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BOARD OF TOWN TRUSTEES
TOWN OF SOUTHOLD

AGENDA

Wednesday, September 21, 2016

5:30PM

CALL MEETING TO ORDER
PLEDGE OF ALLEGIANCE

NEXT FIELD INSPECTION: Tuesday, October 11, 2016 at 8:00 AM

NEXT TRUSTEE MEETING: Wednesday, October 19, 2016 at 5:30 PM

WORK SESSIONS: Monday, October 17, 2016 at 4:30 PM at Downs Farm, and on
Wednesday, October 19, 2016 at 5:00 PM at the Main Meeting Hall

MINUTES: Approve Minutes of August 17, 2016.

- I. **MONTHLY REPORT:** The Trustees monthly report for August 2016. A check for \$7,250.24 was forwarded to the Supervisor's Office for the General Fund.
- II. **PUBLIC NOTICES:** Public Notices are posted on the Town Clerk's Bulletin Board for review.
- III. **STATE ENVIRONMENTAL QUALITY REVIEWS:**

RESOLVED that the Board of Trustees of the Town of Southold hereby finds that the following applications more fully described in Section VII Public Hearings Section of the Trustee agenda dated Wednesday, September 21, 2016, are classified as Type II Actions pursuant to SEQRA Rules and Regulations, and are not subject to further review under SEQRA:

For The Love of Family LLC, c/o Anthony Lomangino – SCTM# 1000-104-3-16.1

Victor & Mary Zupa – SCTM# 1000-81-1-13.1

David Schwartz – SCTM# 1000-90-4-5.1

Peter & Diana O'Neill – SCTM# 1000-118-1-1.3

Frank & Mindy Martorana – SCTM# 1000-115-17-10.1

Samuel Singer – SCTM# 1000-75-6-6.1

The Susan T.H. Kwit Revocable Trust, c/o Susan Kwit, Trustee – SCTM# 000-117-5-48.1

Constantine & Pamela Stamidis – SCTM# 1000-52-5-13

Douglas A. Gerowski, Michelle Gerowski & Douglas J. Gerowski – SCTM# 1000-70-10-29.2

Michael Joel Colodner & Sara Winsor Colodner – SCTM# 1000-15-17-17.8
 Neil McGoldrick – SCTM# 1000-116-4-16.4
 Gloria A. Schollard Inter Vivos Credit Shelter Trust – SCTM# 1000-123-10-3
 Soundfront Holdings, LLC – SCTM# 1000-51-4-8
 Savatore Pennisi – SCTM# 1000-70-5-40

IV. RESOLUTIONS - ADMINISTRATIVE PERMITS:

1. En-Consultants on behalf of **DECLAN & LAURA MEAGHER** request an Administrative Permit to remove and replace in-place approximately 100 linear feet of timber bulkhead and $\pm 12'$ timber return with vinyl bulkhead and return; and backfill with approximately 25 cubic yards of clean sand fill to be trucked in from an approved upland source. Located: 750 Blue Marlin Drive, Southold. SCTM# 1000-57-1-29

2. Chris Mauceri on behalf of **RUSSELL BATES** requests an Administrative Permit to construct a 5'x16' (80sq.ft.) storage shed. Located: 15 East Mill Road, Mattituck. SCTM# 1000-106-4-2

3. JMO Environmental Consulting on behalf of **FISHERS ISLAND DEVELOPMENT CORP., c/o FISHERS ISLAND CLUB** requests an Administrative Permit to demolish a portion of the existing clubhouse, construct additions to the remaining portion of the clubhouse, and make renovations to the remaining portion of the clubhouse; install a new sanitary system; re-grade and install a new parking area. Located: 20449 East Main Road, Fishers Island. SCTM# 1000-4-6-9

4. Michael Kimack on behalf of **GIOIA TURITTO & NABIL EL-SHERIF** requests an Administrative Permit for a Ten (10) Year Maintenance Permit to hand-cut Common Reed (*Phragmites australis*) to not less than 12" in height by hand on an as needed basis along the entire seaside area of Lot 61.1, and along the south-westerly side of the dock on Lot 62.1. Located: 1800 Park Way and 40 Beachwood Lane, Southold. SCTM# 1000-70-10-61.1 & 62.1

5. Creative Environmental Design on behalf of **THOMAS FRENZ** requests an Administrative Permit to install an approximately 875sq.ft. pervious outdoor patio with a fire pit on-grade. Located: 1260 Broadwaters Road, Cutchogue. SCTM# 1000-104-9-4.2

V. APPLICATIONS FOR EXTENSIONS/TRANSFERS/ADMINISTRATIVE AMENDMENTS:

1. **WILLIAM GIACONE & CINCY NANCE** requests the Last One-Year Extension to Wetland Permit # 8331, as issued on November 13, 2013. Located: 1130 Little Peconic Bay Road, Cutchogue. SCTM# 1000-111-14-17

2. **HIRSCH & CO., LLC, c/o VINCENT SEDDIO** requests a Transfer of Wetland Permit #8664 from Richard Trowsell, David Trowsell & Karen Feuerman to Hirsch & Co., LLC, c/o Vincent Seddio, as issued on August 19, 2015. Located: 980 Oak Avenue, Southold. SCTM# 1000-77-1-6

3. J.M.O. Environmental Consulting on behalf of **DAVID AIR** requests a Transfer of Wetland Permit #7015 from Donald Iadanza to David Air, as issued on December 10, 2008. Located: 855 Sound View Road, Orient. SCTM# 1000-15-3-11.1

4. J.M.O. Environmental Consulting on behalf of **DAVID AIR** requests a Transfer of Wetland Permit #4815 and Coastal Erosion Management Permit #15-3-11.1 from Donald & Harriet Iadanza to David Air, as issued on October 30, 1997. Located: 855 Sound View Road, Orient. SCTM# 1000-15-3-11.1

5. En-Consultants on behalf of **DECLAN & LAURA MEAGHER** request a Transfer of Wetland Permit #4072 from Robert Kelly to Declan & Laura Meagher, as issued on September 18, 1992. Located: 750 Blue Marlin Drive, Southold. SCTM# 1000-57-1-29

6. **ROBERT SERLING** requests an Administrative Amendment to Wetland Permit #8748 to demolish and remove the remains of the fire damaged dwelling and foundation; and to install and maintain security fencing around the fire damaged area. Located: 3575 Wells Road, Peconic. SCTM# 1000-86-2-10

7. **ROBERT J. MUSCO** requests an Administrative Amendment to Wetland Permit #8501 to construct a wood deck in lieu of the masonry patio. Located: 497 Ripple Water Lane, Southold. SCTM# 1000-76-1-15.3

8. Katie Sepenoski on behalf of **C&L REALTY, INC.** requests an Administrative Amendment to Wetland Permit #8662 to construct decking in lieu of the concrete ramp and walkway; and that the $\pm 5'$ deck will not be constructed. Located: 61600 Route 25, Southold. SCTM# 1000-56-6-3.4

VI. RESOLUTIONS – WATERFOWL/DUCK BLIND PERMITS:

1. **BRANDON LAKE** requests a Waterfowl/Duck Blind Permit to place a Waterfowl/Duck Blind in Broadwaters Cove using both private and public access. Located: Broadwaters Cove, Cutchogue.

VII. PUBLIC HEARINGS:

THIS IS A PUBLIC HEARING IN THE MATTER OF THE FOLLOWING APPLICATIONS FOR PERMITS UNDER THE WETLANDS ORDINANCE OF THE TOWN OF SOUTHOLD. I HAVE AN AFFIDAVIT OF PUBLICATION FROM THE SUFFOLK TIMES. PERTINENT CORRESPONDENCE MAY BE READ PRIOR TO ASKING FOR COMMENTS FROM THE PUBLIC.

PLEASE KEEP YOUR COMMENTS ORGANIZED AND BRIEF.
FIVE (5) MINUTES OR LESS IF POSSIBLE

AMENDMENTS:

1. Jeffrey Patanjo on behalf of **JOSEPH GENTILE** requests an Amendment to Wetland Permit #8317 for the as-built location of the bulkhead alignment and length to be a total of 96 linear feet with a 20 linear foot return; a 3'x12' aluminum ramp to be installed in lieu of a 32"x14' ramp; and for the as-built 12 linear foot long low-sill bulkhead/groin extending seaward off of the bulkhead. Located: 530 Schooner Drive, Southold. SCTM# 1000-71-2-8

2. Michael Kimack on behalf of **SOUNDFRONT HOLDINGS, LLC** request an Amendment to Wetland Permit #8047 and Coastal Erosion Permit #8047C for the existing collapsed steel bulkhead behind concrete seawall and existing damaged concrete seawall to

remain; remove the collapsed bluff stairs and steel sheet piling retaining wall from face of bluff; the originally proposed bulkhead with 10' and 20' returns, proposed 47' vinyl retaining wall with 9' and 10' returns, and proposed timber terracing walls on face of bluff were not constructed; for the as-built stabilizing of the concrete bulkhead by placing approximately 1,000 tons of large stones in between the steel bulkhead and concrete bulkhead and top off with 4-6+ stones; as-built gabion return wall along the westerly adjoining property line; cut collapsed steel bulkhead down below finish grade; as-built six tiered retaining wall system, completely integrated, to stabilize slope and protect westerly property line; redesigned bluff stairs to attach to retaining walls; bluff stairs were constructed 4' wide and 45.2' long in lieu of 50' with a 23sq.ft. top landing and a 24.5sq.ft. bottom landing; replaced collapsed brick patio with as-built 176sq.ft. natural irregular shaped bluestone patio between dwelling and top retaining wall; as-built 73sq.ft. lower tier bluestone patio; as-built wire fencing along top retaining wall; added fill to terraced areas; a ±450sq.ft. sandy beach area landward of stone bulkhead; re-vegetated void areas with American beach grass and rosa rugosa. Located: 20275 Soundview Avenue, Southold. SCTM# 1000-51-4-8
POSTPONED

WETLAND & COASTAL EROSION PERMITS:

1. Docko, Inc. on behalf of **HARRINGTON FAMILY LIMITED PARTNERSHIP, c/o DAVID HARRINGTON** requests a Wetland Permit and a Coastal Erosion Permit to reconstruct remains of dock structure with a 5 foot wide by +/-138 linear foot long fixed wood pile and timber pier with open grate decking including four batter braced tie-off piles and ladders waterward of the apparent high water line; relocate 4' wide stairs to beach to be off of new 5'x4' fixed landing; and reconstruct an existing 3.5' wide by 34' linear foot long wood access ramp landward of the apparent high water line. Located: Private Road on Clay Point Road, Fishers Island. SCTM# 1000-2-1-12.2

2. Docko, Inc. on behalf of **BRIM FISHERS ISLAND TRUST, c/o JOHN BRIM** requests a Wetland Permit and a Coastal Erosion Permit to construct a 4' wide by +/-181 linear foot long fixed wood pile and timber pier; a 3.5'x20' ramp; an 8'x20' floating dock with four (4) restraint piles; install four (4) tie-off piles; relocate boulders within the vicinity of the proposed float and berthing areas under the new pier; and on top of existing concrete foundation pier located in beach area construct a proposed +/-18'x28' wood platform. Located: 3206 Brooks Point Road, Fishers Island. SCTM# 1000-4-3-3
POSTPONED

WETLAND PERMITS:

1. Jeffrey Patanjo on behalf of **FOR THE LOVE OF FAMILY LLC, c/o ANTHONY LOMANGINO** requests a Wetland Permit for a Ten (10) Year Maintenance Permit to

dredge 250 cubic yards of coarse sand from existing inlet; dredged material to be spread on a beach to a maximum depth of 12"; all work to be above the mean high water line and avoiding disruption of existing vegetated wetlands in the area; the maintenance permit would include five (5) additional dredging events consisting of 50 cubic yards of sand for each event. Located: 9205 Skunk Lane, Cutchogue. SCTM# 1000-104-3-16.1

2. **SALVATORE PENNISI** requests a Wetland Permit for the as-built in-place replacement of dilapidated 6.8'x14' seaward section of the existing 6.8'x38' fixed dock using 4"x4" piles; and to add plantings and place either mulch or stone along the berm between the grass land and bulkhead. Located: 1425 Pine Neck Road, Southold. SCTM# 1000-70-5-40

3. **VICTOR & MARY ZUPA** request a Wetland Permit to install a 16'x32' in-ground swimming pool; a 10'x32' brick deck against landward side of pool; install a 32' long by approximately 3' high retaining wall along the seaward side of the pool; and install pool enclosure fencing, pool equipment area and drywell for pool backwash. Located: 4565 Paradise Point Road, Southold. SCTM# 1000-81-1-13.1

4. Victor Prusinowski on behalf of **DAVID SCHWARTZ** requests a Wetland Permit to extend the existing second-story deck seaward an additional 8' wide by 28' long; install a 45sq.ft. generator pad; install a 14'x24' in-ground swimming pool with 4' high pool enclosure fencing; install 516.5sq.ft of pool patio to be approximately 6" above grade; replace existing 166.8sq.ft. patio under deck with new material to match pool patio; and install a pool equipment area. Located: 1015 Lakeside Drive North, Southold. SCTM# 1000-90-4-5.1

5. DKR Shores, Inc. on behalf of **SAMUEL SINGER** requests a Wetland Permit to construct a 4'x156' dock elevated to 30", using Thru-Flow decking and supported by 4"x4" posts in vegetated areas; install a 3'x20' seasonal ramp; install a 6'x20' seasonal floating dock in an "I" configuration; dock to consist of untreated materials, and in water areas under dock to be supported with monopole/ice breaker pilings. Located: 44030 Route 25, Peconic. SCTM# 1000-75-6-6.1

6. DKR Shores, Inc. on behalf of **WILLIAM & JILL HANSEN** requests a Wetland Permit to construct a 4'x33' fixed catwalk with steps elevated 4-½' above grade using open-grate decking; and install an elevated 4'x6' lower platform with ladder to access watercraft.

Located: 1455 Ole Jule Lane & 1570 Ole Jule Lane 10' Wide Right of Way, Mattituck.
SCTM# 1000-122-5-1 (Dominant) & 1000-122-4-3 (Servient)

7. En-Consultants on behalf of **GLORIA A. SCOLLARD INTER VIVOS CREDIT SHELTER TRUST** requests a Wetland Permit to construct a 16'x32' swimming pool surrounded on three sides by a 4' to 8' wide (448sq.ft.) on-grade masonry patio; and install pool enclosure fencing, a pool equipment area, and a pool drywell. Located: 905 Willis Creek Drive, Mattituck. SCTM# 1000-123-10-3

8. En-Consultants on behalf of **THE SUSAN T.H. KWIT REVOCABLE TRUST, c/o SUSAN KWIT, TRUSTEE** requests a Wetland Permit to construct approximately 139 linear feet of vinyl bulkhead in-place of and 12" higher than existing timber bulkhead; construct $\pm 8'$ of vinyl bulkhead to close off an existing 8'x14' boat slip and ramp to be filled/removed; construct $\pm 8'$ northerly return; backfill bulkhead and boat slip with approximately 50 cubic yards of clean sand/loam to be trucked in from an approved upland source; remove existing 3'x21' fixed dock; construct a 4'x6' platform and 3'x14' ramp to existing 6'x80' floating dock; relocate two existing light poles and install a third light pole in compliance with the standards set forth by Section 172-5 of the Town Code; and to remove existing utility poles and overhead wires and install buried electric. Located: 906 Old Harbor Road, New Suffolk. SCTM# 1000-117-5-48.1

9. En-Consultants on behalf of **CONSTANTINE & PAMELA STAMIDIS** request a Wetland Permit to construct a two-story, single-family dwelling with attached garage and 10'x25' first and second-story decks with 3.5' wide steps, a 4'x5.6' platform and steps, and a 4'x6' outdoor shower; install a drainage system of drywells; install a sanitary system and asphalt driveway more than 100' from landward edge of wetlands; establish and perpetually maintain a 10' wide, 500sq.ft. non-turf buffer adjacent to and along the top of the naturally vegetated embankment; and to construct a 4' x $\pm 27'$ embankment stairway with a 4'x6' platform. Located: 1325 Bayview Avenue, Southold. SCTM# 1000-52-5-13

10. Patricia C. Moore, Esq. on behalf of **PETER & DIANA O'NEILL** request a Wetland Permit to replace existing timber bulkhead in-place with a $\pm 105'$ foot long vinyl-sheathed bulkhead consisting of a $\pm 59'$ section, a $\pm 25'$ section, an $\pm 11'$ section, and a $\pm 10'$ return; temporarily remove existing decking along bulkhead and reconstruct in-place/in-kind; and within an area measuring 10'x59' along the 59' northerly section of bulkheading, perform reclamation of underwater lands directly adjacent to and seaward of the bulkhead to meet an underwater elevation of -4.0' during Average Low Water with the resultant reclaimed lands to be used as backfill where needed along the landward side

of the reconstructed bulkhead. Located: 5875 Vanston Road, Cutchogue. SCTM# 1000-118-1-1.3

11. Patricia C. Moore, Esq. on behalf of **DAVID BOFILL** requests a Wetland Permit for the existing 9.1'x11.4' landward shed with wood ramp; existing $\pm 4'$ x23' wood steps on south side of property and 4'x10' wood steps on north side of property, both seaward of top of bank; existing 4'x4' landing with 4'x24' steps to 4'x10' wood walk to irregularly shaped 12'x42' wood deck to a step; the existing 10'x15' wood deck to be relocated/reconstructed to a minimum setback of 3' away from side yard property line; existing 8.7'x11.8' seaward shed on deck to be relocated to a minimum setback of 3' away from side yard property line; existing 13' long wood tie wall; along seaward side of toe of bank the remains of 22' of wood bulkhead; and existing 48' of functional wood bulkhead. Located: 5785 Vanston Road, Cutchogue. SCTM# 1000-118-1-1.4

12. Suffolk Environmental Consulting on behalf of **FRANK & MINDY MARTORANA** request a Wetland Permit to construct a 34'x29' two-story addition with a 6'x10' second story connected to the existing dwelling (1,046sq.ft. footprint); and to remove the existing 8'x12' shed. Located: 3450 Deep Hole Drive, Mattituck. SCTM# 1000-115-17-10.1

13. Suffolk Environmental Consulting on behalf of **NEIL MCGOLDRICK** requests a Wetland Permit for an addition to the existing 22.4'x22.4' garage for a proposed ± 770.6 sq.ft. 3-car garage; reconstruct existing $\pm 84'$ long groin to have a width of $\pm 20'$ with a protective mesh overlay over the top most surfaces; replace the sheathing; replace existing pilings with 10' long and 8" diameter pilings; replace existing walers with new 6"x6" and 8' in length walers; and for a Ten (10) Year Maintenance Dredge Permit to dredge various underwater areas within the marina to a navigable depth of $\pm 6.0'$ at low tide; approximately $\pm 5,000$ cubic yards of dredge spoil to be transferred to on-shore trucks and deposited as beach nourishment to the shoreline; soil deposit will be protected with hay bales and silt fencing to impede run-off into the Great Peconic Bay. Located: 1671 Meadow Beach Lane, Mattituck. SCTM# 1000-116-4-16.4

14. Land Use Ecological Services, Inc. on behalf of **DANA & MICHAEL SAVINO** request a Wetland Permit for the existing ± 104 linear foot long bulkhead to be removed and replaced or cut down in-place to become a low-sill bulkhead; install ± 96 linear feet of new vinyl bulkhead 5' landward of proposed low-sill bulkhead; remove ± 60 cubic yards of fill between the two bulkheads to create ± 475 sq.ft. of tidal wetland area and vegetate with *Spartina alterniflora*; the 5' wide deck area between the proposed low-sill bulkhead and proposed vinyl bulkhead to be converted to open-grate decking with the existing seaward bulkhead pilings to be utilized to support the seaward edge of proposed open-

grate decking area with the low-sill bulkhead under it. Located: 1945 Bayview Avenue, Mattituck. SCTM# 1000-106-6-37
POSTPONED

15. Thomas Wolpert, P.E. on behalf of **MILDRED M. PASCUCCI** requests a Wetland Permit for the as-built 10' wide path through the existing vegetation along the easterly side of the property to install a test well; construct a proposed two-story, single family dwelling with the first floor area to include 518sq.ft. of living space, a 1,445sq.ft. deck, a 336sq.ft. pool, a 70sq.ft. ramp, and 148sq.ft. of stairway; second floor to include 1,741sq.ft. of living space, a 345sq.ft. deck, 112sq.ft. of stairway, and a 625sq.ft. landing; install a sanitary system in an approximately 625sq.ft. area; construct a 2.5' high by 88' long retaining wall; install a 1,030sq.ft. pervious driveway; add approximately 630 cubic yards of clean fill onto property; and clear vegetation within a 9,557sq.ft. area on the property. Located: 305 Narrow River Road, Orient. SCTM# 1000-26-3-11
POSTPONED

16. Patricia C. Moore, Esq. on behalf of **MICHAEL JOEL COLODNER & SARA WINSOR COLODNER** requests a Wetland Permit for the existing two-story dwelling with attached garage, existing storage building and outdoor shower along rear of dwelling; demolish existing stone patio and construct a 25'x30' upper patio with outdoor grill and counter top; construct a lower 1,244sq.ft. patio around proposed 16'x36' in-ground swimming pool; install a pool drywell; install an 8'x8' hot tub; install pool enclosure fencing, and the installation of hay bales and/or silt fencing to be installed prior to and during construction. Located: 130 Willis Creek Drive, Mattituck. SCTM#1000-115-17-17.8
POSTPONED

17. Patricia C. Moore, Esq. on behalf of **DOUGLAS A. GEROWSKI, MICHELLE GEROWSKI & DOUGLAS J. GEROWSKI** request a Wetland Permit to install a 16'x32' swimming pool with patio approximately 48" above grade for a combined 1,766sq.ft. total footprint. Located: 2570 Clearview Avenue, Southold. SCTM# 1000-70-10-29.2
POSTPONED