtown comes in sort of three
18 practical parts. The first part is
19 to -- with these architects to count how
20 many -- you know, go building by
21 building downtown. How many units could
22 we get out of building A and building B
23 and building C and figure out then
24 quantifiably what we might do.

25 And then bring that to the board

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2 and at that point the architects would
3 commit to some sort of, whether it's a
4 competition or an exhibition. It might
5 be just an exhibition. The idea is
6 really sort of to build a constituency
7 for a changed, revitalized downtown by
8 people being able to see what my -- what
9 is possible. So it's sort of a three
10 step process.

11 The quantification of what might
12 happen. The discussion of the
13 principles of what we would do and
14 finally a competition or exhibition that
15 involves the architectural -- some
16 architectural rendering.

17 MAYOR STUESSI: And are you
18 think of doing these with property
19 owners who would want to participate?
20 Or any property?

21 DINNI GORDON: I think at this
22 point it's any property. I mean we
23 can --

24 MAYOR STUESSI: When you get to
25 the drawing part of showing what it

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2 would look like.

3 DINNI GORDON: Well, then yeah.

4 MAYOR STUESSI: That's different
5 than the counts.

6 DINNI GORDON: Yeah. That is I
7 think -- I don't know. That's probably
8 something we could work out with the
9 architects. I mean I, by the way, did
10 not include John Nastasi in my little
11 list of local architects. But he
12 has -- is the person who's been doing
13 the North Fork Arts Center architectural
14 work.

15 First the -- just the -- all the
16 work that's been done in the recent past
17 and now putting in the elevator. And he
18 has come -- he has gotten to know a lot
19 of people on Front Street as a result of
20 this. So I think working with Front
21 Street merchants would be definitely of
22 what happens as this -- as the
23 architects little committee develops.

24 Well the last thing I wanted to
25 say was really about the community

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2 housing fund. And the fact that --
3 (Brief interruption.)

4 DINNI GORDON: Southold Town has
5 developed a strategy and a framework for
6 making commitments to developers who
7 want to build or recreate
8 housing -- affordable housing. And I'm
9 on the committee that -- I can't say a
10 whole lot about what the committee does
11 because we meet privately.

12 But I can say that I'm a little
13 concerned that so far the possibilities
14 that have been suggested are all in
15 either Manitowoc or Cutchogue. And so
16 I'm really hoping that we can get
17 the -- you know, a couple of people from
18 the BID who want to be developers and
19 who will apply for assistance through
20 the community housing fund.

21 The expectation is that it will
22 yield about a million dollars a year.
23 At the moment it has four or five
24 million dollars depending on what
25 they've done with the first or what

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2 they're doing with the first proposal.
3 Which I don't have the details of. But,
4 you know, this is a possibility for
5 Greenport as well as for Cutchogue and
6 Manitowoc. And the money should be
7 spread around.

8 The town will issue a notice of
9 funding availability this spring or
10 maybe into the summer. I have spoken
11 with Andrea Minibar [sic] there about
12 that and she has a plan and I think this
13 will happen. And it would be very nice
14 if there were Greenport resident
15 business people who wanted to do some
16 development work for this purpose. I
17 think that's the -- my list. Thank you
18 very much.

19 MAYOR STUESSI: Thank you so
20 much for all your time on this very
21 important subject.

22 DINNI GORDON: It is a very
23 important subject. Thank you.

24 Do you -- does anybody have any
25 more questions before?

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2 MAYOR STUESSI: Thank you.

3 DINNI GORDON: (Inaudible) -- I
4 guess. All right. Thank you.

5 MAYOR STUESSI: Adam, you're up.
6 (Off-the-record discussion.)

7 TREASURER BRAUTIGAM: Good
8 afternoon. So this village and this
9 village board likely recalls the
10 conversations that took place here about
11 a year and a half ago regarding paid
12 parking. At that time paid parking was
13 approved for multiple areas throughout
14 the village, but the implementation
15 began only on Front Street and Main
16 Street.

17 Since it's adoption, the paid
18 parking on Front and Main Streets,
19 approximately 135 spots, have generated
20 about \$100,000 in revenue during the
21 last season alone. We are now looking
22 to expand the paid parking into the
23 additional areas that were already
24 anticipated under the original approval.

25 Today's discussion focuses on

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2 two additional zones, the Adam Street
3 lot between Main Street and First
4 Street, and the three Adam Street
5 parking lots further west behind the
6 bank. The lots between Main and First
7 Street contain approximately 94 spots,
8 and the three municipal lots further
9 west contain approximately 54 spaces for
10 a total of 148 additional parking spots.

11 This does not include the EV
12 charging or the handicap spots. These
13 new areas would be paid parking but with
14 a key difference. Eligible residents
15 and business owners would qualify for a
16 parking pass, allowing them to park in
17 these lots free of charge without the
18 risk of ticketing.

19 This ensures access for those
20 most directly impacted, while still
21 maintaining paid parking controls. I
22 want to walk through how the resident
23 and business parking system would
24 actually work because the details matter
25 here. For the lots in question, the

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2 intent, again, is to make those areas
3 paid parking for the general public,
4 while providing protection through a
5 permit system for business owners and
6 those who live on Front and Main Street.
7 Front and Main Street parking would
8 still remain paid parking for everyone.

9 (Brief interruption.)

10 TREASURER BRAUTIGAM: For the
11 lots in question, the intent is to make
12 those areas paid parking for the general
13 public, while providing protection
14 through a permit system for business
15 owners and those who live on Front and
16 Main Street. Again, Front and Main
17 Street would remain paid parking for
18 everybody.

19 Resident passes would be limited
20 only to residents who live on Front and
21 Main Street, and business owners. Those
22 residents would still be required to pay
23 the park on Front and Main, but the
24 passes would allow them to park in any
25 of these proposed Adams Street lots free

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2 of charge, without payment. This
3 provides a substitute parking option for
4 residents living directly within the
5 paid parking zone without undermining
6 the paid parking on those streets.

7 The same would apply to the
8 business owners on Front and Main Street
9 as well. Eligibility for these passes
10 would need to be shown at the time of
11 issue. Residents would be required to
12 provide proof that they live on Front
13 and Main Street and business owners
14 would be required to provide proof of
15 ownership for the village businesses.

16 Those forms are being drafted
17 and will be shared with the board. This
18 verification would occur on an annual
19 basis to ensure that our records remain
20 current and up to date. The passes
21 themselves would be simple to enforce.
22 We would either use windshield stickers
23 or hang tags, perhaps hang tags for
24 business owners, stickers for residents.

25 Each permit would be clearly

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2 marked with a year, a unique ID number
3 and language stating that it is valid
4 only in the designated Adam Street
5 parking lots, and not valid on Front and
6 Main Street. Colors will change
7 annually, so enforcement could easily
8 identify valid permits.

9 From reinforcement standpoint,
10 this is pretty straightforward.
11 Enforcement would only need to confirm a
12 number of things. The permit is
13 visible, it's for the current year. And
14 that the vehicle is parked in the
15 correct lot. If any of those conditions
16 are not met, standard ticketing applies.
17 You know, there would be no judgment
18 calls involved.

19 Lost or stolen permits will be
20 handled through a controlled replacement
21 process. And misuse of those permits,
22 including sharing or altering or using
23 them in unauthorized areas would result
24 in revocation and/or ticketing. Those
25 expectations would be clearly stated up

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2 front on the form. This allows us to
3 expand the pay parking, improve the
4 turnover, generate revenue without
5 displacing Front and Main Street
6 residents or business owners.

7 It creates a fair and consistent
8 approach paid marking for visitors and
9 short term users, and protection for
10 those most affected. A portion of the
11 revenue generated from paid parking
12 would be earmarked and set aside
13 annually to help support infrastructure
14 such as roads and sidewalk maintenance
15 repairs. This allows us to create a
16 predictable funding source for ongoing
17 capital needs.

18 This would not be just a portion
19 of the proposed spots. This would be a
20 village-wide, including the spots on
21 Front and Main Street. It's important
22 to mention that this additional revenue
23 will not subsidize the existing expense
24 line for roads and sidewalks. I'm
25 talking about increasing those expense

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2 lines by 10 percent of the parking
3 revenue.

4 For instance, I believe this
5 year our sidewalks and roads expense
6 line is approximately \$50,000. If
7 proposed revenues for paid parking was
8 \$200,000, that would increase our -- our
9 expense line for repairs and sidewalks
10 by \$20,000, which is a 40 percent to
11 those expenses. So these are big
12 numbers.

13 MAYOR STUESSI: This is of
14 course outside of additional funding we
15 get for the CDTV.

16 TRUSTEE PHILLIPS: Correct.

17 TREASURER BRAUTIGAM: Oh, yes.
18 This is just the village's operating
19 budget for these lines. Yes. This a
20 balanced, enforceable solution that does
21 exactly what we're trying to accomplish.
22 It's about managing paid parking
23 responsibly, protecting the people who
24 live and work in the parking zones, and
25 using the revenue in a way that improves

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2 the village. I'll let Trustee Phillips
3 comment further on this if she wishes
4 to.

5 MAYOR STUESSI: What about
6 expenses? You're looking at a couple of
7 part-timers, correct? You don't
8 anticipate that the --

9 TRUSTEE PHILLIPS: There's some
10 board decisions that we didn't include
11 in this. One of them is going out for
12 advertising for a part-time, TCO or
13 parking meters or whatever the title
14 should be. And we need to whether we go
15 out for one or two or get a listing so
16 that we have some. That's one thing
17 that's a board decision.

18 The other decision would be
19 dealing with policy as to in some places
20 similar to Port Jeff and Sag Harbor,
21 they only enforce their parking for a
22 certain time of certain length of time.
23 Some of them -- one of them just only
24 does it on Thursday, Friday, Saturday
25 and Sunday. Others do it seven days a

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2 week. That's a board decision that's
3 going to need -- it's a policy decision
4 here that needs to be made. Okay.

5 And the third thing is dealing
6 with the communicating to the public
7 that we're a destination. We, in the
8 summer time we have lot traffic that is
9 coming into the business district. We
10 should as a village, not only the
11 residents, but the business, capitalize
12 on some of their -- using our roads by
13 doing a parking fee.

14 TREASURER BRAUTIGAM: Sure.

15 TRUSTEE PHILLIPS: Years ago it
16 was -- we did try to do it a couple of
17 years ago, actually 20 years ago. And
18 it wasn't well received by the
19 community. I think that, given the fact
20 that people would like to see where that
21 revenue is going for parking meters. It
22 was never really explained that the fee
23 could be used for infrastructure.

24 I think if we show to the
25 community that this fee is not just

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2 going into the general budget and being
3 swallowed up, that is, some of it is
4 going for infrastructure, that some of
5 it's going for this. People will
6 understand that that's one of the ways
7 that we can increase our budget without
8 raising the -- I mean, whether we have
9 to raise taxes or not, it's still,
10 that's an issue for a budget hearing.

11 But it's showing that we're
12 trying to generate another form of
13 revenue for the village to help pay for
14 our infrastructure.

15 TREASURER BRAUTIGAM: And it
16 makes sense. You know, using funds that
17 we receive from paid parking from people
18 who live out of town and using that just
19 to improve those streets and those
20 sidewalks that those people are using
21 every day, right.

22 Regarding the enforcement,
23 initially I thought, perhaps a Friday,
24 Saturday, Sunday. I believe the paid
25 parking is currently 8:00 a.m. to 8:00

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2 p.m. we could also do a day within the
3 week, interchangeably, from week to
4 week, so people don't, you know, see a
5 set schedule of this individual.

6 TRUSTEE PHILLIPS: We're not
7 enforcing something yet.

8 TREASURER BRAUTIGAM: Right.
9 Correct. I definitely believe that
10 enforcement this year would pay for
11 itself. So I'm not concerned with the
12 expenses for this individual because I
13 know that it'll be worth it in the end.

14 MAYOR STUESSI: It strikes me we
15 would want two part-timers to do it, so
16 you can flex on schedule.

17 TRUSTEE PHILLIPS: Yes.

18 TREASURER BRAUTIGAM: Yes.

19 TRUSTEE PHILLIPS: Yes.

20 MAYOR STUESSI: And then you
21 also have somebody to cover if somebody
22 is sick.

23 TRUSTEE PHILLIPS: That's what
24 we were thinking about too.

25 TREASURER BRAUTIGAM: That's

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2 what we were discussing as well.

3 TRUSTEE PHILLIPS: And we also
4 discussed that we would start with a
5 salary at \$25 an hour because we need to
6 encourage people to apply. You know, so
7 the other part of it is the reason that
8 we focused on the residents on Front and
9 Main Street is because they're in the
10 apartments their in the downtown
11 district.

12 They really have to use Front
13 and Main Street to park, but giving them
14 the opportunity to go into the other
15 lots during the daytime. They can
16 always go after 8 o'clock and park back
17 in -- but I think that's just an
18 advantage for those that area living in
19 the downtown district dealing with the
20 traffic.

21 MAYOR STUESSI: So can you
22 clarify what the proposal would be for a
23 resident, Lily, driving in.

24 TRUSTEE PHILLIPS: She'd be
25 paying.

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2 MAYOR STUESSI: She
3 took -- regular residents would be
4 paying everywhere except for IGA.

5 TREASURER BRAUTIGAM: I think
6 there's a few other municipal lots that
7 we wouldn't be --

8 TRUSTEE PHILLIPS: Not all the
9 lots.

10 TREASURER BRAUTIGAM: Yeah. Not
11 all them. As I mentioned we have
12 several zones. When this project was
13 initiated, I think we have upwards of 12
14 to 15 zones. You know, an area like
15 Front and Main Street are, you know,
16 four or five of them by themselves.

17 But with the addition of these
18 other municipal lots, there are still
19 zones that originally were agreed upon
20 that we still have not enacted any paid
21 parking on. IGA being one of them.
22 Perhaps the MTA lot I believe is one of
23 them as well. And the -- it's a
24 railroad lot, perhaps.

25 VILLAGE CLERK HALL: There's two

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2 lots next to IGA too.

3 TREASURER BRAUTIGAM: Yes,
4 correct. There's two. Right. So those
5 would still be free parking for the time
6 being.

7 TRUSTEE DOUGHERTY-JOHNSON: Can
8 you clarify when you're talking about
9 Adam Street, you're talking about Adam
10 Street itself, and then also if go back
11 to the slide.

12 MAYOR STUESSI: Can you go back
13 to the slide?

14 TREASURER BRAUTIGAM: Yep.

15 TRUSTEE DOUGHERTY-JOHNSON:
16 Okay. The parking lot that's by op
17 shop. So it's that entire?

18 TREASURER BRAUTIGAM: Yes. So
19 this is the entirety. I just have the
20 spots here depending on how many are
21 here.

22 TRUSTEE DOUGHERTY-JOHNSON:
23 Those numbers are the number of parking
24 spots.

25 TREASURER BRAUTIGAM: Yeah.

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2 Yep. So there's 14 that line, the
3 laundry mat, another 25 followed by 14,
4 34 near the op shop.

5 MAYOR STUESSI: The bottom right
6 hand photo is behind Noah's and the
7 liquor store?

8 TREASURER BRAUTIGAM: Yeah,
9 those are the three municipal lots.

10 MAYOR STUESSI: And then the
11 upper left photo is between the op shop
12 and the laundry mat.

13 TREASURER BRAUTIGAM: No, these
14 are all paid.

15 TRUSTEE ROBINS: They are all
16 paid.

17 TREASURER BRAUTIGAM: These are
18 all paid parking with the exceptions of
19 residents and business owners on Front
20 and Main Street who would be allowed to
21 park in any of these spots with a
22 sticker and they would not have to pay
23 to park there.

24 TRUSTEE ROBINS: So basically if
25 I go to the IGA I have to pay?

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2 TREASURER BRAUTIGAM: The IGA,
3 no. No the IGA lot.

4 TRUSTEE ROBINS: Oh, okay.

5 TREASURER BRAUTIGAM: This isn't
6 the IGA lot.

7 MAYOR STUESSI: And southern end
8 of First Street.

9 TREASURER BRAUTIGAM: Correct.

10 MAYOR STUESSI: So Colonial
11 Drugs & Surgicals IGA.

12 TRUSTEE PHILLIPS: The history
13 of the, what is it, the three lots that
14 are behind Noah's.

15 TREASURER BRAUTIGAM: On the
16 right.

17 TRUSTEE PHILLIPS: Those lots
18 were created when the space -- parking
19 spaces for Mitchell Park were taken
20 away. So the number of spots there were
21 the ones that were on Front Street.

22 TREASURER BRAUTIGAM: I see.

23 TRUSTEE PHILLIPS: That were
24 taken -- that were removed because of
25 Mitchell Park. So originally they were

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2 paid spots to begin with back then.

3 TREASURER BRAUTIGAM: Right.
4 They were.

5 TRUSTEE PHILIPS: They were paid
6 spots.

7 MAYOR STUESSI: Well, the
8 original design for all that included a
9 pathway through where Olive Branch
10 Restaurant is going through where the
11 post office was that was never
12 purchased.

13 TRUSTEE PHILLIPS: Right.

14 MAYOR STUESSI: So that would
15 make it easy for people. So why -- I
16 know when we were all originally
17 talking, I thought the board mindset was
18 leaning towards parking permits for
19 village residents not paying these lots.
20 I may remember differently. What's the
21 recommendation based on?

22 TRUSTEE PHILLIPS: I think part
23 of if you start doing that, then there's
24 no sense in doing paid parking
25 because --

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2 TREASURER BRAUTIGAM: The
3 reality is even with these addition of
4 these 148 spots, we still have
5 over -- under 300 parking spots that
6 would be paid parking. We could issue
7 over 2000 resident stickers. So if all
8 the residents decide to come, they would
9 be taking up these spaces that could be
10 used for paid parking. 300 spots, 2000
11 resident passes, it didn't make sense.

12 MAYOR STUESSI: And so how many
13 passes are you suggesting a business
14 owner would get? Just one?

15 TRUSTEE PHILLIPS: That's a
16 board decision. That's part of it.

17 MAYOR STUESSI: Do you have a
18 recommendation?

19 TRUSTEE PHILLIPS: No, I don't
20 have a recommendation because I really
21 need to hear from us as to how you feel
22 about that. I mean it's also a decision
23 about the residents on Front and Main
24 Street. Our reason and discussion was
25 because they really don't have places to

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2 park. They do rely on it, but they also
3 can't sit there for 24 hours either.

4 So -- because that defeats the
5 purpose. Because the most expensive
6 revenue generating spaces are on Front
7 and Main Street. So you want those
8 spaces to keep turning over with
9 vehicles and for paid parking.

10 TREASURER BRAUTIGAM: And the
11 stickers in question or the passes would
12 not apply on Front and Main Street. You
13 could still be issued a ticket if you
14 live on Front Street. If you -- we do
15 issue these passes, but if you park on
16 Front and Main, you would not be saved
17 from that.

18 TRUSTEE DOUGHERTY-JOHNSON:
19 Sorry, you said the most expensive are
20 on Front and Main. Does that mean there
21 would be different pricing?

22 TREASURER BRAUTIGAM: No, not
23 the most.

24 TRUSTEE PHILLIPS: No, they
25 generate the most revenue.

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2 TRUSTEE DOUGHERTY-JOHNSON:

3 Okay. But I mean, would we or could
4 we --

5 MAYOR STUESSI: Meaning you
6 can't use your resident pass while
7 little --

8 TRUSTEE DOUGHERTY-JOHNSON: I
9 understand that. I'm just saying --

10 TRUSTEE PHILLIPS: They generate
11 the most.

12 TRUSTEE DOUGHERTY-JOHNSON: Is
13 there a possibility or an idea that
14 perhaps some of the lots could be less
15 expensive than residents also employees.
16 Like I don't know where business
17 employees tend to park.

18 TREASURER BRAUTIGAM: Again,
19 there's hundreds of employees on Front
20 and Main Street. 300 spots. If we
21 issue them all parking stickers, it
22 would be a free lot all the time still.
23 Regarding the costs, currently we charge
24 \$3.50 per hour. The village receives
25 approximately \$2:98 of that.

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2 That's -- looking around at
3 other villages and municipalities that's
4 below \$3.50 to \$4.00. Is usually right
5 around \$4. Seems to be the average at
6 other places similar to the village. So
7 I feel like we're price competitively
8 already. So reducing that price for
9 these lots was not part of the proposal.

10 TRUSTEE PHILLIPS: But the other
11 part of the proposal is the enforcement.
12 And if anyone has read, there was a
13 Newsday article last Sunday that was
14 dealing with how some municipalities
15 have generated income from parking fees
16 and parking tickets and whatever. And I
17 know in Port Jefferson, some of the
18 businesses were upset because they felt
19 it was when shortened the duration of
20 nonpaying, that they were causing
21 customers not to come in.

22 But I think that's -- once
23 again, there's some board decisions as
24 do we only do it for a set time during
25 the year. Do we do the resident free

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2 for those on Front and Main? Do we do
3 the lots that we're suggesting or do we
4 slow down and take it a little bit
5 slower? Do we make sure that -- you
6 know, we suggested ten percent. Maybe
7 the board wants to make it more than
8 10 percent of that revenue into
9 infrastructure.

10 TREASURER BRAUTIGAM: Yeah, that
11 could be part of the conversation.

12 TRUSTEE DOUGHERTY-JOHNSON:
13 Sorry to go back to that. So if you
14 were hiring two part-time TCOs, that's
15 coming out of this fund. Like you said
16 let's say it makes \$200,000. But we're
17 paying them out of like that debt.

18 MAYOR STUESSI: Yeah. And just
19 to be clear, we don't have the ability
20 to hire a TCO because that's a police
21 function. In a perfect world, the
22 police department, Southold PD, and
23 their TCOs would be doing this for us.
24 We would have to hire a different role
25 yet to be defined.

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2 TRUSTEE DOUGHERTY-JOHNSON: That
3 would only be parking enforcement.

4 TRUSTEE PHILLIPS: Correct.
5 Yeah.

6 TREASURER BRAUTIGAM: This whole
7 proposal and our existing parking now is
8 just in the season. It's Memorial Day
9 to Columbus Day. So this is not, you
10 know, in the middle of the winter. They
11 will remain free just like they are down
12 Front and Main Street right today.

13 TRUSTEE DOUGHERTY-JOHNSON: And
14 what you said before, it's their 8:00
15 a.m. to 8:00 p.m. right now.

16 TREASURER BRAUTIGAM: Yes.

17 TRUSTEE ROBINS: I wanted to say
18 something. I did have a parking
19 committee a number of years ago. And
20 one of the things that was brought up
21 was that you are going to drive parking
22 into the residential neighborhoods. You
23 can see it already in the summer.
24 Usually, they're lined both sides of the
25 street. You might anticipate some

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2 complaints about residents who are
3 complaining about people parking in
4 front of their houses.

5 TREASURER BRAUTIGAM: I can
6 understand. I would say it's a public
7 road. And as you mentioned, it's
8 happening now anyway.

9 TRUSTEE ROBINS: Right.
10 So -- but it might happen more, so.

11 DEPUTY MAYOR BRENNAN: There's a
12 benefit if there's money available for
13 sidewalk repairs and things like that,
14 the residents stand to gain from that.

15 TREASURER BRAUTIGAM: They do.

16 DEPUTY MAYOR BRENNAN: It's a
17 tradeoff.

18 TREASURER BRAUTIGAM: It's a
19 tradeoff.

20 DEPUTY MAYOR BRENNAN: Can I ask
21 you a question about the \$100,000 in
22 revenue from last season? Was that
23 gross or net expenses?

24 TREASURER BRAUTIGAM: That was
25 after expenses.

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2 DEPUTY MAYOR BRENNAN: And what
3 were your expenses associated with last
4 year?

5 TREASURER BRAUTIGAM: Just a fee
6 for the ParkMobile. They take 15
7 percent. So \$3.50 per hour. They keep
8 52 approximately and we get the \$2.19.

9 DEPUTY MAYOR BRENNAN: So you
10 grossed about 115,000?

11 TREASURER BRAUTIGAM: Yep.
12 That's right. Yeah. 117,000, I think.

13 TRUSTEE PHILLIPS: I think we
14 figured if we increased an additional 75
15 spaces, that we would roughly clear an
16 additional 60,000. And that was about
17 \$800 per meter. Roughly. Those are
18 rough estimates. Okay.

19 TREASURER BRAUTIGAM: Rough
20 estimates. I mean the simple fact that
21 these -- I mean, these additional
22 parking spots, I wouldn't say that they
23 are off the Beacon part necessarily but
24 they're not on Front and Main street.
25 So I would expect less.

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2 MAYOR STUESSI: Plus they're
3 packed every weekend in the summer.

4 TREASURER BRAUTIGAM: That's
5 true as well, yes.

6 I wouldn't use the exact same
7 formula regarding what we received in
8 revenues for Front and Main. As
9 mentioned, approximately 135 spots on
10 Front and Main. \$100,000 in revenue.
11 If we add 148 spots, we're more than
12 doubling it. I don't believe that we
13 would be able to double the revenue, at
14 least the first season. I would be
15 projecting somewhere from \$60 to
16 \$75,000.

17 TRUSTEE PHILLIPS: Well, that's
18 what I said. An additional 60.

19 TREASURER BRAUTIGAM: Yes.

20 DEPUTY MAYOR BRENNAN: You lost
21 track -- I lost track.

22 TREASURER BRAUTIGAM: Yeah.

23 DEPUTY MAYOR BRENNAN: What's
24 the projection for this plan, this
25 scheme, for this upcoming season?

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2 TREASURER BRAUTIGAM: For just
3 the new spots, 148 spots?

4 DEPUTY MAYOR BRENNAN: No, for
5 the -- the entire program? Front and
6 Main.

7 TREASURER BRAUTIGAM: So Front
8 and Main, there's 135 spots. And we
9 received \$100,000 in revenue last
10 season. If we add these 148 spots, I
11 don't project that we would double that
12 revenue from one hundred to two hundred
13 because these are a little removed from
14 the downtown area.

15 So even though we're doubling
16 the paid parking spots, I don't believe
17 we would double the revenue our first
18 season. I thought we would receive
19 anywhere from 60 to 75 percent return on
20 those spots.

21 DEPUTY MAYOR BRENNAN: Okay. Do
22 you have a projection that includes the
23 salaries of the enforcement?

24 TREASURER BRAUTIGAM: No,
25 because that's still up for discussion.

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2 If we need one, if we need two. How
3 many days they would work. So it's
4 still under draft.

5 DEPUTY MAYOR BRENNAN: All
6 right. So conceivably, we may net less
7 revenue in this new scheme than we did
8 last year? It could happen.

9 TREASURER BRAUTIGAM: Overall,
10 if all of these spots are included, we
11 will receive more revenue. It's just
12 I'm comparing the Front and Main Street
13 spots to these proposed spots, and I
14 believe that Front and Main Street is
15 more prime, right?

16 DEPUTY MAYOR BRENNAN: True.
17 True.

18 TREASURER BRAUTIGAM: So that's
19 what I'm getting. I don't think 100
20 percent and 100 percent. I think
21 that's --

22 DEPUTY MAYOR BRENNAN: No, I get
23 that.

24 TREASURER BRAUTIGAM: Okay.

25 DEPUTY MAYOR BRENNAN: But we

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2 have greater expenses in this new
3 scenario because we have actual
4 enforcement.

5 MAYOR STUESSI: But if you also
6 have the enforcement, theoretically,
7 you're going to get more throughput into
8 more funds.

9 TREASURER BRAUTIGAM: Yes, the
10 enforcement would obviously enforce
11 Front and Main Street as well as these
12 additional lots. And as I mentioned, I
13 feel that they would pay for themselves.

14 TRUSTEE ROBINS: We didn't have
15 any enforcement last year, and people
16 paid anyhow. Why bother paying for
17 enforcement at all?

18 DEPUTY MAYOR BRENNAN: Good
19 question. And I don't think it's a
20 one-time thing.

21 TREASURER BRAUTIGAM: I think
22 everyone knows now we're not enforcing
23 it.

24 DEPUTY MAYOR BRENNAN: Yeah. We
25 got a lot of complaints from the

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2 community about not enforcing it, but
3 the -- I think the revenue is good. I
4 don't know if we can repeat that.

5 MAYOR STUESSI: I think we'd be
6 surprised by the revenue if you actually
7 had a ticket person walking around.

8 TREASURER BRAUTIGAM: I agree.

9 TRUSTEE PHILLIPS: The village
10 of Port Jefferson on their 2025
11 financials under the revenue and this is
12 revenue, it includes expenses, and they
13 have a big department. Okay. They
14 grossed \$900,000 roughly.

15 TREASURER BRAUTIGAM: I saw
16 that. I'm not sure how many spots they
17 have.

18 TRUSTEE PHILLIPS: No, I don't
19 either, and I don't know what their
20 expenses are for their department, but
21 that was the number that they grossed.
22 Are we going to -- no, we're never going
23 to get near that. But it would be
24 instead of -- it would be additional
25 revenue to our general budget to try to

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2 do something within the residential
3 areas for sidewalks.

4 MAYOR STUESSI: If it were up to
5 me, I would increase the percentage and
6 put it all towards sidewalks in the
7 residential neighborhoods.

8 TRUSTEE PHILLIPS: But that's a
9 board decision, so...

10 MAYOR STUESSI: Right. I'm
11 saying we should talk about it.

12 DEPUTY MAYOR BRENNAN: Well, 10
13 percent seems small.

14 MAYOR STUESSI: Yeah.

15 TRUSTEE PHILLIPS: Well, we just
16 started with the number because we
17 wanted to get this up and running
18 because originally we were going to talk
19 about it and not put something together.
20 So Adam kind of slapped this together in
21 the last day or two, so.

22 DEPUTY MAYOR BRENNAN: You don't
23 slap things together.

24 TRUSTEE PHILLIPS: Can I make a
25 comment? Sorry, go ahead.

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2 DEPUTY MAYOR BRENNAN: Yeah. I
3 just wanted -- sorry, just I wanted to
4 comment, add to Julia's concern about
5 parking being pushed up into the
6 neighborhoods. I share that concern. I
7 think one way we would test that is if
8 this lot here stays fully occupied.
9 That would indicate to me that we have
10 not pushed parking into the
11 neighborhood.

12 If we see a lot vacancy in this
13 paid lot because of the meter, that
14 would be an indication that parking has
15 been displaced somewhere. So we have an
16 opportunity to kind of test this so
17 we --

18 TREASURER BRAUTIGAM: We could.
19 I think you'll find that all of these
20 spots will be full.

21 TRUSTEE PHILLIPS: Adam, on the
22 ParkMobile, I believe and we need to
23 kind of ask further. We tried to
24 see -- break it down into the different
25 zones to see what was generated but we

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2 couldn't get the report off of
3 ParkMobile. So I think Adam is going to
4 call them and see if we could get that
5 report, which would answer your question
6 as to which lots are being used most
7 because that would have the bigger
8 generation of income from a certain time
9 period. But we couldn't access it.

10 MAYOR STUESSI: You mean on
11 Front and Main?

12 TRUSTEE PHILLIPS: On anyone
13 that we do.

14 TREASURER BRAUTIGAM: If this is
15 implemented.

16 MAYOR STUESSI: Oh, you mean the
17 future, I'm sorry. Okay. I thought you
18 were on municipal this --

19 TRUSTEE PHILLIPS: But we tried
20 to do it for Front and Main, but
21 unfortunately we weren't able to get
22 access to the information. So Adam is
23 probably going to call them the next
24 week to see if that information is
25 something that we have to have access to

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2 or if we can have it, or what other data
3 we can gather from ParkMobile to give us
4 a true story as to what's going on.

5 MAYOR STUESSI: Well, I remember
6 our initial presentation and it was all
7 mapped out based upon zoning in areas
8 with a number of spots, which should be
9 easy to get that intel.

10 TREASURER BRAUTIGAM: Yeah, the
11 interface was a little challenging. I
12 was having trouble navigating it. So as
13 Trustee Phillips mentioned, I will be
14 reaching out to ParkMobile to get a
15 little walkthrough on how I can find
16 those statistics within the software.

17 TRUSTEE PHILLIPS: You know,
18 with the marina, we can -- we get data
19 from the program that we use there. I'd
20 like to see the same information
21 available to us from ParkMobile because
22 that is -- that's what we need to make
23 decisions on.

24 TRUSTEE DOUGHERTY-JOHNSON:
25 Candace.

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2 VILLAGE CLERK HALL: Thank you.

3 I just wanted to through in a comment
4 here regarding the issuing of these
5 permits. That's ultimately going to
6 fall within the clerk's office. So I
7 just wanted to offer this -- this
8 thought to the board while you were
9 considering who will be the recipients
10 of these parking passes.

11 If we are going to be issuing
12 parking passes for potentially 2500
13 residents in the -- in Greenport for
14 only 143 spots, I don't know that that
15 really makes sense for the burden that
16 it will bring to the clerk's office. So
17 I just want to bring that to your
18 attention just as a consideration.

19 If we're talking, like I said,
20 about 130, 140 spots issuing 2500
21 passes. I think it would just become a
22 burden more so than a benefit to the
23 community. It would cause some
24 challenges within the clerk's office
25 without a doubt. I have shared this

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2 with Trustee Phillips and Adam as well
3 because I'm very concerned about this.

4 I am in communication regularly
5 with the town clerk, Denis Noncarrow.
6 So while I understand he is -- that
7 office is issuing substantially more
8 permits and various permits. It is a
9 tremendous burden on that office. And I
10 don't want to create our version of that
11 within Village Hall. So I just want to
12 put that out there while you are all
13 considering this.

14 Just to consider, I know this
15 may not be a popular thing for the
16 residents. I too, would love to have a
17 free spot to park in the village as an
18 employee who does not live in the
19 village lines. But I just don't see the
20 benefit versus the burden that it would
21 cause for the staff at Village Hall,
22 specifically the clerk's office.

23 MAYOR STUESSI: You didn't get
24 to the non-village parking permits yet
25 where the fees are doubled. You're just

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2 on the other side of the line.

3 VILLAGE CLERK HALL: Maybe I
4 shouldn't have told everybody where the
5 remaining free lots are but --

6 TRUSTEE PHILLIPS: I think that
7 we as the board have to understand that
8 we have to start looking for
9 creative -- not creative ways, but for
10 ways to generate revenue to do some of
11 our infrastructure. It's over the years
12 this has been put on the back burner
13 because of, you know, you can't charge
14 me for this, you can't charge me.

15 The transient dock is a prime
16 example of that. We have to survive.
17 Our residents are entitled to have
18 sidewalks that don't raise up. They're
19 entitled to be able to walk freely on a
20 sidewalk in residential area without
21 having to worry to trip. I think that's
22 a part of our goal as a board.

23 You know, downtown has had a lot
24 of cement work done in the past. I
25 believe we have a resolution for to go

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2 out for something. What is that with
3 the sidewalk that you were going to talk
4 about?

5 TREASURER BRAUTIGAM: Hiring fee
6 for the sidewalk coming.

7 TRUSTEE PHILLIPS: Why don't you
8 explain what that is to us?

9 TREASURER BRAUTIGAM: Well,
10 basically it's newer technology to my
11 understanding and much more cost
12 effective where instead of replacing a
13 sidewalk, if it's uneven they actually
14 raise the sidewalk and they will shave
15 the bottom of the sidewalk to make it
16 level and just put it right back down.
17 I do have some more notes over there on
18 it when the resolution comes. But
19 that's the gist of it.

20 MAYOR STUESSI: This is a
21 presentation you shared with the board
22 before.

23 TRUSTEE PHILLIPS: Correct.

24 MAYOR STUESSI: From this side.

25 It's a proprietary process. They're the

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2 only company who does it. It's been
3 done very successfully on the south
4 side.

5 TRUSTEE PHILLIPS: Which is the
6 other reason why I'm kind of recycling
7 back to the parking fees. Yes, no, we
8 no longer have a police department to
9 enforce it. We did have issues with
10 meters years ago, with cash issues but
11 this is not the case with this. This
12 is -- you know, this is something that
13 we have checks and balances.

14 And as much as I don't want to
15 pay for parking, I'm going to pay for
16 parking because you know what, I'm
17 getting tired of tripping when I'm
18 walking down the street on the sidewalks
19 for 25 to 30 years. Maybe 50 years we
20 haven't been able to replace.

21 MAYOR STUESSI: So what are the
22 board's thoughts on modifying, moving it
23 forward as designated?

24 DEPUTY MAYOR BRENNAN: I have
25 another question about the violation

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2 piece. I'm sorry.

3 VILLAGE ATTORNEY KASSCHAU:

4 Yeah. I think also I'd like to talk to
5 Adam too about some of the legalities
6 involved with all of this.

7 TRUSTEE PHILLIPS: Well, that
8 was why we said there needs to be board
9 decisions and issues before we can
10 really --

11 VILLAGE ATTORNEY KASSCHAU: Yep.

12 TRUSTEE PHILLIPS: -- press
13 forward on anything. Because in order
14 to put something that's clear to us,
15 we've all decided on and to give it to
16 the public because, yes, we're going to
17 have to sell this. There's no doubt.
18 We're going to have complainers and then
19 we're going to have those that are going
20 to cheer, cheer, I want my sidewalk done
21 first. I think that in order for us
22 to -- put a complete package, there
23 needs to be some decisions from the
24 board.

25 TREASURER BRAUTIGAM: Yes. This

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2 is all preliminary. I'm not asking the
3 board to make any decisions tomorrow.
4 This is just informational.

5 DEPUTY MAYOR BRENNAN: Soon.

6 MAYOR STUESSI: We're going to
7 be in summer. Plus we're going to need
8 to hire two part-timers, so we would --

9 TRUSTEE PHILLIPS: That I would
10 like to see. We need to do -- we need
11 to hire the TCOs. I mean to hire
12 somebody to do it anyway. So I would
13 really like to see the Help Wanted ad
14 get composed and at least put in at some
15 point.

16 MAYOR STUESSI: So putting aside
17 any legal issues that Jared's going to
18 discuss with the board and Adam, where
19 is the board on the idea? Julia?

20 TRUSTEE ROBINS: I'm not sure,
21 sorry. I don't think we can make a
22 decision right now. I have to think
23 about it.

24 MAYOR STUESSI: Do you have any
25 additional questions for Trustee

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2 Phillips or Adam about what they
3 presented?

4 TRUSTEE ROBINS: I discussed it
5 with Trustee Phillips before but this is
6 not what I thought I was going to see,
7 so. I am sensitive to Candace's concern
8 about the multiple permits. I think
9 she -- I think that would be an
10 administrative matter.

11 MAYOR STUESSI: Well, I think
12 the suggestion is that it's only for the
13 property owners on Front and Main and
14 then the business owners. That's a much
15 smaller number than Candace was talking
16 about. You and I wouldn't get parking
17 passes. I'll pick you up on my bicycle.
18 Try not to crash this time.

19 TRUSTEE ROBINS: I'm still
20 maybe. I think I need to think about
21 it. You know, any more decision we can
22 vote on it until week but I'm not going
23 to give you a decision right now. I'm
24 sorry.

25 MAYOR STUESSI: We're just

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2 asking from your feedback.

3 TREASURER BRAUTIGAM: Just

4 feedback. We can discuss it.

5 TRUSTEE PHILLIPS: Part of the

6 decision could be not do the residents

7 passes. Yeah. Always. It make it

8 simple. It's just everybody. But

9 that's -- as I said, that's a board

10 decision, not mine.

11 TRUSTEE DOUGHERTY-JOHNSON: I

12 appreciate it.

13 MAYOR STUESSI: Anybody who

14 lives downtown needs a pass. I think

15 that would be completely punitive,

16 especially when we're trying to create

17 morale.

18 TREASURER BRAUTIGAM: I do

19 believe that from what Trustee Phillips

20 and I saw in other municipalities, we're

21 going a little step further by issuing

22 these business owner passes. I don't

23 believe we saw any other municipalities

24 that offered the business owners.

25 TRUSTEE PHILLIPS: Port

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2 Jefferson did something but it was a
3 certain parking lot.

4 TREASURER BRAUTIGAM: They have
5 resident passes. I don't recall any
6 business owner passes. Perhaps I'm
7 mistaken.

8 MALE VOICE: You may need to
9 state law in order to have.

10 TRUSTEE PHILLIPS: I know that's
11 why --

12 TREASURER BRAUTIGAM: Unless
13 you're trading everybody, you may need
14 state law to have different pricing
15 tiers for a parking system.

16 TRUSTEE PHILLIPS: Right.
17 That's why it's a board decision not
18 ours.

19 TRUSTEE DOUGHERTY-JOHNSON:
20 Well, that's what I mean. I thought it
21 would be a question about the business
22 owner. Like are they -- can they be
23 given to anyone within the business,
24 because some people do have parking.
25 Some people don't. You know, like it's

1 BOT MEETING ~ February 19, 2026
2 a -- is it -- does it go within one car?
3 Or is it -- would it be movable?

4 TREASURER BRAUTIGAM: It would
5 be specific to one car. It would
6 specific to the individual with the
7 unique ID number. The license plate
8 would be required for the form that
9 would be internal at Village Hall.

10 TRUSTEE DOUGHERTY-JOHNSON:
11 Sure.

12 TREASURER BRAUTIGAM: But the
13 specific pass or the hang tag wouldn't
14 reference a license plate.

15 DEPUTY MAYOR BRENNAN: Well, I'm
16 interested in this program. I
17 definitely want to see a fleshed out
18 projection of the actual income
19 expenses.

20 TREASURER BRAUTIGAM: Sure.

21 TRUSTEE PHILLIPS: Which we
22 could do.

23 DEPUTY MAYOR BRENNAN: Including
24 the extra staff.

25 JULIA TRUSTEE: I'm probably

1 BOT MEETING ~ February 19, 2026

2 going to have that by next week.

3 MAYOR STUESSI: We'll have it by
4 the end of the day.

5 TRUSTEE ROBINS: We don't even
6 have a commitment yet on a TCO, do we?

7 MAYOR STUESSI: It's just an
8 hourly wage and X number of hours. Just
9 a budget.

10 DEPUTY MAYOR BRENNAN: And the
11 overhead associated with that. And then
12 the violation piece. I know there's a
13 legal aspect to it, but there's also a
14 logistical part. I want to understand
15 what your thinking is on that and how
16 that would work. Who's going to recover
17 revenue on these violations? And how do
18 we do that? And there's probably an
19 expense and losses associated with that
20 potentially. And we'll able recover all
21 the violations.

22 TRUSTEE PHILLIPS: Well, you
23 could pay online now.

24 TREASURER BRAUTIGAM: We're used
25 to write parking tickets all the time.

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2 I believe it goes through the town and
3 then it's sent to us.

4 TRUSTEE PHILLIPS: Well, if they
5 plead innocent it goes to town. I think
6 you could pay online. We have a company
7 that collects it that we get a check
8 from periodically.

9 TREASURER BRAUTIGAM: Yes, you
10 can pay up.

11 DEPUTY MAYOR BRENNAN: Does that
12 entail legal expenses for us if it's in
13 traffic court?

14 MAYOR STUESSI: If somebody is
15 arguing against something and we need to
16 show up.

17 DEPUTY MAYOR BRENNAN: Yes.
18 Okay.

19 MAYOR STUESSI: But if they pay
20 online, no other than the fee.

21 DEPUTY MAYOR BRENNAN: We have
22 to account for that to someone.

23 TRUSTEE PHILLIPS: I'll be
24 honest. That might take a little time
25 and I'll be -- just to make it, I will

1 BOT MEETING ~ February 19, 2026
2 not be at next week's meeting. My
3 husband is doing a presentation with
4 NOAA and Cornell Cooperative Extension
5 and the Northeast Science Center in
6 Riverhead. So I will be there for him.
7 It's a first time I've missed a regular
8 board meeting since 2009, so...

9 DEPUTY MAYOR BRENNAN: And then
10 just to Candace's point, I think its a
11 point. Aside from how many passes or
12 any passes, there's always a cost to
13 administer these kinds of issues and
14 programs that are -- it's hard to
15 quantify, right. And so we just need to
16 recognize that and make an attempt to
17 sort of quantify what the expense of
18 that is. Because those were so much
19 what happens in the village.

20 Is -- there's kind of overflow
21 into burdens of different departments.
22 It's hard to understand the true impact,
23 the financial impact of a program like
24 this when the clerk's office may have to
25 shoulder some of the burden.

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2 MAYOR STUESSI: It'd be good to
3 hear an estimate of how many total
4 businesses and resident stickers you
5 think would be in there.

6 TRUSTEE DOUGHERTY-JOHNSON: I
7 guess that was my question too. Are
8 talking about all the businesses
9 downtown or are we only talking about
10 businesses on Front and Main?

11 TRUSTEE PHILLIPS: Front and
12 Main.

13 TREASURER BRAUTIGAM: Just front
14 and Main.

15 TRUSTEE PHILLIPS: Front and
16 Main. Several years ago when this first
17 started up, when Stephen Gaffga was the
18 village treasurer. He did do a
19 spreadsheet of variety of scenarios.
20 It's probably not valid today, but it
21 gives you an idea of the different
22 parking lots and the different zones.
23 I'll send it to everybody because I
24 resurrected it out of my e-mails from
25 years ago. That might help answer some

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2 of the questions.

3 DEPUTY MAYOR BRENNAN: Okay.

4 TRUSTEE PHILLIPS: Okay.

5 TREASURER BRAUTIGAM: Any other
6 questions? Thank you.

7 MAYOR STUESSI: No. Thank you
8 very much.

9 DEPUTY MAYOR BRENNAN: Thank
10 you, Adam.

11 (Off the record discussion.)

12 MAYOR STUESSI: All right. I'm
13 going to turn it over to the Deputy
14 Mayor for a very brief update on the
15 LWRP.

16 DEPUTY MAYOR BRENNAN: Yeah.
17 Okay. So the current committee has
18 been -- I've mentioned this before, but
19 they've been reworking the committee
20 recommendations and structure to more
21 closely match the LWRP guidelines. And
22 as of today, Jane Williams and Suzie
23 Donovan have a pretty good draft list of
24 how they'd like to see the committee
25 structured. I want to bring it to you

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2 because you have to make those
3 appointments.

4 MAYOR STUESSI: Yes. Yeah.

5 DEPUTY MAYOR BRENNAN: So I
6 think the thing right now is to take
7 that draft to you and then to the board
8 here in its draft form.

9 MAYOR STUESSI: Okay. Great.

10 DEPUTY MAYOR BRENNAN: So then
11 it's a much larger committee but it's
12 broken into two tiers because the
13 Department of State wants us to include
14 more folks who are outside the
15 municipality like the Town of Southold
16 County.

17 We're structuring it as there's
18 an advisory committee that would include
19 these other folks and then there's a
20 working group. And the working group
21 would still be local people. So we're
22 trying to make it practical because I
23 don't think the people in Suffolk County
24 Planning Division are really going to
25 have any time to participate but they

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2 have to be honest in order to fulfill
3 the LWRP guidelines. It's -- it looks a
4 lot different than the last committee.

5 MAYOR STUESSI: So that would be
6 great obviously to have in place for our
7 March meeting. Timing sounds like it
8 would be probably need work. We should
9 have a state paperwork by then and then
10 we'll be off to the races needing to
11 hire a consultant and get everything.

12 DEPUTY MAYOR BRENNAN: Yeah.
13 And we need to do an RFP.

14 MAYOR STUESSI: Yeah.

15 DEPUTY MAYOR BRENNAN: And I
16 think the basis for writing the RFP for
17 the consultant would really be pulled
18 from the grant application. Right.
19 Because the grant application describes
20 pretty thoroughly what we're trying to
21 do. I guess I would just kind of
22 repackage that as the RFP. This is the
23 job that --

24 MAYOR STUESSI: Or we could get
25 some help from Mark Terry on that as

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2 well who worked on the Town LWRP if it
3 makes sense to utilize some of his
4 recourses to help put some of that
5 together to assist you.

6 DEPUTY MAYOR BRENNAN: All
7 right. And a couple of other things
8 because I see you wrote water access
9 here and working waterfront. I didn't
10 actually prepare anything for this
11 meeting because I only saw this on the
12 agenda like two days ago.

13 MAYOR STUESSI: Yeah, I honestly
14 thought you were just going to talk
15 about the LWRP update.

16 DEPUTY MAYOR BRENNAN: Yeah. I
17 didn't -- I did bring this up earlier.
18 I want to remind everyone that we have
19 to account for dredging strong basin
20 entrance. So that's another cost and
21 this is the year that we would do it
22 unless we can find some other funds or
23 whatever. I wouldn't recommend putting
24 it off though. What else on there? Oh,
25 so I just want to remind everyone that

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2 we really need to hammer out a plan for
3 short stay visitors dock because we're
4 running out of time if we want to have
5 something in place for this summer
6 and -- I'm sorry, what?

7 TRUSTEE ROBINS: Is kind of late
8 for that, isn't it? To build something
9 there? I mean I don't know.

10 DEPUTY MAYOR BRENNAN: I don't
11 know. It depends on how expensive it
12 is.

13 TRUSTEE ROBINS: If we go to a
14 similar one like the floating dock that
15 we had, you know, I don't think that
16 would take that long.

17 DEPUTY MAYOR BRENNAN: Probably
18 the most expedited thing would be to put
19 back something like the old visitors
20 dock in kind and in place. That's
21 really not where I wanted them to go
22 with this because I still think that's
23 problematic. And I'm really still kind
24 of hot on the idea of trying to move our
25 visitors dock into Mitchell Park Marina

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2 and monetize it.

3 So even though we would offer
4 short stays we'd still collect some
5 revenue. I still feel like that's where
6 we should go. I've tried to -- I may
7 have put too much energy in this too. I
8 tried to get buying from our treasure
9 and from our marina manager because at
10 the end of the day, I want to make sure
11 that they feel like this is going to
12 work.

13 It has to work financially. It
14 has to work operationally. But I don't
15 think I've convinced either Adam or Rich
16 entirely of the merits of this project.
17 So I feel like I'm getting a little
18 stuck here. And maybe I don't need to
19 convince them. I just need to convince
20 the board.

21 TRUSTEE PHILLIPS: Yes.

22 MAYOR STUESSI: Well,
23 ultimately, yes.

24 DEPUTY MAYOR BRENNAN: But I'm
25 mindful of bringing initiatives to this

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2 village staff and thinking they can't do
3 it.

4 MAYOR STUESSI: Here's what the
5 challenges are. So where do you want to
6 take us?

7 DEPUTY MAYOR BRENNAN: I don't
8 know. I want to just get it done. So I
9 want to get. I guess we would have to
10 get some pricing on the alternatives
11 whether it's in Mitchell Park or move
12 back to the old location.

13 MAYOR STUESSI: We can get that
14 pretty quickly if you want to share what
15 it is you want priced and you can bring
16 it back in front of the board.

17 DEPUTY MAYOR BRENNAN: Okay.

18 MAYOR STUESSI: And make a
19 decision with a recommendation.

20 DEPUTY MAYOR BRENNAN: Yeah.
21 And then we had talked a couple times
22 about the old visitors dock location
23 over by the Seaport Museum. I really
24 would like to develop that as a
25 different type of commercial dock that's

1 BOT MEETING ~ February 19, 2026
2 unique, different than the railroad
3 dock.

4 And that it could accommodate
5 different types of small commercial
6 activity like embarking and disembarking
7 charter vessels, water taxis, things
8 like that. And I'm continuing to get
9 inquiries. I got an inquiry last week
10 from another charter sailboat company
11 saying where's the opportunities in the
12 village for them to embark and disembark
13 people. And we don't really have that.

14 MAYOR STUESSI: Yeah.

15 DEPUTY MAYOR BRENNAN:

16 And -- but I think it would be another
17 chance to make some revenue and another
18 way to support a different segment of
19 our commercial with our commercial
20 working waterfront. Right. So these
21 are smaller vessels than we what we have
22 at the railroad dock. They would need a
23 floating dock. They need access. They
24 need like accessible ramps and things,
25 much like the way Mitchell Park is

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2 built.

3 And I also would like to see if
4 there's a way we can integrate creating
5 some protective dockage over there for
6 the village fireboat, the village pump
7 out vessel and then maybe create a way
8 to host the Southold, what we were
9 talking about earlier, the harbor.

10 TRUSTEE PHILLIPS: The harbor
11 master.

12 DEPUTY MAYOR BRENNAN: Harbor
13 master. So one way of getting to the
14 harbor master more involved the
15 Greenport community just having a place
16 for them to live. So I'm kind of
17 thinking that this could be a hybrid
18 project where there's a commercial
19 docking facility for smaller vessels and
20 then we incorporate somehow our first
21 responders and the law enforcement and
22 maybe a way to finance this or to help
23 finance it.

24 TRUSTEE PHILLIPS: Because you
25 have the parking over there which is the

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2 major point for the fireboat.

3 DEPUTY MAYOR BRENNAN: Yes.

4 TRUSTEE PHILLIPS: It would be a
5 major point for the harbor master.

6 DEPUTY MAYOR BRENNAN: Right.

7 TRUSTEE PHILLIPS: They would
8 need any emergency, they would need to
9 have that kind of spaces to run to.

10 DEPUTY MAYOR BRENNAN: Exactly.

11 TRUSTEE PHILLIPS: And if you're
12 talking about the charter boats, they're
13 easier to have their customers come on
14 either on the bow or on the stern. So
15 it would be -- you know, that would be
16 the most important. Because at Captree,
17 they all come off the bow onto the dock.

18 In other words, they all come in
19 bow first. So I mean, there are some
20 examples of Captree and some of other
21 municipal marinas that you might want to
22 take a look at. And you really -- if
23 you want to give Sean Gilligan a call at
24 Safe Harbor, he's very familiar with
25 those.

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2 Because I had a discussion with
3 him because we were talking about
4 Sterling Harbor the other day because
5 this winter has been very cruel to that
6 opening. You know, you were on the
7 talking of that. I was talking about
8 moorings which is another topic. But
9 he's familiar with those type of what
10 you're talking about. He might give you
11 some insight.

12 DEPUTY MAYOR BRENNAN: Okay. So
13 if we were to move the short stay dock
14 into Mitchell Park, that frees up this
15 other location over by the railroad
16 dock. That project would not have to be
17 developed this year.

18 MAYOR STUESSI: Right. Yeah.

19 DEPUTY MAYOR BRENNAN: So that
20 may have to -- that may take longer. So
21 I think if we split it into phases, I
22 would try to accomplish the visitor dock
23 first, and then this other type of
24 commercial first responder dock
25 situation second.

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2 MAYOR STUESSI: I think that
3 makes perfect sense.

4 TRUSTEE PHILLIPS: And I also
5 think what we should do is start with
6 asking McBride to look into the port
7 grants that come up. Because that, what
8 you're talking about, especially for the
9 rescue and police department, those
10 grants lean towards that type of
11 activity of dock building. So if we get
12 started now and --

13 MAYOR STUESSI: So all of that's
14 on hold at the moment? I participated
15 in a call last week because FEMA's shut
16 down.

17 TRUSTEE PHILLIPS: Right.
18 FEMA's shut down. But there are other
19 grant opportunities that are within --

20 MAYOR STUESSI: But is it that
21 one. All of those are through that.

22 TRUSTEE PHILLIPS: That FEMA.
23 Right. But there are other things that
24 I think that if McBride starts looking,
25 they may be even be able to find it

1 BOT MEETING ~ February 19, 2026
2 within the DEC. To be honest with you,
3 there are some opportunities for that.
4 So, you know, especially if you can
5 combine it with -- the charter boats
6 have to have the DEC permits, and you
7 have the commercial boats already at the
8 railroad dock.

9 So you would be taking a look at
10 the whole area, not just that spot. You
11 would want to encompass all of it
12 as -- you may not need to do anything to
13 the railroad dock, but you would
14 encompass it as part of it being the
15 working waterfront corner of the
16 village, for a name or whatever.

17 MAYOR STUESSI: I'm sorry, I'm
18 now remembering why working waterfront
19 is on there. You had said you wanted to
20 discuss the waterfront commercial
21 district outside the downtown district.

22 DEPUTY MAYOR BRENNAN: Right.

23 MAYOR STUESSI: You can
24 obviously kick that over to the next
25 meeting. Maybe if you want to mention

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2 maybe a high level.

3 DEPUTY MAYOR BRENNAN: I think
4 that came up in discussion with an
5 applicant.

6 MAYOR STUESSI: Yes.

7 DEPUTY MAYOR BRENNAN: I don't
8 really want to get into it now. I would
9 just say that if we're going -- again,
10 if we're going to be looking at any kind
11 of zoning changes including the
12 waterfront commercial, we should take a
13 holistic look at the entire zone and not
14 spots.

15 MAYOR STUESSI: Yeah.

16 DEPUTY MAYOR BRENNAN: And that
17 was the point I was trying to make.
18 That may be not the issue right now with
19 that applicant.

20 MAYOR STUESSI: That's totally
21 different issue.

22 TRUSTEE PHILLIPS: No, it's not.

23 MAYOR STUESSI: All right,
24 Julia, you're up for resolution one.

25 TRUSTEE ROBINS: What? I've got

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2 to find it. Where are -- we what page
3 are we on?

4 MAYOR STUESSI: I'll read it.
5 Resolution number 02-2026-1. Mary Bess,
6 you're up next. Resolution authorizing
7 the publication of a request for
8 proposals for professional audit
9 services of the Village of Greenport
10 Electric Fund, including preparation of
11 the required NYPA report and directing
12 Clerk Hall to notice the request for
13 proposals accordingly. So move.

14 TRUSTEE PHILLIPS: Second.

15 MAYOR STUESSI: All in favor?

16 (Aye said in unison.)

17 MAYOR STUESSI: Motion carries.

18 TRUSTEE PHILLIPS: Resolution
19 02-2026-2. Resolution authorizing the
20 publication of a request for proposals
21 for professional audit services for the
22 annual village-wide audit and directing
23 Clerk Hall to notice the request for
24 proposals accordingly. So move.

25 TRUSTEE DOUGHERTY-JOHNSON:

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2 Second.

3 MAYOR STUESSI: All in favor?

4 (Aye said in unison.)

5 TRUSTEE DOUGHERTY-JOHNSON:

6 Resolution 02-2026-3. Resolution
7 authorizing the solicitation of BIDs for
8 sidewalk saw cutting repairs of various
9 sidewalks in the Village of Greenport
10 and directing Clerk Hall to notice the
11 solicitation of BIDs accordingly. So
12 move.

13 TRUSTEE PHILLIPS: Second.

14 MAYOR STUESSI: All in favor?

15 (Aye said in unison.)

16 TRUSTEE ROBINS: Resolution

17 02-2026-4. Resolution authorizing the
18 solicitation of BIDs for the screw pump
19 replacement at the Village of Greenport
20 sewer plant and directing Clerk Hall to
21 notice the solicitation of BIDs
22 accordingly. So move.

23 DEPUTY MAYOR BRENNAN: Second.

24 MAYOR STUESSI: All in favor?

25 (Aye said in unison.)

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2 MAYOR STUESSI: All right. I'll
3 make a motion to go into executive
4 session.

5 DEPUTY MAYOR BRENNAN: Second.

6 MAYOR STUESSI: For two
7 subjects, one of them being the
8 potential acquisition of village
9 property as per CPF fund and some
10 guidance from the board to provide it to
11 town. The other regarding the potential
12 hiring of an individual.

13 DEPUTY MAYOR BRENNAN: Second.

14 MAYOR STUESSI: All in favor?

15 (Aye said in unison.)

16 MAYOR STUESSI: You're done.

17 (Whereupon, the Village of
18 Greenport Board of Trustees Work Session
19 went into Executive Session.)

20 (Meeting ended at 4:44 p.m.)

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C E R T I F I C A T E

I, LAURA M. PRISTINA, a Court Reporter and Notary Public, for and within the State of New York, do hereby certify:

THAT the above and foregoing contains a true and correct transcription of the proceedings held on February 19, 2026, and were reported by me.

THAT I am not connected by blood or marriage with any of the parties; that I am not interested directly or indirectly in the outcome of this matter.

IN WITNESS WHEREOF, I have hereunto set my hand this 19th day of February, 2026.



LAURA M. PRISTINA

Dear Members of the Board of Trustees,

I am writing to provide additional follow-up regarding the implementation of the Chapter 103 rental permit amendments and to express serious concern over the continuing failures of administration and oversight surrounding this matter.

At the January Board meeting, the Mayor stated that revised rental permit application forms and a corresponding FAQ would be posted imminently and that mailings regarding the new permitting requirements and phase-in deadlines were being sent to all current permit holders, as well as to anyone who had held a rental permit within the prior two years. Those representations were made on January 15.

As of today, my understanding is that the revised rental permit application forms—both for short-term and long-term rentals—remain unavailable in either electronic or hard-copy form. The only material that has been made publicly available is the FAQ posted on the Village website. An FAQ, standing alone, does not constitute an application process, nor does it provide property owners with a meaningful ability to comply with the law.

In response to my inquiries regarding the absence of the application forms, the Mayor has stated on at least three occasions that the issue was merely a website problem and that it was being corrected immediately. As of today, that representation has proven inaccurate. The continued unavailability of the forms raises serious concerns not only about administrative execution, but also about the reliability of information being provided to the Board and the public regarding the status of this program.

More troubling still, I have heard directly from several rental property owners who report that they have received no correspondence regarding the new permitting requirements, notwithstanding the statements made at the January meeting. Some owners have further advised that they were told by Village personnel that there is no record of rental permits previously issued to them at all. If accurate, this represents a serious breakdown in basic recordkeeping and raises profound concerns about the Village's ability to administer, track, or enforce any rental permitting regime, new or old.

These failures are occurring while the statutory phase-in period is rapidly expiring and while enforcement under the amended Code is scheduled to commence on March 1. Under the current circumstances—where application forms are unavailable, notices appear not to have been sent, permit records may be incomplete, and owners are receiving inconsistent information—it is difficult to understand how enforcement can reasonably or fairly begin on that date. Proceeding with enforcement under these conditions would invite confusion, noncompliance, and legal challenge based on lack of notice and administrative readiness.

This situation is particularly troubling given that, when these amendments were brought to the Board for adoption in November, assurances were given that sufficient resources were in place to administer and enforce the new framework. A significant component of enforcement was expressly tied to the revised application process. The fact that the law has now been in effect for over a month without functioning application forms, reliable permit records, or documented notice to affected property owners calls into serious question the accuracy of those assurances and reflects a fundamental failure of leadership and administrative preparedness.

This failure is compounded by additional unfulfilled commitments. At the January meeting, the Mayor indicated that a Building Department report would be added to the January work session agenda. To date, no such report has been provided. As a result, the Board—and the public—remain without even baseline information necessary to evaluate how this law is being administered, including staffing levels, workflow, permit tracking, complaint volume, and enforcement activity.

While the bulk of these failures lie with the Mayor and Village administration, the Board of Trustees has a fiduciary duty to the residents of the Village to provide meaningful oversight. That oversight is plainly not occurring. At this point, it is unclear whether the Board has access to, or has requested, even baseline information such as:

- how many rental permits have been issued over the past three years;
- how many **code complaints of any kind** have been submitted over the past three years, including complaints relating to rental properties, unauthorized building work, noise violations, site plan noncompliance, zoning violations, **and other similar matters**;
- how those complaints have been logged, investigated, and resolved;
- what enforcement actions, if any, have been taken in response; and
- whether the administration has the staffing, systems, and reporting mechanisms necessary to support consistent enforcement across all areas of the Code, including but not limited to the amended rental permit provisions.

Absent this information, the Board cannot credibly assess whether the current regulatory framework—or the Village’s code enforcement program more generally—is functional, enforceable, or fair.

Under these circumstances, the Board should adopt a **public resolution formally suspending enforcement of the amended rental permit provisions until April 1**, during which time the application process can be made fully operational, accurate permit records confirmed, meaningful notice provided to affected property owners, and regular reporting established.

Proceeding with enforcement before these basic prerequisites are in place would only compound the current failures and further erode public confidence in Village governance.

There should be no further discussion of additional Code amendments or new policy initiatives—particularly those involving similarly complex or sensitive issues—until the Village demonstrates that it can competently administer and enforce the laws already on the books. Proceeding otherwise only reinforces the perception that Village governance is disconnected from operational reality.

This situation cannot continue. The credibility of the Village Code, the integrity of the Board’s legislative function, and public confidence in Village Hall are all being undermined by the ongoing inability to execute basic administrative responsibilities.

I respectfully urge the Board to exercise its oversight authority, require meaningful and regular reporting from the administration, and adopt a public resolution suspending enforcement until April 1 to allow the rental permit framework to become demonstrably functional and fairly administered.

I respectfully submit the above as public comment for the next regularly scheduled Village Board of Trustees meeting and request they be made part of the official record

Respectfully submitted,

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