

Village of



Mamaroneck

*Village Hall  
P.O. Box 369  
Mamaroneck, N.Y. 10543*

**VILLAGE OF MAMARONECK TIDAL AND FRESHWATER  
WETLANDS PERMIT GUIDELINES**

1. Any person proposing to conduct a regulated activity upon any wetland, or within 100 feet of a wetland, must file a wetlands permit application in accordance with § 192-5. Regulated activities are defined in Chapter 192 of the Village of Mamaroneck code.

Fifteen (15) copies of the application and plans must be accompanied by the application filing fee of \$50.00. A \$1,000.00 Escrow Account deposit is also required unless there is already an existing escrow account in connection with a related application. The applicant is responsible for all inspection costs incurred in inspecting the property. These costs are payable prior to the issuance of the permit. Two separate checks are required, both made out to the Village of Mamaroneck. The applicant is responsible for obtaining the signatures required on the Affidavit and completing the application in a complete and satisfactory form.

2. All wetlands, streams, rivers, lakes and ponds must be clearly delineated on all plans and subdivision plats.
3. All wetlands and stream corridors must be flagged in the field, using standard orange flagging tied to existing vegetation at 30 feet intervals.
4. The extent of wetland areas is determined by either soil type or vegetation, whichever area is greater, in accordance with Chapter 192.
5. It is the applicant's responsibility to secure State Wetlands Permits, if necessary, from the Department of Environmental Conservation.
6. Permit applications for sites with existing wetland violations will not be considered.
7. All erosion control measures must be clearly delineated on all plans and subdivision plats. Applicants should consider the potential impact of their proposal on existing drainage patterns.

Your cooperation in complying with all of the listed guidelines is greatly appreciated and will help expedite review of the wetlands permit application.

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DO NOT WRITE IN THIS SPACE- FOR OFFICE USE ONLY

Application Fee Received: \_\_\_\_\_ Amount Received: \_\_\_\_\_  
Maps/Survey Received: \_\_\_\_\_ List of Owners Names Received: \_\_\_\_\_  
Consent of Owner Received: \_\_\_\_\_ Application Complete: \_\_\_\_\_  
Wetlands Permit #: \_\_\_\_\_

Application Transmitted to:

Abutting Municipality (if applicable): \_\_\_\_\_  
Board of Trustees  
Building Inspector  
County Planning: \_\_\_\_\_  
Engineering Consultant  
HCZM: \_\_\_\_\_  
NYS DEC (if applicable): \_\_\_\_\_  
Planning Board: \_\_\_\_\_  
Wetlands Consultant (if applicable): \_\_\_\_\_

PLANNING BOARD RECS RECEIVED: \_\_\_\_\_

APPLICATION (Date): \_\_\_\_\_ Approved \_\_\_\_\_ Disapproved \_\_\_\_\_

Please type or print the requested information for items 1 through 13

1. Name: Hampshire Recreation, LLC Address: 1025 Cove Rd. a/k/a 1107 Cove Rd. N.
2. City: Mamaroneck State: NY Zip Code: 10543
3. Mailing address if different from above: \_\_\_\_\_
4. Telephone: Home: 914-698-4610 Work: \_\_\_\_\_
5. Applicant's Agent: Name: Zarin & Steinmetz Address: 81 Main St., Ste. 415, White Plains NY  
10601
6. Owner of property: Hampshire Recreation, LLC

Section:	<u>9</u>	Block:	<u>35</u>	Lot:	<u>700</u>
			<u>36</u>		<u>1</u>
			<u>42</u>		<u>568,659 &amp; 367</u>
			<u>43</u>		<u>12,1</u>

7. Purpose, character and extent of proposed activity (include detailed description of activity, a map showing the affected area and the deed): \_\_\_\_\_  
Planned residential development, including 105 residential units (44 single-family residences and 61 townhomes). \_\_\_\_\_  
\_\_\_\_\_

8. The following must accompany this application:

- A. Written consent of the owner of the property if applicant is not the owner.
- B. A map showing the controlled area affected and any wetland or watercourse therein and the location, extent and nature of the proposed work.
- C. A list of the names of the owners of record of lands adjacent to the wetland or adjacent area upon which the proposed project is to be undertaken and the names of known claimants of water rights which relate to any land within or within 100 feet of the boundary of the property on which the proposed regulated activity will be located.
- D. A survey and deed or other legal description describing the subject property.

NOTE: The Village may require such additional information including a Long Form EAF it deems sufficient to enable it to make the necessary findings and determinations.

9. Prior to issuance of a permit, the applicant, at the discretion of the Planning Board, may be required to file with the Village a performance bond in form and surety acceptable to the Planning Board in such amount as the Village may deem sufficient to ensure the faithful performance of the work to be undertaken and the indemnification of the Village for restoration costs resulting from failure to comply.
10. Any site for which an application has been submitted shall be subject to inspection upon notice to property owner and applicant at any reasonable time, including weekends and holidays, by the Building Inspector, Planning Board, or their designated representatives. By making of this application the above applicant agrees to indemnify and hold harmless the Village, its officers, agents and employees against any damage or injury that may be caused by or arise out of any entry onto the subject property in connection with the processing of the application, during construction or within one (1) year after the completion of work.

11. I certify that the foregoing information and any information contained in any attachment is true and accurate to the best of my knowledge.

Thomas L. Lust

Signature of Applicant

13. Subscribed and sworn to before me this 25<sup>th</sup> day of June in the year of 2015 in the County of Westchester and State of New York.

[Signature]  
Signature of Notary



All fees must accompany this application in the amount prescribed by Chapter 347 "Fees" and all escrow accounts must be kept current in accordance with Chapter 176. The applicant is responsible for all inspection costs in accordance with.

FOR PLANNING BOARD USE ONLY

1. Recommendations received (Specify Agency/Date): \_\_\_\_\_

2. Public hearing held: \_\_\_\_\_

3. Notice to Property Owners: \_\_\_\_\_

4. Notice Published: \_\_\_\_\_

5. Planning Board Report issued to: \_\_\_\_\_

a. Clerk-Treasurer \_\_\_\_\_

b. Wetlands Consultant (if applicable) \_\_\_\_\_

c. Building Inspector \_\_\_\_\_

### AFFIDAVIT

I hereby certify that to the best of my knowledge no outstanding fees (including escrow sums pursuant to Chapter 176) of the Village of Mamaroneck exist for the property identified below. Furthermore, I hereby certify that to the best of my knowledge, no outstanding violation of local laws or ordinances of the Village of Mamaroneck exists with respect to the cited property or any structure or use existing thereon.

Property tax identification (please verify that the sheet, block and lot number(s) provided are correct. See tax bill or contact Village Assessor's Office): 700

Section 9 Block 36 Lot 1  
42 568,659 & 367  
43 12

Owner: Hampshire Recreation, LLC Agent: Zarin & Steinmetz

Address of property subject to application: 1025 Cove Rd. a/k/a 1107 Cove Rd. N., Mamaroneck NY  
10543

Type of Application: Site plan; special permit; subdivision; floodplain development; HCZM

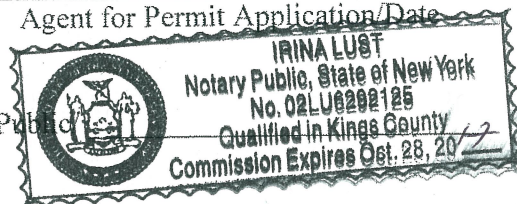
Submitted to: Planning Board; Building Department  
(Identify Board or Department)

Signed *Thomas L. L...*  
Owner of Record/Date

Signed \_\_\_\_\_  
Agent for Permit Application/Date

Notary Public/ *[Signature]*  
Date 06/25/15

Notary Public/ \_\_\_\_\_  
Date



Confirmations (Do not sign if note below applies):

Signed \_\_\_\_\_  
Building Inspector/Date

Signed \_\_\_\_\_  
Clerk-Treasurer/Date

Signed \_\_\_\_\_  
Clerk-Treasurer/Date

Note: The processing and approval of any and all applications for approval and issuance of any permit or certificate of occupancy or use by any board or official of the Village of Mamaroneck is prohibited for any property owner who has fees outstanding under Chapter 176 and 192. The processing of applications may be prohibited when there are outstanding violations of any local laws or ordinances of the Village of Mamaroneck on the property for which the approval is being requested. If the confirmations cannot be provided, an application cannot be processed.

This Affidavit must be completed and submitted with any and all application(s) to the Village of Mamaroneck.

