



Ecological Services, Inc.

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NOV 13 2023

NYS Department of State  
Planning and Development

November 10, 2023

New York State  
Department of State  
Division of Coastal Resources  
99 Washington Ave., Suite 1010  
Albany, N.Y. 12231-0001

Re: Application for Permit  
2 Seascope, LLC – 2 Seascope Lane, Quogue, NY

Dear Sir/Madam:

Enclosed please find an application package for the above referenced project, which includes the following:

- 1.) Federal Consistency Assessment Form
- 2.) Response to coastal policies
- 3.) (1) Set of plans
- 4.) (1) Survey
- 5.) A copy of the NYSDEC Application Package
- 6.) A copy of the USACOE Environmental Questionnaire
- 7.) Photographs.
- 8.) Location Map
- 9.) Authorization Letter

If there should be any questions or if additional information is required, please don't hesitate to contact this office.

Sincerely,

Dan Hall  
Land Use Ecological Services, Inc.

DH  
Enc.



Ecological Services, Inc.

To All Regulatory Agencies:

Please be advised that I have retained Land Use Ecological Services, Inc. to act as AGENT for all applications and correspondence pertaining to my project.

  
Signature

Won Gruniceo  
Print Name

Owner of 2 + 4 Seascope LLC's  
Title (Owner, President, Manager, etc.)

9/20/23  
Date



Department of  
Environmental  
Conservation

Office of  
General Services

Department  
of State

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US Army Corps  
of Engineers

NYS Department of State  
Planning and Development

### JOINT APPLICATION FORM

For Permits for activities affecting streams, waterways, waterbodies, wetlands, coastal areas, sources of water, and endangered and threatened species.

You must separately apply for and obtain Permits from each involved agency before starting work. Please read all instructions.

#### 1. Applications To:

##### >NYS Department of Environmental Conservation



Check here to confirm you sent this form to NYSDEC.

Check all permits that apply:

☐ Stream Disturbance

☐ Excavation and Fill in  
Navigable Waters

☒ Docks, Moorings or  
Platforms

☐ Dams and Impound-  
ment Structures

☐ 401 Water Quality  
Certification

☐ Freshwater Wetlands

☒ Tidal Wetlands

☐ Wild, Scenic and  
Recreational Rivers

☐ Coastal Erosion  
Management

☐ Water Withdrawal

☐ Long Island Well

☐ Incidental Take of  
Endangered /  
Threatened Species

##### >US Army Corps of Engineers



Check here to confirm you sent this form to USACE.

Check all permits that apply: ☐ Section 404 Clean Water Act

☐ Section 10 Rivers and Harbors Act

Is the project Federally funded? ☐ Yes ☐ No

If yes, name of Federal Agency: \_\_\_\_\_

General Permit Type(s), if known: \_\_\_\_\_

Preconstruction Notification: ☐ Yes ☐ No

##### >NYS Office of General Services



Check here to confirm you sent this form to NYSOGS.

Check all permits that apply:

☐ State Owned Lands Under Water

☐ Utility Easement (pipelines, conduits, cables, etc.)

☐ Docks, Moorings or Platforms

##### >NYS Department of State



Check here to confirm you sent this form to NYSDOS.

Check if this applies: ☐ Coastal Consistency Concurrence

#### 2. Name of Applicant

2 Seascope LLC & 4 Seascope LLC

Taxpayer ID (if applicant is NOT an individual)

87-4475710 & 87-450387

Mailing Address

31 Masterson Road

Post Office / City

Bronxville

State Zip

NY

10708

Telephone 917-952-4197

Email wgiuriceo@gmail.com

Applicant Must be (check all that apply): ☒ Owner ☐ Operator ☐ Lessee

#### 3. Name of Property Owner (if different than Applicant)

Same As Applicant

Mailing Address

Post Office / City

State Zip

Telephone

Email

For Agency Use Only

Agency Application Number:



**4. Name of Contact / Agent**

Dan Hall / Land Use Ecological Services, Inc.

**Mailing Address**

570 Expressway Drive South, Suite 2 F

**Post Office / City**

Medford

**State Zip**

NY

11763

Telephone 631-727-2400

Email dhall@landuse.us

**5. Project / Facility Name**

2 Seascape Lane & 4 Seascape Lane - Quogue

**Property Tax Map Section / Block / Lot Number:**

902-7-1-7.05 & 7.07

**Project Street Address, if applicable**

2 & 4 Seascape Lane

**Post Office / City**

Quogue

**State Zip**

NY

11959

Provide directions and distances to roads, intersections, bridges and bodies of water

2 & 4 Seascape Lane, Quogue, NY 11959 (Please see location map)

☐ Town ☒ Village ☐ City

County

Stream/Waterbody Name

Quogue

Suffolk

Quantuck Bay/ Creek

Project Location Coordinates: Enter Latitude and Longitude in degrees, minutes, seconds:

Latitude: 40 ° 48 ' 44.75N " Longitude: 72 ° 37 ' 10.15W "

**6. Project Description:** Provide the following information about your project. Continue each response and provide any additional information on other pages. Attach plans on separate pages.

**a. Purpose of the proposed project:**

Proposed Lot Line Modification and proposed dock at 2 Seascape Lane.

**b. Description of current site conditions:**

Existing cleared residential parcels. existing bulkheads dock(s), cleared and landscaped areas.

**c. Proposed site changes:**

Removal of existing dock, proposed new dock.

**d. Type of structures and fill materials to be installed, and quantity of materials to be used (e.g., square feet of coverage, cubic yards of fill material, structures below ordinary/mean high water, etc.):**

A 4'x35' open grate fixed catwalk is proposed leading to a 3'x15' ramp (seasonal) and 6'x20' float (seasonal). The float is proposed to be in a "T" configuration with a slight shift to the right (north). The catwalk is proposed to be supported by (10) 8" dia. piles and elevated 28" above the MHW. The float is proposed to be supported by (4) 8" dia. piles and chocked 24" off the bottom. Non-treated materials are proposed to be utilized.

**e. Area of excavation or dredging, volume of material to be removed, location of dredged material placement:**

N/A

**f. Is tree cutting or clearing proposed?** ☐ Yes If Yes, explain below. ☐ No

Timing of the proposed cutting or clearing (month/year):

Number of trees to be cut:

Acreage of trees to be cleared:

g. Work methods and type of equipment to be used:

Small barge with small crane / excavator.

h. Describe the planned sequence of activities:

Typical dock construction practices to be utilized. Piles not to be jetted in to reduce siltation and disturbance.

i. Pollution control methods and other actions proposed to mitigate environmental impacts:

Project has been designed and will be constructed in a manner to reduce any possible pollution or environmental impacts. Materials to be stored on barge or upland areas.

j. Erosion and silt control methods that will be used to prevent water quality impacts:

No jetting of piles is proposed. Where required a silt boom may be utilized.

k. Alternatives considered to avoid regulated areas. If no feasible alternatives exist, explain how the project will minimize impacts:

The proposed dock facility has been designed to minimize potential adverse impacts. No alternatives have been considered that would meet the goals of this project.

l. Proposed use: ☒ Private ☐ Public ☐ Commercial

m. Proposed Start Date: ASAP Estimated Completion Date: ASAP

n. Has work begun on project? ☐ Yes If Yes, explain below. ☒ No

o. Will project occupy Federal, State, or Municipal Land? ☒ Yes If Yes, explain below. ☐ No

Dock will encroach into and over public waters / underwater lands.

p. List any previous DEC, USACE, OGS or DOS Permit / Application numbers for activities at this location:

Not known

q. Will this project require additional Federal, State, or Local authorizations, including zoning changes?

☒ Yes If Yes, list below. ☐ No

NYSDEC, USACE, NYSDOS, and Southampton Trustees

**7. Signatures.**

Applicant and Owner (If different) must sign the application.

Append additional pages of this Signature section if there are multiple Applicants, Owners or Contact/Agents.

I hereby affirm that information provided on this form and all attachments submitted herewith is true to the best of my knowledge and belief.

Permission to Inspect - I hereby consent to Agency inspection of the project site and adjacent property areas. Agency staff may enter the property without notice between 7:00 am and 7:00 pm, Monday - Friday. Inspection may occur without the owner, applicant or agent present. If the property is posted with "keep out" signs or fenced with an unlocked gate, Agency staff may still enter the property. Agency staff may take measurements, analyze site physical characteristics, take soil and vegetation samples, sketch and photograph the site. I understand that failure to give this consent may result in denial of the permit(s) sought by this application.

False statements made herein are punishable as a Class A misdemeanor pursuant to Section 210.45 of the NYS Penal Law. Further, the applicant accepts full responsibility for all damage, direct or indirect, of whatever nature, and by whomever suffered, arising out of the project described herein and agrees to indemnify and save harmless the State from suits, actions, damages and costs of every name and description resulting from said project. In addition, Federal Law, 18 U.S.C., Section 1001 provides for a fine of not more than \$10,000 or imprisonment for not more than 5 years, or both where an applicant knowingly and willingly falsifies, conceals, or covers up a material fact; or knowingly makes or uses a false, fictitious or fraudulent statement.

**Signature of Applicant**

Date



9/20/2023

Applicant Must be (check all that apply): ☒ Owner ☐ Operator ☐ Lessee

Printed Name

Won Guriceo

Title

Owner of 2 Seaside LLC + 4 Seaside LLC

**Signature of Owner (if different than Applicant)**

Date

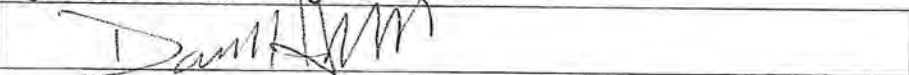
Same As Applicant

Printed Name

Title

**Signature of Contact / Agent**

Date



11-10-2023

Printed Name

Dan Hall / Land Use Ecosystem Services Inc.

Title

Agent

**For Agency Use Only****DETERMINATION OF NO PERMIT REQUIRED**

Agency Application Number

(Agency Name) has determined that No Permit is required from this Agency for the project described in this application.

Agency Representative:

Printed Name

Title

Signature

Date



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NEW YORK STATE DEPARTMENT OF STATE  
COASTAL MANAGEMENT PROGRAM  
Federal Consistency Assessment Form

NYS Department of State  
Planning and Development

An applicant, seeking a permit, license, waiver, certification or similar type of approval from a federal agency which is subject to the New York State Coastal Management Program (CMP), shall complete this assessment form for any proposed activity that will occur within and/or directly affect the State's Coastal Area. This form is intended to assist an applicant in certifying that the proposed activity is consistent with New York State's CMP as required by U.S. Department of Commerce regulations (15 CFR 930.57). It should be completed at the time when the federal application is prepared. The Department of State will use the completed form and accompanying information in its review of the applicant's certification of consistency.

A. APPLICANT (please print)

1. Name: 2 Seascape LLC
2. Address: 31 Masterson Road, Bronxville, NY 10708
3. Telephone: Area Code ( ) 917-952-4197

B. PROPOSED ACTIVITY

1. Brief description of activity:

Proposed recreational dock reconstruction and extension.

Please refer to the attached Project Description.

2. Purpose of activity:

Proposed recreational dock facility for safe mooring  
and shoreline access.

3. Location of activity:

Suffolk

County

Quogue (Southampton)

City, Town, or Village

2 Seascape Lane

Street or Site Description

4. Type of federal permit/license required: USACE
5. Federal application number, if known: Not Yet Known
6. If a state permit/license was issued or is required for the proposed activity, identify the state agency and provide the application or permit number, if known:

NYSDEC, application I.D. not yet known

2 Seascope LLC & 4 Seascope LLC – 2 & 4 Seascope Lane,  
Quogue, NY 11959

**Project Description:**

The applicant is proposing to remove the existing fixed wood dock and reconstruct a new dock facility. A 4'x35' open grate fixed catwalk is proposed leading to a 3'x15' ramp (seasonal) and 6'x20' float (seasonal). The float is proposed to be in a "T" configuration with a slight shift to the right (north). The catwalk is proposed to be supported by (10) 8" diameter piles and elevated 28" above the MHW. The float is proposed to be supported by (4) 8" diameter piles and chocked 24" off the bottom. Non-treated materials are proposed to be utilized.



- C. COASTAL ASSESSMENT Check either "YES" or "NO" for each of these questions. The numbers following each question refer to the policies described in the CMP document (see footnote on page 2) which may be affected by the proposed activity.

1. Will the proposed activity result in any of the following: YES NO
  - a. Large physical change to a site within the coastal area which will require the preparation of an environmental impact statement? (11, 22, 25, 32, 37, 38, 41, 43) .....        X
  - b. Physical alteration of more than two acres of land along the shoreline, land under water or coastal waters? (2, 11, 12, 20, 28, 35, 44) .....        x
  - c. Revitalization/redevelopment of a deteriorated or underutilized waterfront site? (1) .....        x
  - d. Reduction of existing or potential public access to or along coastal waters? (19, 20) .....        x
  - e. Adverse effect upon the commercial or recreational use of coastal fish resources? (9,10) ...        x
  - f. Siting of a facility essential to the exploration, development and production of energy resources in coastal waters or on the Outer Continental Shelf? (29) .....        x
  - g. Siting of a facility essential to the generation or transmission of energy? (27) .....        x
  - h. Mining, excavation, or dredging activities, or the placement of dredged or fill material in coastal waters? (15, 35) .....        x
  - i. Discharge of toxics, hazardous substances or other pollutants into coastal waters? (8, 15, 35) .....        x
  - j. Draining of stormwater runoff or sewer overflows into coastal waters? (33) .....        x
  - k. Transport, storage, treatment, or disposal of solid wastes or hazardous materials? (36, 39) .        x
  - l. Adverse effect upon land or water uses within the State's small harbors? (4) .....        x
  
2. Will the proposed activity affect or be located in, on, or adjacent to any of the following: YES NO
  - a. State designated freshwater or tidal wetland? (44) ..... x
  - b. Federally designated flood and/or state designated erosion hazard area? (11, 12, 17,) ..... x
  - c. State designated significant fish and/or wildlife habitat? (7) ..... x
  - d. State designated significant scenic resource or area? (24) .....        x
  - e. State designated important agricultural lands? (26) .....        x
  - f. Beach, dune or barrier island? (12) .....        x
  - g. Major ports of Albany, Buffalo, Ogdensburg, Oswego or New York? (3) .....        x
  - h. State, county, or local park? (19, 20) .....        x
  - i. Historic resource listed on the National or State Register of Historic Places? (23) .....        x
  
3. Will the proposed activity require any of the following: YES NO
  - a. Waterfront site? (2, 21, 22) ..... x
  - b. Provision of new public services or infrastructure in undeveloped or sparsely populated sections of the coastal area? (5) .....        x
  - c. Construction or reconstruction of a flood or erosion control structure? (13, 14, 16) .....        x
  - d. State water quality permit or certification? (30, 38, 40) ..... x
  - e. State air quality permit or certification? (41, 43) .....        x
  
4. Will the proposed activity occur within and/or affect an area covered by a State approved local waterfront revitalization program? (see policies in local program document) .....        x

D. ADDITIONAL STEPS

1. If all of the questions in Section C are answered "NO", then the applicant or agency shall complete Section E and submit the documentation required by Section F.
2. If any of the questions in Section C are answered "YES", then the applicant or agent is advised to consult the CMP, or where appropriate, the local waterfront revitalization program document\*. The proposed activity must be analyzed in more detail with respect to the applicable state or local coastal policies. On a separate page(s), the applicant or agent shall: (a) identify, by their policy numbers, which coastal policies are affected by the activity, (b) briefly assess the effects of the activity upon the policy; and, (c) state how the activity is consistent with each policy. Following the completion of this written assessment, the applicant or agency shall complete Section E and submit the documentation required by Section F.

E. CERTIFICATION

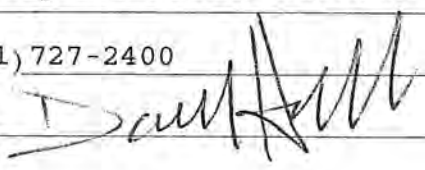
The applicant or agent must certify that the proposed activity is consistent with the State's CMP or the approved local waterfront revitalization program, as appropriate. If this certification cannot be made, the proposed activity shall not be undertaken. If this certification can be made, complete this Section.

"The proposed activity complies with New York State's approved Coastal Management Program, or with the applicable approved local waterfront revitalization program, and will be conducted in a manner consistent with such program."

Applicant/Agent's Name: Dan Hall/Land Use Ecological Services, Inc.

Address: 570 Expressway Dr. South, Suite 2F, Medford, NY 11763

Telephone: Area Code (631) 727-2400

Applicant/Agent's Signature: 

Date: September 15, 2023

F. SUBMISSION REQUIREMENTS

1. The applicant or agent shall submit the following documents to the New York State Department of State, Division of Coastal Resources, 41 State Street - 8th Floor, Albany, New York 12231.
  - a. Copy of original signed form.
  - b. Copy of the completed federal agency application.
  - c. Other available information which would support the certification of consistency.
2. The applicant or agent shall also submit a copy of this completed form along with his/her application to the federal agency.
3. If there are any questions regarding the submission of this form, contact the Department of State at (518) 474-6000.

\*These state and local documents are available for inspection at the offices of many federal agencies, Department of environmental Conservation and Department of State regional offices, and the appropriate regional and county planning agencies. Local program documents are also available for inspection at the offices of the appropriate local government.

## 2 Seascope LLC - Response to Coastal Policies

POLICY #2: This project is the proposed reconstruction and extension of an existing dock facility for water recreation access; this activity is considered a water dependent use. Thus this proposed project will comply with this policy.

POLICY #7: The state designated Significant Fish and Wildlife Habitat of Quantuck Creek / Bay will be protected during construction activities for the proposed activities. The proposed dock location and design have been designed to minimize any potential disturbance or impacts.

POLICY #11: No buildings are proposed for this project and no human lives will be endangered and therefore this project will comply with this policy.

POLICY #12: No flooding and/or erosion will occur as a result the proposed activities or during the construction phase of same.

POLICY #17: The project involves reconstruction and expansion of a dock facility, and any natural resources will be protected during times of construction. Therefore the project will comply with this policy.

POLICY #21: This proposed project is considered a water dependent use and will encourage water related activities at this site, thus this project will comply with this policy.

POLICY #22: This project will provide for access to water related recreation, as water related recreation is the primary purposes for this development, and as such this project will comply with this policy.

POLICY #30: This policy is not applicable as there is no discharge of any kind proposed.

POLICY #38: The quality and quantity of surface water and ground water supplies will not be affected by this proposed project. Only during construction activities might the quality of surface water be temporarily adversely affected by siltation and disturbance associated with construction activities.

POLICY #40: This policy does not apply to this project.

POLICY #44: This project will be undertaken in such a manner so as to protect and preserve the tidal wetlands and the benefits derived from these areas whenever and wherever possible. Only during construction activities might the proposed project have any potential temporary negative effects on any adjacent tidal wetlands.

# Short Environmental Assessment Form

## Part 1 - Project Information

### Instructions for Completing


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

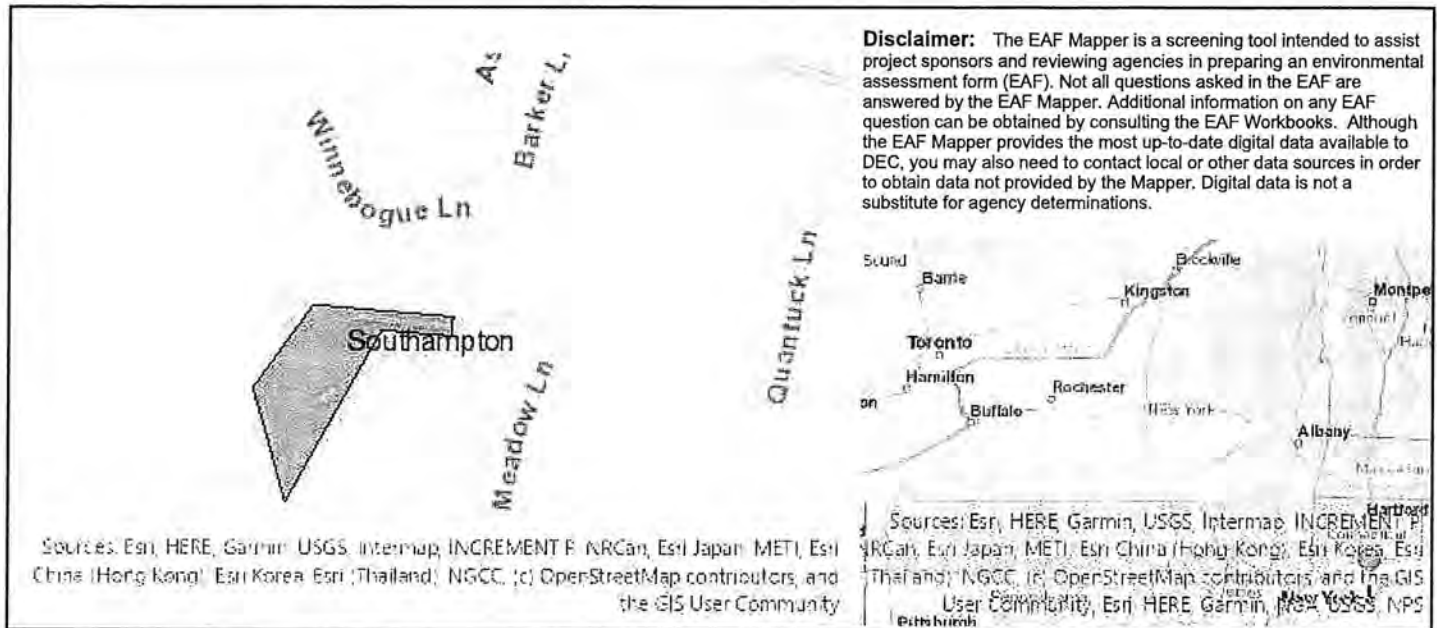
Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

<b>Part I – Project and Sponsor Information</b>			
2 Seascope LLC / 4 Seascope LLC - 2 & 4 Seascope Lane, Quogue, NY 11959			
Name of Action or Project:			
2 Seascope LLC & 4 Seascope LLC - Quogue			
Project Location (describe, and attach a location map):			
2 & 4 Seascope Lane, Quogue, NY 11959 - Please See Location Map			
Brief Description of Proposed Action:			
Proposed Lot Line Modification & Proposed Dock.			
Please See Project Description.			
Name of Applicant or Sponsor:		Telephone: 917-952-4197	
2 Seascope LLC / 4 Seascope LLC (Won Giuriceo)		E-Mail: wgiuriceo@gmail.com	
Address:			
31 Masterson Road			
City/PO:		State:	Zip Code:
Bronxville		New York	10708
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation?			NO
If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.			YES
2. Does the proposed action require a permit, approval or funding from any other government Agency?			NO
If Yes, list agency(s) name and permit or approval: NYSDEC, USACE, NYSDOS, Southampton Trustees, and Quogue			YES
3. a. Total acreage of the site of the proposed action?			5.43+/- acres
b. Total acreage to be physically disturbed?			<.10+/- acres
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?			5.43+/- acres
4. Check all land uses that occur on, are adjoining or near the proposed action:			
5. <input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban)			
<input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input checked="" type="checkbox"/> Aquatic <input type="checkbox"/> Other(Specify):			
<input type="checkbox"/> Parkland			



5. Is the proposed action,	NO	YES	N/A
a. A permitted use under the zoning regulations?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. Consistent with the adopted comprehensive plan?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area? Name: Tidal Wetlands, Reason: Protect natural setting, open space aesthetic quality, wetlands vegetation, and If Yes, identify: wildlife habitat, Agency: Quogue, Village of, Date: 1-17-85	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
8. a. Will the proposed action result in a substantial increase in traffic above present levels?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Are public transportation services available at or near the site of the proposed action?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
9. Does the proposed action meet or exceed the state energy code requirements? If the proposed action will exceed requirements, describe design features and technologies: <u>Where applicable this project will meet or exceed state energy code requirements.</u>	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
10. Will the proposed action connect to an existing public/private water supply? If No, describe method for providing potable water: _____	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
11. Will the proposed action connect to existing wastewater utilities? If No, describe method for providing wastewater treatment: _____ Not applicable to dock, Upland development will utilize existing / proposed facilities as required.	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
12. a. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____ Dock will encroach into waterway / wetlands. Please see plans.			

14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply: <input checked="" type="checkbox"/> Shoreline <input type="checkbox"/> Forest <input type="checkbox"/> Agricultural/grasslands <input checked="" type="checkbox"/> Early mid-successional <input checked="" type="checkbox"/> Wetland <input type="checkbox"/> Urban <input checked="" type="checkbox"/> Suburban		
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
16. Is the project site located in the 100-year flood plan?	NO	YES
	<input type="checkbox"/>	<input checked="" type="checkbox"/>
17. Will the proposed action create storm water discharge, either from point or non-point sources? If Yes,	NO	YES
	<input type="checkbox"/>	<input checked="" type="checkbox"/>
a. Will storm water discharges flow to adjacent properties?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)? If Yes, briefly describe:	<input type="checkbox"/>	<input checked="" type="checkbox"/>
_____ Dry wells will be provided as required for any storm water containment.		
18. Does the proposed action include construction or other activities that would result in the impoundment of water or other liquids (e.g., retention pond, waste lagoon, dam)? If Yes, explain the purpose and size of the impoundment:	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility? If Yes, describe:	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste? If Yes, describe:	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<b>I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE</b>		
Applicant/sponsor/name: <u>Dan Hall / Land Use Ecological Services Inc.</u> Date: <u>September 20, 2023</u>		
Signature: <u></u> Title: <u>Agent</u>		



Part 1 / Question 7 [Critical Environmental Area] Yes

Part 1 / Question 7 [Critical Environmental Area - Identify] Name:Tidal Wetlands, Reason:Protect natural setting, open space aesthetic quality, wetlands vegetation, and wildlife habitat, Agency:Quogue, Village of, Date:1-17-85

Part 1 / Question 12a [National or State Register of Historic Places or State Eligible Sites] No

Part 1 / Question 12b [Archeological Sites] No

Part 1 / Question 13a [Wetlands or Other Regulated Waterbodies] Yes - Digital mapping information on local and federal wetlands and waterbodies is known to be incomplete. Refer to EAF Workbook.

Part 1 / Question 15 [Threatened or Endangered Animal] No

Part 1 / Question 16 [100 Year Flood Plain] Yes

Part 1 / Question 20 [Remediation Site] No



New York State Department of Environmental Conservation  
 Supplement to the Joint Application Form  
**STRUCTURAL ARCHAEOLOGICAL ASSESSMENT FORM (SAAF)**

**PART 1 – APPLICANT COMPLETES**

APPLICANT INFORMATION

1. Applicant Name: 2 Seascap LLC / 4 Seacape LLC (Won Giuriceo)  
 2. Applicant Address: 31 Masterson Road, Bronxville, NY 10708

PROJECT INFORMATION

3. Project/Facility Name: 2 Seascap LLC & 4 Seascap LLC - Quogue  
 4. Project/Facility Location: 2 & 4 Seascap Lane, Quogue, NY 11959

5. Is the proposed project adjacent to, or does it contain a building or structure listed in the State or National Register of Historic Places? ☐ Yes ☒ No  
 6. Are there any buildings or structures 50 years old or older adjacent to or within the proposed project area? ☐ Yes ☒ No

If the answer to question 5 and /or 6 is yes, provide the following information for each building and structure (use attachments if necessary):

- a. Name of structure:  
 b. Location:  
 c. Type of structure (ex. house, outbuilding, barn, bridge, dam, ruins):  
 d. Approximate age or date of construction:

7. Might the proposed project have any impact (physical/visual) upon any buildings or structures listed in the State or National Register of Historic Places or 50 years old or older? ☐ Yes ☒ No

If yes, describe briefly (use attachments if necessary):



8. Provide photographs of every building and structure that may be impacted by the project as described in number 7, on the opposite side of this page. The following standards are recommended:

- Minimum of 2 photographs
- Photographs must be 3.5" x 5" in size or larger
- Photos must be clear and focused
- Digital photographs must be printed on photo paper and be produced at a printer setting of a minimum of 600 dpi
- Clearly label photos so it is obvious what is being illustrated; key photos to map or plan, if possible
- Photo 1: show both the entire front and side of the structure in a single shot from as close to the building as possible. Be sure the structure is not partially or fully blocked by trees or other obstructions
- Photo 2: show relationship of building or structure to roadway or surroundings

9. Has the land within the proposed project area been previously disturbed or altered (excavated, landscaped, filled, utilities installed)? ☒ Yes ☐ No

If yes, describe briefly, including depth of disturbance (use attachments if necessary):

Existing cleared residential parcels. existing bulkheads dock(s), cleared and landscaped areas.

10. Approximate percentage of proposed project area with slopes:

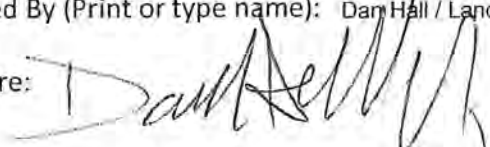
- 0-10% 98 %
- 10-15% 1 %
- 15% or greater 1 %

11. Approximate percentage of proposed project site with the following drainage characteristics:

- Well drained 96 %
- Moderately well drained 2 %
- Poorly drained 2 %

Prepared By (Print or type name): Dan Hall / Land Use Ecological Services, Inc.

Signature:



Date: September 20, 2023

## PART 2 – DEPARTMENT OF ENVIRONMENTAL CONSERVATION (DEC) COMPLETES

### APPLICANT/PROJECT INFORMATION

1. Applicant Name:
2. Project/Facility Name:
3. DEC Number:

### BUILDINGS AND STRUCTURES

4. Might the proposed project have any impact (physical/visual) upon any buildings or structures listed in the State or National Register of Historic Places or 50 years old or older? ☐ Yes ☐ No

If yes, DEC must consult with the Office of Parks, Recreation and Historic Preservation (OPRHP). DEC must request a determination of eligibility for the State Register of Historic Places and/or comments regarding project impact. Include information supplied by the applicant in response to questions 5, 6, 7 and 8 of **Part 1** of this form.

### ARCHAEOLOGICAL SITES

5. Does the proposed project area coincide with a circle, square or stippled area on OPRHP's Statewide Archaeological Inventory Map? ☐ Yes ☐ No
6. Is the proposed project area outside of a circle or square, but one for which information has been provided (ex: documented reports of known sites) that suggests the area is archaeologically sensitive? ☐ Yes ☐ No

If yes, what is the nature and source of information?

7. Is the proposed project area apparently undisturbed? ☐ Yes ☐ No
8. Will the proposed action include a physical disturbance of the project area? ☐ Yes ☐ No
9. Is the slope in the area characteristically less than 15% (unless on limestone/flint escarpments)? ☐ Yes ☐ No

10. Is the proposed project area characteristically moderately well or well drained? ☐ Yes ☐ No

If the answers to 5, 7-10 are yes, an archeological survey should be performed by the applicant. Provide the applicant with a copy of or the link to the *State Historic Preservation Office Phase 1 Archaeological Report Format Requirements (08/05)*.

If the answer to 5 is no, but answers to 6-10 are yes, DEC must consult with OPRHP before requiring that the applicant perform an archaeological survey.

RESULTS OF EVALUATION

- ☐ SHPA-1 No buildings, structures or archaeological sites identified at the project location.
- ☐ SHPA-2 Buildings, structures or archaeological sites identified, but no impacts will occur, no survey required. No further cultural resources review required.
- ☐ Consultation by DEC with OPRHP required. ☐ Structures ☐ Archaeology
- ☐ Archaeological survey required.

Prepared by:

Date:

(03-2009 – Technical details updated)

RESET PART 2

## **ENVIRONMENTAL QUESTIONNAIRE**

*This is intended to supplement ENG Form 4345, Application for Department of the Army Permit, or the Joint Application for Permit used in the State of New York. Please provide complete answers to all questions below which are relevant to your project. Any answers may be continued on separate sheet(s) of paper to be attached to this form.*

### **PRIVACY ACT STATEMENT**

*The purpose of this form is to provide the Corps of Engineers with basic information regarding your project. This information will be used to facilitate evaluation of your permit application and for public dissemination as required by regulation. Failure to provide complete information may result in your application being declared incomplete for processing, thereby delaying processing of your application.*

### **GENERAL--APPLICABLE TO ALL PROJECTS**

**1. Explain the need for, and purpose of, the proposed work.**

Shoreline access and safe recreational mooring.

Dock Reconstruction and extension.

**2. Provide the names and addresses of property owners adjacent to your work site (if not shown on the application form or project drawings).**

North: Wolkoff (1 Seascapes Lane), 155 East 55th Street, New York, NY 10022

East: Randali Acres, LLC (6 Seascapes Lane). 5718 NW 24 Terrace, Boca Raton, FL 33496

*(Please note that depending upon the nature and extent of your project, you may be requested to provide the names and addresses of additional property owners proximate to your project site to ensure proper coordination.)*

**3. Photographs of the project site should be submitted. For projects in tidal areas, photographs of the waterway vicinity should be taken at low tide. Using a separate copy of your plan view, indicate the location and direction of each photograph as well as the date and time at which the photograph was taken. Provide a sufficient number of photographs so as to provide a clear understanding of conditions on and proximate to your project site. Photographs are attached.**

**4. Provide a copy of any environmental impact statement, or any other environmental report which was prepared for your project. None prepared.**



**5. Provide a thorough discussion of alternatives to your proposal. This discussion should include, but not necessarily be limited to, the "no action" alternative and alternative(s) resulting in less disturbance to waters of the United States. For filling projects in waters of the United States, including wetlands, your alternatives discussion should demonstrate that there are no practicable alternatives to your proposed filling and that your project meets with current mitigation policy (i.e. avoidance, minimization and compensation).**

No alternatives have been considered that would meet the goals for this project. Project is designed to minimize any potential disturbance to the wetlands areas.

#### **DREDGING PROJECTS**    N/A

**Answer the following if your project involves dredging.**

**1. Indicate the estimated volume of material to be dredged and the depth (below mean low water) to which dredging would occur. Would there be overdepth dredging?**

N/A

**2. You can apply for a ten-year permit for maintenance dredging. If you wish to apply for a ten-year permit, please provide the number of additional dredging events during the ten-year life of the permit and the amount of material to be removed during future events.**

N/A

**3. Indicate of your drawings the dewatering area (if applicable) and disposal site for the dredged material (except landfill sites). Submit a sufficient number of photographs of the dewatering and disposal sites as applicable so as to provide a clear indication of existing conditions. For ten-year maintenance dredging permits, indicate the dewatering/disposal sites for future dredging events, if known.**

N/A

**4. Describe the method of dredging (i.e. clamshell, dragline, etc.) and the expected duration of dredging.**

**5. Indicate the physical nature of the material to be dredged (i.e. sand, silt, clay, etc.) and provide estimated percentages of the various constituents if available. For beach nourishment projects, grain size analysis data is required.**

N/A

6. Describe the method of dredged material containment (i.e. hay bales, embankment, bulkhead, etc.) and whether return flow from the dewatering/disposal site would reenter any waterway. Also indicate if there would be any barge overflow.

N/A

### MOORING FACILITIES

Answer the following if your project includes the construction or rehabilitation of recreational mooring facilities.

1. It is generally recommended that any fixed piers and walk ramps be limited to four feet in width, and that floats be limited to eight feet in width and rest at least two feet above the waterway bottom at mean low water. Terminal floats at private, non-commercial facilities should be limited to 20 feet in length. If you do not believe your proposal can meet with these recommendations, please provide the reason(s).

The proposed activities will comply to these recommendations

2. Using your plan view, show to scale the location(s), position(s) and size(s) (including length, beam and draft) of vessel(s) to be moored at the proposed facility, including those of transient vessel(s) if known. unknown at this time.

3. For commercial mooring sites such as marinas, indicate the capacity of the facility and indicate on the plan view the location(s) of any proposed fueling and/or sewage pumpout facilities. If pumpout facilities are not planned, please discuss the rationale below and indicate the distance to the nearest available pumpout station.

This is a residential site and no fueling or pumpout facilities are proposed.

4. Indicate on your plan view the distance to adjacent marine structures, if any are proximate and show the locations and dimensions of such structures.

Similar dock structures exist in vicinity of project site, none in immediate vicinity.

**5. Discuss the need for wave protection at the proposed facility. Please be advised that if a permit is issued, you would be required to recognize that the mooring facility may be subject to wave action from wakes of passing vessels, whose operations would not be required to be modified. Issuance of a permit would not relieve you of ensuring the integrity of the authorized structure(s) and the United States would not be held responsible for damages to the structure(s) and vessel(s) moored thereto from wakes from passing vessels.**

The activities proposed have been designed to withstand any tidal and/or wave action which might be generated in the vicinity of the project site.

**BULKHEADING/BANK STABILIZATION/FILLING ACTIVITIES** N/A

**Answer the following if your project includes construction of bulkheading (also retaining walls and seawalls) with backfill, filling of waters/wetlands, or any other bank stabilization fills such as riprap, revetments, gabions, etc.**

**1. Indicate the total volume of fill (including backfill behind a structure such as a bulkhead) as well as the volume of fill to be placed into waters of the United States. The amount of fill in waters of the United States can be determined by calculating the amount of fill to be placed below the plane of spring high tide in tidal areas and below ordinary high water in non-tidal areas.**

N/A

**2. Indicate the source(s) and type(s) of fill material.**

N/A

**3. Indicate the method of fill placement (i.e. by hand, bulldozer, crane, etc.). Would any temporary fills be required in waterways or wetlands to provide access for construction equipment? If so, please indicate the area of such waters and/or wetlands to be filled, and show on the plan and sectional views.**

N/A



2 Seascape LLC & 4 Seascape LLC – 2 & 4 Seascape Lane,  
(May 10, 2023) Quogue, NY 11959

Looking  
northeast  
along area  
of 2  
Seascape  
Lane from  
bulkhead  
and area of  
proposed  
dock.



Looking  
southeast  
at site  
towards  
existing  
dock at 4  
Seascape  
Lane.





2 Seascape LLC & 4 Seascape LLC – 2 & 4 Seascape Lane,  
(May 10, 2023) Quogue, NY 11959

Looking  
northeast  
along east  
side of 4  
Seascape  
Lane from  
bulkhead.



Looking  
southwest  
along the  
bulkhead at 4  
Seascape  
Lane towards  
existing Dock.





2 Seascape LLC & 4 Seascape LLC – 2 & 4 Seascape Lane,  
(May 10, 2023) Quogue, NY 11959

Looking west  
at site  
towards  
Quantuck  
Creek.



Looking north  
along east  
upland  
property line  
at site.





2 Seascape LLC & 4 Seascape LLC – 2 & 4 Seascape Lane,  
(May 10, 2023) Quogue, NY 11959

Looking  
south  
along  
shoreline  
from area of  
proposed  
dock at 2  
Seascape  
Lane.



Looking  
west  
at  
existing pier  
in area of  
proposed  
dock.





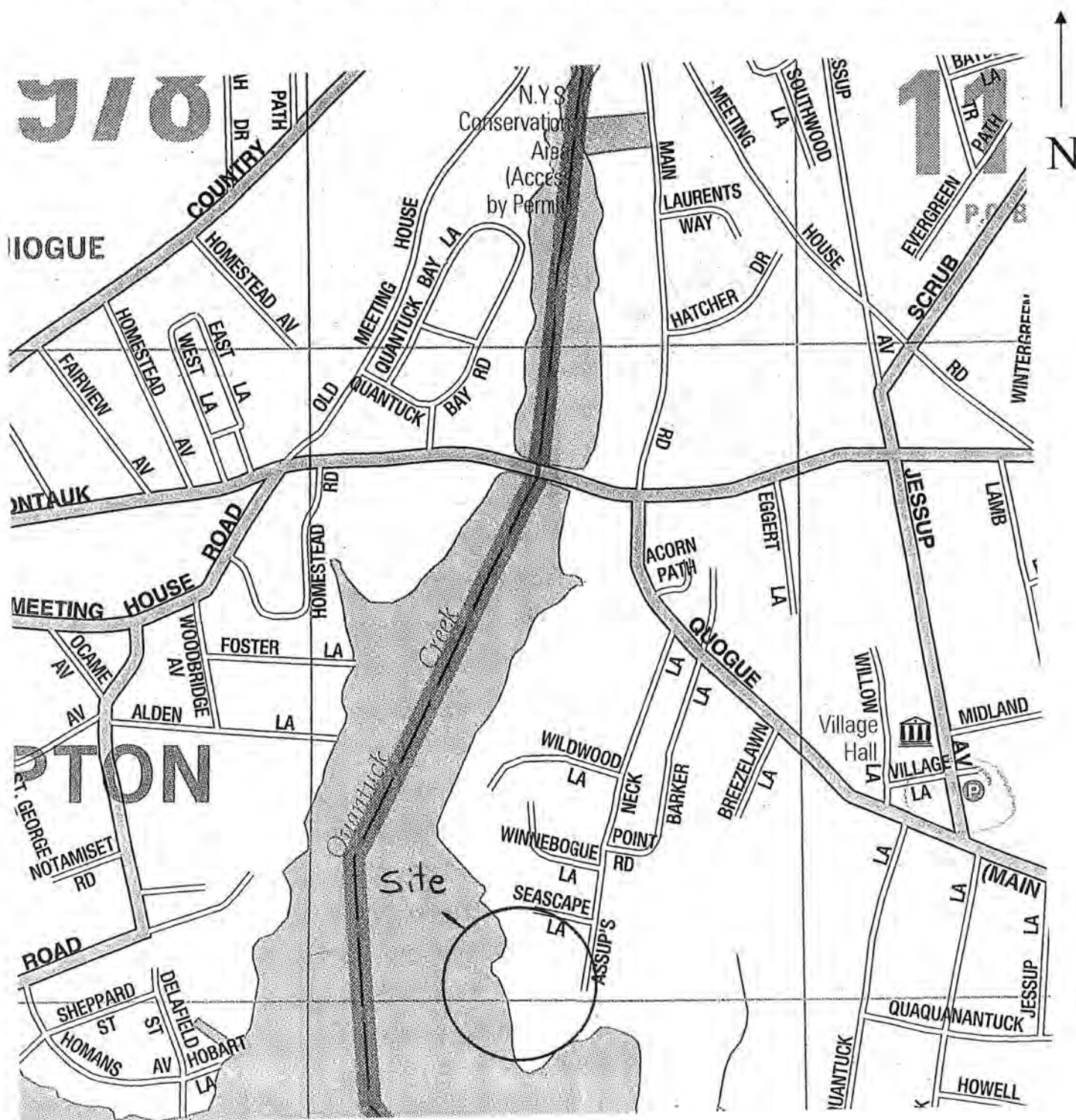
2 Seascope LLC & 4 Seascope LLC – 2 & 4 Seascope Lane,  
(May 10, 2023) Quogue, NY 11959

Looking  
east at  
upland  
area from  
are of  
proposed  
dock at 2  
Seascope  
Lane.





2 Seascope LLC & 4 Seascope LLC- 2 & 4 Seascope Lane, Quogue, NY 11959

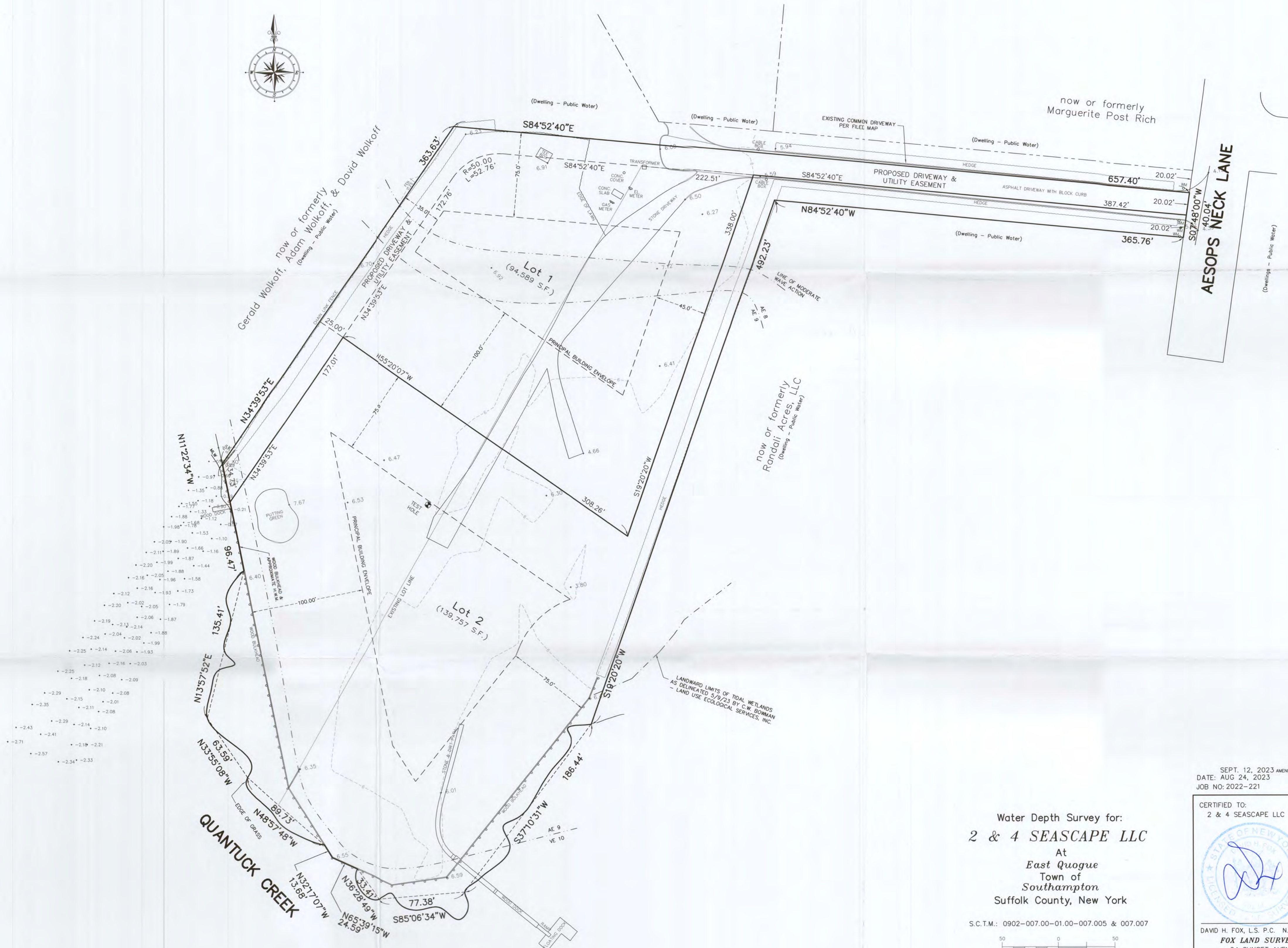


Quadrangle: Quogue

Land Use Ecological Services, Inc.  
570 Expressway Drive South, Suite 2F  
Medford, NY 11763  
Tel. 631-727-2400 Fax. 631-727-2605

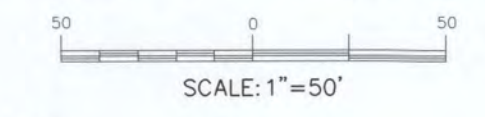
Location map taken from Suffolk County Hagstrom Atlas  
Lat: 40 48 44.75 N Long: 72 37 10.15W





Water Depth Survey for:  
**2 & 4 SEASCAPE LLC**  
At  
East Quogue  
Town of  
Southampton  
Suffolk County, New York

S.C.T.M.: 0902-007.00-01.00-007.005 & 007.007



- NOTES:
- AREA = 236,567 S.F.
  - = MONUMENT FOUND, ▲ = STAKE FOUND.
  - WATER DEPTHS SHOWN AS + -2.46 ARE REFERENCED TO MLLW. MLLW IS RECORDED TO BE 1.49 BELOW ZERO N.A.V.D. (1988).

SEPT. 12, 2023 AMEND LABEL  
DATE: AUG 24, 2023  
JOB NO: 2022-221

CERTIFIED TO:  
2 & 4 SEASCAPE LLC



DAVID H. FOX, L.S. P.C. N.Y.S.L.S. #50234  
**FOX LAND SURVEYING**  
64 SUNSET AVENUE  
WESTHAMPTON BEACH, N.Y. 11978  
(631) 288-0022

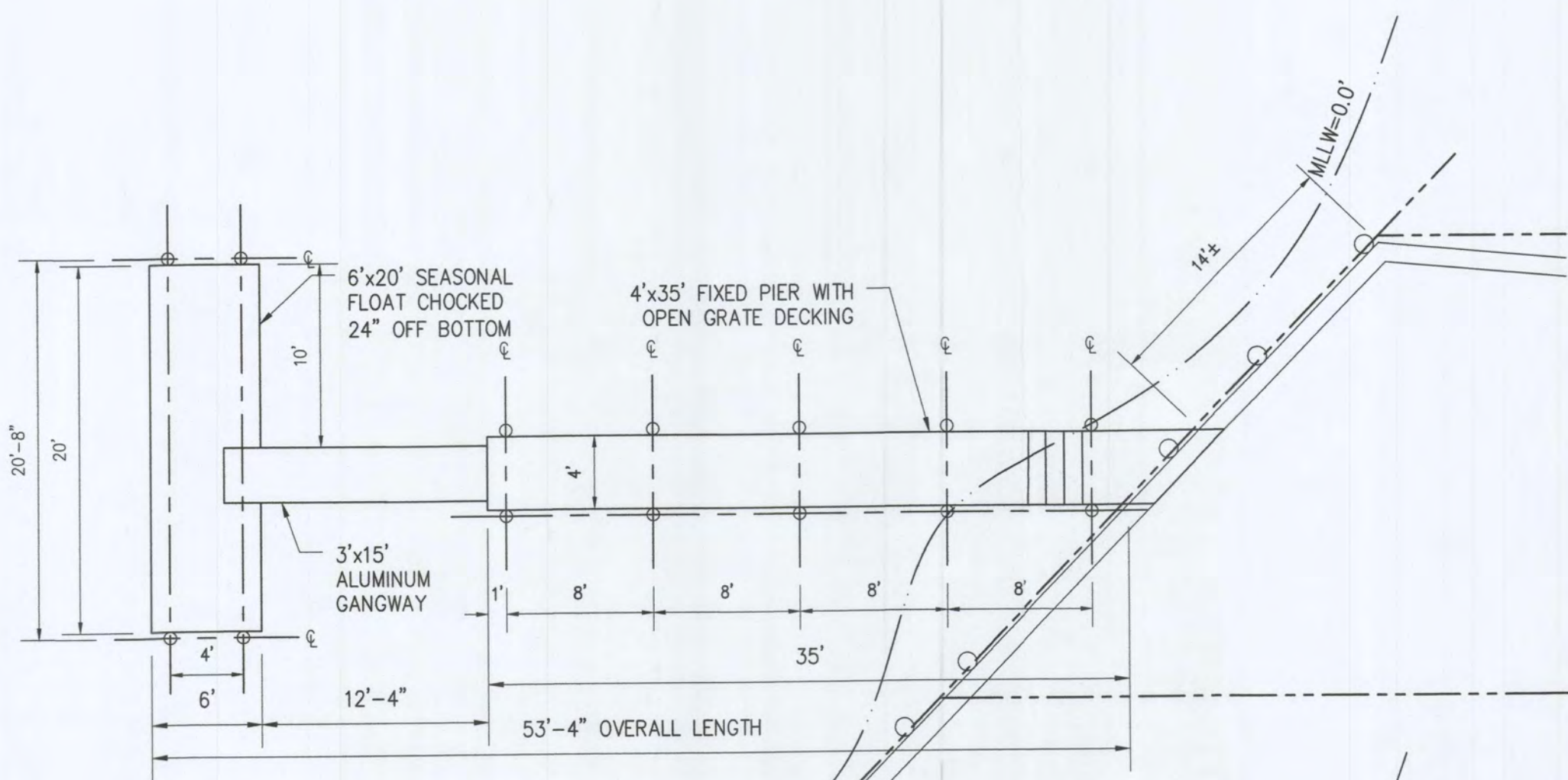
UNAUTHORIZED ALTERATION OR ADDITION TO THIS SURVEY IS A VIOLATION OF SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW. COPIES OF THIS SURVEY MAP NOT BEARING THE LAND SURVEYOR'S RINGED SEAL OR EMBOSSED SEAL SHALL NOT BE CONSIDERED TO BE A VALID TRUE COPY.

CERTIFICATION INDICATED HEREON SHALL RUN ONLY TO THE PERSON FOR WHOM THE SURVEY IS PREPARED AND ON HIS BEHALF TO THE TITLE COMPANY, GOVERNMENTAL AGENCY AND LENDING INSTITUTION LISTED HEREON - AND TO THE ASSIGNEES OF THE LENDING INSTITUTION. CERTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.

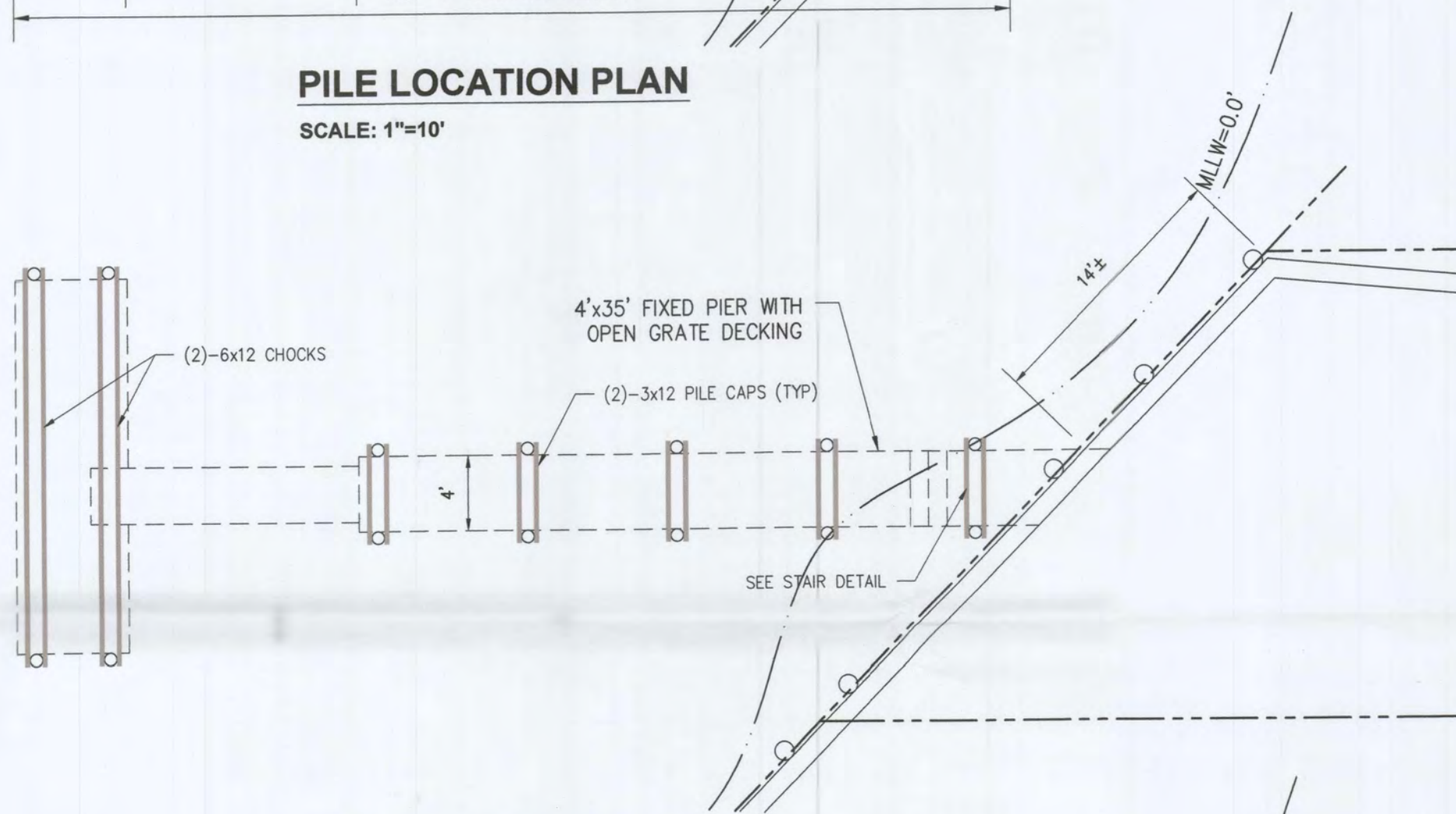


CONSULTANTS:

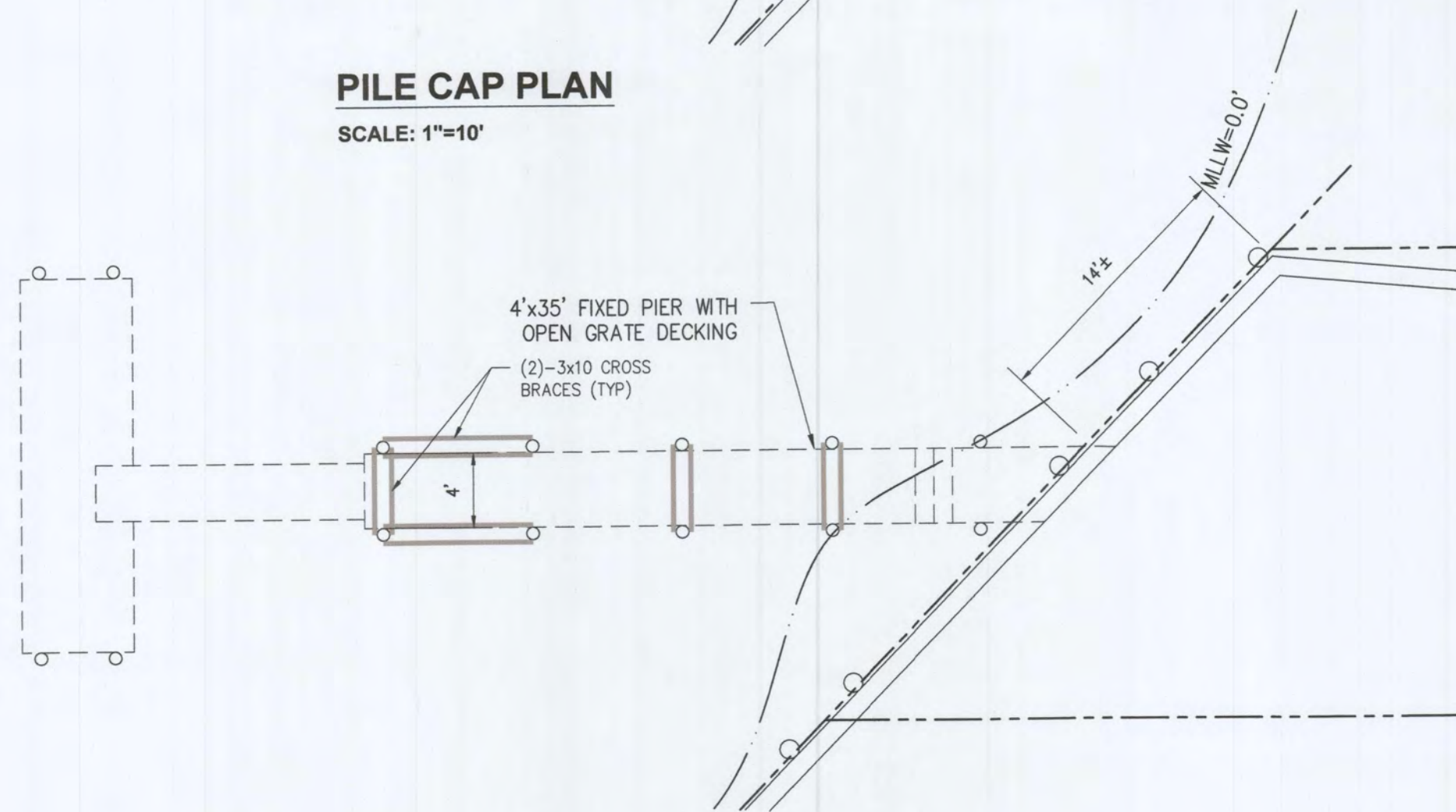
LAND USE ECOLOGICAL  
SERVICES, INC.  
570 EXPRESSWAY DRIVE SOUTH  
SUITE 2F  
MEDFORD, NY, 11763  
631-727-2400



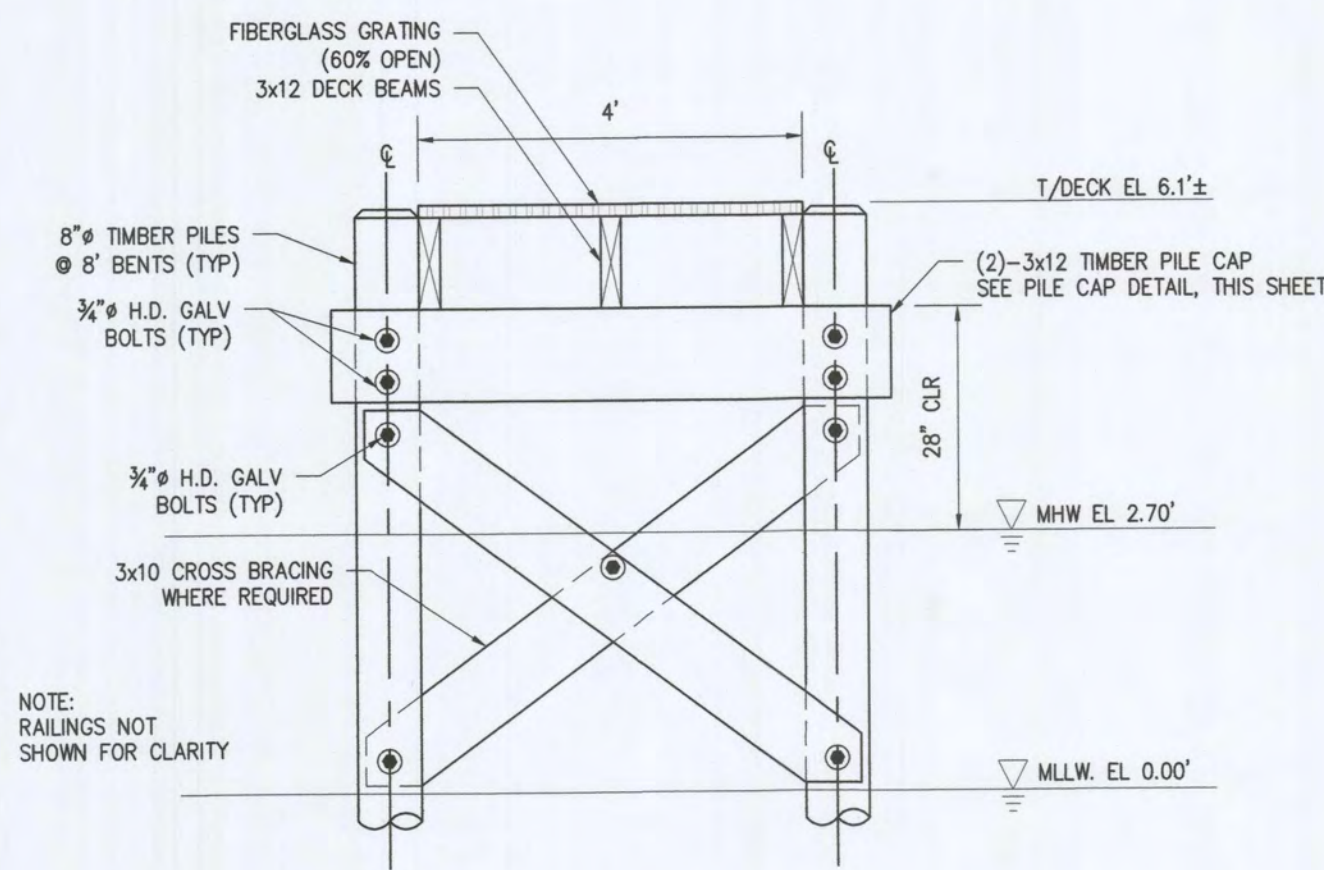
**PILE LOCATION PLAN**  
SCALE: 1"=10'



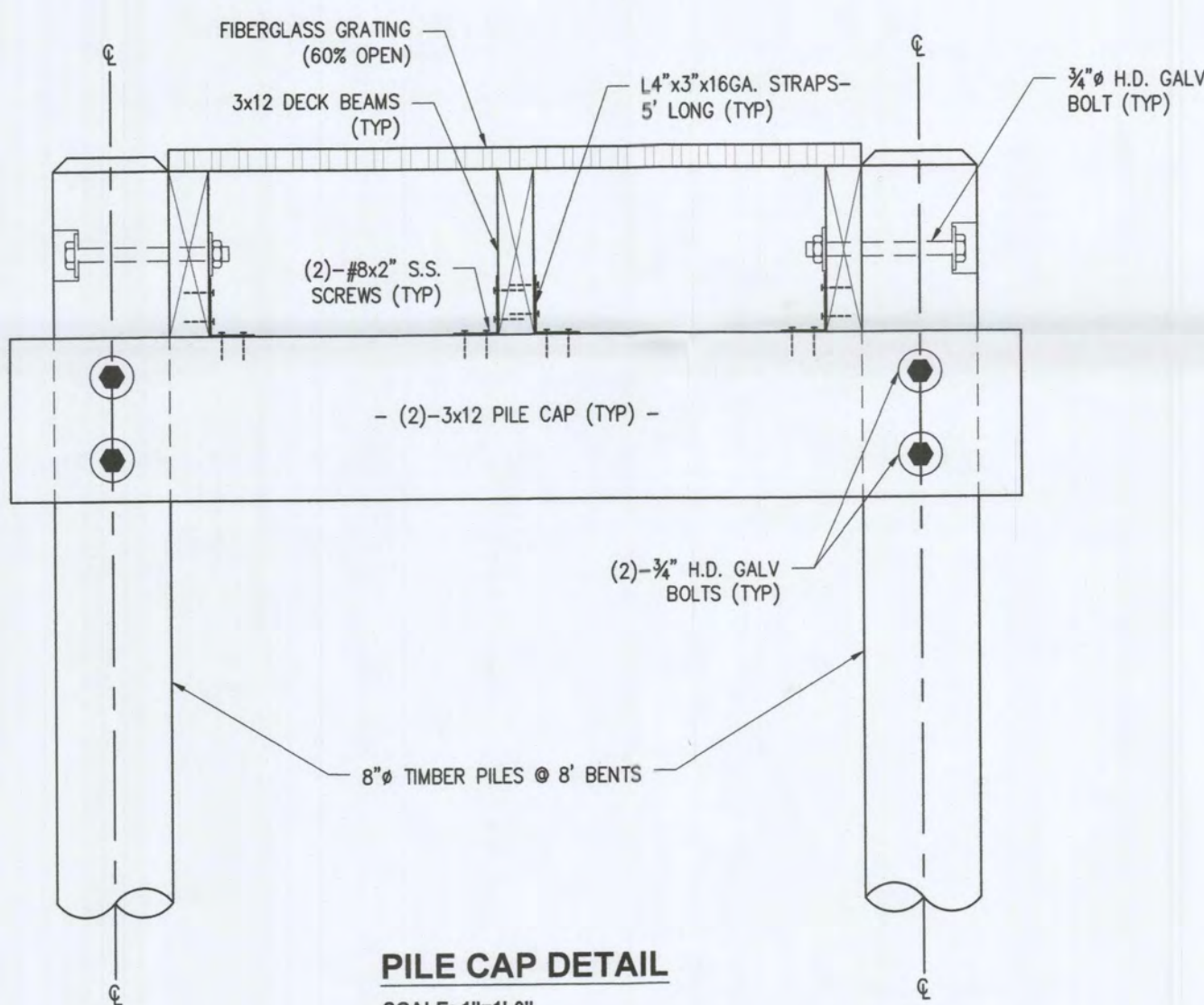
**PILE CAP PLAN**  
SCALE: 1"=10'



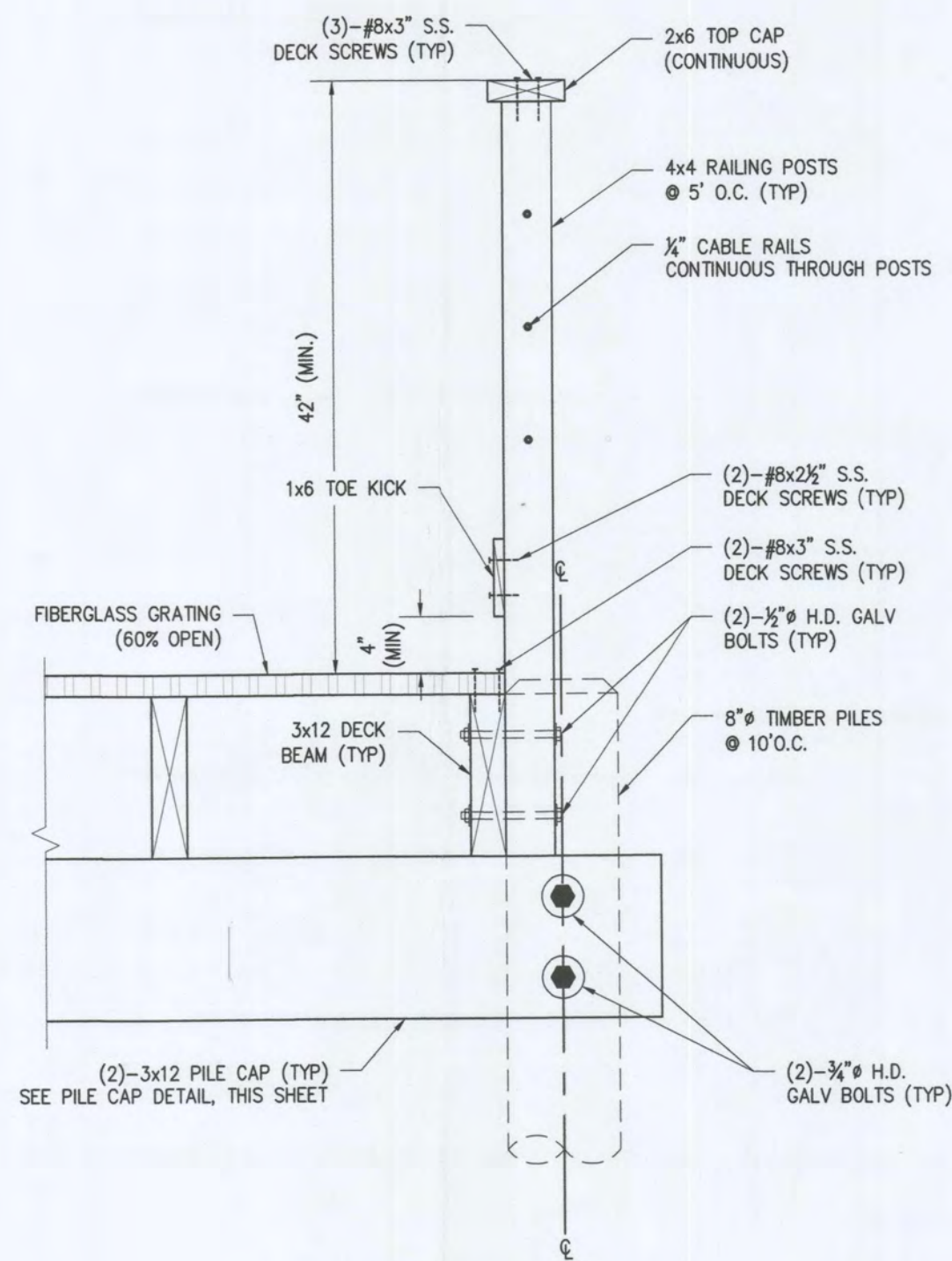
**CROSS BRACING PLAN**  
SCALE: 1"=10'



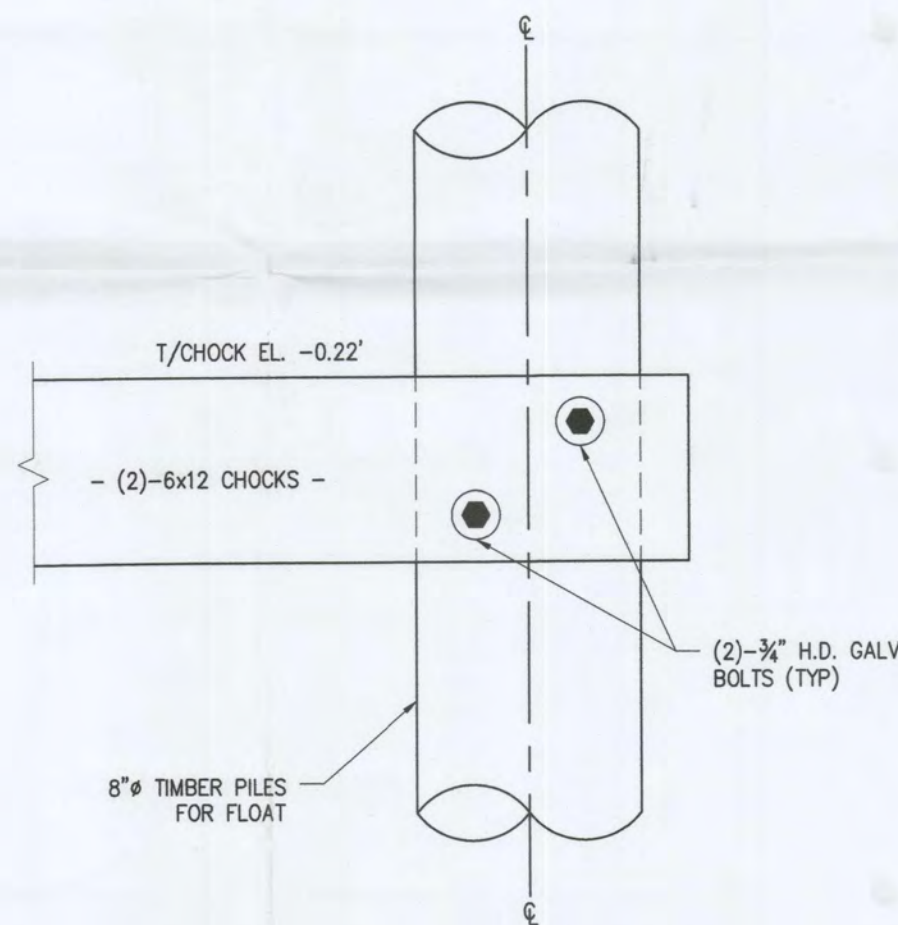
**TYPICAL DOCK SECTION**  
SCALE: 1/2"=1'-0"



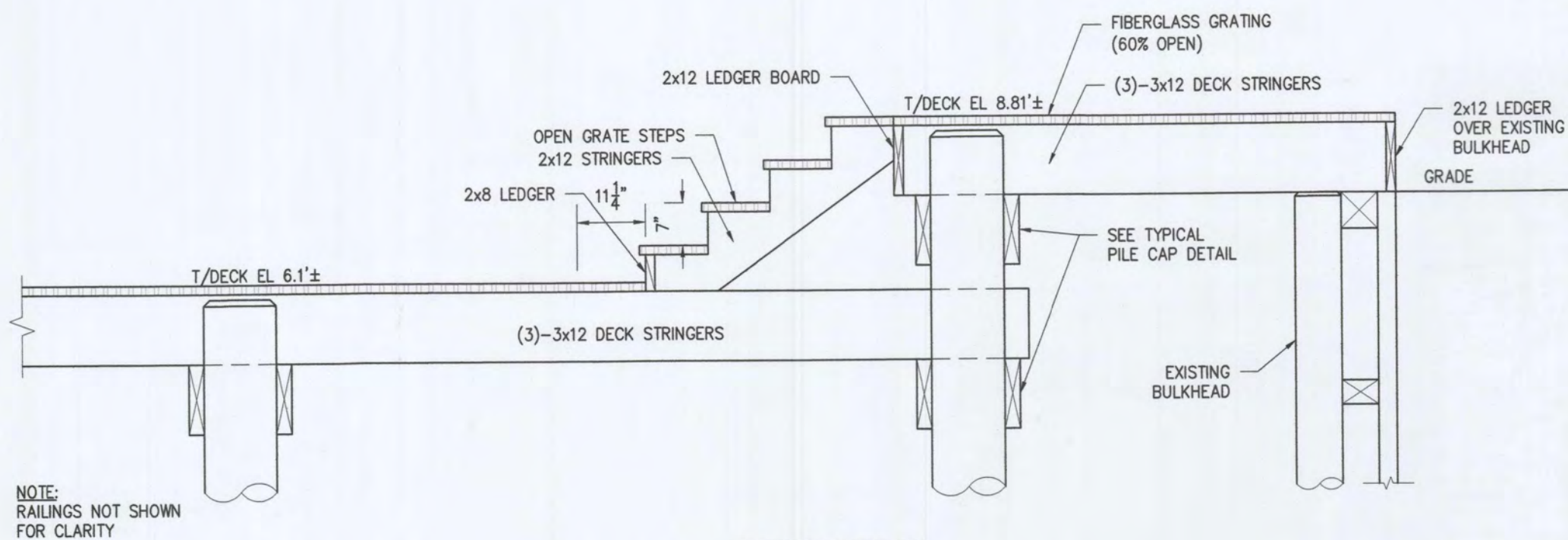
**PILE CAP DETAIL**  
SCALE: 1"=1'-0"



**RAILING DETAIL**  
SCALE: 1"=1'-0"



**CHOCK DETAIL**  
SCALE: 1"=1'-0"



**STAIR DETAIL**  
SCALE: 1/2"=1'-0"

NOTE:  
- DRAWINGS BASED ON SURVEY PREPARED BY FOX LAND SURVEYING, DATED AUGUST 24, 2023.  
- ELEVATIONS REFER TO MLLW=0.0'  
- EXCEPT WHERE INDICATED ON PLAN, TIDAL WETLANDS LINE IS COINCIDENT WITH THE MEAN HIGH WATER LINE, AS OBSERVED BY LAND USE ECOLOGICAL SERVICES, INC. ON 5/9/2023

PROJECT:

2 SEASCAPE LANE LLC  
2 SEASCAPE LANE  
QUOGUE, NY

NEW DOCK

NOTE:  
Under N.Y.S. Education Law Sec. 7209 Sub. 2, it is illegal for any person, unless acting under the direction of a LICENSED Professional Engineer, to alter any item on this material in any way. If any item is so altered, the Professional Engineer who so alters or who directs another to so alter, shall affix to the item his seal and the notation "altered by" followed by his signature, the date of the alteration and a specific description of the alteration.



TITLE:

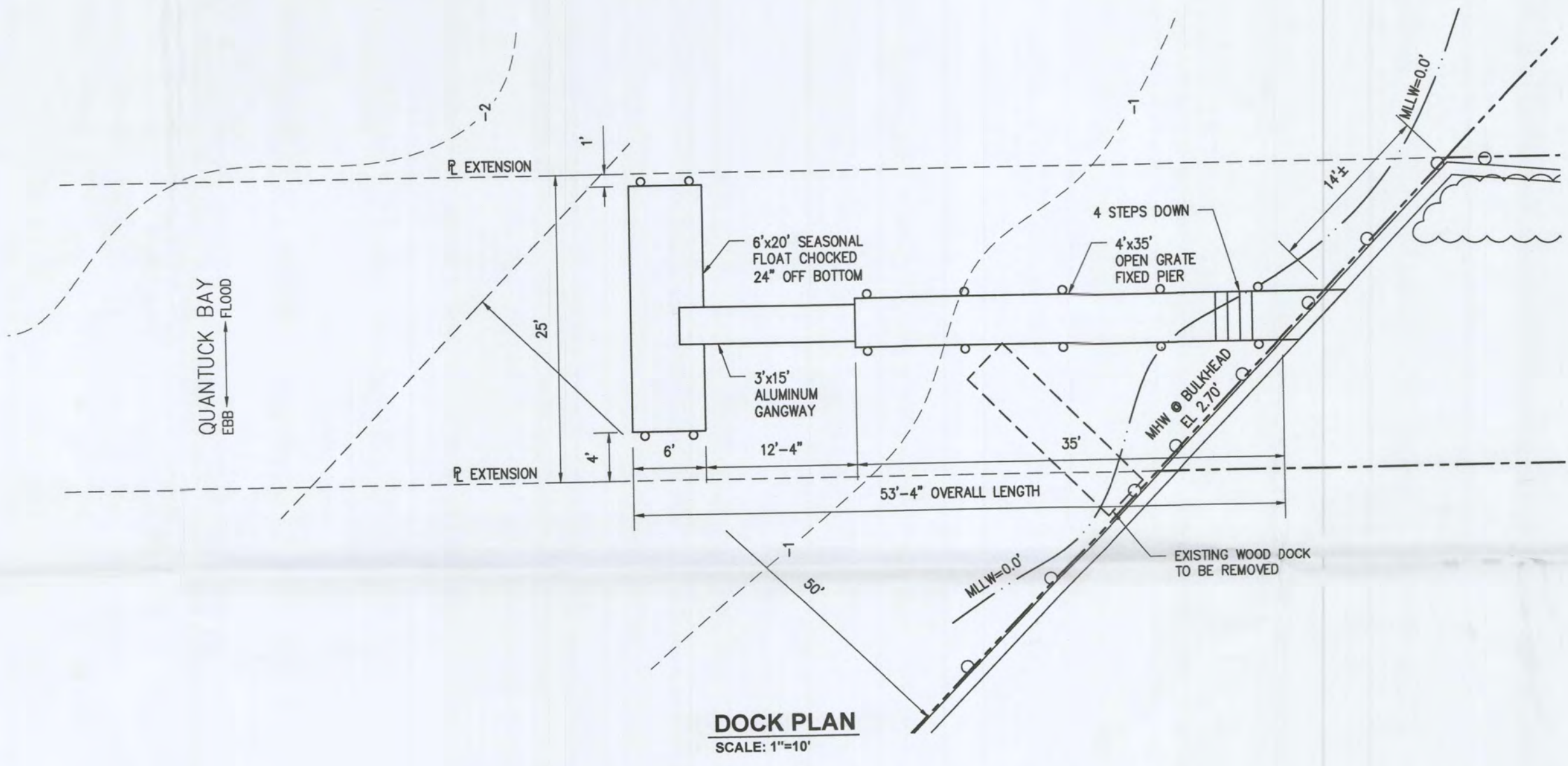
DOCK DETAILS

DESIGNED BY:	DRAFTED BY:	CHECKED BY:	SHEET NUMBER:
KHD	CGC	KHD	C-2
SCALE:	DATE:	PROJECT NO:	
AS NOTED	10/2023	23049	

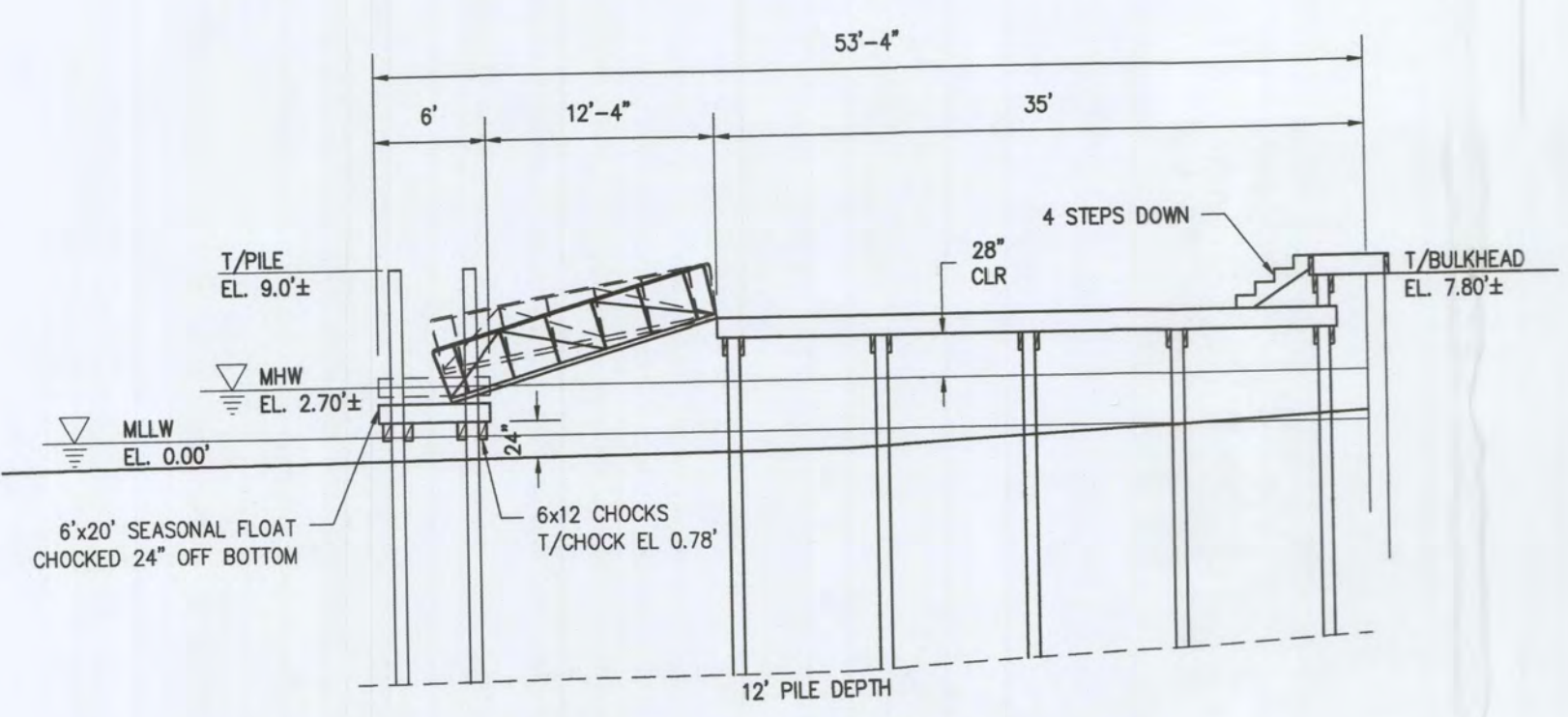




**SITE PLAN**  
SCALE: 1"=50'



**DOCK PLAN**  
SCALE: 1"=10'



**DOCK PROFILE**  
SCALE: 1"=10'

NOTE:  
- DRAWINGS BASED ON SURVEY PREPARED BY FOX LAND SURVEYING, DATED AUGUST 24, 2023.  
- ELEVATIONS REFER TO MLLW=0.0'  
- EXCEPT WHERE INDICATED ON PLAN, TIDAL WETLANDS LINE IS CONSIDERED TO BE THE MEAN HIGH WATER LINE, AS OBSERVED BY LAND USE ECOLOGICAL SERVICES, INC. ON 5/9/2023



**KEY MAP**

DIETRICH ENGINEERING, P.C.  
344 LENOX ROAD  
HUNTINGTON STATION, NY, 11746  
631-427-5540  
www.depcli.com

**CONSULTANTS:**

**LAND USE ECOLOGICAL SERVICES, INC.**  
570 EXPRESSWAY DRIVE SOUTH  
SUITE 2F  
MEDFORD, NY, 11763  
631-727-2400

11/09/2023	ISSUED FOR REVIEW	KHD
DATE	REVISION	BY

**PROJECT:**

**2 SEASCAPE LANE LLC**  
2 SEASCAPE LANE  
QUOGUE, NY

**NEW DOCK**

NOTE:  
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**TITLE:**

**DOCK PLAN & PROFILE**

DESIGNED BY:	DRAFTED BY:	CHECKED BY:	SHEET NUMBER
KHD	CGC	KHD	C-1
SCALE:	DATE:	PROJECT NO:	
AS NOTED	10/2023	23049	



0  
08  
Oz  
03

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**Land Use**  
570 Expressway Drive South, Suite 2F  
Medford NY 11763  
(631) 727-2400/Fax (631) 727-2605

N.Y. State Department of State  
Division of Coastal Resources  
One Commerce Plaza  
99 Washington Avenue, Suite 1010  
Albany, NY 12231-0001

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NOV 18 2023

NYS Department of State  
Planning and Development

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