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1. Residential neighborhoods are feeling the impact of frequent short term rentals via Air B'n'B and VRBO among other social media outlets. The Village Code regulates single family residence short- term rentals to two two-week periods in any year . Would you use this provision to regulate Air B'n'B and VRBO? If not, why not? If so, how would you enforce this regulation?

Many residents rely on summer house rentals to supplement their incomes and help pay for the education of their children along with their mortgage. Although the current code was not tailored to specifically control the issues associated with Air Bn'B and VRBO, it can be adapted to regulate short term rentals as well. Home owners should be required to provide a simple notice to the village listing the dates of the two, two-week lease periods, and the name of the lessee. The notice would be required to be filed prior to tenant occupancy. Code enforcement could use the filings to enable an inquiry/investigation with the owner and or tenant in the event of complaints of occupancy outside of the stated lease periods. Short term rentals are rapidly becoming the new normal and may require their own code moving forward. Demand for weekly rentals is a growing reality but, as with many other issues, we need to be very careful in insuring tweaks to the code do not impact the quality of life as we attempt to insure residents can generate extra needed income.

2. The Village Comprehensive Plan, which helps to guide development in the Village was adopted in 2002. As adopted, the Village agreed with a key recommendation to produce a new Comprehensive Plan by 2022. What is your position on updating the Plan? And, if so, what specific recommendations would you seek to include in this update?

We have all entered into a new technological age within the last twenty years and life in East Hampton and everywhere has changed dramatically. The village had the foresight to recommend that a new Comprehensive Plan be drafted in 2022, and it was a great call. In the last twenty years, public awareness of the effects of environmental neglect and the need to take immediate steps to slow the degradation has exploded to the forefront. East Hampton has been and should continue to be an active partner in protecting our environment.

I think the incremental upgrading of all village septic systems at the beaches, parking lot, village hall etc. to I/A should be included in the plan. New commercial properties should also be required to install the upgraded systems. The plan should also recommend that the village should, lead by example, and abide by all recycling guidelines including the placement of recycling bins wherever trash cans are located.

3. Deer tick bites often come with other co-infections like babesiosis, ehrlichiosis , tuleremia, etc. In our area, there are more Lone Star ticks than deer ticks yielding greater numbers of the alphagal meat allergy & ehrlichiosis cases. We have more ticks than ever and Lyme is still the number one tick-borne infection in the country. What do you propose to control the tick disease epidemic?.

This is a problem which has plagued the entire east end for many, many years without an effective solution. I don't think we can solve the problem with culls or pesticides-natural or otherwise, but we can take steps to significantly reduce the incidence of bites and mitigate risk. It is our local governments' responsibility to raise public awareness of the dangers and provide information on proven methods to drastically reduce personal risk. It is the public's job to take personal responsibility for their own health and adhere to basic mitigation tips. The village should administer a public education campaign on a recurring basis, during tick season, utilizing social media, and public service announcements spotlighting the dangers and providing simple but effective mitigation steps. The distribution of informational pamphlets with the cooperation of local museums, civic organizations and businesses will help to get the word out. Prominent warning signs with similar messaging should be posted at the entrance to village parks and the nature trail. This is not to preclude pursuing other strategies in conjunction with the above.

4. The Village Preservation Society has been concerned about the growing deer population in the Village and its surrounds. Deer are a scientifically accepted vector in the spread of Lyme disease and other tick-borne illnesses. Several years ago, the Society proposed sterilization for the Village as middle ground to doing nothing or a baited cull. What do you propose to control the deer population? Do you endorse culling? Do you endorse sterilization?

The over population of deer can, at certain levels, become a threat to public safety and have a negative effect on our environment. Some studies suggest that one third of the herd would need to be culled annually just to maintain current population levels. There is also evidence that an effective humane, sterilization program would still need some level of culling to have any lasting effect. At some point, we may reach a tipping point, requiring active population control. Whatever plan or combination of plans is put into effect should be done jointly with the town, if possible. We must be fully committed, as any plan will need to be repeated annually to have any effect. Culling, at the levels required, would be a logistical challenge as we have 1800 plus acres of private residential property in a village of about 2700 acres. We would need to be prepared for significant pushback -annually- as the optics of a recurring cull in the village, are not pretty. I am much more inclined toward sterilization if the scientific data supports its' effectiveness and we can identify a company with a long term demonstrable history of administering a humane and successful program.

5. Aircraft noise is a big quality of life issue for Village residents, as well as communities all over the East End. How do you propose to address aircraft noise impacts on Village residents? When legally possible, what is your position on closing the airport?

I do not support closing the airport, at this time. The airport is a valuable asset for the Town and Village. Closing the airport would result in a significant loss of jobs both on site and among the industries which provide goods and services to the airport. We should not lose sight of the fact that in the event of a natural disaster or human triggered event, the airport, in the Town and moments away from the Village, would be utilized as a gateway for the rapid response of both personnel and equipment as necessary. It is a nice capacity to



have. It would be preferable to wait until 2021 when federal grant restrictions expire. The Town will then have greater flexibility and control that it may be able to leverage in its flight restriction battle. At this point, it is one more season and in the interim the town will continue with its ongoing efforts.

6. What role, if any, does local zoning play in relationship to nitrogen loading and other challenges to ground and surface water purity? What will you do to monitor and protect our water resources? What is your position on dredging Town Pond?

I am in favor of the concept of a wastewater treatment facility to service the village core. We should also plan for the incremental conversion of village owned septic systems to I/A systems.

I am in support of dredging Town Pond.

7. The Village has long served as the cultural, commercial, educational and religious center of Town. The congestion these uses create can have a negative impact on the quality of life for Village residents. What steps would you take to mitigate this problem?

I agree that seasonal traffic has a major impact on the quality of life in the village. This is especially true along the Main Street historic Corridor. Although I don't see one overarching solution, there are steps we can take to facilitate the flow of traffic. We need to have a decongestion mechanism in place to eliminate the possibility of multiple, simultaneous, large scale events, in a proximate area, which inevitably creates chokepoints and gridlock. There have been many instances when this has occurred which completely exacerbates an already congested condition across the village. Officers trained in traffic control, pulling traffic, can also have a huge impact on the flow, during peak hours.

8. Widening the Stephen Hands Path trestle, has long been on the VPS LIRR wish list. Renovating that trestle would route truck traffic around the Village, particularly as trucks heading north on both North Main St and Accabonac Rd, are headed into the northern reaches of Town. What will you do to address this issue for Village residents?

I have no objection to widening and raising the trestle on Stephens Hands Path although the Village has little say on the subject. I think it would divert some northbound traffic flow to Cedar Street, away from the center core business District and village streets. This brings to mind the need to work jointly with the town to have an analysis of the traffic volume and movement at Cedar and North Main to aid in optimizing the timing and function of the traffic light at the location during the summer season. Traffic routinely backs all the way up Cedar Street.

9. Our communities are particularly vulnerable to coastal erosion, sea level rise



and extreme weather events. While Village beaches are included in the Town-wide coastal area resilience study, we are very much an add-on. Would you have the Village fund a study of Village dunes and beaches to assess their condition? What use would you make of the results of such a study?

A thorough review of the pertinent sections of the CARP study, once complete, is required to access whether or not additional study is indicated.

Village Preservation Society of East Hampton 2020 Village Board Candidates Questionnaire

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March 20, 2020

10. With McMansions scattered in neighborhoods with more modest homes, how should neighborhood character be treated within the zoning code? Is it desirable to achieve a balance and how would you do so under zoning?

I think the zoning code, as well as all village codes, should be routinely reviewed and tweaked if they don't regulate, as designed, or have negative unintended consequences. The current code, regulating small lots, has been effective in curbing the McMansion surge of years past.

It is definitely important to find middle ground between McMansions and some tiny houses on smaller lots. Houses in proportion to lot size seems to be the goal. I think our perception of a neighborhoods' character is largely influenced by proportion and scale, so a mix of house sizes, in proper proportion, in a neighborhood is certainly possible without a change in character.

11. What businesses do you think contribute the most to the economy of the Village? What steps would you take to encourage these businesses?

One of the many reasons life in the village is so enjoyable is the proximity of restaurants, inns, shops and groceries to our homes. The village business district is a mix of businesses with a large variety of offerings and conveniences in an idyllic setting. Most stores, inns, theaters, museums and restaurants are within walking or biking distance of residents. The conglomeration of businesses across the village, as an entity, are hugely important to the economy of the village. They are part of the reason people live here, stay here, build houses

and pay taxes. We need to support our business community and be responsive to their concerns. We need to facilitate the ease of shopping. Parking is a perennial concern that we must continue to address.

If it becomes obvious that village codes, governing business practices, are too broad and result in unintended consequences, we should be nimble enough to review the law and tweak it.



12. Village residents remain concerned about the way PSEG-LI commandeered the public right of way to replace utility poles with larger, more toxic versions of what had been there for 60 years, allegedly to strengthen storm resistance, when it is clear that burying the lines is the proper solution. How will you negotiate the 'monster pole' issue? Please be specific.

Our Comprehensive Plan, village codes, and zoning codes all have repeated references to the “character of our residential streets”. The following quotes are from our Comprehensive Plan which iterates the core guiding principles of our village.

The Plan **“places primary importance upon preserving and protecting the village residential neighborhoods”**—A major principle—**“Caring for and preserving the character of the villages residential streets”**—**“Preserve and protect the existing character and quality of life in each residential neighborhood”**—**“maintain public right of way without any significant change to the streetscape of residential neighborhoods”**

We have a large utility, with deep pockets, who came here and violated one of the core principles that guide this village. Our residents were very much sandbagged with just cursory notice, if any, that in no way indicated the extent or scale of the project. This is a Village problem—not a neighborhood problem. It must be a major priority for the board and be on the front burner. A precedent like this cannot be allowed. All one has to do is take a look down King Street, McGuirk Street and Cooper Lane and judge whether the “streetscape, character of the neighborhood, or quality of life” have been negatively impacted. Not to mention the health concerns of our residents.

I think the Village should immediately hire a consultant to fact check everything that PSEG has claimed, to date, and identify information, if any, that may have been held back if it was against their business interests. A subject matter expert will evaluate what has transpired and provide some expertise as we navigate the way forward. I think this is critical in formulating any resolution. They have tons of experts- we have none. I fully support burying the lines and feel the quicker the process moves, the better our chances of arriving at a solution. Time is on their side, the board must move forward with urgency.

13. Enforcement of laws that govern inappropriate signage, contractor parking on roadsides that rut the grasses and kill native plants, have a direct impact on Village residential life. How will your administration work to better enforce existing regulations to prevent this type of degradation to neighborhood character? What will you do to ensure that the Public Works Department is responsive to repairing this damage?

Enforcement of existing regulations is wholly dependent on code enforcement officers being aware of a violation. Aside from personal observation, which is hit or miss, the officers rely on concerned citizens to make them aware of present or recurring violations. We all may have to look at how these complaints are fielded and documented. This presumes that residents are, in fact, lodging complaints with specific information. I am confident that our code enforcement officers are extremely responsive. We just need to improve communications.



Our Department of Public Works has a new and extremely competent leader with a skilled crew capable of addressing most issues. The results of their good work can be seen in many of the areas of the village. Along with effective enforcement, it is important that residents instruct their contractors not to park their heavy equipment on the grass in front of their properties. Perhaps they could pull into the driveway. If the contractor causes the damage-he is responsible to repair it. DPW addresses any damage to right of ways created by transiting vehicles causing ruts or other such damage.

14. Many Village streets have very poor drainage, especially in the western area. What will you do to address this?

DPW has recently installed a number of catch basins on Dayton Lane Extension and elsewhere. They also recently completed a large shoulder cut on Egypt Lane to relieve a drainage problem. If they are made aware of specific locations with recurring issues, they will survey the location to identify and correct the problem. Again-communication of the information may be the root of the problem. This could be easily addressed.

15. What is your approach to public participation in government?

Public participation is the cornerstone of representative government. It is imperative for the community be a full vocal partner in government-a sixth member of the Board. East Hampton residents are among the smartest and most creative constituents of any electorate in the country. I believe the braintrust they represent is a gift that is woefully underutilized. We need to engage the broadest cross section of the community and fully understand their priorities and ideas, throughout the the calendar year, not just as an election nears. A full partnership with residents will undoubtedly enhance the Boards' problem solving capacity.

Currently, a resident, who would like to share an opinion, must appear at a formal hearing and then walk a gauntlet - up to a podium where they are invariably instructed to speak into the microphone while the TV camera zooms in on them. Most residents are likely to take a pass, as the process, whether intended or not, is quite intimidating. People are more likely to engage in a more comfortable setting. Two members of the board can meet with citizen groups, on their home territory, anytime. There are at least five Houses of Worship in the Village. Members of the board could liaison with church and synagogue leaders to arrange such meetings after services, across the calendar year, until each congregation is engaged. The same can be done with other civic groups and organizations with participation of two board members, at a time, on a rotating basis. This program could be augmented with an annual or bi-annual Town Hall style meeting with the Mayor and all Department Heads, on hand, to confer directly with the public and field all questions and comments. Periodic polling to garner feedback on key issues and reach an even larger sector of the population, should also be considered.