BOARD OF TRUSTEES
INC. VILLAGE OF SANDS POINT
TUESDAY, JUNE 18, 2025

Present:	Peter A. Forman	Mayor
	Sloane Ackerman	Trustee
	Danny Khazai	Trustee
	Daniel Scheyer	Advisor to the Mayor
	Liz Gaynor	Village Clerk
	Denise de Reyna	Treasurer
	Joshua D. Brookstein	Village Attorney
	Tom McKevitt	Village Attorney
Absent:	Jeffrey Moslow	Deputy Mayor
	Elena Karabatos	Trustee
	Michael Sahn, Esq.	Village Attorney

At 8:03 p.m. upon motion by Trustee Ackerman and seconded by Trustee Khazai the Public Hearing was opened to **consider Renewal of the Cable Franchise Agreement between the Incorporated Village of Sands Point and Verizon New York, Inc.**

The receipt of the affidavit of publication of the public hearing was published in the *Port Washington News* and the affidavit of posting of the public hearing was posted at the office of the Village Clerk.

Mayor Forman called to continue the public hearing on cable franchise renewal to the July 22, 2025 Board meeting. Upon motion by Trustee Ackerman and seconded by Trustee Khazai and carried unanimously the Board agreed to continue the hearing to the July 22, 2025 Board meeting.

On motion of Trustee Ackerman and seconded by Trustee Khazai and carried unanimously, the Board opened **the aforementioned local law public hearings:**

1) Proposed Local Law to Amend Chapter 105, "Lighting" of the Code of the Village of Sands Point
2) Proposed Local Law to Amend Chapter 82, "Fees & Deposits" of the Code of the Village of Sands Point
3) Proposed Local Law to Amend Chapter 141, "Streets and Sidewalks" of the Code of the Village of Sands Point
4) Proposed Local Law to Amend Chapter 176, "Zoning" of the Code of the Village of Sands Point

5) Proposed Local Law to Amend Chapter 1, "General Provisions" of the Code of the Village of Sands Point
6) Proposed Local Law to Amend Chapter 132, "Site Plan Review" of the Code of the Village of Sands Point
7) Proposed Local Law to Amend Chapter 100, "Historic Preservation" of the Code of the Village of Sands Point

The receipt of the affidavit of publication for the public hearing was published in the *Port Washington News* and the affidavit of posting of the public hearing was posted at the office of the Village Clerk.

All those who wished to be heard, having been heard and there being no further call for discussion, and on motion of Trustee Ackerman and seconded by Trustee Khazai and carried unanimously the Board agreed to continue the public hearing to the Tuesday, July 22, 2025 meeting.

Mayor Forman **opened the Organizational portion** of the meeting.

Mayor Forman placed on the table for consideration a **Resolution to Authorizing the Creation of a Land Use Advisory Committee and Authorizing Mayor to Appoint its Members.**

Whereupon, Trustee Ackerman proposed the following Resolution and moved its adoption:

RESOLUTION 06182025-01
AUTHORIZING CREATION OF LAND USE ADVISORY COMMITTEE AND AUTHORIZING MAYOR TO APPOINT ITS MEMBERS

WHEREAS, the Mayor and Board of Trustees deem it in the best interest of the Village to create a Land Use Advisory Committee, subject to Mayoral appointment, to advise the Village on various land use matters; and

NOW, THEREFORE, the Board resolves and does hereby authorize the creation of a Land Use Advisory Committee, subject to Mayoral appointment.

The motion was seconded by Trustee Khazai. On roll call:

Mayor Peter A. Forman voting	-	aye
Deputy Mayor Jeffrey Moslow voting	-	absent
Trustee Elena Karabatos voting	-	absent
Trustee Sloane Ackerman voting	-	aye

Trustee Danny Khazai voting - aye

Resolution 06182025-01 was duly adopted.

Furthermore, Mayor Forman announced his **appointment of Trustee Elena Karabatos as Parks Commissioner** whose term will expire in July of 2026.

Mayor Forman opened the **Regular Meeting** of the Board of Trustees.

The Board reviewed the **Canvass of Votes** taken at the General Village Election held on Tuesday, June 17, 2025 and recorded by the Inspectors of Election:

FOR VILLAGE MAYOR:
Peter A. Forman – 648
Jeremiah Bosgang - 263

FOR TRUSTEES:
Jeffrey Moslow – 690
Elena Karabatos - 669

The **Minutes** of the meeting held on May 20, 2025 were reviewed. On motion by Trustee Ackerman, seconded by Trustee Khazai and carried unanimously, the minutes were approved.

The Board received the **Water Commissioner's Report** which is appended hereto and made a part of the minutes.

The Water Commissioner announced that the water pumpage during May of 2025 was 40,570,650 gallons pumped versus 42,595,274 gallons during May 2024.

The **Treasurer's Report** showing cash balances as of May 31, 2025 was reviewed (copy attached). On motion by Trustee Ackerman, seconded by Trustee Khazai and carried unanimously, the Treasurer's Report was accepted and filed.

Claims as presented for payment in June were reviewed. On motion of Trustee Ackerman, seconded by Trustee Khazai and carried unanimously, the claims were approved for payment in June. Abstract of Claims is appended hereto and made a part of the minutes.

The Board received **Recommendations of the Building Commissioner** as to Granting of Building Permit Extensions that are appended hereto and made a part of the minutes. On motion of Trustee Ackerman seconded by Trustee Khazai and carried unanimously, the Building Commissioner's recommendations were adopted.

The Board received the **Building Department Report of Activity** for the month of May 2025 which showed:

Building Permits issued – 10
Building Permit Applications filed – 10
Certificates of Occupancy Issued – 1
Certificates of Completion Issued –0
SWPP Certificates Issued - 0
Temporary Certificates of Occupancy Issued –0
39 Trees to be Removed/Replaced

The Board received the **Justice Court Report** for the month of May 2025 which showed:

Arraignments – 52
Trials - 0
Total VTL Amount Collected- $4,377.00
Total Village Code Fines Collected: $2,243.00
Total VTL & Village Fines Collected: $6,620.00

Mayor Forman placed on the table for consideration a **Resolution to Award the Well Construction Contract to AC Schultes, Inc., in relation to the construction of a Granular Activated Carbon System for Permanent Emerging Contaminant Removal at Wells Nos. 3 & 4** of the Sands Point Water System.

Whereupon, Trustee Ackerman proposed the following Resolution and moved its adoption:

RESOLUTION 06182025-02
AWARD OF CONTRACT TO AC SCHULTES, INC., FOR WELL CONSTRUCTION OF THE GRANULAR ACTIVATED CARBON SYSTEM FOR PERMANENT EMERGING CONTAMINANT REMOVAL AT WELL NOS. 3 & 4 OF THE SANDS POINT WATER SYSTEM

WHEREAS, on May 22, 2025, one bid was received for the Well Construction component of the project to construct a Granular Activated Carbon System at Well Nos. 3 & 4 of the Sands Point water system (the "Project"); and

WHEREAS, the Village's consulting engineer on the Project, H2M Architects and Engineers, reviewed the bid and has made a recommendation of an award, a copy of which is attached and appended hereto; and

WHEREAS, the Board of Trustees has determined that it is necessary and in the best interest of the Village to award the bid to the lowest responsive and responsible bidder as identified in the recommendation.

NOW, THEREFORE BE IT RESOLVED that the following contractor is engaged to provide goods and services in accordance with its proposal, a copy of which is attached and appended hereto:

CONTRACTOR	**SERVICE**	**PRICE**
AC Schultes, Inc. **664 South Evergreen Avenue** **Woodbury Heights, NY 08097**	**Well Construction**	**$497,175.00**

The motion was seconded by Trustee Khazai. On roll call:

Mayor Peter A. Forman voting	-	aye
Deputy Mayor Jeffrey Moslow voting	-	absent
Trustee Elena Karabatos voting	-	absent
Trustee Sloane Ackerman voting	-	aye
Trustee Danny Khazai voting	-	aye

Resolution 06182025-02 was duly adopted.

Mayor Forman placed on the table for consideration a **Resolution to Award the Electrical Construction Contract to Wire to Water, Inc., in relation to the construction of a Granular Activated Carbon System for the Permanent Emerging Contaminant Removal at Wells Nos. 3 & 4** of the Sands Point Water System**.**

Whereupon, Trustee Ackerman proposed the following Resolution and moved its adoption:

RESOLUTION 06182025-03
AWARD OF ELECTRICAL CONSTRUCTION CONTRACT TO WIRE TO WATER, INC., IN RELATION TO THE CONSTRUCTION OF A GRANULAR ACTIVATED CARBON SYSTEM FOR PERMANENT EMERGING CONTAMINANT REMOVAL AT WELL NOS. 3 & 4 OF THE SANDS POINT WATER SYSTEM

WHEREAS, on May 22, 2025, three bids were received for the Electrical Construction component of the project to construct a Granular Activated Carbon System at Well Nos 3 & 4 of the Sands Point water system (the "Project"); and

WHEREAS, the Village's consulting engineer on the Project, H2M Architects and Engineers, reviewed the bids and made a recommendation of an award, a copy of which is attached and appended hereto; and

WHEREAS, the Board of Trustees has determined that it is necessary and in the best interest of the Village to award the bid to the lowest responsive and responsible bidder as identified in the recommendation.

NOW, THEREFORE BE IT RESOLVED that the following contractor is engaged to provide goods and services in accordance with its proposal, a copy of which is attached and appended hereto:

CONTRACTOR	**SERVICE**	**PRICE**
Wire to Water, Inc. **136 Gazza Boulevard** **Farmingdale, NY 11735**	**Electrical Construction**	**$1,053,091.00**

The motion was seconded by Trustee Khazai. On roll call:

Mayor Peter A. Forman voting	-	aye
Deputy Mayor Jeffrey Moslow voting	-	absent
Trustee Elena Karabatos voting	-	absent
Trustee Sloane Ackerman voting	-	aye
Trustee Danny Khazai voting	-	aye

Resolution 06182025-03 was duly adopted.

Mayor Forman placed on the table for consideration a **Resolution authorizing the Mayor, upon a review of a Memorandum from the Village's Consulting Engineer, H2M Engineers & Architects, to accept or reject, all or some of the bids for the General Construction, Plumbing, and HVAC Installation contracts for construction of a Granular Activated Carbon System for the Permanent Emerging Contaminant Removal at Well Nos. 3 & 4** of the Sands Point Water System.

Whereupon, Trustee Ackerman proposed the following Resolution and moved its adoption:

RESOLUTION 06182025-04
AUTHORIZING THE MAYOR, UPON A REVIEW OF A MEMORANDUM FROM THE VILLAGE'S CONSULTING ENGINEER, H2M ENGINEERS & ARCHITECTS, TO ACCEPT OR REJECT, ALL OR SOME OF THE BIDS FOR THE

GENERAL CONSTRUCTION, PLUMBING, AND HVAC INSTALLATION CONTRACTS FOR THE CONSTRUCTION OF A GRANULAR ACTIVATED CARBON SYSTEM FOR THE PERMANENT EMERGING CONTAMINANT REMOVAL AT WELL NOS. 3 & 4 OF THE SANDS POINT WATER SYSTEM.

WHEREAS, on May 22, 2025, bids were received for the General Construction, Plumbing, and HVAC Installation contracts for the construction of a Granular Activated Carbon System at Well Nos. 3 & 4 of the Sands Point water system (the "Project"); and

WHEREAS, per the Notice to Bidders, the Board of Trustees ("the Village Board") reserves the right to reject any or all of the bids received, to readvertise for bids, to abandon the project, to waive any or all informalities in any bid received, and to accept any proposal which it decides to be in the best interest of the Village; and

WHEREAS, H2M Architects and Engineers ("H2M") is the Village's consulting engineer on the Project; and

WHEREAS, the Village Board seeks additional information from H2M on the General Construction, Plumbing, and HVAC Installation components of the Project; and

WHEREAS, the Village Board desires to authorize the Mayor, upon review of a Memorandum from H2M, to accept or reject, all or some of the bids for the General Construction, Plumbing, and HVAC Installation contracts for the Project.

NOW, THEREFORE BE IT RESOLVED that the Village Board authorizes the Mayor, upon a review of a Memorandum from H2M, to accept or reject all or some of the bids for the General Construction, Plumbing, and HVAC Installation contracts for the Project.

The motion was seconded by Trustee Khazai. On roll call:

Mayor Peter A. Forman voting	-	aye
Deputy Mayor Jeffrey Moslow voting	-	absent
Trustee Elena Karabatos voting	-	absent
Trustee Sloane Ackerman voting	-	aye
Trustee Danny Khazai voting	-	aye

Resolution 06182025-04 was duly adopted.

Mayor Forman placed on the table for consideration a request to **renew the Village's Workers Compensation Coverage.**

Whereupon, Trustee Ackerman proposed the following Resolution and moved its adoption:

RESOLUTION 06182025-05
RENEWAL OF WORKERS COMPENSATION COVERAGE
NEW YORK STATE PUBLIC ENTITIES SAFETY GROUP 497
EFFECTIVE JULY 1, 2025 to JULY 1, 2026

WHEREAS, to provide security to employees injured on the job and to comply with the Workers Compensation Law that states that all employers are required to insure their employees against on–the–job accidents, regardless of responsibility or fault; and

WHEREAS, the Village's Workers Compensation Coverage is now due for renewal; and

WHERES, Robert Weinberg of UIC, Inc.., the Village's insurance consultant reviewed the programs available for Public Entities and has made recommendation to renew with New York State Public Entities Safety Group 497, a copy of his recommendation is appended hereto and made a part of the minutes; and

WHEREAS, the Board has reviewed the recommendation and finds it acceptable,

NOW, THEREFORE, BE IT RESOLVED, that the renewal of the Village's Workers Compensation Coverage will be with New York State for a total premium of $101,204.00 effective July 1, 2024 through July 1, 2025.

BE IT FURTHER RESOLVED the renewal is approved subject to further review by Mayor Forman.

The motion was seconded by Trustee Khazai. On roll call:

Mayor Peter A. Forman voting	-	aye
Deputy Mayor Jeffrey Moslow voting	-	absent
Trustee Elena Karabatos voting	-	absent
Trustee Sloane Ackerman voting	-	aye
Trustee Danny Khazai voting	-	aye

Resolution 06182024-05 was duly adopted.

Mayor Forman placed on the table for consideration the **adoption of an incentive payment to Kemper Sports Management for its management of the Village Club**, a copy of which is appended hereto and made part of these minutes.

Whereupon, Trustee Ackerman proposed the following resolution and moved its adoption:

RESOLUTION 06182025-06
RESOLUTION TO ADOPT AN INCENTIVE PAYMENT TO KEMPER SPORTS MANAGEMENT FOR ITS MANAGEMENT OF THE VILLAGE CLUB

WHEREAS, the Village's Agreement with Kemper Sports Management for management services regarding the Village Club provides for an incentive payment based on Kemper's performance under the Agreement taking into account an evaluation of relevant factors; and

WHEREAS, the Village has reviewed Kemper's performance for the past year; and

WHEREAS, the Village's review has shown that Kemper is entitled to an incentive payment over and above the contract payments of $80,324.00 based on an evaluation of all relevant factors;

NOW, THEREFORE, BE IT RESOLVED, that the Board of Trustees hereby resolves as follows:

1. The Village shall pay Kemper the sum of $80,324.00 as an incentive payment for the year ending December 31, 2024, based on Kemper's performance under the Agreement.

2. Village Clerk and Village Treasurer are authorized to process this incentive payment.

The motion was seconded by Trustee Khazai. On roll call:

Mayor Peter A. Forman voting	-	aye
Deputy Mayor Jeffrey Moslow voting	-	absent
Trustee Elena Karabatos voting	-	absent
Trustee Sloane Ackerman voting	-	aye
Trustee Danny Khazai voting	-	aye

Resolution 06182025-06 was duly adopted.

Placed on the table was the N**otification of Events to be held at the Sands Point Preserve Conservancy**, copies of which are appended hereto and made a part of the minutes.

Mayor Forman placed on the table for consideration a **Resolution Authorizing the Transfer of Funds from the Village of Sands Point's General Fund Operating Account to the Village of Sands Point's Capital Reserve Fund**.

Whereupon, Trustee Ackerman proposed the following resolution and moved its adoption:

RESOLUTION 06182025-07
AUTHORIZING THE TRANSFER OF FUNDS
IN THE VILLAGE OF SANDS POINT'S
GENERAL FUND OPERATING ACCOUNT
TO THE
VILLAGE OF SANDS POINT'S CAPITAL RESERVE FUND

WHEREAS, pursuant to Local Law 3 of 2022, the Village Board enacted § 145-32 of the Village Code, "Deposit for Capital Reserve and Repair Reserve Funds", for capital improvements for the Village's infrastructure, or for repairs to capital improvements for the Village's infrastructure; and

WHEREAS, pursuant to the Decision and Order per the three-lot subdivision Application of Daniel & Stepanie Rich, a deposit of $135,000.00 was made in the Village's General Fund Operating Account; and

WHEREAS, the Village Board finds that based on the Village's present needs, it is in the best interest of the Village to transfer the $135,000.00 from the Village's General Fund Operating Account to the Village's Capital Reserve Fund; and

NOW, THEREFORE, BE IT RESOLVED, that the Treasurer is hereby authorized to transfer the amount of $135,000.00 from the Village's General Fund Operating Account to the Village's Capital Reserve Fund.

The motion was seconded by Trustee Khazai. On roll call:

Mayor Peter A. Forman voting	-	aye
Deputy Mayor Jeffrey Moslow voting	-	absent
Trustee Elena Karabatos voting	-	absent
Trustee Sloane Ackerman voting	-	aye
Trustee Danny Khazai voting	-	aye

Resolution 06182025-07 was duly adopted.

Mayor Forman placed on the table for consideration a **Resolution to Authorize the Preparation and Solicitation of Bids for the Installation of a Generator at Water Department Headquarters at 2 Governors Lane.**

Whereupon, Trustee Ackerman proposed the following Resolution and moved its adoption:

RESOLUTION 06182025-08
AUTHORIZATION TO PREPARE BID SPECIFICATIONS
AND TO SOLICIT BIDS INSTALLATION OF A GENERATOR AT
SANDS POINT WATER DEPARTMENT HEADQUARTERS

WHEREAS, Public Works Superintendent Christian DiMartino has requested authorization to solicit proposals for installation of a generator at Water Department Headquarters; and

WHEREAS, the Board concurs with the Superintendent's recommendation,

NOW, THEREFORE, BE IT RESOLVED that the **Village Clerk be and hereby is authorized to arrange the preparation of bid specifications and to solicit bids to be presented to the Board of Trustees for review and award of contract following receipt of bids.**

The motion was seconded by Trustee Khazai. On roll call:

Mayor Peter A. Forman voting	-	aye
Deputy Mayor Jeffrey Moslow voting	-	absent
Trustee Elena Karabatos voting	-	absent
Trustee Sloane Ackerman voting	-	aye
Trustee Danny Khazai voting	-	aye

Resolution 06182025-08 was duly adopted.

Mayor Forman placed on the table for consideration the following resolution **Amending Compensation for the Appointed Inspectors of Elections for the general Village election that was held on Tuesday, June 17, 2025.**

Whereupon, Trustee Ackerman proposed the following Resolution and moved its adoption:

RESOLUTION 06182025-09
AUTHORIZING AMENDED COMPENSATION FOR
THE APPOINTED INSPECTORS OF ELECTION
FOR THE GENERAL VILLAGE ELECTION THAT WAS HELD ON
TUESDAY, JUNE 17, 2025

WHEREAS, per Resolution 042920250-02, the Board appointed Inspectors of Election for the Tuesday, June 17, 2025 Village Election at a compensation of $200 for the day:

WHEREAS, the June 17, 2025 election was a contested election resulting in additional work and hours to verify voters, to hand count early mail voting ballots, and for overall accuracy; and

NOW THEREFORE, BE IT RESOLVED that the appointed Inspectors compensation is amended as follows:

Chair Joan Naughton at $275.00
Chair Paula Lefkowitz at $275.00
Inspector Robin Gershon at $250.00
Inspector Sandra Zuniga at $250.00
Inspector Steve Lefkowitz at $250.00

The motion was seconded by Trustee Khazai. On roll call:

Mayor Peter A. Forman voting	-	aye
Deputy Mayor Jeffrey Moslow voting	-	absent
Trustee Elena Karabatos voting	-	absent
Trustee Sloane Ackerman voting	-	aye
Trustee Danny Khazai voting	-	aye

Resolution 06182025-09 was duly adopted.

Mayor Forman announced that the next Board meeting & Annual Organizational Meeting will be held on Tuesday, July 22, 2025 at 8:00 p.m.

There being no further business to come before the Board, on motion of Trustee Ackerman, seconded by Trustee Khazai and carried unanimously, the meeting was adjourned at 8:17 p.m.

Liz Gaynor

Liz Gaynor, Village Clerk
June 18, 2025