

MINUTES OF THE BOARD OF TRUSTEES MEETING HELD ON SEPTEMBER 1, 2012 AT 105 BROADWAY, SALTAIRE, NEW YORK.

Mayor Cox called the Board of Trustees meeting to order at 9:00 a.m. and the following were in attendance:

Robert Lynn Cox III, Mayor
John A. Zaccaro Jr, Trustee
Alexander K. Chefetz, Trustee
Hugh A. O'Brien, Trustee
Frank Wolf, Trustee
Joseph Harry Baker, Counselor to the Board
Mario Posillico, Administrator & Clerk
Donna Lyudmer, Treasurer
Joseph Prokop, Village Attorney
Dennis Foley, Chief of Security
And approximately 75 other attendees

PLEDGE OF ALLEGIANCE

Mayor Cox led the Board and all attendees in the Pledge of Allegiance.

APPROVAL OF MINUTES

Draft copies of the minutes of the meeting of July 27, 2012, having been previously presented to the Board and posted in draft form on the Village web site, were presented for adoption. After discussion, and all having a chance to be heard, Trustee Wolf made a motion to adopt the minutes as presented. The motion was seconded by Trustee Zaccaro and on call without objection was unanimously approved.

Mayor Cox stated that he was changing the order of the agenda items in the interest of allowing the majority of the attendees to address their issues earlier in the meeting, and therefore would present the major agenda items first, then open up the floor for resident comments, and then finish up with more routine items and Trustee reports.

POTENTIAL AGREEMENT WITH SUFFOLK COUNTY WATER AUTHORITY

Mayor Cox reported that both the Village and the Suffolk County Water Authority (SCWA) conducted public bids for their respective portions of the proposed Lighthouse water main upgrade project. He stated that the SCWA bids clearly demonstrated that tunneling under the existing walkway was not a financially feasible option, and that both sides agreed that complete reconstruction of the concrete walkway was a necessary part of the plan if it was to move forward. However, the combined bids came in over budget, and Mayor Cox stated that the two parties must now reconvene to see how the actual bid results impact the tentative cost sharing agreement, the process for which jeopardizes a 2012 construction start. Mayor Cox stated that the Board would continue to discuss the bids and a potential cooperative agreement with SCWA.

RENTAL OF 104 NEPTUNE WALK

Village Administrator Posillico reported that he received an offer and negotiated a lease for the rental of the Village property known as 104B Neptune, for the period from September 15, 2012 through April 30, 2013. After discussions, and all having a chance to be heard, Trustee Wolf made a motion to authorize Administrator Posillico to execute the necessary lease documents to secure the lease arrangement to the best advantage of the Village. The motion was seconded by Trustee O'Brien, and on call without objection was unanimously so approved.

APPROVAL OF FUNDING FOR PACIFIC WALK RECONSTRUCTION

Mayor Cox stated that the Board intentionally omitted funding for the completion of the reconstruction of Pacific Walk from the 2012-13 operational budget with the intention of funding the work as part of a larger bond issue for the reconstruction of Lighthouse Promenade and other targeted north-south boardwalks. He stated that due to the uncertainty of the Lighthouse Promenade project and its schedule, decisions on the size and extent of a bond issue will have to be held in abeyance until those uncertainties are clarified; and therefore, decisions about the extent and funding of the Pacific Walk work would have to be made prior to a finalized comprehensive funding plan. Village Administrator Posillico stated that the estimated cost for the remainder of the walk was \$275,000. After discussion, Trustee Zaccaro made a motion to commence the reconstruction of Pacific Walk from Bay Prom to Lighthouse Prom for completion before the 2013 season, and to authorize expenditures for that purpose of up to \$275,000 to be taken from the general reserves of the Village with the intention of replacing the reserves upon a bond being issued. The motion was seconded by Trustee Chefetz, and on call without objection the motion was unanimously so approved.

APPROVAL OF FIRE COMPANY OFFICERS

Trustee Wolf reported on the election of the following officers by the Saltaire Volunteer Fire Company, and made a motion to approve all of them as elected:

Chief	J.R. Rieger
1 st Asst Chief	Jim McDonald
2 nd Asst Chief	Josh Raeben
3 rd Asst Chief	Joseph H. Baker
President	Catherine O'Brien
Secretary	Liv Hempel
Treasurer	Open

The motion was seconded by Trustee Chefetz, and was approved according to the following vote:

Trustee Zaccaro	Yea
Trustee Chefetz	Yea
Trustee Wolf	Yea
Trustee O'Brien	Abstain

Trustee O'Brien noted for the record that he abstained from voting to avoid any appearance of a conflict since he is an active member of the Fire Company.

APPROVAL OF FIRE COMPANY INSTALLATION DINER

Trustee Wolf reported that the Fire Company annually holds a dinner to officially install the newly elected slate of officers, much of the funds for which comes from annual receipts from New York State collected from surcharges on fire insurance policies specifically to be used for this and similar membership morale purposes. Trustee Wolf made a motion to authorize the Saltaire Volunteer Fire Company to expend up to \$12,500 of their own funds for their annual installation dinner. The motion was seconded by Trustee Zaccaro, and on call without objection was approved according to the following vote:

Trustee Zaccaro	Yea
Trustee Chefetz	Yea
Trustee Wolf	Yea
Trustee O'Brien	Abstain

Trustee O'Brien noted for the record that he abstained from voting to avoid any appearance of a conflict since he is an active member of the Fire Company.

SUGGESTIONS, QUESTIONS AND CONCERNS FROM THE PUBLIC

Mayor Cox invited questions, comments, suggestions from the public in attendance about any topic they wished to discuss. After all had a chance to be heard, Mayor Cox moved onto the remainder of the agenda.

PEACE OFFICER INVESTIGATION

Trustee Wolf reported that the Board has been investigating the possibility of creating peace-officer positions for one or two key staff in the Security Department, mostly likely Chief Foley and one other of the more senior guards, and has received a report from the Village Attorney regarding the legal implications of implementing that change. He stated that the impetus of the investigation was the frustration felt by the Board in not being able to consistently enforce bicycle and vehicle traffic regulations within the Village. Mayor Cox stated that the decision to make the change to employ Peace Officers would not be made without gauging resident opinions at future meetings, without more consideration of the legal and liability implications, and only under the premise that the Officers would not be permitted to carry firearms. Discussion ensued amongst the Board and those in attendance.

ABSTRACT AUDIT

Mayor Cox stated that the following Abstracts were presented for approval by the Village Administrator and the Village Treasurer:

General Checking No. 3A in the amount of	\$125,488.55
Capital Checking No. 3A in the amount of	\$746.80

After discussion and opportunity for questions, Trustee Zaccaro made a motion that General Checking Abstract 3A be approved as presented and that the Mayor be authorized to execute the warrants. Trustee O'Brien seconded the motion and on call without objection it was unanimously approved.

After further discussion and opportunity for questions, Trustee O'Brien made a motion that Capital Checking Abstract 3A be approved as presented and that the Mayor be authorized to execute the warrants. Trustee Zaccaro seconded the motion and on call without objection it was unanimously approved.

TRUSTEE REPORTS

Each Trustee provided a report on his area of responsibility.

VIDEO SURVEILLANCE OF LIGHTHOUSE PROMENADE

Trustee Wolf reported that he felt an adequate video surveillance system on Lighthouse Promenade would provide a real deterrent to illegal activities along that walkway. Discussion ensued as to the benefits and disadvantages of video surveillance, and about the proper scope of a proposed system, after which the Mayor directed the Village Administrator to investigate options for video surveillance, and report back to the Board.

ADJOURN INTO EXECUTIVE SESSION

After the Board received and responded to questions from those in attendance, and all having a chance to be heard, Trustee Wolf made a motion that the Board adjourn into Executive Session to discuss litigation strategy, contract and personnel issues. Mayor Cox stated that the Board anticipated coming back into public session at approximately 3:00 pm, leaving time to allow for a short break during the Executive Session for lunch and other personal commitments that Board members had scheduled. The motion was seconded by Trustee Zaccaro and on call without objection was so approved at 11:00 a.m.

RE-ADJOURNMENT INTO PUBLIC SESSION

Trustee O'Brien made a motion to re-adjourn into public session at 3:10 p.m. The motion was seconded by Trustee Zaccaro, and on call without objection was unanimously so approved. The public meeting was called back into session by Mayor Cox at 3:10 p.m. and the following were in attendance:

Robert Lynn Cox III, Mayor
John A. Zaccaro Jr, Trustee
Alexander K. Chefetz, Trustee
Hugh A. O'Brien, Trustee
Frank Wolf, Trustee
Mario Posillico, Administrator & Clerk
And 0 other attendees

AUTHORIZATION FOR DEED COVENANTS PURSUANT TO CHANGE OF ZONING

Mayor Cox reported that as part of the Village's attempt to rezone the Saltaire Ferry Terminal from Business 1 to Business 3 and to obtain a special use permit for a ferry operation, thereby formalizing the Village's uninterrupted use of the property for that purpose, which was in

existence before the establishment of the Islip zoning code regulating ferry operation, the Town of Islip has requested the imposition of certain covenants on the property. The Village's application also includes a request for a special use permit to operate outdoor boat storage. He stated that he asked Jim Gowan to assist the Village in preparing responses to the initial set of conditions imposed by Islip, most of which are standard conditions, but some of which are specific to the Village's property. One of those specific conditions is the imposition of a fee to mitigate the area-wide drainage problem along Maple Avenue. After review of the proposed conditions and discussion thereon, and all having a chance to be heard, Trustee Chefetz made a motion to authorize Mayor Cox to execute the necessary instruments, including the acceptance of all covenants he feels necessary, in order to formalize the change of zone of the Saltaire Marina from Business 1 to Business 3 and to obtain special use permits for ferry operation and outside boat storage, and to expend up to \$12,500 for drainage mitigation as part of the accepted covenants. The motion was seconded by Trustee O'Brien, and on call without objection, it was unanimously so approved.

NEXT BOARD MEETING & CLOSE OF MEETING

After all having had a chance to be heard, and there being no further business before the Board, Trustee Chefetz made a motion to close the meeting, with the next meeting to be held on October 6, 2012, at 10:00 a.m. at 103 or 105 Broadway, Saltaire, New York. The motion was seconded by Trustee O'Brien, and on call without objection it was unanimously so approved to close the meeting at 3:20 p.m.