

Village of Southampton

23 MAIN STREET
SOUTHAMPTON, NEW YORK 11968-4899

Phone: (631) 283-0247

Fax: (631) 283-4990

Website: www.southamptonvillage.gov

BOARD OF TRUSTEES MEETING AGENDA

February 24, 2026 - 6:00 PM

UPDATE: MEETING IS RESCHEDULED TO WEDNESDAY, FEBRUARY 25, 2026 AT 6:00 P.M.

Winter Weather Emergency Order Update, posted 2.23.2026, 4:10 p.m.

Present

Meeting Details

1. The Village of Southampton Board of Trustees Meeting will be taking place as a Hybrid In-Person/ZOOM Meeting.
The meeting will be held at Village Hall located at 23 Main Street, Southampton, NY

Join via ZOOM: <https://us02web.zoom.us/j/89730446459>

View via YouTube: <https://www.youtube.com/channel/UCwDidTdhkHXbspR0hkoxH4g>

Correspondence to the Board received by 12:00pm the day prior to the meeting will be added to this Agenda. If received thereafter, it will be posted to the next Agenda.

Public Comment Session is held monthly, on the 2nd Thursday at 6:00pm and our Work Session is held monthly, 12 days thereafter, on Tuesday at 6:00pm.

Pledge of Allegiance

Mayoral Appointments

1. RESOLVED, the Mayor appoints and requests a motion for the Board of Trustees to approve the following Board appointment:
Planning Commission
NICHOLAS GRIBAS, Alternate Member, with a term ending June 30, 2026

Board Presentations

1. Peconic Baykeeper ~ Pete Topping
2. Village Historic Walking Tour App ~ Presented by Nancy Kane
3. Suffolk County Deer Management ~ Michael Tessitore
4. Financial Statements FYE 5.31.2025 ~ Presented by PKF O'Connor Davies LLP ~ Auditor Services

Village Updates

1. Accessory Apartments
BESS Systems
2. Senior Services Survey

Correspondence for the Board

1. Correspondence from Lake Agawam Conservancy
2. Correspondence from Sean Deery

Suggested Resolutions

1. RESOLVED, the claims for the warrant dated February 24, 2026 totaling \$127,210.34 (Warrant #A-17 - General), \$24,582.41 (Warrant #H-10 - Capital), and \$2,258.20 (Warrant #T-18 -Trust) are audited and approved.
2. RESOLVED, the reading of the minutes for the February 12, 2026, BOT Meeting is dispensed, accepted as filed by the Village Clerk, hereby ratified and approved.
3. BE IT HEREBY RESOLVED, that the Village Board hereby directs that a public hearing shall be held as a Hybrid In-Person/ZOOM Meeting on March 12, 2026, at 6:00 p.m. at the Village Meeting Room at the Southampton Village Hall, located at 23 Main Street Southampton, New York 11968, to hear any and all persons either for or against a proposed local law entitled “A Local Law for the Fiscal Year commencing June 1, 2026, authorizing a tax levy in excess of the limit established by General Municipal Law 3-c.” And, be it

RESOLVED, that the Village Clerk is hereby authorized and directed to publish and post the following Notice of Public Hearing:

PLEASE TAKE NOTICE, that a public hearing shall be held as a Hybrid In-Person/ZOOM Meeting on March 12, 2026, at 6:00 p.m. in the Village Meeting Room at the Southampton Village Hall, located at 23 Main Street, Southampton, New York 11968 to hear any and all persons either for or against a proposed local law entitled, “A Local Law for the Fiscal Year commencing June 1, 2026, authorizing a tax levy in excess of the limit established by General Municipal Law 3-c.

Copies of the proposed law, sponsored by Mayor William Manger, Jr., are on file in the Village Clerk’s Office, Monday through Friday from 9:00 a.m. to 4:00 p.m.

4. WHEREAS, the Board of Trustees of the Village of Southampton has determined that this proposed local law is considered a “Type II Action” under 6 NYCRR Part 617.5 provisions of the New York State Environmental Quality Review Act (SEQRA) and that no further review under New York Environmental Conservation Law, Article 8, is necessary; now therefore, be it hereby

RESOLVED, the Village Board hereby directs that a public hearing shall be held as a Hybrid In-Person/ZOOM Meeting on March 12, 2026, at 6:00 p.m. at the Village Meeting Room at the Southampton Village Hall, located at 23 Main Street Southampton, New York 11968, to hear any and all persons either for or against a proposed local law entitled “A Local Law amending Chapter 99 (TAXATION) to amend the income levels required for eligibility for the senior citizen tax exemption.” And, be it further

RESOLVED, that the Village Clerk is hereby authorized and directed to publish and post the following Notice of Public Hearing:

PLEASE TAKE NOTICE, that a public hearing shall be held as a Hybrid In-Person/ZOOM Meeting on March 12, 2026, at 6:00 p.m. at the Village Meeting Room at the Southampton Village Hall, located at 23 Main Street Southampton, New York 11968, to hear any and all persons either for or against a proposed local law entitled “A Local Law amending Chapter 99 (TAXATION) to amend the income levels required

for eligibility for the senior citizen tax exemption.”

Copies of the proposed law, sponsored by Mayor William Manger, Jr., are on file in the Village Clerk’s Office, Monday through Friday from 9:00 a.m. to 4:00 p.m.

5. RESOLVED, the Board of Trustees approves the Peconic Baykeepers Organization to host a "Marsh Clean Up" along Meadow Lane, with Base Operations at Dune Beach along the bayside, on Saturday, April 18, 2026 from 9:00 a.m. - 12:00 p.m.
6. WHEREAS, the Village Board of Trustees has determined that the development of a digital walking tour application would enhance knowledge of the village, promote local history, and provide an accessible resource for residents and visitors; and

WHEREAS, the Board has received a proposal from Thom Creative Marketing to design and develop said walking tour application; now, therefore, be it

RESOLVED, the Board of Trustees hereby approves the proposal from Thom Creative Marketing for the development of the walking tour application at a cost not to exceed \$7,840.00, with payment to be made from Trustee Special Project Account A.1010.443.

7. WHEREAS, the independent audit of the Village’s financial statements for the fiscal year ended May 31, 2025, has been completed; now, therefore, be it

RESOLVED, the Board of Trustees hereby accepts and approves the Audited Financial Statements for the fiscal year ending May 31, 2025, as presented by PKF O’Connor Davies, LLP – Auditor Services.

8. RESOLVED, the Board of Trustees approves the Rotary Club of Southampton to hold its 35th Annual Firecracker 8K Walk/Run on Sunday, July 5, 2026, from 7:30 a.m. to 10:30 a.m., with the start and finish at Agawam Park.

Comments from Board Members

Motion to Adjourn Meeting

NICHOLAS GRIBAS

148 Meeting House Lane, Southampton, NY 11968
917.484.2183 mobile | Nick.Gribas@gmail.com

Summary Profile

Nicholas is a dedicated **resident and property owner in the Village of Southampton since 2004**, uniquely positioned to serve on the Zoning Board. He brings a robust foundation in **Engineering (B.S. and M.S., Columbia University)** and **Business Administration (MBA with Distinction, New York University)**. Nicholas has an accomplished 15-year career as an **Engineer with Exxon**, followed by a tenure as a **Management Consultant** with top-tier firms including **BCG, Accenture, EY, and Deloitte**. For over 30 years, he has been deeply involved in **real estate as an investor, developer, and operator**, honing a well-rounded expertise that provides critical perspective on land use, valuation, and local development objectives. Currently, as a Licensed Associate Real Estate Broker, he specializes in the Hamptons market, committed to applying his strong **business acumen, analytical skills, and result-driven approach** to serve the best interests of the Southampton community.

Professional Experience

Licensed Associate Real Estate Broker *The Corcoran Group*, Hamptons, NY

- Specializes in **sales and rentals** in the Hamptons market, applying a client-focus and result-driven approach
- Leverages strong **business acumen and analytical skills** to provide analysis, insights, and optimal outcomes for real estate objectives

Management Consultant *BCG, Accenture, EY, and Deloitte*

- Applied advanced **business acumen and problem-solving skills** across top-tier global consulting firms
- Executed complex assignments requiring **analytical rigor and structured decision-making**, skills directly applicable to reviewing zoning variances and land-use proposals

Engineer *Exxon*

- Accumulated a **distinguished 15-year career** as an Engineer
- Utilized **engineering principles, quantitative analysis, and technical expertise** in a major corporate environment

Real Estate Investor, Developer, and Operator (30+ Years Experience)

- Involved in real estate as an **investor, developer, and operator for over 30 years**, building expertise in valuation, finance, and property operations
- Honed a well-rounded perspective on the practical impact of **land use and development regulations**, essential for Zoning Board discussions

Education

- **Columbia University**, New York, NY
 - **Bachelor of Science (B.S.) in Engineering**
 - **Master of Science (M.S.) in Engineering**
- **New York University (NYU)**, New York, NY
 - **Master of Business Administration (MBA)**
- **Professional Certifications / Associations**
 - **CFA** - Chartered Financial Analyst
 - **Solution Architect** - Certified by Accenture
 - **SAP FICO** - Certified in the design of Finance and Controlling business processes
 - **APICS** - American Production and Inventory Control Society, certified by the Association for Operations Management
 - **TMA** - Turnaround Management Association trained in Accounting, Management, Law
- **Honors**
 - **MBA with Distinction** (awarded to top 10% of class)
 - **Stern Scholar**, New York University (NYU) Stern School of Business
 - Member of **Beta Gamma Sigma** business honor society

Community & Local Commitment

- **Southampton Village Resident and Property Owner**
 - Dedicated resident and property owner in the Village of Southampton since 2004
- **Personal and Local Ties**
 - Married with three children
 - Enjoys local pastimes including walks on the beach, pickleball, and tennis
- **Other Interests**
 - Active in the arts, enjoying film and the Hampton Film Festival, reading, and traveling

Robert J. Giuffra, Jr. Chairman
Meghan Nadosy Magyar President
Ken Fox
D. Scott Lindsay
Fernanda Niven
John A. Paulson
Lauren Santo Domingo
Charles B. Scarborough III
Diana Taylor



February 12, 2026

Mayor Bill Manger &
Southampton Village Board of Trustees
23 Main Street
Southampton, NY 11968

Re: Support for acquisition of 135 Windmill Lane for Village STP

Dear Mayor Manger and Village Board of Trustees:

The Lake Agawam Conservancy strongly supports the acquisition of 135 Windmill Lane to install a wastewater treatment system for the business district.

A centralized system is a critical step in improving water quality, not only in Lake Agawam, but all our shared waterbodies. Surrounding municipalities, including the Village of Westhampton Beach, have successfully installed or connected to sewage treatment plants and enjoy significantly improved water quality, along with thriving business districts. Untreated sewage is the single largest contributor to our local water contamination. Without a wastewater treatment system, our groundwater, the source of our drinking, pond and lake water, will remain dangerously polluted. Lake Agawam continues to be plagued by Harmful Algal Blooms due to excess nitrogen from sanitary systems.

Southampton Village lags behind because there has not been a property of suitable size available in close proximity to the business district that can be used for wastewater treatment. It is imperative to move quickly now that such a property is on the market and adjacent to existing Village property. This acquisition allows the Village to centralize this important infrastructure along with the existing public service (Police, Ambulance) buildings while also accommodating the recreational dog park amenity so important to our community. We applaud the work that has gone into getting the Village to this point. Please keep going to, at long last, achieve the vital goal of wastewater treatment for the health of our Village.

Sincerely,



Meghan Magyar, President
Lake Agawam Conservancy

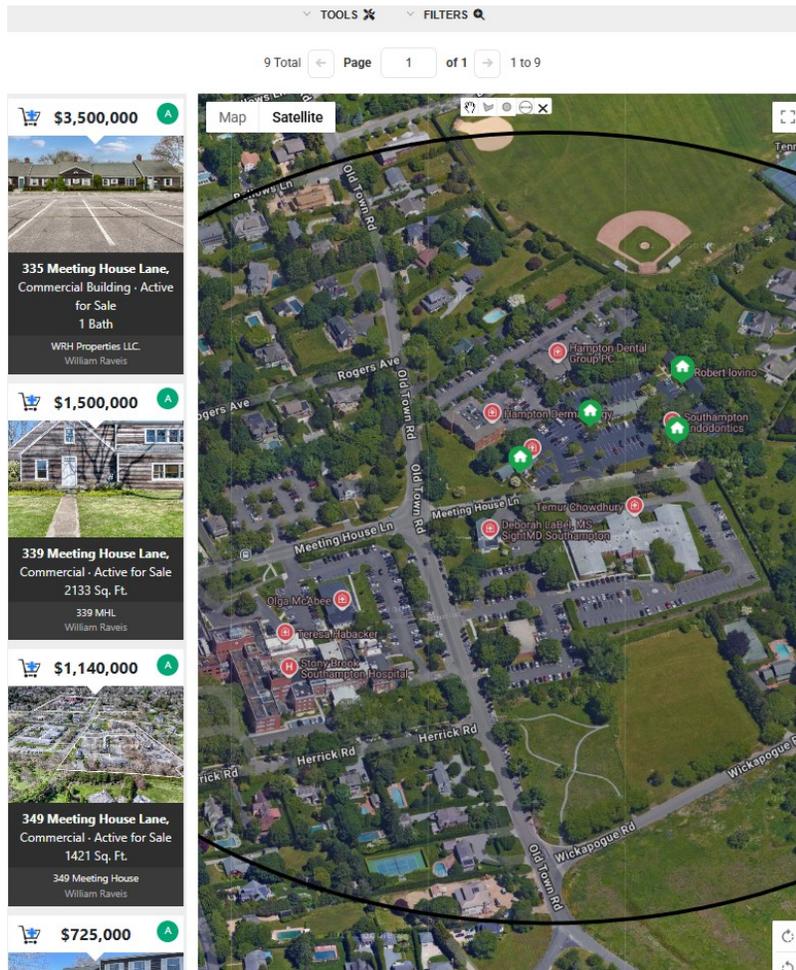
Cathy Sweeney

From: Sean Deery <sean.deery@compass.com>
Sent: Friday, February 13, 2026 11:56 PM
To: Leonard Zinnanti; Edward Simioni; Roy Stevenson; Robert Coburn; Taylor DiVello; Alex Wallach; Eileen Powers; Cathy Sweeney; Scott Russell; mlondon99@aol.com; william.dye@uswest.net; william.dewael@bnpparibasfortis.com; william.dye@verizon.net; hamjl@optonline.net; noforehed@aol.com; hamjl@optonline.net; hamjl288@aol.com; hamjl@aol.com; alanmcfarland@msn.com; ffmcfarland@gmail.com; fionamcfarland@yahoo.com; ktmcfarlandny@aol.com; mcf770@verizon.net; mcf770@aol.com; cith826@msn.com; cith826@aol.com
Subject: Regarding the Melancholy Vacancy of the Southampton Village Medical District

To the Honorable Members of the Planning Board and the Esteemed Village Trustees,

I trust this correspondence finds you well. I am writing to you today to share a professional observation regarding the current vitality - and the potential future - of the Medical District (MD) zone within our Village.

At present, over 17,500sf of office space within this zone has remained vacant for an extended period, spanning several years in some instances. This enduring dormancy suggests that the Medical District, as currently structured, may no longer align with the requirements of modern medical practitioners.



In light of this, I would respectfully ask if the Board might consider a formal restructuring or rezoning of the MD district to better serve the community’s evolving needs. The possibilities for revitalization are significant and could include:

- A Curated Food Manufacturing Hub to support our regional producers.
- Light Contractor Warehousing to serve local trades.
- Mixed-Use Developments combining medical offices with residential apartments.
- Modern Townhome Developments.

To clarify my position, I do not currently represent any clients with holdings in this specific area. Rather, my inquiry stems from my regular interactions with prospective commercial tenants. I frequently encounter high-caliber businesses looking to invest in Southampton Village whom I cannot direct toward these vacant spaces due to the current zoning restrictions.

I believe a proactive assessment of this district would be of great benefit to the Village’s long-term economic health; especially considering the plans to relocate the hospital to Shinnecock Hills.

I thank you for your time and for your dedicated service to our community.

All the best,

Sean

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Sean Deery

Licensed Real Estate Salesperson

Hamptons Commercial Real Estate Team

COMPASS

145 Main Street, Westhampton Beach, NY 11978

m: 631.480.5225

o: 631.629.7675

VILLAGE OF SOUTHAMPTON

Computer Checks Waiting To Print On Warrant H - 10: FEBRUARY CAPITAL DISBURSEMENTS



| Vendor ID | Vendor | Temp Check # | Date | PO Number | User | Amount Paid |
|----------------------------|---|--------------|------------|-----------------------|----------|------------------|
| 6090 | D & B ENGINEERS AND ARCHITECTS, DPC | | | | | |
| | | 423095 | 02/19/2026 | | mgambles | 2,094.40 |
| | | 423147 | 02/19/2026 | | mgambles | 5,029.85 |
| Vendor Total: | | | | | | 7,124.25 |
| 6329 | GARNETT DEPASQUALE PROJECTS LLC | | | | | |
| | | 423185 | 02/20/2026 | 250322 | mgambles | 13,222.03 |
| Vendor Total: | | | | | | 13,222.03 |
| 6229 | LOUIS K. MCLEAN ASSOCIATES ENGINEERS & SURVEYOR, PC | | | | | |
| | | 423192 | 02/20/2026 | 250195 | mgambles | 1,765.50 |
| | | 423193 | 02/20/2026 | 240051 | mgambles | 950.40 |
| | | 423194 | 02/20/2026 | 250343 | mgambles | 945.24 |
| | | 423195 | 02/20/2026 | 240319 | mgambles | 574.99 |
| Vendor Total: | | | | | | 4,236.13 |
| Number of Payments: | | | 7 | Warrant Total: | | 24,582.41 |

VILLAGE OF SOUTHAMPTON



Computer Checks Waiting To Print On Warrant A - 17: FEBRUARY GENERAL DISBURSEMENTS

| Vendor ID | Vendor | Temp Check # | Date | PO Number | User | Amount Paid |
|----------------------|----------------------------------|--------------|------------|-----------|----------|-----------------|
| 2703 | 1ST RESPONDER NEWSPAPER | | | | | |
| | | 423125 | 02/19/2026 | | mgambles | 85.00 |
| Vendor Total: | | | | | | 85.00 |
| 58 | ABOFF'S PAINTS/WALLCOVERINGS | | | | | |
| | | 423098 | 02/19/2026 | | mgambles | 278.04 |
| Vendor Total: | | | | | | 278.04 |
| 6276 | ADVANCED GARAGE DOOR INC | | | | | |
| | | 423155 | 02/19/2026 | | mgambles | 407.15 |
| Vendor Total: | | | | | | 407.15 |
| 1981 | ADVANCED IMAGING SYSTEMS | | | | | |
| | | 423115 | 02/19/2026 | | mgambles | 115.29 |
| Vendor Total: | | | | | | 115.29 |
| 5445 | ALLIANCE SYST INTEGRATORS INC | | | | | |
| | | 423117 | 02/19/2026 | 250401 | mgambles | 1,200.00 |
| | | 423123 | 02/19/2026 | | mgambles | 270.00 |
| Vendor Total: | | | | | | 1,470.00 |
| 6446 | ALTECH ELECTRONICS INC. | | | | | |
| | | 423122 | 02/19/2026 | 250398 | mgambles | 1,110.00 |
| Vendor Total: | | | | | | 1,110.00 |
| 4212 | AMAZON CAPITAL SERVICES | | | | | |
| | | 423101 | 02/19/2026 | | mgambles | 1,859.58 |
| | | 423124 | 02/19/2026 | | mgambles | 903.23 |
| | | 423137 | 02/19/2026 | | mgambles | 298.50 |
| | | 423172 | 02/20/2026 | | mgambles | 306.91 |
| Vendor Total: | | | | | | 3,368.22 |
| 5989 | BARRETT-CAMPBELL, JENNIFER | | | | | |
| | | 423146 | 02/19/2026 | | mgambles | 385.00 |
| Vendor Total: | | | | | | 385.00 |
| 1792 | BRAUN MARKETING | | | | | |
| | | 423145 | 02/19/2026 | 250341 | mgambles | 5,652.00 |
| Vendor Total: | | | | | | 5,652.00 |
| 5872 | BROTHERS THE POLICE STORE | | | | | |

VILLAGE OF SOUTHAMPTON



Computer Checks Waiting To Print On Warrant A - 17: FEBRUARY GENERAL DISBURSEMENTS

| Vendor ID | Vendor | Temp Check # | Date | PO Number | User | Amount Paid |
|----------------------|------------------------------|--------------|------------|-----------|----------|------------------|
| | | 423175 | 02/20/2026 | | mgambles | 190.00 |
| Vendor Total: | | | | | | 190.00 |
| 6187 | CERTAIN MEDIA, INC. | | | | | |
| | | 423151 | 02/19/2026 | | mgambles | 2,000.00 |
| | | 423202 | 02/20/2026 | | mgambles | 3,000.00 |
| Vendor Total: | | | | | | 5,000.00 |
| 6541 | CHEMUNG SUPPLY CORP | | | | | |
| | | 423106 | 02/19/2026 | 250381 | mgambles | 2,253.60 |
| Vendor Total: | | | | | | 2,253.60 |
| 6036 | COMPLY INC | | | | | |
| | | 423096 | 02/19/2026 | | mgambles | 90.00 |
| Vendor Total: | | | | | | 90.00 |
| 4084 | COOKE, BRIAN P | | | | | |
| | | 423111 | 02/19/2026 | | mgambles | 1,000.00 |
| Vendor Total: | | | | | | 1,000.00 |
| 6251 | DATAWORKS PLUS, LLC | | | | | |
| | | 423176 | 02/20/2026 | 250412 | mgambles | 1,425.00 |
| Vendor Total: | | | | | | 1,425.00 |
| 3344 | DOMENECH, CELIA | | | | | |
| | | 423128 | 02/19/2026 | | mgambles | 385.00 |
| Vendor Total: | | | | | | 385.00 |
| 3922 | ESSAY PLUMBING AND HEATING | | | | | |
| | | 423094 | 02/19/2026 | 250407 | mgambles | 17,990.00 |
| Vendor Total: | | | | | | 17,990.00 |
| 2748 | EXPRESS NEWS GROUP | | | | | |
| | | 423116 | 02/19/2026 | | mgambles | 946.20 |
| Vendor Total: | | | | | | 946.20 |
| 5493 | FIRST PRESBYTERIAN CHURCH SH | | | | | |
| | | 423199 | 02/20/2026 | | mgambles | 3,500.00 |
| Vendor Total: | | | | | | 3,500.00 |
| 95 | FOUR STAR REFRIGERATION | | | | | |
| | | 423109 | 02/19/2026 | | mgambles | 300.00 |
| Vendor Total: | | | | | | 300.00 |

VILLAGE OF SOUTHAMPTON



Computer Checks Waiting To Print On Warrant A - 17: FEBRUARY GENERAL DISBURSEMENTS

| Vendor ID | Vendor | Temp Check # | Date | PO Number | User | Amount Paid |
|----------------------|--------------------------------|--------------|------------|-----------|----------|-----------------|
| 6546 | FULL CIRCLE TRAINING SOLUTIONS | | | | | |
| | | 423121 | 02/19/2026 | | mgambles | 477.00 |
| Vendor Total: | | | | | | 477.00 |
| 2592 | FUNDAMENTAL BUSINESS SERVICES | | | | | |
| | | 423119 | 02/19/2026 | | mgambles | 1,356.00 |
| Vendor Total: | | | | | | 1,356.00 |
| 5356 | GLOBAL TELECOM SUPPLY | | | | | |
| | | 423167 | 02/20/2026 | | mgambles | 59.64 |
| Vendor Total: | | | | | | 59.64 |
| 3237 | GRADE A - PETROLEUM | | | | | |
| | | 423154 | 02/19/2026 | | mgambles | 700.50 |
| Vendor Total: | | | | | | 700.50 |
| 1202 | GRAINGER | | | | | |
| | | 423099 | 02/19/2026 | | mgambles | 674.00 |
| | | 423102 | 02/19/2026 | | mgambles | 485.69 |
| | | 423105 | 02/19/2026 | | mgambles | 115.20 |
| | | 423138 | 02/19/2026 | | mgambles | 262.66 |
| Vendor Total: | | | | | | 1,537.55 |
| 4198 | HAND, ROBERT F | | | | | |
| | | 423131 | 02/19/2026 | | mgambles | 210.50 |
| Vendor Total: | | | | | | 210.50 |
| 6313 | HARRIS BEACH PLLC | | | | | |
| | | 423203 | 02/20/2026 | | mgambles | 650.00 |
| Vendor Total: | | | | | | 650.00 |
| 114 | HATTRICK JR., WILLIAM J | | | | | |
| | | 423107 | 02/19/2026 | | mgambles | 1,217.40 |
| Vendor Total: | | | | | | 1,217.40 |
| 1526 | HINCK ELECTRICAL CONTR.INC | | | | | |
| | | 423162 | 02/20/2026 | 250200 | mgambles | 5,872.68 |
| Vendor Total: | | | | | | 5,872.68 |
| 2704 | HI-TECH FIRE & SAFETY, INC. | | | | | |
| | | 423180 | 02/20/2026 | 250363 | mgambles | 3,853.67 |
| Vendor Total: | | | | | | 3,853.67 |
| 80 | INTEGRATED WIRELESS TECHNOLOG | | | | | |

VILLAGE OF SOUTHAMPTON



Computer Checks Waiting To Print On Warrant A - 17: FEBRUARY GENERAL DISBURSEMENTS

| Vendor ID | Vendor | Temp Check # | Date | PO Number | User | Amount Paid |
|-----------|---|----------------------|------------|-----------|----------|-----------------|
| | | 423132 | 02/19/2026 | 250365 | mgambles | 3,435.41 |
| | | Vendor Total: | | | | 3,435.41 |
| 4439 | INTERNATIONAL CODE COUNCIL INC | | | | | |
| | | 423114 | 02/19/2026 | 250271 | mgambles | 3,287.38 |
| | | Vendor Total: | | | | 3,287.38 |
| 6462 | JACKSON DODDS & COMPANY INC. | | | | | |
| | | 423149 | 02/19/2026 | 250316 | mgambles | 1,250.00 |
| | | Vendor Total: | | | | 1,250.00 |
| 346 | LIBERTY IRON WORKS INC | | | | | |
| | | 423152 | 02/19/2026 | | mgambles | 20.00 |
| | | Vendor Total: | | | | 20.00 |
| 6229 | LOUIS K. MCLEAN ASSOCIATES ENGINEERS & SURVEYOR, PC | | | | | |
| | | 423186 | 02/20/2026 | 250414 | mgambles | 7,332.88 |
| | | 423187 | 02/20/2026 | 240453 | mgambles | 972.00 |
| | | Vendor Total: | | | | 8,304.88 |
| 4926 | LOWE'S HIW INC/LOWE'S HOME CTR | | | | | |
| | | 423142 | 02/19/2026 | 250380 | mgambles | 2,438.65 |
| | | Vendor Total: | | | | 2,438.65 |
| 6552 | MARCELLA GAMBLES | | | | | |
| | | 423201 | 02/20/2026 | | mgambles | 195.00 |
| | | Vendor Total: | | | | 195.00 |
| 4012 | MES SERVICE COMPANY LLC | | | | | |
| | | 423177 | 02/20/2026 | | mgambles | 404.13 |
| | | 423178 | 02/20/2026 | 250349 | mgambles | 1,790.00 |
| | | Vendor Total: | | | | 2,194.13 |
| 3619 | MESIANO CONSULTING INC | | | | | |
| | | 423197 | 02/20/2026 | | mgambles | 2,636.25 |
| | | Vendor Total: | | | | 2,636.25 |
| 3082 | MOORE, JAMES | | | | | |
| | | 423173 | 02/20/2026 | | mgambles | 335.26 |
| | | Vendor Total: | | | | 335.26 |
| 6530 | NHDOT E-ZPASS | | | | | |

VILLAGE OF SOUTHAMPTON



Computer Checks Waiting To Print On Warrant A - 17: FEBRUARY GENERAL DISBURSEMENTS

| Vendor ID | Vendor | Temp Check # | Date | PO Number | User | Amount Paid |
|----------------------|---|--------------|------------|-----------|----------|------------------|
| | | 423171 | 02/20/2026 | | mgambles | 9.50 |
| Vendor Total: | | | | | | 9.50 |
| 6550 | NORTHERN ADIRONDACK CODES ENFORCEMENT OFFICIALS ASSOCIATION | | | | | |
| | | 423108 | 02/19/2026 | | mgambles | 910.00 |
| Vendor Total: | | | | | | 910.00 |
| 201 | NUGENT & POTTER INC | | | | | |
| | | 423100 | 02/19/2026 | | mgambles | 391.23 |
| Vendor Total: | | | | | | 391.23 |
| 2791 | OFFICE OF STATE COMPTROLLER | | | | | |
| | | 423120 | 02/19/2026 | | mgambles | 10,476.00 |
| Vendor Total: | | | | | | 10,476.00 |
| 2508 | OPTIMUM | | | | | |
| | | 423204 | 02/20/2026 | | mgambles | 1,533.40 |
| Vendor Total: | | | | | | 1,533.40 |
| 6173 | PAUMANOK ENVIRONMENTAL LLC | | | | | |
| | | 423104 | 02/19/2026 | | mgambles | 133.00 |
| Vendor Total: | | | | | | 133.00 |
| 5929 | PC TRUCK & EQT REPAIR INC | | | | | |
| | | 423112 | 02/19/2026 | | mgambles | 235.35 |
| Vendor Total: | | | | | | 235.35 |
| 5896 | PECONIC MARINA INC | | | | | |
| | | 423110 | 02/19/2026 | | mgambles | 350.00 |
| Vendor Total: | | | | | | 350.00 |
| 521 | PSEG LI COLLECTION SERVICES | | | | | |
| | | 423103 | 02/19/2026 | | mgambles | 37.49 |
| Vendor Total: | | | | | | 37.49 |
| 4800 | PTS PROVIDERS, INC. | | | | | |
| | | 423153 | 02/19/2026 | | mgambles | 58.00 |
| Vendor Total: | | | | | | 58.00 |
| 581 | QUILL CORPORATION | | | | | |
| | | 423164 | 02/20/2026 | | mgambles | 207.57 |
| | | 423174 | 02/20/2026 | | mgambles | 619.74 |

VILLAGE OF SOUTHAMPTON



Computer Checks Waiting To Print On Warrant A - 17: FEBRUARY GENERAL DISBURSEMENTS

| Vendor ID | Vendor | Temp Check # | Date | PO Number | User | Amount Paid |
|----------------------|----------------------------------|--------------|------------|-----------|----------|------------------|
| | | 423183 | 02/20/2026 | | mgambles | 885.19 |
| Vendor Total: | | | | | | 1,712.50 |
| 234 | REVCO ELECTRICAL SUPPLY | | | | | |
| | | 423161 | 02/20/2026 | 250415 | mgambles | 1,341.37 |
| | | 423165 | 02/20/2026 | | mgambles | 194.69 |
| Vendor Total: | | | | | | 1,536.06 |
| 712 | SAFETY KLEEN SYSTEMS, INC. | | | | | |
| | | 423141 | 02/19/2026 | | mgambles | 312.68 |
| Vendor Total: | | | | | | 312.68 |
| 6464 | SENTRY COMMUNICATIONS & SECURITY | | | | | |
| | | 423179 | 02/20/2026 | 250300 | mgambles | 12,900.00 |
| Vendor Total: | | | | | | 12,900.00 |
| 252 | SHINNECOCK HARDWARE | | | | | |
| | | 423166 | 02/20/2026 | | mgambles | 930.51 |
| Vendor Total: | | | | | | 930.51 |
| 5548 | SOUTH FORK SEPTIC SYSTEMS, INC | | | | | |
| | | 423133 | 02/19/2026 | | mgambles | 675.00 |
| | | 423160 | 02/20/2026 | 250404 | mgambles | 2,242.50 |
| | | 423163 | 02/20/2026 | 250403 | mgambles | 1,050.00 |
| Vendor Total: | | | | | | 3,967.50 |
| 5848 | STATEWIDE INSTALLATIONS, INC. | | | | | |
| | | 423139 | 02/19/2026 | 250214 | mgambles | 1,140.00 |
| Vendor Total: | | | | | | 1,140.00 |
| 5470 | THE WORKING SHOE BOOTERY | | | | | |
| | | 423118 | 02/19/2026 | | mgambles | 195.00 |
| Vendor Total: | | | | | | 195.00 |
| 4409 | TRACK, COLLEEN | | | | | |
| | | 423126 | 02/19/2026 | | mgambles | 385.00 |
| | | 423127 | 02/19/2026 | | mgambles | 385.00 |
| Vendor Total: | | | | | | 770.00 |
| 305 | TRIOUS INC. | | | | | |
| | | 423140 | 02/19/2026 | | mgambles | 180.00 |
| Vendor Total: | | | | | | 180.00 |

VILLAGE OF SOUTHAMPTON



Computer Checks Waiting To Print On Warrant A - 17: FEBRUARY GENERAL DISBURSEMENTS

| Vendor ID | Vendor | Temp Check # | Date | PO Number | User | Amount Paid |
|----------------------------|--------------------------------|--------------|-----------------------|-----------|----------|-------------------|
| 3719 | UNITED TACTICAL SYSTEMS LLC | | | | | |
| | | 423168 | 02/20/2026 | | mgambles | 650.00 |
| | | 423170 | 02/20/2026 | | mgambles | 650.00 |
| Vendor Total: | | | | | | 1,300.00 |
| 1665 | VERIZON WIRELESS | | | | | |
| | | 423200 | 02/20/2026 | | mgambles | 972.37 |
| Vendor Total: | | | | | | 972.37 |
| 6548 | VOITH JR., JOHN | | | | | |
| | | 423198 | 02/20/2026 | | mgambles | 527.50 |
| Vendor Total: | | | | | | 527.50 |
| 4673 | WB MASON CO INC | | | | | |
| | | 423129 | 02/19/2026 | | mgambles | 361.03 |
| | | 423130 | 02/19/2026 | | mgambles | 169.10 |
| Vendor Total: | | | | | | 530.13 |
| 3488 | WITMER PUBLIC SAFETY GROUP INC | | | | | |
| | | 423143 | 02/19/2026 | | mgambles | 119.72 |
| Vendor Total: | | | | | | 119.72 |
| Number of Payments: | | 83 | Warrant Total: | | | 127,210.34 |

VILLAGE OF SOUTHAMPTON

Computer Checks Waiting To Print On Warrant T - 18: FEBRUARY TRUST DISBURSEMENTS



| Vendor ID | Vendor | Temp Check # | Date | PO Number | User | Amount Paid |
|----------------------------|------------------|--------------|-----------------------|-----------|----------|-----------------|
| 6155 | MIH AUDIO VIDEO | 423097 | 02/19/2026 | | mgambles | 2,220.00 |
| Vendor Total: | | | | | | 2,220.00 |
| 3484 | STEINKE, SUSAN F | 423136 | 02/19/2026 | | mgambles | 38.20 |
| Vendor Total: | | | | | | 38.20 |
| Number of Payments: | | 2 | Warrant Total: | | | 2,258.20 |

RESOLUTION SETTING A PUBLIC HEARING TO CONSIDER A LOCAL LAW FOR THE FISCAL YEAR COMMENCING JUNE 1, 2026 AUTHORIZING A TAX LEVY IN EXCESS OF THE LIMIT ESTABLISHED BY GENERAL MUNICIPAL LAW 3-C

BE IT HEREBY RESOLVED, that the Village Board hereby directs that a public hearing shall be held as a Hybrid In-Person/ZOOM Meeting on March 12, 2026 at 6:00 p.m. at the Village Meeting Room at the Southampton Village Hall, located at 23 Main Street Southampton, New York 11968, to hear any and all persons either for or against a proposed local law entitled “A Local Law for the Fiscal Year commencing June 1, 2026 authorizing a tax levy in excess of the limit established by General Municipal Law 3-c which provides as follows:

Local Law No. __ of the year 2026

A LOCAL LAW authorizing a property tax levy in excess of the limit established in General Municipal Law §3-c for fiscal year commencing June 1, 2026.

Section 1. LEGISLATIVE INTENT

It is the intent of this local law to allow the Village of Southampton to adopt a budget for the fiscal year commencing June 1, 2026 that requires a real property tax levy in excess of the “tax levy limit” as defined by General Municipal Law § 3-c.

Section 2. TAX LEVY LIMIT OVERRIDE

The Board of Trustees of the Village of Southampton, County of Suffolk, is hereby authorized to adopt a budget for the fiscal year commencing June 1, 2026 that requires a real property tax levy in excess of the amount otherwise prescribed in General Municipal Law §3-c.

SECTION 4. AUTHORITY

The proposed Local Law is enacted pursuant to NYS Village Law 7-700, as well as Municipal Home Rule Law §10(1)(ii)(a)(11) and (12).

SECTION 5. SEVERABILITY

If any clause, sentence, paragraph or part of this Local Law, or the application thereof to any person, firm or corporation, or circumstance shall be judged by any court of competent jurisdiction to be invalid or unconstitutional, such order or judgment shall not affect or impair or invalidate the remainder thereof, but shall be confined in its operation to the clause, sentence, paragraph, subdivision or part of this Local Law, or in its application to the person, individual, firm, or corporation or circumstance, directly involved in the controversy in which such judgment or order shall be rendered.

SECTION 6. EFFECTIVE DATE

This Local Law shall take effect immediately upon filing with the Secretary of State pursuant to Municipal Home Rule.

AND BE IT RESOLVED, that the Village Clerk is hereby authorized and directed to publish and post the following Notice of Public Hearing:

NOTICE OF PUBLIC HEARING

PLEASE TAKE NOTICE, that a public hearing shall be held as a Hybrid In-Person/ZOOM Meeting on March 12, 2026 at 6:00 p.m. in the Village Meeting Room at the Southampton Village Hall, located at 23 Main Street Southampton, New York 11968 to hear any and all persons either for or against a proposed local law entitled “A Local Law for the Fiscal Year commencing June 1, 2026 authorizing a tax levy in excess of the limit established by General Municipal Law 3-c.

Copies of the proposed law, sponsored by Mayor William Manger, Jr., are on file in the Village Clerk’s Office, Monday through Friday from 9:00 a.m. to 4:00 p.m.

BY ORDER OF THE BOARD OF TRUSTEES
VILLAGE OF SOUTHAMPTON
CATHY SWEENEY, VILLAGE CLERK

Dated: February 24, 2026

**RESOLUTION SETTING A PUBLIC HEARING TO CONSIDER A LOCAL
LAW AMENDING CHAPTER 99 (TAXATION) TO AMEND THE INCOME LEVELS
REQUIRED FOR THE SENIOR CITIZEN TAX EXEMPTION**

WHEREAS, the Board of Trustees of the Village of Southampton has determined that this proposed local law is considered a “Type II Action” under 6 NYCRR Part 617.5 provisions of the New York State Environmental Quality Review Act (SEQRA) and that no further review under New York Environmental Conservation Law, Article 8, is necessary; now therefore

BE IT HEREBY RESOLVED, that the Village Board hereby directs that a public hearing shall be held as a Hybrid In-Person/ZOOM Meeting on March 12, 2026 at 6:00 p.m. at the Village Meeting Room at the Southampton Village Hall, located at 23 Main Street Southampton, New York 11968, to hear any and all persons either for or against a proposed local law entitled “A Local Law amending Chapter 99 (TAXATION) to amend the income levels required for eligibility for the senior citizen tax exemption, which provides as follows:

LOCAL LAW NO. ___ OF 2026

A LOCAL LAW amending Chapter 99 (TAXATION) to amend the income levels required for eligibility for the senior citizen tax exemption.

SECTION 1. AMENDMENT: Chapter 99 of the Village Code of the Village of Southampton is hereby amended by adding the underlined words and deleting the strikethroughs.

Article III Senior Citizen Exemption

- § 99-21 **Exemption granted.**
- § 99-22 **School exemptions.**
- § 99-23 **Reasons for not granting exemption.**
- § 99-24 **Application for exemption.**
- § 99-25 **Renewal.**
- § 99-26 **Penalties for offenses.**

§ 99-21 **Exemption granted.**

A. Real property owned by one or more persons, each of whom is 65 years of age or over, or real property owned by husband and wife or by siblings, one of whom is 65 years of age or over, shall be exempt from taxation by the Village of Southampton to the extent set forth below if the income of the owner or the combined income of the owners for the income tax year immediately preceding the date of making application for exemption falls within the income eligibility levels set forth below, provided that all applicable provisions of § **467** of the State Real Property Tax Law are met and satisfied.

Table of Income and Percentages

| Annual Income | Percentage of Assessed Valuation Exempt From Taxation |
|---|---|
| \$28,000 <u>\$50,000</u> or less | 50% |
| More than \$28,000 <u>\$50,000</u> but less than \$29,000 <u>\$51,001</u> | 45% |
| \$29,000 <u>\$51,001</u> or more, but less than \$30,000 <u>\$52,001</u> | 40% |
| \$30,000 <u>\$52,001</u> or more, but less than \$30,900 <u>\$53,001</u> | 35% |
| \$30,900 <u>\$53,001</u> or more, but less than \$31,800 <u>\$53,901</u> | 30% |
| \$31,800 <u>\$53,901</u> or more, but less than \$32,700 <u>\$54,801</u> | 25% |
| \$32,700 <u>\$54,801</u> or more, but less than \$33,600 <u>\$55,701</u> | 20% |
| \$33,600 <u>\$55,701</u> or more, but less than \$34,500 <u>\$56,601</u> | 15% |
| \$34,500 <u>\$56,601</u> or more, but less than \$35,400 <u>\$57,501</u> | 10% |
| \$35,400 <u>\$57,501</u> or more, but less than \$36,300 <u>\$58,401</u> | 5% |

B. Any exemption provided by this section shall be computed after all partial exemptions allowed by law have been subtracted from the total amount assessed.

C. The real property tax exemption or real property owned by husband and wife, one of whom is 65 years of age or over, once granted, shall not be rescinded solely because of the death of the older spouse, so long as the surviving spouse is at least 62 years of age.

D. The income eligibility levels set forth under the annual income column of the table in § 99-21A may be amended from time to time by resolution of the Village Board of Trustees, provided that any such amendment is authorized by § 467 of the State Real Property Tax Law.

SECTION 2. AUTHORITY

The proposed Local Law is enacted pursuant to NYS Village Law 7-700, N.Y. Real Property Tax Law 467, and Municipal Home Rule Law §10(1)(ii)(a)(11) and (12).

SECTION 3. SEVERABILITY

If any clause, sentence, paragraph or part of this Local Law, or the application thereof to any person, firm or corporation, or circumstance shall be judged by any court of competent jurisdiction to be invalid or unconstitutional, such order or judgment shall not affect or impair or invalidate the remainder thereof, but shall be confined in its operation to the clause, sentence, paragraph, subdivision or part of this Local Law, or in its application to the person, individual,

firm, or corporation or circumstance, directly involved in the controversy in which such judgment or order shall be rendered.

SECTION 4. EFFECTIVE DATE

This Local Law shall take effect immediately upon filing with the Secretary of State pursuant to Municipal Home Rule.

AND BE IT RESOLVED, that the Village Clerk is hereby authorized and directed to publish and post the following Notice of Public Hearing:

NOTICE OF PUBLIC HEARING

PLEASE TAKE NOTICE, that a public hearing shall be held as a Hybrid In-Person/ZOOM Meeting on March 12, 2026 at 6:00 p.m. at the Village Meeting Room at the Southampton Village Hall, located at 23 Main Street Southampton, New York 11968, to hear any and all persons either for or against a proposed local law entitled “A Local Law amending Chapter 99 (TAXATION) to amend the income levels required for eligibility for the senior citizen tax exemption.”

Copies of the proposed law, sponsored by Mayor William Manger, Jr., are on file in the Village Clerk’s Office, Monday through Friday from 9:00 a.m. to 4:00 p.m.

**BY ORDER OF THE BOARD OF TRUSTEES
VILLAGE OF SOUTHAMPTON
CATHY SWEENEY, VILLAGE CLERK**

Dated: February 24, 2026



Village of Southampton

23 MAIN STREET • SOUTHAMPTON, NEW YORK 11968-4899

Website: www.southamptonvillage.org

631-283-0247 / Fax: 631-283-4990

WALK/RUN/EVENT APPLICATION

(MUST ALSO PROVIDE A COVER LETTER WITH EVENT DESCRIPTION, FEES, AND BENEFICIARY(S) IF A FUNDRAISER, PRIOR TO PRESENTING TO VILLAGE BOARD FOR APPROVAL)

Name of Applicant/Corporation: Southampton Rotary Club

Name of Sponsoring Organization: Southampton Rotary Club

Date of Event: July 5, 2026 Duration of Event: From: 7:30 AM To: 10:30 AM # of Participants: 400+

Location of Event: Agawam Park

Name and Address of Contact Person: James Grossi

Applicant's Address: 801 County Road 39 Southampton NY 11968 Phone #: 631-813-2100

Fax#: 631-813-2112 Secondary#: _____ Secondary Contact Name: Paul Cassella

Email: james@insuringthehamptons.com

Access to Veterans Hall? Yes _____ No Electric outlets? Yes No _____ Time: From: 7:00 AM To: 11:00 AM

Village Custodial Assistance needed? Yes _____ No Ambulance Assistance? Yes No _____

Police Assistance? Yes No _____ # Needed 2 Utilize Own Volunteers? Yes No _____

Notes (please give specific needs: eg. Maintain traffic flow, etc.) Assiatance with traffic during the race

**Note: Removal of refuse and provisions for sanitation facilities are at the applicant's expense.
Applicant MUST review Event Guidelines on reverse side and sign on bottom of second page.**

Applicant's Signature: _____ **Date:** _____

FOR VILLAGE USE ONLY

Police Fee \$125.00 per Police Officer _____ Hour(s) \$ _____ Amount

Seasonal Police Officer/Ordinance Inspectors \$48 per hour _____ Hour(s) \$ _____ Amount

Traffic Control Officers \$30 per TCO _____ Hour(s) \$ _____ Amount

Custodial: Supervision \$60 per hour _____ Hour(s) \$ _____ Amount

Ambulance Assistance \$60 per hour _____ Hour(s) \$ _____ Amount

Total Amount Due \$ _____

Board of Trustees Approval Date: _____

Approved: _____ **Date:** _____
Village Administrator

WALK/RUN/EVENT GUIDELINES

All events must be approved by the Village Board of Trustees at a scheduled Board meeting.

All applicants must have location and/or race course reviewed by the Mayor’s Assistant and Village Police Department prior to Board approval.

Safety is of extreme importance to our Village; therefore at the discretion of the Village Police Department the Police Staff must be utilized at overtime rate to cover designated areas of course at the applicant’s expense. For events where traffic control assistance is needed, the applicant will be required to place an ad in the Southampton Press to notify local residents well in advance of date and time of their event.

STANDARD FEES ARE AS FOLLOWS:

Police Assistance: \$125.00 per hour (Overtime Rate)

Seasonal Police Officers/Ordinance Inspectors: \$48 per hour

Traffic Control Officers: \$30.00

Building Maintenance fees: \$60.00 per hour (Mon-Fri after 3:00 p.m. and/or Saturday and Sunday)

Ambulance Assistance fees: \$60.00 per hour.

It is the responsibility of the applicant to remove all garbage and debris and restore the event area to the condition in which it was found.

This application shall be accompanied by the completion of an Indemnification Form, and a Certificate of Comprehensive General Liability Insurance with limits of not less than \$1,000,000 per occurrence (bodily injury/property damage) and \$2,000,000 aggregate. The Village of Southampton must be named as an additional insured for this activity. Failure to supply the necessary insurance coverage will result in disapproval of this application. The Board of Trustees may require higher limits of protection at the sole discretion of the Board of Trustees.

Southampton Village reserves the right to shut down an event, at any time for any violation of these rules or failing to comply with Village code.

The applicant consents to an inspection at any time of the buildings and/or race course by a Village official for the purpose of ensuring that the terms and conditions of the permit are being met and agrees to comply with all ordinances of the Village of Southampton, including, but not limited to Chapter 77 “Noise”, Chapter 86 “permit parking”, and Chapter 110 “vehicle and Traffic” of the Village of Southampton Code. Copies of the above mentioned ordinances are available upon request.

Applicant’s Signature: _____ **Date:** _____