

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

Permit No.: WAR170075 **Date of Receipt of Application: 12/11/2017**

Project Title: Herringbone Crescent LLC., Bruce Bronster

Project Location: 41 Crescent Street, Noyac

SCTM No.: 0900-017-02-5

Description of Permitted Activity: Renewal of Conservation Board Wetlands Permit No. CB1400052, which was originally issued on April 1, 2015, and subsequently modified and re-issued on October 27, 2015, in order to grant approval to construct a 225 square foot second story deck, over the previously approved northerly first floor deck, located 6 feet from interior wetlands and 105 feet from tidal wetlands; to construct a 65 square feet second story deck, over the previously approved easterly first floor deck, located 0 feet from interior wetlands and 115 feet from tidal wetlands; and to construct a 449 square foot second floor rooftop deck, located 0 feet from interior wetlands and 110 feet from tidal wetlands, **in accordance with the survey prepared by William G. Lowe, dated March 25, 2009, last revised September 8, 2015.**

On April 1, 2015, Wetlands Permit No. CB1400052 was issued, in order to grant approval to clear, grade and disturb natural vegetation within and adjacent to Town regulated wetlands; to construct a two story four bedroom single family dwelling, with a footprint of 1,275 square feet, located 0 feet from interior wetlands and 105 feet from tidal wetlands along Upper Sag Harbor Cove; to construct 980 square feet of deck 0 feet from interior wetlands and 105 feet from tidal wetlands; to construct 305 square feet of swimming pool, located 0 feet from interior wetlands and 108 feet from tidal wetlands; to install a septic system, including (1) septic tank, located 22 feet from interior wetlands and 149 feet from tidal wetlands and six (6) leaching pools, with room for 50% future expansion, located 26 feet from interior wetlands and 50 feet from tidal wetlands; to deposit approximately 267 cubic yards of sand for elevation of the septic system, 0 feet from interior wetlands and 140 feet from tidal wetlands; to install approximately 168 linear feet of concrete retaining wall, in order to contain the fill for the elevated septic system, located 0 feet from interior wetlands and 143 feet from tidal wetlands; to construct a pervious driveway, located 7 feet from interior wetlands and 130 feet from tidal wetlands; to install a water service line, located 12 feet from interior wetlands and 140 feet from tidal wetlands; to install three (3) drywells, located at their closest point, 18 feet from interior wetlands and 110 feet from tidal wetlands; to create approximately 2400 square feet of intertidal wetlands, by clearing and re-grading 2400 square feet of existing naturally vegetated tidal wetland adjacent area, and allowing for tidal flooding, as well as by planting native tidal wetland vegetation, to mitigate and offset the loss of interior wetlands; to establish a covenanted wetland preservation area covering both the existing and proposed created tidal wetlands, as well as part of the interior wetlands; to establish a covenanted naturally vegetated wetland non-disturbance/non-fertilization buffer extending landward of wetlands, to within 5 feet of the proposed structures; and to undertake vegetation management in the interest of enhancing diamond backed terrapin habitat, at vacant naturally vegetated property, fronting Upper Sag Harbor Cove and containing both bayside tidal wetlands and interior brackish wetlands in Noyac, Town of Southampton, Suffolk County, New York, **in accordance with a survey prepared by William G. Lowe, dated March 25, 2009, last revised December 26, 2014 and the “Hester – Proposed Wetland Creation” plan prepared by Barron Environmental dated February 5, 2015, last revised March 10, 2015.**

On August 5, 2015, Wetlands Permit CB1400052 was first modified in order to grant approval to construct approximately 1,050 square foot pool deck and access stairs, located 0 feet from interior wetlands and 105 feet from tidal wetlands; to construct approximately 261 square feet of swimming pool and 80 spa, located 0 feet from interior wetlands and 108 feet from tidal wetlands; to construct approximately 75 square feet of front entry deck, located 11 feet from interior wetlands, and 137 feet from tidal wetlands; to construct access stairs, from the driveway to the area atop the septic system, located 8 feet from interior wetlands, and 139 feet from tidal wetlands; and to re-configure the gravel driveway, located 11 feet from interior wetlands, and 131 feet from tidal wetlands, as depicted on the survey prepared by William G. Lowe, dated March 25, 2009, last revised July 2, driveway, located 11 feet from interior wetlands, and 131 feet from tidal wetlands, **as depicted on the survey prepared by William G. Lowe, dated March 25, 2009, last revised July 2, 2015.**

Permit Approved

Date of Issuance: 01/16/2018
Expiration Date: 01/15/2018
Contact Person: Martin Shea
Address: Town of Southampton
Environment Division
116 Hampton Road
Southampton, NY 11968
Phone Number: 631-287-5710
