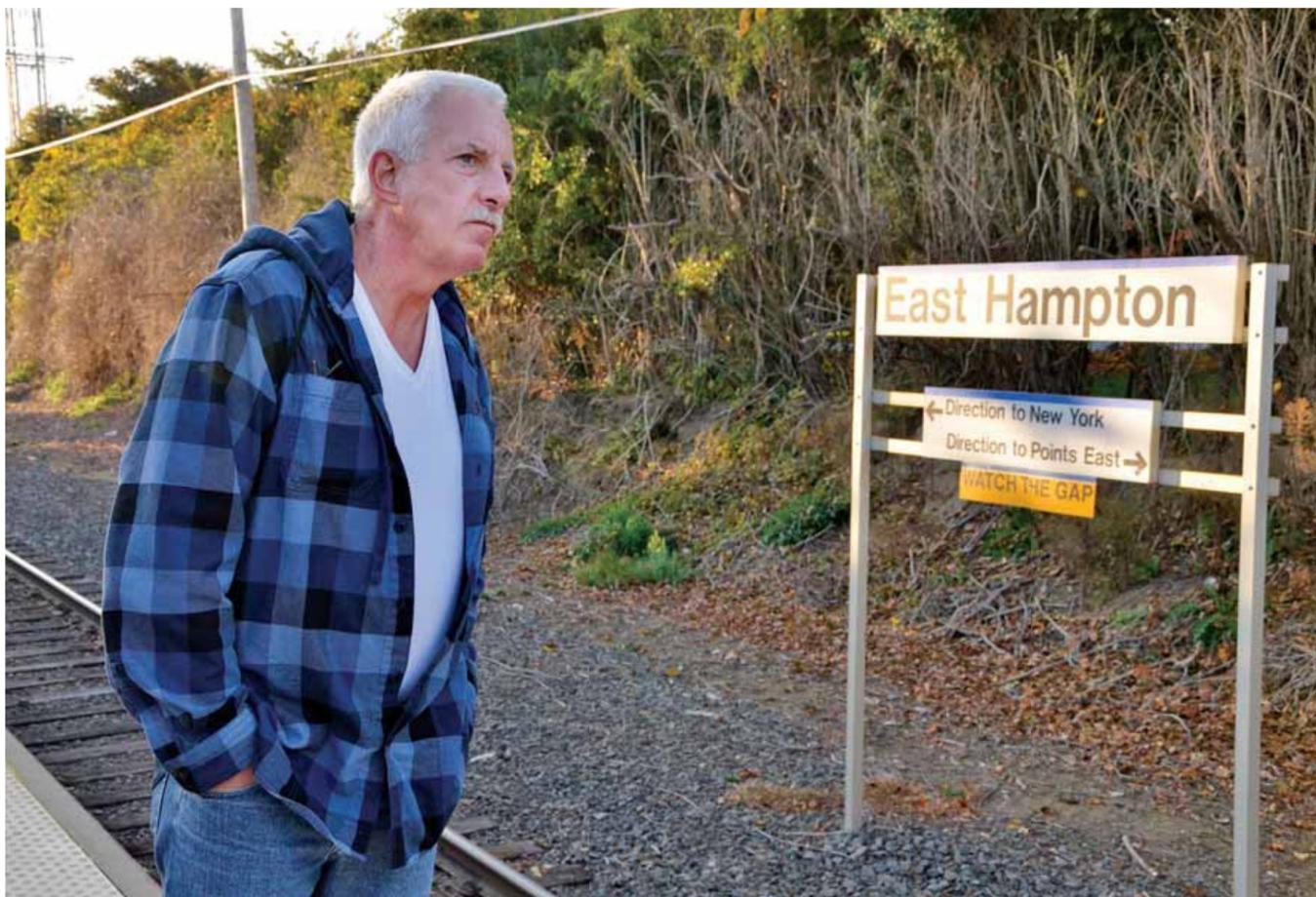


Residence

THE HAMPTONS REAL ESTATE, HOME AND DESIGN WEEKLY

NOVEMBER 26 & 27, 2014 **R**



Bill Link, who is now getting the help he needs, used to ride the train in order to stay warm in the winter.

SHAYE WEAVER

Homeless In The Hamptons

Living in trains, cars and shelters in a playground of the rich

BY SHAYE WEAVER

One recent winter, Bill Link found himself crawling into the back of a Toyota 4Runner that he found among a pile of totaled cars somewhere in East Hampton, trying to escape the bone-chilling cold. "I felt like I was at the Hyatt," he said. The 56-year-old became homeless a few years ago and quickly had to learn how to keep himself warm—by wearing plastic garbage bags, for in-

stance, to seal the body heat in. "You cut a hole in the top of it and stick your head through," he said. "You don't cut holes for the arms, but you put one on the bottom and then cover yourself up." When he wasn't lucky enough to discover a makeshift shelter or be warm enough in garbage bags, he'd take the train "all over the place, just to stay warm." He would hide his few belongings and clothes in secret spots in Montauk and Bridgehampton so he didn't have to lug everything with him. When he needed a bath, he either jumped in the

ocean or used the showers at the Indian Wells Beach comfort station in Amagansett—at 2 or 3 in the morning. Mr. Link's situation is vastly different from the typical image of life in the Hamptons, where wealth is on display and around every corner. Homelessness is really visible only to those who live here year-round, and is mostly an afterthought to those who visit seasonally.

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Architecture

FORM AND FUNCTION

Taking Stock Of Green Codes

BY ANNE SURCHIN, R.A.

When Southampton Town's Energy Conservation code, sometimes called the Green Code or HERS—for "home energy rating system"—legislation, was first adopted in July 2008, all hell broke loose within the architecture and building communities, which acted as if asteroids were about to hit the planet. Although Southampton's Energy Committee, composed mostly of lay people, had spent months formulating the goals and the requirements for the new legislation, its fast and furious rollout in the middle of the summer silly season left the professional communities with a sense of dismay since they had not been given the opportunity for input. In the months that followed, the professional com-

The assumption was that it would deter mega-mansions.

munity challenged aspects of the building science, the HERS index rating numbers and the time frame for implementation of the legislation.

After a symposium with Long Island Power Authority officials, and written recommendations submitted from architects, builders, engineers and swimming pool contractors, the Town Board added 20 amendments to the original legislation for final approval. The Peconic Chapter of the American Institute of Architects also lobbied the town successfully to push back implementation three months, to January 1, 2009.

The rationale behind the legislation was both politically motivated and pragmatic. Politically, the legislation was seen as social engineering, conceived to thwart the size of new houses in the township. By creating a sliding scale of energy compliance with the largest homes over 6,500 square feet requiring the mostly costly and drastic measures for compliance, compared to the less stringent requirements for smaller homes 3,500 square feet and under, the assumption was that the added cost of construction would be a deterrent with regard to creating mega-mansions and McMansions.

That wasn't what happened. The problem was that if one had enough money to build a mega-mansion in the first place, then the additional costs incurred to create a super-energy-efficient residence translated simply into the cost of doing business. Additionally, homeowners erecting these houses over 6,500 square feet wound up with buildings that were remarkably economical to heat and cool while being extraordinarily comfortable on a thermal level.

On the pragmatic and rather noble side, the Southampton Town legislation, championed

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A Taste Of The Isle Of Sylt

Art, light, and hints of Nordic culture

BY TED KRUCKEL

Before a friend introduced me to Katharina Otto-Bernstein, a patron of the arts on the East End and a Southampton resident, I knew of her only by reading about her as the mother of two young gentlemen, Nicholas and Jonathan, now aged 15 and 13, but 13 and 11 when they were challenged with a life-threatening situation.

Ms. Otto-Bernstein and her prestigious New York City art-gallerist husband, Nathan Bernstein, were returning home to Taylor's Creek, their Southampton estate, "when we spotted a fire truck, an ambulance and various police cars outside the house," she recalled earlier this month.

"Our hearts sank and the first thought was that something must have happened to the children. When we came closer, however, it was not the boys, but our nanny, who was being placed on the gurney. She had had an epileptic seizure, her first, in our pool and had gone under.



Sitting room at Taylor's Creek.

CHRIS ARNOLD

"The boys pulled her over to the step, to safety," Ms. Otto-Bernstein continued. "Jonathan revived her with CPR, while Nicholas called the ambulance. "It was extraordinary how calm and collected they went about saving their nanny's life," she concluded. "Me and my brother were both afraid she was going to die," Nicholas had told The Southampton Press at the time. Their heroism was acknowledged with a plaque, of course, and it stuck in this writer's mind. So at the Parrish Art Museum's annual Summer Gala this year—where Ms. Otto-Bernstein and her mother, Maren

Otto, were the honorees, in part due to Ms. Otto-Bernstein's 10-year stint as co-chair of the event, along with Beth Rudin DeWoody and Debbie Bancroft—I was really more excited to meet the two rescuers. "They're right over there," their mother told me then. The Parrish summer party is sort of a family affair, she said later. "Four days after giving birth to Nicholas I co-chaired my first event." Talk about dedication to a cause!

The following year, this time seven months pregnant with Jonathan, Ms. Otto-Bernstein was again at the gala, which that year featured the extraordi-

nary Aretha Franklin. "Seeing me walk around in my advanced state, she most graciously offered me the seat next to her, and I had an unforgettable evening talking to 'The Queen of Soul,'" Ms. Otto-Bernstein said.

Ms. Otto-Bernstein briefed me about Taylor's Creek, too but, as is so often the case, seeing is believing. On a first look at the bayfront home—the ocean is across the street—it was hard to get a fix on what the architectural/design vibe is. There is lots of white with what looked to me like a Provençal blue trim.

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Hamptons Properties Went Into Contract Over the Past Week*

- 3 Deals Over \$10M
- 1 Deal Between \$8M - \$10M
- 5 Deals Between \$4M - \$6M
- 7 Deals Between \$2M - \$4M
- 10 Deals Between \$1M - \$2M
- 18 Deals Under \$1M

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