

# DRAFT MINUTES: JANUARY 29, 2026



Village of Bellport

General Meeting

Monday, January 26, 2026 at 7:00 PM

**Rescheduled for Thursday, January 29, 2026 at 7:00 PM**

This meeting will be held in the Community Center

**SUBJECT TO CHANGE**

## A G E N D A

This meeting is open to the public in the Community Center, located at 4 Bell Street. It is an in-person meeting and will be streamed on Zoom.

Pledge of Allegiance & Roll Call

Mayor Maureen Veitch, Deputy Mayor Nathan Rohrmeier, Trustee Lorraine Kuehn, Trustee Michael Young, and Attorney Larry Davis.

On a motion by Trustee Michael Young seconded by Deputy Mayor Nathan Rohrmeier, and unanimously carried the meeting was opened at 7:01 p.m.

Open Public Hearing for Continuation of Public Hearing - Introductory Local Law #1 of 2026

To Amend Village of Bellport Chapter §10-13 (b) to conduct or engage in home improvement work in the Village of Bellport except on the days of Monday through Saturday between the hours of 7:30 a.m. and 6:00 p.m.

On a motion by Deputy Mayor Nathan Rohrmeier, seconded by Trustee Lorraine Kuehn and unanimously carried the Board opened the Public Hearing – Introductory Local Law #1 of 2026.

Opening remarks by Mayor Maureen Veitch

Mayor Veitch opened the discussion stating that this is something that the Village residents have voiced their opinion that they do not want the change. There is not a lot of support, in fact, zero that I've heard, to move the opening time for constructing and landscapers from 8:00 a.m. to 7:30 a.m.

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Mayor Veitch asked the Trustees to comment before taking a vote to withdraw the proposed time change. There were no comments from the Trustees, so Mayor Veitch asked for a vote to withdraw the resolution.

Vote on Introductory Local Law #1 of 2026

**Motion: Trustee Young – Second Trustee Kuehn and unanimously carried the Board withdrew the vote on the amendment.**

**Resolution: 1** To Amend Village of Bellport Chapter §10-13 (b) to conduct or engage in home improvement work in the Village of Bellport except on the days of Monday through Saturday between the hours of 7:30 a.m. and 6:00 p.m.

### Public Comments

Tom Penfold congratulated the Board for their decision. Mayor Veitch stated that the Board heard the concerns of the residents.

### Mayor Updates Capital Projects, Grants

a. Statement on Holocaust Day

The Board moved the meeting to Thursday due to the snow storm and Mayor Veitch wanted to acknowledge Holocaust Remembrance Day that was on Monday.

b. FY2026 Budget Workshop Schedule

We are starting the budget process and later in this meeting, we will vote on setting the dates for the Budget Workshop schedule. Residents can sit in and listen to any of those budget meetings, but of course, there'll be a whole budget presentation for the public at another meeting before adoption.

Monday, February 9, 2026 at 2:00 p.m.

Golf, DPW

Thursday, February 12, 2026 at 5:00 p.m.

Building, Code, Justice, Tennis

Monday, February 23, 20026 at 5:00 p.m.

Youth Camp, Beach, Dock & Ferry

Thursday, February 26, 2026 at 5:00 p.m.

Administration, Treasurer, Other  
General

c. Infrastructure Needs

One of the things that the Board has been working on is identifying areas of need in terms of infrastructure improvements. It is a daunting list. In particular, the bulk head at the marina needs to be improved. The sand underneath the rock dock is slipping into the marina, and we have to dredge that. We can dredge 10 feet out but that material has to be put back underneath the dock that needs work.

We have 3 road endings that need work, and while we have a grant to cover 75% of that, we have to cover the other 25%.

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The marina wave attenuator, or wave fence, is being designed right now by VHB again is going to be covered 75% by a grant, but the Village will have to pick up the remainder. The stick dock, rock dock, ferry dock, boat ramp are all in need of repair.

Shifting to the golf course, the bridge on the 10<sup>th</sup> hole was examined a year and a half ago and is deemed to be in need of replacement. The estimated cost is \$210,000 for replacement.

The dredging of Howells Creek, which took place will be covered 75% by a grant of \$412,000. We are planning to plant native plants along the Howells Creek to hold the soil down and to mitigate the erosion happening there. We have an estimate of \$537,000 for that.

There are many, many other projects that are in need of repair and addressing, roads are at the top of the priority list.

d. Update from Bellport Environment Committee – ZEV Grant

I'm the liaison to the Bellport Environmental Committee. They're doing a terrific job. In particular, they've urged us to secure a grant for installing an electric vehicle charging station. Part of the grant was submitted this week and we're very close to sending the second part on Friday. I want to thank Jason Crane, Katie Mehrkens, and Eric from Eldor for pulling the information for the grant together.

e. General Code

The General Code project is not one of the most exciting of projects, but our Code Book is 50 years old. It is really important that we start to tackle the book and update all federal, state, local laws etc. We received our first draft of the new Code Book and now we've broken up the chapters into teams. The teams will work chapter by chapter. It is a very daunting, time-consuming process, but hopefully it won't take another 50 years when we finish.

f. Update on Board Process

I want to update residents on the Board process in general, and those listening on Zoom. This was triggered by the December 22<sup>nd</sup> Board Meeting. It was clear that there were a couple of people in the meeting who didn't really know much about the process. It's up to the residents to educate themselves, but I think everyone on this Board feels a responsibility to the community to make sure people are informed. In summary, the Board meets the second Monday of every month for a Work Session. In the Work Session, the Board has informal discussions about anything that might be coming up. The purpose of the Work Session is to discuss things that are happening in public.

On the fourth Monday of the month, we have a Board Meeting. There is a process and there is a section open to the public, where the public can comment, complain, give us advice, tell us what they're thinking, anything. We want to hear from you.

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In the meeting of December 22<sup>nd</sup>, one of the residents, who was relatively new, thought it was unfair that we were deciding at the last minute to vote on the rental registry, and he felt it was unfair that it was the first time that he was hearing about it.

It turned out that our clerk went back into the records the next day and on 13 occasions in 2025, starting in February, we discussed in public the rental registry, rental issues and we have all the minutes associated with the subject. We would never spring something on you but sometimes people just don't know where to look. If you open the website the calendar will come up in front of you. You can find when the meetings are by clicking on the Zoom link.

In terms of transparency, this Board, I believe, has done more for than previously administrations. For instance, we have a Sunday email blast that goes out to anybody who wants to receive it. If you don't receive it, call the office tomorrow and we'll add you to the list. We want you to be informed and if you're struggling to do so, call Village Hall.

Last part of protocol at the Board meetings, public to be heard is a 3-minute limit. If people don't respect that, we're going to have to call them out. So please respect the members on the Board. We are volunteers, essentially, on your behalf.

g. Rental License Application Draft

We are working on a "Rental License Application" with our attorneys and building inspectors to make sure that everything we're asking for on the form makes sense. We will be discussing the Rental License application and check list at the February 9, 2026 Work Session Meeting.

h. Interim Appointment of Trustee/Special Election

Mayor Veitch turned the meeting over to Attorney Larry Davis to explain the upcoming Special Election. Trustee Steve Mackin resigned effective at the end of calendar year 2025. There is a procedure in place to replace a Trustee who resigns. When the period of time is less than one year, which is the case here. Trustee Mackin's term would have expired at the end of June. There are replacement procedures in place under New York State that gives the mayor the right and opportunity to appoint a replacement for the empty seat. The Village of Bellport code differs and supersedes NYS code. Back in 2009, there was a referendum that changed the procedure for filling a vacant seat. As stated in the Village Code, we are required to hold a Special Election scheduled for April 7<sup>th</sup>. It's a short period of time, but it is the procedure and we have to follow our own laws that are in place.

Mayor Veitch wanted to explain to residents in regards to the General Code book. It's really important that we follow the law. One of the things that happened as a result of combing over the details of the code is that we saw that there was a discrepancy between the state law and Village law. Doing our homework we further saw that there was a referendum in 2009. Had we not done that, we wouldn't have realized that Bellport Village differed from the state. It was literally 3 or 4 lines in the code vs the state.

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A resident had referred to the code book as “we’re taking care of the filing”. It’s way more than filing. It is the way in which this community is governed, and it matters that the codes are up to date.

Mayor Veitch called for a vote on the Special Election.

**Motion: Trustee Lorraine Kuehn – Second Deputy Mayor Nathan Rohrmeier and unanimously carried.**

**Resolution: 2** A Special Election will be held on April 7, 2026, at the Bellport Community Center, 4 Bell Street, Bellport, New York from 7:00 a.m. – 9:00 p.m. to elect a Trustee to serve from April 7, 2026 to June 30, 2026 as presented.

### Trustee Updates

- a. Deputy Mayor Nathan Rohrmeier – Code Enforcement, Waterfront Management Board, Golf Commission, Tennis Commission, and Vouchers
  - Recap of HUD 2022/HUD 2024  
We hired VHB as the engineering firm. They are securing the 5 permits with the different agencies for the design phase of the wave attenuator. Once the permits are secured, we can move forward.  
Howells Creek dredging project is completed and we will be adding some structure to keep it from filling in from major storms.
  - Code Enforcement Staffing
  - Snow Removal.  
The DPW did a great job on Monday and today they are finishing up the sidewalks. Deputy Rohrmeier thanked all the men at DPW for the 31 straight hours they worked.
- b. Trustee Lorraine Kuehn – Communication/Website, Business District, Senior Program, Vouchers, Kids Camp, and Building Department
  - Town of Brookhaven Senior Program  
On February 9<sup>th</sup>, Mayor Veitch and I will speak to the Town of Brookhaven to request the renewal of our \$50,000 Community Development Grant for 2026-2027. This is to continue our Senior Program, which includes socialization, exercise offerings as well as our most important transportation services with the senior van.
  - Technology Update  
This month we held meetings focused on updating the Village Technology software website by taking a strategic look at all our vendors. We are going to prioritize the 9 areas of the 9, 3 of them could probably be completed this year.

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Today we had a training session on a new electronic incident complaint system, where all incidents, requests, or complaints, whether received by code enforcement or the village office itself. The items will be electronically logged in a systematic format. This will allow reposts and analysis to be generated and standardized follow-up to make sure that the incident either remains open or closed.

Mayor Veitch thanked Michael Chiaramonte for writing the software for the new incident reporting system. Also, Matt McKone will be our backup tech person, and I think the village residents will agree that is something we sorely have needed.

- c. Trustee Michael Young – Zoning Board of Appeals, Architectural Review Board, Planning Board, Historical Preservation, Yacht Club/Sailing Foundation
  - Finance Committee

Open to the Public

Ed Baker questioned whether the village is using Instagram? If that is the case Mr. Baker objects because it is not needed.

Mayor Veitch thanked Mr. Baker and stated that she is not aware of the Village Instagram at all.

Open Discussion:

**Motion: Deputy Mayor Nathan Rohrmeier – Second Trustee Lorraine Kuehn and unanimously carried.**

**Resolution: 3** Approved the draft of General Board Meeting minutes of December 22, 2025 as presented.

**Motion: Trustee Michael Young – Second Deputy Mayor Nathan Rohrmeier and unanimously carried.**

**Resolution: 4** Set a Public Hearing for Introductory Local Law #1 Piercing the 2% Tax Cap

NOTICE IS HEREBY GIVEN that pursuant to Section 20 (5) of the Municipal Home Rule Law, a Public Hearing will be held by the Village Board of Trustees of the Village of Bellport on the 23<sup>rd</sup> day of February 2026 at 7:00 p.m. to consider enacting the following proposed Introductory Local Law #2 of 2026 overriding the 2% tax cap as established in General Municipal Law § 3-C.

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**Motion: Deputy Mayor Nathan Rohrmeier – Second Trustee Lorraine Kuehn and unanimously carried.**

**Resolution: 5** Set a Public Hearing for Introductory Local Law #2 Amending Various Sections of the Code of the Village of Bellport to Conform the Village Code to the New York State Penal Law in Reference to Penalties. The Public Hearing will be held by the Village Board of Trustees of the Village of Bellport on the 23<sup>rd</sup> day of February 2026 at 7:00 p.m. at the Community Center.

**Motion: Trustee Michael Young – Second Deputy Mayor Nathan Rohrmeier and unanimously carried.**

**Resolution: 6** Approved the Budget Workshop Meetings as listed:

Monday, February 9, 2026 at 2:00 p.m.	Golf, DPW
Thursday, February 12, 2026 at 5:00 p.m.	Building, Code, Justice, Tennis
Monday, February 23, 2026 at 5:00 p.m.	Youth Camp, Beach, Dock & Ferry
Thursday, February 26, 2026 at 5:00 p.m.	Administration, Treasurer, Other General

**Motion: Deputy Mayor Nathan Rohrmeier – Second Trustee Lorraine Kuehn and unanimously carried.**

**Resolution: 7** Approved the Contract Amendment #3: Permitting and Final Design Phase from VHB in the amount of \$414,000.00 as presented.

**Motion: Deputy Mayor Nathan Rohrmeier – Second Trustee Michael Young and unanimously carried.**

**Resolution: 8** Approved the request from the Bellport Fire Department to hold the St. Patrick's Day Parade on March 28, 2026 from 10:00 a.m. to Noon as presented.

**Motion: Trustee Michael Young – Second Deputy Mayor Nathan Rohrmeier and unanimously carried.**

**Resolution: 9** Approved the request by Mary Immaculate Church to hold the Easter Ecumenical Prayer Sunrise Service on April 5, 2026 from 5:30 a.m. to 7 a.m. at the end of Bellport Lane as presented.

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**Motion: Deputy Mayor Nathan Rohrmeier – Second Trustee Lorraine Kuehn and unanimously carried.**

**Resolution: 10** Approved the request for Kreamer Street Elementary School to use the picnic area at the dock on the following days:

Monday June 8 <sup>th</sup>	Kindergarten	Rain Date June 10 <sup>th</sup>
Friday June 5 <sup>th</sup>	Grade One	Rain Date June 9 <sup>th</sup>
Friday May 29 <sup>th</sup>	Grade Two	Rain Date June 11 <sup>th</sup>
Friday June 12 <sup>th</sup>	Grade Three	Rain Date June 15 <sup>th</sup>

\*Each event will have approximately 120 people

Permission for the P.T.A. to barbeque at the picnic area on Friday, June 12<sup>th</sup> during the third-grade trip to the bay. (1/29/2026)

**Motion: Deputy Mayor Nathan Rohrmeier – Second Trustee Lorraine Kuehn and unanimously carried.**

**Resolution: 11** Approved the request from the Bellport Fire Department 3<sup>rd</sup> Classic Car Show on June 28, 2026 rain date July 19, 2026 as presented.

**Motion: Trustee Michael Young – Second Deputy Mayor Nathan Rohrmeier and unanimously carried.**

**Resolution: 12** Approved Bellport Village Program Fund to hold BINGO at 3 Titus Lane July 2, 2026 & July 30, 2026 from 4:30 p.m. – 7:00 p.m. as presented.

**Motion: Deputy Mayor Nathan Rohrmeier – Second Trustee Lorraine Kuehn and unanimously carried.**

**Resolution: 13** Approved Bellport Village Program Fund to hold Family Night at Mother's Beach on July 25, 2026 from 4:00p.m. to sunset as presented.

**NO RESOLUTION:** Approve Bellport Village Program Fund to hold a Volleyball Clinic on July 21, 2026 & July 22, 2026 as presented. **Pulled for insurance review.**

**Motion: Deputy Mayor Nathan Rohrmeier – Second Trustee Lorraine Kuehn and unanimously carried.**

**Resolution: 14** Approved Bellport Village Program Fund to hold Cocktails -By-The-Bay at Shore Road on August 8, 2026 from 3:30 p.m. – 8:00 p.m. as presented.



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**Motion: Trustee Michael Young – Second Deputy Mayor Nathan Rohrmeier and unanimously carried.**

**Resolution: 15** Approved Bellport Village Program Fund to hold the Sandcastle Contest at Ho Hum Beach on August 29, 2026 (rain date August 30, 2026) from 10:00 a.m. to 5:00 p.m. as presented.

**Motion: Deputy Mayor Nathan Rohrmeier – Second Trustee Lorraine Kuehn and unanimously carried.**

**Resolution: 16** Approved Bellport Village Program Fund to hold Christmas Bazaar for Kids at the Community Center on December 29, 2026 as presented.

**Motion: Deputy Mayor Nathan Rohrmeier – Second Trustee Lorraine Kuehn and unanimously carried.**

**Resolution: 17** Approved the proposal from ProCorM for Professional Court Management in the amount of \$8,475.00 to open the tennis courts as presented.

**Motion: Deputy Mayor Nathan Rohrmeier – Second Trustee Michael Young and unanimously carried.**

**Resolution: 18** Approved the hourly rate increase to \$30.00 for Jesse Jiminez (seasonal) as presented.

**Motion: Deputy Mayor Nathan Rohrmeier – Second Trustee Michael Young and unanimously carried.**

**Resolution: 19** Approved Matt McKone as Board meeting technician at \$250.00 per meeting and \$45.00 per hour as a technical assistant as presented.

**Motion: Deputy Mayor Nathan Rohrmeier – Second Trustee Michael Young and unanimously carried.**

**Resolution: 20** Approved the Compensated Absences Payout for Michael Maletta as presented.

**Motion: Deputy Mayor Nathan Rohrmeier – Second Trustee Lorraine Kuehn and unanimously carried.**

**Resolution: 21** Approved the proposed 2026 Golf Rates **after** February 1, 2026 – New Members as presented. (1/29/2026)

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**Motion: Trustee Michael Young – Second Deputy Mayor Nathan Rohrmeier and unanimously carried.**

**Resolution: 22** Approved a budget transfer of \$5,600.00 from Contingent account to Community Center Renovations to cover additional cost incurred for repairs and improvement to the building as presented.

**Motion: Deputy Mayor Nathan Rohrmeier – Second Trustee Michael Young and unanimously carried.**

**Resolution: 23** Approved the General Fund Checking Abstract Report #1 dated January 26, 2026 consisting of 74 vendors totaling \$172,950.21 as presented.

**Motion: Trustee Michael Young – Second Deputy Mayor Nathan Rohrmeier and unanimously carried.**

**Resolution: 24** Approve the Enterprise Fund Check Abstract Report #1 dated January 26, 2026 consisting of 19 vendors totaling \$525,902.57 as presented.

**Motion: Trustee Lorraine Kuehn – Second Deputy Mayor Nathan Rohrmeier and unanimously carried.**

**Resolution: 25** Approved the Capital General Check Abstract Report #1 dated January 26, 2026 consisting of 1 vendor totaling \$102,117.75 as presented.

**Motion: Trustee Michael Young – Second Trustee Lorraine Kuehn and unanimously carried.**

**Resolution: 26** Approved the request by Laura McLinden to use the Community Center on February 13, 2026 from 6:00 p.m. to 9:00 p.m. for Birthday Celebration and dance as presented.

**Motion: Trustee Lorraine Kuehn – Second Deputy Mayor Nathan Rohrmeier and unanimously carried.**

**Resolution: 27** Approved the Fire Inspection Summary as presented.

**Motion: Deputy Mayor Nathan Rohrmeier – Second Trustee Lorraine Kuehn and unanimously carried.**

**Resolution: 28** Approved the Building Department Activities as presented.

Executive Session (If needed)

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On a motion by Trustee Michael Young, seconded by Deputy Mayor Nathan Rohrmeier and unanimously carried, the Board moved into Executive Session at 7:48 p.m.

The Board gave approval to bring enforcement action against 164 South Country Road, Bellport, New York

On a motion by Deputy Trustee Michael Young, seconded by Deputy Mayor Nathan Rohrmeier, and unanimously carried, the Board exited Executive Session at 9:14 p.m.

On a motion by Trustee Michael Young, seconded by Trustee Lorraine Kuehn, and unanimously carried, the Board closed the meeting at 9:15 p.m.

Respectfully submitted,

Mary Pontieri  
Village Clerk