

Local Law Filing

(Use this form to file a local law with the Secretary of State.)

Text of law should be given as amended. Do not include matter being eliminated and do not use italics or underlining to indicate new matter.

County City Town Village
(Select one:)

of Greenport

Local Law No. 4 of the year 20²³

A local law amending the zoning map of the Village of Greenport, to reclassify certain property from

(Insert Title)

the WC Waterfront Commercial District to the CR Retail Commercial District

and property from the R-2 One-and Two-Family Residence District to the Park District.

Be it enacted by the Board of Trustees of the
(Name of Legislative Body)

County City Town Village
(Select one:)

of Greenport as follows:

See Attached.

(If additional space is needed, attach pages the same size as this sheet, and number each.)

(Complete the certification in the paragraph that applies to the filing of this local law and strike out that which is not applicable.)

1. (Final adoption by local legislative body only.)

I hereby certify that the local law annexed hereto, designated as local law No. 4 of 2023 of the (County)(City)(Town)(Village) of Greenport was duly passed by the Board of Trustees on October 19 2023, in accordance with the applicable provisions of law.

2. (Passage by local legislative body with approval, no disapproval or repassage after disapproval by the Elective Chief Executive Officer*.)

I hereby certify that the local law annexed hereto, designated as local law No. of 20 of the (County)(City)(Town)(Village) of was duly passed by the on 20, and was (approved)(not approved) (Name of Legislative Body) (repassed after disapproval) by the (Elective Chief Executive Officer*) and was deemed duly adopted on 20, in accordance with the applicable provisions of law.

3. (Final adoption by referendum.)

I hereby certify that the local law annexed hereto, designated as local law No. of 20 of the (County)(City)(Town)(Village) of was duly passed by the on 20, and was (approved)(not approved) (Name of Legislative Body) (repassed after disapproval) by the (Elective Chief Executive Officer*) on 20.

Such local law was submitted to the people by reason of a (mandatory)(permissive) referendum, and received the affirmative vote of a majority of the qualified electors voting thereon at the (general)(special)(annual) election held on 20, in accordance with the applicable provisions of law.

4. (Subject to permissive referendum and final adoption because no valid petition was filed requesting referendum.)

I hereby certify that the local law annexed hereto, designated as local law No. of 20 of the (County)(City)(Town)(Village) of was duly passed by the on 20, and was (approved)(not approved) (Name of Legislative Body) (repassed after disapproval) by the (Elective Chief Executive Officer*) on 20. Such local law was subject to permissive referendum and no valid petition requesting such referendum was filed as of 20, in accordance with the applicable provisions of law.

* Elective Chief Executive Officer means or includes the chief executive officer of a county elected on a county-wide basis or, if there be none, the chairperson of the county legislative body, the mayor of a city or village, or the supervisor of a town where such officer is vested with the power to approve or veto local laws or ordinances.

5. (City local law concerning Charter revision proposed by petition.)

I hereby certify that the local law annexed hereto, designated as local law No. _____ of 20 ____ of the City of _____ having been submitted to referendum pursuant to the provisions of section (36)(37) of the Municipal Home Rule Law, and having received the affirmative vote of a majority of the qualified electors of such city voting thereon at the (special)(general) election held on _____ 20 _____, became operative.

6. (County local law concerning adoption of Charter.)

I hereby certify that the local law annexed hereto, designated as local law No. _____ of 20 ____ of the County of _____ State of New York, having been submitted to the electors at the General Election of November _____ 20 _____, pursuant to subdivisions 5 and 7 of section 33 of the Municipal Home Rule Law, and having received the affirmative vote of a majority of the qualified electors of the cities of said county as a unit and a majority of the qualified electors of the towns of said county considered as a unit voting at said general election, became operative.

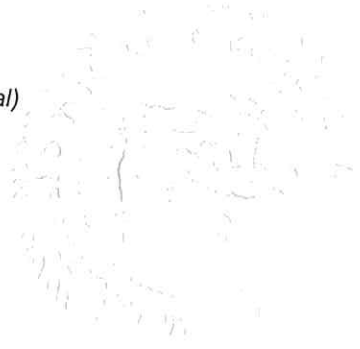
(If any other authorized form of final adoption has been followed, please provide an appropriate certification.)

I further certify that I have compared the preceding local law with the original on file in this office and that the same is a correct transcript therefrom and of the whole of such original local law, and was finally adopted in the manner indicated in paragraph 1 above.

Candace Gaud - Village Clerk
Clerk of the county legislative body, City, Town or Village Clerk or officer designated by local legislative body

Date: 10 | 20 | 2023

(Seal)



Village of Greenport Bill 4A-2023

A local law to amend the zoning map of the Village of Greenport, to reclassify certain property from the WC Waterfront Commercial District to the CR Retail Commercial District, property from the R-2 One-and Two-Family Residence District to the Park District, and certain property from CR Retail Commercial District to WC Waterfront Commercial District.

Section one. Findings.

1. The Village recently began the process of comprehensively analyzing the existing character and future development of various properties near and along the waterfront to provide for a more orderly and compatible development of these areas with properties within these areas.
2. The Board of Trustees hereby finds and determines that certain portions of the Village's existing WC Waterfront Commercial District are different in character and nature from other portions of that district that it would be reasonable and appropriate to re-designate such areas in order to preserve and protect the existing character of those areas and provide for development consistent with that character. The areas include properties along Front Street and Carpenter Street that do not abut the waterfront and include commercial and retail uses. After careful study, consideration of public input and recommendations from a planning committee, the Board of Trustees determines that the existing character would be preserved and future development of these properties enhanced by placing these properties in a more appropriate zoning district. To achieve these goals, the Board of Trustees finds that the portions of the WC Waterfront Commercial District in this local law should be designated as CR Retail Commercial District, and the uses and regulations in the CR Retail Commercial District shall govern these properties.
3. The Board of Trustees hereby finds and determines that a portion of the Village's existing R-2 One-and Two-Family Residence District immediately abutting the waterfront, and owned by the Peconic Land Trust, is in character and nature appropriate for development consistent with the Park District uses as intended in the Park District. The land has been designated for conservation. As such, it would be reasonable and appropriate to re-designate this area in order to preserve and protect the character of the premises consistent with its intention to be maintained for conservation purposes. After careful study, consideration of public input and recommendations from a planning committee, the Board of

Trustees determines that the character would be preserved and future development of this property properly enhanced in a manner that appropriately addresses the needs and potential impacts on the community by redesignating this property as Park District. To achieve these goals, the Board of Trustees finds that the portion of the R-2 One- and Two-Family Residence District in this local law should be designated as Park District, and the uses and regulations in the Park District shall govern this property.

4. The Board hereby finds and determines that a waterfront portion of the Village's existing CR Retail Commercial District is different in character and nature from other portions of that district that it would be reasonable and appropriate to re-designate such area in order to preserve and protect the existing character of that area and to permit the area to be developed in accordance with its waterfront nature. This area includes property presently zoned CR Retail Commercial where no other CR Retail Commercial property is located. After careful study, consideration of public input and recommendations from a planning committee, the Board of Trustees determines that the existing character would be preserved and future development of this area enhanced by placing this area in a more appropriate zoning district. To achieve these goals, the Board of Trustees finds that the portions of property in the CR Retail Commercial District in this local law should be designated as WC Waterfront Commercial District, and the uses and regulations in the WC Waterfront Commercial District shall govern these properties.

Section two. The zoning map of the Village of Greenport is hereby amended to reflect that the following properties, as identified in the Suffolk County Land and Tax Map, are placed and classified as being in the CR Retail Commercial District:

- 1001-005.00-04.00-005.000
- 1001-005.00-04.00-006.000
- 1001-005.00-04.00-007.002
- 1001-005.00-04.00-009.003
- 1001-005.00-04.00-017.000
- 1001-005.00-04.00-018.000
- 1001-005.00-04.00-019.000
- 1001-005.00-04.00-020.000
- 1001-005.00-04.00-021.000
- 1001-005.00-04.00-023.001
- 1001-005.00-04.00-026.000

1001-005.00-04.00-027.000
1001-005.00-04.00-028.000
1001-005.00-04.00-029.000
1001-005.00-04.00-031.001
1001-005.00-04.00-033.001
1001-005.00-04.00-034.000
1001-005.00-04.00-035.002
1001-005.00-03.00-006.001
1001-005.00-03.00-006.002

Section three. The zoning map of the Village of Greenport is hereby amended to reflect that the following property, as identified in the Suffolk County Land and Tax Map, is placed and classified as being in the Park District:

1001-007.00-05.00-019.000

Section four. Any local law or provision of the Code of the Village of Greenport in conflict with this local law is hereby repealed to the extent of such conflict, except that such repeal shall not affect or prevent the prosecution or punishment of any person for any act done or committed in violation of such local law, ordinance or resolution prior to the effective date of this local law.

Section five. If any clause, sentence, paragraph, section, article, or part of this local law shall be adjudged to be invalid by any court of competent jurisdiction, such judgment shall not affect, impair or invalidate any other part of this local law, or the remainder thereof, but shall be confined in its operation to the clause, sentence, paragraph, section, article, or part thereof directly involved in the controversy in which such judgment shall have been rendered.

Section six. This local law shall take effect immediately upon adoption and filing pursuant to the Municipal Home Rule Law.