

**TOWN OF SOUTHAMPTON
ENVIRONMENT DIVISION
NOTICE OF ADMINISTRATIVE WETLANDS PERMIT**

Permit No.: WAT170004

Date of Receipt of Application: 01/23/2017

Project Title: 48 Fordune Properties LLC, c/o Lori Schumann, HQ Capital Private Equity, LLC.

Project Location: 975 Flying Point Road, Water Mill

SCTM No.: 0900-178-01-17.42

Description of Permitted Activity: Transfer of Conservation Board Wetlands Permit No. 09-38, which was issued to Colleen Quandt on October 1, 2010 to 48 Fordune Properties, LLC., to grant approval for construction of a new six-bedroom two-story single-family residence on open pilings, with the first floor elevation of 15 feet, with an attached garage, with a footprint of 6,890 square feet, 125 feet from wetlands; construction of 1,491 square feet of elevated decks, supported on pilings, 125 feet from wetlands; construction of 845 square feet of swimming pool and integrated spa, on pilings, with piling caps, with the base of the swimming pool elevated at least 2 feet above the groundwater table, approximately 132 feet from wetlands; construction of a sanitary system, including a 1,500 gallon septic tank and six (6) 8 ft diameter x 3 ft deep leaching pools, with room for 50% future expansion, in accordance with Suffolk County Department of Health Services (SCDHS) requirements, located, at its closest point, approximately 201 feet from wetlands; construction of a pervious driveway and pervious parking court, approximately 160 feet from wetlands; clearing of approximately 0.5 acres of natural vegetation and grading, 100 feet from wetlands; deposition of 760 cubic yards of fill on the site for the required sanitary sand wick and septic system grading, approximately 185 feet from wetlands; construction of a concrete retaining wall, to contain the required septic system fill, approximately 186 feet from wetlands; construction of 313 square feet of walkway and steps, 190 feet from wetlands; placement of approximately 2,050 cubic yards of clean compatible uncontaminated sand fill for general residential construction purposes and installation of structural drainage, at least 125 feet landward of wetlands, in order to satisfy the New York State Department of Environmental Conservation (NYSDEC) requirements for catchment and recharge of runoff, with sufficient capacity to accommodate a 4-inch rainfall event; installation of eighteen (18) 10 ft diameter x 2 ft deep drywells, at least 137 feet from wetlands; installation of a pool enclosure fence, at least 125 feet landward of wetlands; installation of pool equipment and one (1) 8 ft diameter x 2 ft deep pool drywell, approximately 160 feet from wetlands; installation of a water service utility line, approximately 189 feet from wetlands; removal of approximately 145 cubic yards of unsuitable soils off-site for sanitary system installation; preservation of all on-site wetlands; and establishment of a covenanted naturally vegetated wetland non-disturbance/non-fertilization buffer, extending one hundred (100) feet landward of wetlands, at a vacant naturally vegetated parcel, containing regulated tidal and brackish wetlands, and fronting on Channel Pond, in Water Mill, Town of Southampton, Suffolk County, New York, **in accordance with the survey prepared by John I. Holden of Squires, Holden, Weisenbacher & Smith Land Surveying, dated September 4, 2008, last revised July 20,**

Permit Approved

Date of Issuance: 03/08/2017
Expiration Date: 08/23/2017
Contact Person: Martin Shea
Address: Town of Southampton
Environment Division
116 Hampton Road
Southampton, NY 11968
Phone Number: 631-287-5710
