

MINUTES OF THE BOARD OF TRUSTEES MEETING HELD ON FEBRUARY 27, 2025 AT 32 OLD SLIP, NEW YORK, NEW YORK WITH A REMOTE ATTENDANCE OPTION VIA AN AUDIO/VIDEO CONNECTION TO THE INTERNET.

Mayor O'Brien called the Board of Trustees meeting to order at 5:00 p.m., at which time the following were in attendance:

Hugh O'Brien, Mayor  
Frank Wolf, Deputy Mayor, Trustee  
Nat Oppenheimer, Trustee  
Susan Skerritt, Trustee  
Joseph Prokop, Village Attorney  
Scott Rosenblum, Advisor to the Board (Remote)  
Mario Posillico, Village Administrator  
Donna Lyudmer, Village Treasurer (Remote)  
0 persons attended in person and 0 other attendees observed through internet connection (exclusive of the officers/staff noted above).

ADJOURN INTO EXECUTIVE SESSION

Trustee Skerritt made a motion at 5:00 p.m. that the Board adjourn into Executive Session to discuss one or more of the following: information relating to current and future investigation and/or prosecution of offenses in the Village, litigation strategy in pending or future litigation, personnel matters as described in Public Officers Law Section 105(f). The motion was seconded by Trustee Wolf, and the question of the adoption of the foregoing resolution was duly put to a vote on roll call, and was carried according to the following:

Motion: Trustee Skerritt

Seconded: Trustee Wolf

In Favor: Mayor O'Brien, Trustee Wolf, Trustee Oppenheimer, Trustee Skerritt

Against: None

Abstain: None

(Trustee Kovner arrived at the executive meeting location at 5:50 p.m.)

RE-ADJOURNMENT INTO PUBLIC SESSION

Trustee Wolf made a motion at 6:03 p.m. to close the Executive Session and to re-adjourn into public session. The motion was seconded by Trustee Oppenheimer, and the question of the adoption of the foregoing resolution was duly put to a vote on roll call, and was carried according to the following:

Motion: Trustee Wolf

Seconded: Trustee Oppenheimer

In Favor: Mayor O'Brien, Trustee Wolf, Trustee Oppenheimer, Trustee Skerritt, Trustee Kovner

Abstain: None

Against: None

Mayor O'Brien called the Board of Trustees meeting to order at 6:04 p.m., at which time the following were in attendance:

Hugh O'Brien, Mayor  
Frank Wolf, Deputy Mayor, Trustee

Nat Oppenheimer, Trustee

Susan Skerritt, Trustee

Anna Kovner, Trustee

Joseph Prokop, Village Attorney

Scott Rosenblum, Advisor to the Board (Remote)

Mario Posillico, Village Administrator

1 person attended in person and up to 28 other attendees observed through internet connection (exclusive of the officers/staff noted above).

#### PUBLIC HEARING: LOCAL LAW MODIFICATION – CHAPTER 55 – ZONING

Mayor O'Brien opened the Public Hearing at 6:05 p.m. to consider the proposed amendments to Sections 2 and 14 of Chapter 55 of the Village Code as most recently approved by Suffolk County Planning, and provided an overview of the proposed local law that would regulate porches, screened porches and gazebos. Comments and questions were received from the members of the Board and those in attendance, and after all having a chance to be heard, Trustee Wolf made a motion at 6:21 p.m. to close the public hearing. The motion was seconded by Trustee Oppenheimer, and the question of the adoption of the foregoing resolution was duly put to a vote on roll call, and was carried according to the following:

Motion: Trustee Wolf

Seconded: Trustee Oppenheimer

In Favor: Mayor O'Brien, Trustee Wolf, Trustee Oppenheimer, Trustee Skerritt, Trustee Kovner

Abstain: None

Against: None

#### PUBLIC HEARING: LOCAL LAW MODIFICATION – CHAPTER 48 – TAXATION

Mayor O'Brien opened the Public Hearing at 6:21 p.m. to consider the proposed amendment to Section 23 of Chapter 48 of the Village Code. Mayor O'Brien provided an overview of the proposed local law that would allow the Board to exceed the New York State 2% maximum tax rate increase if so required for the upcoming adoption of the 2025/26 Budget. Comments and questions were received from the members of the Board and those in attendance, and after all having a chance to be heard, Trustee Oppenheimer made a motion at 6:25 p.m. to close the public hearing. The motion was seconded by Trustee Skerritt, and the question of the adoption of the foregoing resolution was duly put to a vote on roll call, and was carried according to the following:

Motion: Trustee Oppenheimer

Seconded: Trustee Skerritt

In Favor: Mayor O'Brien, Trustee Wolf, Trustee Oppenheimer, Trustee Skerritt, Trustee Kovner

Abstain: None

Against: None

#### PUBLIC HEARING: LOCAL LAW MODIFICATION – CHAPTER 55 – ZONING

Mayor O'Brien opened the Public Hearing at 6:25 p.m. to consider the amendment to Section 14 of Chapter 55 of the Village Code. Trustee Oppenheimer provided an overview of the proposed local law that would regulate the size and dimension of skirting, including the possible addition of solar panels attached thereto. Comments and questions were received from the members of the Board and those in attendance, and after all having a chance to be heard, Trustee Wolf made a motion at 6:45 p.m. to close the public hearing. The motion was seconded by Trustee Wolf, and the question of the

adoption of the foregoing resolution was duly put to a vote on roll call, and was carried according to the following:

Motion: Trustee Oppenheimer

Seconded: Trustee Wolf

In Favor: Mayor O'Brien, Trustee Wolf, Trustee Oppenheimer, Trustee Skerritt, Trustee Kovner

Abstain: None

Against: None

## ADOPTION OF MODIFICATION TO SECTIONS 2 AND 14 OF CHAPTER 55 OF THE VILLAGE CODE – ZONING

Discussion continued on the Local Law to amend Sections 2 and 14 of the Village Code to regulate porches, screened porches and gazebos in the Village of Saltaire. After all having a chance to be heard, Trustee Oppenheimer made the following motion:

### BOARD OF TRUSTEES

#### VILLAGE OF SALTIRE

#### RESOLUTION REGARDING SEQRA ADOPTION OF A LOCAL LAW OF 2025 A LOCAL LAW AMENDING SECTION 55-2 AND SECTION 55-14 OF THE SALTIRE VILLAGE CODE

WHEREAS the Board of Trustees of the Village of Saltaire by resolution adopted on January 9, 2025 set a public hearing on the consideration of a Local Law of 2025 a Local Law Amending Section 55-2 and Section 55-14 of the Saltaire Village Code for February 27, 2025; and

WHEREAS the Board of Trustees of the Village of Saltaire by resolution adopted on January 9, 2025 preliminarily adopted lead agency status and further preliminarily determined that the consideration and adoption of the Local Law of 2025 was a Type I Action for purposes of SEQRA; and

WHEREAS the Board of Trustees thereafter timely served notification of the adoption of lead agency status and preliminary typing of the consideration and adoption of the Local Law of 2025 on the interested and potential necessary involved agencies as required by SEQRA; and

WHEREAS the Board of Trustees completed a Full EAF Part 1 and Part 2 and then made the referral of this local law to the Suffolk County Planning Commission and other parties required by the General Municipal Law, and the notice required by the New York State Village Law for a change of the Zoning Code, and the other notifications required by law; and

WHEREAS no comment or request was received by any other interested or potential involved agency with regard to the Board of Trustees serving as lead agency, or on the potential typing of the action as a Type I action for purposes of SEQRA comment on the referral of the adoption of the local law, or the potential impacts or notice of intention to adopt lead agency has been received by the Village of Saltaire and the Suffolk County Planning Commission notified the Board of Trustees that the Suffolk County Planning Commission determined that the consideration and adoption of the Local Law of 2025 is a matter for local determination; and

WHEREAS the Board of Trustees has reviewed the Full EAF Part 1 and Part 2 and the potential for significant negative impacts on the environment that may occur with respect to the adoption of the local law and corresponding changes in Section 55-2 and Section 55-14 of the Saltaire Village Code; it is therefore

RESOLVED that the Board of Trustees adopts Lead Agency status for purposes of SEQRA with respect to the consideration and adoption of the proposed Local Law of 2025 amending Section 55-2 and 55-14 of the Saltaire Village Code; and it is further

RESOLVED that the Board of Trustees hereby determines that the adoption of the proposed Local Law of 2025 amending Section 55-2 and Section 55-14 of the Saltaire Village Code is a Type 1 action for purposes of SEQRA pursuant to 6 NYCRR 617.4 due to the inclusion within or contiguous location of the affected properties with respect to a Federal parkland, the Fire Island National Sea Shore and it is further;

RESOLVED that the Village of Saltaire hereby determines that the adoption of the proposed Local Law of 2025:

Will not create a material conflict with any adopted land use plan or zoning regulations of the Village; and

Will not result in a significant change in the use or intensity of the use of land in the Village of Saltaire except the minor change of use or intensity of use permitted by the Sections of the Code amended by the proposed Local Law of 2025; and

Will not impair the character or quality of the existing community; and

Will not have an impact on the environmental characteristics that caused the establishment of a Critical Environmental Area; and

Will not result in an adverse change in the existing level of traffic or affect existing infrastructure for mass transit, biking, or walkways; and

Will not cause an increase in the use of energy or fails to incorporate reasonably available energy a conservation or renewable energy alternatives; and

Will not impact existing public or private water supplies; and

Will not impact existing public or private wastewater treatment facilities; and

Will not impair the character or quality of important historic, archaeological, architectural or aesthetic resources; and

Will not result in an adverse change to natural resources such as wetlands, waterbodies, groundwater, air quality, flora and fauna provided certain conditions are met on the development of the subject property; and

Will not result in an increase in the potential for erosion, flooding or drainage problems; and

Will not create a hazard to environmental resources or human health; and that it is therefore

RESOLVED that the adoption of the Local Law of 2025 will not result in a significant negative impact on one or more aspects of the environment and that a Negative Declaration is hereby adopted and shall be completed and filed as required for purposes of SEQRA.

The motion was seconded by Trustee Wolf and the question of the adoption of the foregoing resolution was duly put to a vote on roll call, and was carried according to the following:

Motion: Trustee Oppenheimer

Seconded: Trustee Wolf

In Favor: Mayor O'Brien, Trustee Wolf, Trustee Oppenheimer, Trustee Skerritt, Trustee Kovner

Abstain: None

Against: None

Trustee Oppenheimer then made a motion to adopt the local law to modify Sections 55-2 and 55-14 of the Village Code as approved most recently by Suffolk County Planning and presented at the Public

Hearing. The motion was seconded by Trustee Skerritt and the question of the adoption of the foregoing resolution was duly put to a vote on roll call, and was carried according to the following:

Motion: Trustee Oppenheimer

Seconded: Trustee Skerritt

In Favor: Mayor O'Brien, Trustee Wolf, Trustee Oppenheimer, Trustee Skerritt, Trustee Kovner

Abstain: None

Against: None

#### **ADOPTION OF MODIFICATION TO CHAPTER 48 - TAXATION - TO GRANT THE BOARD THE AUTHORITY TO EXCEED THE NEW YORK STATE TAX CAP**

After discussion and all having a chance to be heard, Trustee Kovner made a motion to adopt the local law to modify Chapter 48-23 of the Village Code as presented at the Public Hearing. The motion was seconded by Trustee Oppenheimer and the question of the adoption of the foregoing resolution was duly put to a vote on roll call, and was carried according to the following:

Motion: Trustee Kovner

Seconded: Trustee Oppenheimer

In Favor: Mayor O'Brien, Trustee Wolf, Trustee Oppenheimer, Trustee Skerritt, Trustee Kovner

Abstain: None

Against: None

#### **CONSIDERATION OF AMENDMENT TO CHAPTER 55-14 ZONING – TO REGULATE SKIRTING**

After discussion and all having a chance to be heard, Trustee Oppenheimer made a motion to table until a later meeting further discussion of the proposed local law to modify 55-14 of the Village Code to regulate skirting as presented at the Public Hearing. The motion was seconded by Trustee Wolf and the question of the adoption of the foregoing resolution was duly put to a vote on roll call, and was carried according to the following:

Motion: Trustee Oppenheimer

Seconded: Trustee Wolf

In Favor: Mayor O'Brien, Trustee Wolf, Trustee Oppenheimer, Trustee Skerritt, Trustee Kovner

Abstain: None

Against: None

#### **RESOLUTION SETTING THE DATE OF THE TIMES OF THE NEXT GENERAL ELECTION AND PERSONAL REGISTRATION**

After discussion and all having a chance to be heard, Trustee Wolf made the following motion:

WHEREAS, the annual Village election for the Village of Saltaire for the year 2025 is scheduled to be held on the second Friday in August each year, and

WHEREAS, there are by law two positions to be filled at the general Village election; and

NOW THEREFORE BE IT RESOLVED that the Board of Trustees does hereby declare the following positions to be filled at the expiration of their respective indicated terms:

Trustee - two years

Trustee - two years

AND FURTHER BE IT RESOLVED THAT the next general Village election of two Trustees of the Incorporated Village of Saltaire shall be held on August 8, 2025 between the hours of 12 noon and 9:00 P.M. at the Village Hall, 103 Broadway, Saltaire, New York; and

WHEREAS, the next general Village election of the Incorporated Village of Saltaire will be held on August 8, 2025 and,

WHEREAS, no person shall be entitled to vote at any Village election whose name does not appear on the register of the Village, and

WHEREAS, it is the duty of the Inspectors of Election to prepare such register of qualified voters;

NOW, THEREFORE, BE IT RESOLVED

1. Personal registration for the Village shall be held 12 days before the election on Sunday, July 27, 2025 between the hours of 9:00 A.M. and 5:00 P.M. and 10 days before the election on Tuesday, July 29, 2025, between the hours of 12:00 noon and 5:00 P.M. at the Village Hall, 103 Broadway, Saltaire, New York.

2. That the Inspectors of Election shall meet 10 days before the election in the Village Hall to commence the preparation of the register for the forthcoming general election.

3. Election day for the Village shall be held on August 9, 2025 between the hours of 12:00 noon and 9:00 P.M. at the Village Hall, 103 Broadway, Saltaire, New York.

AVISO DE ELECCIONES  
PUEBLO DE SALTIRE

RESOLUCIÓN FIJANDO LA FECHA DE LOS HORARIOS DE LAS PRÓXIMAS ELECCIONES GENERALES

CONSIDERANDO que, la elección anual del Pueblo de Saltaire para el año 2025 está programada para realizarse el segundo viernes de agosto de cada año, y

CONSIDERANDO que, por ley, hay tres puestos que deben cubrirse en las elecciones generales del Pueblo, y

POR LO TANTO, SE RESUELVE que la Junta de Síndicos declara por la presente que los siguientes puestos serán cubiertos al vencimiento de sus respectivos términos indicados:

Fideicomisario - dos años  
Fideicomisario - dos años

Y ADEMÁS, SE RESUELVE QUE la próxima elección general de la aldea de y dos administradores de del Pueblo Incorporado de Saltaire se llevará a cabo el 8 de agosto de 2025 entre las 12 del mediodía y las 9:00 p. m. en el Ayuntamiento, 103 Broadway, Saltaire, Nueva York.

## RESOLUCIÓN QUE AUTORIZA Y FIJA LAS FECHAS DE INSCRIPCIÓN PERSONAL

CONSIDERANDO que la próxima elección general del Pueblo Incorporado de Saltaire se llevará a cabo el 8 de agosto de 2025 y,

POR CUANTO, ninguna persona tendrá derecho a votar en ninguna elección del Pueblo cuyo nombre no aparezca en el registro del Pueblo, y

POR CUANTO, es deber de los Inspectores Electorales preparar dicho registro de votantes calificados;

AHORA, POR LO TANTO, SE RESUELVE

1. El registro personal para del Pueblo se llevará a cabo 12 días antes de la elección por el domingo 27 de julio de 2025 entre las 9:00 a.m. y 5:00 p.m. y 10 días antes de la elección por el martes 29 de julio de 2025, entre las 12:00 del mediodía y las 5:00 p.m. el Ayuntamiento, 103 Broadway, Saltaire, Nueva York.
2. Que los Inspectores Electorales se reunirán 10 días antes de la elección en el Ayuntamiento para comenzar la preparación del registro para las próximas elecciones generales.
3. El día de las elecciones para del Pueblo se llevará a cabo el 8 de agosto de 2025 entre las 12:00 del mediodía y las 9:00 p. m. en Ayuntamiento, 103 Broadway, Saltaire, Nueva York.

The motion was seconded by Trustee Skerritt and the question of the adoption of the foregoing resolution was duly put to a vote on roll call, and was carried according to the following:

Motion: Trustee Wolf

Seconded: Trustee Skerritt

In Favor: Mayor O'Brien, Trustee Wolf, Trustee Oppenheimer, Trustee Skerritt, Trustee Kovner

Abstain: None

Against: None

## DISCUSSION OF STATUS OF MEDICAL CLINIC CONTRACT

Mayor O'Brien stated that two medical providers, Northwell and Catholic Health, are interested in providing various medical services to the Village pursuant to very similar contract terms for the summer of 2025 and beyond. After discussion and all having a chance to be heard, a consensus was reached for the Board to continue its due diligence and meet one more time with one or both of the medical providers if possible before a final decision is made, which is targeted for the March 15, 2025 Board meeting.

## PRESENTATION OF 2025/26 TENTATIVE BUDGET

The Village Administrator presented the 2025/2026 Tentative Budget to the Board of Trustees. Mayor O'Brien stated that the Tentative Budget had previously been distributed to the Board electronically and will be posted on the Village's website after the meeting. Those in attendance were advised that the Board would work through the 2025/26 budget in more detail at the Budget Workshop on March 15, 2025 and then present and possibly adopt the budget at a public hearing to be held at the Board of Trustees Meeting scheduled for April 14, 2025.

## ACCEPTANCE OF DONATION FOR THE PURCHASE OF A COURTESY CART

Mayor O'Brien reported that Village resident Connie Lawler has made an offer of a donation to the Village in the amount of approximately \$17,800 to be earmarked for the purchase of a Club Car Transporter 6 courtesy cart to replace the same unit that is near the end of its useful life, for the transportation of elderly and infirmed residents to and from the ferry and other necessary locations around the Village. After all having a chance to be heard, Trustee Oppenheimer made a motion to accept the donation of approximately \$17,800 from Village resident Connie Lawler for the purchase of a Club Car Transporter 6 courtesy cart to replace the same unit that is near the end of its useful life, for the transportation of elderly and infirmed residents to the ferry and other necessary locations around the Village, and to authorize the Village Administrator to make the purchase upon receipt of the donated funds. The motion was seconded by Trustee Wolf and the question of the adoption of the foregoing resolution was duly put to a vote on roll call, and was carried according to the following:

Motion: Trustee Oppenheimer

Seconded: Trustee Wolf

In Favor: Mayor O'Brien, Trustee Wolf, Trustee Oppenheimer, Trustee Skerritt, Trustee Kovner

Abstain: None

Against: None

Mayor O'Brien thanked Connie Lawler, on behalf of the Board and the Village residents, for her generous donation that directly benefits the less-mobile residents and guests of the Village.

## VILLAGE LITIGATION

Mayor O'Brien reported on the ongoing litigation between the Village and the Fire Island National Seashore regarding the Village's ability to continue to remove its refuse and sanitation from the Village using over-the-road vehicles owned and operated by the Village's Carter, Wetherall Carting LTD.

## APPROVAL OF MINUTES

Draft copies of the minutes of the Board of Trustees meeting of January 9, 2025 had previously been presented to the Board and posted in draft form on the Village website. Following discussion, Trustee Oppenheimer made a motion to adopt the minutes as presented with minor non-substantive corrections. The motion was seconded by Trustee Wolf, and the question of the adoption of the foregoing resolution was duly put to a vote on roll call, and was carried according to the following:

Motion: Trustee Oppenheimer

Seconded: Trustee Wolf

In Favor: Mayor O'Brien, Trustee Wolf, Trustee Oppenheimer, Trustee Skerritt, Trustee Kovner

Abstain: None

Against: None

## AUDIT AND APPROVAL OF ABSTRACTS

Mayor O'Brien stated that the following Abstracts, having been distributed to the Board and posted on the Village website, were presented for approval by the Village Administrator and the Village Treasurer:

General Fund Checking No. 8B in the amount of	\$10,318.53
Capital Fund Checking No. 9A in the amount of	\$127,260.07



General Fund Checking No. 9B in the amount of	\$120,341.72
Trust and Agency No. 9A in the amount of	\$6,000.00

After discussion and opportunity for questions, Trustee Skerritt made a motion that the above-listed abstract(s) be approved as presented and that the Mayor be authorized to execute the warrant(s). The motion was seconded by Trustee Oppenheimer, and the question of the adoption of the foregoing resolution was duly put to a vote on roll call, and was carried according to the following:

Motion: Trustee Skerritt

Seconded: Trustee Oppenheimer

In Favor: Mayor O'Brien, Trustee Wolf, Trustee Oppenheimer, Trustee Skerritt, Trustee Kovner

Abstain: None

Against: None

#### ADJOURN INTO EXECUTIVE SESSION

Trustee Wolf made a motion at 7:40 p.m. that the Board adjourn into Executive Session to discuss one or more of the following: information relating to current and future investigation and/or prosecution of offenses in the Village, litigation strategy in pending or future litigation, personnel matters as described in Public Officers Law Section 105(f). The motion was seconded by Trustee Skerritt, and the question of the adoption of the foregoing resolution was duly put to a vote on roll call, and was carried according to the following:

Motion: Trustee Wolf

Seconded: Trustee Skerritt

In Favor: Mayor O'Brien, Trustee Wolf, Trustee Oppenheimer, Trustee Skerritt

Against: None

Abstain: None

#### RE-ADJOURNMENT INTO PUBLIC SESSION

Trustee Oppenheimer made a motion at 8:16 p.m. to close the Executive Session and to re-adjourn into public session. The motion was seconded by Trustee Skerritt, and the question of the adoption of the foregoing resolution was duly put to a vote on roll call, and was carried according to the following:

Motion: Trustee Oppenheimer

Seconded: Trustee Skerritt

In Favor: Mayor O'Brien, Trustee Wolf, Trustee Oppenheimer, Trustee Skerritt, Trustee Kovner

Abstain: None

Against: None

Mayor O'Brien called the Board of Trustees meeting to order at 8:16 p.m., at which time the following were in attendance:

Hugh O'Brien, Mayor  
Frank Wolf, Deputy Mayor, Trustee  
Nat Oppenheimer, Trustee  
Susan Skerritt, Trustee  
Anna Kovner, Trustee  
Joseph Prokop, Village Attorney

Mario Posillico, Village Administrator

0 person attended in person and up to 0 other attendees observed through internet connection (exclusive of the officers/staff noted above).

#### CLOSE OF MEETING

Trustee Oppenheimer made a motion at 8:16 p.m. to close the meeting and to hold the next Board of Trustees meetings according to the following schedule:

- March 15, 2025 at 32 Old Slip, New York, New York with the public portion to start at 11:00 a.m. with remote connection, which will primarily include a budget workshop plus other routine Village business.
- April 14, 2025 at 32 Old Slip, New York, New York with the public portion to start at 5:00 p.m. with remote connection, which will include any Public Hearings.

The motion was seconded by Trustee Skerritt and the question of the adoption of the foregoing resolution was duly put to a vote on roll call, and was carried according to the following:

Motion: Trustee Oppenheimer

Seconded: Trustee Skerritt

In Favor: Mayor O'Brien, Trustee Wolf, Trustee Oppenheimer, Trustee Skerritt, Trustee Kovner

Abstain: None

Against: None