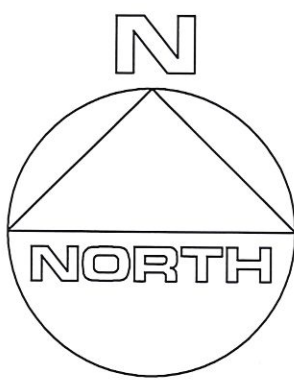


THE AREA OF THIS PROPERTY IS 14,928 S.F. OR 0.342 ACRES
ALL ELEVATIONS SHOWN REFER TO NAVD '88 DATUM



CLEARING CALCULATIONS

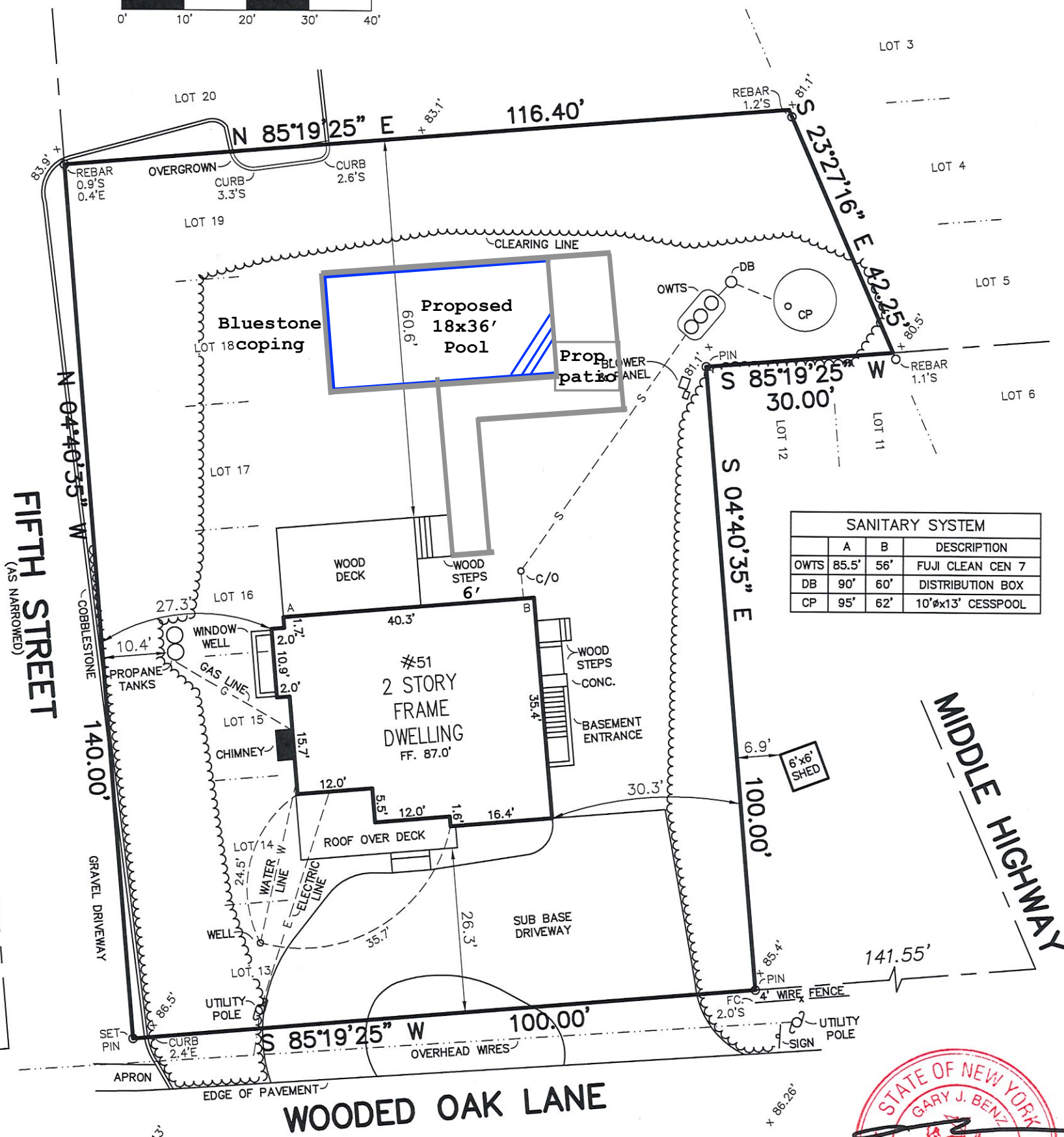
10,999 S.F. OR 75%, WHICHEVER IS GREATER
10,999 S.F. OR [14,928 S.F. x 75%]
10,999 S.F. < 11,196 S.F.
11,196 S.F.

ALLOWABLE CLEARING BY CODE IS 11,196 S.F. (75%)
EXISTING CLEARING OF LOT IS 9,690 S.F. (64.9%)

COVERAGE CALCULATIONS

ALLOWABLE BUILDING COVERAGE IS 2,986 S.F. (20%)
EXISTING BUILDING COVERAGE IS 1,540 S.F. (10.3%)
ALLOWABLE TOTAL LOT COVERAGE IS 7,464 S.F. (50%)
EXISTING TOTAL LOT COVERAGE IS 3,562 S.F. (23.9%)

SCALE
1"=20'



SANITARY SYSTEM			
	A	B	DESCRIPTION
OWTS	85.5'	56'	FUJI CLEAN CEN 7
DB	90'	60'	DISTRIBUTION BOX
CP	95'	62'	10'x13' CESSPOOL

CERTIFIED TO:

Janet M. & Frank P. Verdi



FINAL SURVEY 3/6/2023
ADDED PROPOSED 6/25/2021

GUARANTEES INDICATED SHALL RUN ONLY TO THE PERSON FOR WHOM THE SURVEY IS PREPARED AND/OR AGENCY, AND ARE NOT TRANSFERABLE.

S.C.T.M. NO. 300 - 141 - 3 - 4.2

SURVEY OF: LOTS 13-19, INCL., BLOCK 5
MAP OF MONTAUK MANOR No. 3
FILED APRIL 19, 1911 - AS No. 265

SITUATED IN: EAST HAMPTON TOWN OF: EAST HAMPTON
SUFFOLK COUNTY, NEW YORK

DATE: 4/8/2021 JOB NO. G21-6847 SCALE: 1" = 20' GaryBenzLS@Yahoo.com / (631) 648-9348

GARY BENZ, L.S.

Surveying and Land Planning
527-B Hawkins Avenue
Ronkonkoma, N.Y. 11779

THE EXISTENCE OF RIGHT OF WAYS, WETLANDS, UNDER
GROUND UTILITIES AND/OR EASEMENTS OF RECORD
IF ANY, NOT SHOWN ARE NOT GUARANTEED.

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 INKED SEAL OR EMBOSSED SEAL SHALL
NOT BE CONSIDERED TO BE A VALID TRUE COPY.