

MINUTES OF THE PUBLIC HEARING AND BOARD OF TRUSTEES MEETING HELD ON APRIL 12, 2016 AT 401 SEVENTH AVE, NEW YORK CITY, 18<sup>TH</sup> FLOOR, NEW YORK, NEW YORK AND VIA VIDEO/AUDIO LINK TO 103 BROADWAY, SALTAIRE, NEW YORK, WITH REMOTE OBSERVATION VIA AN AUDIO/VIDEO CONNECTION TO THE INTERNET.

Mayor Cox called the Board of Trustees meeting to order at 6:05 p.m. and the following were in attendance:

Robert Lynn Cox III, Mayor  
John A. Zaccaro Jr, Trustee  
Alexander K. Chefetz, Trustee  
Frank Wolf, Trustee  
Hugh O'Brien, Trustee  
Joseph W. Prokop, Village Attorney  
Donna Lyudmer, Village Treasurer  
Mario Posillico, Administrator & Clerk  
And approximately 20 other attendees

and the following were in attendance at the Saltaire location

Audio Operator  
And 3 other attendees

And 17 observed through internet audio/video connection.

#### PLEDGE OF ALLEGIANCE

Mayor Cox led those in attendance in the Pledge of Allegiance to the United States of America.

#### PUBLIC HEARING OF THE 2016/17 TENTATIVE BUDGET

Copies of the 2016/17 tentative budget were distributed to all in attendance and had been previously posted on the Village website. Administrator Posillico provided an overview of the projected results of the 2015/16 fiscal year and then the general highlights of the 2016/17 budget as presented. He stated that he projected a small surplus for the 2015/16 fiscal year, which will result in reserve levels as of May 31, 2016 of approximately \$1,300,000. He then provided an overview of the 2016/17 tentative budget, which carried a 2% tax rate increase and was projected to result in budget surplus of approximately \$165,000. Further detail was provided on budgeted revenues and appropriations, and how the pending financing of Saltaire Market would impact the 2016/17 budget and beyond. After discussion amongst the members of the Board and those in attendance, and after all having had a chance to be heard, Trustee Chefetz made a motion at 6:33 p.m. to close the Public Hearing on the 2016/17 tentative budget. The motion was seconded by Trustee O'Brien, and the motion was carried according to the following:

Motion: Trustee Chefetz

Seconded: Trustee O'Brien

In Favor: Trustee Zaccaro, Trustee Chefetz, Trustee Wolf, Trustee O'Brien

Against: None

#### BOARD OF TRUSTEES MEETING.

Mayor Cox called the meeting of the Board of Trustees to order at 6:33 p.m.

## APPROVAL OF MINUTES

Draft copies of the minutes of the meetings of February 24, 2016 and March 15, 2016, had previously been presented to the Board and posted in draft form on the Village website. Following discussion, Trustee O'Brien made a motion to adopt the minutes as presented with minor non-substantive corrections. The motion was seconded by Trustee Chefetz, and the motion was carried according to the following vote:

Motion: Trustee O'Brien

Seconded: Trustee Chefetz

In Favor: Trustee Zaccaro, Trustee Chefetz, Trustee Wolf, Trustee O'Brien

Against: None

## ABSTRACT AUDIT

Mayor Cox stated that the following Abstracts, having been distributed to all in attendance and posted on the Village website, were presented for approval by the Village Administrator and the Village Treasurer:

General Checking No. 10A in the amount of \$59,933.71

Capital Fund Checking No.10A in the amount of \$962,809.69

General Checking No. 11A in the amount of \$45,894.15

Capital Fund Checking No.11A in the amount of \$1,074,631.41

After discussion and opportunity for questions, Trustee Wolf made a motion that the above listed vouchers be approved as presented and that the Mayor be authorized to execute the warrants. The motion was seconded by Trustee O'Brien, and the motion was carried according to the following vote:

Motion: Trustee Wolf

Seconded: Trustee O'Brien

In Favor: Trustee Zaccaro, Trustee Wolf, Trustee Chefetz, Trustee O'Brien

Against: None

## FUNDING OPTIONS FOR THE SALTAIRE MARKET AND BROADWAY WATER MAIN CAPITAL PROJECTS

Mayor Cox initiated discussion on the options to finance the combined projected cost of \$6.1 million for the Saltaire Market (Projected at \$5.5M) and the Broadway Water Main (Projected at \$600K) capital projects. Discussions amongst the Board members and those in attendance focused on what would be the best combination of long term bonds (at different terms), special assessments and potential sale of Village-owned land to finance the total amount of the capital projects. Mayor Cox stated that although there was no immediate need to finalize the plan at this meeting, the Village's Financial Advisor, Munistat, advises that the Board needs to have a plan in place by early July in order to be ready to go to the capital markets for long term bonds, regardless of the amount and term. The discussion amongst the Board then centered on how much if any the potential sale of Village owned real estate should be part of the overall financing plan, and how those potential proceeds would impact the amount of long term bonds necessary to complete the financing plan.

**AUTHORIZATION TO OFFER FOR SALE REAL PROPERTY ALREADY DECLARED SURPLUS**

The discussion continued regarding the potential sale of Village owned real estate that had already been declared surplus. After all Board members and those in attendance had a chance to be heard, Trustee Wolf made the following motion:

WHEREAS the Board of Trustees of the Village of Saltaire had previously declared the Village-owned properties identified as by Suffolk County Tax Map numbers 503-2-6-19.000 and 503-2-6-2.001 and 503-2-6-16.002 as surplus to its needs and available for disposition, and

WHEREAS, the Board of Trustees of the Village of Saltaire is considering long term financing options for the capital cost of the Saltaire Market and the Broadway Water Main totaling \$6.1 million dollars, which include the sale of available land assets, and

WHEREAS it would be beneficial to the Board of Trustees to have certified offers for those properties being considered as potential parts of that long term financing plans,

THEREFORE BE IT RESOLVED, that the Village Administrator formally put up for sale three of the properties previously declared surplus, in consultation with the Mayor and/or his designee, in such a manner and timing as to maximize the value of the properties, with such offers to be brought back to the Board for further consideration to be accepted or rejected by separate Board resolution.

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

Motion: Trustee Wolf

Seconded: Trustee Chefetz

In Favor: Trustee Wolf, Trustee Chefetz, Mayor Cox

Against: Trustee O'Brien, Trustee Zaccaro

**AUTHORIZATION AND DIRECTION TO THE VILLAGE TREASURER TO SOLICIT LONG TERM BONDS**

After further discussion by the member of the Board and those in attendance regarding the other options available to finance capital projects, and after all having a chance to be heard, Trustee Wolf made the following motion:

WHEREAS, the Board of Trustees of the Village of Saltaire is considering long term financing options for the capital cost of the Saltaire Market and the Broadway Water Main totaling \$6.1 Million Dollars, which include the sale of long term bonds, and

WHEREAS, all Board members appear to be in agreement that some amount of long term bonds will be part of any long term financing plan that is ultimately approved, and

WHEREAS, either special assessments or land sales can be incorporated into the long term financing plan after the issuance of long term bonds,

THEREFORE BE IT RESOLVED, that the Village Administrator and Village Treasurer be authorized to solicit and secure long term bonds in the amount or \$6.1 Million Dollars for the Saltaire Market and Broadway Water Main capital projects at a 20 year term, subject to the review and approval of the Village Attorney and the Village Bond Counsel that the previous Bond Resolution passed by the Board allow the issuance bonds of that amount and term, or for a determination if further action is required by the Board of Trustees

The motion was seconded by Trustee O'Brien, and the motion was carried according to the following vote:

Motion: Trustee Wolf

Seconded: Trustee O'Brien

In Favor: Trustee Wolf, Trustee O'Brien, Mayor Cox

Against: Trustee Zaccaro, Trustee Chefetz

#### CAPITAL PROJECT UPDATE

Village Administrator Posillico reported on the status of the FIMI beach repair fortification project, the Saltaire Market project, and the Broadway Water Main project.

#### RECONSTRUCTION OF LIGHTHOUSE PROMENADE

Mayor Cox reported that the Board, in the process of preparing to go out to bid for the reconstruction of Lighthouse Promenade, remains in discussion with its engineering consultants, maintenance staff, interested members of the community and amongst itself regarding measures to reduce vehicle speeds along the Promenade, the location of the Lighthouse water main that will by necessity of the walk reconstruction also have to be replaced, and the walk material to be utilized, i.e., as a concrete walk as currently exists or as a boardwalk for increase flood mitigation and prevention. Discussion ensued amongst the Board members and those in attendance regarding the advantages and disadvantages of all of the design options on financial, scheduling, safety and flood mitigation concerns; after which, all having a chance to be heard, Trustee Zaccaro made the following motion:

WHEREAS, Lighthouse Promenade will be reconstructed due to irreparable damage caused by Superstorm Sandy, and

WHEREAS, pursuant to engineering studies, it is concluded that the existing water main will not survive the reconstruction of Lighthouse Promenade and must be replaced as part of that capital project, and

WHEREAS, pursuant to further engineering studies and other research, it is believed that a wooden boardwalk with a substantial pile foundation will provide significant increased flood mitigation and prevention from damage by future storms,

THEREFORE BE IT RESOLVED that the Village Administrator is authorized to advise FEMA of the Village's desire to replace the concrete walkway of Lighthouse Promenade and request a change in the scope of work for this flood mitigation measure.

The motion was seconded by Mayor Cox, and the motion resulted in the following vote:

Motion: Trustee Zaccaro

Seconded: Mayor Cox  
In Favor: Trustee Zaccaro, Trustee Chefetz  
Against: Trustee Wolf, Trustee O'Brien  
Abstain: Mayor Cox

Mayor Cox chose not to exercise the Mayor's right to cast a vote in case of a tie, and as a result the motion did not carry.

#### INSPECTORS OF ELECTION

Trustee Chefetz made a motion to appoint the following Saltaire residents as Inspectors of Election for the 2016 Saltaire election:

Nancy Henriksen	Chairperson
Liv Hempel	Inspector
Roseanne Larson	Inspector
Georgine Posillico	Inspector

The motion was seconded by Trustee O'Brien, and on call it was approved according to the following vote:

Motion: Trustee Chefetz  
Seconded: Trustee O'Brien  
In Favor: Trustee Zaccaro, Trustee Chefetz, Trustee Wolf, Trustee O'Brien  
Against: None

#### AUTHORIZATION TO EXECUTE THE 2016 MEDICAL CONTRACT

Trustee Chefetz made a motion to authorize Mayor Cox to negotiate and execute the medical services contract with Dr. Robert Furey for the 2016 season for a fee of \$4,000 in the form presented and reviewed by the Village Attorney.

The motion was seconded by Trustee O'Brien, and on call it was approved according to the following vote:

Motion: Trustee Chefetz  
Seconded: Trustee O'Brien  
In Favor: Trustee Zaccaro, Trustee Wolf, Trustee Chefetz, Trustee O'Brien  
Against: None

#### ADJOURN INTO EXECUTIVE SESSION

After the Board received and responded to questions from those in attendance, Trustee Zaccaro made a motion at 9:30 p.m. that the Board adjourn into Executive Session to discuss litigation strategy, contract negotiations and personnel issues. The motion was seconded by Trustee O'Brien and on call it was approved according to the following vote:

Motion: Trustee Zaccaro  
Seconded: Trustee O'Brien  
In Favor: Trustee Zaccaro, Trustee Wolf, Trustee Chefetz and Trustee O'Brien  
Against: None

#### RE-ADJOURNMENT INTO PUBLIC SESSION

Trustee O'Brien made a motion to re-adjourn into public session at 10:20 p.m. The motion was seconded by Trustee Wolf and on call it was approved according to the following vote:

Motion: Trustee O'Brien

Seconded: Trustee Wolf

In Favor: Trustee Zaccaro, Trustee Chefetz, Trustee Wolf, Trustee O'Brien

Against: None

The public meeting was called back into session by Mayor 10:35 p.m. and the following were in attendance:

Robert Lynn Cox III, Mayor  
John A. Zaccaro Jr, Trustee  
Alexander K. Chefetz, Trustee  
Frank Wolf, Trustee  
Hugh O'Brien, Trustee  
Joseph W. Prokop, Village Attorney  
Donna Lyudmer, Village Treasurer  
Mario Posillico, Administrator & Clerk  
And 0 other attendees

#### APPOINTMENT OF SECURITY LIEUTENANT

Trustee Wolf reported that Administrator Posillico had recommended the appointment of Joseph Lesnick to the full-time position of Security Lieutenant, and that after his interview of Mr. Lesnick, he is prepared to recommend his hire as well. After discussion and all having a chance to heard, Trustee Wolf made a motion to appoint Joseph Lesnick to the position of Security Lieutenant as a full-time employee at a rate of \$37,500 per year effective as soon as he is available to fill the position, with benefits associated with full-time employment pursuant to the Village Employment Policy, and further that he be assigned housing at the discretion of the Village Administrator that is concomitant with his needs, on a year-round basis pursuant to the standard Village contract for employee housing.

The motion was seconded by Trustee O'Brien and on call it was approved according to the following vote:

Motion: Trustee Wolf

Seconded: Trustee O'Brien

In Favor: Trustee Zaccaro, Trustee Chefetz, Trustee Wolf, Trustee O'Brien

Against: None

#### ADOPTION OF 2016/17 BUDGET

Trustee Chefetz made the following motion:

WHEREAS, the tentative budget for the fiscal year 2016-2017 has been duly presented to the Board by the Village Administrator, and a duly advertised public hearing has been held thereon, and

WHEREAS, the final assessment role for the Village of Saltaire for the fiscal year 2016-2017 has been duly filed with the Village Clerk,

NOW THEREFORE BE IT RESOLVED, pursuant to the Village Law §5-508(4), that the said tentative budget presented and modified pursuant to direction to the Village Treasurer, reflecting a tax rate of \$5.46 per thousand of assessed value, be and hereby is adopted as the budget of the Village of Saltaire, New York, for the fiscal year 2016-2017, and

BE IT FURTHER RESOLVED, pursuant to §1420 of the Real Property Tax Law, that the Board of Trustees levy Real Estate Tax in the amount of \$2,191,199 against all properties listed in the 2016/17 assessment roll of the Village of Saltaire, and

BE IT FURTHER RESOLVED that the Mayor be authorized to execute the Warrant for Collection of Taxes pursuant to §1246 of the Real Property Tax Law, and authorize the Village Treasurer to pay the annual salaries or pro-rated part thereof, on a semi-monthly basis, for the full-time employees of the Village of Saltaire as reflected in the budget, and to pay the seasonal and hourly employees on a semi-monthly basis to be hired as needed to fill the needs anticipated and reflected in the budget.

The motion was seconded by Trustee Wolf, and on call the motion was approved and the budget adopted according to the following vote:

Motion: Trustee Chefetz

Seconded: Trustee Wolf

In Favor: Trustee Zaccaro, Trustee Wolf, Trustee Chefetz and Trustee O'Brien

Against: None

#### 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 Zaccaro made a motion 10:30 p.m. to close the meeting and to hold the next Board of Trustees meeting at 9:00 a.m. on May 30, 2016 at 103 or 105 Broadway. The motion was seconded by Trustee O'Brien, and the motion was carried according to the following vote:

Motion: Trustee Zaccaro

Seconded: Trustee O'Brien

In Favor: Trustee Zaccaro, Trustee Chefetz, Trustee Wolf, Trustee O'Brien

Against: None