SURVEY OF PROPERTY

Situate
Town Of East Hampton
Suffolk County, New York

SCALE: 1" = 30'

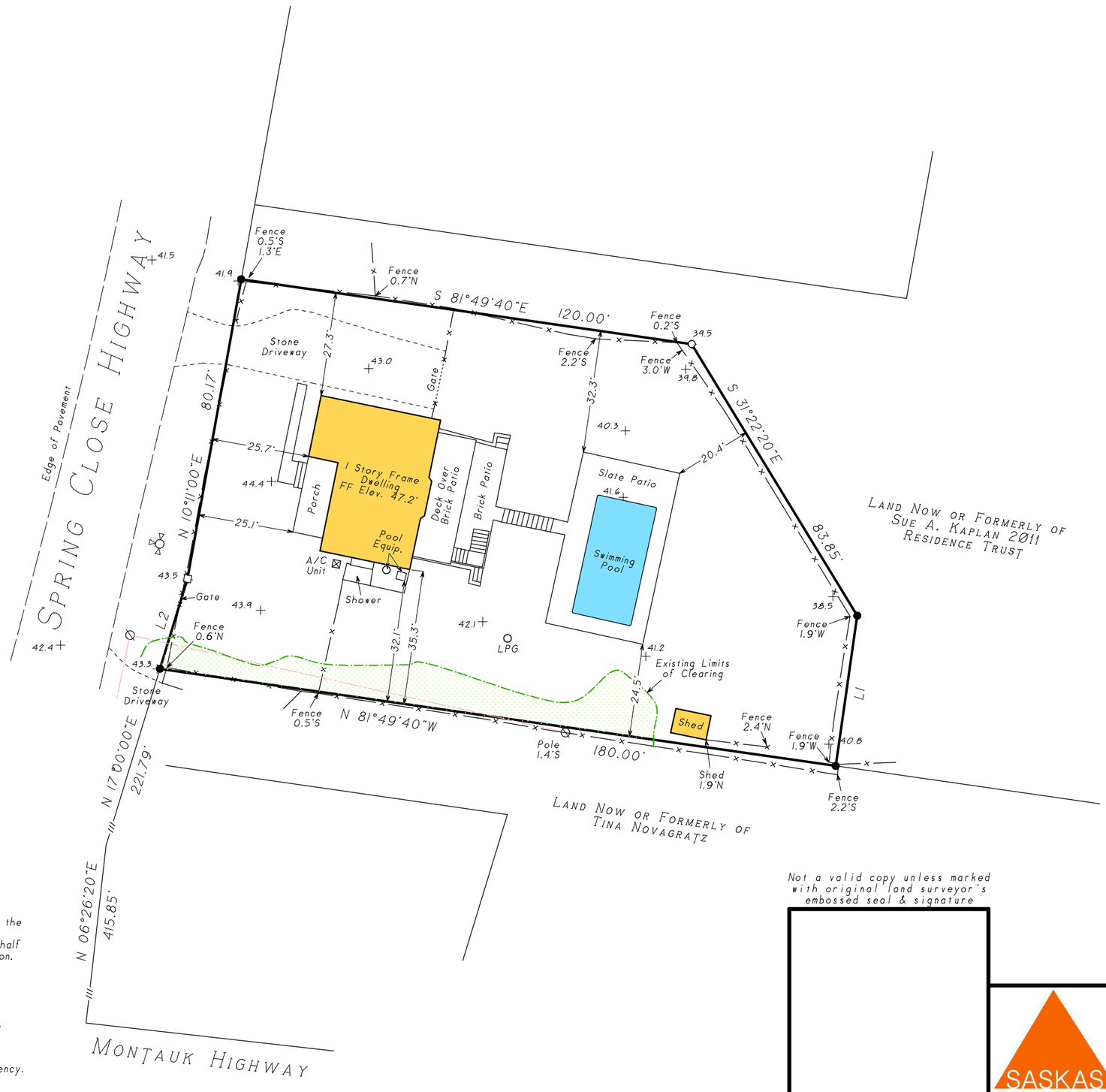
AREA: 16,648 sq.ft.
or 0.3822 acres

Certified only to:

Chery Ozar

SCTM No. 300-166-004-16

144p16



LINE	BEARING	DISTANCE
L1	S 8°10'20"W	40.00'
L2	N 17°00'00"E	24.83'

CLEARING CALCULATION

Existing Limits of Clearing: 15,499 sq.ft. (93.10%)
Permitted Limits of Clearing: 12,486 sq.ft. (75%)

COVERAGE CALCULATIONS

Existing Building Coverage: 1,338 sq.ft. (8.04%)
Permitted Building Coverage: 3,329 sq.ft. (20%)

Existing Total Lot Coverage: 4,298 sq.ft. (25.82%)
Permitted Total Lot Coverage: 8,324 sq.ft. (50%)
•Total Lot Coverage Includes Driveways

● indicates set 12" iron pin.
○ indicates set iron spike.
□ indicates marble monument.
∅ indicates utility pole.
indicates fire hydrant.

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 USC & GS datum. (NAVD 1988)

Not a valid copy unless marked with original land surveyor's embossed seal & signature

Surveyed: August 11, 2020
David L. Saskas
N.Y.S. Lic. No. 049960

SASKAS SURVEYING

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