

Situate
MONTAUK
Town Of East Hampton
Suffolk County, New York

AREA (TO TIE LINE): 108.802 sq. ft.
or 2.4977 acres

AREA (TO AS PER EH TOWN CODE): 63.173 sq. ft.
or 1.4503 acres
(Excludes Wetlands & Area of Lot
Seaward of Flaggd Bluff Crest)



SANITARY SYSTEM
 $1" = 10'$

PROPOSED HOUSE
 FF EL. = 12.0'

Top of Foundation
 Elev. = 11.1'

Proposed Grade (Max. 5% Slope)

18.5'

El. 10.26'

El. 10.00'

El. 6.90'

1500 Gallon Septic Tank

El. 9.50'

20.0'

Proposed Grade (Max. 5% Slope)

(2) 8' Dia. x 2' Deep Distribution Pools & (6) 8' Dia. x 2' Deep Leaching Pools

El. 10.5'

10' Min.

El. 9.29'

El. 7.63'

El. 7.0' +/-

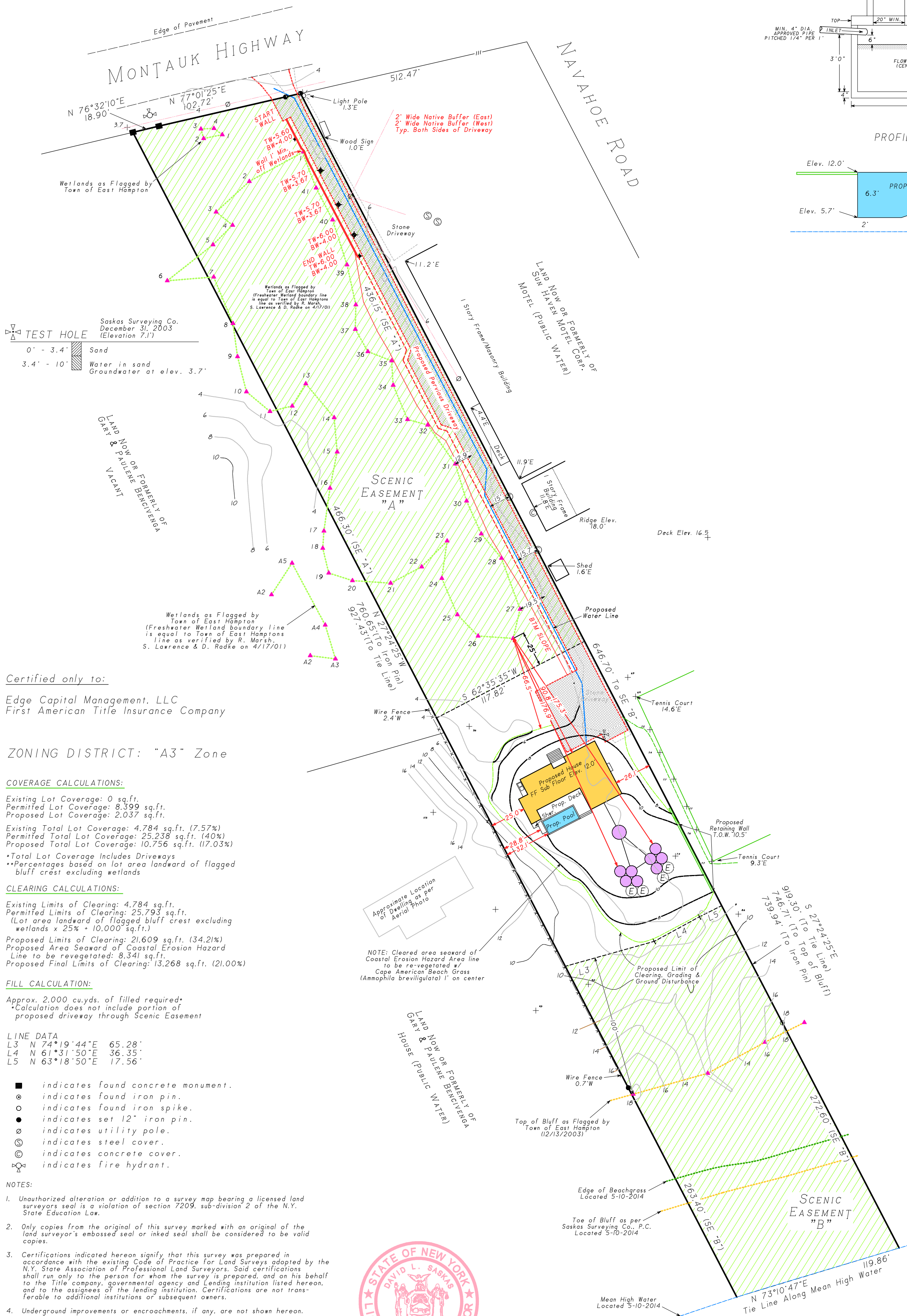
Highest Recorded Ground Water @ Elev. 4.90'

Existing Grade

Technical drawing of a manhole assembly showing a cross-section with dimensions and labels:

- FINISHED GRADE**: Indicated by a dashed line with 'x' marks at the top of the structure.
- COVER TO GRADE IF DROP 1" IS USED ON INLET**: Label for the top cover.
- 1" MIN. - 2" MAX.**: Dimension for the cover thickness.
- LOCKING CASTING TO GRADE**: Label for the top flange of the manhole.
- CHIMNEY**: Label for the vertical pipe section on the right.
- 20" MIN.**: Dimension for the horizontal distance from the inlet to the flow baffle.
- 6"**: Dimension for the vertical distance from the bottom of the inlet pipe to the bottom of the manhole.
- 0" INLET**: Label for the inlet pipe.
- MIN. 4" DIA. APPROVED PIPE PITCHED 1/4" PER 1'**: Label for the inlet pipe.
- 3' 0"**: Dimension for the vertical distance from the bottom of the inlet pipe to the bottom of the manhole.
- 20" MIN.**: Dimension for the horizontal distance from the flow baffle to the outlet.
- 10"**: Dimension for the vertical distance from the bottom of the manhole to the bottom of the outlet pipe.
- OUTLET**: Label for the outlet pipe.
- MIN. 4" DIA. APPROVED PIPE PITCHED 1/8" PER 1'**: Label for the outlet pipe.
- FLOW BAFFLE (CENTERED)**: Label for the vertical baffle in the center of the manhole.
- 3' 6"**: Dimension for the vertical distance from the bottom of the manhole to the top of the flow baffle.
- 2' 6"**: Dimension for the vertical distance from the bottom of the manhole to the bottom of the flow baffle.
- 10' 0"**: Dimension for the overall width of the manhole structure.
- 6"**: Dimension for the vertical distance from the bottom of the manhole to the bottom of the outlet pipe.

Diagram illustrating the cross-section of a proposed swimming pool. The pool is 10' wide at the top. The left side is a vertical wall 6.3' high, with the top at Elevation 12.0' and the bottom at Elevation 5.7'. The right side is a vertical wall 3' high, with the top at Elevation 9.0'. The bottom of the pool is a sloped line connecting the bottom-left corner to the bottom-right corner. A small triangle indicates a slope of 1 vertical to 3 horizontal. Below the pool is a dashed line representing the Ground Water at Elevation 3.7'. The top of the pool is labeled 'Deck'.



Certified only to:

Edge Capital Management, LLC
First American Title Insurance Company

ZONING DISTRICT: "A3" Zone

COVERAGE CALCULATIONS:

Existing Lot Coverage: 0 sq.ft.
Permitted Lot Coverage: 8.399 sq.ft.
Proposed Lot Coverage: 2.037 sq.ft.

Existing Total Lot Coverage: 4,784 sq.ft. (7.57%)
Permitted Total Lot Coverage: 25,238 sq.ft. (40%)
Proposed Total Lot Coverage: 10,756 sq.ft. (17.03%)

*Total Lot Coverage Includes Driveways
**Percentages based on lot area landward of flagged bluff crest excluding wetlands

CLEARING CALCULATIONS:

Existing Limits of Clearing: 4,784 sq.ft.
 Permitted Limits of Clearing: 25,793 sq.ft.
 (Lot area landward of flagged bluff crest excluding
 wetlands x 25% + 10,000 sq.ft.)

Proposed Limits of Clearing: 21,609 sq.ft. (34.21%)
 Proposed Area Seaward of Coastal Erosion Hazard
 Line to be revegetated: 8,341 sq.ft.
 Proposed Final Limits of Clearing: 13,268 sq.ft. (21.00%)

FILL CALCULATION:

Approx. 2,000 cu.yds. of filled required*
*Calculation does not include portion of
proposed driveway through Scenic Easement

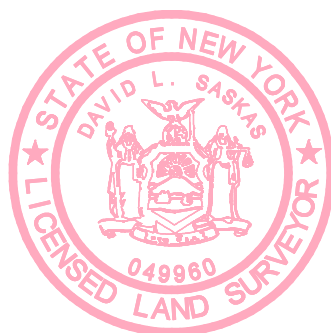
LINE DATA

LINE DATA		
L3	N 74°19'44"E	65.28'
L4	N 61°31'50"E	36.35'
L5	N 63°18'50"E	17.56'

- indicates found concrete monument.
- ⊙ indicates found iron pin.
- indicates found iron spike.
- indicates set 12" iron pin.
- ∅ indicates utility pole.
- ⊗ indicates steel cover.
- ⊙ indicates concrete cover.
- ⦿ indicates fire hydrant.

NOTES:

1. Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is in 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. Elevations shown are based on United States Geological Vertical Datum (NAVD 1988).
7. Flood zone information taken from FIRN (Flood Insurance Rate Map) #36103C02434 36103C0581H dated September 25, 2009.



March 24, 2023: Revise proposed house
 March 24, 2022: Additional topography
 March 16, 2022: Topography
 August 1, 2017: Revise house location & first floor elev.
 June 22, 2017: Stake proposed house, pool & update topo.
 May 5, 2017: Revise proposed site plan
 March 1, 2017: Revise proposed pool
 March 7, 2016: Fill calculation
 February 24, 2016: Plot proposed driveway
 January 13, 2016: Stake house, pool, additional topography
 & driveway grade
 June 2, 2014: Revise certification
 May 10, 2014: Update & recertify
 April 9, 2014: Stake pool
 September 12, 2013: Revise proposed pool
 August 29, 2013: Proposed pool
 June 25, 2013: Stake house corners
 June 8, 2012: Lath driveway & house
 March 4, 2010: Revise proposed site plan, elevation datum &
 flood zone information
 March 30, 2009: Raise proposed sanitary system
 March 11, 2009: Shift proposed sanitary system 10' north
 March 4, 2009: Define posted property line
 February 20, 2009: Lath proposed clearing & project
 limiting fence
 February 18, 2009: Plot Scenic Easements (2)
 January 20, 2009: Revise proposed house & retaining wall
 January 25, 2008: Revise proposed house location as
 per NYSDEC
 August 1, 2007: Revise site plan & calculations
 November 27, 2005: NYSDEC 10/09/05 memo revision
 July 8, 2005: Revise house position & water line
 April 19, 2005: Add notes as per DEC
 March 11, 2005: Lath prop. house corners &
 sanitary system
 October 14, 2004: Revise proposed house
 April 23, 2004: Prepare site plan

Surveyed: December 31, 2003
David L. Saskas
N.Y.S. Lic. No. 049960

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