

Wainscott Citizens Advisory Committee (WCAC)
Meeting of March 4, 2017

Member Attendance:

Jose Arandia, Co-Chair
Frank Dalene
Dennis D'Andrea, WCAC Chair Emeritus
Carolyn Logan Gluck
Susan Macy
Rick Del Mastro, WCAC Chair Emeritus
Sally Sunshine
Phil Young

Excused Absences:

Kathleen Begala
Virginia Edwards
Barry Frankel, Co-Chair
Simon Kinsella
Bruce Solomon
Cindy Tuma

Elected Official:

Kathee Burke-Gonzalez, Town Councilwoman, Liaison to WCAC

Guest Speakers:

Ed Reale and Robert Calvert, Sag Harbor Community Housing Trust Affordable Housing Project

Members of the Public:

Julie Burmeister, Bridgehampton Citizens Advisory Committee
Mary Carpenter
Sara Davison, Executive Director, Friends of Georgica Pond Foundation
Michael Hansen
Greg Higgins
Marian Lindberg
Jordy Mark
Carole Slater

Housekeeping:

The next meeting will be held on April 1, 2017

Minutes

The February 4, 2016 minutes were seconded and approved.

Guest Speakers:

Ed Reale & Robert Calvert, Sag Harbor Community Housing Trust Affordable Housing Project

The goal of the Sag Harbor Community Housing Trust is to create and maintain affordable, sustainable housing in the greater Sag Harbor area. In 2014, the Organization purchased "The Cottages," a 2.5 acre mostly wooded area that runs a third of a mile back from 114. Windmill Housing Development Corporation was hired to manage the property's day-to-day operations. All of the tenants, some of whom have resided there for 20 years were able to remain on the property, and may return pending they meet affordable-housing guidelines. If they qualify to return, they will be provided with relocation and return costs. Mr. Reale and Calvert believe there will be no impact on the Wainscott school district. The Organization is engaged in an ongoing conversation with David Eagan regarding anticipated enrollment of students in the Wainscott School for budgeting purposes.

Site planning & architecture: This project will take into consideration the sensitive environmental area, will update the current waste water system, and will ensure that the units are energy efficient, while sourcing materials responsibly. This project proposes to replace the 9 existing 330 sq. ft. units with two three-bedroom 1079 sq. ft. units, and six one-bedroom 600 sq. ft. units. Each unit has a single car space, private deck and backyard, with a planned community garden. Due to how heavily wooded this property is, solar panels will not be used.

Resident qualifications: The target annual income for residents is between \$65,000 - \$85,000 as set by the Federal Government. Nina Stewart, a former head of East Hampton's housing site, and individuals from the Windmill housing Development Corporation are conducting individual interviews with the tenants to ensure that returning residents meet qualifying factors such as immigrant and income status. These are regulation the developers must abide by given they will be receiving state and federal funding for the project. Discrepancy remains regarding how many school age children will be allowed to reside in each unit. If an applicant receives a section 8 voucher, they will be eligible to reside at the property if they meet all qualifications. Handicap accessibility is not part of the mandate or mission of this program.

Finances: The approximate total budget for this project is north of 3 million. Bridgehampton National Bank funded the purchase of the property. Funding has been received from the Suffolk County Planning Commission from funds received from the developers of the Watchcase factory. In addition, state and county housing grants are being sought; money which comes with ties regarding eligibility/rent/standard of construction requirements.

Rough timetable: Groundbreaking is contingent on receiving funds from the State, with an anticipated relocation and construction date perhaps in October of 2017.

Liaison Report:**Car Wash**

The applicants revised site plan is tentatively on the schedule for Wednesday March 8, however Co-Chair Arandia believes that this has been postponed again.

Hamlet Studies

Progress is being made with public presentations tentatively scheduled for the April Town Board work session. The consultants are also working in tandem with the gentleman carrying out the economic and business study.

Friends of Georgica Pond

A resolution permitting the Friends of Georgica Pond Foundation to use a H5250 Aquatic Marine Harvester and Otter Trawl for seven-and-a-half hours per day from May through August has been introduced.

Sanitary Upgrades

The local legislation and rebate program to incentivize homeowners to update their sanitary systems was sent to the Water Quality Committee for review. When the review is complete, the legislation will come back to the Town Board for a work session.

Upcoming Events

Thursday, March 9, 5:30-7:30 PM at the Clinton Academy - Deepwater info session. As part of the hands on presentation, Town officials will go from Montauk Yacht Club to Block Island to view the turbines in May.

Monday, March 27, 6:30-7:30 PM at EH Library - Screening of The Hunting Ground

Tuesday, April 18, 8:45AM-12:15PM at Guild Hall - safeTALK Suicide Alertness Training.

Immigration

EH Town Supervisor Larry Cantwell pledged that EH will not participate in the executive order allowing local police departments to be deputized to work as ICE agents. Authorities will work with agents if/when they come to town.

Committee Topics for Discussion:

Environmental Sub-Committee

Friday, March 24, 2PM Bridget Fleming and Doug Feldman will attend the ESC meeting at Town Hall.

Traffic Sub-Committee

Councilwoman Burke-Gonzalez will not ask for an after hearing resolution on the 4-way stop sign at Wainscott Main Street following the March 16 public hearing. This is in light of concerns raised by local farmers that their 16-foot wide farm machinery will not be able to cross the road, especially given the increased traffic patterns during the summer if a stop sign is installed. This issue will be revisited at the April WCAC meeting, and April 6 public hearing. The farmers suggest that Sandy Bridge be widened, which in conversation with Steve Lynch seems unlikely. Any correspondence regarding this issue should be submitted to Carole Brennen by 5pm on March 16.

Chief Sarlo provided the cost of the pole mounted speed monitoring device at approximately \$4,000; 3 units for a total of \$12,182.91. No data has yet been received due to an issue with the accuracy of reports.

Town and Committee Updates:

Code Enforcement

Billie Babinski recounted his conversation with Thomas Talmage, Town Engineer to Chair Emeritus D'Andrea, during which he mentioned that the parking on Beach Lane was changed to meet state standards for handicapped accessibility. However, the parking will return to its previous layout as the Department of Parks did not have approval to alter the same. John Rooney is the contact for Suffolk County Department of Parks. Member Sunshine asked how to go about obtaining a new bench at the entrance of Main Beach. Councilwoman Burke-Gonzalez will look into the same for the April meeting.

Building Department

The problem with retention of building inspectors has been resolved.

Energy Sustainability

The Climate Action Plan has been adopted as a comprehensive plan.

Public hearing for adoption of the HERS rating passed unanimously.

Public hearing on benchmarking on municipal buildings was adopted this week by the Town Board - each municipal buildings will track energy usage. This makes the Town eligible for \$100,000 grant to help make municipal buildings more energy efficient.

A member of the public inquired as to whether wave energy is being considered in East Hampton. There are environmental concerns, and the fishing community is very involved in the discussion. Given that this is an emerging technology that isn't mature yet, wave energy is not currently part of the conversation in EH.

ZBA

Administrative issue of clearing phragmites.

Other Business:

ESC - Air Quality

Chair Emeritus Del Mastro received a response to his letter, dated January 18, 2017 regarding air quality from the Suffolk County Department of Health Services. Air quality is regulated by New York State Department of Environmental Conservation (NYSDEC), however they do not regulate vehicular traffic. Residents are directed to contact the NYSDEC Division of Air Resources while air quality issues are taking place.

Wainscott School

In light of Wainscott Superintendent of Schools Stuart Rachlin's retirement, Chair Emeritus D'Andrea is going to reach out to see if another administrator can attend the May meeting to discuss the school budget.