

**Village of Westhampton Beach
Board of Trustees Meeting
Thursday, January 2, 2025, at 5 p.m.**

PLEDGE OF ALLEGIANCE

PUBLIC HEARINGS:

Special Exception Application – Men at Work

RESOLUTIONS:

1. Accept minutes of Board of Trustees Meetings
2. Accept Departmental Monthly Reports
3. Approve Warrants for December 2024
4. Authorize Mayor to Sign Intermunicipal Agreement
5. Schedule 2025 General Village Election
6. Approve 2025 Traffic Signal Maintenance Agreement
7. Appoint Building Permits Examiner
8. Amend the Use of Village Property Application
9. Amend the AME White Collar Agreement
10. Authorize Payment of 2023/24 Assessment Roll Correction
11. Authorize Special Exception Application
12. Schedule Village Tax Lien Sale – March 7, 2025

PUBLIC COMMENT

**Village of Westhampton Beach
Board of Trustees Meeting
Thursday, January 2, 2025, at 5 p.m.**

PLEDGE OF ALLEGIANCE

RESOLUTIONS:

1. Accept minutes of Board of Trustees Meeting

RESOLVED, that the minutes of the Board of Trustees Meetings of December 5, 2024, are hereby accepted.

2. Accept Departmental Monthly Reports

RESOLVED, that the Police Department's, Building Inspector's, Treasurer's December 2024 reports and Justice Court November 2024 report are hereby accepted.

3. Approve Warrant for December 2024

RESOLVED, that the warrants for December 2024 in the amount of \$349,353.41 for the General Fund, \$5,720.06 for the Capital Fund are hereby approved.

4. Authorize Snow Removal Agreement with Village of Westhampton Dunes

RESOLVED, that the mayor is hereby authorized to execute an agreement with the Village of Westhampton Dunes for the removal of snow by the Village of Westhampton Beach Department of Public Works employees for an annual fee of \$18,000.00 plus reimbursement of any certified expenses that may exceed said fee, for the time period November 1, 2024, through October 31, 2025.

5. Schedule 2025 General Village Election

RESOLVED, that the General Election of the Village of Westhampton Beach, New York shall be held on Friday, June 20, 2025, at the Village Hall, 165 Mill Road, Westhampton Beach, New York between the hours of 12 p.m. noon to 9 p.m. prevailing time, and the offices to be filled are:

Trustees Two (2) for a term of two (2) years

6. Approve 2025 Traffic Signal Maintenance Agreement

RESOLVED, that the proposal submitted by Hinck Electrical Contractors for the 2025 traffic signal maintenance at a cost of \$1,000.00 per month is hereby accepted.

7. Appoint Building Permits Examiner

RESOLVED, that Marisa Danowski is hereby appointed as Building Permit Examiner effective February 1, 2025, at a semi-monthly salary of \$2,458.33.

8. Amend the Use of Village Property Application

RESOLVED, that the Board of Trustees hereby approve the amendment of the Westhampton Chamber of Commerce Farmers Market Use of Village Property to include the Winter Farmer's Market beginning November 30, 2024, through April 26, 2025, at St. Mark's Episcopal Church to have no more than 5 vendors with tents on Church property between 9:00 a.m. and 1:00 p.m.

9. Amend the AME White Collar Agreement.

RESOLVED, that the Board hereby ratifies an Agreement with the AME White Collar Unit correcting and amending the Agreement ratified by the Board on November 7, 2024.

10. Authorize Payment of 2023/24 Assessment Roll Correction

RESOLVED, the Board of Trustees hereby authorizes refund payment of 2024/25 tax year property taxes in the amount of \$7,254.15 to the property owners specified as attached as a settlement of Small Claims as ordered by the NYS Supreme Court.

11. Authorize Special Exception Application – Men at Work

WHEREAS, by Special Exception Permit application dated November 3, 2024, Donald Bouchard II, d/b/a Men at Work Construction Corp. (the "Applicant"), requested a Special Exception Permit from the Board of Trustees, pursuant to Section 197-80.7 of the Village Code, for a Building Construction, General and Special Trade Contractor's Office at the property located at 22 Old Riverhead Road, Westhampton Beach, New York, SCTM 905-4-2-10; and

WHEREAS, the property is located in the B-2 Zoning District; and

WHEREAS, the Special Exception Permit application was subject to the requirements of Article VIII of the Code; and

WHEREAS, Section 197-76 of the Code requires a public hearing; and

WHEREAS, a public hearing on the application was held before the Board of Trustees on January 2, 2024; and

WHEREAS, Section 197-77 of Article VIII of the Code requires that the Board of Trustees refer the application to the Planning Board for its recommendations; and

WHEREAS, the Planning Board considered the application at its December 12, 2024, meeting and determined the following:

"The Planning Board, at their December 12, 2024, meeting reviewed the above application for a change of use from a medical office to a trade contractor's office at the above location. The Board has no objection to the application.

WHEREAS, the application complies with Code section 197-80.7; and

WHEREAS, the application is a Type II action under the State Environmental Quality Review Act ("SEQRA") pursuant to NYCRR Section 617.5(c)(18); and

WHEREAS, the Board of Trustees considered the matters set forth in Section 197-80 of Article VIII of the Code

NOW, THEREFORE, BE IT RESOLVED

That Applicant's request for a Special Exception Permit for a Building Construction, General and Special Trade Contractor's Offices at property located at 22 Old Riverhead Road, Westhampton Beach, New York, SCTM 905-4-2-10 is hereby approved subject to the following conditions:

- A. The use shall be for the office, administrative and headquarters portion of the Business use, including customer service and visitor parking for same,
- B. Vehicles related to the business shall park on the property if parked in standard size parking spaces provided by the business and which are counted as part of the required minimum parking spaces based on the schedule of off-street parking space requirements for the use, but which do not encroach upon spaces required for other uses on the parcel as required by the schedule. said spaces shall not be located in the front yard of the subject parcel.
- C. There shall be no outdoor parking or storage of oversize company trucks or mobile equipment of any type.
- D. There shall be no outdoor storage of any materials, stored equipment or supplies permitted on the site.

IT IS FURTHER RESOLVED, that in accordance with Section 197-79 of Article VIII of the Code, the Board of Trustees determines:

1. That the special exception use will not prevent the orderly and reasonable use of the adjacent properties or of properties in the surrounding area or impair the value thereof.
2. That the special exception use will not prevent the orderly and reasonable use of permitted or legally established uses in the district wherein the proposed special exception use is to be located or of permitted or legally established uses in adjacent districts.
3. That the safety, health, welfare, comfort, convenience or the order of the Village will not be adversely affected by the proposed special exception use and its location.
4. That the special exception use will preserve and protect the environment and be in harmony with and promote the general purposes and intent of this chapter.

Schedule Village Tax Lien Sale – March 7, 2025

WHEREAS, from the accounts of unpaid taxes heretofore returned by the Treasurer of the Village of Westhampton Beach, New York, to this Board for the tax year 2024-2025, the taxes still remain due and unpaid after due notice and demand on each of the property owners for the payment of said taxes,

WHEREAS, no action has been commenced to recover said unpaid taxes and no sale, on account of said taxes, has heretofore been held pursuant to law, and therefore let it be

RESOLVED, that such unpaid taxes shall be collected by the sale for taxes as provided in Title 3 of Article 14 of the Real Property Tax Law of the State of New York, as it was in effect on December 31, 1994, pursuant to Article IV of Chapter 161 (Taxation) of the Code of the Village of Westhampton Beach, Chapter 602 of the Laws of 1993, Chapter 154 of the Laws of 2012 and Chapter 512 of the Laws of 2015, and

RESOLVED, that a copy of this resolution, duly certified by the Clerk, shall be transmitted forthwith to the Treasurer of this Village with the account, affidavit and certificate of such unpaid taxes, and that the Village Treasurer, upon receiving such an account of unpaid taxes and a certified copy of this resolution is authorized and directed to cause to be published in the official newspaper of the Village once each week for three successive weeks a list of statement of the real estate upon which such taxes are unpaid, as shown in the tax list, with the amount of the tax, a twenty-five-dollar (\$25) advertising fee, interest and charges thereon and also, a notice that the tax lien for such unpaid taxes will, on a day subsequent to the expiration of said three weeks, to be determined by said Village Treasurer and specified in said notice, be sold at public auction at a place in said Village to be designated by said Village Treasurer, to discharge, the tax, twenty-five-dollar (\$25) advertising fee, interest and charges aforesaid, which may be due thereon at the time of such sale, and that said Village Treasurer, at the time and place specified in said notice, proceed with the sale of the tax lien for such unpaid taxes, as above set forth, and continue at the same from day to day until the sale is completed.

RESOLVED, that in all cases where no bid shall be made on a Tax lien so offered for sale for amount sufficient to pay the said tax, fees, interest and charges, the said tax lien shall be deemed to have been sold to and purchased by the said Village of Westhampton Beach, New York.

BE IT FURTHER RESOLVED, that all remaining unpaid taxes for the year 2024-2025 shall be collected by Public Sale to be held on Friday, March 7, 2025, at 10:30 a.m. in the Office of the Village Clerk-Treasurer and such unpaid taxes be advertised in the Southampton Press issues dated February 20, 2025, February 27, 2025, and March 6, 2025, in accordance with the statutory law.

PUBLIC COMMENT