

Bedford Wetlands Control Commission

**425 Cherry Street
Bedford Hills, NY 10507
2nd Floor Conference Room**

**June 2, 2014
8:00 P.M.**

Announcements:

8:00 – 8:05 PM - Submission Deadlines
 - Site Walk Date

Supplemental Submission:

8:05 – 8:20 PM Demolition of Existing Residence, Garage, Shed and
 Driveway and Construction of New Residence, Garage,
 Driveway, Pool and Fencing
 Section 83.8 Block 1 Lot 12, R-4A Zone
 212 Baldwin Road, Bedford Corners
 Owners/Applicants: **Giuseppe and Camille F. Luppino**

New Applications:

8:20 – 8:30 PM Installation of Fieldstone Columns and Entry Gates
 Section 84.9 Block 1 Lot 3, R-4A Zone
 52 Clark Road, Bedford Corners
 Owners/Applicants: **Ralph and Yasmeen Bernstein**

8:30 – 8:50 PM Installation of New Driveway with Bridge Crossing
 Watercourse and Replacement of guard Rail at Roadway
 with Timber Guard Rail
 Section 84.9 Block 1 Lot 6, R-4A Zone
 24 Clark Road, Bedford
 Section 84.9 Block 1 Lot 7, R-4A Zone
 12 Clark Road, Bedford
 Owners/Applicants: **Gregory and Melissa Flemming**

8:50 – 9:05 PM Construction of Single-Family Residence, Driveway, Stone
 Pillars and Gate
 Section 84.16 Block 2 Lot 42, R-4A Zone
 70 Oliver Road, Bedford
 Owner/Applicant: **William Sarnoff Family 2000 Trust**

9:05 – 9:25 PM Application of Aquatic Pesticide to Pond
Section 72.12 Block 2 Lot 4, R-4A Zone
333 Bedford Center Road, Bedford Hills
Owner/Applicant: **Tom Meyer**
Section 72.12 Block 2 Lot 6, R-4A Zone
53 Narrows Road, Bedford Hills
Owner/Applicant: **Rick Talmadge**
Section 72.12 Block 2 Lot 5, R-4A Zone
345-349 Bedford Center Road, Bedford Hills
Owner/Applicant: **Kimberly Kelly**
Section 72.16 Block 1 Lot 6, R-4A Zone
95 Narrows Road, Bedford Hills
Owner/Applicant: **Robert Ahrens**

Reports:

9:25 – 9:30 PM A – Status of Violations/Enforcement Actions
9:30 – 9:35 PM B - Town Wetland Official (Beth Evans) Monthly Report:
Administrative Permits
9:35 – 9:45 PM C – Quarterly Review of Resolution Tracking Record

Minutes to be Approved:

9:45 – 9:50 PM - May 5, 2014

Discussion:

9:50 – 10:00 PM Legislative Agenda

Please Note: Attendees scheduled for **8:30** or later are requested to arrive one-half hour before scheduled time.

Supporting documentation for all items on this agenda is available at the Town of Bedford website. (www.bedfordny.gov) – Enter - Town Meetings – Meeting Agenda) Larger documents and plans are available at the office of the Wetlands Commission.

May 8, 2014

Mr. Andrew Messinger, Chairman
and Members of the Bedford Wetlands Control Commission (BWCC)
Town of Bedford
425 Cherry Street
Bedford Hills, NY 10507

**Re: Luppino Property-Revised & Updated Information
Application for a Wetland Permit
Premises: 212 Baldwin Road, Mt. Kisco, NY
Section: 83.08, Block: 1, Lot 12**



Dear Chairman Messinger & Members of the BWCC:

Following our recent discussion with the BWCC at the April 7, 2014 meeting, we have prepared updated plan information to respond to comments received from the BWCC. In addition, Stephen W. Coleman Environmental Consulting, LLC has also prepared supplementary information to his previously filed Environmental Report, dated March 5, 2014, for your further review. As you will recall, this project involves the demolition of the Luppino's existing house, garage and driveway, and reconstruction of a new house, garage and driveway, portions of which will occur in the regulated wetland buffer area and, therefore, a Wetland Permit is required from the BWCC. At this time, we provide nine copies of the following information for review and consideration.

- This explanatory **Cover Letter**, prepared by J.D. Barrett & Associates, LLC, dated May 8, 2014.
- An **Environmental Report**, entitled "Further Evaluation of Existing Wetland Resources, Proposed Impacts within Wetland Buffer, and Planned Wetland Mitigation Measures", prepared by Stephen W. Coleman, dated May 7, 2014.
- **Updated Site Plans** for the project, entitled "Wetland Permit Review", prepared by J.D. Barrett & Associates, LLC, dated March 5, 2014, last revised April 25, 2014, including:
 - Sheet 1 of 4 – Site Information Plan
 - Sheet 2 of 4 – Proposed Site Plan
 - Sheet 3 of 4 – Grading, Erosion Control & Utility Plan
 - Sheet 4 of 4 – Tree Removal & Mitigation Planting Plan

Overview

During our discussion with the BWCC, several issues were discussed. It was agreed with the Commission that the applicants would prepare additional information to address the BWCC's noted concerns. As a result, Stephen Coleman has updated his original report and the site plans have been updated to include the following revisions.

Site Plan Revisions

The original site plans reviewed by the BWCC were dated March 5, 2014. The current site plans are dated April 25, 2014. The following plan changes were effected for this submittal.

Sheet 1 of 4 – Site Information Plan

A plan revision summary identifying the four general areas where the plans were updated has been added to this plan, along with a plan revision date of April 25, 2014.

Sheet 2 of 4 – Proposed Site Plan

A keyed legend noting plan revisions 1-4 list the revisions made to the plans and the corresponding revision numbers have been added to the plan in the locations on the plans where revisions were made. This plan also now includes a revised entry gate detail/layout which was necessary to preserve the Quad Maple tree by the driveway entry. A detail of the proposed pool fence/deer fence is also provided on the plan. In addition, notes regarding the invasive plant removal procedures and pool operation procedures are also provided on this plan. A revision date of April 25, 2014 is noted.

Sheet 3 of 4 – Grading, Erosion Control & Utility Plan

This plan contains the revised information noted on the previous plan and a revision date of April 25, 2014 has been added to the plan.

Sheet 4 of 4 – Tree Removal & Mitigation Planting Plan

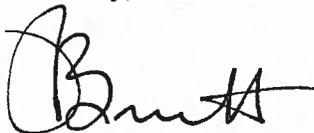
This plan shows the additional plantings proposed for the project (in green). It also includes an additional plant list and cost estimate for the new, additional plantings. The Tree Removal Summary on the plan has also been updated to indicate that 13 trees are now being proposed for removal in the April 25, 2014 plan, versus 14 trees previously proposed for removal in the March 5, 2014 plan. As previously noted, the 8", 12", 16", 26" Quad Maple tree by the proposed driveway entry is now proposed to be preserved. A revision date of April 25, 2014 has been added to the plan.

Summary

We trust that this new and revised information will be helpful to the BWCC's continued review of the project. We look forward to discussing the project with the BWCC at the June 2, 2014 meeting.

Thank you for your consideration with the project.

Sincerely,



Jeri D. Barrett, RLA
JDB:lj

Enc.

Cc: Mr. & Mrs. Luppino
Stephen Coleman, MS
Connecticut Drafting & Design
Dan Holt, PE

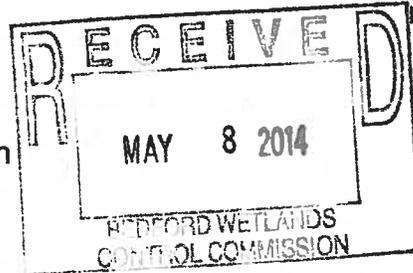


STEPHEN W. COLEMAN
ENVIRONMENTAL CONSULTING, LLC

Environmental Planning & Site Analysis
Wetland Mitigation & Restoration Plans
Wetland Delineation & Assessment
Natural Resource Management
Pond & Lake Management
Wildlife & Plant Surveys
Breeding Bird Surveys
Landscape Design

May 7, 2014

Mr. Andrew Messinger, Chairman
Wetlands Control Commission
Town of Bedford
425 Cherry Street
Bedford Hills, New York 10507



Re: Luppino Property, 212 Baldwin Road – Further Evaluation of existing Wetland Resources, Proposed Impacts within Wetland Buffer, and Planned Wetland Mitigation Measures

Dear Chairman Messinger:

The following information is submitted as a supplement to my original Wetland Overview Report dated 03-05-2014, to the BWCC, in support of the pending wetland permit application, for the Luppino Residence, located at 212 Baldwin Road, Mount Kisco, New York.

This supplement is to highlight the specific wetland management and maintenance items that have been designed to reduce overall disturbance to existing regulated wetland areas of the property. The specific measures are outlined below.

Existing Wetland Conditions and Encroachment within Regulated Areas

The existing wetland located on the Luppino property is part of a remnant forested wetland that runs along the northern portion of the property and flows in a west to eastern direction. Portions of the wetland to the west and north have been encroached from previous developments consisting of driveways, residences and paddocks. The extent of the existing wetland on the Luppino property has also changed in size as a result of land use changes and alterations to existing hydrology of the remnant wetland on adjacent parcels.

The results of the wetland functional assessment previously submitted concluded that the model scores for the wetland represents a fairly healthy functioning wetland system despite the land use changes and corresponding impacts to the wetland and wetland buffer areas that have occurred. The model scores were highest for modification of groundwater discharge, and modification of water quality.

A total of 4,916 square feet of wetland buffer disturbance currently exists from the existing residence, accessory structures, driveways and walkways. In addition several sections of the wetland buffer consist of lawn areas. Along the entire length of the edge

of the existing wetland and wetland buffer areas, extensive stands of multiflora rose and other non-native ground covers have also become established. The density of multiflora rose has out competed the establishment of native shrubs and favored the spread of non-native ground covers, such as Japanese stilt grass and garlic mustard in the drier sections of the buffer. The successful establishment of invasive plant species has served to reduce the natural species diversity of the shrub layer within the wetland buffer. The loss of species diversity has made the wetland buffer less suitable for use by resident wildlife species.

Proposed Management, Maintenance and Mitigation of Existing Wetland and Wetland Buffer Areas

The proposed re-development plans for the Luppino residence have purposely been designed to further reduce and avoid impacts within the wetland buffer. The proposed plans reduce impacts within the wetland buffer to 2,601 square feet of disturbance. This represents a 47% reduction in wetland buffer disturbance from the existing conditions. This has been accomplished by site plan changes to avoid - to the maximum extent practicable - disturbance within the wetland buffer. The main residence, accessory buildings, driveway and walkways have been modified to keep the majority outside of the wetland buffer.

In addition, buffer disturbance has been further modified as a result of comments received at the 04-17-2014 BWCC meeting. The specific changes to the plan include shifting of the pool fence around the wetland at the northern property boundary and realignment of the planting beds. Other changes requested included moving the driveway entry pillars further back to avoid impacts to the existing quadruple maple tree, additional screening vegetation added along the western property line, and details on invasive plant species removal methods.

In addition to the 47% reduction of wetland buffer disturbance from the existing residence, an invasive plant management plan has been developed to work toward eradicating the extensive stands of multi-flora rose that has become established along the edge of the wetland and wetland buffer. (Attached are a couple of photos of the stands of multi-flora rose that is located within the buffer). This invasive plant management plan will include physical removal of the multi-flora rose root system. This will be accomplished mechanically, with the use of chains placed around the root system of rose bushes and physically pulled out by a small track machine. The holes will be filled with soil and the area nearby immediately re-planted with native shrub species. The aggressive re-planting of native shrubs immediately upon removal of the rose clumps are designed to give a competitive advantage to the successful re-establishment of native shrubs. It is not realistic to assume, that the applicant will be able to remove 100 % of the multi-flora rose.

To assist with this effort, a five-year maintenance and monitoring protocol will be developed to help monitor and provide continual oversight of the re-establishment of multi-flora rose and to remove as needed during the 5-year period any rose shrubs that re-surface. As noted on the plans, rose shrubs will be removed mechanically, or if necessary with accepted chemical sprays by NYSDEC licensed applicators for use within wetland areas. The overall objective is to achieve an 80% establishment of native shrub species within the wetland buffer and to provide a mechanism for the continual management of multi-flora rose.

The proposed wetland buffer mitigation planting plan is designed to replace approximately 7,860 square feet of currently mowed lawn within the wetland buffer. The planting plan has been revised as a result of comments received at the 04-17-2014 BWCC meeting. Several native trees and additional shrubs have been added to the planting plan. Please refer to the Tree Removal and Mitigation Planting Plan prepared by J.D. Barrett & Associates, dated last revised 04-25-2014.

The wetland buffer planting plan consists of a combination of native trees, shrubs and herbaceous plant species that will serve to substantially improve the overall species diversity of the wetland buffer area. The addition of horizontal and vertical plant layers will provide more attractive habitat for resident wildlife species and greatly assist the ability of the wetland buffer to filter and store excess nutrients from surface runoff during storm events and normal precipitation. This will have the added benefit of helping to sustain water quality functions provided by the wetland system present on the property.

Summary

The proposed plans reduce existing wetland buffer impacts by 47 %. In addition, removal of extensive stands of invasive shrubs and re-planting of extensive mowed lawn areas with native trees, shrubs and ground covers will substantially restore and enhance the key functions performed by the wetland located on the Luppino property. The net changes from re-development of the property will result in a much improved wetland buffer that is more diverse and will help to sustain long-term important wetland functions.

It is our hope that the above supplement provides sufficient details to assist the BWCC with its ongoing review of the project and clarifies the extent of mitigation measures that will be provided. We look forward to discussing the proposed improvements and mitigation plans with members of the Wetlands Control Commission. Please let us know if you have any questions or require additional information.

Sincerely,

Stephen W. Coleman

Stephen W. Coleman

SWC/tbh

cc: C. Luppino

J. Barrett



Multi-flora rose and lawn area to be removed and re-planted



Multi-flora rose and lawn areas to be removed along wetland boundary and re-planted

TOWN OF BEDFORD - WETLANDS CONTROL COMMISSION

Application for Permit

Identification of Owner(s):

Name(s) of owner(s) [as shown on Deed]: RALPH AND YASMEEN BERNSTEIN

Mailing Address: 52 CLARK RD. BEDFORD CORNERS, NY

Phone: 234-4510 (home) (work); Fax: E-Mail: rjb@berncap.com

Identification of Applicant (if other than owner(s)):

Name of Applicant: BENEDEK AND TICEHURST

Mailing Address: 448H OLD POST RD, BEDFORD VILLAGE, NY

Phone: (home) 234-9666 (work); Fax: 234-6882 E-Mail: seth@btlandarch.com

Professional Preparing Site Plan:

Name /Address: BENEDEK AND TICEHURST 448H OLD POST RD, BEDFORD VILLAGE, NY

10506 Phone: 234-9666 Fax: 234-6882 E-Mail: seth@btlandarch.com

Identification of Property:

Bedford Tax Map Designation: Section 84A Block 1 Lot 3 Area 4.005 ACRES

Zoning District: R-4A Project Address: 52 CLARK ROAD

Approximate year of construction of any structure: 1997

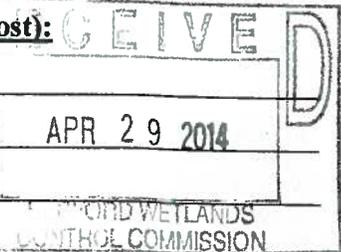
Prior Applications/Other Applications (write "N/A" if not applicable; Project Cost):

Dates of any prior Wetlands Control Commission permits: 1997

Identify any other Town of Bedford approvals required: N/A

Identify any other governmental approvals required: N/A

Project cost (including professional fees): APPROX. \$10,000 - 15,000



Project Description/Proposed Use (MUST BE DETAILED - Use Additional Pages if Needed):

INSTALLATION OF FIELDSTONE COLUMNS AND ENTRY GATES AT DRIVEWAY ENTRANCE.

Proposed Project Start Date: SUMMER 2014 Estimated Date of Completion: SUMMER 2014

The owner(s) hereby give(s) permission to the Town of Bedford, its agents, servants and employees, including, without limit, members of the Wetlands Control Commission and consultants to the Town to enter upon the Property solely for the purposes incidental to the within application (including without limit, inspection of the project after completion) at reasonable times upon reasonable notice to the owner or tenant in possession, which notice may be by telephone. If the applicant is different than the owner(s), the owner(s) hereby approves this application and consents to the applicant acting as agent for the owner in submitting this application and the applicant accepts its designation as agent for the owner(s).

I/we affirm by the signatures below that I/we are the rightful legal owner(s) of the property herein described in this application.

Signature of owner(s): [Signature] Date: 4/24/14
All owners must sign Print name/title: OWNER

[Signature] Date: 4/24/14
Print name/title: OWNER

Signature of applicant (if different): [Signature] Date: 4/23/14
Print name/title: SETH TICEHURST

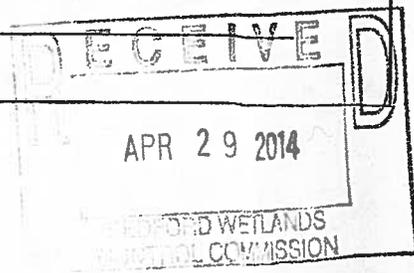
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Appendix B
Short Environmental Assessment Form

Instructions for Completing

Part 1 - Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 - Project and Sponsor Information							
SZ CLARK RD., BEDFORD CORNERS, NY							
Name of Action or Project: ENTRY GATES AND FIELDSTONE COLUMNS							
Project Location (describe, and attach a location map): SZ CLARK RD, BEDFORD CORNERS, NY							
Brief Description of Proposed Action: INSTALLATION OF FIELDSTONE COLUMNS AND ENTRY GATES AT DRIVEWAY ENTRANCE.							
Name of Applicant or Sponsor: BEHEDEK AND TILGHURST		Telephone: 914-234-9666					
		E-Mail: seth@btlandarch.com					
Address: 448H OLDPOST RD., BEDFORD VILLAGE							
City/PO:		State: NY	Zip Code: 10506				
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.			<table border="1" style="width: 100%; text-align: center;"> <tr> <td>NO</td> <td>YES</td> </tr> <tr> <td><input checked="" type="checkbox"/></td> <td><input type="checkbox"/></td> </tr> </table>	NO	YES	<input checked="" type="checkbox"/>	<input type="checkbox"/>
NO	YES						
<input checked="" type="checkbox"/>	<input type="checkbox"/>						
2. Does the proposed action require a permit, approval or funding from any other governmental Agency? If Yes, list agency(s) name and permit or approval: APPROVAL FROM TOWN OF BEDFORD WETLANDS CONTROL COMMISSION			<table border="1" style="width: 100%; text-align: center;"> <tr> <td>NO</td> <td>YES</td> </tr> <tr> <td><input type="checkbox"/></td> <td><input checked="" type="checkbox"/></td> </tr> </table>	NO	YES	<input type="checkbox"/>	<input checked="" type="checkbox"/>
NO	YES						
<input type="checkbox"/>	<input checked="" type="checkbox"/>						
3.a. Total acreage of the site of the proposed action?		4.005 acres					
b. Total acreage to be physically disturbed?		.002 acres					
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?		4.005 acres					
4. Check all land uses that occur on, adjoining and near the proposed action.							
<input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban) <input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other (specify): <input type="checkbox"/> Parkland							



18. Does the proposed action include construction or other activities that result in the impoundment of water or other liquids (e.g. retention pond, waste lagoon, dam)? If Yes, explain purpose and size: _____	NO	YES
_____	<input checked="" type="checkbox"/>	<input type="checkbox"/>
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility? If Yes, describe: _____	NO	YES
_____	<input checked="" type="checkbox"/>	<input type="checkbox"/>
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste? If Yes, describe: _____	NO	YES
_____	<input checked="" type="checkbox"/>	<input type="checkbox"/>
I AFFIRM THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE		
Applicant/sponsor name: <u>BENEDEK AND TILGHURST</u>		Date: <u>4/23/14</u>
Signature: <u>[Signature]</u>		

Part 2 - Impact Assessment. The Lead Agency is responsible for the completion of Part 2. Answer all of the following questions in Part 2 using the information contained in Part 1 and other materials submitted by the project sponsor or otherwise available to the reviewer. When answering the questions the reviewer should be guided by the concept "Have my responses been reasonable considering the scale and context of the proposed action?"

	No, or small impact may occur	Moderate to large impact may occur
1. Will the proposed action create a material conflict with an adopted land use plan or zoning regulations?	<input type="checkbox"/>	<input type="checkbox"/>
2. Will the proposed action result in a change in the use or intensity of use of land?	<input type="checkbox"/>	<input type="checkbox"/>
3. Will the proposed action impair the character or quality of the existing community?	<input type="checkbox"/>	<input type="checkbox"/>
4. Will the proposed action have an impact on the environmental characteristics that caused the establishment of a Critical Environmental Area (CEA)?	<input type="checkbox"/>	<input type="checkbox"/>
5. Will the proposed action result in an adverse change in the existing level of traffic or affect existing infrastructure for mass transit, biking or walkway?	<input type="checkbox"/>	<input type="checkbox"/>
6. Will the proposed action cause an increase in the use of energy and it fails to incorporate reasonably available energy conservation or renewable energy opportunities?	<input type="checkbox"/>	<input type="checkbox"/>
7. Will the proposed action impact existing: a. public / private water supplies? b. public / private wastewater treatment utilities?	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>
8. Will the proposed action impair the character or quality of important historic, archaeological, architectural or aesthetic resources?	<input type="checkbox"/>	<input type="checkbox"/>
9. Will the proposed action result in an adverse change to natural resources (e.g., wetlands, waterbodies, groundwater, air quality, flora and fauna)?	<input type="checkbox"/>	<input type="checkbox"/>

BENEDEK & TICEHURST
LANDSCAPE ARCHITECTS & SITE PLANNERS, P.C.

April 22, 2014

Wetlands Control Commission
425 Cherry Street
Bedford Hills, NY 10507

re: Bernstein Residence
52 Clark Road

Dear Chairman Messinger and Members of the Commission:

Attached please find an application and plan for the installation of (2) 4'-9" tall fieldstone columns and a 4'-5" tall vehicular entry gate within the 100'-0" wetlands buffer.

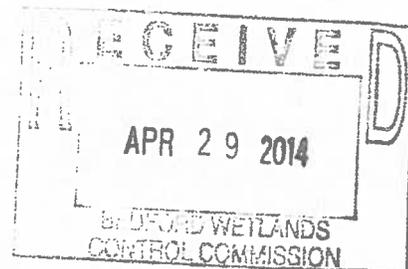
The proposed columns and entry gate will be located approximately 20'-0" from the property line to provide adequate space for a vehicle to pull into the driveway while the gates are opening. The proposed columns and gates will not require any clearing of vegetation, grading or filling. Additionally, the gate and columns will not inhibit or alter the natural flow, or cause the damming of water.

In closing, we believe that this project will not have an adverse impact on the natural environment or neighborhood character. We look forward to presenting this project to you at the May meeting.

Sincerely,



Seth Ticehurst, RLA
for B & T



Bernstein
52 Clark Road
Bedford Corners, NY 10549

April 23, 2014

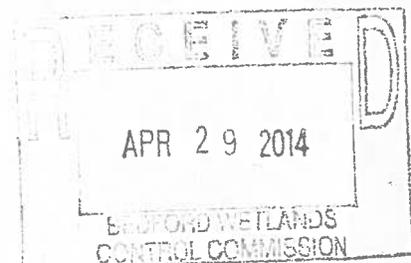
Town of Bedford
425 Cherry Street
Bedford Hills, NY 10507

To Whom it Concerns:

I hereby authorize Benedek & Ticehurst, Landscape Architects and Site Planners, P.C., to represent me as the applicant in all aspects of our submissions to Town Boards.

Sincerely,


Yasmeen Bernstein



TOWN OF BEDFORD - WETLANDS CONTROL COMMISSION

Application for Permit

Identification of Owner(s):

Name(s) of owner(s) [as shown on Deed]: Gregory & Melissa Fleming
Mailing Address: 24 Clark Road, Bedford, N.Y.
Phone: 234-6327 (home) (work); Fax: E-Mail:

Identification of Applicant (if other than owner(s)):

Name of Applicant: Glenn Ticehurst, Benedek & Ticehurst, Landscape Architects
Mailing Address: 448H Old Post Rd., Bedford, N.Y. 10506
Phone: 234-9666 (home) (work); Fax: 234-6882 E-Mail: Glenn@btlandarch.com

Professional Preparing Site Plan:

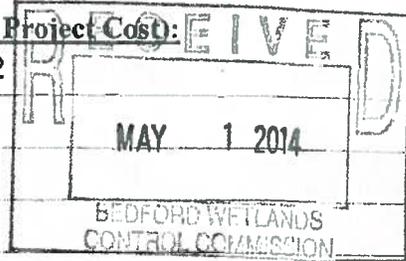
Name /Address: Benedek & Ticehurst, Landscape Architects
Phone: 234-9666 Fax: 234-6882 E-Mail: Glenn@btlandarch.com

Identification of Property:

Bedford Tax Map Designation: Section 84.9 Block 1 Lot 6 & 7 Area Lot 7: 4.621 Ac., Lot 6: 9.116 Ac.
Zoning District: R-4A Project Address: 12 & 24 Clark Road 12 = LOT 7 / 24 = LOT 6
Approximate year of construction of any structure: 2012

Prior Applications/Other Applications (write "N/A" if not applicable; Project Cost):

Dates of any prior Wetlands Control Commission permits: May 7, 2012
Identify any other Town of Bedford approvals required: N.A.
Identify any other governmental approvals required: N.A.
Project cost (including professional fees): \$50,000.00



Project Description/Proposed Use (MUST BE DETAILED - Use Additional Pages if Needed):

Installation of new driveway with a bridge crossing a watercourse,
Replacement of guard rail at roadway with timber guard rail.

Proposed Project Start Date: June 15, 2014 Estimated Date of Completion: September 1, 2014

The owner(s) hereby give(s) permission to the Town of Bedford, its agents, servants and employees, including, without limit, members of the Wetlands Control Commission and consultants to the Town to enter upon the Property solely for the purposes incidental to the within application (including without limit, inspection of the project after completion) at reasonable times upon reasonable notice to the owner or tenant in possession, which notice may be by telephone. If the applicant is different than the owner(s), the owner(s) hereby approves this application and consents to the applicant acting as agent for the owner in submitting this application and the applicant accepts its designation as agent for the owner(s).

I/we affirm by the signatures below that I/we are the rightful legal owner(s) of the property herein described in this application.

Signature of owner(s): [Handwritten signatures]
All owners must sign
Print name/title: [Handwritten names]

Date: 4/30/14

Date: 4/30/14

Signature of applicant (if different): [Handwritten signature]
Print name/title: Glenn Ticehurst

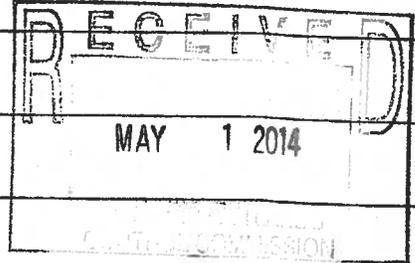
Date: 4/30/14

617.20
Appendix B
Short Environmental Assessment Form

Instructions for Completing

Part 1 - Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.



Part 1 - Project and Sponsor Information			
Name of Action or Project: Fleming Residence Driveway Project			
Project Location (describe, and attach a location map): 12 & 24 Clark Road, Bedford, N.Y.			
Brief Description of Proposed Action: Construction of a driveway and bridge crossing a watercourse and removal of a portion of the existing driveway.			
Name of Applicant or Sponsor: Glenn Ticehurst, ASLA		Telephone: 914-234-9666	
		E-Mail: Glenn@btlandarch.com	
Address: 448H Old Post Road			
City/PO: Bedford		State: NY	Zip Code: 10506
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.			NO <input checked="" type="checkbox"/>
			YES <input type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other governmental Agency? If Yes, list agency(s) name and permit or approval:			NO <input type="checkbox"/>
Bedford Wetlands Control Commission			YES <input checked="" type="checkbox"/>
3.a. Total acreage of the site of the proposed action?		13.737 acres	
b. Total acreage to be physically disturbed?		9,500 acres	
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?		13.737 acres	
4. Check all land uses that occur on, adjoining and near the proposed action.			
<input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban)			
<input type="checkbox"/> Forest <input checked="" type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other (specify): _____			
<input type="checkbox"/> Parkland			

18. Does the proposed action include construction or other activities that result in the impoundment of water or other liquids (e.g. retention pond, waste lagoon, dam)? If Yes, explain purpose and size: _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility? If Yes, describe: _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste? If Yes, describe: _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
I AFFIRM THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE		
Applicant/sponsor name: <u>Stewart & Co. Inc.</u>		Date: <u>5.1.14</u>
Signature: <u>[Signature]</u>		

Part 2 - Impact Assessment. The Lead Agency is responsible for the completion of Part 2. Answer all of the following questions in Part 2 using the information contained in Part 1 and other materials submitted by the project sponsor or otherwise available to the reviewer. When answering the questions the reviewer should be guided by the concept "Have my responses been reasonable considering the scale and context of the proposed action?"

	No, or small impact may occur	Moderate to large impact may occur
1. Will the proposed action create a material conflict with an adopted land use plan or zoning regulations?	<input type="checkbox"/>	<input type="checkbox"/>
2. Will the proposed action result in a change in the use or intensity of use of land?	<input type="checkbox"/>	<input type="checkbox"/>
3. Will the proposed action impair the character or quality of the existing community?	<input type="checkbox"/>	<input type="checkbox"/>
4. Will the proposed action have an impact on the environmental characteristics that caused the establishment of a Critical Environmental Area (CEA)?	<input type="checkbox"/>	<input type="checkbox"/>
5. Will the proposed action result in an adverse change in the existing level of traffic or affect existing infrastructure for mass transit, biking or walkway?	<input type="checkbox"/>	<input type="checkbox"/>
6. Will the proposed action cause an increase in the use of energy and it fails to incorporate reasonably available energy conservation or renewable energy opportunities?	<input type="checkbox"/>	<input type="checkbox"/>
7. Will the proposed action impact existing: a. public / private water supplies?	<input type="checkbox"/>	<input type="checkbox"/>
b. public / private wastewater treatment utilities?	<input type="checkbox"/>	<input type="checkbox"/>
8. Will the proposed action impair the character or quality of important historic, archaeological, architectural or aesthetic resources?	<input type="checkbox"/>	<input type="checkbox"/>
9. Will the proposed action result in an adverse change to natural resources (e.g., wetlands, waterbodies, groundwater, air quality, flora and fauna)?	<input type="checkbox"/>	<input type="checkbox"/>

	No, or small impact may occur	Moderate to large impact may occur
10. Will the proposed action result in an increase in the potential for erosion, flooding or drainage problems?	<input type="checkbox"/>	<input type="checkbox"/>
11. Will the proposed action create a hazard to environmental resources or human health?	<input type="checkbox"/>	<input type="checkbox"/>

Part 3 - Determination of significance. The Lead Agency is responsible for the completion of Part 3. For every question in Part 2 that was answered "moderate to large impact may occur", or if there is a need to explain why a particular element of the proposed action may or will not result in a significant adverse environmental impact, please complete Part 3. Part 3 should, in sufficient detail, identify the impact, including any measures or design elements that have been included by the project sponsor to avoid or reduce impacts. Part 3 should also explain how the lead agency determined that the impact may or will not be significant. Each potential impact should be assessed considering its setting, probability of occurring, duration, irreversibility, geographic scope and magnitude. Also consider the potential for short-term, long-term and cumulative impacts.

<input type="checkbox"/>	Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action may result in one or more potentially large or significant adverse impacts and an environmental impact statement is required.
<input type="checkbox"/>	Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action will not result in any significant adverse environmental impacts.
_____	_____
Name of Lead Agency	Date
_____	_____
Print or Type Name of Responsible Officer in Lead Agency	Title of Responsible Officer
_____	_____
Signature of Responsible Officer in Lead Agency	Signature of Preparer (if different from Responsible Officer)

PRINT

BENEDEK & TICEHURST
 LANDSCAPE ARCHITECTS & SITE PLANNERS, P.C.

TRANSMITTAL

Date: May 1, 2014

To:
 Town of Bedford
 Wetlands Control Commission
 425 Cherry Street
 Bedford Hills, N.Y. 10507



Project:
 Fleming Residence
 12 & 24 Clark Road
 Bedford, N.Y.

Copies	Drawing No.	Description	Date
1		Check for Application Fee	4/16/14
1		Check for Escrow	4/16/14
9		Narrative Cover Letter	5/1/14
9		Application Form	
9		Application Check List	
9		Short Environmental Assessment Form	
9	WL-1	Site Plan	4/11/14
9	WL-2	Driveway Plan	4/11/14
9		Owners' Letter of Authorization	
9		Receipt for servicing of septic system	
9		Survey of 24 Clark Road (H. Stanley Johnson)	6/28/12
9		Survey of 12 Clark Road (Merritts)	4/27/14
9		Wetland Delineation Report (Pfizer-Jahnig)	1/14/14

For Submission.

BENEDEK & TICEHURST
LANDSCAPE ARCHITECTS & SITE PLANNERS, P.C.

May 1, 2014

Wetlands Control Commission
425 Cherry Street
Bedford Hills, NY 10507

re: Fleming Residence
12 & 24 Clark Road

Dear Chairman Messinger and Members of the Commission:

We are formally applying for a wetlands permit to construct an asphalt drivewaysay and vehicular bridge across the water course connecting the two Fleming properties. The bridge and driveway will be constructed outside the wetlands, but within the wetlands buffer.

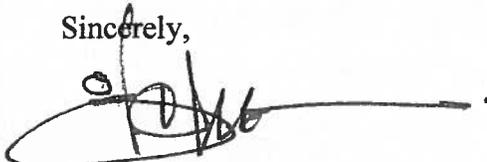
The new bridge will provide access to 24 Clark Road through 12 Clark Road. The existing curb cut at 24 Clark Road will be eliminated, along with a portion of the drive adjacent to the water course. Additional mitigation planting is proposed in the areas adjacent to the proposed bridge.

We are also requesting that the guard rail on Clark Road, adjacent to the water course be replaced. The existing guard rail is in poor condition.

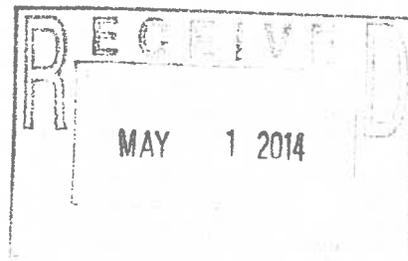
In conclusion, we believe our proposal will provide a more elegant estate like approach to 24 Clark Road. It will reduce the number of curb cuts on Clark Road, and not adversely impact the environment or neighborhood character.

We look forward to presenting this project at the June 2, 2014 meeting. In the meantime, please contact me with any questions.

Sincerely,



Glenn Ticehurst, ASLA



Invoice

Vogler Brothers Inc.
39 North Street
Katonah, New York 10536

(914) 232-5535

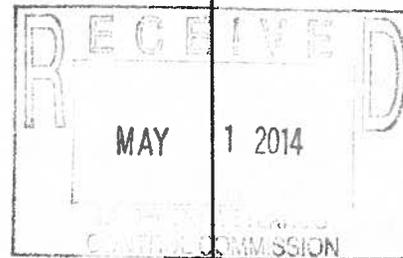
Date	Invoice #
9/12/2013	71648

Bill To
Greg & Melissa Fleming 12 Clark Road Bedford, NY 10506

Bills are due when received... A Finance charge of 1½% per month will be charged on all past due Accounts. We Now accept Visa, Discover, MasterCard and American Express.

PO No.	Terms
	Due on receipt

Quantity	Description	Rate	Amount
	Cleaned slab top septic tank with access hole and narrow riser right side of house, used 1/2 bladed hoe to mix tank pressure back washed uphill and repumped broken cover on riser	325.00	325.00T
	Sales Tax	7.375%	23.97
		Total	\$348.97
		Payments/Credits	\$0.00
		Balance Due	\$348.97

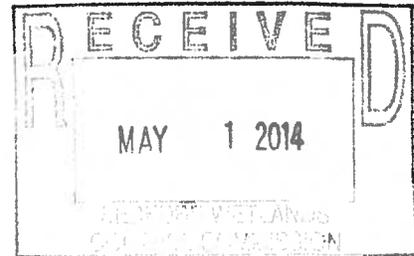


PFIZER – JÄHNIG
ENVIRONMENTAL CONSULTING

January 14, 2014

Wetland Delineation

Fleming Property
12 Clark Road
Bedford, New York



Introduction:

A wetland delineation was conducted at 12 Clark Road on December 31, 2013 by Mary Jaehnig, cert. soil scientist. The property is located west of Clark Road and north of Rt. 172 and supports a single family dwelling. A watercourse flows from the southwest to the northeast across the parcel. A man made pond is located along the watercourse. An additional watercourse enters the site from the adjoining property to the north and joins the main watercourse. The topography descends to the east.

No New York State Dept. of Environmental Conservation (NYS DEC) wetlands are located in the immediate vicinity. The watercourse eventually enters NYS DEC regulated wetland K-5 just to the south of Guard Hill Road and continues on to the Stone Hill River.

The locally regulated wetland in the southwest corner of the site was not flagged during this investigation. The pond edge is upland to the edge of water. Flagging of the watercourse and wetland began at the dam and continued to Clark Road where the watercourse is piped beneath the road. The edge of the wetland and watercourse was flagged in the field using chronologically labeled ribbon.

A wetland/swale is located on the property to the north, just beside the stonewall on the property line. The swale enters the flagged watercourse. The adjacent property wetland/swale was not flagged.

Soils:

Soil samples were obtained using an auger and spade. Features noted include color, texture and depth to hydric indicators. Soils were classified according to guidelines established by the USDA NRCS.

Most of the site supports the upland Paxton fine sandy loam of varying slope. Paxton is a deep, well drained soil formed in glacial till with a firm

PFIZER – JÄHNIG
ENVIRONMENTAL CONSULTING

substratum. The seasonal high water table may perch briefly over the dense substratum at a depth of 18 to 30 inches below grade. Paxton occurs on drumlinoid hills and ridges.

Ridgebury fine sandy loam, extremely stony is located in the southwest corner of the site and along portions of the streamcourses. This soil is deep, poorly drained and formed in glacial till with a firm substratum. The water table is located within one foot below grade from fall through spring.

The watercourse flows along a natural depression from southwest to northeast. The channel along the northern property line was excavated many decades ago. A piped crossing is located just before the watercourse turns to the east near the northern channel.

Vegetation:

The delineation was conducted with no snow cover. The eastern portion of the site is maintained as grassed lawn with mature trees, ornamental plantings and light woods.

The uplands just west of the watercourse are maintained as open fields. The fields have been recently cut. The shrub cover has been recently removed from a portion of the slopes that ascend to the west.

The watercourses are surrounded by wetlands of varying width. North of the dam the wetland supports tussock sedge, red stem dogwood, reed canary grass, golden rod species and multiflora rose. The adjacent upland supports additional multiflora rose, grassed lawn, pachysandra and open upland fields.

The channel along the northern property line supports elm, sensitive fern, golden rod species.

Submitted by,

Mary Jaehnig
soil scientist

TOWN OF BEDFORD - WETLANDS CONTROL COMMISSION
Application for Permit

Identification of Owner(s):

Name(s) of owner(s) [as shown on Deed]: WILLIAM SARNOFF FAMILY 2000 TRUST
Mailing Address: 8 KILBORN LANE, BEDFORD, NY 10506
Phone: 234-7073 (home) N/A (work); Fax: N/A E-Mail: WS875@AOL.COM

Identification of Applicant (if other than owner(s)):

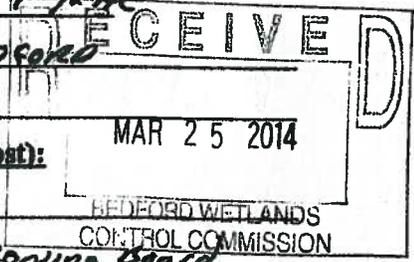
Name of Applicant: CAROL KURTH ARCHITECTURE, PC
Mailing Address: 644 OLD POST ROAD BEDFORD, NY 10506
Phone: 234-2595 (home) _____ (work); Fax: 234-6552 E-Mail: A1ACJUNK@GMAIL.COM

Professional Preparing Site Plan:

Name/Address: Bibbo Associates, Inc. - SABRI BARISSER, P.E.
293 Route 100 - Suite 203 Phone: (914) 277-5805 Fax: 277-810 E-Mail: sbarisser@bibboassociates.com
Somerset, NY 10589 (914)

Identification of Property:

Bedford Tax Map Designation: Section 84.16 Block 2 Lot 42 Area 5.7 +/- Ac
Zoning District: 4A Project Address: 70 OLIVER ROAD, BEDFORD
Approximate year of construction of any structure: N/A
Prior Applications/Other Applications (write "N/A" if not applicable; Project Cost): _____
Dates of any prior Wetlands Control Commission permits: N/A
Identify any other Town of Bedford approvals required: PLANNING BOARD, ZONING BOARD
Identify any other governmental approvals required: W.C.H.D - Septic Well, NYSDOC STORMWATER
Project cost (including professional fees): _____



Project Description/Proposed Use (MUST BE DETAILED - Use Additional Pages if Needed):

Proposed Single Family Residence served via Paved Driveway, WCHO Approval granted 10/2013, seeking Z.O.A VARIANCE for COVERAGE + Planning Board steep slopes approval
Proposed Project Start Date: 4/15 Estimated Date of Completion: 4/16

The owner(s) hereby give(s) permission to the Town of Bedford, its agents, servants and employees, including, without limit, members of the Wetlands Control Commission and consultants to the Town to enter upon the Property solely for the purposes incidental to the within application (including without limit, inspection of the project after completion) at reasonable times upon reasonable notice to the owner or tenant in possession, which notice may be by telephone. If the applicant is different than the owner(s), the owner(s) hereby approves this application and consents to the applicant acting as agent for the owner in submitting this application and the applicant accepts its designation as agent for the owner(s).

I/we affirm by the signatures below that I/we are the rightful legal owner(s) of the property herein described in this application.

Signature of owner(s): [Signature]
All owners must sign Print name/title: WILLIAM SARNOFF

Date: 3/19/14

Print name/title: _____
Signature of applicant (if different): [Signature]
Print name/title: CAROL J N KURTH FAIA

Date: _____
Date: 3/18/2014

PROJECT ID NUMBER

STATE ENVIRONMENTAL QUALITY REVIEW
SHORT ENVIRONMENTAL ASSESSMENT FORM
for UNLISTED ACTIONS Only

PART 1 - PROJECT INFORMATION (To be completed by Applicant or Project Sponsor)

1. APPLICANT / SPONSOR
William Sarnoff Family 2000 Trust

2. PROJECT NAME
William Sarnoff Family 2000 Trust

3. PROJECT LOCATION:
Municipality *Bedford*

County *Westchester*

4. PRECISE LOCATION: Street Address and Road Intersections, Prominent landmarks etc - or provide map
70 Olive Road

5. IS PROPOSED ACTION: New Expansion Modification / alteration

6. DESCRIBE PROJECT BRIEFLY:
Proposed 5,000 ft² of single family home on 5.7 acres. Residence will be served via paved drive (1425'). Residence will be served by sewage disposal system + private drilled well

7. AMOUNT OF LAND AFFECTED:
Initially *1.9* acres Ultimately *1.9* acres

8. WILL PROPOSED ACTION COMPLY WITH EXISTING ZONING OR OTHER RESTRICTIONS?
 Yes No If no, describe briefly:
VARIANCE NEEDED FOR SITE COVERAGE

MAR 25 2014

9. WHAT IS PRESENT LAND USE IN VICINITY OF PROJECT? (Choose as many as apply.)
 Residential Industrial Commercial Agriculture Park / Forest / Open Space Other (describe)
Zoning District 4A

10. DOES ACTION INVOLVE A PERMIT APPROVAL, OR FUNDING, NOW OR ULTIMATELY FROM ANY OTHER GOVERNMENTAL AGENCY (Federal, State or Local)
 Yes No If yes, list agency name and permit / approval:
*Bedford Planning Board - Steep Slopes
NYSDEC - N.O.I*

11. DOES ANY ASPECT OF THE ACTION HAVE A CURRENTLY VALID PERMIT OR APPROVAL?
 Yes No If yes, list agency name and permit / approval:
Westchester County Health Department - Septic Well Granted 10/2013

12. AS A RESULT OF PROPOSED ACTION WILL EXISTING PERMIT / APPROVAL REQUIRE MODIFICATION?
 Yes No

I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE TO THE BEST OF MY KNOWLEDGE
Applicant / Sponsor Name *John Davissar, PE* Date: *3/25/2014*
Signature *[Signature]*

PART II - IMPACT ASSESSMENT (To be completed by Lead Agency)

A. DOES ACTION EXCEED ANY TYPE I THRESHOLD IN 6 NYCRR, PART 617.4? Yes No If yes, coordinate the review process and use the FULL EAF.

B. WILL ACTION RECEIVE COORDINATED REVIEW AS PROVIDED FOR UNLISTED ACTIONS IN 6 NYCRR, PART 617.6? If No, a negative declaration may be superseded by another involved agency. Yes No

C. COULD ACTION RESULT IN ANY ADVERSE EFFECTS ASSOCIATED WITH THE FOLLOWING: (Answers may be handwritten, if legible)

C1. Existing air quality, surface or groundwater quality or quantity, noise levels, existing traffic pattern, solid waste production or disposal, potential for erosion, drainage or flooding problems? Explain briefly:

[Empty box for C1 answer]

C2. Aesthetic, agricultural, archaeological, historic, or other natural or cultural resources; or community or neighborhood character? Explain briefly:

[Empty box for C2 answer]

C3. Vegetation or fauna, fish, shellfish or wildlife species, significant habitats, or threatened or endangered species? Explain briefly:

[Empty box for C3 answer]

C4. A community's existing plans or goals as officially adopted, or a change in use or intensity of use of land or other natural resources? Explain briefly:

[Empty box for C4 answer]

C5. Growth, subsequent development, or related activities likely to be induced by the proposed action? Explain briefly:

[Empty box for C5 answer]

C6. Long term, short term, cumulative, or other effects not identified in C1-C5? Explain briefly:

[Empty box for C6 answer]

C7. Other impacts (including changes in use of either quantity or type of energy? Explain briefly:

[Empty box for C7 answer]

D. WILL THE PROJECT HAVE AN IMPACT ON THE ENVIRONMENTAL CHARACTERISTICS THAT CAUSED THE ESTABLISHMENT OF A CRITICAL ENVIRONMENTAL AREA (CEA)? (If yes, explain briefly: Yes No

[Empty box for D answer]

E. IS THERE, OR IS THERE LIKELY TO BE, CONTROVERSY RELATED TO POTENTIAL ADVERSE ENVIRONMENTAL IMPACTS? If yes explain: Yes No

[Empty box for E answer]

PART III - DETERMINATION OF SIGNIFICANCE (To be completed by Agency)

INSTRUCTIONS: For each adverse effect identified above, determine whether it is substantial, large, important or otherwise significant. Each effect should be assessed in connection with its (a) setting (i.e. urban or rural); (b) probability of occurring; (c) duration; (d) irreversibility; (e) geographic scope; and (f) magnitude. If necessary, add attachments or reference supporting materials. Ensure that explanations contain sufficient detail to show that all relevant adverse impacts have been identified and adequately addressed. If question d of part ii was checked yes, the determination of significance must evaluate the potential impact of the proposed action on the environmental characteristics of the CEA.

Check this box if you have identified one or more potentially large or significant adverse impacts which MAY occur. Then proceed directly to the FULL EAF and/or prepare a positive declaration.

Check this box if you have determined, based on the information and analysis above and any supporting documentation, that the proposed action WILL NOT result in any significant adverse environmental impacts AND provide, on attachments as necessary, the reasons supporting this determination.

Name of Lead Agency

Date

Print or Type Name of Responsible Officer in Lead Agency

Title of Responsible Officer

Signature of Responsible Officer in Lead Agency

Signature of Preparer (If different from responsible officer)



Bedford Fire Department

P.O. Box 230, Bedford, NY 10506

(914) 234-3133 FAX (914) 234-0625

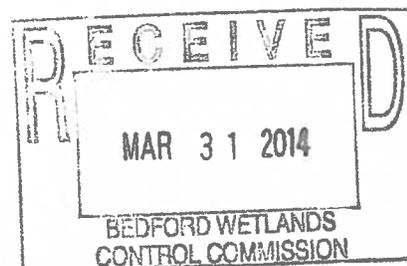
www.bedfordfire.com



March 31, 2014

Town of Bedford Zoning Board of Appeals
425 Cheery Street
Bedford Hills, NY 10507

Re: William Sarnoff Family Trust 2000



Dear Chairman Michaelis and Board Members

After our site walk and actual drive up to the end of the existing driveway, we sent a letter to the Planning Board, dated January 27, 2014, which listed our concerns with regards to access for emergency vehicles and firefighting apparatus. The applicant has shown a willingness to work with the Fire Department and has met most of our concerns with the latest drawing dated March 25, 2014

On March 24, we met with the architect to go over the revised plans and made some additional requirements that have been reflected in the March 25, plans.

Ms. Kurth informed us that due to our requirements for a 14' wide fully blacktopped driveway that this results in a coverage overage. Thus the applicant needs a zoning variance and must appear before your Board.

The Fire Department is insistent on these improvements because of the topography and length of the driveway. The first couple of hundred feet of drive has a five to six foot drop off on each side. The rest of the driveway is a steep incline and has two curves prior to reaching the residence. The wider black top surface will give all the vehicles entering and exiting the property a measure of safety.

The wider paved surface is essential to allow safe access for our larger and heavier fire trucks. In addition, it enables us to stretch a hose line down the driveway while allowing additional emergency vehicles access to the residence. The last and arguably most important reason are snow and ice. Unless our requirements are met, this driveway would present problems to all vehicles in the winter time. The 14' wide blacktopped surface will allow for snow and ice removal, while leaving room for firefighting apparatus to access the residence.

The Fire Department looks forward to favorable response from your Board, and as always we would like to thank you for considering this issue

Sincerely Yours



Ex Chief Paul Aquilino



Ex Chief John Barry



Bedford Fire Department

P.O. Box 230, Bedford, NY 10506

(914) 234-3133 FAX (914) 234-0625

www.bedfordfire.com



January 27, 2014

Town of Bedford Planning Board

Re William Sarnoff Property

Dear Board Members

After our visit to the site, in which we drove in and up to the top of the drive, we have the following concerns.

1. We feel the drive way must be 14 feet wide in its entirety.
2. Guardrails should be installed from the 200ft. mark to the 800ft. mark on both sides of the driveway, and from the hammerhead to the house, both sides as well.
3. Driveway from the 800 mark to the 1100 mark must be wide enough to allow for snow removal, this means significant rock removal.
4. Driveway between 1100mark and the 1200 mark, the turning radius must accommodate our fire apparatus.
5. The grade of the driveway should be lowered.
6. The layby's need to be larger and flared on each side to allow vehicle to pull in and out.
7. Should gate's and pillars be installed, we request they contact the Fire Department prior to their design

Please consider these concerns , and as always we thank you for your time.

Sincerely Yours

Paul Aquilino, and John Barry

BFD
FAX PAGE

Date: March 31, 2014

To: Alex Costello

From: Paul Aquilino / John Barry

of Pages 4

Memo: Alex please make copies for the members of the zoning board, and a copy for Mr. Osterman. The letter is for the Sarnoff property and I think there on the agenda for Tuesday's meeting. Thank You for your time.

TOWN OF BEDFORD - WETLANDS CONTROL COMMISSION

Application for Permit

Identification of Owner(s):

Name(s) of owner(s): Tom MEYER (OTHERS ATTACHED)

Address: 333 BEDFORD CENTER ROAD, BEDFORD HILLS, NY 10507

Phone: (home) (work); Fax: E-Mail:

Identification of Applicant (if other than owner(s)):

Name of applicant:

Address:

Phone: (home) (work); Fax: E-Mail:

Professional Preparing Site Plan:

Name /Address: The Pond Connection - 64 BARNABAS Rd Newtown CT 06470

JAMES Goeman Phone: 845-748-9355 Fax: E-Mail: pondconnection3@gmail.com

Identification of Property:

Bedford Tax Map Designation: Section Block Lot Area

Zoning District: Project Address: ATTACHED

Approximate year of construction of any structure:

Prior Applications/Other Applications (write "N/A" if not applicable; Project Cost):

Dates of any prior Wetlands Control Commission permits: N/A

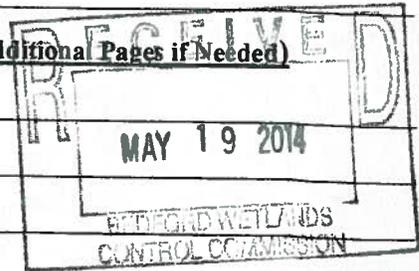
Identify any other Town of Bedford approvals required: N/A

Identify any other governmental approvals required: New York State DEC

Project cost (including professional fees): \$10,000

Project Description/Proposed Use (MUST BE DETAILED -- Use Additional Pages if Needed)

ATTACHED



Proposed Project Start Date: Spring, 2014 Estimated Date of Completion:

The owner(s) hereby give(s) permission to the Town of Bedford, its agents, servants and employees, including, without limit, members of the Wetlands Control Commission and consultants to the Town to enter upon the Property solely for the purposes incidental to the within application (including without limit, inspection of the project after completion) at reasonable times upon reasonable notice to the owner or tenant in possession, which notice may be by telephone. If the applicant is different than the owner(s), the owner(s) hereby approves this application and consents to the applicant acting as agent for the owner in submitting this application and the applicant accepts its designation as agent for the owner(s).

Signature of owner(s): James H. Meyer Date: 12-7-13

Print name/title: Signature of applicant (if different): Date:

Print name/title: Signature of applicant (if different): Date:

PROJECT ID NUMBER

617.20

APPENDIX C

SEQR

STATE ENVIRONMENTAL QUALITY REVIEW

SHORT ENVIRONMENTAL ASSESSMENT FORM

for UNLISTED ACTIONS Only

PART 1 - PROJECT INFORMATION (To be completed by Applicant or Project Sponsor)

1. APPLICANT / SPONSOR TOM MEYER	2. PROJECT NAME BEDFORD CENTER ROAD POND
--	--

3. PROJECT LOCATION: Municipality BEDFORD HILLS	County WESTCHESTER
---	---------------------------

4. PRECISE LOCATION: Street Address and Road Intersections, Prominent landmarks etc - or provide map
333 BEDFORD CENTER RD. BEDFORD HILLS NY 10507

5. IS PROPOSED ACTION: New Expansion Modification / alteration

6. DESCRIBE PROJECT BRIEFLY:
ALGAE TREATMENT TO CONTROL ALGAE. TREATMENT WILL BE MADE FROM A SMALL ROW BOAT USING A LOW PRESSURE SPRAYER. THESE TREATMENTS WILL BE DONE FOLLOWING LABELED RATES AND RECOMMENDATIONS.

7. AMOUNT OF LAND AFFECTED:
Initially **8.85** acres Ultimately **8.85** acres

8. WILL PROPOSED ACTION COMPLY WITH EXISTING ZONING OR OTHER RESTRICTIONS?
 Yes No If no, describe briefly:
RECEIVED MAY 19 2014 BEDFORD WILDLIFE CONTROL COMMISSION

9. WHAT IS PRESENT LAND USE IN VICINITY OF PROJECT? (Choose as many as apply.)
 Residential Industrial Commercial Agriculture Park / Forest / Open Space Other (describe)
Pond

10. DOES ACTION INVOLVE A PERMIT APPROVAL, OR FUNDING, NOW OR ULTIMATELY FROM ANY OTHER GOVERNMENTAL AGENCY (Federal, State or Local)
 Yes No If yes, list agency name and permit / approval:
NYS DEC

11. DOES ANY ASPECT OF THE ACTION HAVE A CURRENTLY VALID PERMIT OR APPROVAL?
 Yes No If yes, list agency name and permit / approval:
NYS DEC PERMIT #

12. AS A RESULT OF PROPOSED ACTION WILL EXISTING PERMIT / APPROVAL REQUIRE MODIFICATION?
 Yes No

I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE TO THE BEST OF MY KNOWLEDGE
Applicant / Sponsor Name
Signature **[Signature]** Date: **12-9-13**

If the action is a Coastal Area, and you are a state agency, complete the Coastal Assessment Form before proceeding with this assessment

PART II - IMPACT ASSESSMENT (To be completed by Lead Agency)

A. DOES ACTION EXCEED ANY TYPE I THRESHOLD IN 6 NYCRR, PART 617.4? Yes No If yes, coordinate the review process and use the FULL EAF:

B. WILL ACTION RECEIVE COORDINATED REVIEW AS PROVIDED FOR UNLISTED ACTIONS IN 6 NYCRR, PART 617.6? If No, a negative declaration may be superseded by another involved agency. Yes No

C. COULD ACTION RESULT IN ANY ADVERSE EFFECTS ASSOCIATED WITH THE FOLLOWING: (Answers may be handwritten, if legible)

C1. Existing air quality, surface or groundwater quality or quantity, noise levels, existing traffic pattern, solid waste production or disposal, potential for erosion, drainage or flooding problems? Explain briefly:

No

C2. Aesthetic, agricultural, archaeological, historic, or other natural or cultural resources; or community or neighborhood character? Explain briefly:

No

C3. Vegetation or fauna, fish, shellfish or wildlife species, significant habitats, or threatened or endangered species? Explain briefly:

No

C4. A community's existing plans or goals as officially adopted, or a change in use or intensity of use of land or other natural resources? Explain briefly:

No

C5. Growth, subsequent development, or related activities likely to be induced by the proposed action? Explain briefly:

No

C6. Long term, short term, cumulative, or other effects not identified in C1-C5? Explain briefly:

No

C7. Other impacts (including changes in use of either quantity or type of energy? Explain briefly:

D. WILL THE PROJECT HAVE AN IMPACT ON THE ENVIRONMENTAL CHARACTERISTICS THAT CAUSED THE ESTABLISHMENT OF A CRITICAL ENVIRONMENTAL AREA (CEA)? (If yes, explain briefly:

Yes No

E. IS THERE, OR IS THERE LIKELY TO BE, CONTROVERSY RELATED TO POTENTIAL ADVERSE ENVIRONMENTAL IMPACTS? If yes explain:

Yes No

PART III - DETERMINATION OF SIGNIFICANCE (To be completed by Agency)

INSTRUCTIONS: For each adverse effect identified above, determine whether it is substantial, large, important or otherwise significant. Each effect should be assessed in connection with its (a) setting (i.e. urban or rural); (b) probability of occurring; (c) duration; (d) irreversibility; (e) geographic scope; and (f) magnitude. If necessary, add attachments or reference supporting materials. Ensure that explanations contain sufficient detail to show that all relevant adverse impacts have been identified and adequately addressed. If question d of part ii was checked yes, the determination of significance must evaluate the potential impact of the proposed action on the environmental characteristics of the CEA.

Check this box if you have identified one or more potentially large or significant adverse impacts which MAY occur. Then proceed directly to the FULL EAF and/or prepare a positive declaration.

Check this box if you have determined, based on the information and analysis above and any supporting documentation, that the proposed action WILL NOT result in any significant adverse environmental impacts AND provide, on attachments as necessary, the reasons supporting this determination.

Name of Lead Agency

Date

Print or Type Name of Responsible Officer in Lead Agency

Title of Responsible Officer

Signature of Responsible Officer in Lead Agency

Signature of Preparer (if different from responsible officer)

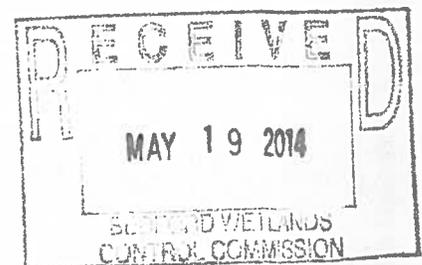


THE POND AND LAKE
CONNECTION

Bedford Center Rd Pond
Permit Applicant Attachment

Owners

1. Tom Meyer, 333 Bedford Center Rd, Bedford Hills, NY 10507
(914-234-7826)
Tax # 72.12-2-4
2. Rick Talmadge, 53 Narrows Rd, Bedford Hills, NY 10507
(914-241-2488)
Tax # 72.12-2-6
3. Kim Kelly, 345 Bedford Center Rd, Bedford Hills, NY 10507
(914-234-7372)
Tax # 72.12-2-5
4. Robert Ahrens, 95 Narrows Road, Bedford Hills, NY 10507
Tax # 72.16-1-6



Notice of Consent

Date of Notice: **December 9, 2013**

Dear Riparian Property Owner:

To control the excessive growth of the aquatic weed **Algae**, at **Bedford Center Road Pond**, The Pond Connection proposes to conduct an application of the aquatic herbicide/algaecide **Cutrine Plus**. A copy of the **Cutrine Plus** labels has been attached to this notice. We anticipate the treatment to occur throughout the summer, only when necessary and will proceed only after the riparian owners obtains a permit for the treatment from the DEC.

This pesticide application will only occur if sufficient aquatic vegetation is present to warrant treatment and under favorable weather conditions. Prior notification of the exact dates of treatment will be provided by The Pond Connection (posting of shoreline).

As an affected riparian owner/user, you have the right to consent or object to the restrictions of water use resulting from the proposed treatment. The water use restrictions associated with use of the above pesticides are checked below:

- Swimming and bathing are prohibited for 24hrs.
- Fishing and/or fish consumption is prohibited for 24hrs.
- Livestock watering is prohibited for 24hrs.
- Irrigation or spraying of agricultural crops is prohibited for 24 hrs.
- Use of water for human consumption is prohibited for 24hrs.
- Use of water for domestic purposes is prohibited for 24hrs.

You have twenty-one (21) days to respond to this notice. If you wish to object to the proposed treatment(s), please file a written document stating your objection to the proposed treatment and the water use restrictions resulting from the treatment.

Send your comments to the person listed below:
Colleen Darcy or Laurie Lawrence
NYS Department of Environmental Conservation, Region 3
21 South Putt Corners Rd, New Paltz, NY 12561
Phone: 845-256-3097

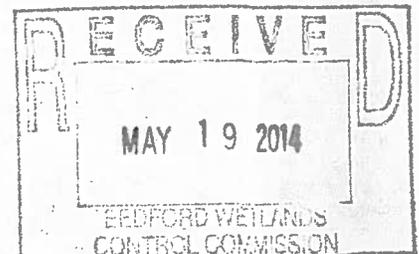
If you wish further information about the treatment, or wish information on the exact dates of the pesticide application, please contact the following person:

Name of Contact Person: James Gorman, The Pond Connection
Telephone Number: 845-798-9383
Email: pondconnection3@gmail.com

Signature of Riparian Owner:

Thomas H. Meyer

Date: 12-9-13



Notice of Consent

Date of Notice: **December 9, 2013**

Dear Riparian Property Owner:

To control the excessive growth of the aquatic weed **Algae**, at **Bedford Center Road Pond**, The Pond Connection proposes to conduct an application of the aquatic herbicide/algaecide **Citrine Plus**. A copy of the **Citrine Plus** labels has been attached to this notice. We anticipate the treatment to occur throughout the summer, only when necessary and will proceed only after **the riparian owners** obtains a permit for the treatment from the DEC.

This pesticide application will only occur if sufficient aquatic vegetation is present to warrant treatment and under favorable weather conditions. Prior notification of the exact dates of treatment will be provided by The Pond Connection (posting of shoreline).

As an affected riparian owner/user, you have the right to consent or object to the restrictions of water use resulting from the proposed treatment. The water use restrictions associated with use of the above pesticides are checked below:

- Swimming and bathing are prohibited for 24hrs.
- Fishing and/or fish consumption is prohibited for 24hrs.
- Livestock watering is prohibited for 24hrs.
- Irrigation or spraying of agricultural crops is prohibited for 24 hrs.
- Use of water for human consumption is prohibited for 24hrs.
- Use of water for domestic purposes is prohibited for 24hrs.

You have twenty-one (21) days to respond to this notice. If you wish to object to the proposed treatment(s), please file a written document stating your objection to the proposed treatment and the water use restrictions resulting from the treatment.

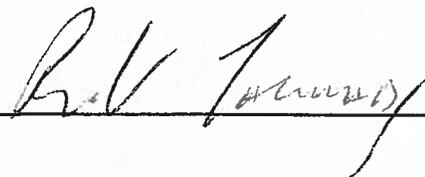
Send your comments to the person listed below:

Colleen Darcy or Laurie Lawrence
NYS Department of Environmental Conservation, Region 3
21 South Putt Corners Rd, New Paltz, NY 12561
Phone: 845-256-3097

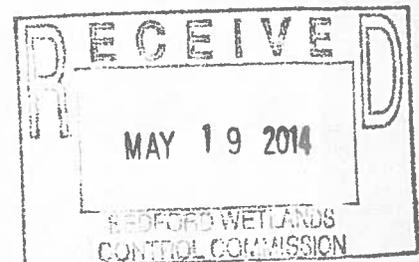
If you wish further information about the treatment, or wish information on the exact dates of the pesticide application, please contact the following person:

Name of Contact Person: James Gorman, The Pond Connection
Telephone Number: 845-798-9383
Email: pondconnection3@gmail.com

Signature of Riparian Owner:



Date: 12-9-13



Notice of Consent

Date of Notice: **December 9, 2013**

Dear Riparian Property Owner:

To control the excessive growth of the aquatic weed **Algae**, at **Bedford Center Road Pond**, The Pond Connection proposes to conduct an application of the aquatic herbicide/algaecide **Cutrine Plus**. A copy of the **Cutrine Plus** labels has been attached to this notice. We anticipate the treatment to occur throughout the summer, only when necessary and will proceed only after the riparian owners obtains a permit for the treatment from the DEC.

This pesticide application will only occur if sufficient aquatic vegetation is present to warrant treatment and under favorable weather conditions. Prior notification of the exact dates of treatment will be provided by The Pond Connection (posting of shoreline).

As an affected riparian owner/user, you have the right to consent or object to the restrictions of water use resulting from the proposed treatment. The water use restrictions associated with use of the above pesticides are checked below:

Swimming and bathing are prohibited for 24hrs.

Fishing and/or fish consumption is prohibited for 24hrs.

Livestock watering is prohibited for 24hrs.

Irrigation or spraying of agricultural crops is prohibited for 24 hrs.

Use of water for human consumption is prohibited for 24hrs.

Use of water for domestic purposes is prohibited for 24hrs.

You have twenty-one (21) days to respond to this notice. If you wish to object to the proposed treatment(s), please file a written document stating your objection to the proposed treatment and the water use restrictions resulting from the treatment.

Send your comments to the person listed below:

Colleen Darcy or Laurie Lawrence

NYS Department of Environmental Conservation, Region 3

21 South Putt Corners Rd, New Paltz, NY 12561

Phone: 845-256-3097

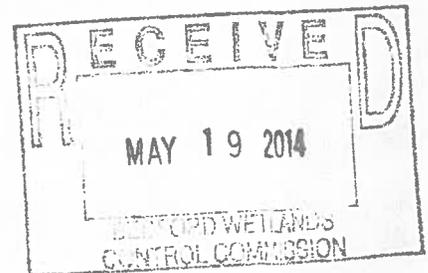
If you wish further information about the treatment, or wish information on the exact dates of the pesticide application, please contact the following person:

Name of Contact Person: James Gorman, The Pond Connection

Telephone Number: 845-798-9383

Email: pondconnection3@gmail.com

Signature of Riparian Owner:



Jim Gorman

Date: 12-9-13

Notice of Consent

Date of Notice: **December 9, 2013**

Dear Riparian Property Owner:

To control the excessive growth of the aquatic weed **Algae**, at **Bedford Center Road Pond**, The Pond Connection proposes to conduct an application of the aquatic herbicide/algaecide **Cutrine Plus**. A copy of the **Cutrine Plus** labels has been attached to this notice. We anticipate the treatment to occur throughout the summer, only when necessary and will proceed only after **the riparian owners** obtains a permit for the treatment from the DEC.

This pesticide application will only occur if sufficient aquatic vegetation is present to warrant treatment and under favorable weather conditions. Prior notification of the exact dates of treatment will be provided by The Pond Connection (posting of shoreline).

As an affected riparian owner/user, you have the right to consent or object to the restrictions of water use resulting from the proposed treatment. The water use restrictions associated with use of the above pesticides are checked below:

Swimming and bathing are prohibited for 24hrs.

Fishing and/or fish consumption is prohibited for 24hrs.

Livestock watering is prohibited for 24hrs.

Irrigation or spraying of agricultural crops is prohibited for 24 hrs.

Use of water for human consumption is prohibited for 24hrs.

Use of water for domestic purposes is prohibited for 24hrs.

Other _____

You have twenty-one (21) days to respond to this notice. If you wish to object to the proposed treatment(s), please file a written document stating your objection to the proposed treatment and the water use restrictions resulting from the treatment.

Send your comments to the person listed below:

Colleen Darcy or Laurie Lawrence

NYS Department of Environmental Conservation, Region 3

21 South Putt Corners Rd, New Paltz, NY 12561

Phone: 845-256-3097

If you wish further information about the treatment, or wish information on the exact dates of the pesticide application, please contact the following person:

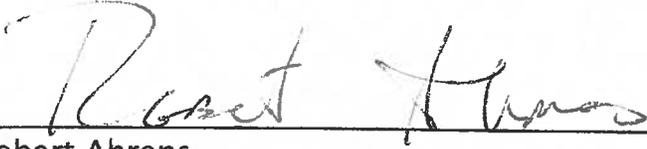
Name of Contact Person: James Gorman, The Pond Connection

Telephone Number: 845-798-9383

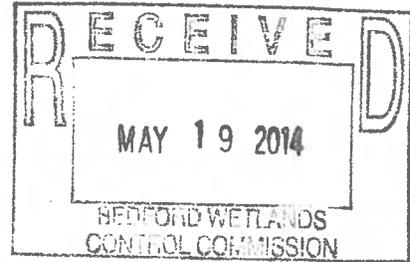
Email: pondconnection3@gmail.com

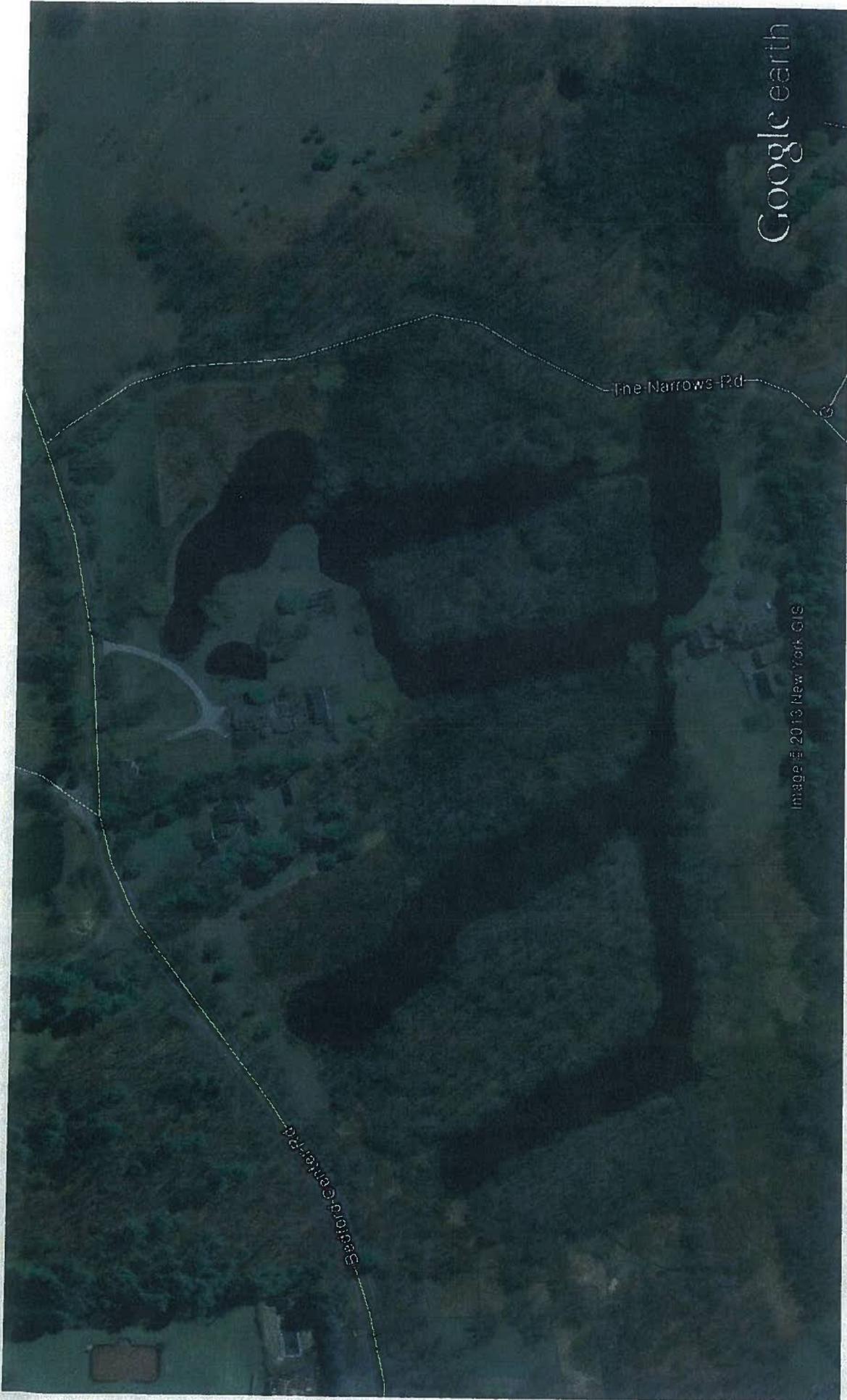
If you do not respond to this notice, your lack of response will be considered to be consent to the proposed treatment. If you have any questions on the permitting process, please contact the Department representative listed above.

Consent to Proceed:



Robert Ahrens
96 Narrows Rd., Bedford Hills, NY 10507





Google earth



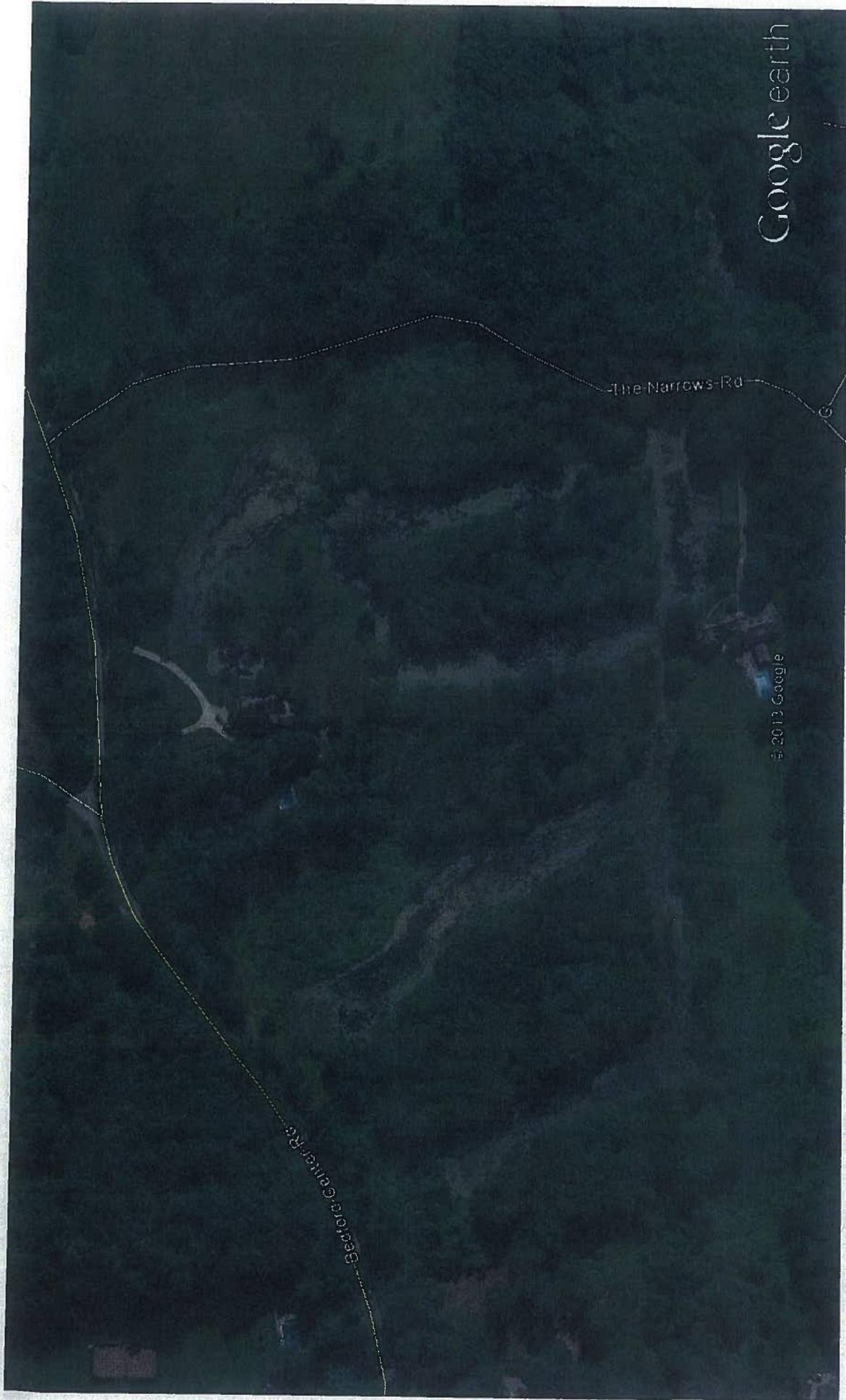
400

1000

feet
meters

Google earth

Image © 2013 New York GIS



Google earth

feet
meters

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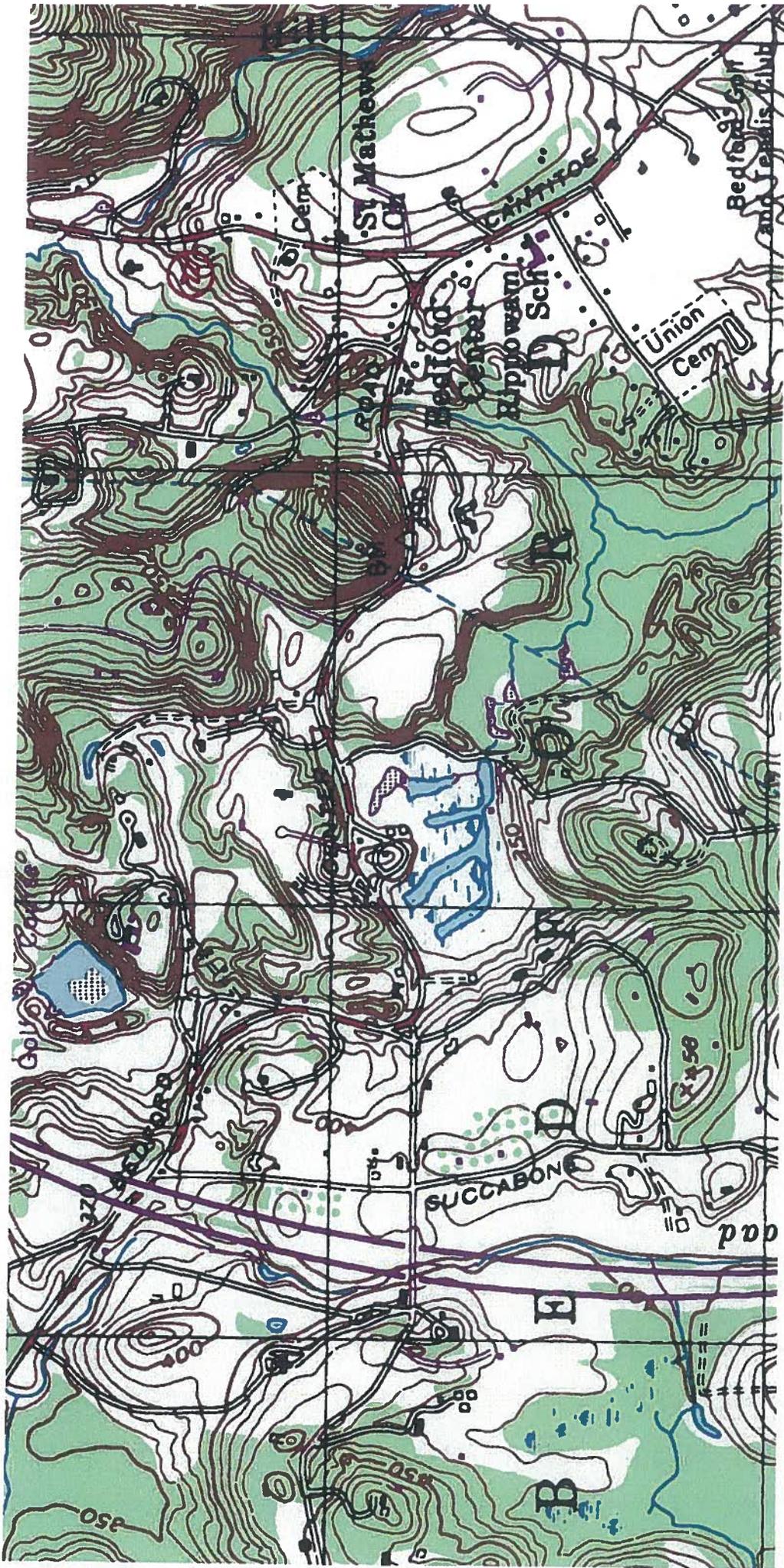


Google earth

The Narrows Rd

Georgiana Rd

© 2013 Google





PERMIT
Under the Environmental Conservation Law (ECL)

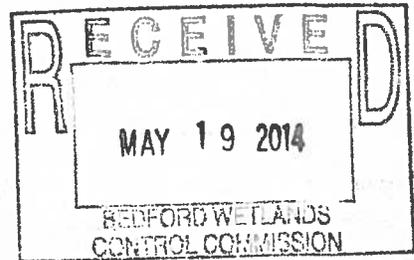
Permittee and Facility Information

Permit Issued To:
TOM MEYER
333 BEDFORD CENTER RD
BEDFORD HILLS, NY 10507

Facility:
BEDFORD CENTER RD POND
333 BEDFORD CENTER RD
BEDFORD CENTER, NY

RICK TALMADGE
53 NARROWS RD
BEDFORD HILLS, NY 10507

KIMBERLY KELLY
345 BEDFORD CENTER RD
BEDFORD HILLS, NY 10507



Facility Location: in BEDFORD in WESTCHESTER COUNTY

Facility Principal Reference Point: NYTM-E: 611.19 NYTM-N: 4563.955
Latitude: 41°13'09.6" Longitude: 73°40'24.7"

Authorized Activity: This permit authorizes treatment of a Class C, unnamed pond (tributary to Stone Hill River, NYS Waters Index # H-31-P44-36-6-2-P44n) with the aquatic pesticide Cutrine Plus (active ingredient elemental copper, 9%) and use of a pesticide within NYS freshwater wetland K-5 (Class 1). Three areas of the wetland totaling 3.75 acres will be treated for the control of algae.

Note Conditions # 11 and 12 requiring year end reports to both Bureau of Pesticides (#11) and Bureau of Habitat (#12).

Permit Authorizations

Freshwater Wetlands - Under Article 24

Permit ID 3-5520-00282/00001

New Permit Effective Date: 5/5/2014

Expiration Date: 12/31/2016

Aquatic Pesticides - Under Article 15, Title 3

Permit ID 3-5520-00282/00002

New Permit Effective Date: 5/5/2014

Expiration Date: 12/31/2014



NYSDEC Approval

By acceptance of this permit, the permittee agrees that the permit is contingent upon strict compliance with the ECL, all applicable regulations, and all conditions included as part of this permit.

Permit Administrator: DANIEL T WHITEHEAD, Deputy Regional Permit Administrator
Address: NYSDEC REGION 3 HEADQUARTERS
21 SOUTH PUTT CORNERS RD
NEW PALTZ, NY 12561 -1620

Authorized Signature: _____

Date: _____

Distribution List

James Gorman, Pond Connection via email
Westchester Co Health Dept via email
Town of Bedford via email
Heather Gierloff, DEC Bur of Habitat via email
Colleen Darcy, DEC Bur of Pesticides via email
Michael Wsai, NYCDEP via email

Permit Components

NATURAL RESOURCE PERMIT CONDITIONS

GENERAL CONDITIONS, APPLY TO ALL AUTHORIZED PERMITS

NOTIFICATION OF OTHER PERMITTEE OBLIGATIONS

Permit Attachments

Pesticide Treatment Area Map



NATURAL RESOURCE PERMIT CONDITIONS - Apply to the Following Permits: FRESHWATER WETLANDS; AQUATIC PESTICIDES

1. **Pesticide Control Specialist** When used in this permit, the Pesticide Control Specialist is:

Pesticide Control Specialist
NYSDEC REGION 3 HEADQUARTERS
21 SOUTH PUTT CORNERS RD
NEW PALTZ, NY 12561 -1620

Colleen Darcy, 845-256-3125

2. **Authorized Pesticides**

Authorized Pesticide	EPA Registration #	Name, % or Weight of Active Ingredient	Total Amount of Pesticide Authorized	Not to Exceed Rate	Shall be Applied no Later Than
Cutrine Plus	8959-10	elemental copper, 9%	Up to 2.76 gallons	0.23 gallons per acre ft	Labor Day

3. **Conformance With Plans** All activities authorized by this permit must be in strict conformance with the approved plans submitted by the applicant or applicant's agent as part of the permit application. Such approved plans were prepared by The Pond Connection.

4. **Certified Pesticide Applicator ("Applicator") and Identification Number** This permit authorizes the following applicator(s): James Gorman, C3830488; The Pond Connection, 15201

The applicator must possess a valid Commercial Pesticide Applicator Certification identification card in Category 5A issued by the Department, and must have the card with him/her at the time of treatment. The certified applicator must be on site during all treatments. However, "Pesticide Technicians" and or "Pesticide Apprentices," may apply the pesticides under this permit to the extent allowed by 6 NYCRR Part 325.7.

5. **Follow Product Label Directions** The applicator must follow all pesticide label directions. Where label and labeling directions, permit conditions and regulations address the same point, the more prohibitive requirements must be complied with. A copy of the product labeling, including any applicable Special Local Need (SLN) labeling, must be on site during all treatments. The applicator, and all others handling the product, must wear appropriate personal protective clothing as required by label directions.

6. **Copper Product Conditions** The level of the water must either be drawn down and held, or other means used, so that no water flows through the outlet during the treatment and for 24 hours thereafter. It is the responsibility of the permittee and the applicator to obtain a Dam Safety permit for certain bodies of water when the control method is to hold water in.

Repeat treatments of any pesticide are not authorized at any interval of less than two weeks.

Treat up to only one third to one half of the water body at one time.



Do not bathe or swim in treated areas, or use water from treated areas for domestic animals or for domestic purposes for 24 hours.

The shoreline, and all public access sites including public boat launch sites, shall be posted with suitable signs, no more than 100-feet apart, prior to treatment and for the required number of days thereafter, bearing the water use restrictions. These signs shall state:

WARNING! These waters have been treated with a pesticide for algae control. Do not bathe or swim in treated areas, or use water from treated areas for domestic animals or for domestic purposes for 24 hours.

DATE OF TREATMENT: _____

For more information contact: _____ Phone: _____

7. Authorized Area To Be Treated The following areas are authorized to be treated: three areas totaling 3.75 acres as shown on the treatment area map, attachment A of this permit.

8. Rescheduling Notification

- a. In the event that pesticide treatment must be rescheduled, the permittee/applicator must contact the Pesticide Control Specialist a minimum of 24 hours prior to the date of the original treatment date.
- b. In the event that no treatment is made, and the permit is not used, the permittee/applicator must notify the Pesticide Control Specialist no more than 7 days after the expiration date of the permit.

9. Riparian Owner and User Notification The permittee must provide prior actual notice of the date(s) of treatment and of the water use restrictions to any affected riparian owner, riparian user and known users.

10. No Right to Treat Non-Target Waters This permit does not authorize the treatment of pesticides to non-target water or water lying on or passing through the property of others without their consent. The permittee or applicator must obtain landowner consent before treatment. The permittee and applicator are responsible for damages suffered by riparian owners or others as a result of their activities conducted under this permit.

11. Target Species This permit authorizes treatment for: algae

12. Final Report Required The permittee/applicator shall submit a Final Report to the Pesticide Control Specialist no later than December 1 of each year. The Final Report shall identify all pesticides used to control aquatic vegetation by product name, active ingredient and EPA Registration Number, the total quantity of each pesticide used during the season, the areas of treatment and any additional information, which has been made a part of this permit, as determined by the Department.



This permit requirement does not relieve the permittee, pesticide applicator, registered agency, or registered pesticide business of the statutory obligation to comply with annual reporting requirements set forth in Article 33, Section 1205 of the Environmental Conservation Law.

13. Year-End Wetland Report No later than December 1 of each year this permit is in effect the permittee must submit a year-end report to Heather Gierloff, DEC Wetland biologist, which includes a qualitative discussion of chemical treatment including a through description of the effectiveness of treatment on target species, noticeable impacts to non-target species, and pre- & post-treatment photo documentation.

14. Annual Authorization of Repeat Treatment Repeat treatments of this water body may be authorized pursuant to Article 15, Title 3, Aquatic Pesticides, for up to five years from the effective date of this permit. Prior to each repeat treatment, the aquatic pesticide authorization must be renewed by submitting a "Renewable Aquatic Pesticide Application" form to the Regional Pesticide Control Specialist (form enclosed).

15. State Not Liable for Damage The State of New York shall in no case be liable for any damage or injury to the structure or work herein authorized which may be caused by or result from future operations undertaken by the State for the conservation or improvement of navigation, or for other purposes, and no claim or right to compensation shall accrue from any such damage.

16. State May Order Removal or Alteration of Work If future operations by the State of New York require an alteration in the position of the structure or work herein authorized, or if, in the opinion of the Department of Environmental Conservation it shall cause unreasonable obstruction to the free navigation of said waters or flood flows or endanger the health, safety or welfare of the people of the State, or cause loss or destruction of the natural resources of the State, the owner may be ordered by the Department to remove or alter the structural work, obstructions, or hazards caused thereby without expense to the State, and if, upon the expiration or revocation of this permit, the structure, fill, excavation, or other modification of the watercourse hereby authorized shall not be completed, the owners, shall, without expense to the State, and to such extent and in such time and manner as the Department of Environmental Conservation may require, remove all or any portion of the uncompleted structure or fill and restore to its former condition the navigable and flood capacity of the watercourse. No claim shall be made against the State of New York on account of any such removal or alteration.

17. State May Require Site Restoration If upon the expiration or revocation of this permit, the project hereby authorized has not been completed, the applicant shall, without expense to the State, and to such extent and in such time and manner as the Department of Environmental Conservation may lawfully require, remove all or any portion of the uncompleted structure or fill and restore the site to its former condition. No claim shall be made against the State of New York on account of any such removal or alteration.

18. Precautions Against Contamination of Waters All necessary precautions shall be taken to preclude contamination of any wetland or waterway by suspended solids, sediments, fuels, solvents, lubricants, epoxy coatings, paints, concrete, leachate or any other environmentally deleterious materials associated with the project.



GENERAL CONDITIONS - Apply to ALL Authorized Permits:

1. Facility Inspection by The Department The permitted site or facility, including relevant records, subject to inspection at reasonable hours and intervals by an authorized representative of the Department of Environmental Conservation (the Department) to determine whether the permittee is complying with this permit and the ECL. Such representative may order the work suspended pursuant to ECL 71-0301 and SAPA 401(3).

The permittee shall provide a person to accompany the Department's representative during an inspection to the permit area when requested by the Department.

A copy of this permit, including all referenced maps, drawings and special conditions, must be available for inspection by the Department at all times at the project site or facility. Failure to produce a copy of the permit upon request by a Department representative is a violation of this permit.

2. Relationship of this Permit to Other Department Orders and Determinations Unless expressly provided for by the Department, issuance of this permit does not modify, supersede or rescind any order or determination previously issued by the Department or any of the terms, conditions or requirements contained in such order or determination.

3. Applications For Permit Renewals, Modifications or Transfers The permittee must submit a separate written application to the Department for permit renewal, modification or transfer of this permit. Such application must include any forms or supplemental information the Department requires. Any renewal, modification or transfer granted by the Department must be in writing. Submission of applications for permit renewal, modification or transfer are to be submitted to:

Regional Permit Administrator
NYSDEC REGION 3 HEADQUARTERS
21 SOUTH PUTT CORNERS RD
NEW PALTZ, NY 12561 -1620

4. Submission of Renewal Application The permittee must submit a renewal application at least 30 days before permit expiration for the following permit authorizations: Freshwater Wetlands, Aquatic Pesticides.

5. Permit Modifications, Suspensions and Revocations by the Department The Department reserves the right to exercise all available authority to modify, suspend or revoke this permit. The grounds for modification, suspension or revocation include:

- a. materially false or inaccurate statements in the permit application or supporting papers;
- b. failure by the permittee to comply with any terms or conditions of the permit;
- c. exceeding the scope of the project as described in the permit application;
- d. newly discovered material information or a material change in environmental conditions, relevant technology or applicable law or regulations since the issuance of the existing permit;



- e. noncompliance with previously issued permit conditions, orders of the commissioner, any provisions of the Environmental Conservation Law or regulations of the Department related to the permitted activity.

6. Permit Transfer Permits are transferrable unless specifically prohibited by statute, regulation or another permit condition. Applications for permit transfer should be submitted prior to actual transfer of ownership.

NOTIFICATION OF OTHER PERMITTEE OBLIGATIONS

Item A: Permittee Accepts Legal Responsibility and Agrees to Indemnification

The permittee, excepting state or federal agencies, expressly agrees to indemnify and hold harmless the Department of Environmental Conservation of the State of New York, its representatives, employees, and agents ("DEC") for all claims, suits, actions, and damages, to the extent attributable to the permittee's acts or omissions in connection with the permittee's undertaking of activities in connection with, or operation and maintenance of, the facility or facilities authorized by the permit whether in compliance or not in compliance with the terms and conditions of the permit. This indemnification does not extend to any claims, suits, actions, or damages to the extent attributable to DEC's own negligent or intentional acts or omissions, or to any claims, suits, or actions naming the DEC and arising under Article 78 of the New York Civil Practice Laws and Rules or any citizen suit or civil rights provision under federal or state laws.

Item B: Permittee's Contractors to Comply with Permit

The permittee is responsible for informing its independent contractors, employees, agents and assigns of their responsibility to comply with this permit, including all special conditions while acting as the permittee's agent with respect to the permitted activities, and such persons shall be subject to the same sanctions for violations of the Environmental Conservation Law as those prescribed for the permittee.

Item C: Permittee Responsible for Obtaining Other Required Permits

The permittee is responsible for obtaining any other permits, approvals, lands, easements and rights-of-way that may be required to carry out the activities that are authorized by this permit.

Item D: No Right to Trespass or Interfere with Riparian Rights

This permit does not convey to the permittee any right to trespass upon the lands or interfere with the riparian rights of others in order to perform the permitted work nor does it authorize the impairment of any rights, title, or interest in real or personal property held or vested in a person not a party to the permit.

Item E: SEQR Type I Action, DEC Lead Agency, EIS, Findings Under the State Environmental Quality Review Act (SEQR), the project associated with this permit is classified as a Type I Action with the Department of Environmental Conservation designated as the lead agency. It has been determined that the project may have a significant effect on the environment, and, accordingly, Draft and Final Environmental Impact Statements (EIS) have been prepared, filed and reviewed. As a result of the Department's review, findings supporting this decision have been prepared.

New York State Department of Environmental Conservation
Division of Materials Management, Region 3
 Bureau of Pesticide Management
 21 South Putt Corners Road, New Paltz, NY 12561-1620
 Phone: (845) 256-3097 \$ FAX: (845) 255-3414
 Website: www.dec.ny.gov

**RENEWABLE AQUATIC PESTICIDE APPLICATION
 (NOT VALID UNLESS STAMPED)**

APPLICANT INFORMATION

First Name:		Last Name:	
Street:			
City:	State:	Zip:	
Address of Water Body Property (IF DIFFERENT):			
Street:		State:	Zip:
City:			
Previous Permit Number:		Name of Body of Water:	
Pesticide To Be Used:		County of Treatment:	
Applicator Business Name:			DEP: Y <input type="checkbox"/> N <input type="checkbox"/>

PLEASE VERIFY

<input type="checkbox"/>	Applicator is currently certified in appropriate category
<input type="checkbox"/>	Business is currently registered
<input type="checkbox"/>	Chemical is registered and labeled for target pest
<input type="checkbox"/>	Fifty dollar check enclosed, payable to: NYSDEC

The following conditions remain the same as with the original permit:

- *product
- *dosage rate
- *treatment acreage
- *total amount to be applied

PLEASE INCLUDE LIST OF RIPARIAN OWNERS & VERIFICATION OF MAILING

APPLICANT:

Date

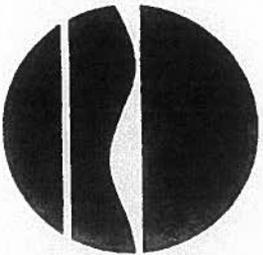
APPLICATOR:

Date

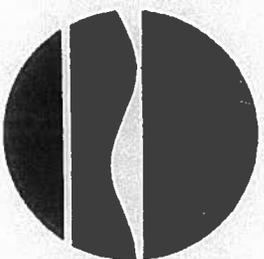
ISSUING OFFICER=S
 SIGNATURE:

Date:

New York State
Department of Environmental Conservation



NOTICE



The Department of Environmental Conservation (DEC) has issued permit(s) pursuant to the Environmental Conservation Law for work being conducted at this site. For further information regarding the nature and extent of work approved and any Department conditions on it, contact the DEC at 845/256-3054. Please refer to the permit number shown when contacting the DEC.

Permittee: Kimberly Kelly
Rick Talmadge
Tom Meyer Permit No. 3-5520-00282 new01

Effective Date: 05-03-2014 Expiration date: 12-31-2016

Applicable if checked. No instream work allowed between October 1 & April 30

NOTE: This notice is **NOT** a permit.



IMPORTANT NOTICE TO ALL PERMITTEES

The permit you requested is enclosed. Please read it carefully and note the conditions that are included in it. The permit is valid for only that activity expressly authorized therein; work beyond the scope of the permit may be considered a violation of law and be subject to appropriate enforcement action. Granting of this permit does not relieve the permittee of the responsibility of obtaining any other permission, consent or approval from any other federal, state, or local government which may be required.

Please note the expiration date of the permit. Applications for permit renewal should be made well in advance of the expiration date (minimum of 30 days) and submitted to the Regional Permit Administrator at the above address. For SPDES, Solid Waste and Hazardous Waste Permits, renewals must be made at least 180 days prior to the expiration date.

- Applicable only if checked. Please note all work authorized under this permit is prohibited during trout spawning season commencing October 1 and ending April 30.

The DEC permit number & program ID number noted on page 1 under "Permit Authorization" of the permit are important and should be retained for your records. These numbers should be referenced on all correspondence re to the permit, and on any future applications for permits associated with this facility/project area.

If a permit notice sign is enclosed, you must post it at the work site with appropriate weather protection, as well as a copy of the permit per General Condition 1.

If the permit is associated with a project that will entail construction of new water pollution control facilities or modifications to existing facilities, plan approval for the system design will be required from the appropriate Department's regional Division of Water or delegated local Health Department, as specified in the State Pollutant Discharge Elimination System (SPDES) permit.

If you have any questions on the extent of work authorized or your obligations under the permit, please contact the staff person indicated below or the Division of Environmental Permits at the above address.

Rebecca Crist 
Division of Environmental Permits, Region 3
Telephone (845) 256-3014

Applicable Only if Checked for **STORMWATER SPDES INFORMATION:** We have determined that your project qualifies for coverage under the General Stormwater SPDES Permit. You must now file a Notice of Intent to obtain coverage under the General Permit. This form can be downloaded at: <http://www.dec.ny.gov/chemical/43133.html>

Applicable Only if Checked **MS4 Areas:** This site is within an MS4 area (Municipal Separate Storm Sewer System), therefore the SWPPP must be reviewed and accepted by the municipality. The MS-4 acceptance Form must be submitted in addition to the Notice of Intent. This form can be downloaded at the same site as the Notice of Intent.

Send the completed form(s) to: NYS DEC, Stormwater Permitting, Division of Water, 625 Broadway, Albany, New York 12233-3505

In addition, DEC requests that you provide one electronic copy of the approved SWPPP directly to Natalie Browne at NYS DEC, 100 Hillside Avenue - Suite 1W, White Plains, NY 10603-2860.

New York State Department of Environmental Conservation
Division of Environmental Permits, Region 3
21 South Putt Corners Road, New Paltz, New York 12561-1620
Phone: (845) 256-3054 FAX: (845) 255-4659
Website: www.dec.ny.gov



Joe Martens
Commissioner

May 2, 2014

Re: Bedford Center Road Pond – Meyer, Kelly, and Talmadge Properties
DEC Permit ID No. 3-5520-00282/00001
Town of Bedford, Westchester County
Notice of Permit Issuance

To Interested Parties:

The New York State Department of Environmental Conservation (DEC or Department) has considered your comments regarding the above referenced project. In addition, the DEC has reviewed and considered additional information provided by the project sponsor to address these comments as well as Department staff records and knowledge of the site. Department staff have determined that the applicant has sufficiently addressed these concerns.

Pursuant to item 18 of the "Application for a Permit to Use a Pesticide for the Control of an Aquatic Pest" (AQV 4/09), a drawdown study should be provided since the applicant indicates that the water will be held for 24 hours after treatment.

The applicant has provided a drawdown study, a copy of which is enclosed.

As required by Item 3.b. of the "Aquatic Pesticide Permit Application" (SA V 4/09), the presence or absence of endangered, threatened, rare or special concern species should be determined before moving forward with treatment.

There are no records of threatened or endangered species within the DEC's established screening distances.

The photographs provided show that mowing is conducted up to the pond's edge. The applicant should consider managing nutrient sources by maintaining an un-mowed buffer to promote growth of shoreline vegetation and discourage geese moving from shore.

The DEC concurs with this recommendation but it is not a requirement of the permit.

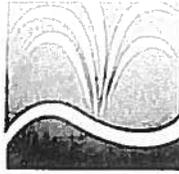
Accordingly, the freshwater wetland permit and aquatic pesticide permit have been issued. A copy of the issued permits is enclosed. If you have any comments or questions please contact me at (845) 256-3014.

Sincerely,

A handwritten signature in black ink, appearing to read "Rebecca Crist", is written over a light blue horizontal line.

Rebecca Crist
Environmental Analyst

Enc: Drawdown study
Permit # 3-5520-00282/00001 issued



THE POND AND LAKE
— CONNECTION —

Bedford Center Pond
24hr- Day Draw Down

Formula: $Q = CIA$

Q= Discharge in C.F.S.

C= Runoff Coefficient (.45)

I= Rainfall in Inches (.22")

A= Area in Acres of Watershed (307 acres)

1. Evaporation x Water Body Surface Area= Evaporation Formula
2. Q- Evaporation Formula= B
3. B/ Surface Area= Draw Down Inches

Surface Area: 8.85acres

Rainfall: .22"

Runoff Coefficient: .45

Evaporation Coefficient: .22"

Draw Down Inches: 3.2"

The ponds outflow will be held for 24 hrs using sand bags or other blocking devices.

**- DRAFT – DRAFT -
THE WETLANDS CONTROL COMMISSION OF THE TOWN OF BEDFORD
BEDFORD, NEW YORK**

MAY 5, 2014

A meeting of the Wetlands Control Commission of the Town of Bedford was held on May 5, 2014, starting at 8:00 PM in the Town Offices at 425 Cherry Street, Bedford Hills, New York. Present were Chairman Andrew Messinger, Vice-Chairman Carol Parker, Member Fiona Mitchell, Town Environmental Consultant Beth Evans, Town Attorney Joel Sachs and Wetlands Secretary Anne Paglia.

Announcements:

Andrew Messinger announced that the next meeting of the Commission will be on Monday, June 2, 2014; the deadline for new applications for this meeting was on Thursday, May 1, 2014; the deadline for supplemental submissions for this meeting is on Thursday, May 8, 2014. The site walk for the June 2nd meeting will be on Thursday, May 15, 2014 at 4:00 PM.

Owner/Applicant: Susan Davidson

Supplemental Submission:

**REMEDICATION OF WETLANDS LAW VIOLATION: Reconstruction and Re-
Design of Existing Asphalt Driveway without a Permit
Section 49.19 Block 1 Lot 28, R-¼A Zone
72 Valley Road, Katonah**

Owners/Applicants/Representatives Present:

Susan Davidson, Owner

James A. DeLalla, RLA, DeLalla & Associates, LLC, Landscape Architects

Discussion:

Mr. DeLalla said that the DEP advised him that they do not regulate these kinds of activities on existing residences and they would have no further input regarding this application. Andrew Messinger stated that the Commission is in receipt of the memorandum from Jean Marc, New York City Department of Environmental Protection dated November 14, 2013, in which the DEP stated that they have no objection to the project.

Andrew Messinger then read into the record a memo from Beth Evans, Town Environmental Consultant, dated 4/23/14:

“I have the following comments based on the review of the supplemental submissions for the above-captioned Applicant:

- 1) The location of the recently restored septic system shall be indicated on the site plan, as well as the location of the wetland planting that was completed to resolve that matter.
- 2) A detail for the pervious pavers should be provided indicating the base course (gravel) required and a detail for the paver itself. This detail should be provided on the site plan for the proposed driveway.
- 3) The catch basin insert proposed requires a “Media-Pak” cartridge insert to remove sediments and other contaminants for the runoff. A specification should be added to the plan regarding this device, including recommended maintenance and replacement of the cartridge insert.
- 4) The Applicant’s Landscape Architect should confirm that no other disturbance has occurred within the regulated area, and that the “No-Mow” zone beyond the split rail fence has been maintained.

Motion:

Andrew Messinger proposed that a permit be granted for a period of one year, based on the plan submitted by DeLalla & Associates, LLC, Sheet No. L-1, dated 4/7/14, titled “De Camp Residence/Proposed Driveway,” with the following conditions:

1. The location of the recently restored septic system should be indicated on the site plan, as well as the location of the wetland planting that was done to resolve that matter.
2. A detail for the pervious pavers should be provided indicating the base course (gravel) required and a detail for the paver itself. This detail should be provided on the site plan for the proposed driveway.
3. The catch basin insert proposed requires a “Media-Pak” cartridge insert to remove sediments and other contaminants for the runoff. A specification should be added to the plan regarding this device, including recommended maintenance and replacement of the cartridge insert.
4. The Applicant’s Landscape Architect should confirm that no other disturbance has occurred within the regulated area, and that the “no-mow” zone beyond the split rail fence has been maintained.
5. All plans and submissions shall be changed to reflect the current owner’s legal name which is “Susan Davidson.” The name “DeCamp” shall be removed..
6. The revised plan shall be submitted to the Town Environmental Consultant for her review and approval.
7. The Commission also notes for the record that due to the multiple disturbances that have taken place on this property, all of which have received permits after-the-fact, and due to the highly constricted nature of this property, the Commission believes that there should be no further disturbances within the regulated areas.
8. The standard conditions of the Commission for a wetlands permit (*See Attachment A*) shall be required.

Andrew Messinger stated that Beth Evans said the proposed action will not have an adverse impact on the watercourse or wetland on this property based upon the mitigation that has been provided.

The Commission reviewed the Environmental Clearance Form and determined that this proposal is a “Type II Action” under SEQR.

Motion: Mr. Messinger made a motion that the Commission approves this as a “Type II Action” under SEQR

Motion Seconded by: Carol Parker

Vote: Ayes: Messinger, Parker, Mitchell – Nays: None

Voting on the Permit Resolution:

Motion Seconded by: Fiona Mitchell

Vote: Ayes: Messinger, Parker, Mitchell – Nays: None

Owner/Applicant: Rehan Chaudhri

New Application:

Installation of Wood Fence

Section 59.8 Block 1 Lot 1.1, R-4A Zone

324 Croton Lake Road, Bedford Corners

Owners/Applicants/Representatives Present:

Paul J. Jaehnig, Wetlands and Soils Consulting

Discussion:

Paul Jaehnig presented the project to the Commission.

Motion:

- DRAFT - DRAFT -

Andrew Messinger proposed that a permit be granted for a period of one year, based on the plan prepared by Paul J. Jaehnig Wetlands and Soils Consulting, titled "Site Plan – The Chaudhri Site," dated 5/1/14, with the following conditions:

1. The proposed fence is to have a minimum six-inch clearance off the ground and is to have a twelve-inch clearance over all watercourses, consistent with the Bedford Wetlands Control Commission Guidelines for Fences.
2. Upon completion of the fencing the Town Environmental Consultant shall be notified by the Applicant and a site inspection shall be made prior to the issuance of a Certificate of Compliance from the Building Department.
3. The standard conditions of the Commission for a wetlands permit (*See Attachment A*) shall be required.

The Commission reviewed the Environmental Clearance Form and determined that this proposal is a "Type II Action" under SEQR.

Motion: Mr. Messinger made a motion that the Commission approves this as a "Type II Action" under SEQR

Motion Seconded by: Fiona Mitchell

Vote: Ayes: Messinger, Parker, Mitchell – Nays: None

Voting on the Permit Resolution:

Motion Seconded by: Carol Parker

Vote: Ayes: Messinger, Parker, Mitchell – Nays: None

Reports:

A – Status of Violations/Enforcement Actions

No violations or enforcement actions were discussed.

B - Town Wetland Official (Beth Evans) Monthly Report: Administrative Permits

Beth Evans was not in attendance. No report was made.

Minutes to be Approved:

April 7, 2014

Motion: Mr. Messinger made a motion to approve the April 7, 2014 minutes.

Motion Seconded by: Carol Parker

Vote: Ayes: Messinger, Parker, Mitchell – Nays: None

Presentation: State Environmental Quality Review ("SEQR")

Joel Sachs, Town Attorney, explained SEQR to the Commission and answered questions from the Commission members.

Meeting Adjournment:

Motion: Mr. Messinger made a motion to close the meeting.

Motion Seconded by: Fiona Mitchell

Vote: Ayes: Messinger, Parker, Mitchell – Nays: None

The meeting was adjourned at 9:21PM.

Date approved by the Bedford Wetlands Control Commission: _____

Respectfully submitted,

Anne Paglia, Wetlands Secretary

Date

- DRAFT – DRAFT -
Attachment A - WCC Permit Resolution Standard Conditions:

- A. The Applicant shall apply for any permits required by any other agency for this Project. No work permitted under this approval shall start until all such permits have been obtained.
- B. Prior to the commencement of the Project and when erosion and sediment controls have been installed in accordance with the New York Guidelines for Urban Erosion and Sediment Control, the Applicant shall notify the Commission at (914) 666-5140 to arrange an inspection of such controls. There shall be no work commenced on the Project unless and until the Town Environmental Consultant or the Town Director of Planning has approved such controls.
- C. The Project shall be carried out in accordance with the approved Plan.
- D. Promptly upon completion of the Project, the Applicant shall notify the Commission to arrange an inspection of the Project, including conditions as may be set forth in this condition. ***[IF THERE WILL BE A BUILDING PERMIT WITH A C/O OR C/C ISSUED: “No certificate of occupancy or certificate of compliance shall be issued unless and until the Town Environmental Consultant has inspected the Project and has determined that the Project has been completed in compliance with the conditions of the Resolution.”] [IF THERE WILL NOT BE A BUILDING PERMIT WITH A C/O OR C/C ISSUED: “The Town Environmental Consultant shall inspect the Project and determine that the Project has been completed in compliance with the conditions of the Resolution.”]***
- E. The Permit granted under this Resolution shall expire on the completion of the Project, _____ year(s) (*insert time granted when approved*) from the date of this resolution or at the time specified upon approval, whichever occurs sooner. Unless the resolution states that no time extensions will be granted, an application for the renewal of the Permit must be received not less than sixty (60) days before the expiration of the Permit.
- F. Pursuant to Section 122-9I of the Law, the Applicant shall be responsible for obtaining the approvals or permits required by any other agencies prior to commencement of the Project.
- G. Pursuant to Section 122-9K of the Law, the Applicant shall reimburse the Town for the costs of any inspection, review or work performed by the Town Environmental Consultant and any other consultants in connection with the application and the Project.