

# TOWN OF SOUTHAMPTON

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



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TOWN SUPERVISOR

## SOUTHAMPTON TOWN CONSERVATION BOARD

*Harry S. Ludlow, Chairman*

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

*Thomas Rickenbach, Secretary*  
*Sunshine Gumbs*  
*Terrence Flanagan*

### Meeting of November 9, 2016

**Meetings begin at 7:00 PM. Public hearings begin at 7:30 PM.**

The Conservation Board may add or remove applications from the agenda without further notice. Applications may or may not be heard in the order as they appear on this agenda.

Acceptance of the October 26, 2016 minutes as written and/or amended.

#### Advisory Reports

##### Planning Board:

|   |                                |                      |    |
|---|--------------------------------|----------------------|----|
| Joseph Badilla, Subdivision- Pre-Application      | 39 & 45 Bay View Dr. W., Noyac | 900-16-2-55.1 & 55.2 | GH |
| Twin Oaks Horse Farm, LLC., Subdivision- Pre-App. | 93 Merchants Path, Sagaponack  | 900-56-1-27.6        | HL |

##### Zoning Board of Appeals

|                    |                               |              |    |
|--------------------|-------------------------------|--------------|----|
| Richard Sinnott    | 26 Elder Avenue, Hampton Bays | 900-345-1-40 | AA |
| Natascha Tillmanns | 23 Maple Lane, Noyac          | 900-3-2-11   | GH |

#### Administrative Wetland Permits

##### Resolution to Issue/Deny Permits

|           |   |                              |               |    |
|-----------|---|------------------------------|---------------|----|
| CB1400091 | Censi, David, Censi, Barry, & Censi, Lisa | 25 Fish Cove Road, North Sea | 900-60-3-17.1 | TR |
|-----------|---|------------------------------|---------------|----|

##### Resolution of Conditional Approval

|         |  |                                     |              |    |
|---------|--|-------------------------------------|--------------|----|
| A160419 | Vintage MHC Holdings LLC                       | 525 Riverleigh Ave. Riverside       | 900-140-1-1  | TF |
| A160459 | Zollo, Douglas and<br>Burke-Zollo, Lorraine S. | 17 Hampton Harbor Rd., Hampton Bays | 900-320-2-26 | AA |

#### Public Hearings

|   |   |  |                       |           |
|---|---|--|-----------------------|-----------|
| <b>A160350</b>                          | <b>Debbie and Dick Development, LLC.</b>                | <b>179 South Country Road,<br/>Remsenburg/Speonk</b> | <b>900-375-2-75.1</b> | <b>JC</b> |
| <b>A160191</b>                          | <b>ELB Family LP</b>                                    | <b>658 Flying Point Road, Water Mill</b>             | <b>900-160-3-37.7</b> | <b>HL</b> |
| A160204                                 | CMR Unlimited Inc. &<br>VTG Realty and Construction LLC | 77 Lower Seven Ponds Rd, Water Mill                  | 900-113-2-6           | TR        |
| A160298                                 | Gallagher, Judy   | 39 East Beach Drive, North Sea                       | 900-42-1-5.1          | GH        |
| <b>(Applicant requests adjournment)</b> |   |  |                       |           |
| A160299                                 | SCI Katarpa   | 41 East Beach Drive, North Sea                       | 900-42-1-4            | GH        |
| <b>(Applicant requests adjournment)</b> |   |  |                       |           |
| A160327                                 | O'Connell, Daniel T. and Susan M.                       | 73 Pine Neck Avenue, Noyac                           | 900-5-1-5             | GH        |
| <b>CB1400010</b>                        | <b>Greenberg, Miriam R.</b>                             | <b>145 Little Neck Road, Shinnecock Hills</b>        | <b>900-272-2-33</b>   | <b>SG</b> |

**Preliminary Review – SEQRA Determination**

|   |                              |                              |                |    |
|---|------------------------------|------------------------------|----------------|----|
| A160347   | Bay Avenue Real Estate, LLC. | 23 Bay Avenue, East Quogue   | 900-342-2-26.1 | AA |
| <b><i>(Applicant requests postponement of review until November 30, 2016)</i></b> |                              |                              |                |    |
| A160375   | Kaarp Management Group LLC   | 17 Ludlow Lane, Hampton Bays | 900-346-1-10   | JC |

**Modifications**

|           |                                  |                                  |                |    |
|-----------|----------------------------------|----------------------------------|----------------|----|
| CB1300098 | First Metro Property Group, LLC. | 57 East Shore Road, North Sea    | 900-28-1-6     | GH |
| HCB16005  | Nineteen Lighthouse, LLC.        | 19 Lighthouse Road, Hampton Bays | 900-349-1-29.2 | AA |