

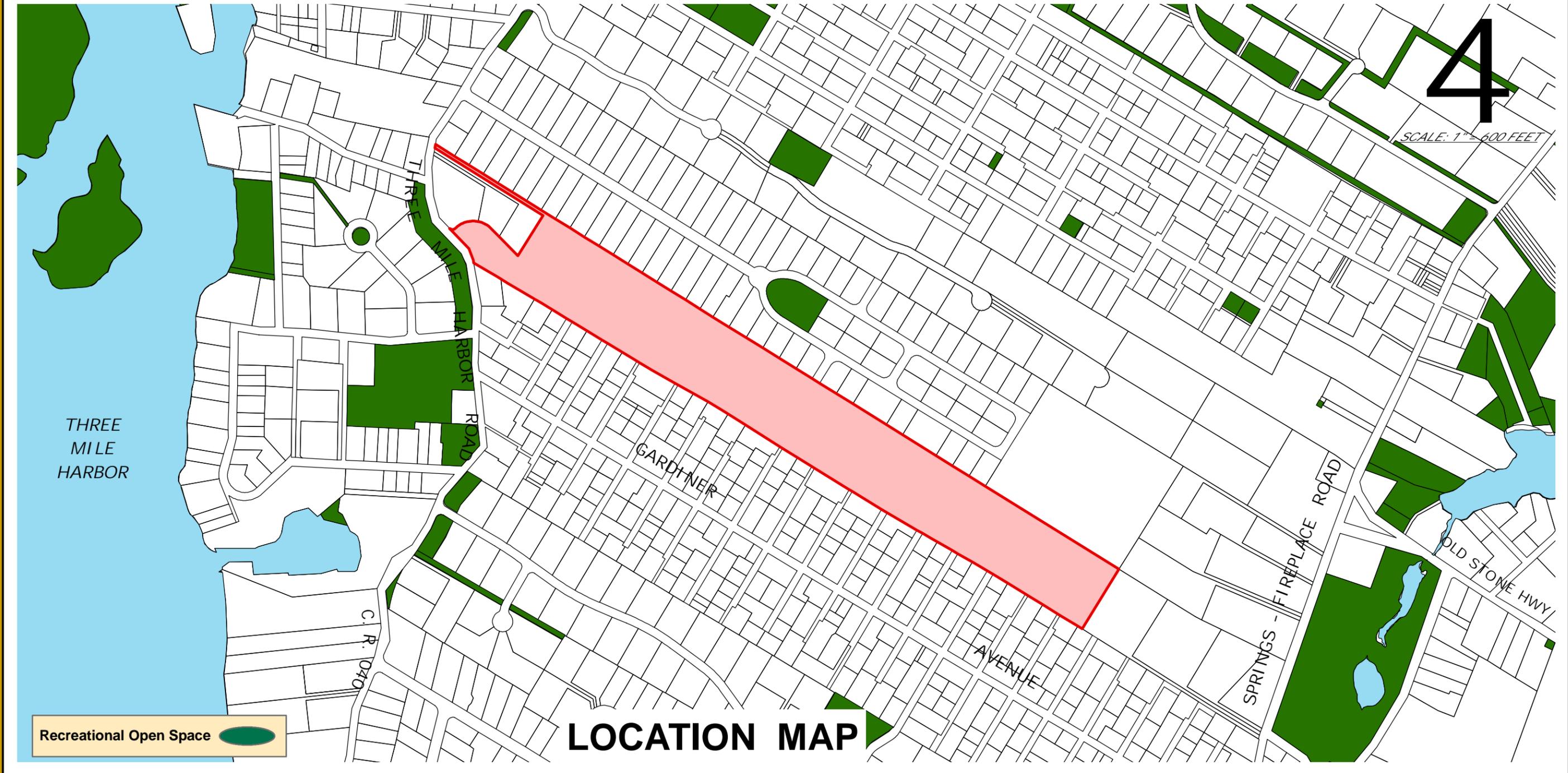
SPRINGS NURSERY

Baseline Documentation



**Suffolk County Tax Map
300-61-4-4.2
396 Three Mile Harbor-Hog Creek Highway
Area 42 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.



Recreational Open Space 

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 PROPERTY

TOWN OF EAST HAMPTON
SCTM #300-061.000-0004-004.002
Springs Nursery Property
396 Three Mile Harbor Road
Springs School District





Dated: September 7, 2001

AUTHORIZE ACQUISITION: SPRINGS NURSERY

Property of Russell Ireland, Jr., a/k/a Springs Nursery
Three Mile Harbor-Hog Creek Highway, The Springs, SCTM #300-61-4-4.2

Councilman J. Potter

The following resolution was offered by _____,

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 August 16, 2001, to consider the purchase, for purposes of open space preservation and possible future use for sports and active recreation, of approximately 42.0 acres of land located on the east side of Three Mile Harbor-Hog Creek Highway, The Springs, which land is identified on the Suffolk County Tax Map as SCTM #300-61-4-4.2; and

WHEREAS, the proposed purchase price for fee simple acquisition of the subject property is \$39,786.00 per surveyed acre; for a total price of approximately \$1,671,000.00, plus survey, title, prorated tax, environmental audit, and recording charges; and

WHEREAS, said property consists primarily of cultivated land on which nursery stock and horticulturals are grown, as well as some woodland; and

WHEREAS, the purposed sale will be conditioned upon the removal of debris, plant material, temporary structures, and greenhouses from the property, and upon the receipt by the Town of an acceptable environmental audit; and

WHEREAS, it is intended by the parties that the proposed purchase not be concluded sooner than January of 2002; 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, no playing fields or other active recreational facilities shall be planned for or constructed on the property unless and until the Town Board has undertaken a SEQRA review of the installation of those facilities; 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, now or formerly **Russell Ireland, Jr.**, for the purpose of acquiring said property under the terms and conditions described herein, at a cost to the Town of East Hampton not to exceed \$39,786.00 per surveyed acre, for a total price of approximately **\$1,671,000.00**, plus reasonable survey, title, prorated tax, environmental audit, and recording charges; and be it further

RESOLVED, that pursuant to contract the Supervisor is authorized and directed to execute any documents and to pay any and all reasonable survey, title, prorated tax, environmental audit, 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 a copy of this resolution shall be forwarded to:

Town Attorney Eric Bregman;
Deputy Town Attorney Richard E. Whalen;
Town Budget Officer Len Bernard;
Planning Department;
Mr. Russell Ireland, Jr., Hampton Conservatories, 490 New York Avenue,
Huntington, New York 11743; and
Ms. Kathy Kennedy, Peconic Land Trust, 296 Hampton Road,
Southampton, New York 11968.

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INVASIVE PLANT ASSESSMENT ON TOWN OF EAST HAMPTON NATURE PRESERVES/CPF PROPERTIES

Nature Preserve/CPF Property:

Name: Spring Nursery Date of Survey: 7/7/10
 SCTM No. 61-4-4.2 Surveyed by: L D'Andrea
 Size: _____

Plants present:	Present	On road edge	Along trail(s)	Interior	Scattered	Dense	Confined area	Comments
Autumn Olive	X			X	X	X		- big problem
Black Pine								
Garlic Mustard								
Japanese barberry								
Japanese Honeysuckle								
Japanese Knotweed								
Miscanthus	X							
Mugwort	X			X		X		one of the most dominant invasives
Multiflora Rose	X			X				
Norway Maple								
Oriental Bittersweet	X			X	X			
Phragmites								
Poison Ivy								
Porcelain Berry								
Privet hedge								
Spotted Knapweed								
Tartarian Honeysuckle								
Tree of heaven								
Vinca								
Wisteria								
Others:								
Locust trees	X			X	X	X		- where autumn olives removed black locust are taking hold & spreading

General description: