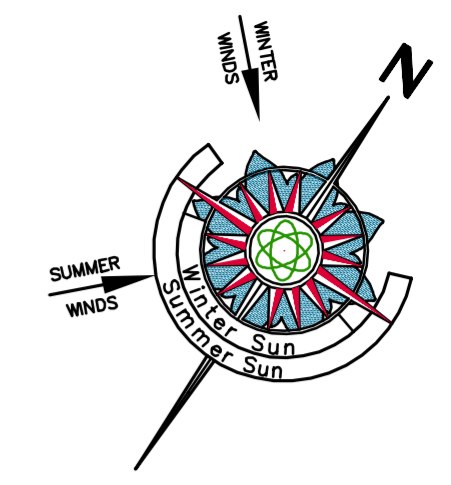


- MONUMENT CONC or STONE
- ▲ STAKE WOOD or PLASTIC
- SPIKE, REBAR, IRON PIPE, ETC
- ☁ DECIDUOUS DIA*
- ☀ CONIFEROUS DIA*

ELEV 9.2	0.0'
ELEV 8.9	TOP SOIL (PT)
ELEV 8.9	0.3'
ELEV 7.7	PALE BROWN SILTY SAND (SM)
ELEV 7.7	1.5'
ELEV 5.2	BROWN FINE SAND (SP)
ELEV 5.2	4.0'
ELEV 3.2	BROWN SAND (SP)
ELEV 3.2	6.0'
ELEV -2.8	BROWN SAND OCCASIONAL GRAVEL (SP)
ELEV -2.8	12.0'- WATER WET BROWN SAND AND GRAVEL (SP)
ELEV -7.8	17.0'

North American Vertical Datum 1988

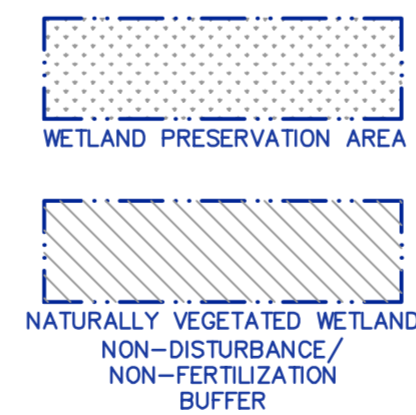
Deed North
TOTAL LOT AREA
11,828± SQ.FT.
0.271± ACRES.



WATER ENCOUNTERED
12.0' BELOW GRADE
SEPTEMBER 5, 2020
10:00 A.M.
ROY R. RESSEIG, P.E.

TABLE OF AREAS (SQ. FT.)	
TOTAL LOT SIZE	11,828
EXISTING TOTAL BUILDING COVERAGE	0
ALLOWED TOTAL BUILDING COVERAGE (11,828 * 0.20)	2,366
EXISTING REAR YARD COVERAGE	0
ALLOWED REAR YARD COVERAGE (2,222 * 0.20)	444

- NOTES:**
1. SURVEY CONDUCTED WITHOUT BENEFIT OF COMPLETE TITLE REPORT. EASEMENTS OF RECORD FOR WHICH DOCUMENTATION HAS BEEN PROVIDED ARE SHOWN HEREON. OTHER EASEMENTS, IF ANY, ARE NOT SHOWN.
 2. SUBJECT PROPERTY IN ZONE "R-40" AND IN THE STORMWATER MANAGEMENT OVERLAY DISTRICT PER TOWN OF SOUTHAMPTON GEOGRAPHIC INFORMATION SYSTEM, AUGUST 12 2021. PRINCIPAL SETBACKS SHOWN HEREON ARE DETERMINED BY ZONING CODE SECTION 330-115 D(1)(2) CONTINUANCE (4/10s SIDE YARD SETBACK & 3/10s REAR YARD SETBACK RULE). ALL ZONING REGULATIONS AND RESTRICTIONS SHOWN HEREON MUST BE VERIFIED WITH APPROPRIATE AUTHORITIES.
 3. NO WETLANDS LINES ARE SHOWN HEREON. ZONING SETBACKS AND/OR ALLOWED AREA COMPUTATIONS MAY BE DIFFERENT IF THE SUBJECT PROPERTY IS WITHIN REGULATORY DISTANCE OF ANY EXISTING WETLANDS. ALL ZONING INFORMATION MUST BE VERIFIED WITH APPROPRIATE AUTHORITIES.
 4. ALL NATURAL FEATURES SHOWN HEREON, INCLUDING BUT NOT LIMITED TO BLUFF CREST AND CLEARING LINES, MUST BE VERIFIED WITH APPROPRIATE REGULATORY AGENCIES.
 5. ONLY TREES SUBJECTIVELY CONSIDERED TO BE SIGNIFICANT DURING FIELD MEASUREMENTS ARE SHOWN HEREON. NO CERTIFICATION IS PROVIDED AS TO THE NUMBER, TYPE OR EXTENT OF INDIVIDUAL TREES ON THE SUBJECT PROPERTY.
 6. SUBJECT PROPERTY HAS THE RIGHT OF EGRESS AND INGRESS OVER A TWENTY (20) FOOT PRIVATE ROAD KNOWN AS HELENS LANE PER DEED, RECORDED JANUARY 09, 2009, LIBER D00012577, PAGE 342.
 7. SUBJECT PROPERTY IN FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD ZONES "AE6" & "X" AS SHOWN ON FLOOD INSURANCE RATE MAP FM36103C0509H, LAST REVISED SEPTEMBER 25, 2009.
 8. TOPOGRAPHIC TERRAIN CONTOURS SHOWN HEREON ARE COMPUTED FROM AERIAL LIGHT DETECTION AND RANGING (LIDAR) DATA OBSERVED BY THE NATIONAL OCEANIC & ATMOSPHERIC ADMINISTRATION - UNITED STATES GEOLOGICAL SURVEY (NOAA/USGS) APRIL 2014.
 9. SPOT GRADES SHOWN HEREON ARE GROUND OBSERVATIONS AS OF THE ORIGINAL DATE OF THIS SURVEY MAP.
 10. AS EVIDENCED BY OBSERVED ABOVE GROUND APPURTENANCES ONLY AS SHOWN HEREON, SOME OF OR ALL UTILITY SERVICES TO THE SUBJECT PROPERTY ARE UNDERGROUND AND ARE PROVIDED TO THE SUBJECT PROPERTY FROM WITHIN THE PUBLIC RIGHT OF WAY. BEFORE DIGGING ON THE SUBJECT PROPERTY OR IN THE PUBLIC RIGHT OF WAY CALL THE NYC & LI ONE-CALL CENTER AT 1-800-272-4480 AND REQUEST FIELD LOCATION AND MARK OUT OF UNDERGROUND UTILITY LINES. LOCATIONS OF UNDERGROUND UTILITIES SHOWN HEREON, INCLUDING BUT NOT LIMITED TO SANITARY AND DRAINAGE DISPOSAL SYSTEMS, ARE DEPICTED ACCORDING TO RECORDS SUPPLIED BY OTHERS. USERS OF THIS SURVEY MAP ARE CAUTIONED THAT NO CERTIFICATION, WARRANTY OR GUARANTY, EITHER EXPRESS OR IMPLIED, IS EXTENDED TO THE LOCATION OR COMPLETENESS OF INFORMATION WITH RESPECT TO UNDERGROUND UTILITIES SHOWN HEREON. CERTIFICATION IS EXTENDED ONLY TO THE ACCURATE PLOTTING OF LOCATION DATA AS PROVIDED IN SKETCH FORMAT OR AS LOCATED BY FIELD MEASUREMENT OF SURFACE MARK OUT.



CERTIFIED TO:
L'ETOILE REALTY CORP.

CERTIFICATION & ALTERATION NOTE:
UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUB-DIVISION 2, OF THE NEW YORK STATE EDUCATION LAW. ONLY COPIES FROM THE ORIGINAL OF THIS SURVEY MARKED WITH AN ORIGINAL OF THE LAND SURVEYOR'S INKED SEAL OR EMBOSSED SEAL SHALL BE CONSIDERED TO BE VALID TRUE COPIES. CERTIFICATIONS INDICATED HEREON SIGNIFY THAT THIS SURVEY MAP WAS PREPARED IN ACCORDANCE WITH THE CURRENT EXISTING CODE OF PRACTICE FOR LAND SURVEYS ADOPTED BY THE NEW YORK STATE ASSOCIATION OF PROFESSIONAL LAND SURVEYORS. SAID CERTIFICATIONS SHALL RUN ONLY TO THE PERSON(S) FOR WHOM THE SURVEY IS PREPARED, AND ON THEIR BEHALF TO THE TITLE COMPANY, LENDING INSTITUTION AND/OR GOVERNMENTAL AGENCY LISTED HEREON, AND THE SUCCESSORS AND/OR ASSIGNEES OF THE LENDING INSTITUTION. CERTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS. LOCATIONS OF UNDERGROUND IMPROVEMENTS OR ENCROACHMENTS, IF ANY EXIST EXCEPT AS SHOWN HEREON, ARE NOT KNOWN AND ARE NOT COVERED BY THIS CERTIFICATION.

1" = 30'
0' 10" = 1' = 30"

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Field Work: JLA NFB	Project No: 21-097
Drawn By: FMH	Drawing Name: 21-097 Site.DWG
Checked By: FMH	Scale: 1" = 30'
Reviewed By: JML	Date: 16 JUL 2021

Revisions:
12AUG21 SITE TRANS PRINTS
10SEP21 HYDROGRAPHIC SURVEY

PRELIMINARY 21 SEP 2021

L'ETOILE REALTY CORP.

PROPERTY SITUATE AT
11 HELENS LANE
SOUTHAMPTON, NEW YORK
COUNTY OF SUFFOLK, TOWN OF SOUTHAMPTON
DISTRICT 900, SECTION 61, BLOCK 1, LOT 76

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Sheet Title: **SITE SURVEY** Sheet 1 OF 1