

2026 Peekskill Flea Market

James Street between Main and Park Streets

Sundays, 8AM – 3PM

March 22, 2026 – November 22, 2026

Rules, regulations and application

Flea Market Manager: Judith I. Arce

Phone #: 914-607-1006

Email Address: peekskillfleamarket@yahoo.com

1. Space will only be available for sellers of antiques, used, collectible or handmade items.
2. New commercially produced and packaged items are prohibited for sale. The sale of new items will be severely limited, but some new items may be allowed at the Market Manager's discretion.
3. Vendors must not sell pornographic materials, unlawful copies of any product, motor vehicles, fuels or harmful liquids, fire arms, knives, toy guns, replicas of firearms, weapons of any kind, replicas of weapons of any kind, ammunition, telephone cards, medical supplies or medications, alcohol or drugs, tobacco products, vape products, drug paraphernalia, any kind of food or beverage, or any other items that are prohibited by law. Prohibited items are not limited to those listed. The market manager reserves the right to ask any vendor to remove from view and sale any item deemed inappropriate for sale at the market.
4. Clothing vendors will be limited to approximately one third of vendors on any given week.
5. All decisions pertaining the the flea market are at the sole discretion of the Market Manager while on site.
6. The per diem fee for spaces measuring approximately 10 feet by 10 feet with a standard vehicle is $85. The per diem fee for space measuring approximately 10 feet by 15 feet including a van or SUV, is $100. Larger spaces available if space permits. For vendors looking to have the same general spot every week, the advanced payment fees are 4X weekly vendor fee and are to be paid prior to the first of the month for four weeks. Please note that there are NO refunds of advanced payment fees

for any reason including cancellation due to weather or other circumstances. Payment of weekly fees shall be made to the Market Manager or his designee upon arrival and check-in at the market if space permits. Vendors are not permitted to set up until all fees are paid in full. There may be a preferred online payment option introduced at some point during the market run. Only approved sellers will be able to set up at the market.

7. Cancellation policy: if the Flea Market needs to be canceled for any reason, our best effort will be made to post such notices on the Flea Market's Facebook page as soon as practical. Cancellation is at the discretion of the Market Manager and may not be made until day of/morning of.
8. Set-up is at 6am. Vendors must not set up before and until manager is present and street is officially closed off by barricade barrels.
9. For safety reasons, no motor vehicles are permitted to operate, enter, exit or move between 8am and 4pm on James Street. When moving vehicles before or after the Flea Market, please exercise extreme caution.
10. All sales must be concluded by 3pm. All vendor items and vehicles must be removed within ONE HOUR of the close of the market or 4pm, which ever comes first. **Vendors staying late, and preventing roads/lots to be reopened will be charged an additional $35 fee to cover staff time, and may be banned from the Flea Market.**
11. For one-time sellers, homeowners or non-commercial sellers, attic or garage items are permitted for up to two weekends with proper photo identification, such as NYS Driver's License, NYS ID card, or other government identification that shows a proper street address. One-time sellers must sign the indemnification or provide appropriate insurance.
12. Spaces are assigned by the market manager.
13. Receipts for vendor fees given upon request by vendor.
14. Space is limited.
15. All items must be kept off the ground and displayed on tables or in boxes (provided by vendors) and must be kept within the limits of allocated space. All items must be displayed in a safe and responsible manner.
16. Each vendor must post a clear return policy.
17. Vendors must not leave any items, packing or trash behind. If a vendor brings an item and it doesn't sell, the vendor must take it with him/her. **No unsold items are to be left anywhere in Downtown Peekskill including city trash receptacles. Vendors found to have left items or trash behind will lose their vending privileges and will be banned from the Flea Market.**
18. All vendors must prominently display their NYS Certificate of Authority at all times. Vendors operating as a commercial or retail enterprise must supply a copy of their certificate to the market manager and must provide a certificate of insurance naming the Peekskill Business Improvement District, PO Box 206, Peekskill, NY 10566 and the City of Peekskill, 840 Main Street, Peekskill, NY 10566 as additional insureds.
19. Vendors are expected to conduct themselves in a professional and polite manner at all times so as to enhance the customer experience and reputation of the market. Failure to conduct one's self in a proper manner may result in removal and/or suspension/ban from the market. Vendors and their representatives must not consume alcohol, smoke or vape while at their booths.
20. Vendors may not sublet or share spaces without the expressed consent of the Flea Market Manager.
21. While vending, advocacy of social or political platforms, candidates or issues, collection of names for political purposes or petitions, or other forms of political or social actions are prohibited as well as

any other signage other than name of vendor, return policies, and pricing. We reserve the right to have vendors remove any signage, posters, flyers, cards, or any other visuals for any reason.

22. No hawking, proselytizing, amplified music, open flames or other disruptive actions are allowed.
23. All vendor tents must be properly weighted down.
24. In the event that COVID-19 precautions or other recommendations by appropriate health authorities are re-introduced, all vendors agree to adhere to market-issued guidelines.
25. The Peekskill Business Improvement District is the governing body of the Flea Market and reserves the right to alter, cancel or suspend market operations and rules and regulations for any reason at any time. For questions that cannot be resolved by the market manager, please contact the Peekskill Business Improvement District at peekskillbid1@gmail.com. Or call 914-734-5585. Please allow 7- 10 days for a response.
26. Violations of the Guidelines will result in the following procedure:

- First violation: Vendor receives verbal notification from market manager, notation in vendor contract file, and Governing Body (the Peekskill BID) is advised.
- Second violation: Vendor receives written notification from Market Management of Second Violation, Governing Body (the Peekskill BID) is advised, and vendor is placed on final warning status and noticed that their vendor privileges are going to be suspended with the next violation.
- Third violation: Governing Body (the Peekskill BID) is advised, vendor receives dismissal notice from Market Management, terminating vendor privileges.
- Serious violations: The market manager and BID reserve the right to expel any vendor for any reason immediately in their sole discretion.
- Appeal process: Vendors may appeal decisions made by the market manager to the Executive Director of the Peekskill Business Improvement District by emailing the Executive Director at peekskillbid1@gmail.com.

Please complete application including the notary page.

2026 Peekskill Flea Market Application

I _____(print full name),

residing at _____(print full address, not a PO Box),

in _____(print Town/City/State/Zip)

Telephone # _____ Alternate # _____

Email Address (Required) _____

NYS Certificate of Authority # _____

DBA (if applicable) _____,

agrees to accept and be in full compliance with the rules and regulations governing the Peekskill Flea Market as stated above and understands that failure to comply may result in my termination to sell at the market and that the market manager can remove me from the market at any time for any reason. I agree to indemnify and hold the Peekskill BID, the City of Peekskill, Event Producers, volunteers, and all staff harmless from any liability, loss, claim or damage of any nature whatsoever as a result of participating in the market. I have read, and agree to abide by all terms and conditions for booth space as stated in this application.

Items to be sold:

Signature _____ Date _____

STATE OF NEW YORK)
)ss.:
COUNTY OF WESTCHESTER)

On the _____ day of _____in the year 20___, before me, the undersigned, a

Notary Public in and for said State, personally appeared _____ personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.

_____

Notary Public

Signature _____ Date _____

10-3-26