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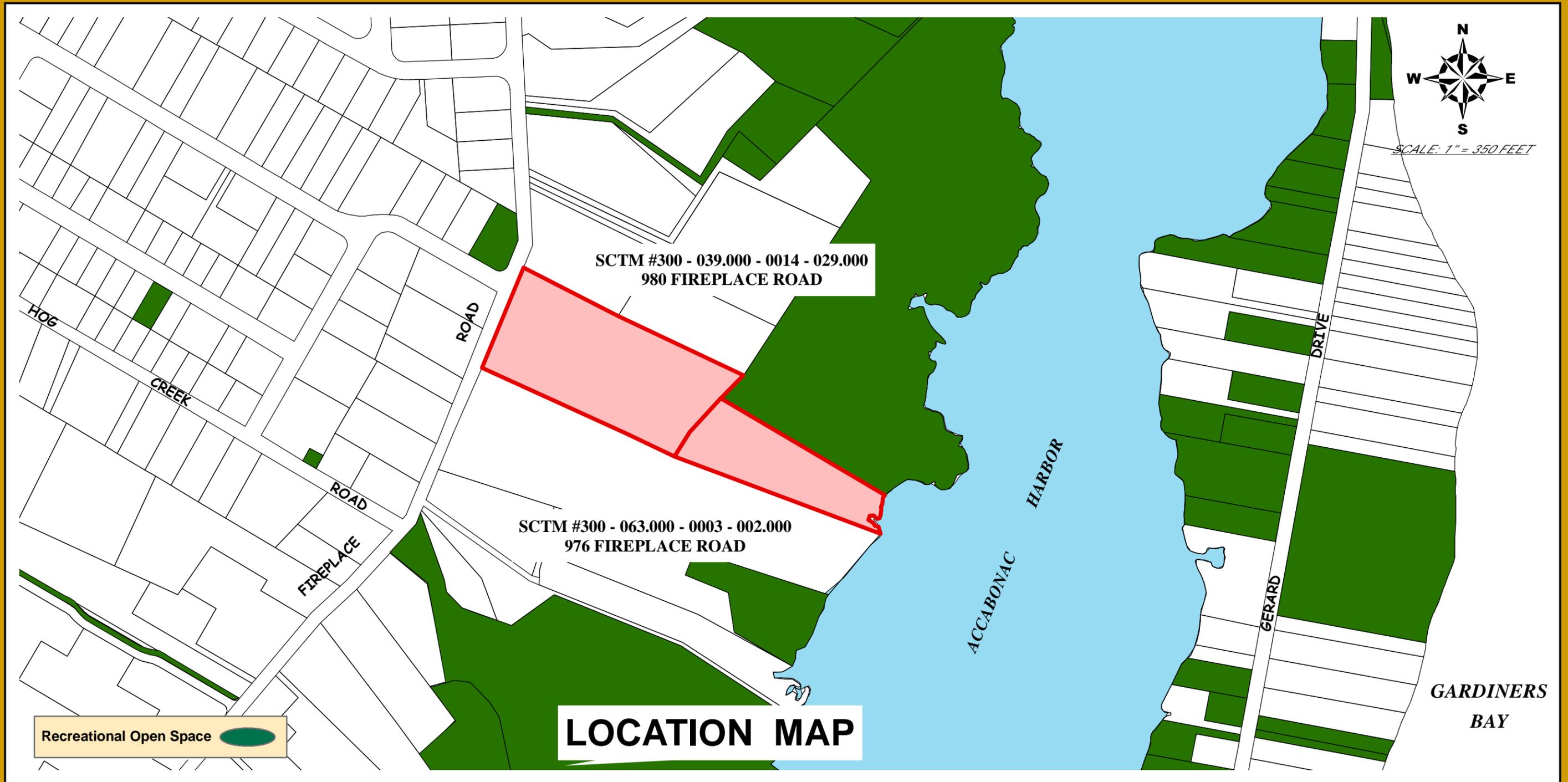
Baseline Documentation



**Suffolk County Tax Map
300-39-14-29; 63-3-2
980 & 976 Springs Fireplace Road
Area 9.539 Acres
Town of East Hampton, New York**

**Purchased in partnership with the County of Suffolk
and the Town of East Hampton**

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.



LOCATION MAP

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

CPF
 and
SUFFOLK COUNTY PROPERTY

TOWN OF EAST HAMPTON
Filippelli Property
Springs School District



AUTHORIZE ACQUISITION

Resolution 357 March 20, 2008

Property of: Nature Conservancy as Contract Vendee to Donald and Birgitta Filippelli
Address: Fireplace Rd., Springs
SCTM #: 300-39-14-29 & 300-63-3-2

WHEREAS, pursuant to § 247 of the General Municipal Law of the State of New York, the Town Board held a public hearing on **March 20, 2008** to consider the acquisition of a fifty percent (50%) undivided interest in approximately **9.5 acres** of land located at 980 and 976 Spring Fireplace Rd., **Springs**, which land is identified on the Suffolk County Tax Map as **SCTM #300-39-14-29 & 300-63-3-2 (hereinafter the "Property")**; and

WHEREAS, the Town of East Hampton (the "Town") will be purchasing its 50% undivided interest in the Property from The Nature Conservancy ("TNC") immediately after TNC acquires the Property from its current owners on or about April 1, 2008 ; and

WHEREAS, it is anticipated that the County of Suffolk (the "County") will purchase from TNC the other 50% undivided interest in the Property in either late April 2008 or in May 2008, thereby creating a 50/50 undivided interest ownership in the Property between the Town and the County; and

WHEREAS, TNC is purchasing the Property from its current owners for Three Million Two Hundred Thousand Dollars (\$3,200,000.00), and will sell a 50% undivided interest in the Property to the Town for One Million Six Hundred Thousand Dollars (**\$1,600,000 .00**), plus 50% of survey, title, prorated tax, and recording charges; and

WHEREAS, after the County acquires its 50% undivided interest in the Property, the County will grant to the Town sole management rights over the Property, and it will be co-managed by the Town and TNC; and

WHEREAS, the purpose of said acquisition is the preservation of open space and community character; and

WHEREAS, the acquisition of the 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 a 50% undivided interest in the 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; and

NOW, THEREFORE, BE IT RESOLVED, that the Supervisor is hereby authorized and directed to enter into a contract of sale with TNC for the purpose of acquiring a 50% undivided interest in the Property at a cost to the Town not to exceed **\$1,600,000**, plus 50% of 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 affect 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.