

SURVEY OF PROPERTY
 PROPERTY LOCATED AT WATER MILL
 TOWN OF SOUTHAMPTON
 SUFFOLK COUNTY, NEW YORK
 S.C.T.M. # 900-114-03-13
 AREA = 34,094 SF. = 0.7827 ACRES
 SCALE: 1"=40'

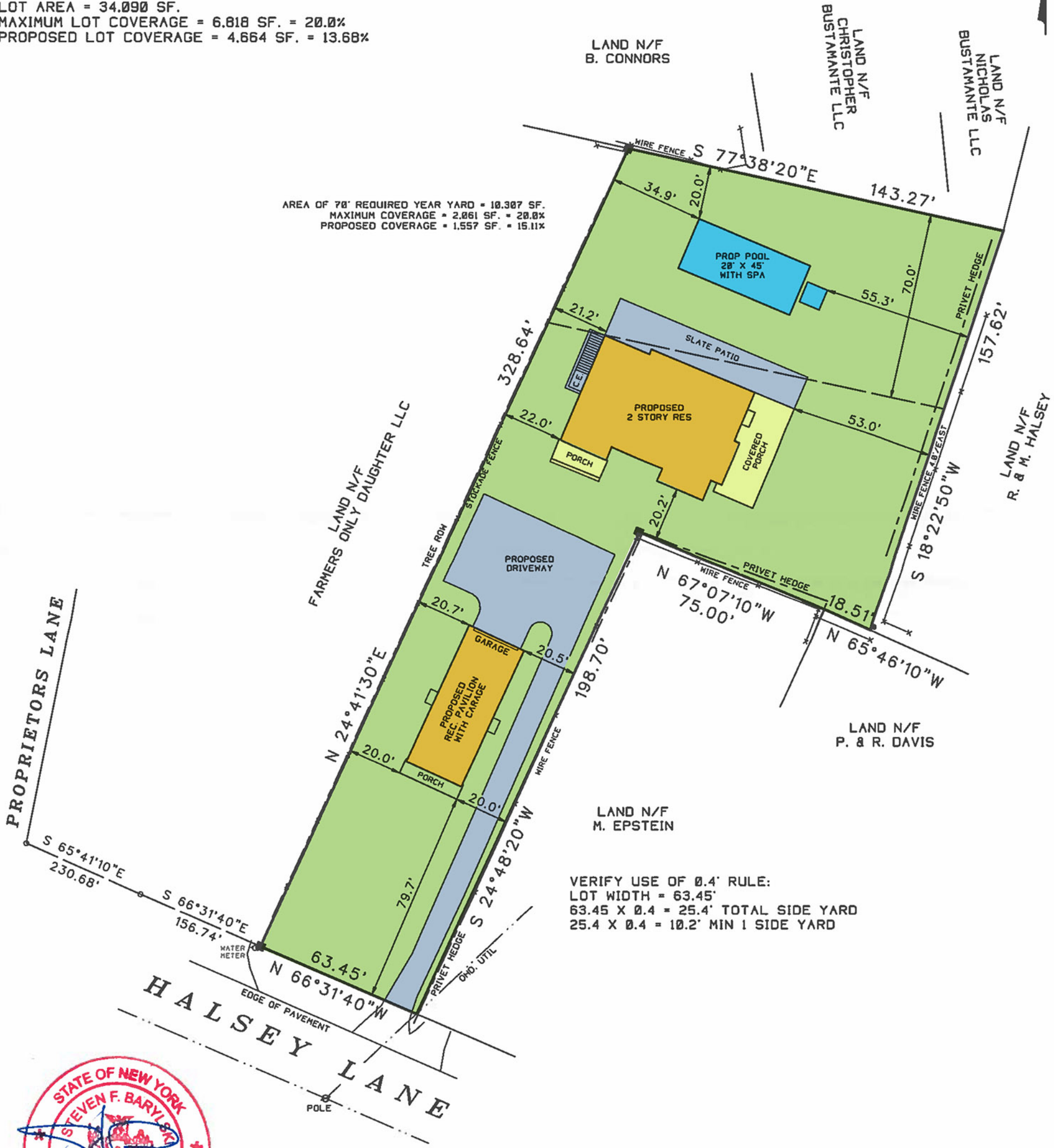
NOTE: THE EXISTENCE OF RIGHT OF WAYS,
 WETLANDS AND/OR EASEMENTS OF RECORD
 IF ANY, NOT SHOWN ARE NOT GUARANTEED.

PROPERTY ZONED: R-40
 DESIGNATED STORMWATER MANAGEMENT

COVERAGE CALCULATIONS:

LOT AREA = 34,090 SF.
 MAXIMUM LOT COVERAGE = 6,818 SF. = 20.0%
 PROPOSED LOT COVERAGE = 4,664 SF. = 13.68%

AREA OF 70' REQUIRED YEAR YARD = 10,307 SF.
 MAXIMUM COVERAGE = 2,061 SF. = 20.0%
 PROPOSED COVERAGE = 1,557 SF. = 15.11%



VERIFY USE OF 0.4' RULE:
 LOT WIDTH = 63.45'
 63.45 X 0.4 = 25.4' TOTAL SIDE YARD
 25.4 X 0.4 = 10.2' MIN 1 SIDE YARD



UNAUTHORIZED ALTERATION OR ADDITION TO THIS SURVEY IS A VIOLATION
 OF SECTION 7289 OF THE NEW YORK STATE EDUCATION LAW.

COPIES OF THIS SURVEY MAP NOT BEARING THE LAND SURVEYORS INKED
 OR EMBOSSED SEAL SHALL NOT BE CONSIDERED TO BE A VALID TRUE COPY.

GUARANTEES OR CERTIFICATIONS INDICATED HEREON 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.
 GUARANTEES OR CERTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL
 INSTITUTIONS OR SUBSEQUENT OWNERS.

2827-P

SURVEYED BY:
 STEVEN BARYLSKI
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 SOUTHAMPTON, N.Y. 11969
 NOVEMBER 23, 2013

12-9-2013: ADD SITE PLAN
 1-2-2014: REVISED FENCES
 2-21-2014: REVISED SITE PLAN

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