THE AREA OF THIS PROPERTY IS 30,435 S.F. OR 0.699 ACRES UPLAND AREA OF THIS PROPERTY IS 29,867 S.F. OR 0.686 ACRES THIS PROPERTY IS IN THE HARBOR PROTECTION OVERLAY DISTRICT NAPEAGUE BAY TIDAL WETLAND & BLUFF CREST THE BULKHEAD & ROCK REVETMENT
IS TO BE CONSIDERED THE TIDAL WETLAND
& BLUFF CREST LINE AS PER THE T.O.E.H.
LETTER DATED DEC. 10, 2015 HIGH WATER ALONG BULKHEAD 120.60 (TIE LINE ONL / ROCK HIGHWATER CLEARING CALCULATIONS \$ 28.55'18" E LINE-REVETMEN 10,000 S.F. OR 35%, WHICHEVER IS GREATER NAIL -SAND & PEBBLES WFTI AND BULKHEAD FC. 0.3'S 10,000 S.F. OR [29,867 S.F. x 35%] 10,000 S.F. < 10,453 S.F. ZONE AE ZONE VE 12 0.4'S ZONE VE 1: 10,453 S.F. ZONE AE 10 ALLOWABLE CLEARING BY CODE IS 10,453 S.F. (35%) TALL GRASS EXISTING CLEARING OF LOT IS 12,376 S.F. (41.4%) FENCE PART OF LOT 10 LOT 12 FLOOD ZONE COVERAGE CALCULATIONS PANEL 36103 C 0217 H LIMIT OF ALLOWABLE CLEARING ALLOWABLE BUILDING COVERAGE IS 5,973 S.F. (20.0%) BUILDING COVERAGE IS 1,813 S.F. (6.1%) ALLOWABLE TOTAL LOT COVERAGE IS 14,934 S.F. (50%) 259, TOTAL LOT COVERAGE IS 2,190 S.F. (7.3%) WOODED WOOD STEPS SHED .0.07 SETBAC 0° 8 101# voolped i SHED RLY OF TRUST 0.9'N LAND NOW OR FORMERLY OF CLAUDIA SLACIK CHIMNEY 1 STORY SHED 00' WETLAND SET LAND NOW OR FORMERL BAYSIDE REVOCABLE TK FRAME 0.5 DWELLING > 빙 ZONE AE 10 PROPANE-28.3 E ZONE X 0.5'N CELLAR BRICK ENTRANCE HATCH ROOF OVER WOOD STEPS Ш OLD FIREPLACE ROAD 66.47,20 150 SANITARY SYSTEM SETBACKS 66.47 20 <u>15</u>, CONC 10' FC. ONLINE Z ₩: FRAME GARAGE 0.8'N FRAME SHED **UTILITY** FC. 0.7'N WOODED WOODED ~FC. _0.1'S REAR YARD SETB ∕3.6**'**S N 12°49'10" W -ELECTRIC શ્ર **JRIVEWAY** METER 20, 551.09 5 558.94 ~PERGOLA 7.85 <u>3.8'S</u> N 23°12°40" 3' POST & RAIL FENCE FENCE? MON ∽мои′ ♥♥。 WATER ン.. METER 0.2'W UTILITY POLE 0.8'N EDGE OF PAVEMENT GERARD DRIVE CERTIFIED TO: REVISED 2/1/2016

Richard H Ketcham

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 41 11.2

SURVEY OF: LOTS 11 & 12, & PART OF LOT 10 MAP OF CAPE GARDINER FILED AUG. 22, 1935 – AS No. 1192

TOWN OF: EAST HAMPTON

GARY BENZ, L.S. Surveying and Land Planning 24 Shorehaven Blvd.

Ronkonkoma, N.Y. 11779

SUFFOLK COUNTY, NEW YORK DATE: 12/21/2015

SITUATED IN: FIREPLACE

SCALE: 1'' = 30'JOB NO. *G15–1735*

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

THE EXISTENCE OF RIGHTS OF WAY AND/OR EASEMENTS OF RECORD IF ANY, NOT SHOWN ARE NOT GUARANTEED.

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