

**MEETING OF THE BOARD OF DIRECTORS
WATER AUTHORITY OF NORTH SHORE
HELD ON January 27, 2025 at 7:00 PM
AT GOLD COAST LIBRARY ANNEX,
40 RAILROAD AVENUE, GLEN HEAD, NEW YORK**

Final Public Minutes

PRESENT:

James Greenberg, Esq. Director
George Pombar, Director
John Vasilakis, Director
James W. Versocki, Esq., Director
Sandeep Kapoor, M.D., MS_HPPL, Director
Richard Arena, Director

Appointed by:

City of Glen Cove
Town of Oyster Bay (Hamlet of Glen Head)
Village of Old Brookville
Village of Sea Cliff
Village of Roslyn Harbor
Town of Oyster Bay (Hamlet of Glenwood
Landing)

ALSO PRESENT:

Joseph S. Lopes, Secretary
Tony Croce, CPA/Treasurer

Representing:

WANS Board of Directors
WANS Board of Directors

Director Pombar, as acting Chairperson, called the meeting to order at 7:05 p.m. All six Directors were present, constituting a quorum. All Directors and attendees joined in the Pledge of Allegiance.

On the motion of Director Pombar, seconded by Director Greenberg, by **Resolution #25-01-01**, the **Minutes of the November 25, 2024 Meeting** and Executive Session notes were unanimously (6-0) approved by all present. (A copy of the public meeting minutes will be posted on the Authority website and are on file.)

Finance Committee – Director Vasilakis reported the following invoices paid from the Operating account from the last meeting:

1. Joseph Lopes (Secretary)	\$ 240.00	11/23-12/22/24
2. Director Richard Arena	\$ 99.99	reimburse for GoDaddy web site fees
3. Tony Croce (Treasurer)	\$ 1,600.00	November and December Accounting (\$800 each)
4. McLaughlin & Stern (Stephen Limmer)	\$ 405.64	Legal Fees – Dec. 2024
5. McLaughlin & Stern (Stephen Limmer)	\$ 165.00	Legal Fees – Nov. 2024

Invoices to be paid

6. Joseph Lopes (Secretary)	\$ 170.00	12/23/24-1/22/25
7. Director Richard Arena	\$ 1,439.88	reimburse for GoDaddy web site fees (verified later)

Director Vasilakis motion to approve payments by **Resolution #25-01-02**, Director Greenberg 2nd, unanimously (6-0) approved

Comment on continuing to use GoDaddy, which is about \$5,000 per year. Director Pombar's research noted other companies charge \$15/month for emails and \$6-\$7/month. If we switch companies, we will need to retain someone to move all previous emails from GoDaddy. Director Arena was asked to provide an annual cost estimate and compare terms to ensure we have everything we need from a new vendor. Director Arena noted that other features such as security, may not be comparable. There is a higher security standard for government emails and web site so we need to be sure those have sufficient security, encryption, etc.

CPA Croce report on budget process - PARIS Web site requires 6 years worth of budgets, so the 2025, 2026 and 2027 budgets are proposed and can change, and would be re-posted 90 days earlier. We can edit and re-submit it. We provide prior year's actuals, then current year estimates, then 3 future years' budget estimates. CPA Croce can be both the preparer and submitter or someone else can log in and be the submitter. Director Versocki motion by **Resolution #25-01-03**, with Director Pombar 2nd to list Director Arena as the CEO, Director Vasilakis as the CFO and CPA Croce authorized as the preparer and submitter of the Budget to the PARIS web site. Resolution passed unanimously (6-0). Two things needed to submit: CPA Croce to put in the final information naming Director Vasilakis as CFO and Director Arena as CEO and add himself as submitter, and take the PDF document and link it to the website. Once it is linked, CPA Croce can submit. Either Director Arena or Secretary Lopes can create link and will inform CPA Croce. Secretary Lopes will execute this.

Director Versocki acknowledged the work done to put in the 2024 budget, professional service expenses, 2025 budget, anticipating legal expenses for litigation with Liberty. This could be a wild guess since we don't know where we'll be. 2025 will be submitted but 2026 and 2027 can be re-edited before re-submitting.

To date, we have received \$2 million in funding from the state and have spent about \$200,000 for the year ending December 2024, with interest income of \$60,000, so we have netted out about \$140,000. So, the investment side is going well. Interest rates earned are 4.5%, 4.7% and so on, which is pretty good. With the Fed's recent actions, interest rates are not expected to drop as much as originally expected. Investments are broken down on CPA Croce's report, including maturity dates. As we get closer to negotiating with Liberty, we should look for shorter term investments of less than a year, along the lines of 6 months. At this time, we have T-Bill investments terms expiring about once per month, which will ensure we are sufficiently liquid.

Director Versocki motion via **Resolution #25-01-04** to adopt the budgets proposed by CPA Croce, with Director Arena 2nd, and adopted unanimously.

Personnel Committee – Nothing to report

Negotiations Committee – WANS has tendered the initial offer to Liberty through Counsel (Attorney Limmer). We are continuing to exchange information. Liberty has requested justification, including an appraisal report. WANS Board has asked Attorney Limmer to work with Raftelis (Appraisal contractor) to draft a response, which we hope to have completed this week. Under the Public Service Commission order, barring any other requests from Liberty, they will have to respond within 45 days. That would place it around late February or early March. The Board will keep everyone apprised.

Massapequa has asked the PSC to intervene since Liberty was considered to be dragging their feet.

Governance Committee – Nothing to report.

Professional Services Update – Director Versocki motion, via **Resolution #25-01-05**, to renew the Legal representation of McLaughlin and Stern for the year 2025, subject to verification of rates. Director Pombar 2nd, accepted unanimously.

Website update – Secretary Lopes provided an updated status report for posting to the web site and circulated for comments to the Board. Discussion about whether to wait for Liberty response or post the status now that WANS made Liberty an offer and responded and we are reviewing the response, which is accurate as of today. Last bullet point noting that Liberty is still the operating entity and not WANS. Some people may think WANS is already operating the district. The top section stays the same and the new items are in the bottom section.

Public Comment

- Agatha Nadel – question: Once Liberty receives the appraisal report, do they then have 45 days to reply? Liberty has the option to obtain and share their own appraisal report. In a perfect world Liberty accepts the offer!
 - Importance of getting grant money! Report that \$5 million in grant money was each given to Port Washington and Greenlawn for filtration systems. Greenlawn originally funded through a Town grant and had a winterized building built because the filter wouldn't function as well in the cold. Was there a winterized building constructed for the filter installed by the Glen Head water tower?
 - Director Pombar: Roslyn Drive area is tucked in and next to the railroad tracks. When it's built about 3 years ago, the area surrounding the filter was rebuilt to fully enclose the filter, and then was inspected, so it is protected
 - Bill surcharges are now 42% of the bills, up from 34% not so long ago.

Adjourn/Next Meeting

The **Meetings of the Board** are planned to be held on the fourth Monday of each month, with the next date (Feb. 24th) in conflict with several Directors, so scheduled for Monday, March 3, 2025 at 7:00 pm, at Gold Coast Library Annex, 40 Railroad Avenue, Glen Head, New York. The fourth Monday in March (March 31) is still the March meeting date.

At 7:25 p.m., on the motion of Director Versocki, seconded by Director Greenberg, approved unanimously (6-0) by **Resolution #25-01-06**, the meeting was adjourned.

Respectfully submitted,

Joseph S. Lopes, Administrative Secretary