

Quarry Road

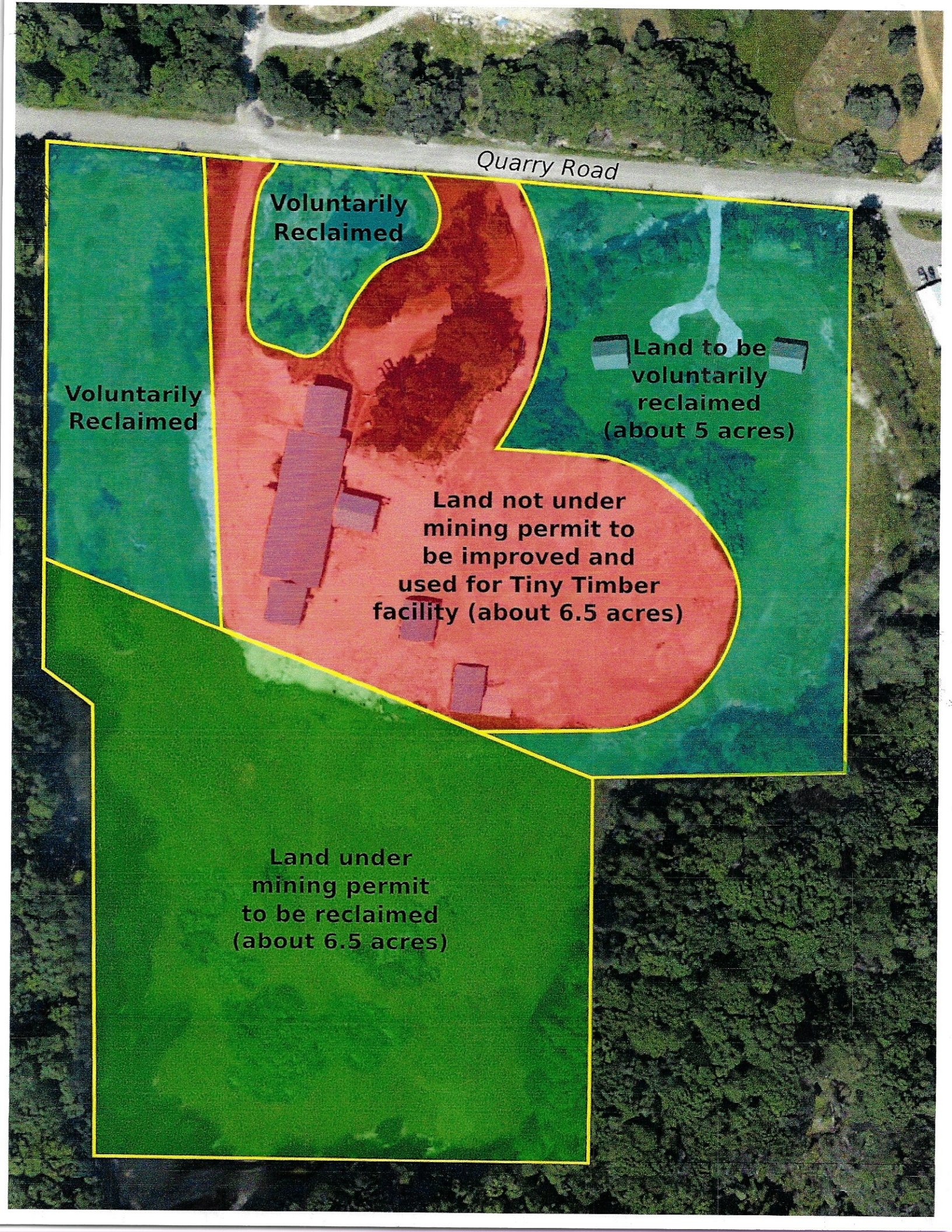
Voluntarily Reclaimed

Voluntarily Reclaimed

Land to be voluntarily reclaimed (about 5 acres)

Land not under mining permit to be improved and used for Tiny Timber facility (about 6.5 acres)

Land under mining permit to be reclaimed (about 6.5 acres)



To: Dryden Zoning Board of Appeals (ZBA)

From: Buzz Dolph & Tiny Timber LLC

10/1/18

Re: Additional info for the 33 Quarry Road request scheduled for October 2nd.

The following is additional information for the ZBA so they can better assess the request being made by Tiny Timber LLC for a change to the non-conforming use at 33 Quarry Road at tomorrow night's regular board meeting.

NYS DEC mining permit:

In 1994 Finger Lakes Stone was granted a mining permit to expand the quarry at 33 Quarry Road. This permit is still in effect today. The area under permit is shown on the manipulated photograph present with this information.

Approximately 6.5 acres are under permit. The amount of land that has been affected by Quarry operations over the last 100 plus years is approximately 18 acres. 6.5 acres are required to be reclaimed. This leaves roughly 11.5 acres of Disturbed land that is not required to be reclaimed. Should the Town of Dryden approve the request, 5 acres will be permanently reclaimed voluntarily. A portion of these 5 acres will be subdivided to create 2 new single-family home building lots. This area is shown in the manipulated photograph. The remaining 6.5 acres will be cleaned up and the existed buildings remodeled and renovated for the use of Tiny Timber LLC.

Timetable for the cleanup and reclamation (all based on if and when Tiny Timber LLC closes on the property):

- Immediately after the town approves the requested change in non-conforming use, the mining permit name change will be applied for and presumably received.
- Within the next year, the two single-family home building lots will be reclaimed, subdivided and sold.
- The remainder of the frontage along Quarry Road will also be reclaimed to improve the visual façade from Quarry Road. Along the entire frontage of Quarry Road at least 100 feet from the road back will be reclaimed. This will be done within 18 months.
- The property to be used by Tiny Timber LLC will be cleaned up, reclaimed, and the building refurbished.
- The entirety of the back 6.5 acres will begin to be reclaimed and gradually improved over time.

Expected consequences of denying a change to the non-conforming use:

- When Finger Lakes Stone shuts its doors, the reclamation clock starts ticking and the property will need to be reclaimed in 2 years. With no money to do the work necessary to

reclaim the land, nor the time to complete the task, the reclamation effort will most likely be abandoned. New York State would then execute the \$32,000 line of credit posted by Finger Lakes Stone. This sum falls significantly short of the amount that would be required to fully reclaim the permitted area. In other words, 33 Quarry Road would remain an unusable eyesore indefinitely.

What Tiny Timber LLC intends to accomplish is above and beyond what is required. The unpermitted land does not need to be reclaimed yet 5 acres will be voluntarily reclaimed. The buildings do not need to be renovated and the land cleaned up but Tiny Timber LLC intends to do so.

Without a change to the non-conforming use, Finger Lakes Stone will likely not be able to sell the land. For the land to be transformed into a property that complies with zoning, the current structures will need to be demolished and at least 50,000 yards of additional clean fill brought in to cover the roughly ten acres where there is no surface soil. This is an extremely pricy proposition and unfeasible for anyone interested in purchasing the land. Tiny Timber LLC presents a reasonable compromise that will result in the immediate improvement of most of the land.

Department of Taxation and Finance

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Sales Tax Web File

Taxpayer ID: 150557474

Taxpayer name: FINGER LAKES STONE CO., INC.

Transaction Confirmation

The New York State Tax Department received your transaction. This confirms only that we received your return filing and payment information. You may incur penalty and interest if you entered an incorrect bank account number that prevents your payment from processing.

- Select **Print** to print this confirmation page for your records.
- Select **View/Print Form(s)** to save or print a copy of the form you filed for your records.

Confirmation

Confirmation number: **SW1802102838**
Transaction date/time: **09/20/2018 01:42PM**
Filing period: **06/01/2018 - 08/31/2018**
Main form: **Quarterly Sales and Use Tax Return (ST-100)**
Filing Type: **Original**
Schedules filed:

Payment details

Bank name: **HONESDALE NATIONAL BANK**
Bank routing number: **031308535**
Bank account number: **XXXXX3701**
Account type: **Business Checking**
Account holder: **Finger Lakes Stone Co., Inc**
Due date: **09/20/2018**
Payment date: **09/20/2018**
Payment amount (\$): **1,711.98**
Total amount due (\$): **1,711.98**

Web survey

Provide feedback about this online service through our [Web Survey](#).

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New York State and Local Sales and Use Tax Web Filed Return

Filing period
06/01/2018 - 08/31/2018

Sales tax identification number ▶	15-0557474
Legal name	FINGER LAKES STONE CO., INC.
Mailing address	ANN HOBART & JIM HOBART PO BOX 443 CONKLIN,NY 13748-0443 US

Due date:
09/20/2018

You will be responsible for penalty and interest if your return is not submitted by this date.

Business information changes

Final return Amended return

Has your responsible persons information changed? Yes No

Has your business address or phone number(s) changed? Yes No

Is the income from this business being reported "under" the identification number shown above?

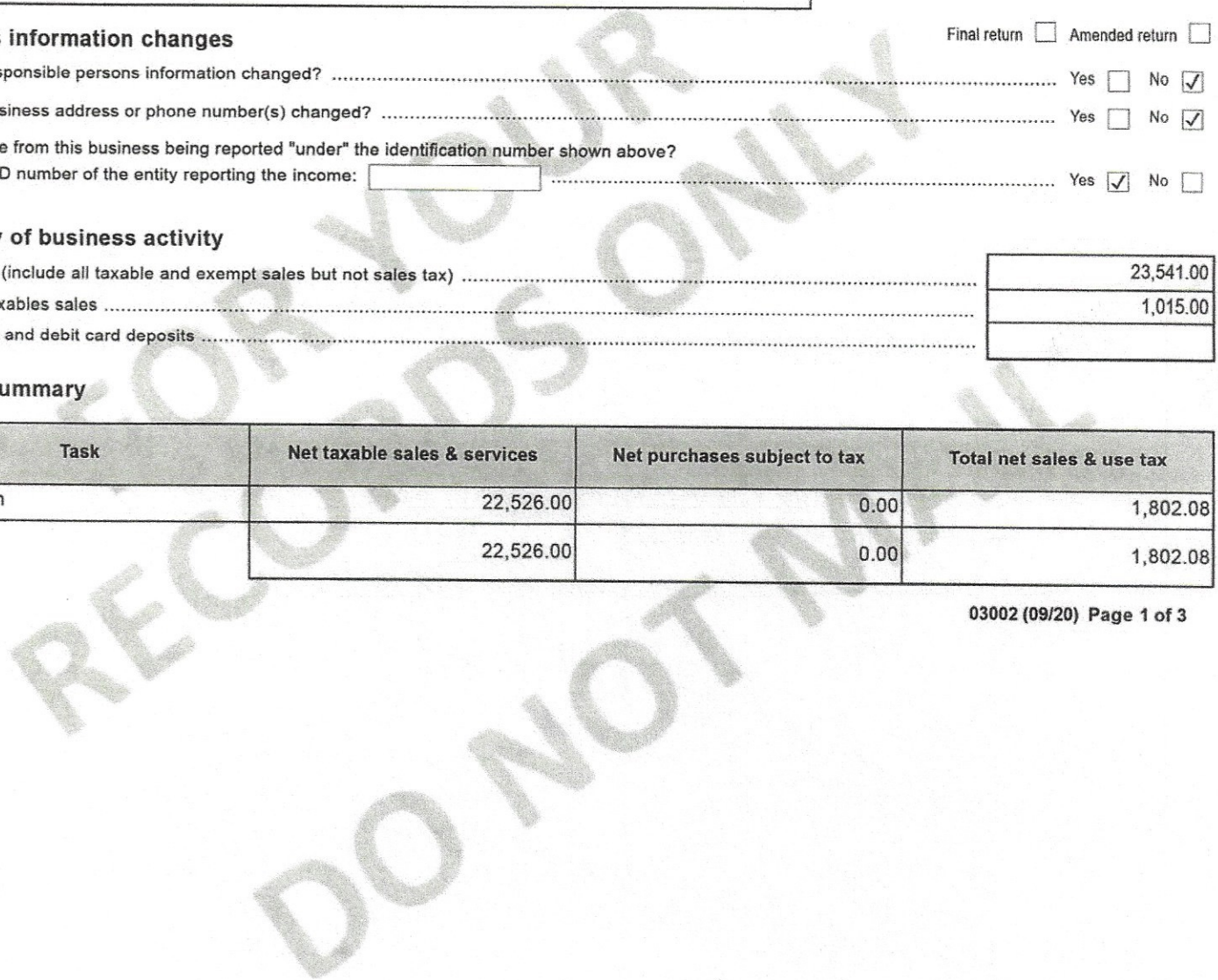
Enter the ID number of the entity reporting the income: Yes No

Summary of business activity

Gross sales (include all taxable and exempt sales but not sales tax)	23,541.00
Total non-taxables sales	1,015.00
Gross credit and debit card deposits	

Return Summary

Task	Net taxable sales & services	Net purchases subject to tax	Total net sales & use tax
Main form	22,526.00	0.00	1,802.08
	22,526.00	0.00	1,802.08



Sales tax ID number 15-0557474

Sales and use taxes by jurisdiction

Do you have anything to report on this main form for this period? Yes No

Taxable sales and services	Credits against taxable sales and services	Net taxable sales and services	Purchases subject to tax	Credits against purchases subject to tax	Net purchases subject to tax	X	Tax rate	=	Sales & use tax
TO 5081 Tompkins County excluding Ithaca (city)									
<i>Over collected(\$):</i>									
22,526.00		22,526.00			0.00		0.08000		1,802.08
Column totals:									
22,526.00	0.00	22,526.00	0.00	0.00	0.00		0.00		1,802.08
Total tax due from main form and schedules:*									1,802.08

* Total tax due includes any over-collected amounts.

FOR YOUR RECORDS ONLY
DO NOT MAIL

TOM DECKER, GEOLOGIST
BLUESTONE CONSULTING

1592 U.S. Route 11 – Castle Creek, New York 13744
(607) 692 – 7525, Office – (607) 692 – 7112, Fax
(607) 759 – 1673, cell phone

October 1, 2018

Mr. Buzz Dolph
26 Quarry Rd
Ithaca, New York 14850

**Ref. Fingerlakes Stone Co., Inc. Mine Permit Transfer
Town of Dryden, Tompkins Co. New York**

Dear Mr. Dolph:

In response to our phone conversation, enclosed are the requirements for the transfer of the Finger Lakes Stone, Inc. Quarry mine permit. The Finger Lakes Stone, Inc. Quarry mine permit (MLF #: 70107, exp. 3/2021) is currently active and in good standing with the Department of Environmental Conservation (DEC), Division of Mineral Resources. Mined Land Reclamation Bonding is in place and regulatory fees are current and paid up to date.

The forms necessary from the mine operator applying to transfer the Mined Land Reclamation Permit transfer to; are as follows: Mining Permit Application Form (85-19-2, 8/20/16), Organizational Report Form (85-15-12, 08/91 – 28b) and Mine Permit Application for Permit Transfer Form (rev. 8/16). Additionally, bonding must be put in place from the new proposed permit operator. For this site the current bond is \$32,000 on 6.5 acres.

Once these forms are completed and signed by both the current mine permit holder and the proposed transferee, the transfer application is submitted to the Region 7 Department Environmental Permit Administrator for approval.

Any questions, call me at (607) 692 - 4688, office, or (607) 759 - 1673, cell phone.

Sincerely,

Thomas Decker
Geologist

cc: