



Village of Port Chester Board of Trustees Regular Meeting

Town of Rye Justice Courtroom, 350 North Main St., Port
Chester, NY

Agenda: Monday, June 15, 2026

Time: 7:00 PM

PROPOSED EXECUTIVE/CLOSED SESSION AT THE END OF THE MEETING

Town of Rye Justice Courtroom, 350 North Main St., Port Chester, NY

I. CALL TO ORDER / PLEDGE OF ALLEGIANCE

II. PRESENTATION

1. On purchasing new fire apparatus for Port Chester Fire Department
2. PC Entertainment Committee on the Summer Concert Series and for Port Chester Day 2026
3. ADD-ON - By Taxi Commission Chair, Paul Gerardi

III. AFFIDAVIT OF PUBLICATION AND NOTICE OF PUBLICATION RE:

1. Public Hearing to consider the advisability of adopting a local law amending the Code of the Village of Port Chester, Chapter 345, "Zoning," amending the Zoning Map as it applies to 101 Midland Avenue, declaring intent to serve as SEQRA Lead Agency
2. Public Hearing to consider the advisability of adopting a local law amending the Code of the Village of Port Chester Chapter 319-91, Schedule XXIX: Handicapped Parking, to add a handicapped parking space on South Main Street.

IV. PRESENTATION (Continue)

1. By Attorney, Daniel Patrick Zoning Text Amendment Petition and Site Plan Amendment application for United Hospital and other procedural actions, summarized as follows:
 1. Referral of the proposed Amended Site Plan to the Village Planning Commission for review and comment per § 345.405.A-11.H.4.
 2. Referral of the proposed zoning text amendments to the Village Planning Commission and the Westchester County Planning Board for review and comment per § 345.807.B.4.c.3.
 3. Scheduling of the Board of Trustees public hearing on the Resubdivision, Amended Site Plan and Rezoning Petition per §§ 345.805.G.3.e and 345.807.B.4.c.3.

4. Circulation of the Board of Trustees' intent to be Lead Agency pursuant to SEQRA.
5. Circulation of Notice to the Westchester County Planning Department pursuant to GML § 239-m.
2. Abendroth Park Master Plan Presentation
Requested by: Village Manager Stuart L. Rabin

V. MINUTES

1. Approval of May 18, 2026, May 27, 2026 & June 1, 2026 minutes

VI. PUBLIC COMMENTS

VII. REPORT OF THE VILLAGE MANAGER

VIII. RESOLUTIONS

1. Waiver of construction hours for the project located at 131 Irving Avenue
2. Addendum to the Memorandum of Understanding between the Village of Port Chester and Embassy Equity Partners, LLC: Payment of mitigation fees per conditional site plan approval
3. Awarding RFP No. 2026-03 for Independent Auditing Services to Drescher & Melecki LLP
4. ADD-ON - Budget Amendment – Fiscal Year 2026-27 General Fund – Building Department 3rd Party Code Review for 406 Boston Post Road (Westchester Crossing) in the amount of \$5,000.00
5. ADD-ON - Budget Amendment – Capital Project #2025-291 (Joseph Curtis Recreation Park Playground Replacement) in the amount of \$180,000
6. ADD-ON - Budget Amendment – Capital Project #2025-292 (Joseph Curtis Recreation Park Bocce Courts Upgrade) in the amount of \$220,600
7. ADD-ON - Awarding BID No. 2026-04 - Joseph Curtis Recreation Park Improvements to DeRosa Sports Construction, Inc. in the amount of \$623,220.00
8. ADD-ON - Ratifying Teamster Agreement
9. ADD-ON - Setting a Public Hearing United Hospital
10. ADD-ON - Authorizing agreement with Fireworks by Grucci, Inc. for Independence Day 2026 Celebration

IX. CORRESPONDENCE

1. ADD-ON - From Tee Cotter, Director Port Chester-Rye Brook Public Library request to use of 1 parking space for Food Truck at the Port Chester-Rye Brook Public Library on Mon, June 29th from 4-6pm

2. ADD-ON - From Lesley Zlabinger requesting roadblocks on Munson Street between Hawley Avenue and Shelley Avenue on Saturday, July 4, 2026, from noon to approximately 10:00 p.m., for the purpose of a neighborhood block party.
3. ADD-ON - From Paul Roncagliolo, Principal Thomas Edison School, requesting as in previous years the closure of Rectory Street (only the small section in front of the school, between Locust Avenue & Orchard Street.) on Thursday June 18th, 2026.

X. PUBLIC COMMENTS AND BOARD COMMENTS

XI. PROPOSED EXECUTIVE/CLOSED SESSION