

# **Napeague Montauk Highway Charitable Remainder Trust**

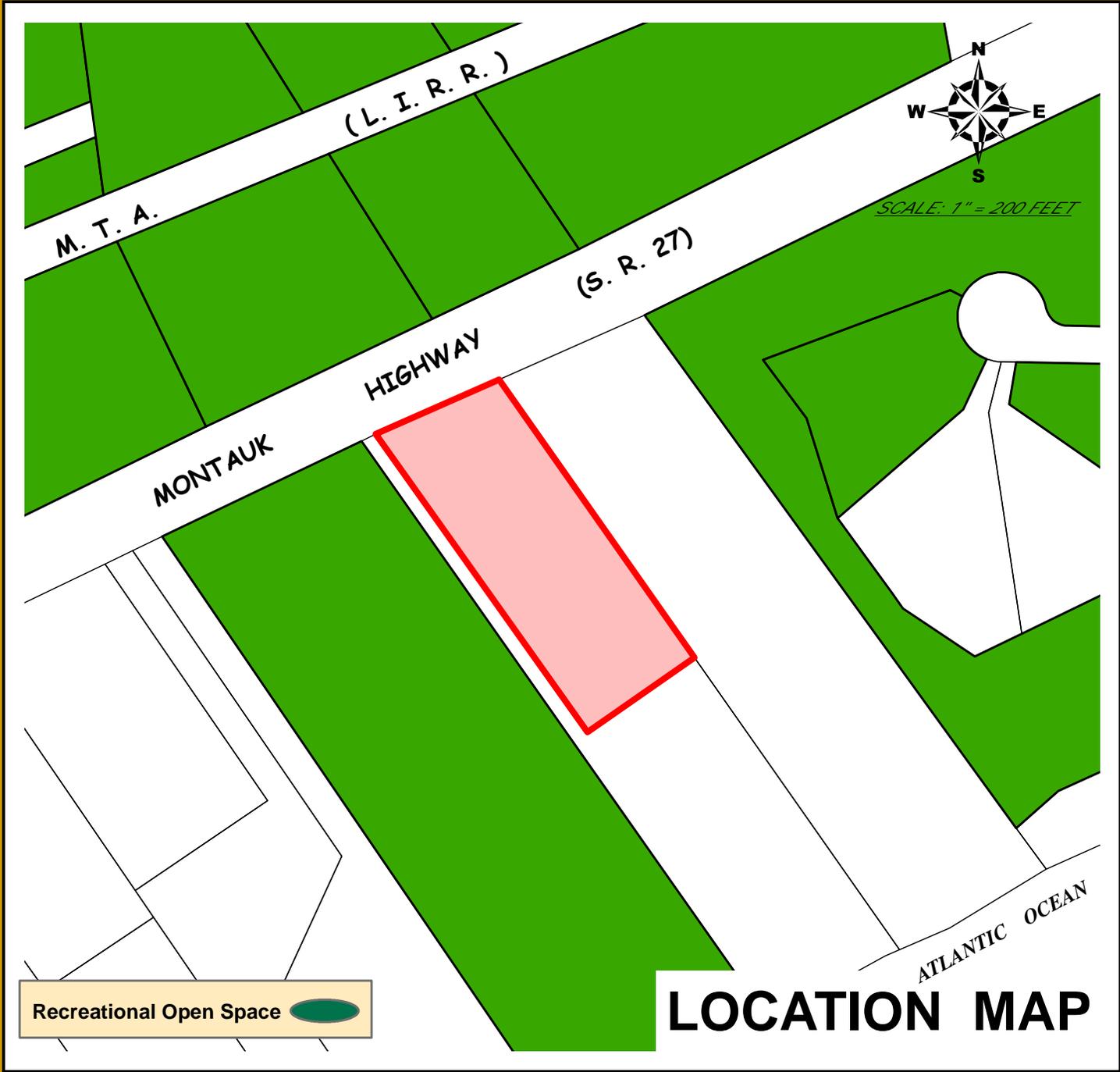
**(Bide-a-Wee Home Assoc., Inc; Animal Rescue Fund of the Hamptons;  
Tufts School of Veterinary Medicine; HIAS, Inc. and Yeshiva University)**

## **Baseline Documentation**



**Suffolk County Tax Map  
300-130-2-11.2  
2052 Montauk Highway  
Area 1.928 Acres  
Town of East Hampton, New York**

**The Community Preservation Fund Law was enacted to help protect and preserve open and undeveloped lands in the Town of East Hampton and the Incorporated Villages, including wetlands, woodlands, agricultural lands, shorelands and the other natural resources of the town; for the purposes of protecting historic places and properties within the town; and for the purpose of providing the town's visitors and residents with outdoor recreational opportunities.**



## CPF PROPERTY

Suffolk County Real Property Tax Service  
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 Real Property Taxmap parcel linework used with permission of  
 Suffolk County Real Property Tax Service Agency (R.P.T.S.A.)



Prepared by  
**THE TOWN OF EAST HAMPTON**  
 Suffolk County, New York

**TOWN OF EAST HAMPTON**  
**SCTM #300 - 130.000 - 0002 - 011.002**  
**Napeague Montauk Highway**  
**Charitable Remainder Trust Property**  
**2052 Montauk Highway**  
**Amagansett School District**



**Resolution**  
**RES-2013-1213**  
Adopted Nov 7, 2013 7:00 PM

**IV.F.34 Charities Lot Authorize CPF Acquisition and Amend the 2013 M&S Plan to Include Said Property**

Financial Impact

\$750,000 plus closing costs from CPF, budget line CA 1940 52702

**AUTHORIZE CPF ACQUISITION**  
**AMEND THE 2013 MANAGEMENT AND STEWARDSHIP PLAN**

**Purported Owner:**               **Bide-A-Wee Home Assn Inc.**  
   **Animal Rescue Fund of the Hamptons**  
   **Tufts School of Veterinary Medicine**  
   **Hebrew Immigrant Aid Society**  
   **Yeshiva University**  
**Location:**                         **2052 Montauk Hwy., Amagansett**  
**SCTM #:**                           **300-130-2-11.2**

**WHEREAS**, pursuant to § 247 of the General Municipal Law of the State of New York, the Town Board held a public hearing on **November 7, 2013** to consider the acquisition of approximately **1.9** Acres of land located on **2052 Montauk Hwy., Amagansett**, Which land is identified on the Suffolk County Tax Map as **300-130-2-11.2**, and to amend the 2013 Management and Stewardship Plan to add this property; and

**WHEREAS**, the purported owner has expressed a willingness to sell the above referenced property in fee simple to the Town for the proposed purchase price of **\$750,000.00**, plus survey, title, prorated tax, and recording charges; and

**WHEREAS**, an anonymous donor is contributing \$350,000 toward this purchase, making the Town's commitment \$400,000 plus closing costs; and

**WHEREAS**, the purpose of said acquisition is the preservation of Open Space; and

**WHEREAS**, the acquisition of the subject property is classified as a Type II Action pursuant to the State Environmental Quality Review Act (SEQRA); and

**WHEREAS**, the Town Board finds, pursuant to § 64-e (8) of the New York Town Law, that acquisition of the subject property by purchase is the best alternative, of all reasonable alternatives available to the Town, for protection of the community character of the Town of East Hampton; and

**WHEREAS**, on January 3, 2013, the Town Board adopted the 2013 Management & Stewardship Plan (M&S Plan) for CPF properties pursuant to Town Law 64-e (6) which requires a property to be included in this Plan in order to expense any management and stewardship costs to the Community Preservation Fund; and

**WHEREAS**, said M&S Plan shall be in effect for one (1) year with updates permitted from time to time at the discretion of the Town Board after a public hearing; and

**WHEREAS**, this interest in real property may require management and stewardship activities; and

**NOW, THEREFORE, BE IT RESOLVED**, that the Supervisor is hereby authorized and directed to enter into a contract of sale with the record owner of the subject property, reputedly **Bide-A-Wee Home Assn Inc., Animal Rescue Fund of the Hamptons, Tufts School of Veterinary Medicine, Hebrew Immigrant Aid Society, and Yeshiva University**, for the purpose of acquiring said property at a cost to the Town of East Hampton not to exceed **\$750,000.00**, plus reasonable survey, title, prorated tax, and recording charges; and be it further

**RESOLVED**, that pursuant to contract the Supervisor is authorized and directed to execute any documents and the Town Budget Officer is directed to pay the purchase price and any and all reasonable survey, title, prorated tax, and recording charges, as may be necessary to effect the transfer of title; and be it further

**RESOLVED**, that the 2013 Management and Stewardship Plan is amended to include the above referenced property; and be it further

**RESOLVED**, that pursuant to § 64-e of the New York Town Law, the acquisition of subject property also includes the acquisition of development rights and the right of the Town Board to transfer such rights at a future date; and be it further

**RESOLVED**, the monies to be expended for purchase of the foregoing property shall be drawn from the Town of East Hampton **Community Preservation Fund Budget Account**.

**ADOPTED [4 TO 1]**

**MOVER:** William J. Wilkinson, Supervisor

**SECONDER:** Sylvia Overby, Councilwoman

**AYES:** Peter Van Scoyoc, Dominick J. Stanzione, Sylvia Overby, William J. Wilkinson

**NAYS:** Theresa K. Quigley

**INVASIVE PLANT ASSESSMENT ON TOWN OF EAST HAMPTON NATURE PRESERVES**

**Nature Preserve:**

Name: Charities Date of Survey: 4/28/14  
 SCTM No. 130-2-11.2 Surveyed by: A. Gaites  
 Size: 1.9 acres

Plants present:	Present	On road edge	Along trail(s)	Interior	Scattered	Dense	Confined area	Comments
Autumn Olive	X	X						
Black Pine	X			X	X			
Garlic Mustard	X	X						
Japanese barberry								
Japanese Honeysuckle	X			X				few
Japanese Knotweed								
Miscanthus								
Mugwort	X	X		X				
Multiflora Rose	X	X						
Norway Maple								
Oriental Bittersweet								
Phragmites								
Poison Ivy	X			X				few
Porcelain Berry								
Privet hedge								
Spotted Knapweed								
Tartarian Honeysuckle								
Tree of heaven								
Vinca								
Wisteria								
<b>Others:</b>								
Common mullein	X			X				few

**General description:**