

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

Permit No.: WAT200020

Date of Receipt of Application: 04/28/2021

Project Title: 14 Kayaks LLC, c/o Kenneth Musen, Manager

Project Location: 531 and 545 Sagaponack Road, Village of Sagaponack

SCTM No.: 0908-03-2-6.1 and 6.2

Description of Permitted Activity: Transfer of Conservation Board Wetlands Permit No.CB19033, which was issued to Rainer Schoenbach on June 06, 2019 to 14 Kayaks, LLC., to construct two single family dwellings and accessory improvements on subdivided historically farmed land, inclusive of state and village regulated tidal and freshwater wetlands associated with Sagaponack Pond, including construction of a nine bedroom, two story main house on Lot 2, with a first story floor footprint of 4,892 square feet and first floor elevation of 13.0 feet, located 125 feet from wetlands; to construct 1,837 square feet porch, on the westerly and southwesterly sides of the main house, located 152 feet from wetlands; to construct 875 square feet of detached garage, located approximately 158 feet from wetlands; to construct approximately 240 square feet of cabana located 181 feet from wetlands, to construct 1,196 square feet of in-ground swimming pool, located approximately 128 feet from wetlands; to construct two (2) innovative alternative wastewater treatment systems (I/A OWTS) for the main residence and proposed cabana, in accordance with Suffolk County Department of Health Services (SCDHS) requirements, located, at their closest point, 118 feet from wetlands; to install pool equipment located 195 feet from wetlands; to abandon an existing water well, located approximately 125 feet from wetlands; to install a new well and water service line, for the main house located 15 feet from wetlands; to install a water service line between the main house and the proposed cabana, located greater than 200 feet from wetlands; to install a swimming pool drywell, located 115 feet from wetlands; to construct a secondary grass paver emergency and service access driveway, with 16 ft. wide gate, at the southeast corner of the property, in order to provide access from a private common right-of-way and driveway, located at its closest point, approximately 2 feet from wetlands; to construct a two bedroom second single family dwelling on Lot 1, with a footprint of 1,925 square feet, located approximately 180 feet from wetlands; to construct 7,200 square feet of tennis court, adjacent to the secondary dwelling, located 125.1 feet from wetlands; to construct an innovative alternative on-site waste water treatment system (I/A OWTS), for the secondary dwelling, with room for 50% future expansion, in accordance with SCDHS requirements, located approximately 184.3 feet from wetlands; to construct a common pervious gravel driveway, to provide access from Sagaponack Road to both the main house and the secondary single family dwelling, by establishing a 20 ft. wide common access easement; to remove an existing privet hedge line, running along Sagaponack Road, located, at its closest point, approximately 30 feet from wetlands; to install an entry arch to restrict vehicle size and entry to the common driveway, located approximately 145 feet from wetlands; to install a water well for the secondary dwelling, located approximately 54 feet from wetlands; to construct a 14 ft. x 60 ft. driveway bridge over wetlands, with the bridge consisting of seven (7) rows of four (4) piles, with the rows or lines of piles spaced ten (10) feet apart and the four (4) pilings within each row spaced about three (3) feet apart, topped by light penetrable decking, with native plantings installed, in order to re-vegetate wetland, and adjacent areas disturbed during bridge construction; to construct an elevated fixed pier catwalk, ramps, landings and dock, within and adjacent to wetlands; pursuant to wetland permits issued by both the Town and Board of Trustees of the Freeholders and Commonalty of the Town of Southampton; to establish wetland preservation areas and naturally vegetated wetlands non-disturbance/non-fertilization buffers; to rectify, restore, enhance and create wetlands, to manage phragmites; and to undertake conservation management measures, at Lots 1 and 2 within the Subdivision Map of Rainer Schoenbach, at 531 and 545 Sagaponack Road (SCTM Nos. 908-3-2-6.1 and 6.1), in the Village of Sagaponack, Town of Southampton, Suffolk County, New York; in accordance with the "*Schoenbach- Sagaponack Rd. Conceptual Site Plan*", Drawing No. CP-2, prepared by Araiys Design, dated October 16, 2012, last revised September 14, 2017; the "*Schoenbach- Sagaponack Rd. Site Detail Sheet 1*," Drawing No. SD-1, prepared by Araiys Design, dated October 16, 2012, last revised September 14, 2017, the "*Schoenbach-Sagaponack Rd. Wetland Buffer Planting Plan-1*," Drawing No. WBP-1, prepared by Araiys Design, dated October 16, 2012, last revised September 14, 2017, the "*Schoenbach*

Sagaponack Rd. Wetland Buffer Planting Plan – 2”, Drawing No. WBP-2, prepared by Araiys Design, dated October 16, 2012, last revised September 14, 2017; the “*Schoenbach- Sagaponack Rd. Wetland Mitigation Demo/Mobilization Plan*,” Drawing No. WMP-1, prepared by Araiys Design, dated October 16, 2012, last revised September 14, 2017; the “*Schoenbach- Sagaponack Road Wetland Mitigation Grading Plan*”, Drawing No. WMP-2, prepared by Araiys Design, dated October 16, 2012, last revised September 14, 2017; the “*Schoenbach- Sagaponack Rd. Wetland Mitigation- Planting Plan*,” Drawing No. WMP-3, prepared by Araiys Design, dated October 16, 2012, last revised September 14, 2017; the “*Schoenbach- Sagaponack Rd. Wetland Mitigation- Details*,” Drawing No. WMP-4, prepared by Araiys Design, dated October 16, 2012, last revised September 14, 2017; the “*New Bridge for: Rainer Schoenbach*”, Drawing, sheet No. W20-02, as prepared by Southampton Engineering Services, P.C., last dated November 12, 2013, received on October 2, 2018; the “*531 & 545 Sagaponack Road Southampton NY 11968 New IA Septic System With Details & Calculations*”, Drawings Nos. 1-2, as prepared by Stephen D. Lemanski P.E., dated October 3, 2018, the survey of Lot 1, Map of Rainer Schoenbach, as prepared by David L. Saskas, dated March 19, 2014, last revised October 10, 2018 and the survey of Lot 2, Map of Rainer Schoenbach, as prepared by David L Saskas, dated March 19, 2014, last revised November 9, 2018 in the Village of Sagaponack, Town of Southampton, Suffolk County, New York.

Permit Approved

Date of Issuance: 04/30/2021
Expiration Date: 08/08/2021
Contact Person: Martin Shea
Address: Town of Southampton
Environment Division
116 Hampton Road
Southampton, NY 11968
Phone Number: 631-287-5710
