

# PARSONS

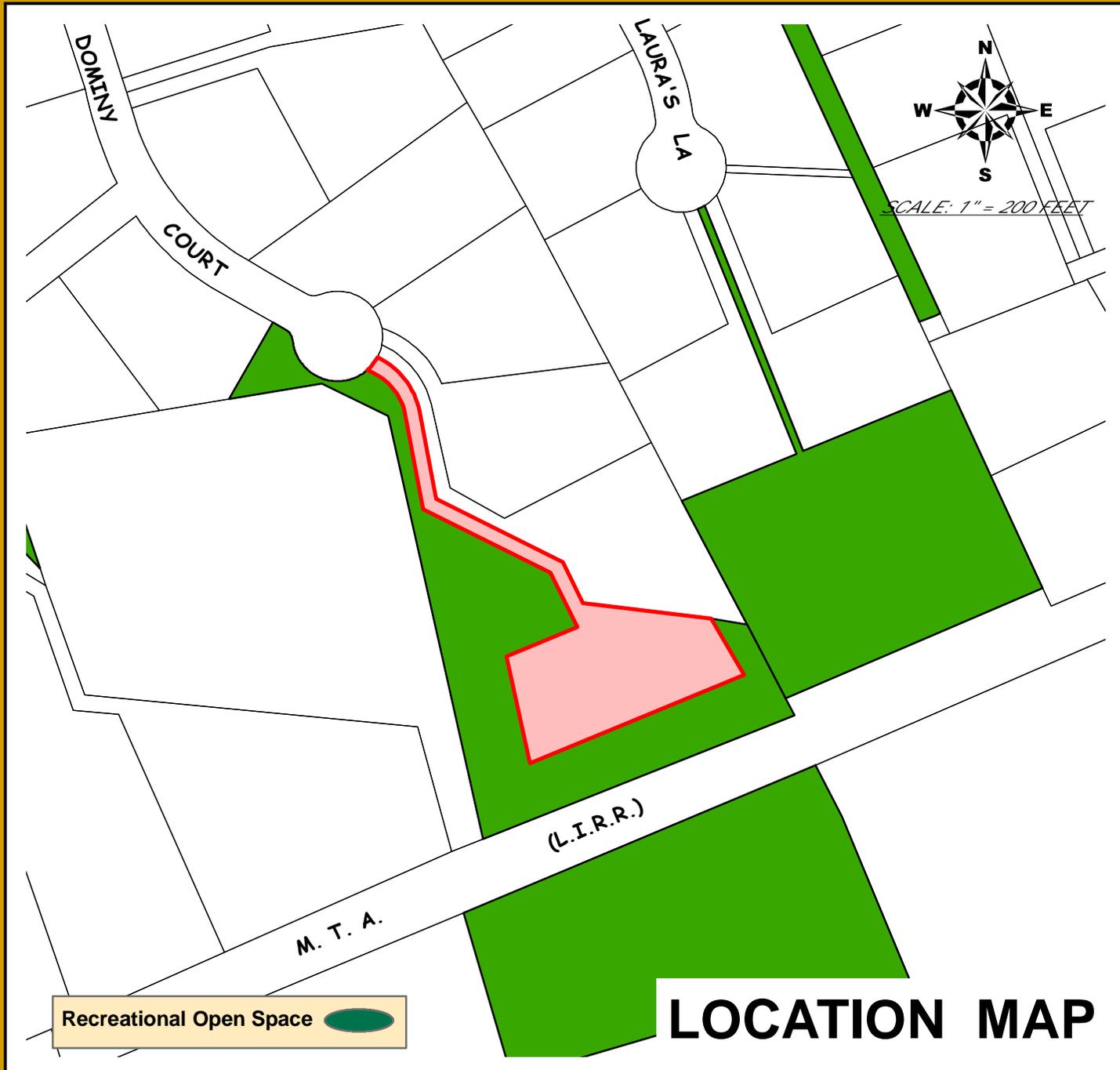
## Baseline Documentation



**Suffolk County Tax Map  
300-165-5-8.8  
39 Dominy Court  
Area 1.088 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.**

**The East Hampton Town Code categorizes a Nature Preserve as any area of land or water owned by the Town which is formally dedicated to being maintained as nearly as possible in its natural condition. These lands are chosen for preservation based on the unique and valuable ecological assets situated within their boundaries. They are protected not only as a means to preserve the land in its natural state, but to create a multi-use recreational resource to be enjoyed by all.**



# CPF PROPERTY

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 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 - 165.000 - 0005 - 008.008**  
**Parsons Property**  
**39 Dominy Court**  
**East Hampton School District**



**(1670) AUTHORIZE ACQUISITION**  
**Property of PARSONS, 39 Dominy Court**  
**SCTM #300-165-5-8.8**

The following resolution was offered by Councilman J. Potter seconded by Councilwoman P. Mansir and adopted:

**WHEREAS**, pursuant to § 247 of the General Municipal Law of the State of New York, the Town Board held a public hearing on **December 18, 2003** to consider the acquisition of approximately **1.0** acres of land located on **39 Dominy Court**, which land is identified on the Suffolk County Tax Map as SCTM #300-165-5-8.8; and

**WHEREAS**, the proposed purchase price for fee simple acquisition of the subject property is \$275,000.00, plus survey, title, prorated tax, and recording charges; and

**WHEREAS**, the purpose of said acquisition is ~~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 that such acquisition would be in the best interests of the Town;

**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 **FAYETTE PARSONS**, for the purpose of acquiring said property at a cost to the Town of East Hampton not to exceed **\$275,000.00**, 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**, 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; and be it further

**RESOLVED**, that copies of this resolution shall be forwarded to:

Assistant Town Attorney Tiffany S. Scarlato;  
Planning Department; and  
Fayette Parsons, 101 Fort Pond Blvd., East Hampton, New York 11937

\* **Councilwoman D. Weir Absent**

**WHEREAS**, a public hearing was held on **October 20, 2005** by the Town Board of the Town of East Hampton on regarding the amendment of Chapter 182 ("East Hampton Town Nature Preserve") of the East Hampton Town Code in order to add twelve (12) additional properties to the register of lands dedicated to the Town Nature Preserve; and

**WHEREAS**, the Town Board has determined that one parcel was incorrectly noticed and will not be accepted into the Nature Preserve at this time; and

**WHEREAS**, eleven (11) parcels, rather than the original twelve (12) parcels, will be dedicated to the Nature Preserve at this time; and

**WHEREAS**, the Town Board has considered the comments of all persons regarding this Local Law, both as submitted in writing and as presented orally at the public hearing; and

**WHEREAS**, the adoption of this local law is an unlisted action pursuant to the State Environmental Quality Review Act (SEQRA); and

**WHEREAS**, the Town Board has prepared and considered an Environmental Assessment Form which evaluates the potential environmental impacts of the proposed amendment; and

**WHEREAS**, the Board has determined that the adoption of this Local Law will not have a significant negative impact upon the environment;

**NOW, THEREFORE, BE IT RESOLVED**, that a negative declaration is hereby made pursuant to the State Environmental Quality Review Act (SEQRA); and

**NOW, THEREFORE, BE IT RESOLVED**, that the said Local Law is hereby enacted to read as follows:

**LOCAL LAW NO. 36 OF 2005**

**INTRODUCTORY NO. 31 OF 2005**

A Local Law providing for the amendment of Chapter 182 ("East Hampton Town Nature Preserve") of the East Hampton Town Code in order to add eleven (11) additional properties to the register of lands dedicated to the Town Nature Preserve, as more fully set forth in the text of the Local Law, said Local Law to read as follows:

**BE IT ENACTED** by the Town Board of the Town of East Hampton as follows:

**SECTION I. - FINDINGS AND OBJECTIVES:**

This local law proposed to amend Chapter 182 of the Town Code to add twelve (12) additional properties to the Town Nature Preserve. However, the Town Board has determined that one parcel was incorrectly noticed and will not be accepted into the Nature Preserve at this time. The Register of Properties dedicated to the Nature Preserve will be amended to appear as shown in Section II below. The eleven (11) parcels that will be dedication to the Nature

Preserve consist of a diverse group of ecologically significant parcels acquired by the Town for the purpose of open space preservation.

The incorrectly noticed parcel, located at 75 Daniels Road, East Hampton, will be separately noticed for public hearing at another time.

**SECTION II. - TOWN CODE AMENDED:**

Chapter 182 ("East Hampton Town Nature Preserve") of the East Hampton Town Code is hereby amended at Article IV, with respect to Table I, II, III, IV, V and VI of the Register of Properties, said tables to be replaced in their entirety by the following (all additions are in bold print):

**TABLE II  
Town of East Hampton - Owned Lands  
Parcels within East Hampton School District**

| <b>SCTM #300-</b> | <b>Parcel Description/East Hampton School District</b>         | <b>Acreage</b> |
|-------------------|--|----------------|
| 35-1-1.15         | Hedges Banks bluff access, Landfall RA - Hedges Banks Drive    | 0.30 (c)       |
| 54-3-31           | Grace Estate Preserve  | 83.5           |
| 55-1-29           | W. Gardner Park (Camp Norwesca) - Old House Landing Road       | 39.9           |
| 55-4-27           | W. Gardner Park (Camp Norwesca) - Old House Landing Road       | 16.2           |
| 56-2-33.1         | Sammiss Beach Road Wetlands                                    | 0.2 (c)        |
| 56-2-33.2         | Sammiss Beach Road Wetlands                                    | 0.2 (c)        |
| 56-2-47           | Three Mile Harbor Wetlands, Lucy's Point - Sammiss Beach Road  | 1.0            |
| 56-2-48           | Sammiss Beach Road Wetlands, Lucy's Point                      | 0.47(c)        |
| 56-2-50           | Three Mile Harbor Wetlands, Lucy's Point - Sammiss Beach Road  | 0.9 (c)        |
| 56-2-53.1         | Sammiss Beach Preserve   | 116.2          |
| 72-1-1            | Northwest Harbor waterfront - Mile Hill Road                   | 2.0            |
| 73-3-1.16         | Grassy Hollow Preserve, Northwest Estates RA                   | 113.8          |
| 73-3-11.24        | Grassy Hollow Preserve, Grassy Hollow Estates RA               | 49.8           |
| 74-2-32.3         | Three Mile Harbor waterfront, Peter's Reel - Hand's Creek Road | 0.67           |
| 74-5-1            | Hands Creek Preserve   | 11.1           |
| 74-5-20           | Hands Creek Preserve, Hands Creek Harbor RA - Clamshell Avenue | 0.64 (c)       |
| 74-5-21           | Hands Creek Preserve, Hands Creek Harbor RA - Clamshell Avenue | 0.62 (c)       |
| 74-5-22           | Hands Creek Preserve, Hands Creek Harbor RA - Clamshell Avenue | 0.37 (c)       |
| <b>90-1-4.3</b>   | <b>76 Northwest Landing</b>                                    | <b>4.3</b>     |
| 90-1-23.3         | Northwest Swamp Preserve - off Northwest Landing Road          | 2.2            |
| 90-1-23.4         | Northwest Swamp Preserve - off Northwest Landing Road          | 1.7            |
| 90-1-23.5         | Northwest Swamp Preserve - off Northwest Landing Road          | 1.9            |
| 90-1-23.6         | Northwest Swamp Preserve - off Northwest Landing Road          | 2.0            |
| 90-2-9.1          | Grace Estate Preserve  | 431.0          |
| 90-3-4            | Northwest Creek wetlands - Northwest Landing Road              | 0.50 (c)       |
| 91-1-16.41        | Timber Lane Section II RA                                      | 0.41           |
| 91-1-16.42        | Timber Lane Section II RA                                      | 0.61           |
| 91-1-16.43        | Timber Lane Section II RA                                      | 8.50           |
| 92-1-12.17        | Springy Banks Road Reserved Area                               | 0.46           |
| 92-1-12.18        | Springy Banks Road Reserved Area                               | 0.64           |

|             |   |          |
|-------------|---|----------|
| 92-1-12.19  | Springy Banks Road Reserved Area  | 17.5     |
| 92-3-13     | Treescape RA - Springy Banks Road, drainage                                     | 0.75     |
| 92-5-35     | Hampton Waters RA - Oyster Pond Lane, drainage                                  | 0.20 (c) |
| 92-5-36     | Hampton Waters RA - Oyster Pond Lane, drainage                                  | 0.20 (c) |
| 92-8-1      | Hampton Waters RA - Oyster Pond Lane, pedestrian R.O.W.                         | 0.45     |
| 92-10-1     | Wooded parcel, Treescape RA   | 3.7      |
| 92-10-2     | Treescape RA - Middle Highway   | 0.92     |
| 92-10-17    | Treescape RA - Springy Banks Road   | 1.1      |
| 111-1-3.1   | Swamp Road  | 3.24     |
| 111-3-1     | Red Springs Path Wetlands   | 3.2      |
| 112-1-9     | Swamp Road RA, road buffer  | 0.32     |
| 112-1-25.2  | Crooked Highway   | 6.7      |
| 112-1-25.3  | Chatfield's Hole Preserve   | 46.3     |
| 112-2-13.3  | Trail corridor, Cloder/Peters Subwaiver RA - Bull Path                          | 0.36     |
| 113-1-2.11  | Old Northwest Road Reserved/Woodland  | 16.9     |
| 113-1-2.12  | Old Northwest Road Reserved/Woodland  | 0.8      |
| 113-2-5.20  | Cross Highway Reserved/Woodland   | 8.0      |
| 113-2-5.21  | Cross Highway Reserved/Woodland   | 24.1     |
| 113-3-24.18 | Stephen Hands Path Reserved/Woodland  | 45.5     |
| 113-4-1     | Northwest Pines RA - Old Northwest Road   | 0.17     |
| 113-4-9     | Northwest Pines RA - Marion Lane  | 0.20     |
| 113-5-1     | Northwest Pines RA - Old Northwest Road   | 0.15     |
| 113-5-8     | Northwest Pines RA - Marion Lane  | 0.61     |
| 113-5-9     | Northwest Pines RA - Marion Lane road triangle                                  | 0.10 (c) |
| 113-5-10    | Northwest Pines RA - Marion Lane road triangle                                  | 0.10 (c) |
| 118-1-12.65 | Hands Creek Road Reserved Area  | 1.9      |
| 118-1-12.66 | Hands Creek Road Reserved Area  | .5       |
| 118-1-12.67 | Hands Creek Road Reserved Area  | 12.8     |
| 118-1-12.68 | Middle Highway Reserved Area  | 14.2     |
| 118-1-12.69 | Middle Highway Reserved Area  | 2.1      |
| 118-1-12.70 | Middle Highway Reserved Area  | 0.66     |
| 118-1-25.1  | Treescape RA - Middle Highway   | 5.80     |
| 118-1-25.12 | Treescape RA - Springy Banks Road   | 1.3      |
| 118-1-26    | Treescape RA - Springy Banks Road (Snake Hole)                                  | 2.8      |
| 118-1-32    | Treescape RA - Springy Banks Road   | 0.025    |
| 118-1-57.13 | Middle Highway Reserved Area  | 7.1      |
| 118-1-57.14 | Hands Creek Road Reserved Area  | 0.48     |
| 119-1-2     | Three Mile Harbor/Gardiner Cove waterfront, Hampton Waters RA - South Pond Road | 0.50 (c) |
| 119-2-2     | Soak Hides Dreen Preserve - Springy Banks Road                                  | 7.9      |
| 119-2-3     | Soak Hides Dreen Preserve - Springy Banks Road                                  | 17.6     |
| 119-2-4     | Soak Hides Dreen Preserve - Springy Banks Road                                  | 6.5      |
| 119-5-9     | Between Old Fireplace Rd. and Springs Fireplace Road                            | 0.30     |
| 119-5-10    | Between Old Fireplace Rd. and Springs Fireplace Road                            | 0.28     |
| 120-2-2.4   | Soak Hides Dreen Preserve - Gardiner Cove Road                                  | 1.5      |
| 120-2-11    | Soak Hides Dreen Preserve - Soaks Hides Road                                    | 0.36 (c) |
| 120-2-12    | Soak Hides Dreen Preserve - Soaks Hides Road                                    | 0.29 (c) |
| 122-5-16    | Soak Hides Dreen Preserve - Springy Banks Road                                  | 1.8      |
| 122-5-17    | Soak Hides Dreen Preserve - Springy Banks Road                                  | 0.9      |

|             |  |   |
|-------------|--|---|
| 122-5-20    | Soak Hides Dreen Preserve - Springy Banks Road                   | 0.2   |
| 133-2-2.1   | 767 Route 114  | Eastern 1.76<br>acres of total<br>5.5 acres |
| 133-2-3     | Route 114 Pine Forest/Wetlands                                   | 10.0  |
| 133-2-4     | Route 114 Pine Forest/Wetlands                                   | 27.2  |
| 134-1-11    | Wolf's Hole/Edwards Hole Preserve                                | 6.0   |
| 134-1-15    | Wolf's Hole/Edwards Hole Preserve                                | 52.1  |
| 134-2-1.13  | Two Holes of Water Reserved                                      | 21.0  |
| 134-2-21    | East Hampton Knolls RA - Whooping Hollow Road, drainage          | 0.98 (c)                                    |
| 134-3-34    | Two Holes of Water Road, road buffer                             | 0.29  |
| 135-1-1     | Planz Subwaiver - Old Northwest Road, road buffer                | 0.80  |
| 135-1-4     | Planz Subwaiver - Old Northwest Road, road buffer                | 0.27  |
| 135-1-6     | Planz Subwaiver - Old Northwest Road, road buffer                | 0.17  |
| 135-1-14    | Northwest Hills RA - Old Northwest Road, road buffer             | 0.77  |
| 135-1-26    | Northwest Hills RA - Bull Path, road buffer                      | 0.52  |
| 135-1-31.4  | Bull Path, road buffer   | 1.10  |
| 135-1-31.5  | Northwest Hills RA - Bull Path                                   | 0.25 (c)                                    |
| 135-1-43    | Northwest Hills RA - Old Northwest Road, road buffer             | 0.62  |
| 135-1-32    | Northwest Hills RA - Bull Path, road buffer                      | 0.50 (c)                                    |
| 135-2-22    | J. Hunting Triangle - Stephen Hand's Path and Old Northwest Road | 3.4   |
| 142-5-11    | Cedar Woods RA   | 18.3  |
| 144.01-1-79 | Whalebone Woods RA   | 2.5   |
| 144.01-1-80 | Whalebone Woods RA   | 3.8   |
| 149-2-26.37 | Abrahams Path Reserved   | 15.8  |
| 149-2-26.38 | Abrahams Path Reserved   | 1.2   |
| 156-2-3.13  | Hilltops RA  | 0.35  |
| 156-2-3.14  | Hilltops RA  | 0.93  |
| 156-2-3.16  | Hilltops RA  | 20.8  |
| 156-3-6     | East Hampton Knolls RA - Whooping Hollow Rd., drainage           | 0.86 (c)                                    |
| 156-4-10    | East Hampton Knolls RA - Cosdrew Lane                            | 0.92 (c)                                    |
| 156-5-13.11 | Fisher RA  | 5.2   |
| 156-5-15.9  | Chatfields Ridge RA  | 4.6   |
| 156-5-17.10 | Route 114 Reserved Area  | 15.5  |
| 156-5-17.7  | Route 114 Reserved Area  | 1.5   |
| 157-2-13.5  | Old Two Holes of Water Reserved                                  | 4.7   |
| 157-2-14.12 | Hardscrabble Heritage RA   | 3.6   |
| 157-2-14.13 | Hardscrabble Heritage RA   | 6.6   |
| 157-2-14.16 | Hardscrabble Heritage RA   | 0.29  |
| 157-3-21    | Fox Hollow Estates RA - Sag Harbor Turnpike, road buffer         | 0.53  |
| 159-1-18.34 | Fields of East Hampton RA - Roberts Lane, road buffer            | 0.35  |
| 159-1-18.35 | Fields of East Hampton RA - Roberts Lane, road buffer            | 0.16  |
| 159-1-18.36 | Fields of East Hampton RA - Roberts Lane, road buffer            | 0.30  |
| 159-1-18.37 | Fields of East Hampton RA - Roberts Lane, road buffer            | 0.13  |
| 159-1-18.38 | Fields of East Hampton RA - Roberts Lane, road buffer            | 0.22  |
| 159-1-18.39 | Fields of East Hampton RA  | 0.79  |
| 159-1-18.40 | Fields of East Hampton RA - Fieldview Lane, road buffer          | 0.21  |
| 159-1-18.41 | Fields of East Hampton RA - Fieldview Lane, road buffer          | 0.17  |
| 159-1-18.42 | Fields of East Hampton RA - Fieldview Lane, road buffer          | 0.16  |

|                  |   |             |
|------------------|---|-------------|
| 159-1-18.43      | Fields of East Hampton RA - Fieldview Lane, road buffer             | 0.16        |
| 159-1-18.44      | Fields of East Hampton RA - Fieldview Lane, road buffer             | 0.13        |
| 159-1-18.45      | Fields of East Hampton RA - Fieldview Lane, road buffer             | 0.16        |
| 159-1-18.46      | Fields of East Hampton RA - Fieldview Lane, road buffer             | 0.16        |
| 159-1-18.47      | Fields of East Hampton RA - Fieldview Lane, road buffer             | 0.12        |
| 159-1-18.48      | Fields of East Hampton RA - Fieldview Lane, road buffer             | 0.10        |
| 159-1-18.49      | Fields of East Hampton RA - Cedar Street, road buffer               | 0.38        |
| 160-4-6          | Palma Terrace   | 0.32 (c)    |
| 160-4-20         | Palma Terrace   | 0.07 (c)    |
| 163-3-7          | Sherrill Triangle - Three Mile Harbor Road & Springs Fireplace Road | 2.0         |
| 165-5-4.9        | Laura's Lane Reserved   | 2.70        |
| <b>165-5-8.8</b> | <b>39 Dominy Court</b>  | <b>1.09</b> |
| 169-3-13         | Hump Path Reserved/Woodland   | 7.9         |
| 184-2-7          | Fox Hollow Estates RA   | 1.0         |
| 184-2-8          | Fox Hollow Estates RA - Stephen Hands Path, road buffer             | 0.72        |
| 184-2-34         | Fox Hollow Estates RA - Stephen Hands Path, road buffer             | 0.12        |
| 186-1-7          | Gould Street  | 0.52        |

| <b>SCTM#301-</b> | <b>Parcel Description/East Hampton Village</b> | <b>Acreage</b> |
|------------------|--|----------------|
| <b>6-1-1</b>     | <b>820 Old Montauk Highway</b>                 | <b>3.4</b>     |

**Notes:**

1. (c) means calculated figure.
2. RA means subdivision reserved area.
3. SCTM means Suffolk County Tax Map parcel number.

**SECTION III. - SEVERABILITY:**

Should any part or provision of this Local Law be decided by the courts to be unconstitutional or invalid, such decision shall not affect the validity of this Local Law as a whole nor any part thereof other than the part so decided to be unconstitutional or invalid.

**SECTION IV. - EFFECTIVE DATE:**

This Local Law shall take effect immediately upon filing with the Secretary of State as provided by law.

DATED: November 4, 2005

BY ORDER OF THE TOWN BOARD  
TOWN OF EAST HAMPTON, NEW YORK

FRED L. OVERTON, TOWN CLERK



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

Nature Preserve:

Name: Parsons Date of Survey: 11/10/10  
 SCTM No. 165-5-8.8 Surveyed by: A. Gaites  
 Size: 1.09 acres

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

General description:

Note: All invasives found only along access strip, with the exception of Indian Mock-Strawberry, which I was not familiar with in 2008 when I did the assessment.