

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

Permit No.: WAT200007 **Date of Receipt of Application:** 07/07/2020

Project Title: Ferguson Design & Construction, Inc.

Project Location: 23 Sims Avenue, Noyac

SCTM No.: 0900-017-02-24

Description of Permitted Activity: Transfer of Conservation Board Wetlands Permit No. CB19067, which was issued to Dolphin Beach, LLC. on December 3, 2019 to Ferguson Design & Construction, Inc., to elevate and renovate an existing one story single family dwelling with attached garage on pilings, with a footprint of 1,578 square feet, to a FEMA compliant finished first floor elevation of 9.0 feet above sea level, located approximately 28 feet from wetlands; re-construct, elevate and expand existing wood deck, to include a new wraparound wood walk, located 21.1 feet from wetlands; to construct 45 square feet of first floor addition, located 48 feet from wetlands; to construct 775 square feet of second floor addition, located 29.5 feet from wetlands; to construct 263 square feet of roof deck, located 34 feet from wetlands; to construct 75 square feet of hot tub, located on the roof of the residence, located 40 feet from wetlands; to remove the existing asphalt driveway, as well as an asphalt walk or accessory drive, on the west side of the house, located landward of wetlands; to install a new pervious gravel driveway, located 57 feet from wetlands; to install subsurface drainage chambers, located approximately 65 feet, landward of wetlands; to construct two (2) elevated planters, with wood tie walls, and entry steps taking in 125 square feet and 550 square feet, respectively, located 31.5 feet and 56 feet, respectively, from wetlands; to remove an existing propane tank, located 26 feet from wetlands, to abandon the existing sanitary system, by pumping the system clean, by removing the system, and by backfilling with clean compatible uncontaminated sand, in accordance with Suffolk County Department of Health Services (SCDHS) requirements, located 11 feet from wetlands; to install a new innovative alternative on-site wastewater treatment system (I/A OWTS), located 12 feet from wetlands; to deposit clean uncontaminated fill, 124 cubic yards (CY) of which will be utilized to elevate the proposed I/A OWTS and 98 CY of which will be used for the purposes of installing planters landward of wetlands; to retain an existing water service line, running from a street water main to the existing house, landward of wetlands; to retain an existing oil tank, located approximately 51 feet from wetlands; to remove existing deck steps, in order to expand the existing deck footprint, located 30.1 feet from wetlands; to establish a covenanted wetlands preservation area, inclusive of all on-site wetlands, to establish a naturally vegetated wetland non-disturbance non-fertilization buffer, landward of wetlands, and to landscape portions of the property, inclusive of the land area atop the septic system, with native plants, at existing residentially developed property, containing town regulated wetlands, in Noyac, Town of Southampton, Suffolk County, New York, **in accordance with the survey, as prepared by Gary Benz, dated July 19, 2018, last revised August 6, 2019, and the “Proposed Planting Plan Naturally Vegetated Wetlands Non-Disturbance/Non-Fertilization Buffer & Natural Landscape Area 23 Sims Ave. Sag Harbor, NY 11963 SCTM#900-17-2-24”, as prepared by Ricardo Romo-Leroux of RRL Architecture and Design, dated September 25, 2019, in Noyac, Town of Southampton, Suffolk County, New York.**

Permit Approved

Date of Issuance: 07/17/2020
Expiration Date: 08/14/2022
Contact Person: Martin Shea
Address: Town of Southampton
Environment Division
116 Hampton Road
Southampton, NY 11968
Phone Number: 631-287-5710
