SURVEYED FOR GERALD KEATING
PROPERTY LOCATED AT FIREPLACE
LOT No. 309
MAP OF CLEARWATER BEACH, SECTION 2
FILED: JULY 14, 1958; FILE No. 2831
TOWN OF EAST HAMPTON
SUFFOLK COUNTY, NEW YORK
S.C.T.M. # 300-024-11-41
AREA = 19,243 SF. = 0.4418 ACRES
SCALE: 1"=30'

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

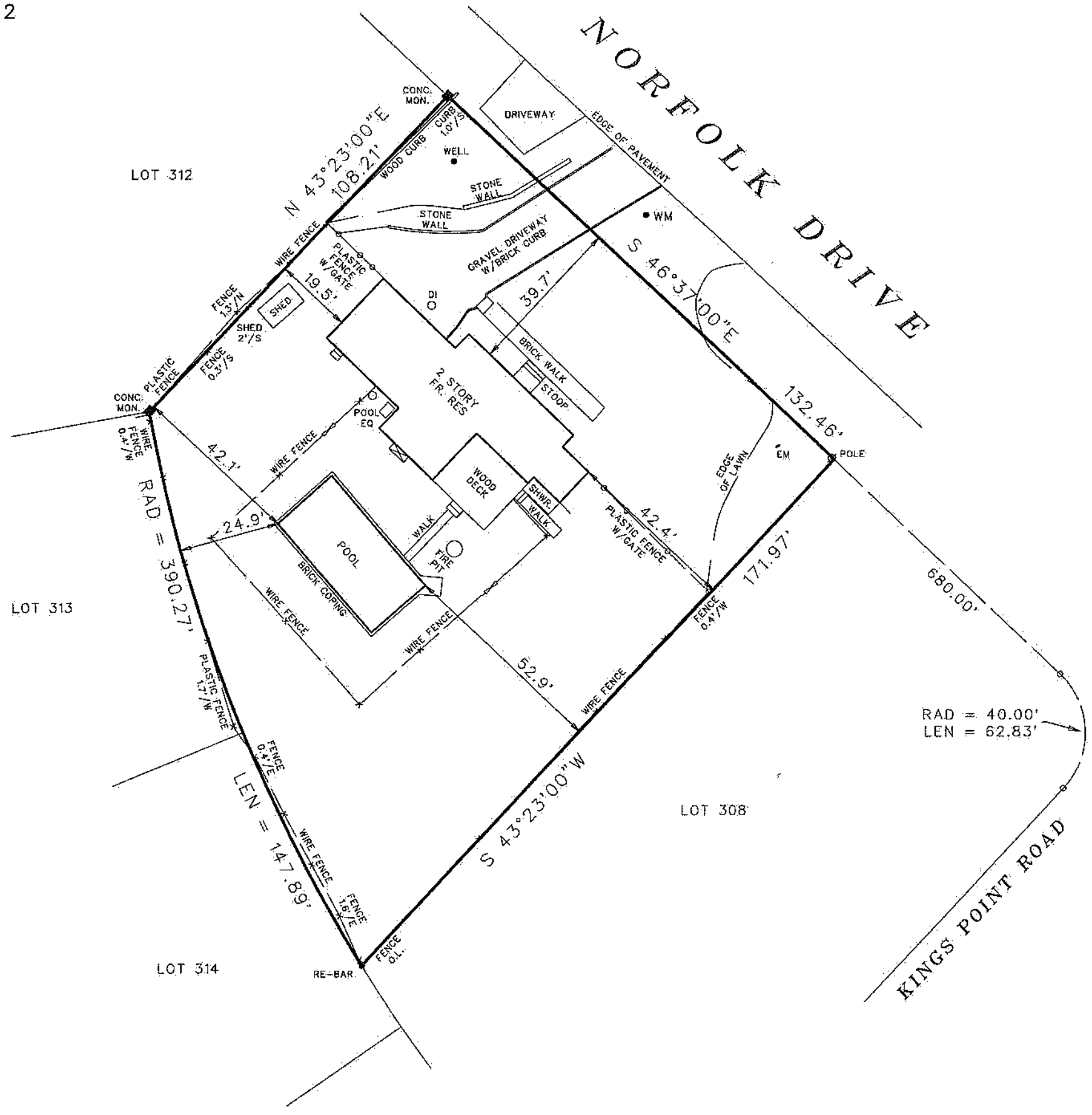
CLEARING CALCULATIONS:

ALLOWABLE CLEARING =
10,999 SF OR 75% OF LOT AREA
(WHICHEVER IS GREATER) = 14,432 SF
VERIFY PRE-EXISTING CLEARING = 18,000 SF

COVERAGE CALCULATIONS:

ALLOWABLE BUILDING COVERAGE = 20% OR
5,999 SF (WHICHEVER IS LESS)
= 5,999 SF
EXISTING BLDG COVERAGE = 1,568 SF
RESIDENCE, SHED

ALLOWABLE TOTAL COVERAGE =
50% OR 15,999 SF
(WHICHEVER IS LESS) = 9,622 SF
EXISTING TOTAL COVERAGE = 3,869 SF
RESIDENCE, SHED, POOL, PATIO,
WALK, STEPS, DRIVEWAY



CERTIFIED TO:
GERALD KEATING
BRADLEY-KEATING CO. INC.

John Barylski

26802

SURVEYED BY:
BARYLSKI LAND SURVEYING
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JUNE 10, 2026