

TOWN OF SOUTHAMPTON

Department of Land Management
Town Conservation Board
116 HAMPTON ROAD
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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 April 28, 2021

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

ALSO PRESENT: Martin E. Shea, Chief Environmental Analyst
Kelly Doyle, Assistant Town Attorney
Korrina Goree, Conservation Board Secretary
Susanna Herrmann, En-Consultants, Inc.
John Betts
Diane Ardolino
Dhonna Goodale
Jessie Goodale
Annalee Wilson
Rex Wilson
John Bennett, Bennett & Read, LLP
Martha Reichert, Esq., Twomey, Latham, Shea,
Kelley, Dubin & Quartararo LLP
David Kirtst, Esq., Matthews, Kirst & Cooley, PLLC

The meeting was called to order at approximately 6:00 PM by Chairman Ludlow.

Approval of the Minutes:

*A motion was made by Mr. Rickenbach and seconded by Ms. Gumbs to approve the minutes of April 14, 2021.
The motion was approved by a 7-0 vote.*

Advisory Reports

Planning Board:

115 & 127 Halsey Lane, Subdivision- Pre-Application *115 & 127 Halsey Lane, Water Mill 900-114-3-20.3
& 20.5*

HL

Mr. Shea presented. A motion was made by Mr. Heine and seconded by Ms. Algieri to send comments to the Planning Board. The motion was approved by a 7-0 vote.

Lillian Court, Lot Line Modification- Pre-Application *310 Montauk Highway,
19 & 20 Lillian Court, Shinnecock Hills* *900-210-3-8, 9 & 19 SG*
Mr. Shea presented. A motion was made by Mr. Heine and seconded by Ms. Gumbs to send comments to the Planning Board. The motion was approved by a 7-0 vote.

ZBA:

Edward Burke Jr. and Patricia Burke *57 Hampton Road, Noyac* *900-005-2-17 GH*
Mr. Shea presented. A motion was made by Mr. Heine and seconded by Ms. Gumbs to send comments to the Zoning Board. The motion was approved by a 7-0 vote.

Administrative Wetland Permits

WAP21026 **Rod Industries, LLC.**
WAP21027 **Maxwell Kra**
WAP21029 **Old Mill Parcel, LLC.**
WAP21030 **RH&AP, LLC., c/o Hayley Boesky**
WAR210106 **Claire Gorayeb**
WAR210107 **Gracjana Sawicki and Jaroslaw Sawicki**
WAR210111 **Rolling wood Real Estate, LLC.**

Resolution of Conditional Approval

A020023 *William S. Gaden II and Peter T. Foley* *126 Little Fresh Pond Rd, North Sea* *900-96-3-25* **TR**
*A motion was made by Mr. Rickenbach and seconded by Ms. Algieri to issue a wetland permit.
The motion was approved by a 7-0 vote.*

A020040 *James and Elizabeth Lou Remkus* *19 Bay View Road, Noyac* *900-19-1-3* **GH**
*A motion was made by Ms. Algieri and seconded by Mr. Collins to issue a wetland permit.
The motion was approved by a 7-0 vote.*

A020044 *Jason and Allison Liebnitzky* *7 Turtle Pond Road, North Sea* *900-45-1-2.4* **TR**
*A motion was made by Mr. Heine and seconded by Ms. Algieri to issue a wetland permit.
The motion was approved by a 7-0 vote.*

A021009 *Laura Boden and Lucas Torres* *53 Grant Boulevard, Hampton Bays* *900- 259-2-43.26* **AA**
*A motion was made by Mr. Heine and seconded by Ms. Algieri to issue a wetland permit.
The motion was approved by a 7-0 vote.*

A021022 *Paul and Susan Matuszewski* *6 Dolphin Road, East Quogue* *900-384-1-41* **AA**
*A motion was made by Mr. Heine and seconded by Ms. Algieri to issue a wetland permit.
The motion was approved by a 7-0 vote.*

A021031 *Bus C. Lazarakis and Anastasia Lazarakis-Karloutsos*
190 Big Fresh Pond Road, North Sea *900-111-1-13.1* **TR**
*A motion was made by Mr. Heine and seconded by Ms. Algieri to issue a wetland permit.
The motion was approved by a 7-0 vote.*

A021033 *8Squared Holly Lane, LLC.* *64 Holly Lane, Water Mill* *900-160-2-14* **HL**
*A motion was made by Mr. Heine and seconded by Ms. Algieri to issue a wetland permit.
The motion was approved by a 7-0 vote.*

Preliminary Review – SEQRA Determination

A021011 Timothy Shannon and Maritess Manaluz 85 Waters Edge Road, North Sea 900-62-1-30.1 TR

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. Tessitore and seconded by Mr. Heine to schedule a public hearing for June 9, 2021. The motion was approved by a 7-0 vote.

Public Hearings

A019100 The Colonel's Way, LLC. 55 Fish Cove Road, North Sea 900-60-3-14.2 TR

Ms. Hermann spoke on behalf of the applicant. John Betts spoke on behalf of himself. Mr. Martin E. Shea, Chief Environmental Analyst, spoke on behalf of the Town. A motion was made by Ms. Algieri and seconded by Mr. Tessitore to adjourn the public hearing to May 12, 2021. The motion was approved by a 7-0 vote.

A separate audio recording is available for this hearing.

A020038 Diane Ardolino 160 Point Road, Flanders 900-121-1-10.1 MT

Ms. Ardolino spoke on behalf of herself. Mr. Martin E. Shea, Chief Environmental Analyst, spoke on behalf of the Town. Ms. Goodale spoke on behalf of herself. Mr. Goodale spoke on behalf of himself. Ms. Wilson spoke on behalf of herself. Mr. Wilson spoke on behalf of himself. A motion was made by Mr. Collins and seconded by Ms. Algieri to adjourn the public hearing to May 12, 2021. The motion was approved by a 7-0 vote.

A separate audio recording is available for this hearing.

A020063 Andrea Lusso and Mariya Stoyanova 15 Harbor Road, Hampton Bays 900-321-2-8 AA
Application withdrawn. No action taken by the Board.

CB1400035 River Rock Structured Capital, LLC 186 Crescent Ave, Water Mill 900-115-1-8 HL
Ms. Hermann spoke on behalf of the applicant. Mr. Bennett spoke on behalf of the applicant. Mr. Kirst spoke on behalf of the neighboring property owner. Ms. Reichert spoke on behalf of the neighboring property owner. Mr. Martin E. Shea, Chief Environmental Analyst, spoke on behalf of the Town. A motion was made by Mr. Collins and seconded by Ms. Algieri to close the public hearing. The motion was approved by a 7-0 vote.

A separate audio recording is available for this hearing.

Resolution to Issue Modification

CB18074 Louis Galasso III Revocable Trust and Carleen L. Galasso Revocable Trust 16 Bay View Drive East, Noyac 900-9-2-22 GH

A motion was made by Mr. Heine and seconded by Ms. Algieri to issue a modified wetland permit. The motion was approved by a 7-0 vote.

Adjournment of Meeting:

A motion was made by Mr. Tessitore and seconded by Ms. Algieri to adjourn the meeting. The motion was approved by a 7-0 vote. The meeting ended at approximately 9:23 pm.



Harry S. Ludlow, Chairman