



February 27, 2023

Charles J. Voorhis, CEP, AICP  
Principal  
Nelson Pope & Voorhis  
70 Maxess Road  
Melville, NY 11747

**RE:** Lewis Road clearing limit inspection

Dear Mr. Voorhis:

The clearing limits delineated by snow fencing and inspected today on the Lewis Road PRD project site are acceptable.

The Central Pine Barrens Commission decisions required snow fencing and inspections pursuant to condition #5 in the decision dated January 20, 2021 and condition #6 in the decision dated December 7, 2022.

As of the site inspection today included portions of Phases 2, 3 and 4 and areas in the northern, eastern and southern segments including areas of space conservation easements 1, 2, 3, 4, 5, 6, 7, 8, 9, 14, 15 and 17, areas in the vicinity of Spinney Road and Smith Road, and outparcels in the central and southerly portion of the site.

The survey used today was emailed by the applicant on February 24, 2023. The survey is dated February 17, 2023, last revised February 23, 2023, and it is prepared by Municipal Land Survey, P.C.

Please keep the snow fencing maintained and in place for the duration of construction to protect the adjacent open space conservation easement areas.

The Commission's approval of the snow fencing is not a determination that Discovery Land Ventures has satisfied all of the elements of the Commission's approval.

Activities on the site must conform with the other involved agency decisions and permit requirements. Thank you for your attention, and if you have any questions, please do not hesitate to contact me at (631) 218-1192.

Sincerely

Julie Hargrave  
Policy and Planning Manager

cc: Judy Jakobsen, Executive Director  
John Milazzo, Counsel  
Jessica Insalaco DLV et al.  
Mark Hissey, DLV et al.

624 Old Riverhead Road  
Westhampton Beach, NY  
11978

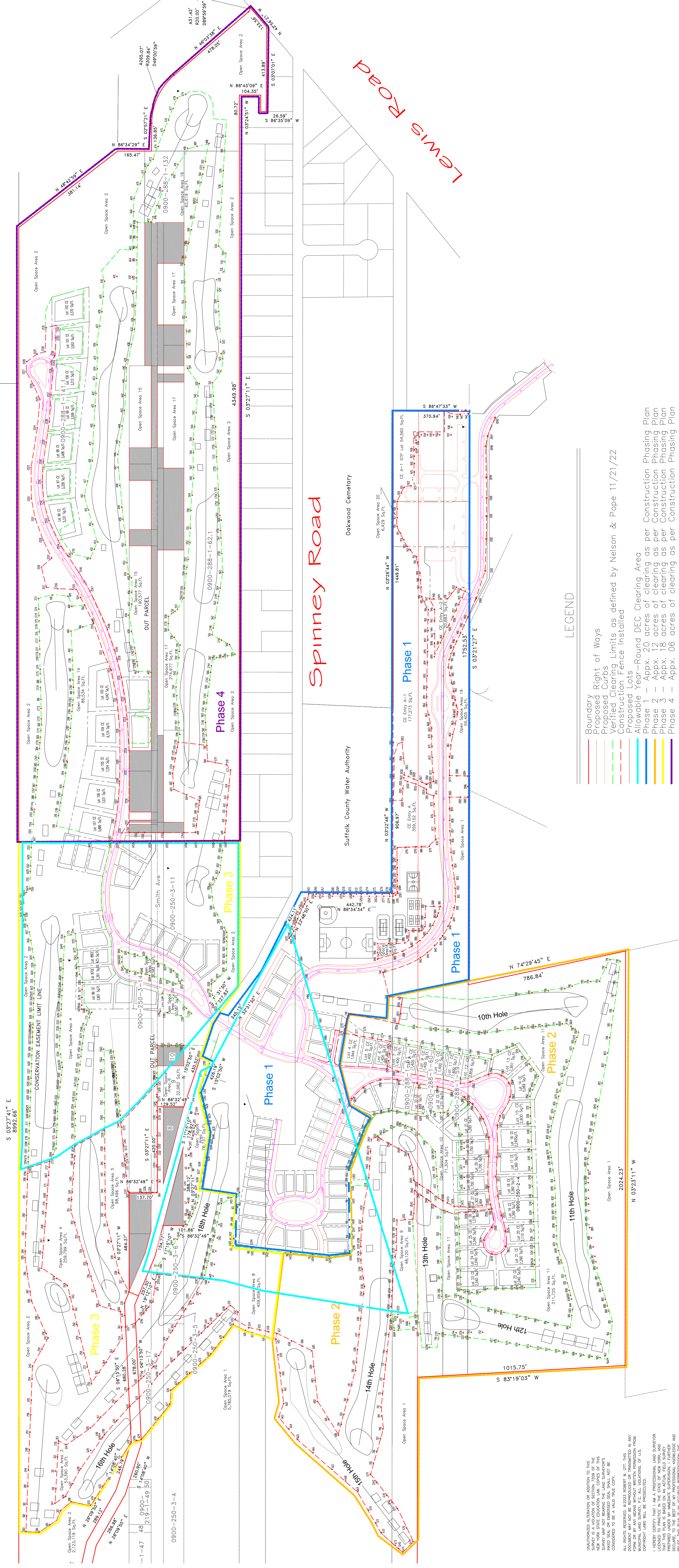
Phone (631) 288-1079  
Fax (631) 288-1367  
<https://pb.state.ny.us/>

General Notes

Clearing lines verified using field survey methods on multiple days in December 2022.



Land Now or Formerly Town of Southampton



- LEGEND**
- Boundary Right of Ways
  - Proposed Curbs
  - Verified Clearing Limits as defined by Nelson & Pope 11/21/22
  - Proposed Construction Fence Installed
  - Allowable Year-Round DEC Clearing Area
  - Phase 1 - Appx. 20 acres of clearing as per Construction Phasing Plan
  - Phase 2 - Appx. 12 acres of clearing as per Construction Phasing Plan
  - Phase 3 - Appx. 18 acres of clearing as per Construction Phasing Plan
  - Phase 4 - Appx. 06 acres of clearing as per Construction Phasing Plan



No.	Date	Revisions
1	2/21/23	Show location of installed construction fence in Phase 3.
2	2/22/23	Show location of installed construction fence in Phase 4.
3	2/23/23	Add appx. clearing by phase per CCP to legend.
4	2/23/23	Add Open Space and Lot Clearing Areas.

MUNICIPAL LAND SURVEY, P.C.  
 10 SYLVIA LANE  
 MIDDLE ISLAND NEW YORK, 11953  
 (631) 345-2658

Clearing Limit Verification Survey - Phases 1, 2, 3, 4  
 The Hills  
 East Quogue, NY

Proj. No. 21074  
 Dwg. No. 1/X  
 Scale : 1"=220'  
 Date : 2/17/23

Robert W. Ott L.S.