

SURVEY OF PROPERTY

Situate
NORTHWEST
Town Of East Hampton
Suffolk County, New York

SCALE: 1" = 50'

OVERALL LOT AREA: 126.934 sq.ft.
or 2.9140 acres
LOT AREA EXCL. FLAG STRIP: 111.308 sq.ft.
or 2.5553 acres

ZONING DISTRICT: "A3" (WROD)

Certified only to:

James Rosenberg

LINE	BEARING	DISTANCE
L1	N 73°57'31"W	37.16'
L2	S 17°25'00"E	20.00'

CLEARING CALCULATION

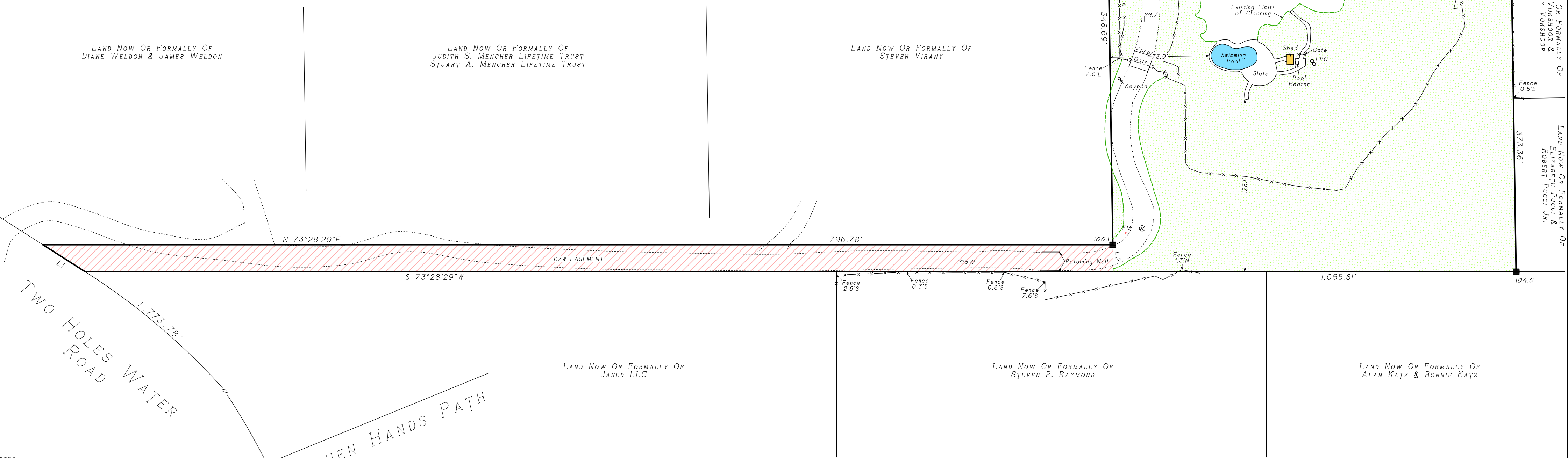
Existing Limits of Clearing: 25,803 sq.ft.
Permitted Limits of Clearing: 23,913 sq.ft.
• Lot area x 12.5% = 10,000 sq.ft.

COVERAGE CALCULATIONS

Existing Building Coverage: 3,338 sq.ft.
Permitted Building Coverage: 9,999 sq.ft.

Existing Total Lot Coverage: 14,350 sq.ft.
Permitted Total Lot Coverage: 37,499 sq.ft.
• Total Lot Coverage Includes Driveways

- ⊗ indicates catch basin.
- indicates set 12" iron pin.
- indicates found concrete monument.



NOTES:

1. Unauthorized alteration or addition to a survey map bearing a licensed land surveyors seal is a violation of section 7209, sub-division 2 of the N.Y. State Education Law.
2. 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.
3. 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.
4. Underground improvements or encroachments, if any, are not shown hereon.
5. The existence of right of ways, wetlands and/or easements of record, if any, not shown are not guaranteed.
6. All natural features shown on survey, including but not limited to Bluff Crest, Clearing, and Wetlands should be verified with the appropriate regulatory agency.
7. Elevations shown are based on assumed datum.



Surveyed: November 27, 2024
David L. Saskas
N.Y.S. Lic. No. 049960
Saskas Surveying Company, P.C.
124 Cedar Street
East Hampton, New York 11937
(631) 324-6917 FAX 329-4768