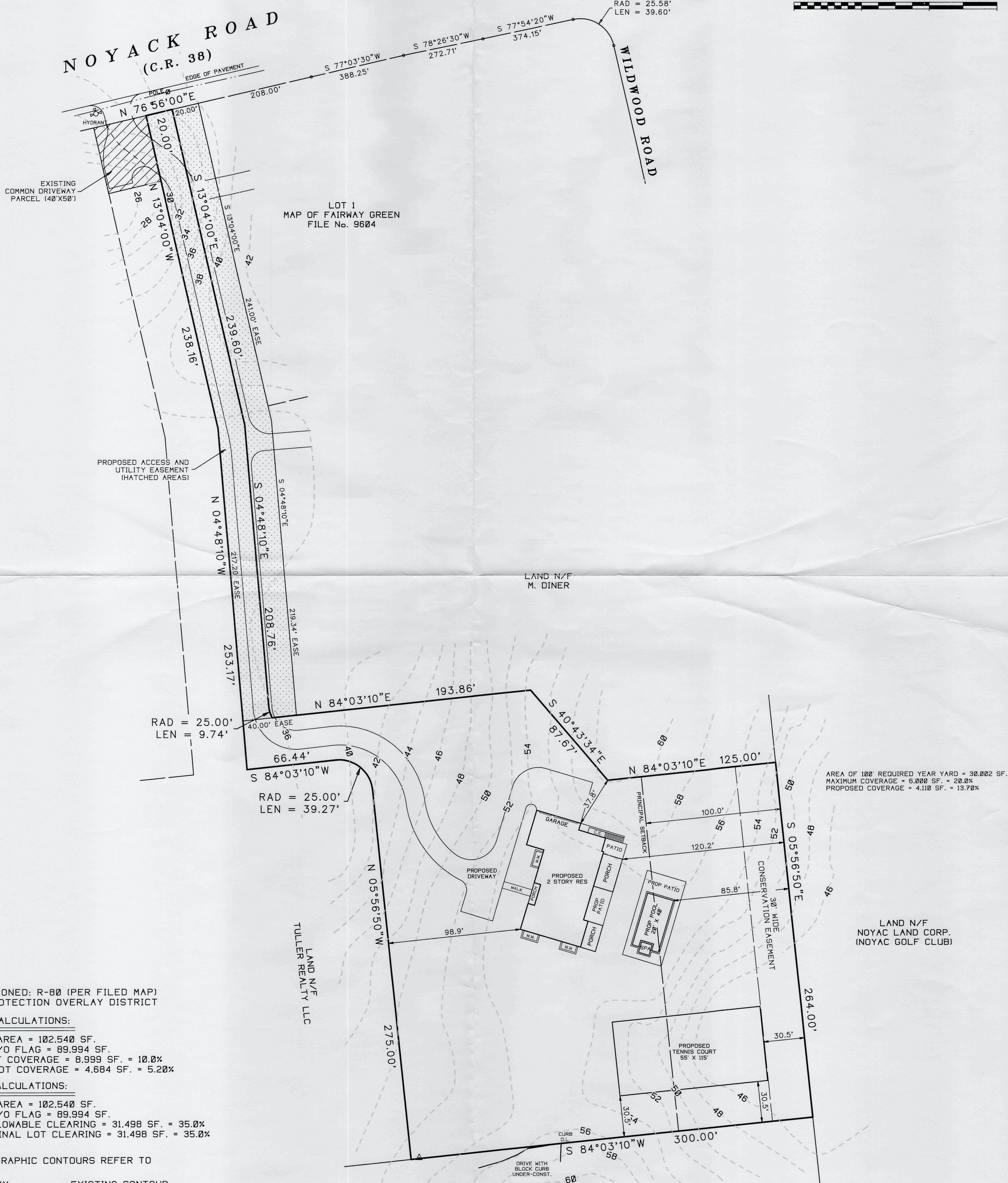
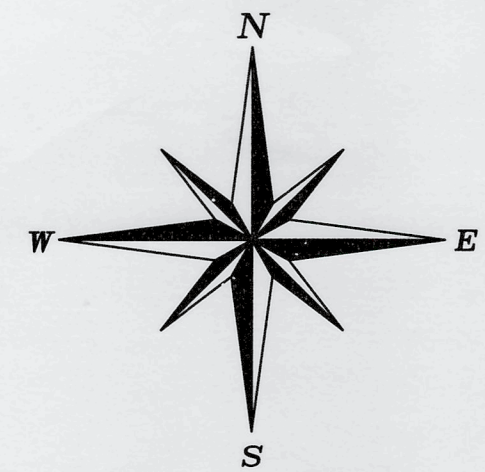


2528

SURVEY OF PROPERTY  
 PROPERTY LOCATED AT NOYACK  
 LOT No. 2  
 MAP OF FAIRWAY GROVE  
 FILED: NOVEMBER 25, 1994; FILE No. 9604  
 TOWN OF SOUTHAMPTON  
 SUFFOLK COUNTY, NEW YORK  
 S.C.T.M. # 900-011-01-18.06  
 AREA = 102,540 SF = 2.3540 ACRES

NOTE: THE EXISTENCE OF RIGHT OF WAYS,  
 WETLANDS AND/OR EASEMENTS OF RECORD  
 IF ANY, NOT SHOWN ARE NOT GUARANTEED.



AREA OF 100' REQUIRED YEAR YARD = 30,000 SF.  
 MAXIMUM COVERAGE = 5,000 SF. = 20.0%  
 PROPOSED COVERAGE = 4,110 SF. = 13.70%

PROPERTY ZONED: R-80 (PER FILED MAP)  
 AQUIFER PROTECTION OVERLAY DISTRICT

COVERAGE CALCULATIONS:  
 TOTAL LOT AREA = 102,540 SF.  
 LOT AREA W/O FLAG = 89,994 SF.  
 MAXIMUM LOT COVERAGE = 8,999 SF. = 10.0%  
 PROPOSED LOT COVERAGE = 4,684 SF. = 5.20%

CLEARING CALCULATIONS:  
 TOTAL LOT AREA = 102,540 SF.  
 LOT AREA W/O FLAG = 89,994 SF.  
 MAXIMUM ALLOWABLE CLEARING = 31,498 SF. = 35.0%  
 PROPOSED FINAL LOT CLEARING = 31,498 SF. = 35.0%

NOTE: TOPOGRAPHIC CONTOURS REFER TO  
 N.A.V.D. 1988

XX ----- EXISTING CONTOUR

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 N.Y. STATE EDUCATION LAW.  
 ONLY COPIES FROM THE ORIGINAL OF THIS SURVEY MARKED WITH AN ORIGINAL  
 OF THE LAND SURVEYOR'S EMBOSSED SEAL OR INKED SEAL SHALL BE CONSIDERED  
 TO BE VALID COPIES

CERTIFICATIONS INDICATED HEREON SIGNIFY THAT THIS SURVEY WAS PREPARED  
 IN ACCORDANCE WITH THE EXISTING CODE OF PRACTICE FOR LAND SURVEYS  
 ADOPTED BY THE N.Y. STATE ASSOCIATION OF PROFESSIONAL LAND SURVEYORS.  
 SAID CERTIFICATIONS SHALL RUN ONLY TO THE PERSON FOR WHOM THE SURVEY  
 IS PREPARED, AND ON HIS BEHALF TO THE TITLE COMPANY, GOVERNMENTAL AGENCY  
 AND LENDING INSTITUTION LISTED HEREON, AND TO THE ASSIGNEES OF THE LENDING  
 INSTITUTION. CERTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS  
 OR SUBSEQUENT OWNERS.

UNDERGROUND IMPROVEMENTS OR ENCROACHMENTS, IF ANY, ARE NOT SHOWN HEREON.

ALL NATURAL FEATURES SHOWN ON SURVEY, INCLUDING BUT NOT LIMITED TO  
 BLUFF CREST, CLEARING, AND WETLANDS SHOULD BE VERIFIED WITH THE  
 APPROPRIATE REGULATORY AGENCY.



3970-P3-B

SURVEYED BY:  
 STEVEN BARYLSKI  
 N.Y.S. Lic. No. 050453  
 P.O. BOX 6005  
 SOUTHAMPTON, N.Y. 11969  
 JANUARY 19, 2021  
 6-5-2021: ADD PRELIMINARY SITE PLAN  
 6-14-2022: REVISED SITE PLAN  
 6-18-2022: REVISED SITE PLAN  
 6-27-2022: STAKEOUT HOUSE  
 9-7-2022: REVISED SITE PLAN  
 10-3-2022: REVISED EASEMENTS  
 PHONE: 631-283-4525 - STEVEN@SBLSPC.COM