

MINUTES OF FARMLAND COMMITTEE

Suffolk County Planning Department

Date: July 30, 2002

Members Bennett Orłowski, Jr. (At-Large), Chairman

Present: Thomas A. Isles, Suffolk County Dept. of Planning Director (At-Large)
Anthony Brand, Jr., (Huntington)
Nate Corwin (At-Large)
Dan Fricke (Riverhead)
Reed W. Jarvis, Jr. (At-Large)
Albert Kilb, Jr. (Shelter Island)
Eugene Murphy (Islip)
Jacob Rottkamp (Riverhead)
Charlie Scheer (At-Large)
Albert Schmitt (At-Large)
Elmer Zeh (Brookhaven)

County James Burke, Suffolk County Div. of Real Estate, Acting Director

Staff Jenny Kohn, Esq., Suffolk County Attorney's Office, Counsel

Present: Roy Fedelem, S.C. Dept. of Planning

Guests: Joe Gergela, L.I. Farm Bureau
Bill Sanok, CCE
Ray Blum, Southold Town Land Preservation
Hoot Sherman, Peconic Land Trust
Heather Driscoll, L.I. Horse Properties
Sharyn Guzzi, L.I. Horse Properties
Jeanne Graziani, L.I. Horse Properties
Randy Parsons, Land Marks
Peter Dankowski, Dankowski/Zaweski
Stewart Cook, Land Marks
Sean Walter, Deputy Riverhead Town Atty.

Members Olney M. Gardiner (East Hampton)

Absent: Brian Zitani (Babylon)
Russell Barnett (Smithtown)
Lee Foster (Southampton)
Joseph Krukowski (Southold)
Mark Zaweski (At-Large)

The meeting of the Farmland Committee was called to order by the Chairman, Bennett Orłowski, at 6:40 p.m. at the L.I. Horticulture Research and Extension Center in Riverhead.

Approval of Minutes

A motion was put forth by Charles Scheer and seconded by Albert Kilb to approve the minutes of the April 30, 2002 meeting of the Farmland Committee. Motion carried. 12-0-0.

John Sipala - Status

A motion was made by Albert Kilb to approve the site plan presented and a recommendation was made to discontinue the lawsuit. Motion carried. 12-0-0.

Danowski - Agricultural Storage Barn, Wainscott

Mr. Danowski spoke. He requested permission to build a 4286 sq. ft. Morton building for potato storage. A Resolution was made by chairman Orłowski to do a SEQR determination on this application making it a Type II Action stating that the Committee has no further responsibility under SEQR. This motion was seconded by Tom Isles. Motion carried. 12-0-0.

A motion was made for approval by Elmer Zeh and seconded by Charles Scheer. Motion carried. 12-0-0.

John Kujauski - 12' x 36' Horse Shelter

A motion was made by Chairman Orłowski to do a SEQR determination on this application making it a Type II Action stating that the Committee has no further responsibility under SEQR. This motion was seconded by Tom Isles. Motion carried. 12-0-0.

Approval for an open shelter (shed) 12' x 36 to protect horses was made by Elmer Zeh and seconded by Albert Kilb. Motion carried. 12-0-0.

Briarcliff Sod - Permission to Build a 54' x 104' Morton Structure on Rte. 25 in Peconic

A motion was made by Elmer Zeh to do a SEQR determination on this application making it a Type II Action stating that the Committee has no further responsibility under SEQR. This motion was seconded by Reed Jarvis. Motion carried. 12-0-0.

A motion for approval for permission to build a 54' x 104' Morton structure for tractor and dry storage was made by Elmer Zeh and seconded by Reed Jarvis. Motion carried. 12-0-0.

Ackerly Pond Vineyards - Permission to Erect a 7' High Deer Fence

A motion was made by Chairman Orłowski to do a SEQR determination on this application making it a Type II Action stating that the Committee has no further responsibility under SEQR. Motion seconded by Elmer Zeh. Motion carried. 12-0-0.

Ray Blum requested permission to build an 8' foot (rather than 7') deer fence. A motion for approval of an 8' fence was made by Charles Scheer. Motion seconded by Nate Corwin. Motion carried. 12-0-0.

Paulette Satur

No attempt has been made to move the greenhouses and the two (2) 40' trailers used as coolers

are continuing to run. Tom Isles suggested that a deadline for removal of the greenhouses, specified by the Committee, should be imposed and, if not met, legal action should be taken. **A motion was made by Albert Kilb to send a letter to Mrs. Satur giving her a 30 day deadline to move the greenhouses or the matter will be turned over to the County Attorney. Motion seconded by Gene Murphy. Motion carried. 12-0-0.**

David Zuhoski - Two (2) 24' x 196' Greenhouses on Oregon Rd. in Cutchogue

A motion for approval as well as adoption of a Type II Action was made by Reed Jarvis. Motion seconded by Charles Scheer. Chairman Orłowski abstained. Motion carried. 11-0-1.

Larry Johnston - Renovate and Consolidate Barns and Training Facility

No specifics were given. **A motion to table was made by Elmer Zeh and seconded by Charles Scheer. Motion carried. 12-0-0.**

Sang Lee Farms - Use of Gravel Driveway and Display Area for Farmstand

Mr. Lee asked the Committee for their opinion regarding the use of the existing gravel driveway leading up to the farmstand display area located on non-PDR land. **A motion for approval with a Type II action was made by Nate Corwin and seconded by Albert Schmitt. Motion carried. 12-0-0.**

Federal Grant Application

Jenny Kohn discussed the status of the Federal Grant (PDR) money for farmland purchases. The application for reimbursement of \$400,000 for the purchase of Joshua's Place and Alberta Young was denied because of legal discrepancies. Joe Gergela told the Committee that they do not want to jeopardize losing the Federal money and that it is important to do anything necessary to iron out the problems. Jim Burke told the Committee that we cannot have a bifurcated program. Any changes would change all the contracts.

New Parcels to be considered for PDR

A letter of solicitation was sent out to the Town of Riverhead by the Department of Real Estate asking farmers if they were interested in participating in the County Farmland Preservation Program.

Crown Stables - Tabled from the last meeting. The Town of Riverhead is willing to go in with the County on Crown Stables. Charles Scheer felt that the area is more at risk than eastern Riverhead. **A motion for approval, provided Riverhead shares the cost, was made by Charles Scheer and seconded by Tony Brand and opposed by Tom Isles. Motion carried. 11-1-0.**

Alfred Popp - Approved for Greenways in 1985 scored 22 by the Committee. Located in Northville in the Town of Riverhead. Eleven (11) acres located on Tuttle Lane surrounded by PDR land. **A motion for approval was made by Elmer Zeh and seconded by Charles Scheer. Motion carried. 12-0-0.**

Fedun - 758 ft. (61 acres) on Reilly Avenue east of Edwards Avenue scored 20 by the Committee. It is surrounded by subdivisions. **A motion for approval is made by Charles Scheer and seconded by Elmer Zeh. Motion carried. 12-0-0.**

Baiting Hollow Realty - Just under eleven (11) acres on corner of Sound and Edwards Avenue. Parcel scored 19 by the Committee. **A motion for approval with the understanding that the office building and storage building be removed was made by Nate Corwin and seconded by Reed Jarvis. Motion carried. 12-0-0.**

KeySpan - Approximately 300 acres are currently farmed. There is about half a mile of road frontage on Sound Avenue. The parcel scored 19 by the Committee. **A motion for approval was made by Charles Scheer and seconded by Albert Kilb. Motion carried. 12-0-0.**

Zaweski Farm - Four (4) parcels consisting of 22.1 acres and 47.7 acres with four (4) building lots which scored 19 by the Committee. **A motion for approval was made by Elmer Zeh and seconded by Tom Isles. Motion carried. 12-0-0.**

Roselle Building Co. - 57.4 acres located on Sound Avenue in Calverton which scored 18 by the Committee. **A motion for approval was made by Reed Jarvis and seconded by Nate Corwin. Motion carried. 12-0-0.**

David Allen Trust - 70.7 acres in Northville on Sound Ave. in the Town of Riverhead. Parcels (2) scored 18 by the Committee. **Motion for approval made by Elmer Zeh and seconded by Gene Murphy. Motion carried. 12-0-0.**

Harold Goodale - 24.7 acres in Aquebogue in the Town of Riverhead. Parcel scored 17 by the Committee. **Motion for approval made by Elmer Zeh and seconded by Charlie Scheer. Motion carried. 12-0-0.**

Edward Krupski - 24.5 acres in Riverhead. Parcel scored 16 by the Committee. **A motion for approval was by Reed Jarvis and seconded by Albert Kilb. Motion carried. 12-0-0.**

Michael Saperstein - 21.7 acres in Riverhead. Parcel scored 16 by the Committee. **A motion for approval was made by Tom Isles and seconded by and Charles Scheer. Motion carried. 12-0-0.**

P F & E Associates - 22.2 acres in Calverton in the Town of Riverhead. Parcel scored 14 by the Committee. **A motion for approval was made by Elmer Zeh and seconded by Albert Schmitt. Motion carried. 12-0-0.**

Walter DeWall - 12.3 acres in Riverhead. Parcel scored 14 by the Committee. **Motion for approval made by Charles Scheer and seconded by Reed Jarvis. Motion carried. 12-0-0.**

Barbato Nursery Corp. - 23.2 acres in Wading River in the Town of Riverhead. Parcel scored 13 by the Committee. **Motion for approval was made by Elmer Zeh and seconded by Albert Schmitt. Motion carried. 12-0-0.**

David Marro - Two (2) parcels totaling 50.6 acres in Calverton in the Town of Riverhead. Parcels scored 12 by the Committee. **Motion for approval was made by Elmer Zeh and seconded by Elmer Albert Kilb. Motion carried 12-0-0.**

Timothy Hill Ranch - 65.8 acres in Riverhead. Parcel scored 10 by the Committee. The majority of this parcel is wooded with the open farmland being visible only to the adjacent subdivision. **A motion for denial was made by Gene Murphy and seconded by Tom Isles. Motion carried. 12-0-0**

Mike Spindler - 12.4 acres in the Town of Calverton. Scored 4 by the Committee. Committee members felt this had value as a working herb farm, open to the public. **A motion for approval was made by Jacob Rottkamp and seconded by Albert Kilb. Motion carried. 12-0-0.**

Two (2) parcels Anthony Schmitt consisting of 54.6 acres and Bidwell consisting of 15 acres located Cutchogue in the Town of Southold. Parcels scored 22 and 20 consecutively by the Committee. **A motion for approval was made by Reed Jarvis and seconded by Tom Isles. Motion carried. 12-0-0.**

Bidwell Family Ltd. - 18.1 acres located in Cutchogue in the Town of Riverhead. Scored 20 by the Committee. **A motion for approval was made by Elmer Zeh and seconded Gene Murphy. Motion carried. 12-0-0.**

Osprey Dominion - 2.9 acres located in Peconic in the Town of Southold. Scored 15 by the Committee. **A motion for denial was made by Bennett Orłowski and seconded by Nate Corwin. Motion carried. 12-0-0.**

Westervelt - 20.7 acres located in Wainscott in the Town of East Hampton. Scored 15 by the Committee. **A motion for approval was made by Bennett Orłowski and seconded by Elmer Zeh. Motion carried. 12-0-0.**

Next Meeting: October 29, 2002 at 6:30 P.M. at L.I. Horticulture & Research Center, Riverhead, NY

A motion to adjourn was made at 7:35 P.M. by Charles Scheer and seconded by Elmer Zeh. Motion carried. 12-0-0