

SURVEY OF PROPERTY
PROPERTY LOCATED AT NORTH SEA
LOT No. 35
MAP OF SOUTHAMPTON COVE
FILED: AUGUST 11, 1950; FILE No. 1775
TOWN OF SOUTHAMPTON
SUFFOLK COUNTY, NEW YORK
S.C.T.M. # 900-061-01-44
AREA = 25.186 SF = 0.5782 ACRES
SCALE: 1"=30'

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

PROPERTY ZONED: R-40
DESIGNATED STORMWATER MANAGEMENT
F.E.M.A. FLOOD ZONE: "X"

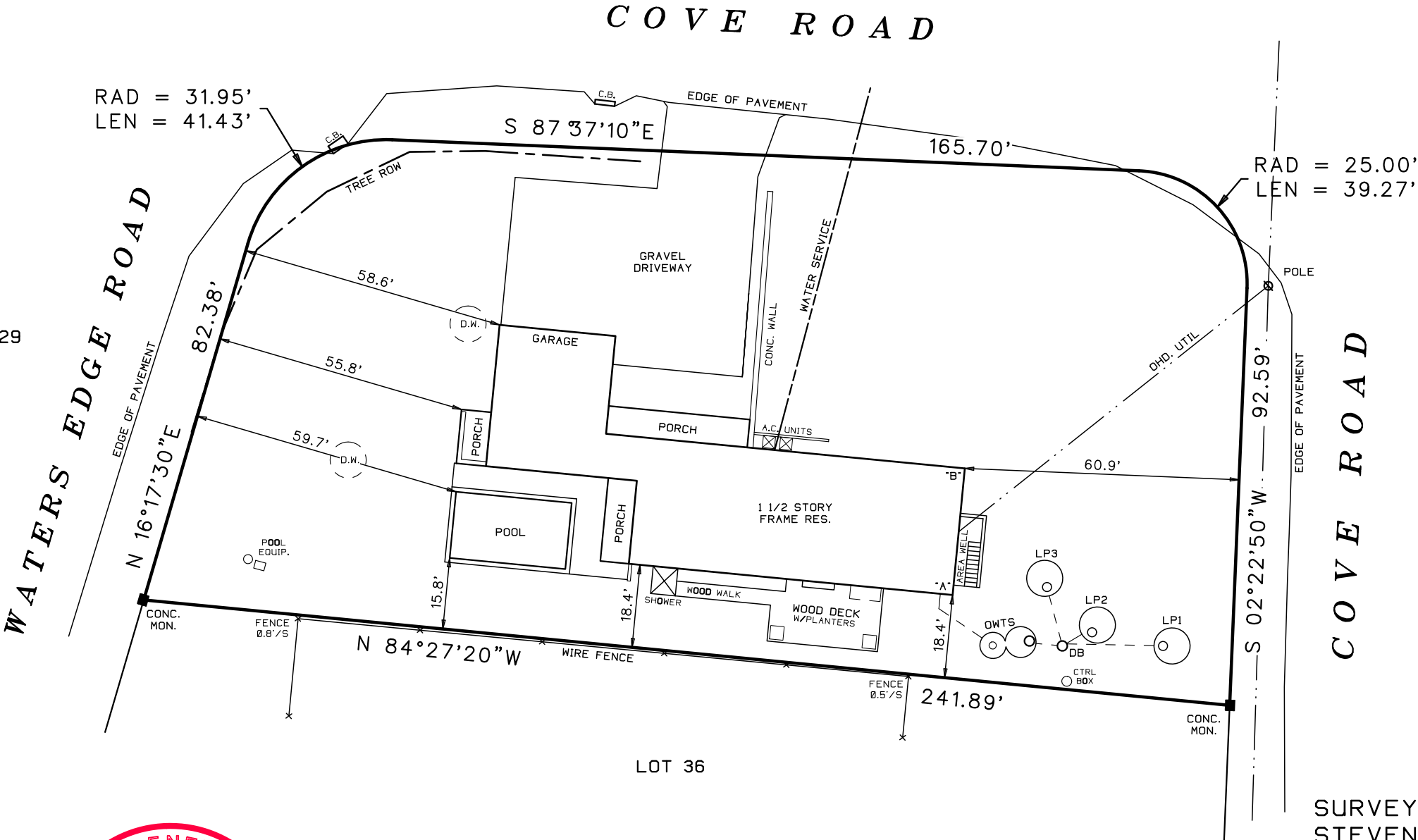
ALLOWABLE LOT CLEARING = 100%

COVERAGE CALCULATIONS:

LOT AREA = 25.186 SF.
MAXIMUM LOT COVERAGE = 5,037 SF. = 20.0%
EXISTING LOT COVERAGE = 3,454 SF. = 13.7%

NOTE: WATER SERVICE AND SEPTIC SYSTEM
LOCATION BY OTHERS. B.O.H. REF. No. R-21-2929
SEPTIC LOCATION

	"A"	"B"
OWTS	20.0	41'
D.B.	27'	45'
L.P. 1	48'	59'
L.P. 2	32'	46'
L.P. 3	21'	32'



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.
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.



SURVEYED BY:
STEVEN BARYLSKI
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SOUTHAMPTON, N.Y. 11969
DECEMBER 29, 2020

6-30-2021: ADD SITE PLAN
8-9-2021: ADD TOPOGRAPHY
9-15-2021: ADD OFFSETS
12-28-2021: REVISE DRIVEWAY
7-21-2023: FINAL SURVEY