



THE AREA OF THIS PROPERTY IS 28,549 S.F. OR 0.655 ACRES
ALL ELEVATIONS SHOWN REFER TO NAVD '88 DATUM

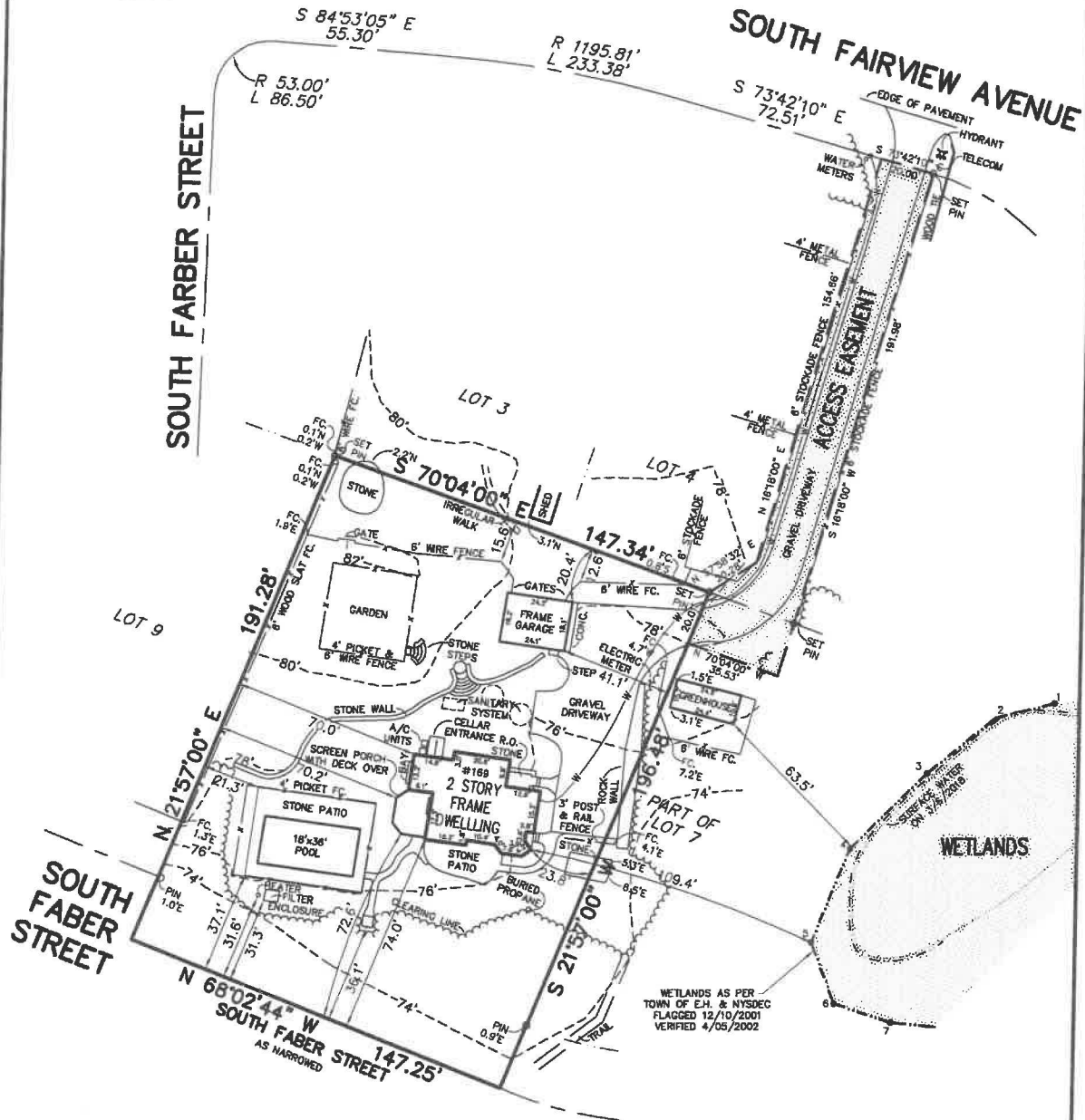
CLEARING CALCULATIONS

10,000 S.F. + [LOT AREA x 25%]
10,000 S.F. + [28,549 S.F. x 25%]
10,000 S.F. + 7,137 S.F.
17,137 S.F.

ALLOWABLE CLEARING BY CODE IS 17,137 S.F. (60.0%)
EXISTING CLEARING OF LOT IS 21,849 S.F. (76.5%)

COVERAGE CALCULATIONS

ALLOWABLE BUILDING COVERAGE IS 5,710 S.F. (20%)
BUILDING COVERAGE IS 1,972 S.F. (6.9%)
ALLOWABLE TOTAL LOT COVERAGE IS 14,275 S.F. (50%)
TOTAL LOT COVERAGE IS 4,580 S.F. (16.0%)



CERTIFIED TO:

CYNTHIA J HAHN

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 - 28 - 6 - 29.3

SURVEY OF: LOT 8, PART OF LOT 7, BLOCK 53, P/O SOUTH FABER STREET

MAP OF MONTAUK BEACH DEV. CORP. SUB. No. 3

FILED MAY 6, 1927 - AS No. 1013

SITUATED IN: MONTAUK

TOWN OF: EAST HAMPTON

SUFFOLK COUNTY, NEW YORK

DATE: 9/6/2018

JOB NO. G18-4085

SCALE: 1" = 40'

GaryBenzLS@yahoo.com / (631) 648-9348

GARY BENZ, L.S.

Surveying and Land Planning

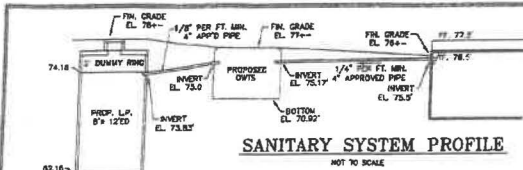
12 Win Place

Lake Grove, N.Y. 11755

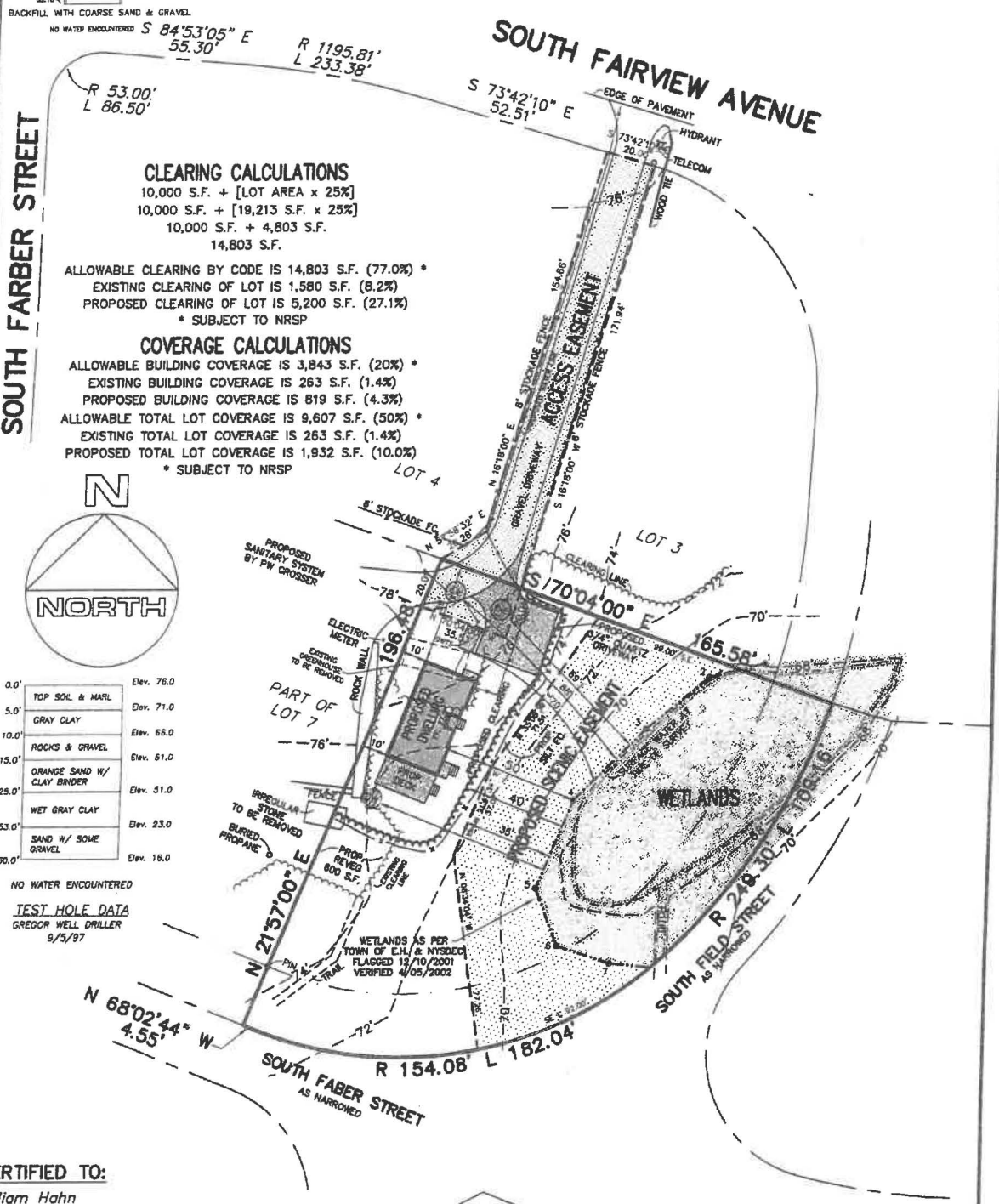
THE EXISTENCE OF RIGHT OF WAYS, WETLANDS
AND/OR EASEMENTS OF RECORD IF ANY,
NOT SHOWN ARE NOT GUARANTEED.

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.



THE AREA OF THIS PROPERTY IS 26,918 S.F. OR 0.618 ACRES
 UPLAND AREA OF THIS PROPERTY IS 19,213 S.F. OR 0.441 ACRES
 ALL ELEVATIONS SHOWN REFER TO NAVD '88 DATUM
 ALL RESIDENCE WITHIN 150' ARE CONNECTED TO PUBLIC WATER



CERTIFIED TO:
 William Hahn

ADD PROPOSED 12/4/2018

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 - 28 - 6 - 29.4
 SURVEY OF: LOT 6, P/O LOT 7, BLOCK 53, P/O SOUTH FIELD STREET & P/O SOUTH FABER STREET
 MAP OF MONTAUK BEACH DEV. CORP. SUB. No. 3 EAST FORT POND RESIDENTIAL SECTION
 FILED MAY 6, 1927 - AS No. 1013
 SITUATED IN: MONTAUK TOWN OF EAST HAMPTON
 SUFFOLK COUNTY, NEW YORK
 DATE: 3/6/2018 JOB NO. G18-3621 SCALE: 1" = 40'
 GaryBenzLS@yahoo.com / (631) 648-9348

THE EXISTENCE OF RIGHT OF WAYS, WETLANDS 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.
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