

PUBLIC COMMENT
HAMPSHIRE COUNTRY CLUB PLANNED RESIDENTIAL DEVELOPMENT
DECEMBER 2017 DEIS -SUBMITTED VIA EMAIL
ADDITIONAL COMMENTS
RECEIVED APRIL 15, 2018
THROUGH
April 18, 2018

- 97 04 15 2018 Hampshire CC DESMOND Public Comment
- 98 04 15 2018 Hampshire CC HENDERSON Public Comment
- 99 04 16 2018 Hampshire CC DESMOND Public Comment
- 100 04 11 2018 Hampshire CC OPA Mgrditchian Public Comment
- 101 04 11 2018 Hampshire CC LUSK Public Comment
- 102 04 17 2018 Hampshire CC 44 letters of support Public Comment
- 103 04 16 2018 Hampshire CC HERZOG Public Comment
- 104 04 16 2018 Hampshire CC WENSTRUP Public Comment
 - 104 04 16 2018 Hampshire CC WENSTRUP Public Comment Attachments 1, 2 & 3
- 105 04 16 2018 Hampshire CC WENSTRUP Public Comment with attachments

Betty-Ann Sherer

From: Katherine Desmond <k347m@aol.com>
Sent: Sunday, April 15, 2018 2:34 PM
To: Betty-Ann Sherer
Subject: Proposed Hampshire housing development - Comments

Follow Up Flag: Follow up
Flag Status: Flagged

To: Village of Mamaroneck Planning Board

From: Katherine E. Desmond, 347 Prospect Avenue, Village of Mamaroneck resident since 1975

Re: The Proposed Hampshire Housing Development

Date: April 15, 2018

I am writing my comments in "Memo" style in order to keep it short and simple.

Water is wet. Water is heavy. Water is powerful. In a major Long Island Sound storm surge, I do not understand how 105 housing units will be anchored to the top of manmade berms of (clean or otherwise) dirt fill in a flood zone. Buildings on the Island of Manhattan have steel girders hammered into bedrock to secure them.

The developers showed us a diagram of a cross section of a capped berm. The engineer lauded the fact that every unit will have a basement. When these *below berm spaces* (basements) fill with water, I imagine the upper structure, i.e., the home above, being lifted up by floodwater, becoming nothing more than detached, floating debris.

Furnaces, oil tanks, gas lines, water pipes, sewer pipes, and electrical supply lines would become a tangled mess of broken infrastructure. The entire site would become a foaming toxic stew of polluted storm water.

I have a friend who lives in an 1860's house in Stony Creek Connecticut, across from the Thimble Islands. Suddenly, **in just the last year, every big, full moon high tide floods the road to her house.** Her neighborhood is temporarily cut off from all goods and services. She has to plan accordingly. Her entire way of life has changed dramatically. The value of her beautiful, waterfront house has plummeted.

Finally, and **Bottom Line from the legal standpoint:**

Hampshire cannot propose to do condos on Marine Recreation (MR) zoned portion of the site, previous **application for rezoning in this officially recognized Critical Environmental Area has already been turned down.**

The proposed plan is **not within local, state, federal coastal management legislation** to "engineer" with fill in a floodplain with a high groundwater table at the confluence of tidal and fresh water in an area that is and drains to significant coastal wildlife habitats.

Betty-Ann Sherer

From: Carla Henderson <carla.hendo@gmail.com>
Sent: Sunday, April 15, 2018 4:20 PM
To: Betty-Ann Sherer; Mayor Tom Murphy; Victor Tafur; Nora Lucas; Leon Potok; Keith Waitt
Cc: David Henderson
Subject: Opposition to Hampshire Construction

Dear Planning Board & Board of Turstees,

We are writing to voice our concerns on the proposed new construction on the Hampshire Country Club property. We live adjacent to the golf course and we are adamantly opposed to it for many reasons but the following reasons concern us the most:

- Impact on Hommocks School (and playing fields behind the Hommocks School); Contamination
 - The Draft EIS projects a buildout period of 5 years. During that period there will significant construction traffic – all directed right around the Hommocks School, and the already overtaxed intersection at Weaver and BPR. There will be thousands of large construction trucks with massive amounts of fill being delivered. There will also be movement of large construction equipment and large numbers of construction workers – all going through that intersection and around the Hommocks School. All of these vehicles, many of which will have to be idling as lines of trucks wait to proceed, will create heavy vehicle exhaust pollution and noise and distraction (and impact the quality of the roads) around the School. None of these impacts is evaluated in the DEIS. Those trucks will create pollution and noise distraction. There also will need to be blasting to obtain the internally generated fill. This blasting will create noise and have we need to understand its possible impact on the school and neighboring home structural integrity
 - The limited testing on the site shows dangerous levels of arsenic and lead contamination. The project calls for massive amounts of earth moving on the property – with hundreds of thousands of cubic yards of fill being cut and dug from some areas to be moved to other areas. As the earth is moved, these dangerous pollutants will be released and possibly endanger neighbors as well as students and teachers who attend the Hommocks School, and kids who use the playing fields behind the Hommocks School. Think about what might happen if we have a bad storm (such as the one on March 2nd) with high winds as huge piles of earth are sitting exposed to the elements? From Wikipedia: If arsenic poisoning occurs over a brief period of time symptoms may include vomiting, abdominal pain, encephalopathy, and watery diarrhea that contains blood.^[1] Long-term exposure can result in thickening of the skin, darker skin, abdominal pain, diarrhea, heart disease, numbness, and =cancer
- Overdevelopment, traffic and population density
 - The Village (and Town) have seen significant amounts of new housing units come on line over the last several years. This has created problems for all of us in school crowding, traffic problems, and overall strain on resources. This has been a major subject of discussion – with the Village of Mamaroneck now considering a moratorium on new development. In this environment, to consider approving something that would add 105 new homes to our housing stock is ridiculous.

- The project is illegal and is inconsistent with the Village's Comprehensive Plan
 - Hampshire golf course is a designated flood plain. As a flood plain, the Village Code prevents any addition of fill (even one spoonful) if it reduces the hydrologic capacity of the floodplain. This project is proposed to add massive amounts of fill. It therefore is not permitted. The owners argue the law should only apply to riverine floodplains and not tidal floodplains. The law is not drafted that way and should be enforced.
 - The Village Comprehensive Plans discusses the Hampshire site at length, identifying it as one of 7 Critical Environmental Areas in the Village, and presented a preferred alternative of rezoning it as Open/Recreation Space – the way the Town rezoned Bonnie Briar. That is what should be done here. The open space/critical environmental area should be protected. The Comprehensive Plan goes on to say that if the property isn't rezoned as Open/Recreation Space, efforts should be undertaken to ensure that any possible development would have reduced density. This project does not do that.
- Flooding dangers – no access
 - The property has completely flooded in storm surges – at least 3 times in the last 25 years (including in the 1992 Nor'easter when a car was pushed off the road into the golf course and the driver drowned) – and has serious water issues in other major storms. To add massive development in this situation is ridiculous and goes against everything being advised since Sandy. It will only get worse with climate change and projected rises in sea levels. Even now in those tidal storm surges, the intersections that would provide egress and ingress to the area have flooded and been impassable. To add 105 homes to an area that would be inaccessible is dangerous and irresponsible – all so developers can make a quick buck and get out.
 - Even in just plain old bad storms the property has areas of flooding, with formation of temporary lakes. This will lead to erosion of the massive berms to be created to hold the houses and hold back the flooding from the newly raised roads. This will be a disaster waiting to happen.

Thank you for your consideration on this important issue,

David & Carla Henderson
925 Sylvan Lane

Betty-Ann Sherer

From: Katherine Desmond <k347m@aol.com>
Sent: Monday, April 16, 2018 12:45 PM
To: Betty-Ann Sherer
Subject: ADDENDUM to Proposed Hampshire housing development - Comments

To: Village of Mamaroneck Planning Board
From: Katherine E. Desmond, 347 Prospect Avenue, Mamaroneck, NY 10543
Re: Proposed Hampshire Housing Plan
Date: April 16, 2018

For the Record: Please include this Addendum to my April 15th Comments on the proposed Hampshire Housing Plan.

It occurs to me this morning, in the midst of another 2018 Spring Nor'Easter, that units in the proposed Hampshire development might have sump pumps and every one might be pumping basement flooded storm and Sound waters into the Village's sanitary sewage system in a desperate and fruitless effort to stay above the storm surge and the groundwater.

Since the developers are including an evacuation plan into their project proposal, I would expect that they indicate their understanding of one of the Village's most insidious and ongoing problems: **SSOs - sanitary sewer overflows** - wherein sanitary pipes receive (illegally) added sump-pumped stormwater, forcing manholes to overflow, spilling untreated sewage into our streets, neighborhoods, and ultimately Long Island Sound.

I believe that this potential issue warrants discussion.

-----Original Message-----

From: Katherine Desmond <k347m@aol.com>
To: bsherer <bsherer@vomny.org>
Sent: Sun, Apr 15, 2018 2:33 pm
Subject: Proposed Hampshire housing development - Comments

To: Village of Mamaroneck Planning Board

From: Katherine E. Desmond, 347 Prospect Avenue, Village of Mamaroneck resident since 1975

Re: The Proposed Hampshire Housing Development

Date: April 15, 2018

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The developers showed us a diagram of a cross section of a capped berm. The engineer lauded the fact that every unit will have a basement. When these *below berm spaces* (basements) fill with water, I imagine the upper structure, i.e., the home above, being lifted up by floodwater, becoming nothing more than detached, floating debris.

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ORIENTA POINT ASSOCIATION

P.O. Box 365 Mamaroneck, New York 10543
Email: www.orientapoint.org

RECEIVED

APR 11 2018

OPB meeting
BUILDING DEPT.

Officers:

George Mgrditchian, President
Andrew Spatz, Vice President
Claire Wolkoff, Treasurer/ Secretary

Board Members:

Nova Cutler
Jon Dorf
Celia Felsher
Robert Friedland
Andrew Kirwin
Jennifer Kronick
Kim Larsen
Steve Simkin
Edith Roth
Judy Zambardino

April 11, 2018

Good evening Mr. chairman, and Members of the Board,

My name is George Mgrditchian I am the President of the Orient Point Association.

Regarding the DEIS on Hampshire Country Club, there have been many questions raised by MCEC and others, and the community is awaiting your formal responses. The OPA would like to add our concerns as well.

#1) Hampshire country club consists of ⁹⁰100+ acres of open, green space in the middle of Orienta Point. The community of Orienta and the Village of Mamaroneck would suffer a terrible loss of open space with this project.

#2) There are serious concerns about contaminants on the property. There is the potential of arsenic, lead, and pesticides in the soil which would need to be remediated if this project were to proceed. The community would need to be assured that there will be no lingering consequences after construction. Further there are serious concerns about health and safety issues for our neighbors, students and staff of Hommocks School resulting from the disruption of contaminated land, and the impact of traffic to and from the site through the school area and through the rest of Orienta.

#3) Orienta suffers serious flooding during both coastal flood events as well as heavy rain storms. Storm water runoff is a major concern. It is unclear in the DEIS how flooding will be mitigated by proceeding with this project

#4) Massive quantities of soil will need to be trucked into Orienta in order to build the project as designed. We are concerned whether this will be permitted, what the effects of the truck traffic will bring to bear on our community during construction, what the massive truck traffic will do to the infrastructure of our local roads, and how you will be able to verify that this will be clean soil throughout the process.

#5) The Superintendent of Schools has raised concerns about what the additional number of children will do to our already overcrowded school system.

#6) There are concerns regarding the impact the increased traffic and congestion will have throughout Orienta. Orienta is- already terribly congested around the Hommocks School, Orienta Ave and on Route One.

#7) As consultants have shown, nine hole golf courses do not have a high rate of success. If this project were to be built as proposed, the 18-hole golf course currently existing would be trimmed back to a nine hole golf course, and its future would be uncertain.

#8) It is our opinion that this project is inconsistent with the Village of Mamaroneck's Comprehensive Plan and Local Waterfront Revitalization Program.

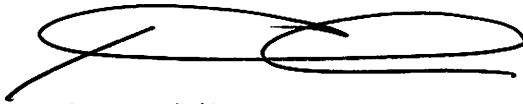
Further I would like to point out that I found the last correspondence from the Residences at Hampshire to be offensive and unnecessary. And I

quote

"These rich NIMBY's" cited in the letter was an unnecessary attack on concerned, hardworking residents of Orienta who happen to have a different point of view than the developer.

In fact it seems to be the developers who have the deep pockets to develop a seriously challenged property with environmental concerns, flooding issues, traffic congestion, concerns for public health due to contaminated soils, and overcrowd schools further in order to make a windfall profit. Once the developers have completed the project, they're gone.

Additionally, the developers have solicited a number of people to write letters to the Planning Board (and who may appear before tonight to speak) in favor of the project who do not live in our community. We do not believe anyone who is not a resident of our community, or an expert hired to address this Board should be heeded.

A handwritten signature in dark ink, consisting of a series of loops and a long horizontal stroke at the end.

George Mgrditchian,
President, Orienta Point Association

RECEIVED

APR 11 2018

@PBmeeting
BUILDING DEPT.Submitted by Jack Lusk
4/11/18 Re Hampshire ClubApril, 11th 2018

Dear Friends of Hampshire Country Club,

As you know, we are currently pursuing a proposal to transform a portion of the Hampshire Country Club property to residential use. These beautifully-designed, eco-friendly carriage homes and single-family residences, **which fully comply with the property's current R-20 zoning**, will subsidize the Club's operations and provide significant tax and employment benefits to the region and our community.

We need your help to show the community support that exists for our proposal at the upcoming public hearing. Please join us to help preserve over 50 acres of beautiful natural vistas, maintain a professionally re-designed 9-hole course and generate approximately \$5.2 million in tax revenue annually, including approximately \$1.5 million net benefit to Mamaroneck schools.

Public Hearing:

Wednesday, APRIL 11, 2018 at 7:00 P.M

McClain Auditorium of the Mamaroneck High School
1000 W. Boston Post Road Mamaroneck, NY 10543

WHY ATTEND:

Our first concept was a condominium plan in 2014 that would have disturbed only 2 acres of land and maintained all 18 holes of golf by incorporating into the Clubhouse, luxury apartments geared toward empty nesters (55+) who wish to downsize but remain in the community. In order to proceed with that concept, we applied to the Village Board of Trustees for a change in zoning needed to move forward.

At that time, an opposition group known as the Mamaroneck Coastal Coalition was formed by several well-heeled property owners living along the perimeter of our property. The stated goal of the organization was to thwart any and all efforts to develop OUR property. Three board members of Mamaroneck Coastal and their families and LLC's they control collectively own 7 homes bordering Hampshire. These rich NIMBY's dramatically ramped up personal and corporate contributions to the members of the Village Board of Trustees (one of whom is a board member of Mamaroneck Coastal) who rejected the original plan without holding the requisite public hearing, in violation of NYS public meeting rules.

Consequently, the addition of residences allowed by current zoning is the only way to support the existence of the long-treasured club while preserving more than 50% of contiguous open space in perpetuity. The property **cannot** remain undeveloped, so we are moving ahead with a reasonable proposal that conforms to current zoning while still bringing significant benefits to the community.

If you support the current proposal or wish to express your desires for the course, we strongly encourage you to visit www.theresidencesathampshire.com/get-involved. There, you can

instantly send the letter displayed urging the Village to permit us to incorporate residential uses into the Hampshire Country Club property by simply by filling out the form with your contact information.

Thank you for your support!

Sincerely,

The Residences at Hampshire Team

<https://theresidencesathampshire.com>

<https://www.facebook.com/ResidencesatHampshire/>

<https://twitter.com/HampshireAt>

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APR 17 2018

BUILDING DEPT.

David J. Cooper
Jody T. Cross •
Katelyn E. Ciolino •
Michael J. Cunningham •
Marsha Rubin Goldstein
Helen Collier Mauch •
Zachary R. Mintz •
Daniel M. Richmond
Kate Roberts
Brad K. Schwartz
Lisa F. Smith •
David S. Steinmetz •
Edward P. Teyber •
Michael D. Zarin

• Also admitted in D.C.
• Also admitted in CT
• Also admitted in NJ

April 16, 2018

Via Federal Express

Acting Chairman Ingemar Sjunne
and Members of the Village of Mamaroneck Planning Board
Village Hall
169 Mt. Pleasant Avenue
Mamaroneck, NY 10543

Re: Hampshire Country Club – Planned Residential Development

Dear Acting Chairman and Members of the Planning Board:

As you know, this firm represents Hampshire Recreation, LLC (“Hampshire”) in connection with its Application to develop a planned residential community (“Project”) on a portion of the Hampshire County Club property (“Property”). Enclosed please find letters to the Planning Board in support of Hampshire’s Project. Please add the enclosed letters to the public comments for the Project.

Thank you and please do not hesitate to contact us with any questions.

Respectfully Submitted,

ZARIN & STEINMETZ

By: 

David J. Cooper

Cc (via electronic mail):
Lester D. Steinman, Esq.
Betty-Ann Sherer
Hampshire Country Club

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Daniel Lechuga** <info@theresidencesathampshire.com>
reply-to: daniel-flute@hotmail.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Wed, Apr 11, 2018 at 4:37 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

Daniel Lechuga
[204 Travers Avenue](#)
Zip Code: 10543
Email: daniel-flute@hotmail.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Rosa Lechuga** <info@theresidencesathampshire.com>
reply-to: yessenia-bonita@hotmail.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Wed, Apr 11, 2018 at 4:36 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

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I respectfully urge your support for this proposal.

Sincerely,

Rosa Lechuga
[204 Travers Avenue](#)
Zip Code: 10543
Email: yessenia-bonita@hotmail.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Debra Thompson** <info@theresidencesathampshire.com>
reply-to: dthompson@weddingsbydebra.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Wed, Apr 11, 2018 at 4:28 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

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I respectfully urge your support for this proposal.

Sincerely,

Debra Thompson
[43 Calton Road](#)
Zip Code: 10804
Email: dthompson@weddingsbydebra.com

from: **Jennifer Rangel** <info@theresidencesathampshire.com>
reply-to: Jennrangel18@aol.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Wed, Apr 11, 2018 at 2:52 PM
subject: I support The Residences at Hampshire Proposal

RECEIVED
APR 17 2018
BUILDING DEPT.

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I respectfully urge your support for this proposal.

Sincerely,

Jennifer Rangel
147 b meadow lane
Zip Code: 10805
Email: Jennrangel18@aol.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Prudencio Lechuga** <info@theresidencesathampshire.com>
reply-to: plechuga67@hotmail.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaite@vomny.org
date: Wed, Apr 11, 2018 at 12:36 PM
subject: I support The Residences at Hampshire Proposal

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I respectfully urge your support for this proposal.

Sincerely,

Prudencio Lechuga
[204 Travers Avenue](#)
Zip Code: 10543
Email: plechuga67@hotmail.com

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from: **Dave Finstad** <info@theresidencesathampshire.com>
reply-to: dfinstad@omers.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Tue, Apr 10, 2018 at 4:33 PM
subject: I support The Residences at Hampshire Proposal

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I respectfully urge your support for this proposal.

Sincerely,

Dave Finstad
[18 Vanderburgh Ave., Larchmont](#)
Zip Code: 10538
Email: dfinstad@omers.com

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from: **Robert Polstein** <info@theresidencesathampshire.com>
reply-to: boblyn55@gmail.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Tue, Apr 10, 2018 at 2:54 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

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Sincerely,

Robert Polstein
[502 Fairway Green](#)
Zip Code: 10543
Email: boblyn55@gmail.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Phil Brock** <info@theresidencesathampshire.com>
reply-to: philbrock@optonline.net

to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org

date: Tue, Apr 10, 2018 at 8:19 AM

subject: I support The Residences at Hampshire Proposal

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I respectfully urge your support for this proposal.

Sincerely,

Phil Brock
[79 Greenway Close](#)
Zip Code: 10573
Email: philbrock@optonline.net

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BUILDING DEPT.

from: **Anthony Brown** <info@theresidencesathampshire.com>
reply-to: arb6@cumc.columbia.edu

to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org

date: Mon, Apr 9, 2018 at 6:57 PM
subject: I support The Residences at Hampshire Proposal

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Sincerely,

Anthony Brown
[1501 Fairway Green](#)
Zip Code: 10543
Email: arb6@cumc.columbia.edu

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APR 17 2018

BUILDING DEPT.

from: **Maj-Britt
Rosenbaum** <info@theresidencesathampshire.com>
reply-to: majbritt.rosenbaum@gmail.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Mon, Apr 9, 2018 at 6:07 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

Maj-Britt Rosenbaum
[401 FAIRWAY GREEN](#)
Zip Code: 10543
Email: majbritt.rosenbaum@gmail.com

from: **Barbara Brown** <info@theresidencesathampshire.com>
reply-to: Brbrown1066@gmail.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaite@vomny.org
date: Mon, Apr 9, 2018 at 4:32 PM
subject: I support The Residences at Hampshire Proposal

RECEIVED
APR 17 2018
BUILDING DEPT.

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

Barbara Brown
1501 Fairway Green
Zip Code: 10554
Email: Brbrown1066@gmail.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Tom Landau** <info@theresidencesathampshire.com>
reply-to: Docotis27@yahoo.com

to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org

date: Mon, Apr 9, 2018 at 4:04 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

Tom Landau

Zip Code: 10543

Email: Docotis27@yahoo.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Luis Rico** <info@theresidencesathampshire.com>
reply-to: luri569@hotmail.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Mon, Apr 9, 2018 at 1:03 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

Luis Rico
[27 North Avenue](#)
Zip Code: 10805
Email: luri569@hotmail.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **VESNA
DUSAJ** <info@theresidencesathampshire.com>
reply-to: VESNADUSAJ@gmail.com

to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaite@vomny.org

date: Mon, Apr 9, 2018 at 1:03 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

VESNA DUSAJ
[140 PELHAM ROAD](#)
Zip Code: 10805
Email: VESNADUSAJ@GMAIL.COM

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Ursula Dasilva** <info@theresidencesathampshire.com>
reply-to: amg10805@aol.com

to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org

date: Mon, Apr 9, 2018 at 1:02 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

Ursula Dasilva
[27 North Avenue](#)
Zip Code: 10805
Email: amg10805@aol.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Julio Gaytan** <info@theresidencesathampshire.com>
reply-to: Cesarjcg@yahoo.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Sun, Apr 8, 2018 at 4:22 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

Julio Gaytan
[38 Hamilton pl. tarrytown ny](#) 10591
Zip Code: 10591
Email: Cesarjcg@yahoo.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Steve Newman** <info@theresidencesathampshire.com>
reply-to: sn100@optonline.net
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Sun, Apr 8, 2018 at 1:03 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

Steve Newman
[125 Beechwood Dr](#)
Zip Code: 10543
Email: sn100@optonline.net

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Edwin Beltran** <info@theresidencesathampshire.com>
reply-to: Kebpc@aol.com

to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaite@vomny.org

date: Sun, Apr 8, 2018 at 12:52 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

Edwin Beltran
7 Ros Dr White Plains
Zip Code: 10707
Email: Kebpc@aol.com

RECEIVED

APR 17 2018

BUILDING DEPT

from: **David Castagna** <info@theresidencesathampshire.com>
reply-to: Dsc21@optonline.net
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Sun, Apr 8, 2018 at 11:46 AM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

David Castagna
[618 Bellevue Ave North Yonkers](#)
Zip Code: 10703
Email: Dsc21@optonline.net

RECEIVED

APR 17 2018

BUILDING DEPT

from: **Scott Forzaglia** <info@theresidencesathampshire.com>
reply-to: forzag14@gmail.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Sat, Apr 7, 2018 at 3:54 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

Scott Forzaglia

Zip Code: 10543

Email: forzag14@gmail.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Leslie Dixon** <info@theresidencesathampshire.com>
reply-to: leslie.edixon@gmail.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Sat, Apr 7, 2018 at 3:13 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

Leslie Dixon

Zip Code: 10543

Email: leslie.edixon@gmail.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **David Smith** <info@theresidencesathampshire.com>
reply-to: Davesmith922@gmail.com

to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org

date: Sat, Apr 7, 2018 at 11:37 AM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

David Smith
[1200 King Street, Apt 209](#)
Zip Code: 10573
Email: Davesmith922@gmail.com

RECEIVED

APR 17 2018

BUILDING DEPT

from: **JeanMarie Sutton** <info@theresidencesathampshire.com>
reply-to: jeanmarie.sutton@raveis.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Sat, Apr 7, 2018 at 9:23 AM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

JeanMarie Sutton
[25 Horace St](#)
Zip Code: 06614
Email: jeanmarie.sutton@raveis.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Rob Sutton** <info@theresidencesathampshire.com>
reply-to: rsutton@hampshriecub.com

to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org

date: Sat, Apr 7, 2018 at 9:21 AM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

Rob Sutton
[1025 Cove Road](#)
Zip Code: 10543
Email: rsutton@hampshriecub.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Scott Olson** <info@theresidencesathampshire.com>

reply-to: solson12@gmail.com

to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org

date: Sat, Apr 7, 2018 at 9:03 AM

subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

Scott Olson

[53 Nelson Blvd](#)

Zip Code: 10509

Email: solson12@gmail.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Stuart GILBERT** <info@theresidencesathampshire.com>
reply-to: stugilbert@aol.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Fri, Apr 6, 2018 at 3:16 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

Stuart GILBERT
1050 Nautilus Lane
Zip Code: 33160
Email: stugilbert@aol.com

RECEIVED

APR 17 2018

BUILDING DEPT

from: **Menachem Silberstein** <info@theresidencesathampshire.com>
reply-to: mendelsilb@yahoo.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Wed, Apr 4, 2018 at 11:03 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

Menachem Silberstein
[518 Cortlandt Ave](#)
Zip Code: 10543
Email: mendelsilb@yahoo.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Jarrett
Winchester** <info@theresidencesathampshire.com>
reply-to: Jalanwinchester@gmail.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaite@vomny.org
date: Tue, Apr 3, 2018 at 12:20 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

Jarrett Winchester
[418 mamaroneck ave, mamaroneck ny](#) 10543
Zip Code: 10543
Email: Jalanwinchester@gmail.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Naomi Koller** <info@theresidencesathampshire.com>
reply-to: koller.naomi@gmail.com

to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org

date: Mon, Apr 2, 2018 at 7:53 AM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

Naomi Koller
[75 old lyme rd](#)
Zip Code: 10514
Email: koller.naomi@gmail.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Cookie
Rosenblum** <info@theresidencesathampshire.com>
reply-to: Cookierosenblum@aol.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Sun, Apr 1, 2018 at 11:15 AM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

Cookie Rosenblum
[1402 Fairway Green](#)
Zip Code: 10543
Email: Cookierosenblum@aol.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Shannon
Dennis** <info@theresidencesathampshire.com>
reply-to: Shannondennis214@gmail.com

to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org

date: Sat, Mar 31, 2018 at 6:27 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

Shannon Dennis

[29 cooper Dr](#)

Zip Code: 10801

Email: Shannondennis214@gmail.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Jean-Paul Jansen** <info@theresidencesathampshire.com>
reply-to: Jansen.jp.2@gmail.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Fri, Mar 30, 2018 at 6:16 AM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

Jean-Paul Jansen
[640 Barrymore Lane](#)
Zip Code: 10543
Email: Jansen.jp.2@gmail.com

from: **william
Ingraham** <info@theresidencesathampshire.com>
reply-to: wingraham@mac.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Thu, Mar 29, 2018 at 2:27 PM
subject: I support The Residences at Hampshire Proposal

RECEIVED
APR 17 2018
BUILDING DEPT.

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

The current plan to add beautifully-designed carriage houses and single-family residences consistent with the character of the neighborhood, would also preserve a large portion of the golf course and the associated open space on the property. To the extent that the Village would want to preserve a larger portion of the property, then it should permit Hampshire to incorporate residences into the clubhouse and maintain the entire 18-hole golf course.

I respectfully urge your support for this proposal.

Sincerely,

william Ingraham
[71 Beechtree Drive](#)
Zip Code: 10538
Email: wingraham@mac.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Demetrios Mourouzis** <info@theresidencesathampshire.com>
reply-to: demetrios3@gmail.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Wed, Mar 28, 2018 at 11:16 AM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

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I respectfully urge your support for this proposal.

Sincerely,

Demetrios Mourouzis
[104 Bainbridge Ave](#)
Zip Code: 10594
Email: demetrios3@gmail.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Andrew Brucker** <info@theresidencesathampshire.com>
reply-to: Abruks18@aol.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Tue, Mar 27, 2018 at 12:45 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

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I respectfully urge your support for this proposal.

Sincerely,

Andrew Brucker
[18 Stoneleigh Close](#)
Zip Code: 10583
Email: Abruks18@aol.com

RECEIVED

APR 17 2018

BUILDINGS DEPT.

from: **Mary Ann Johnson** <info@theresidencesathampshire.com>
reply-to: jocapt@optonline.net
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Sun, Mar 25, 2018 at 5:41 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

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I respectfully urge your support for this proposal.

Sincerely,

Mary Ann Johnson
403 Fairway Green
Zip Code: 10543
Email: jocapt@optonline.net

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **norman portnoy** <info@theresidencesathampshire.com>
reply-to: portnoyns@gmail.com

to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org

date: Sun, Mar 25, 2018 at 5:21 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

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I respectfully urge your support for this proposal.

Sincerely,

norman portnoy
[123 wood brook road white plains n.y](#)
Zip Code: 10605
Email: portnoyns@gmail.com

RECEIVED

APR 17 2018

BUILDING DEPT

from: **David Smith** <info@theresidencesathampshire.com>

reply-to: Davesmith922@gmail.com

to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org

date: Sat, Apr 7, 2018 at 11:37 AM

subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

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I respectfully urge your support for this proposal.

Sincerely,

David Smith

[1200 King Street, Apt 209](#)

Zip Code: 10573

Email: Davesmith922@gmail.com

RECEIVED

APR 17 2018

BUILDING DEPT

from: **Stuart
Gilbert** <info@theresidencesathampshire.com>
reply-to: Stugilbert@aol.com

to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org

date: Fri, Mar 23, 2018 at 6:47 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

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I respectfully urge your support for this proposal.

Sincerely,

Stuart Gilbert
1050 Nautilus Lane
Zip Code: 33160
Email: Stugilbert@aol.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Phil Brock** <info@theresidencesathampshire.com>
reply-to: philbrock@optonline.net

to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org

date: Thu, Mar 22, 2018 at 4:48 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

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I respectfully urge your support for this proposal.

Sincerely,

Phil Brock
79 Gfreenway Close
Zip Code: 10573
Email: philbrock@optonline.net

from: **Marshall
Steinberg** <info@theresidencesathampshire.com>
reply-to: mtsteinberg28@yahoo.com
to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org
date: Wed, Mar 21, 2018 at 4:29 PM
subject: I support The Residences at Hampshire Proposal

RECEIVED

APR 17 2018

BUILDING DEPT

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

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I respectfully urge your support for this proposal.

Sincerely,

Marshall Steinberg
[80 Riverside Blvd. NY NY](#)
Zip Code: 10069
Email: mtsteinberg28@yahoo.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Amy Levin** <info@theresidencesathampshire.com>
reply-to: **Ajl459@yahoo.com**

to: **tmurphy@vomny.org,**
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org

date: Wed, Mar 21, 2018 at 2:02 PM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

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I respectfully urge your support for this proposal.

Sincerely,

Amy Levin
[147 Rockland Ave, Larchmont, NY](#)
Zip Code: 10538
Email: Ajl459@yahoo.com

RECEIVED

APR 17 2018

BUILDINGS DEPT.

from: **Robert Menell Menell** <info@theresidencesathampshire.com>
reply-to: rmenell@gmail.com

to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org

date: Wed, Mar 21, 2018 at 10:43 AM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

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I respectfully urge your support for this proposal.

Sincerely,

Robert Menell Menell
[77 Havemeyer Lane, Unit 402](#)
Zip Code: 06902
Email: rmenell@gmail.com

RECEIVED

APR 17 2018

BUILDING DEPT.

from: **Randi Held** <info@theresidencesathampshire.com>
reply-to: randibheld@gmail.com

to: tmurphy@vomny.org,
vtafur@vomny.org,
nlucas@vomny.org,
lpotok@vomny.org,
kwaitt@vomny.org

date: Wed, Mar 21, 2018 at 10:32 AM
subject: I support The Residences at Hampshire Proposal

Dear Members of the Village and Planning Boards,

I support the plan to develop a portion of the Hampshire Country Club property with a residential use. Adding a residential component to the Club will ensure that it can remain an important recreational and social resource for the community. It will also provide important tax and employment benefits to the region and the Village.

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I respectfully urge your support for this proposal.

Sincerely,

Randi Held
[33 Meadowlark Road](#)
Zip Code: 10573
Email: randibheld@gmail.com

Betty-Ann Sherer

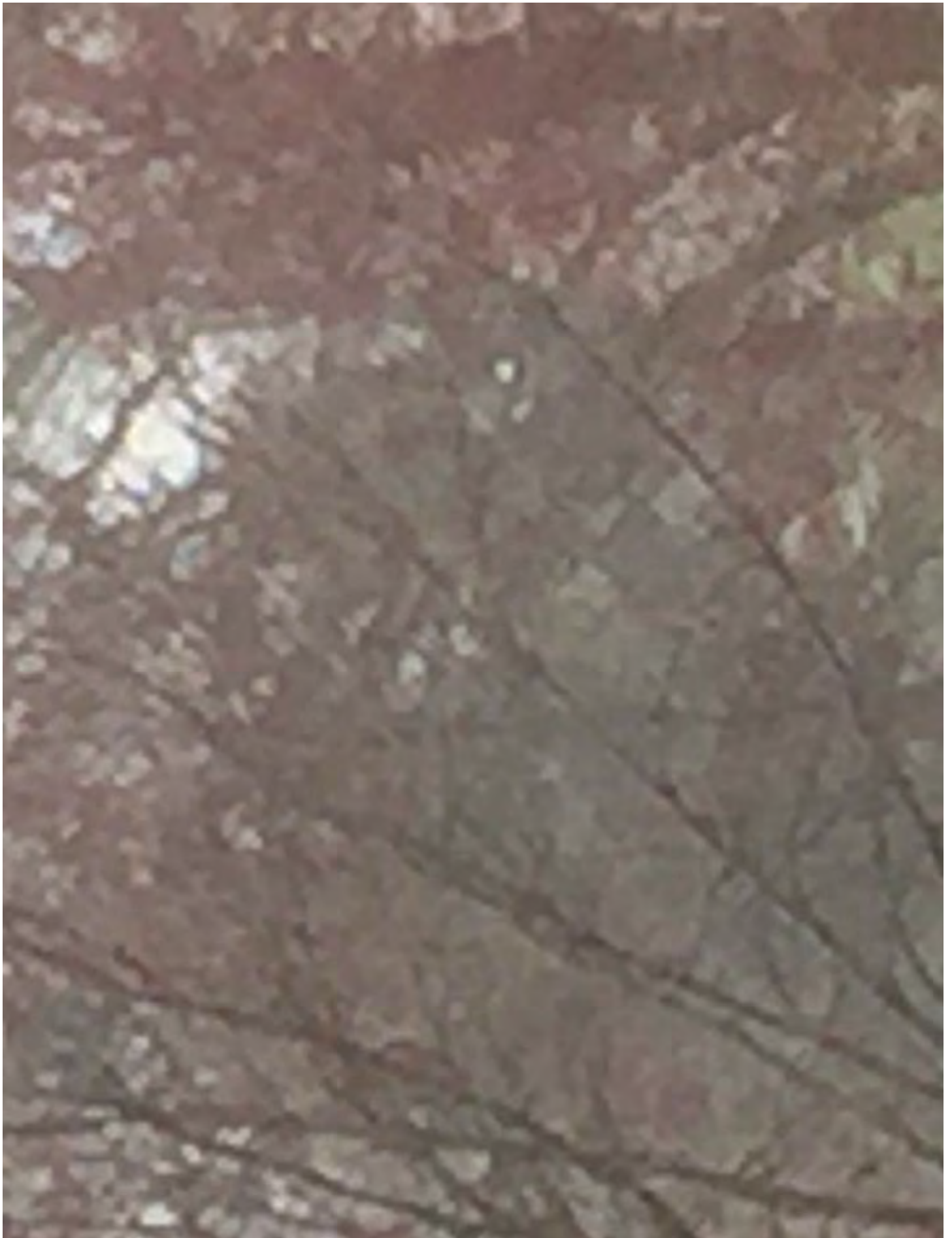
From: Jane E Herzog <jeh2@nyu.edu>
Sent: Monday, April 16, 2018 12:00 PM
To: Betty-Ann Sherer
Subject: Hampshire

Follow Up Flag: Follow up
Flag Status: Flagged

Please
Share with the Planning Board
Thanks.
Photos from Hampshire Golf Course on 4/16 during the rain.

Not even a nor'easter! It is almost entirely underwater and the rain continues. What are the developers thinking of other than dollar signs???





Sent from my iPhone

Betty-Ann Sherer

From: DAVID WENSTRUP <dwenstrup@me.com>
Sent: Monday, April 16, 2018 2:16 PM
To: Betty-Ann Sherer
Cc: Mayor Tom Murphy; Victor Tafur; Leon Potok; Nora Lucas; Keith Waitt
Subject: Comments to Planning Board on Hampshire Proposal
Attachments: HCC Flooding Comments 041118.docx; Flood Plain Diagrams.pdf; Waterfall Photographs during Sandy.pdf

Follow Up Flag: Follow up
Flag Status: Flagged

To the Planning Board:

This note follows up on comments I made at the April 11 Planning Board meeting regarding the effect of fill in floodplain (as proposed by Hampshire) on neighboring homes and roads. In summary, contrary to Hampshire's assertions, water in the flood plain DOES NOT immediately reach the level of LI Sound in moderately severe flooding events because there is not infinite flow into the flood plain. It takes substantial time. By filling in part of the flood plain (with either imported fill or cut and fill), Hampshire would be reducing the flood plain capacity, and the water in the flood plain would rise faster, and may ultimately reach a higher level than it would have without the fill.

I'm including i) my comments at the meeting, 2) a graphic representation of the effect, and 3) photographs documenting the effect during Superstorm Sandy.

Below are my more detailed comments I made at the Planning Board Meeting.

Below is a presentation visually depicting the effect.

Finally, Here are two pictures taken during Sandy that document that the flow into the flood plain that contains Hampshire takes time to fill. Both pictures are of the retaining wall separating Hommocks Road from the 10th green/11th tee.

My Name is David Wenstrup and I live on Cove Road.

I'd like to bring additional light on the flood plain issues with Hampshire's plan. As you know, the vast majority of the Hampshire property lies below the flood plain, some of it at elevations as low as mean sea level. And you also know that their plan includes massive amounts of fill in that flood plain, including both imported fill and "cut and fill"

You've heard from Mr. Kass that our Village laws prohibit filling in a flood plain. I'd like to think that that would be the end of the matter, yet here we still are. The developer has made an argument that that law should not apply to them because this is a coastal flood zone as opposed to a river or stream based flood zone, and so—they say—filling it would not have a detrimental effect. That distinction between coastal and stream based flood zones doesn't exist in village law, but more importantly, they are wrong in their assertions about the detrimental effect.

Basically, the developer argues that, because there is effectively infinite water in the Long Island Sound, the water in the flood zone will immediately equalize with the sound, so filling in part of the flood zone doesn't affect the water level. This argument ignores the particular topography of Hampshire AND some of the surrounding homes and roads.

You see, Hampshire is in a bath tub. That is, it is an area of low elevation, completely surrounded by areas of slightly higher elevation. What that means is that the areas of higher elevation keep the water out of the property during mild coastal flooding events. We know this to be the case. For example, the property has elevations as low as mean sea level, and we have an 8 foot tide around here. That means, every day at high tide, parts of the property are 4 feet BELOW the level of the sound. What's happening is that the high areas around the club prevent the water from coming in. These are the walls of the bathtub. In a daily high tide, and in mild flooding situation, the bathtub walls keep the water out. But in a moderate to moderately severe flooding event—such as Sandy, the water will begin to breach the lowest points in the bath tub wall.

This is exactly what happened in Sandy, and from Sandy we know that one of the lowest points in the bath tub wall is Hommocks Road directly adjacent to the 11th tee. Many of us witnessed, and photographed, the “waterfall” as water entered the club property over Hommocks Road.

But what's really important is that when the water level in the sound breaches the bathtub wall in a Sandy-like event, it doesn't immediately fill up. It takes time. In Sandy, it took hours. That time to fill is incredibly important, because the sea level may go down before the flood plain reaches the level of the sound, so the flood levels in those areas may never reach the sounds' level. And the time to fill depends on the size of the bath tub. Fill, whether imported or cut and fill, shrinks the bath tub. Raising Eagle Knolls road, so that water can't enter the flood plain on the other side of Eagle Knolls, also dramatically shrinks the capacity of the flood plain to absorb that water flowing in, so the level of the water in that bathtub will increase faster.

This would be one thing if Hampshire was alone in the flood plain, but they are not. When the water level rises in Hampshire, it spills over to adjacent homes, and to the intersection of Eagles Knolls and Hommocks Road, preventing egress. You've heard this already in the accounts in February from Paul Cantwell, and the gentleman who owns part of the pond on the 10th hole. They described how water comes from Hampshire onto their property and in their homes. If Hampshire fills the flood plain or raises Eagles Knolls Road, it will happen faster, and may flood them in times when it otherwise would not have.

I'm describing the mechanics of what happens, which was borne out as witnessed in Sandy. I will also submit to the Board a Powerpoint Presentation which graphically depicts the mechanics. But to quantify the effect with rigorous hydrological analysis, we would need complete topographical data of not just Hampshire's property but also the surrounding properties, to define the extent of the "bath tub" and its walls, its capacity for holding water, and the impact of the proposed development.

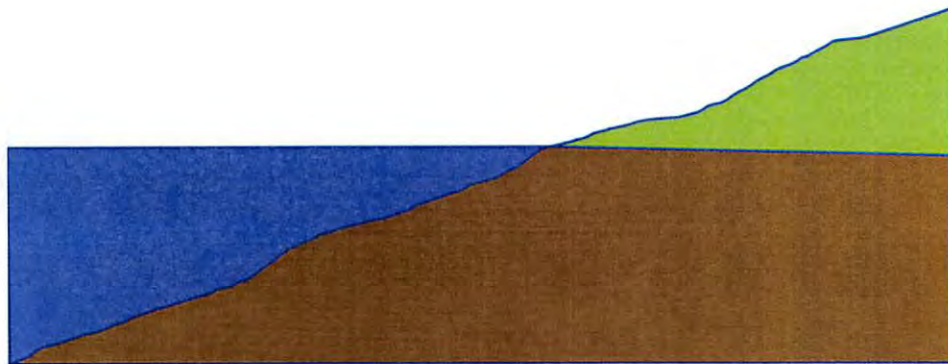
I'll end where I began. The law is the law. And the law says you can't fill in a flood plain, with either cut and fill or imported fill. But if for some reason you are tempted to believe that law does not apply to them, please don't accept their argument that fill has no impact on flooding. At the very least, make them analyze the full extent of the floodplain, including beyond their boundaries, to prove that it would have no impact on those neighbors or on the area roads. And make them provide the data in electronic format so that independent engineers can quantify the effect. I am not asking as a stalling tactic; I am asking because I don't think they can show it won't have a material impact.

Thank You

Hampshire is Analyzing the Wrong Type of Topography

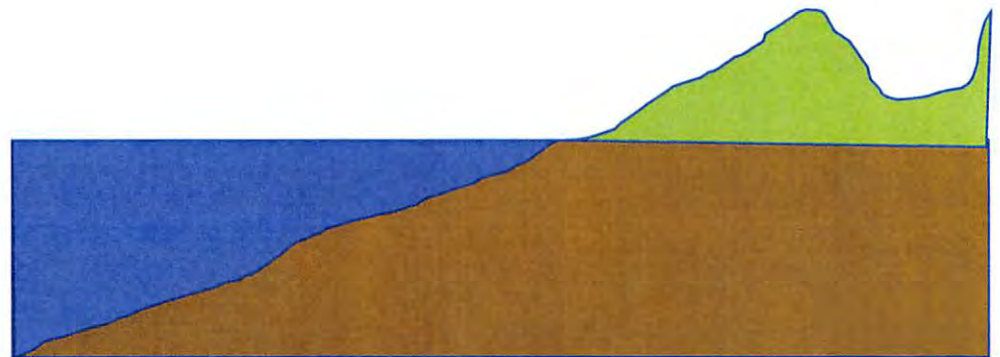
They assume the water level in the flood plain immediately reaches the level of the Long Island Sound

That would be true if the land around the sea was constantly rising in elevation



Hampshire's View

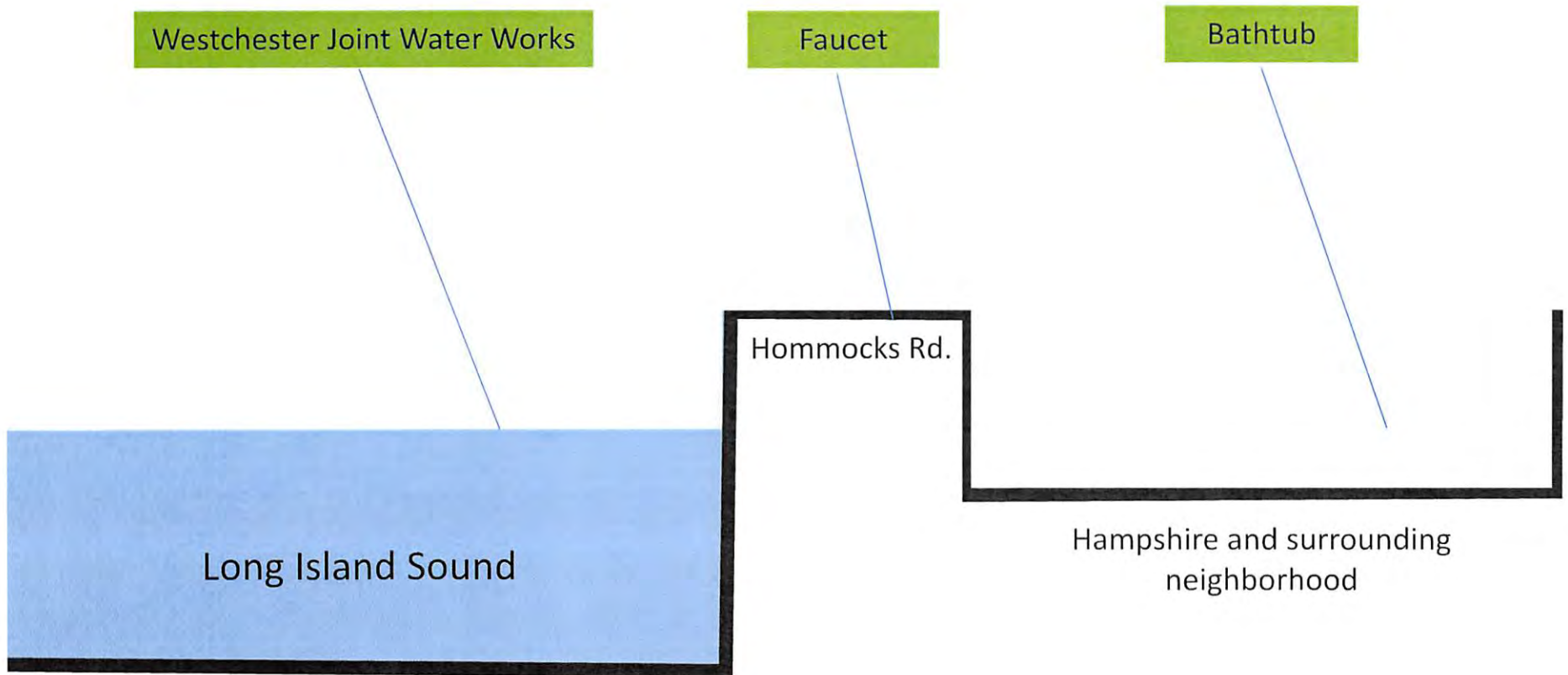
... But in reality, higher points limit the flow of water into Hampshire and the surrounding roads



Reality

The Floodplain Around Hampshire is a Bathtub

Barriers such as Hommocks Road Block Water from LI Sound from entering the Floodplain



The Floodplain Around Hampshire is a Bathtub

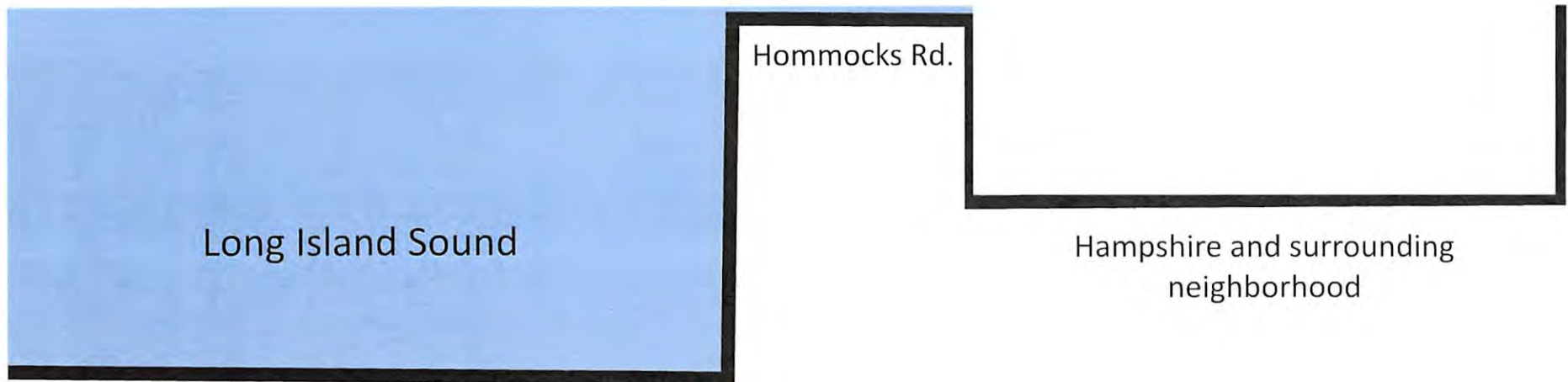
In Moderate Tidal Surge, the Barrier Keeps Water out of the Floodplain



As the Tidal Surge Rises, The Faucet Opens

The flow across Hommocks Road and other Barriers is NOT infinite

- Flow rate depends on
 - Elevation level of surge above barrier (cross sectional area)
 - surface smoothness
 - Wind conditions
- The flow is more restricted in the much more frequent moderately severe flooding events (e.g., Sandy, Irene)

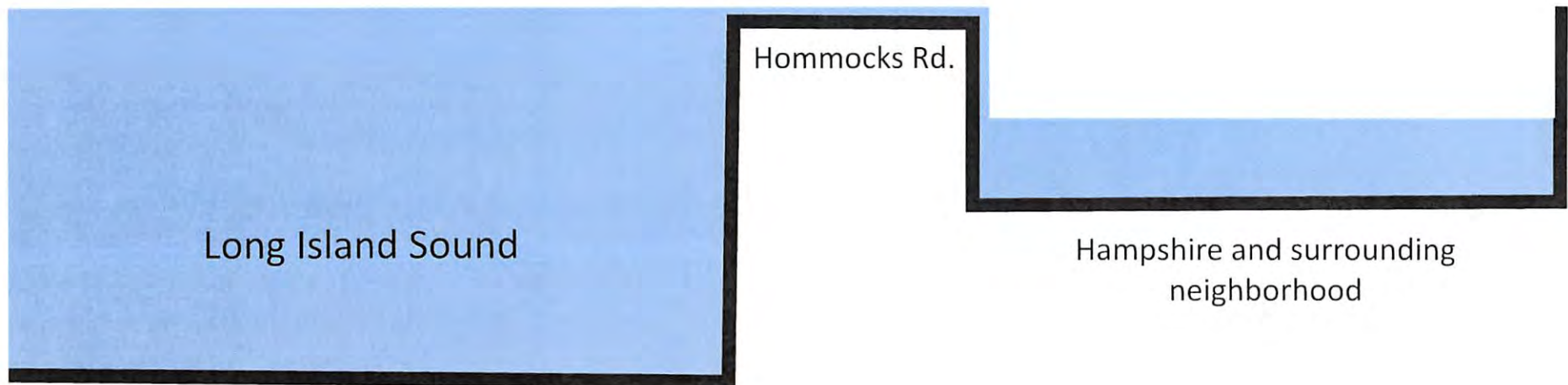


The Hampshire Analysis Incorrectly Assumes INFINITE flow across the barriers

It Takes Time for the Bathtub to Fill

The amount of time depends on the flow rate AND the size of the tub

- For moderately severe events, experience shows this takes hours with existing conditions
- In a 100 year flood or higher, it will be faster, because the flow rate will eventually be higher



The Size of the Bathtub Buys Time for the Neighborhood

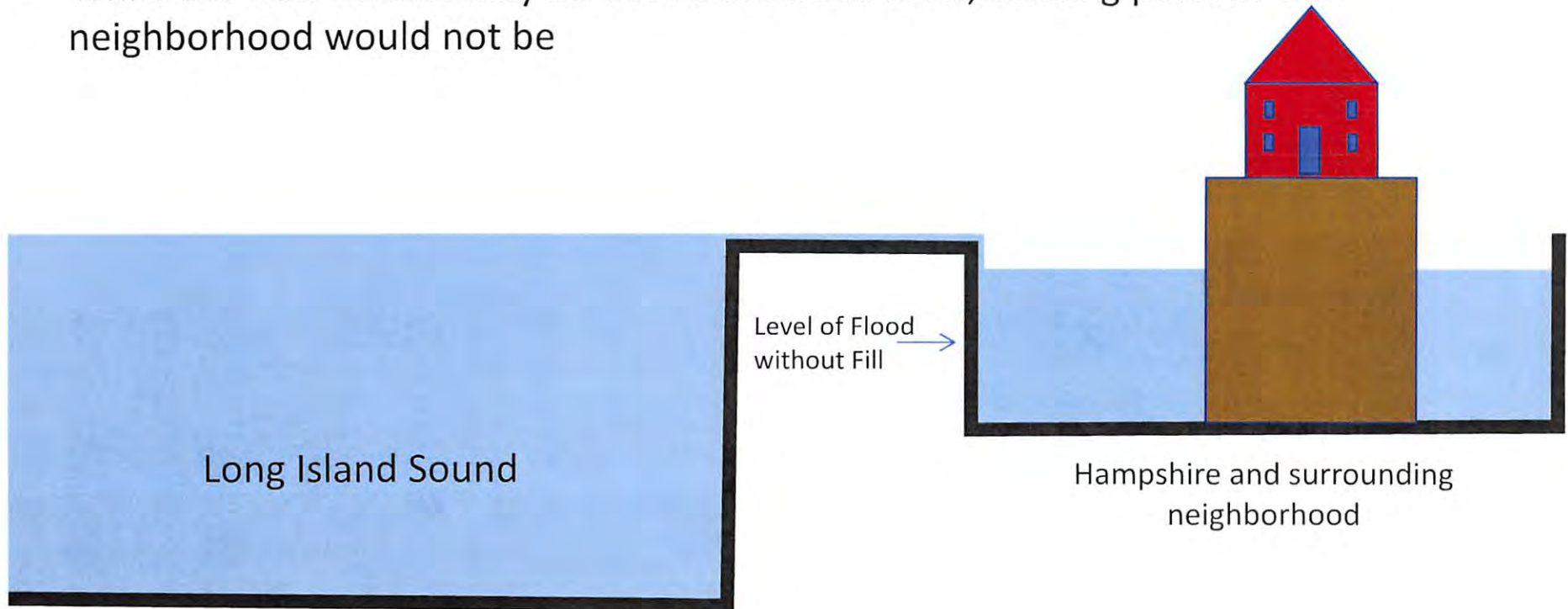
Because the tidal surge ebbs, both from the passing of the storm and the regular tidal cycle, the floodplain may not completely fill



Adding Fill Effectively Shrinks the Bathtub

Causing two dangerous effects:

- The level of flood will be higher at a given point in time, and perhaps ultimately
 - Potentially blocking egress, e.g., at Hommocks and Eagle Knolls
- The depth of flood will increase at a faster rate, reducing time for escape
 - This is true for both "Sandy-like" events and for early stages of 100 year floods.
- While the new houses may be above the flood level, existing parts of the neighborhood would not be

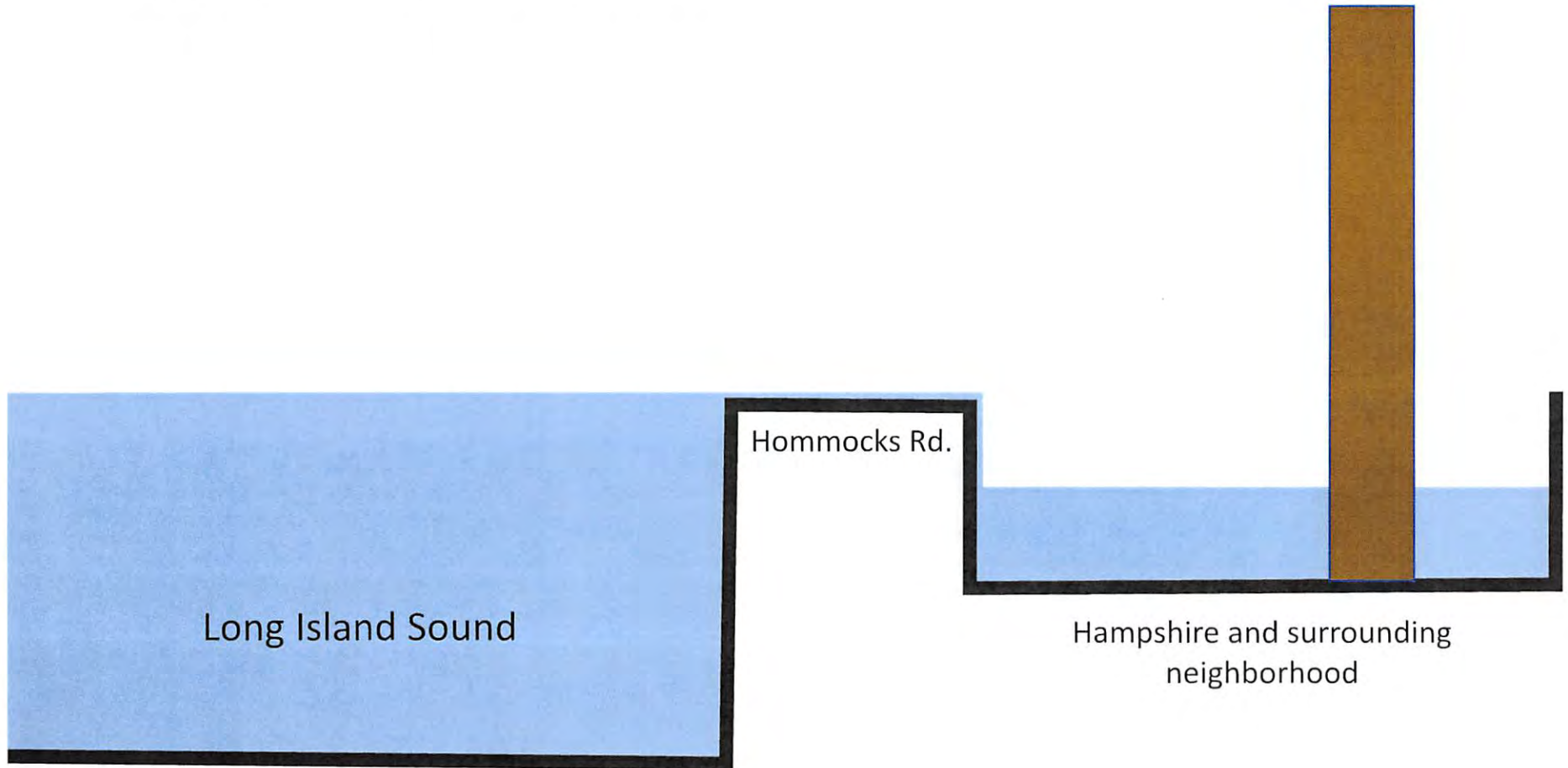


This is precisely why our Village Code PROHIBITS filling in a flood zone!

“Cut and Fill” has Exactly the Same Effect on Flooding

Material above the level of flood has no effect on the capacity of the flood plain

- Think of: Standing up in the Bathtub



“Cut and Fill” has Exactly the Same Effect on Flooding

Material taken from higher elevation placed in the floodplain also decreases the capacity

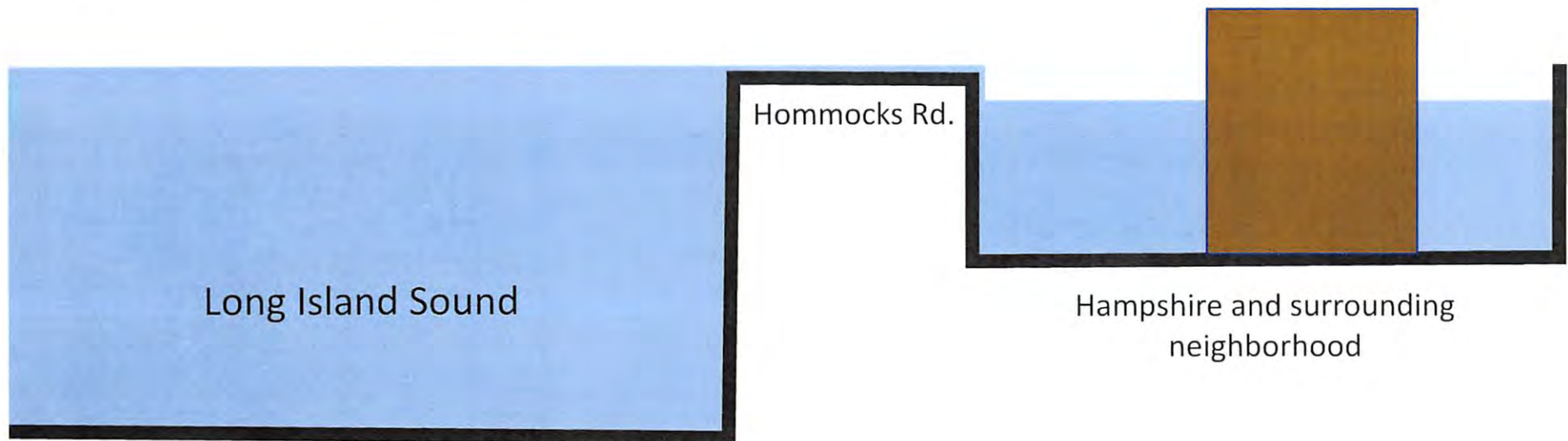
- Think: Now lie down in the bathtub. What happens to the water level?

This is why the Village law makes no distinction between imported fill and “cut and fill”

- It is simply prohibited to decrease the volume of the floodplain

Even Hampshire’s so called “no fill” option violates this prohibition

- It includes massive “cut and fill”



Summary

The “filling of the bathtub” effect is extremely well known and is the basis of our laws preventing fill in a floodplain

Hampshire attempts to sidestep this law by fallaciously assuming an infinite rate of flow through a finite passage

This is demonstrably and materially wrong—Both in theory and in observed events at the project site

Filling the floodplain will

- increase the final depth of flood for moderately severe floods
- increase the rate water rises for all flooding events that surpass the barrier
- cause significant harm to other residents in the neighborhood

It doesn't matter whether it is imported fill or cut and fill

Implications

The fill issue and its impact on flooding is not just an environmental impact issue.

- It could not be mitigated in any case

It is a prohibition in law.

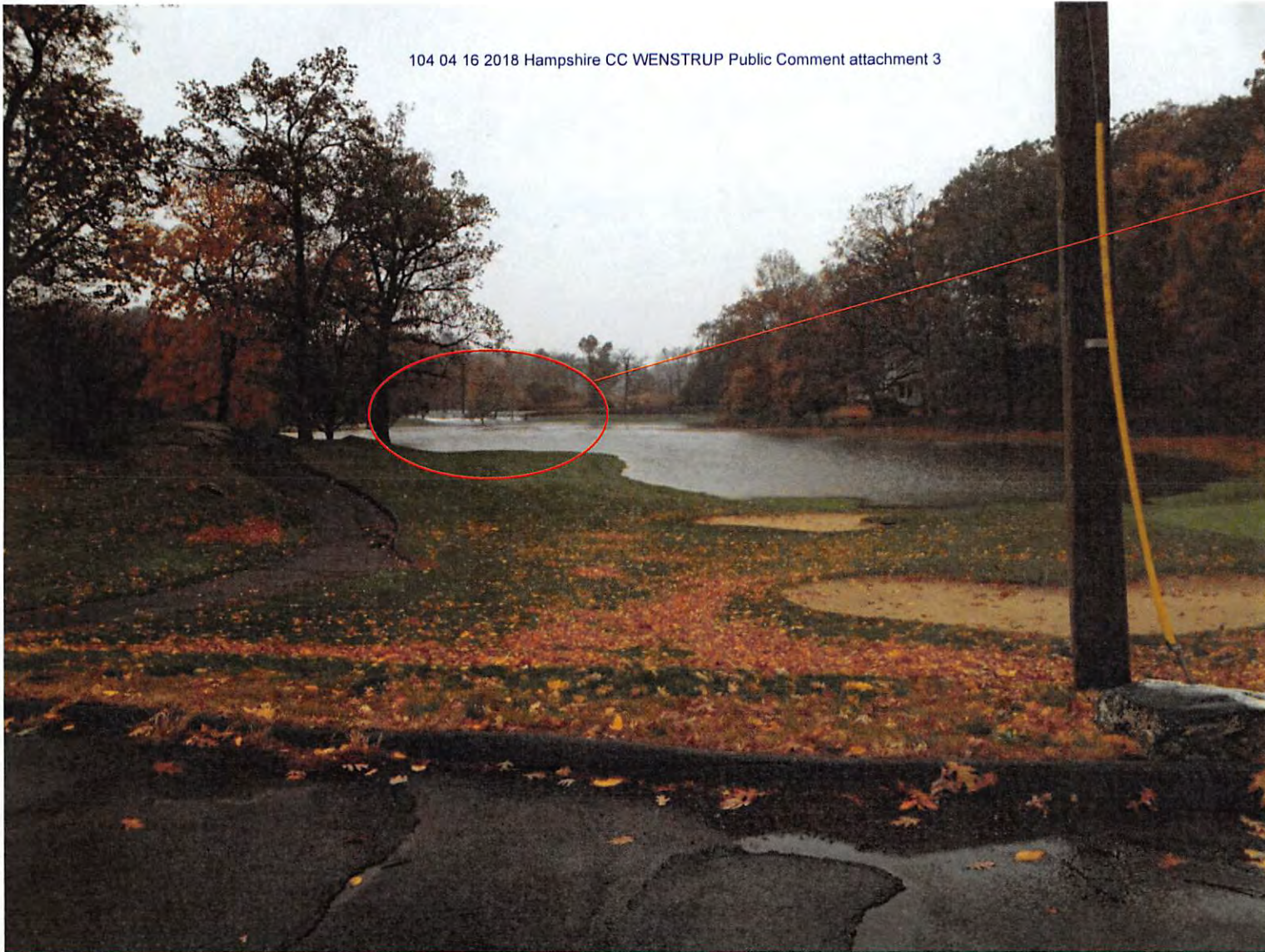
- The planning board may not waive it.

The applicants have not submitted a legal plan

- The only one of the alternatives to be legal is the “as is” option

The Planning Board should reject the application for non-compliance with law
--

104 04 16 2018 Hampshire CC WENSTRUP Public Comment attachment 3



Picture Taken at
11:52 AM
10/29/2012 by
David Wenstrup

Area of white water
shows the
“waterfall” as water
from LI Sound
crossed over
Hommocks Road
and cascaded down
the wall onto the
course



Picture Taken at
1:52 PM
10/29/2012 (2
hours later) by Dan
Natchez

A much closer view:
It shows that two
hours later, the
waterfall remains as
the water in the
“bathtub” flood
plain had still not
reached the level of
the LI Sound.

Any fill added to the
flood plain would
raise the level of
water

Betty-Ann Sherer

From: DAVID WENSTRUP <dwenstrup@me.com>
Sent: Monday, April 16, 2018 2:25 PM
To: Betty-Ann Sherer
Cc: Mayor Tom Murphy; Victor Tafur; Leon Potok; Nora Lucas; Keith Waitt
Subject: Hampshire's Proposed Use of Cove Road
Attachments: Re: timing.eml; Re: this morning.eml

Follow Up Flag: Follow up
Flag Status: Flagged

April 16, 2018

Mamaroneck Village Planning Board

Re: Cove Road Access

Dear Planning Board:

As noted in the petition previously submitted by the residents of Cove Road, Cove Road is a private road, and its resident owners of the road have no intention of allowing access for the new proposed use to provide access and egress to the proposed cluster development (or for that matter, the condominium plan or any other residential development indicated as alternatives in Hampshire's DEIS). Since the entirety of the DEIS assumes this use, we believe the entire DEIS analysis is invalid, and indeed the proposal itself is not permissible.

In the April 11 Planning Board meeting, the lawyer for Hampshire asserted that they had a right to use Cove Road for their development, arguing that the use does not change. They said that members of the Orienta community routinely use Cove Road to access the Hommocks School and Boston Post Road South. They seem to be arguing that some sort of constructive easement or adverse possession exists.

It is true that members of the community routinely use Cove Road as an access road, but they do so at the discretion of the Cove Road residents. Over the years, the residents of Cove Road have, from time to time, asserted their rights to restrict access to the road. This was most recently done in October of 2011, when the residents hired a guard to block through traffic from accessing Cove Road on October 17-18, 2011. During that time, only residents of Cove Road, their guests, and employees and users of the country club were permitted access. Before the residents took this action, we informed the Village, including the Trustees and the Police

Department, as well as the Orienta Point Association. While many Orienta residents were displeased with the Cove residents for this inconvenience, no one—not the police, the village or any resident—challenged the Cove Road residents' legal authority to restrict that access.

Further, Hampshire and its owners were not only aware of this action to restrict access, they actively supported it (though they were clear this was an action by the Cove Road residents.) Cove Road hired a guard preventing access at the intersection of Cove Road and Orienta, and Hampshire sent one of its employees to stand guard on Eagle Knolls Road, informing people that the road was closed to through traffic. I am attaching email correspondence between myself and Tom Nappi, a representative of the developer and Hampshire, in which we discuss logistics of the road closure. Therefore, Hampshire has already conceded that the Cove Road residents can restrict access to the road.

In the April 11th meeting, Hampshire asserted that it is the beneficiary of a constructive easement (beyond the easement to use the road for club purposes) that has never even been alleged, much less granted. As noted above, the residents of Cove Road will not grant such an expanded easement, and, given, among other things, the unchallenged actions by the residents of Cove Road to restrict access (aided by the club) we firmly believe that such an extension of the easement would not be ordered by a court of law. Yet Hampshire's entire DEIS and redevelopment plan rests on this assumption that they have a right to this access.

If the Planning Board accepts a final DEIS based on the public use of this private property, it will effectively be aiding in a violation of the property rights of Cove Road residents, which it should not do, and which will be place an extraordinary burden on the residents who own this road.

I urge you to reject this petition as an illegal encroachment on private property.

Sincerely,

David Wenstrup

1058 Cove Road

Betty-Ann Sherer

From: David Wenstrup <dwenstrup@me.com>
Sent: Wednesday, October 12, 2011 5:16 PM
To: TNAPPI@NWRADVISORS.COM
Subject: Re: timing
Attachments: Road Closure Flyer_v5.doc

Hi Tom,

We are a go for Monday. Attached is the latest copy of the flyer, which I assume is near final. Thanks for your help on it.

I think we are planning to put the signs out on Sunday morning. The sign won't have all the detail, but we will send a copy of the flyer to the Orienta Point Association on Sunday as well. Any car passing through or turned away will also get a flyer.

We also plan to let the police know in advance.

Thanks for your support.

Dave

On Oct 12, 2011, at 10:23 AM, Thomas Nappi wrote:

> Hi, David. Did you have a chance to finish the flyer? Are you going to put up signs or hand the flyers out to people who drive through, making them aware of the closure? I want to make sure this is still on for 10/17. We intend to get signs for the Hommocks/Eagle Knolls side.

>

> Thx.

>

> -----Original Message-----

> From: David Wenstrup [<mailto:dwenstrup@me.com>]

> Sent: Sunday, October 09, 2011 8:10 PM

> To: Thomas Nappi

> Subject: timing

>

> Tom,

>

> The full neighborhood is on board for the road closure plan, but we haven't gotten together in time to pull it off for Tuesday. Among other things, I'm sure you needed a bit of lead time. So we are now a go for Monday, 10/17.

>

> I'll send you the new version of the flyer tomorrow. It uses much of your draft.

>

> Speak to you soon.

>

> Dave

>

>

> David Wenstrup

> dwenstrup@me.com

>

Cove Road Closed

Your help is needed to re-open Cove Road.

Due to the Village of Mamaroneck's refusal to maintain the road, Cove Road is closed to all through traffic. Cove Road residents regret the inconvenience that this may cause.

Some background on the situation on Cove Road:

- Cove Road is the only private road in the Village that is used for through traffic.
- For many years, the Village performed basic road maintenance, and in return, Cove Road residents allowed Orienta and other Village residents to use the road.
- The Village has ceased maintaining Cove Road, and excessive traffic using the road has caused it to fall into a terrible state of disrepair.
- Cove Road residents do not feel it is equitable for them to bear the cost of fixing and maintaining a road that benefits the Village at large.

We have tried to engage with the Village to reach an acceptable resolution that would again allow you, our neighbors, to travel safely through Cove Road. Please help us. We encourage you to contact the Village and voice your opinion.

Cove Road residents include Democrats, Republicans and Independents, and this is not meant to be a political action. With that said, we think it is important to note that while Mayor Rosenblum has been supportive of working to resolve this matter, the following Village leaders have presented obstacles.

Richard Slingerland (Village Manager): 777-7703

Toni Pergola Ryan (Village Trustee): 837-6602

John Hofstetter (Village Trustee): 584-1845

Sid Albert (Village Trustee): 777-7722

Please call as many of these Village leaders as you can.

COVE ROAD RESIDENTS ASSOCIATION

Betty-Ann Sherer

From: David Wenstrup <dwenstrup@me.com>
Sent: Tuesday, October 18, 2011 9:34 AM
To: TNAPPI@NWRADVISORS.COM
Subject: Re: this morning

Okay. Thanks.

On Oct 18, 2011, at 9:27 AM, Thomas Nappi wrote:

> I was just over there. The sign, cones and a guard are all out there.

>

>

> Thomas Nappi

> Vice President

> New World Realty Advisors, LLC

>

> work: 646-723-4753

> mobile: 917-547-2987

>

> ----- Original Message -----

> From: David Wenstrup <dwenstrup@me.com>

> To: Thomas Nappi

> Sent: Tue Oct 18 09:14:01 2011

> Subject: this morning

>

> Tom,

>

> So there wasn't a guard on the Hommocks side this morning. Our guard will be there for the full day today (being sure to let any Kiwanis traffic through).

>

> Could we at least get the sign that you guys had made back up, so that people have notice that they can't get all the way through?

>

> David Wenstrup

> dwenstrup@me.com

>

>

>

David Wenstrup
dwenstrup@me.com