

NASSAU COUNTY LEGISLATURE
FULL LEGISLATURE MEETING

HOWARD J. KOPEL, PRESIDING Officer

County Executive and Legislative Building
1550 Franklin Avenue
Mineola, New York

Monday, June 1, 2026 meeting

Reconvened June 15, 2026

3:23 p.m.

TAKEN BY: KAREN LORENZO, OFFICIAL COURT REPORTER

LEGISLATOR HOWARD KOPEL

Presiding Officer

7th Legislative District

LEGISLATOR THOMAS MCKEVITT

Alternate Presiding Officer

13th Legislative District

MINORITY LEADER DELIA DERIGGI-WHITTON

11th Legislative District

LEGISLATOR SCOTT DAVIS

1st Legislative District

LEGISLATOR VIVIANA RUSSELL

2nd Legislative District

LEGISLATOR CARRIE A. SOLAGES

3rd Legislative District

LEGISLATOR PATRICK MULLANEY

4th Legislative District

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LEGISLATOR OLENA NICKS

5th Legislative District

LEGISLATOR DEBRA MULE

6th Legislative District

LEGISLATOR JOHN J. GIUFFRE

8th Legislative District

LEGISLATOR SCOTT STRAUSS

9th Legislative District

LEGISLATOR MAZI MELESA PILIP

10th Legislative District

LEGISLATOR MICHAEL GIANREGORIO

12th Legislative District

LEGISLATOR CYNTHIA NUNEZ

14th Legislative District

LEGISLATOR KAYLA KNIGHT

15th Legislative District

LEGISLATOR ARNOLD W. DRUCKER

16th Legislative District

LEGISLATOR ROSE MARIE WALKER

17th Legislative District

LEGISLATOR SAMANTHA GOETZ

18th Legislative District

LEGISLATOR JAMES KENNEDY

19th Legislative District

MICHAEL PULITZER

Clerk of the Legislature

1
2 PRESIDING OFFICER KOPEL: Now, we're
3 going to reconvene the Full Legislature's
4 meeting of June 1st. We're reconvening
5 that one. We have four items to consider.

6 First is a hearing on proposed Local
7 Law Amending Title 24 of the
8 Miscellaneous Laws in Relation to Opting
9 Out of Establishing a Registration System
10 For Short Term Rental Units. The hearing
11 is now open. Do we have anyone to speak
12 on this?

13 MR. HARDIMAN: Good afternoon. Kevin
14 Hardiman from the County Attorney's
15 office.

16 Last year, New York State amended
17 the New York State real property law to
18 require counties throughout the state to
19 establish a registration system for short
20 term rental units. The way that the law
21 was written required counties to decide
22 by June 25th, 2026 whether they would
23 accept the responsibility of establishing
24 and administering such a registration
25 system in accordance with certain

1
2 specifications set forth in that state
3 law, or to pass a law to opt out of
4 establishing such a specified
5 registration system and determine for
6 themselves what would work best in their
7 county.

8 If a county wanted to opt out, it
9 needed to pass the opt out law by June
10 25th, 2026. If not, they would be
11 automatically opted into the requirements
12 of the state law with no option to opt
13 out at a later date. If a county passes
14 an opt out law by June 25th, they then
15 they would have the opportunity to opt in
16 at a later date.

17 The local law before you amends our
18 current Hotel/Motel Local Law to
19 officially opt out of the state's
20 prescribed requirement to establish and
21 administer a short term rental
22 registration system. The Administration
23 reached out to the towns, villages,
24 village officials and municipal
25 municipalities in Nassau County, as well

1
2 as the Long Island Board of Realtors for
3 their input on whether they would support
4 the county's decision to opt out. Their
5 responses were supportive of the decision
6 to opt out at this time.

7 LEGISLATOR DRUCKER: How are you
8 doing? The Town of oyster Bay, do you
9 know if they're banning it?

10 MR. HARDIMAN: If they themselves are
11 banning it? That would be a question.
12 Better to the Town of Oyster Bay.

13 LEGISLATOR DRUCKER: You know, it
14 says here in the backup that Town of
15 Hempstead, North Hempstead, City of Long
16 Beach, Village of Atlantic Beach and
17 others. I'm just wondering if that
18 included Town of Oyster Bay.

19 MR. HARDIMAN: I think all towns were
20 included in being asked for their input,
21 and my understanding is that all of the
22 towns came back supportive of it.

23 LEGISLATOR DRUCKER: Okay. Yeah, I
24 just wanted to confirm that. Thank you.

25 PRESIDING OFFICER KOPEL: Okay.

1
2 Anything else?

3 Yes, Legislator Russell.

4 LEGISLATOR RUSSELL: Could you just
5 go over what the pros and cons are of us
6 opting out?

7 MR. HARDIMAN: Well, the particular
8 pros of opting out is that we have the
9 opportunity later on to opt in. That's
10 the main thing. We would not have any
11 option of opting out later if we were not
12 to pass this local law. So that first and
13 foremost, is really the most urgent and
14 most important of the things to keep in
15 mind.

16 But there are benefits to having an
17 opportunity to pursue our own ideas as
18 what we think is best for our county,
19 rather than trying to live with whatever
20 was put forth for all of the counties,
21 for whether they would decide to opt into
22 it or not. So we would prefer to have an
23 opportunity to develop either our own
24 system or to find other avenues to better
25 serve the county residents.

1
2 LEGISLATOR RUSSELL: Has that process
3 started yet?

4 MR. HARDIMAN: It has definitely
5 started. The County has -- the
6 Administration has been in touch with the
7 primary platforms that handle the short
8 term rentals to see if we can work out
9 voluntary agreements with them and if we
10 can find something satisfactory that will
11 again, serve the best interest of the
12 County and its residents, then we may
13 decide to go forward that way. Otherwise,
14 we still have the opportunity later on to
15 say, you know what? This is not going to
16 work for us. Let's opt into the other the
17 other option that we had previously. So
18 that's primarily the pros and cons.

19 LEGISLATOR RUSSELL: Okay. Can you
20 just keep us abreast of how it's
21 progressing with regards to the financial
22 revenue that could possibly come out of
23 this?

24 MR. HARDIMAN: I'll bring that back.

25 LEGISLATOR RUSSELL: Okay.

1
2 MR. HARDIMAN: Thank you.

3 PRESIDING OFFICER KOPEL: Okay. The
4 hearing is now closed. Thank you,
5 gentlemen.

6 Now, Item 2, A Vote on the Proposed
7 Local Law, Which, in Relation to Opting
8 Out of Establishing a Registration System
9 For Short Term Rental Units.

10 Before we do vote. Do we have any
11 public comment?

12 (Whereupon, no response.)

13 PRESIDING OFFICER KOPEL: Hearing
14 none. The hearing now is closed.

15 So a vote on the Local Law, which
16 will be it looks like 138 of 26 in
17 Relation to Opting Out of Establishing a
18 Registration System For Short Term Rental
19 Units.

20 All those in favor of this local law
21 say aye.

22 (Whereupon, all members
23 respond in favor.)

24 PRESIDING OFFICER KOPEL: Opposed?

25 (Whereupon, no response.)

PRESIDING OFFICER KOPEL: That is
unanimous.

PRESIDING OFFICER KOPEL: Number 3
is an Ordinance to Fix the Salary For
Commissioner of the Nassau County Board
of Election.

Motion by Deputy Presiding Officer
McKevitt, seconded by Minority Leader
DeRiggi-Whitton.

All those in favor of Item 3, say
aye.

(Whereupon, all members
respond in favor.)

PRESIDING OFFICER KOPEL: Opposed?

(Whereupon, no response.)

PRESIDING OFFICER KOPEL: That item
is unanimous.

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2 PRESIDING OFFICER KOPEL: Numbers 4
3 and 5, which are Resolution 75 and 76.
4 Our resolutions appointing the Democratic
5 Commission of Elections; that's number
6 four. And number five is resolution
7 appointing Republican Commissioner of
8 elections.

9 And all those in favor of these two
10 items say aye.

11 (Whereupon, all members
12 respond in favor.)

13 PRESIDING OFFICER KOPEL: Opposed?

14 (Whereupon, no response.)

15 PRESIDING OFFICER KOPEL: Those two
16 items are unanimous.

17 Deputy Presiding Officer McKevitt
18 moves to adjourn, seconded by Minority
19 Leader DeRiggi-Whitton.

20 All those in favor of adjourning say
21 aye.

22 (Whereupon, all members
23 respond in favor.)

24 PRESIDING OFFICER KOPEL: Opposed?

25 (Whereupon, no response.)

PRESIDING OFFICER KOPEL: We are
adjourned. Thank you, everyone.

(Whereupon, above matter is
adjourned, 3:30 p.m.)

C E R T I F I C A T E

STATE OF NEW YORK)

: SS.:

COUNTY OF NASSAU)

I, KAREN LORENZO, a Notary Public
for and within the State of New York, do
hereby certify:

That the above is a correct
transcription of my stenographic notes.

IN WITNESS WHEREOF, I have hereunto
set my hand this 15tht day of June 2026.

Karen Lorenzo

Karen Lorenzo

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