

# **DAYTON & GEUS**

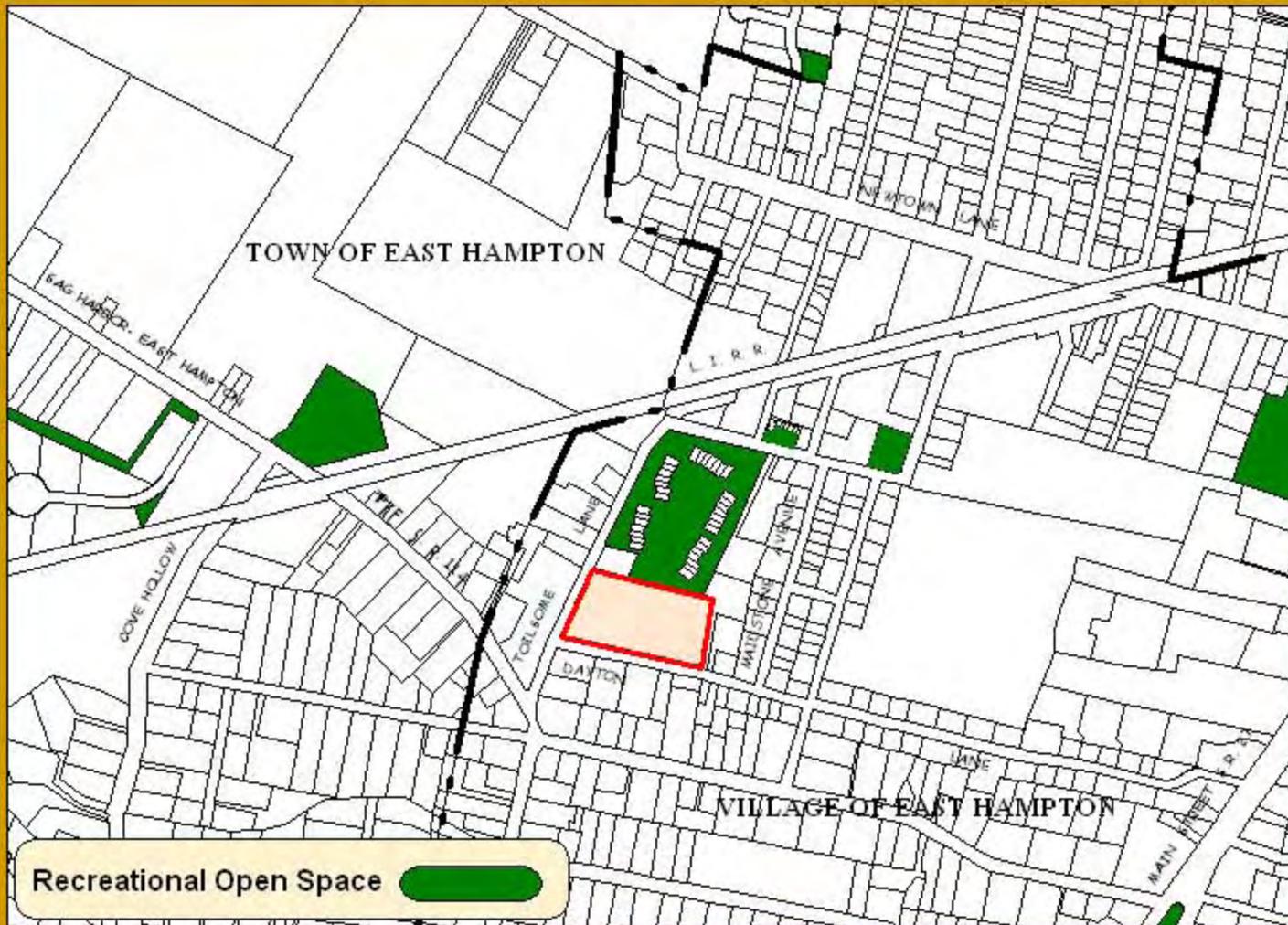
## **Baseline Documentation**



**Suffolk County Tax Map  
301-2-5-2  
112 Dayton Lane  
Village of East Hampton  
New York**

### **Purchase of Development Rights-Agricultural Easement**

**The Community Preservation Fund Law was enacted to help protect and preserve open and undeveloped lands in the Town of East Hampton and the Incorporated Villages, including wetlands, woodlands, agricultural lands, shore lands and the other natural resources of the town; for the purposes of protecting historic places and properties within the town; and for the purpose of providing the town's visitors and residents with outdoor recreational opportunities.**



  
**SCALE: 1" = 200 FT.**

Recreational Open Space 

**LOCATION MAP**



Prepared by  
**THE TOWN OF EAST HAMPTON**  
 Suffolk County, New York

**TOWN OF EAST HAMPTON**  
**SCTM #301 - 002.000 - 0005 - 002.000**  
**112 Dayton Lane**  
**Johnathan R. Dayton, Charles S. Dayton**  
**and Averill D. Geus Property**



**(1090) AUTHORIZE ACQUISITION**

**Adopted 07/19/2007**

**PROPERTY OF: Charles Dayton, Jonathan Dayton, and Averill Geus**

**ADDRESS: 112 Dayton Lane, East Hampton Village**

**SCTM #: 301-2-5-2**

**WHEREAS**, pursuant to Section § 247 of the General Municipal Law of the State of New York, the Town Board held a public hearing on **July 19, 2007** to consider the acquisition of development rights of approximately **4** acres of land located at **112 Dayton Lane, East Hampton Village**, which land is identified on the Suffolk County Tax Map as SCTM #**301-2-5-2**; and

**WHEREAS**, the proposed purchase price for the **Purchase of Development Rights** of the subject property is **\$6,100,000.00**, plus survey, title, prorated tax, and recording charges; and

**WHEREAS**, the property contains soils classified as Class I and Class II worthy of conservation as identified by the United States Department of Agriculture Soil Conservation Service Soil Survey of Suffolk County, New York; and

**WHEREAS**, the proposed purchase of development rights would forever restrict the use of the subject property to agriculture, as described in said Easement; and

**WHEREAS**, the Village of East Hampton has expressed a strong desire to see this property preserved, and has been involved in the negotiation of this acquisition; and

**WHEREAS**, the acquisition of the subject property is classified as a Type II Action pursuant to the State Environmental Quality Review Act (SEQRA); and

**WHEREAS**, the Town Board finds, pursuant to Section § 64-e (8) of the New York Town Law, that acquisition of the subject property by purchase of development rights is the best alternative, of all reasonable alternatives available to the Town, for protection of the community character of the Town of East Hampton, and that such acquisition would be in the best interests of the Town;

**NOW, THEREFORE, BE IT RESOLVED**, that the Supervisor is hereby authorized and directed to enter into a contract of sale with the record owner of the subject property, reputedly **Charles Dayton, Jonathan Dayton, and Averill Geus**, for the purpose of acquiring the development rights of said property at a cost to the Town of East Hampton not to exceed \$ **6,100,000.00**, plus reasonable survey, title, prorated tax, and recording charges; and be it further

**RESOLVED**, that pursuant to contract the Supervisor is authorized and directed to execute any documents, and the Town Budget Officer is directed to pay the purchase price and any and all reasonable survey, title, prorated tax, and recording charges, as may be necessary to effect the transfer of development rights; and be it further

**RESOLVED**, that the monies to be expended for purchase of the foregoing property shall be drawn from the Town of East Hampton Community Preservation Fund Budget Account.