



**Central Pine Barrens Commission Meeting
Wednesday, July 19, 2023 (Approved 8/16/23)
Brookhaven Town Hall
One Independence Hill
Farmingville, NY**

2:00 pm

Commission members present: Mr. Robert Calarco (New York State Governor's Representative), Mr. Romaine and Ms. Pines (for Brookhaven), Ms. Aguiar (for Riverhead), Mr. Dale (for Suffolk County) and Mr. Shea (for Southampton).

Others present: Commission and other agency staff members included Ms. Jakobsen, Mr. Milazzo, Ms. Hargrave, Mr. Tverdyy, Ms. Weigand, Mr. Carbone, Mr. Enright, Mr. Steiger, Ms. Acampora, Mr. Steigerwald and Ms. Brown-Walton.

Mr. Romaine led the pledge to the flag and Mr. Calarco noted that all five Commission members present there is a quorum.

Robert Calarco
Chairman

Yvette Aguiar
Member

Steven Bellone
Member

Edward P. Romaine
Member

Jay H. Schneiderman
Member

1. Administrative and Public Comment

a. *Public Comment*

Summary: No public comments were received.

b. *Minutes for 6/21/23 review*

*Summary: **The motion was made by Mr. Shea and seconded by Mr. Romaine to adopt the June 21, 2023 meeting minutes. The motion was approved by 5:0 vote.***

2. Education and Science and Stewardship

a. *Education and Outreach Division: update*

Summary: Ms. Parrott was not present the Education and Outreach division's activities were covered in the previously distributed education and outreach division report. Ms. Jakobsen discussed the Barrens to Bay Camp has been running July and August with a full camp with great activities. She announced that Mr. Motz is transitioning to the education and outreach division.

b. *Science and Stewardship Division: update*

Summary: Ms. Weigand discussed highlights and updates on the Science and Stewardship division's activities covered in the previously distributed science and stewardship division report. Ms. Weigand introduced the Science and Stewardship new Ecological Field Specialists staff Christopher Steigerwald and Samantha Acampora. Mr. Shea asked if any of the control burn areas are being monitored for recovery of species and what are the staff's observation. Ms. Weigand responded that there is a vegetation monitoring program for the prescribed burn areas and the areas are monitored at different stages with regards to observations and that it is too soon to see any definitive results.

c. *New York Wildfire and Incident Management Academy / update*

Summary: Ms. Jakobsen discussed highlights on the New York Wildfire and Incident Management Academy's activities which will be from October 19 to October 29, 2023 at the Brookhaven National Laboratory. We will be offering 14 classes relating to training for wildland fire fighting and two all hazard classes. The brochure and registration link will be available on the Commission website. The NYWIMA academy has been active and offering courses for 26 years.

624 Old Riverhead Road
Westhampton Beach, NY
11978

Phone (631) 288-1079

Fax (631) 288-1367

www.pb.state.ny.us

3. **Planning, Land Use and the Pine Barrens Credit Program**

- a. *Compliance and Enforcement Division: update*
Summary: Mr. Carbone discussed highlights and updates on the Compliance and Enforcement division's activities. covered in the previously distributed compliance and enforcement division report. Mr. Romaine discussed dumping in the town of Brookhaven is a \$10,000 fine and the district attorney's office is willing to work with the towns regarding the dumping issues.
- b. *Land Use Division: update*
Summary: Ms. Hargrave discussed highlights and updates on the Land Use and Outreach division's activities covered in the previously distributed land use division report. Ms. Hargrave discussed that the Commission received material from Mr. Joe Gazza a property owner and developer in the Pine Barrens who is concerned about the conversion of a sand mine that it may cross some of his properties. Mr. Milazzo discussed the matter with Mr. Gazza and indicated the matter has been previously reviewed by the Commission and it is development. Mr. Romaine asked if DEC is involved and if the staff could verify if the access road has been constructed or if it is pre-existing.
- c. *Credit Program: update*
Summary: Mr. Tverdyy discussed highlights and updates on the Credit Program's activities covered in the previously distributed credit program report.

Core Preservation Area

- d. *Request for determination: Ashley Huser / construction of single-family residential lot/dwelling in the subdivision Adel and Casola in the CR 120 zoning district / Flanders Road, Hampton Bays / 900-204.01-2-1 /*
Summary: Ms. Hargrave discussed this is a property of one of four lots in a subdivision of 42 acres; the subject lot is 10.8 acre with a clearing limit of 25 percent. The zoning district has not changed. The draft letter explains that and therefore the determination is non development.

The motion was made by Mr. Romaine and seconded by Mr. Shea to send the draft letter. The motion was approved by 5:0 vote.

- e. *NYSDEC referral: 49 Old Westhampton Road, Wildwood Lake / Northampton / 900-164-4-11 and 12 / construction of a single-family residence and removal of existing cabins /*
Summary: Ms. Hargrave discussed this is a referral proposal to construct a single-family residence and removal of seven structures covering approximately 6,200 square feet, removal of old cesspools and installation of a new wastewater treatment system and construction of a new driveway. The draft letter explains that the changes are determined to be development and it requires a core hardship waiver application, subject to review and decision of the Commission. Mr. Jason Gosselin the property owner discussed some background of the family property. He also shared his interpretation of the Pine Barrens Protection Act. Mr. Milazzo discussed the Commission has taken the same position on other applications that it has taken on this matter.

The motion was made by Mr. Shea and seconded by Ms. Aguiar to send the draft referral letter. The motion was approved by 5:0 vote.

Compatible Growth Area

- f. *PSEG LI notification / replacement of 8 wooden utility poles on Wading River Hollow Road in Ridge /*
Summary: The motion was made by Mr. Romaine and seconded by Mr. Shea to send the draft letter. The motion was approved by 5:0 vote.
- g. *Southampton Planning Board SEQRA Coordination: Jeffrey DiLandro / 1323 Speonk Riverhead Road, Speonk / 900-326-1-8.2 / development of 10,000 square foot building for five special trade units on a 1.6 acre property in the L -40 zoning district /*

Summary: The motion was made by Mr. Shea and seconded by Mr. Romaine to send the draft letter. The motion was approved by 5:0 vote.

4. Public Hearing at 3:00 pm

Core Hardship application: redevelopment for a change of zone and site plan for a drive through Taco Bell / 457 County Road 111, Manorville (formerly Michaelangelo's / 200-462-02-12.2 /

Summary:

A stenographic transcript was prepared for the hearing.

5. Public Comment

Summary: No public comments were received.

6. Closed Advisory Session (if necessary)

The motion was made by Mr. Shea and seconded by Ms. Aguiar to close the public portion of the meeting and to move into an advisory session for the purpose of discussing enforcement matters and obtaining legal advice from Commission counsel the Commission would not return to public session. The motion was approved by a 5:0 vote.

Meeting was adjourned at approximately 3:30 pm

Attachments (in order of discussion)

1. Draft Commission meeting summary for June 21, 2023
2. Final Commission meeting summary for June 21, 2023
3. Education and Outreach division update dated July 2023
4. Science and Stewardship division update dated July 19, 2023
5. Compliance and Enforcement division update dated May - June 2023
6. Land Use division update dated July 19, 2023
7. Credit Program update dated July 19, 2023
8. Draft response letter request for determination of jurisdiction 19 Flanders Road dated July 19, 2023; CCP Ventures LLC letter, maps and affidavit dated July 9, 2023
9. Final letter for determination 19 Flanders Road dated July 19, 2023
10. Draft referral letter to NYS Department of Environmental Conservation 49 Old Westhampton Road, Wildwood Lake, Northampton Town of Southampton dated July 19, 2023; Memo and information for a permit application regarding 49 Old Westhampton Road dated June 15, 2023.
11. Final referral letter to NYS Department of Environmental Conservation 49 Old Westhampton Road dated July 19, 2023
12. Draft response letter PSEG-LI Transmission Pole Replacements, Ridge, Town of Brookhaven dated July 19, 2023; Letter, attachment and photos from PSEG-LI dated June 9, 2023.
13. Final response letter PSEG-LI Transmission Pole Replacement, Ridge dated July 19, 2023
14. Draft response letter SEQRA Lead Agency Coordination for DiLandro Site Plan Application Speonk Riverhead Road, Southampton Town dated July 19, 2023; Memo and Environmental Assessment for regarding notification of SEQRA Coordination for Jeffrey DiLandro dated June 30, 2023.
15. Final letter SEQRA Lead Agency Coordination for DiLandro Site Plan Application dated July 19, 2023
16. Draft Staff report for Taco Bell Core Preservation Area Extraordinary Hardship Waiver dated July 19, 2023