



Appendix M

Description

Correspondence with Community Service Providers



June 4, 2019

Ref: 26046.01

VIA CERTIFIED MAIL – RETURN RECEIPT REQUESTED

Kenneth G. Arnold, P.E. Commissioner
Nassau County
Department of Public Works
1194 Prospect Avenue
Westbury, NY 11590-2723

Re: Request for Sanitary Sewer Availability
Proposed Residential Development
99 Meadow Drive
Woodmere Club
Woodmere, New York 11598

Dear Commissioner Arnold:

VHB Engineering, Surveying, Landscape Architecture and Geology, P.C. (VHB) is preparing a Draft Environmental Impact Statement (DEIS) for the above-referenced proposed action pursuant to the requirements of the New York State Environmental Quality Act (SEQRA). The subject property is identified on the Nassau County Land & Tax Map as follows: Section 41 – Block F – Lots 37, 40, 48, 123, 310, 3028, 3029, 3030, 3032; Section 41 – Block D – Lots 53, 55; and Section 41 – Block 72 – Lot – 1 (See enclosed Site Location Map).

Located on the 114± acre subject property is a three-story clubhouse and the remainder is comprised of an eighteen-hole private golf course. All existing improvements would be removed under the proposed action, and the site would undergo redevelopment with 285 single-family residential homes and associated site improvements including the construction of several new roadways. These roadways would provide access to the redeveloped site from Broadway to the northwest, Meadow Drive/Ivy Hill Road to the north and northeast, Keene Lane/Railroad Avenue to the east, Rutherford Lane to the southeast, and Tulip Street to the southwest. The existing facilities are connected to the County's sewer system.

As part of the DEIS analysis, we are evaluating the current solid waste generation on the subject property and the potential effects of the proposed action on community services and facilities. Based upon the proposed residential use, the total anticipated sewage generation is approximately 85,500 gallons per day (gpd) calculated as follows:

- Single-family Residential (285 units @ 300 gpd/unit) = 85,500± gpd

Ref: 26046.01
Kenneth G. Arnold, P.E. Commissioner
Nassau County
Department of Public Works
June 4, 2019
Page 2



As part of the DEIS analysis, we are seeking input from the Nassau County Department of Public Works regarding the capacity of the Bay Park Sewage Treatment Plant (STP) to accommodate the anticipated daily sanitary discharge of 85,500± gallons per day for the proposed action. Please provide the below information:

1. Current daily flow design capacity of Bay Park STP;
2. Current permit daily flow capacity of Bay Park STP;
3. Current average daily flow of Bay Park STP; and
4. Improvements to STP and/or sewer system serving the subject property that are in progress or planned.

If release of the information identified above is required to follow the protocols of the Freedom of Information Law (FOIL), please consider this request to be submitted pursuant to FOIL.

We are also requesting confirmation from the Nassau County Department of Public Works indicating that it can accommodate the sewage flow from the proposed residential development and is not aware of any system constraints that would hinder or preclude implementation of this proposed action.

Thank you in advance for your assistance in this matter and should you have any questions or require any additional information please feel free to contact me at kkaim@vhb.com or (631) 787-3464.

Sincerely,

VHB Engineering, Surveying, Landscape Architecture, and Geology, P.C.

A handwritten signature in black ink that reads "Katelyn R. Kaim".

Katelyn Kaim
Environmental Planner

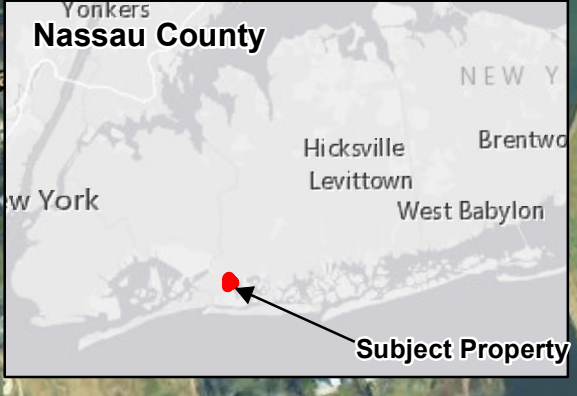
KK/ag



\\vhb\gis\proj\Hauppauge\26046.01 Woodmere Country Club\Project\Figure 1 - Site Location_Woodmere CC.mxd



Subject Property



Willow View Estates | Woodmere, NY

Site Location Map

99 Meadow Drive
Town of Hempstead and the
Incorporated Villages of Lawrence and Woodsburgh
Nassau County

LAURA CURRAN
NASSAU COUNTY EXECUTIVE



KENNETH G. ARNOLD, P.E.
COMMISSIONER

COUNTY OF NASSAU
DEPARTMENT OF PUBLIC WORKS
1194 PROSPECT AVENUE
WESTBURY, NEW YORK 11590-2723

June 24, 2019

Katelyn Kaim
VHB
100 Motor Parkway
Suite 350
Hauppauge, New York 11788

Re: Sanitary Sewer Availability
Woodmere Club Subdivision
Woodmere, New York
Section 41; Block F; Lot 37

Dear Ms. Kaim:

We have received your request for sewer availability for the proposed redevelopment at the Woodmere Golf Club in Woodmere. The project will consist of 285 single family homes which will connect to the Nassau County sewer system.

Be advised that the Nassau County sanitary sewer collection system has sufficient capacity for the anticipated daily sanitary discharge of 85,500 GPD and the Bay Park Sewage Treatment Plant also has sufficient capacity to provide treatment for the same anticipated flows.

Prior to connecting the new facility to the County sewer system, an Industrial Waste Permit may be needed. You may contact Mr. Pasquale Assalone at (516) 571-6887 for additional information.

Also, the additional information you have requested is as follows:

Current daily flow design capacity, Bay Park STP =70 MGD
Current permit daily flow capacity, Bay Park STP=70 MGD
Current average daily flow capacity, Bay Park STP=56 MGD

Should you have any questions, please contact Mr. Peter Pyne at (516) 571-6843.

Very truly yours,

Kenneth G. Arnold, P.E.
Commissioner of Public Works

KGA:VF:PP:rp

c: Vincent Falkowski, Deputy Commissioner for Environmental Programs
Peter Pyne, Unit Head, Permits Unit

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
 Kenneth G. Arnold, PE Commissioner
 Nassau County
 194 Prospect Avenue
 Westbury, NY 11590-2723



9590 9402 4117 8092 4142 50

2. Article Number (Transfer from service label)

7018 0680 0000 8401 7527

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *Pat Labr*

- Agent
- Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Insured Mail
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Return Receipt for Merchandise
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

June 12, 2019

Ref: 26046.01



VIA CERTIFIED MAIL – RETURN RECEIPT REQUESTED

Adam Yablonsky
National Grid
Environmental Management – Downstate NY
175 East Old Country Road
Hicksville, NY 11801

Re: Request for Gas Availability
Proposed Residential Subdivision of Woodmere Club
99 Meadow Drive
Village of Woodmere
Nassau County, New York 11598

Dear Mr. Yablonsky:

VHB Engineering, Surveying, Landscape Architecture and Geology, P.C. (VHB) is preparing a Draft Environmental Impact Statement (DEIS) for the above-referenced proposed action pursuant to the requirements of the New York State Environmental Quality Act (SEQRA). As part of the DEIS analysis, we are evaluating the potential effects of the proposed action on community services and facilities. This correspondence is submitted to request verification of the availability of natural gas service for the proposed project. The subject property is identified on the Nassau County Land & Tax Map, as follows: Section 41 – Block F – Lots 37, 40, 48, 123, 310, 3028, 3029, 3030, 3032; Section 41 – Block D – Lots 53, 55; and Section 41 – Block 72 – Lot – 1 (See enclosed Site Location Map).

Located on the 114± acre subject property is a three-story clubhouse, tennis courts, a pro shop, cart house, office, a paved parking lot and an eighteen-hole private golf course. All existing improvements would be removed under the proposed action, and the site would undergo redevelopment with 285 single-family residential units and associated site improvements including the construction of several new roadways. These roadways would provide access from existing roadways at Broadway to the northwest, Meadow Drive/Ivy Hill Road to the north and northeast, Keene Lane/Railroad Avenue to the east, Rutherford Lane to the southeast, and Tulip Street to the southwest.

Please indicate whether natural gas service would be available for the proposed development based on the gas load that would be expected for 285 single-family units. In addition, we request you provide copies of your utility maps depicting your facilities in proximity to the subject property.

Thank you in advance for your assistance in this matter. Should you have any questions or require any additional information please feel free to contact me at kkaim@vhb.com or (631) 787-3464.

Sincerely,

VHB Engineering, Surveying, Landscape Architecture, and Geology, P.C.

A handwritten signature in black ink, appearing to read "Katelyn Kaim", is written over the typed name.

Katelyn Kaim
Environmental Planner

Engineers | Scientists | Planners | Designers

100 Motor Parkway
Suite 350
Hauppauge, New York 11788
P 631.787.3400
F 631.813.2545



\\vhb\gis\proj\Hauppauge\26046.01 Woodmere Country Club\Project\Figure 1 - Site Location_Woodmere CC.mxd



 Subject Property

Willow View Estates | Woodmere, NY
Site Location Map
99 Meadow Drive
Town of Hempstead and the
Incorporated Villages of Lawrence and Woodburgh
Nassau County

SENDER: COMPLETE THIS SECTION

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1. Article Addressed to:

Adam Yablonsky
 National Grid
 Environmental Management
 175 East dd Country Road
 Hicksville, NY 11801



9590 9402 4117 8092 4142 36

Article Number (Transfer from service label)

7017 0190 0000 9909 0570

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *W. Wall*

- Agent
- Addressee

B. Received by (Printed Name)

W. Wall

C. Date of Delivery

- D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No



3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Insured Mail
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Return Receipt for Merchandise
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

Restricted Delivery



June 4, 2019

Ref: 26046.01

VIA CERTIFIED MAIL – RETURN RECEIPT REQUESTED

Mr. Robert J. Mangan
Correspondence Department
New York American Water
PO Box: 578
Alton, Illinois 62002

Re: Request for Water Availability
Proposed Residential Development
99 Meadow Drive
Woodmere Club
Woodmere, New York 11598

Your Reference Number: 1202830842

Dear Correspondence Department:

VHB Engineering, Surveying, Landscape Architecture and Geology, P.C. (VHB) is preparing a Draft Environmental Impact Statement (DEIS) for the above-referenced proposed action pursuant to the requirements of the New York State Environmental Quality Act (SEQRA). The subject property is identified on the Nassau County Land & Tax Map as follows: Section 41 – Block F – Lots 37, 40, 48, 123, 310, 3028, 3029, 3030, 3032; Section 41 – Block D – Lots 53, 55; and Section 41 – Block 72 – Lot – 1 (See enclosed Site Location Map).

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As part of the DEIS analysis, we are evaluating the potential effects of the proposed action on community services and facilities. Based upon the proposed residential use, the total anticipated water demand is approximately 94,050 gallons per day (gpd), calculated as follows:

- Single-family Residential (285 units @ 300 gpd/unit = 85,500± gpd) + Irrigation (factor of 10%) = 94,050± gpd.

Ref: 26046.01
Mr. Robert J. Mangan
New York American Water
June 4, 2019
Page 2



We are requesting a letter from New York American Water indicating it can provide adequate water supply for the proposed residential development.

Thank you in advance for your assistance in this matter and should you have any questions or require any additional information please feel free to contact me at kkaim@vhb.com or (631) 787-3464.

Sincerely,

VHB Engineering, Surveying, Landscape Architecture, and Geology, P.C.

A handwritten signature in black ink that reads "Katelyn R. Kaim".

Katelyn Kaim
Environmental Planner

KK/ag

SENDER: COMPLETE THIS SECTION

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- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Mr. Robert J. Mangan
Correspondence Dept.
New York American Water
PO Box 578
Alton, Illinois 62002



9590 9402 4117 8092 4142 43

2. Article Number (Transfer from service label)

7018 0680 0000 8401 7510

PS Form 3811, July 2015 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

Agent

Addressee

B. Received by (Printed Name)

C. Date of Delivery

6-7-19

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type

Adult Signature

Adult Signature Restricted Delivery

Certified Mail®

Certified Mail Restricted Delivery

Collect on Delivery

Collect on Delivery Restricted Delivery

Insured Mail

Priority Mail Express®

Registered Mail™

Registered Mail Restricted Delivery

Return Receipt for Merchandise

Signature Confirmation™

Signature Confirmation Restricted Delivery

Restricted Delivery

Domestic Return Receipt

June 12, 2019

Ref: 26046.01



VIA CERTIFIED MAIL – RETURN RECEIPT REQUESTED

Edward M. Aldrich
PSEG Long Island
Licensing and Permitting, Project Manager
T&D Projects and Construction
999 Stewart Avenue
Bethpage, NY 11714

Re: Request for Electrical Availability
Proposed Residential Subdivision of Woodmere Club
99 Meadow Drive
Village of Woodmere
Nassau County, New York 11598

Dear Mr. Aldrich:

VHB Engineering, Surveying, Landscape Architecture and Geology, P.C. (VHB) is preparing a Draft Environmental Impact Statement (DEIS) for the above-referenced proposed action pursuant to the requirements of the New York State Environmental Quality Act (SEQRA). As part of the DEIS analysis, we are evaluating the potential effects of the proposed action on community services and facilities. This correspondence is submitted to request verification of the availability of electrical service for the proposed project. The subject property is identified on the Nassau County Land & Tax Map, as follows: Section 41 – Block F – Lots 37, 40, 48, 123, 310, 3028, 3029, 3030, 3032; Section 41 – Block D – Lots 53, 55; and Section 41 – Block 72 – Lot – 1 (See enclosed Site Location Map).

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As part of the DEIS analysis, we are evaluating the potential effects of the proposed action on community services and facilities. Please indicate whether electrical service would be available for the proposed development based on the electrical load that would be expected for 285 single-family units. In addition, we request you provide copies of your utility maps depicting your facilities in proximity to the subject property.

Thank you in advance for your assistance in this matter. Should you have any questions or require additional information please feel free to contact me at kkaim@vhb.com or (631) 787-3464.

Sincerely,

VHB Engineering, Surveying, Landscape Architecture, and Geology, P.C.

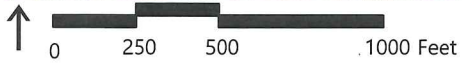

Katelyn Kalm
Environmental Planner

Engineers | Scientists | Planners | Designers

100 Motor Parkway
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P 631.787.3400
F 631.813.2545



\\vhb\gis\proj\Hauppauge\26046.01 Woodmere Country Club\Project\Figure 1 - Site Location_Woodmere CC.mxd



Subject Property



Willow View Estates | Woodmere, NY

Site Location Map

99 Meadow Drive
 Town of Hempstead and the
 Incorporated Villages of Lawrence and Woodburgh
 Nassau County

Sources: NYS Ortho Imagery (2016);
 NYS Civil Boundaries, NYS Office of Information Technology Services GIS Program Office (GPO)

SENDER: COMPLETE THIS SECTION

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- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Edward M. Aldrich
 PSEG Long Island
 Licensing and Permitting
 T&D Projects and Construction
 999 Stewart Avenue
 Bethpage, NY 11714



9590 9402 4117 8092 4142 29

2. Article Number (Transfer from service label)

7017 0190 0000 9909 1058

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X 

- Agent
- Addressee

B. Received by (Printed Name)

PSEG

C. Date of Delivery

6/17/19

- D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
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- Signature Confirmation™
- Signature Confirmation Restricted Delivery
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