

TOWN OF SOUTHAMPTON

Department of Land Management
Town Conservation Board
116 HAMPTON ROAD
SOUTHAMPTON, NY 11968

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HARRY S. LUDLOW
CHAIRPERSON

JAY SCHNEIDERMAN
TOWN SUPERVISOR

Harry S. Ludlow, Chairman

*George J Heine, Vice- Chairman
Jeremiah P. Collins
Anne Hickey Algieri*

*Thomas Rickenbach, Secretary
Sunshine Gumbs
Michael Tessitore*

Meeting Minutes of February 14, 2018

BOARD MEMBERS PRESENT: Harry S. Ludlow, Chairman
George J. Heine, Vice-Chairman
Thomas Rickenbach
Jeremiah Collins
Anne Hickey Algieri
Michael Tessitore

BOARD MEMBER ABSENT: Sunshine Gumbs

ALSO PRESENT: Martin E. Shea, Chief Environmental Analyst
Martha Reichert, Assistant Town Attorney
Dolores P. Miner, Sr. Administrative Assistant/CB Secretary
Mr. John Dunne, Applicant
Mr. Robert Marcincuk, Esq.
Ms. Lee Foster, Deputy Mayor, Village of Sagaponack
Mr. Ian Wright, Landscape Architect

The meeting was called to order at approximately 7:00 PM by Chairman Ludlow.

Approval of the January 24, 2018 Minutes:

A motion was made by Mr. Rickenbach and seconded by Mr. Tessitore to approve the minutes of February 14, 2018. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

Report from Counsel

*11-46 Rainer Schoenbach 361 Sagaponack Rd., Village of Sagaponack 908-3-2-6
Now 531 & 545 Sagaponack Rd., Village of Sagaponack*

Applicant requests postponement. A motion was made by Mr. Rickenbach and seconded by Mr. Tessitore to postpone the discussion to a later date. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

Advisory Reports

Planning Board:

*Hayward properties, Subdivision Pre-App 70 Scuttle Hole Rd., Water Mill 900-102-1-5
Mr. Shea presented. A motion was made by Mr. Rickenbach and seconded by Ms. Algieri to send comments to the Planning Board. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.*

ZBA:

*Diana Shaw 29 Tarpon Road, East Quogue 900-362-4-15
Mr. Shea presented. A motion was made by Mr. Rickenbach and seconded by Mr. Collins to send comments to the Zoning Board. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.*

Tedd Levine 31 Dock Road, Remsenburg/Speonk 900-366-1-2.10

Mr. Shea presented. A motion was made by Mr. Tessitore and seconded by Mr. Collins to send comments to the Zoning Board. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

Administrative Wetland Permits

WAP170010	Craig Abramowitz and Lynn Abramowitz
WAP170099	Marc Paley and Debra Paley
WAR170071	85 Old Farm LLC
WAR170066	Thor Anderson
WAR170078	Tamara Olsen and Clayton Humphrey
WAR170077	Tamara Olsen and Clayton Humphrey
WAR170080	Harriet Reitman
WAR180081	Harriet Reitman

Resolution to Extend Conditional Approval

AI60523 Peconic Bay Development LLC 33 Peconic Trail, Flanders 900-122-4-1
Applicant requests an extension of the conditional resolution of approval. A motion was made by Mr. Rickenbach and seconded by Ms. Algieri to extend the conditional approval to issue a wetland permit. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

Transfer of Conditional Approval

AI70047 Schmitt Trust to Elyn Jacobs 157 Cold Spring Pt. Rd., Tuckahoe 900-155-1-3
The parcel's ownership has transferred since conditional approval was granted by the Conservation Board, but prior to final procurement of the wetland permit. A motion was made by Mr. Heine and seconded by Ms. Algieri to transfer the conditional approval resolution to issue a wetland permit from the prior landowner to the new landowner. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

CB1500064 Tush to Ianclu & Simone Bindela 41 Bay View Drive, North Sea 900-32-1-38
The parcel's ownership has transferred since conditional approval was granted by the Conservation Board, but prior to final procurement of the wetland permit. A motion was made by Mr. Heine and seconded by Mr. Collins to transfer the conditional approval resolution to issue a wetland permit. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

Resolution of Conditional Approval

AI70203 Diane Christopher 19 Maple Lane, Noyac 900-3-2-10
A motion was made by Mr. Heine and seconded by Ms. Algieri to issue a wetland permit. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

AI70213 John A. Healey III and Christina Healey 539 Noyack Road, North Sea 900-59-3-25
A motion was made by Mr. Heine and seconded by Mr. Collins to issue a wetland permit. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

AI70256 David Procopio 6 Brushy Neck Ln., Westhampton 900-369-2-61
Applicant requests postponement. A motion was made by Mr. Heine and seconded by Mr. Collins to postpone decision. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

AI70330 John Bader 53 Wheaton Way, Water Mill 900-116-1-12.8
Applicant requests postponement. Applicant requests postponement. A motion was made by Mr. Heine and seconded by Mr. Collins to postpone decision. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

AI70361 Steven Chasin and Hilary Chasin 5 Peninsula Drive, Noyac 900-17-2-83
A motion was made by Mr. Heine and seconded by Mr. Collins to issue a wetland permit. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

AI70615 37 Westminster Road LLC 37 Westminster Road, Water Mill 900-103-1-57.1
Applicant requests postponement. A motion was made by Mr. Heine and seconded by Mr. Collins to postpone decision. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

AI70652 Alpha Echo LLC 21 Munchogue Drive, Noyac 900-4-3-46.1

A motion was made by Mr. Heine and seconded by Mr. Rickenbach to issue a wetland permit. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

Preliminary Review – SEORA Determination

A170192 **Lorraine R. Davis Irrevocable Qualified**
Personal Residence Trust **47 Oak Grove Road, North Sea** **900-31-1-10**
Applicant requests postponement to February 28, 2018. A motion was made by Mr. Heine and seconded by Mr. Rickenbach to postpone review to February 28, 2018. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

A170616 **Sbarra and Sbarra Testamentary Trust** **358 West Neck Road, North Sea** **900-92-2-28**
Applicant requests postponement to February 28, 2018. A motion was made by Mr. Heine and seconded by Mr. Collins to postpone review to February 28, 2018. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

A170578 **28 Kendalls Lane LLC** **28 Kendall's Lane, North Sea** **900-42-3-53**
Mr. Shea presented the Environment Division preliminary advisory report and noted that the proposed activities are classified as a Type II action. Such report recommended that a public hearing be held. A motion was made by Mr. Heine and seconded by Ms. Algieri to schedule a public hearing for March 28, 2017. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

A170622 **Charles S. Raffa** **6 Sandpiper Court, Westhampton** **900-382-1-45**
Mr. Shea presented the Environment Division preliminary advisory report and noted that the proposed activities are classified as a Type II action. Such report recommended that the public hearing requirement be waived. A motion was made by Mr. Heine and seconded by Mr. Tessitore to waive the public hearing. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

A180011 **McClelland and Maynard** **175 Noyack Ave, Noyac** **900-5-3-23.2**
Mr. Shea presented the Environment Division preliminary advisory report and noted that the proposed activities are classified as a Type II action. Such report recommended that the public hearing requirement be waived. A motion was made by Mr. Collins and seconded by Mr. Heine to waive the public hearing. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

Public Hearings

A160563 **Stephen Ting and A. Li Hsi Ting** **82 Little Neck Rd., Shinnecock Hills** **900-234-4-15**
Applicant requests adjournment. A motion was made by Mr. Tessitore and seconded by Mr. Rickenbach, to adjourn the public hearing to April 25, 2018. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

A170324 **William H. Fuhs** **528 Pleasure Drive, Flanders** **900-201-1-11.2**
Applicant requests adjournment. A motion was made by Mr. Rickenbach and seconded by Mr. Tessitore, to adjourn the public hearing to April 25, 2018. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

A170440 **Alan Germain and Janice Germain** **11 Dorset Road, North Sea** **900-32-2-1.3**
Applicant requests adjournment. A motion was made by Mr. Heine and seconded by Mr. Rickenbach, to adjourn the public hearing to April 25, 2018. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

A170129 **Arthur Canario Living Trust** **7 Romana Drive, Hampton Bays** **900-257-3-10.1**
Mr. Robert Marcincuk, the applicant's attorney, spoke on behalf of the applicant. Mr. Martin E. Shea, Chief Environmental Analyst, spoke on behalf of the Town. A motion was made by Mr. Heine and seconded by Mr. Collins to close the public hearing. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.
A separate audio recording is available for this hearing.

A170510 **John Dunne** **15 Harbor Road, Hampton Bays** **900-321-2-8**
Mr. John Dunne, the applicant, spoke on his own behalf. Mr. Martin E. Shea, Chief Environmental Analyst, spoke on behalf of the Town. A motion was made by Mr. Rickenbach and seconded by Mr. Heine to close the public hearing. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.
A separate audio recording is available for this hearing.

A170513 *Jose Freddy Ortiz and Yillian A. Cardona* 408 Flanders Blvd., Flanders 900-167-2-19.2
Mr. Ian Wright, agent for the applicant, spoke on behalf of his client. Mr. Martin E. Shea, Chief Environmental Analyst, spoke on behalf of the Town. A motion was made by Mr. Rickenbach and seconded by Mr. Tessitore to adjourn the public hearing to April 11, 2018. The motion was approved by a 6-0 vote. Ms. Gumbs was absent. A separate audio recording is available for this hearing.

Covenant Amendment/Interpretation:

Vijfvinkel, Martijn 46 Peconic Bay Avenue, North Sea 900-42-2-11
Applicant requests adjournment. A motion was made by Mr. Rickenbach and seconded by Mr. Tessitore to adjourn the public hearing to May 9, 2018. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

Resolution to Issue Modification

CB1500083 *Sandra Taylor* 76 Audubon Ave., Bridgehampton 900-88-2-60.3
Mr. Shea presented. A motion was made by Mr. Heine and seconded by Mr. Rickenbach to issue a modified wetland permit. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

CB17041 *Alex Demir* 31 Rampasture Road, Hampton Bays 900-293-3-12
Mr. Shea presented the incorrect application's project description, which was voted on by the board. The prior vote was then rescinded by Mr. Heine and seconded by Mr. Rickenbach. The rescinded vote was approved by a 6-0 vote. Ms. Gumbs was absent. A new motion was made by Mr. Tessitore and seconded by Mr. Collins to postpone decision, due to the need for further information. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

CB17027 *Mario and Natalie Carone* 138 Springville Rod. Hampton Bays 900-293-4-7
Mr. Shea presented. A motion was made by Mr. Heine and seconded by Mr. Tessitore to issue a modified wetland permit. The motion was approved by a 6-0 vote. Ms. Gumbs was absent.

Public Comment

Lee Foster, Deputy Mayor for the Village of Sagaponack noted that she had attended the meeting in anticipation of a discussion regarding Rainer Schoenbach. She also commended the conservation Board for their administration of Town and Village wetland laws.

Adjournment of Meeting:

A motion was made by Mr. Rickenbach and seconded by Mr. Tessitore to adjourn the meeting. The motion was approved by a 6-0 vote. Ms. Gumbs was absent. The meeting ended at approximately 9:17 pm.



Harry S. Ludlow, Chairman