

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

Permit No.: WAR190048 **Date of Receipt of Application:** 10/08/2019

Project Title: Michael Perretta and Maria Perretta

Project Location: 34 Penny Lane, Hampton Bays

SCTM No.: 0900-374-01-1

Description of Permitted Activity: Renewal of Conservation Board Wetlands Permit No. CB1500067, which was issued on 11/10/2015, in order to grant approval to demolish and remove an existing three bedroom two story single family residence, including 1857 square feet of living area, 672 square feet of attached one story garage, 170 square feet of porch/deck, basement and dirt driveway, located approximately 168.9 feet from wetlands; to remove an existing underground oil tank, located greater than 150 feet from wetlands; to abandon an existing septic system, by pumping the system clean and backfilling the existing cesspools with clean sand and/or by removing the system in accordance with Suffolk County Department of Health Services (SCDHS) requirements, located approximately 180 feet from wetlands; to retain 185.64 square feet (10.2 ft. X 8.2 ft.) of frame shed, located approximately 73 feet from wetlands; to construct a new two story six (6) bedroom dwelling, with a first floor footprint of 1453 square feet, 456 square feet of attached garage and 1,822 square feet of second floor, located approximately 187 feet from wetlands; to construct access steps, on the seaward side of the house, located at their closest point, approximately 181 feet from wetlands; to construct 300 square feet of second story deck atop a proposed masonry patio, on the seaward side of the house, located approximately 171 feet from wetlands; to construct approximately 615 square feet of masonry patio, on the seaward side of the house, located approximately 170 feet from wetlands; to construct approximately 200 square feet of easterly porch, located on the landward side of the new house, approximately 219 feet from wetlands; to install a partially reconfigured paved driveway, located at its closest point, approximately 186 feet from wetlands; to install a new septic system, including one (1) 1,500 gallon septic tank and four (4) 8 ft. diameter X 4 feet deep leaching pools, with room for 50% future expansion, in accordance with SCDHS requirements, located approximately 228 feet from wetlands; to install four (4) 8 foot diameter X 4 feet deep drywells, for catchment and recharge of roof and driveway runoff, located at their closest point, approximately 170 feet from wetlands; to construct 648 square feet of in-ground swimming pool, located 153 feet from wetlands; to install pool equipment, located 176 feet from wetlands; to install 8 ft. diameter X 4 vertical feet pool drywell, located 136 feet from wetlands; to construct approximately 1500 square feet of masonry pool patio, located 143 feet from wetlands; to install a buried propane tank, located 156 feet from wetlands; to remove an existing buried propane tank, located 148 feet from wetlands; to install a pool enclosure fence, located 141 feet from wetlands; to reconfigure portions of the existing water service line, located approximately 211 feet from wetlands; to install approximately 382 linear feet of 4 foot high fence, along the northerly property boundary and landward of the required wetland buffer, located approximately 32 feet landward of wetlands; to establish a covenanted wetland preservation area covering all on-site wetlands and to establish a covenanted naturally vegetated wetland non-disturbance/non-fertilization buffer, with allowance for pervious pathways and approximately 173 square feet of bare sand area, at existing residentially developed property fronting Penny Pond and containing Town and State regulated tidal wetlands, where the shoreline is characterized by bulkhead and unbulkheaded beach, in Hampton Bays, Town of Southampton, Suffolk County, New York.

Permit Approved

Date of Issuance: 10/21/2019
Expiration Date: 10/07/2019
Contact Person: Martin Shea
Address: Town of Southampton
Environment Division
116 Hampton Road
Southampton, NY 11968
Phone Number: 631-287-5710
