

SURVEY OF PROPERTY

SCTM No. 300-134-1-16.2
SCDHS Ref. No. R03-16-0205

216p94-3

LOT 3
Map Of DOROTHY M. PEDERSEN
Situate
NORTHWEST
Town Of East Hampton
Suffolk County, New York

SCALE: 1" = 60'

AREA: 85.754 sq.ft.
or 1.9686 acres
AREA (EXCL. COMMON DRIVEWAY): 58.700 sq.ft.
or 1.3476 acres

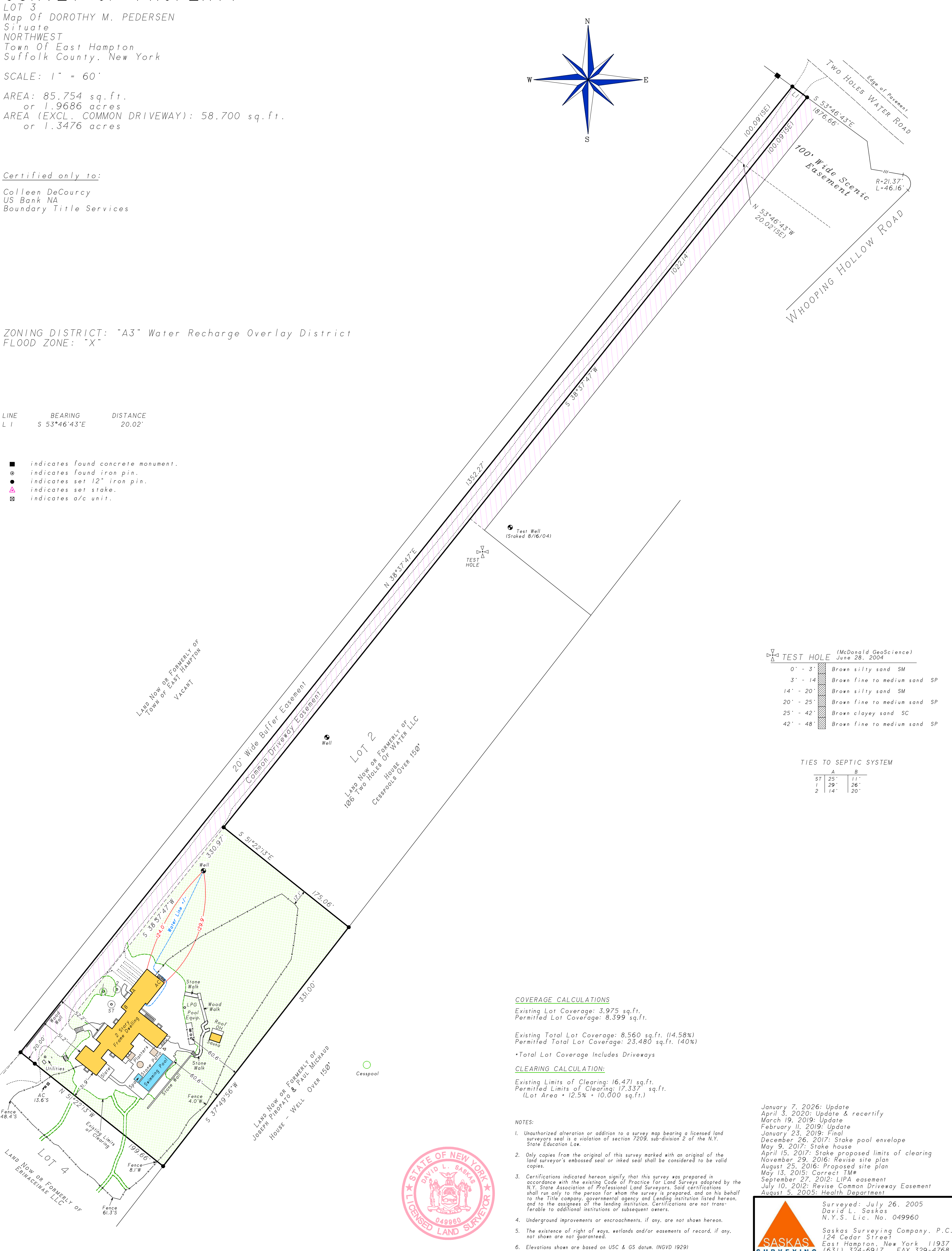
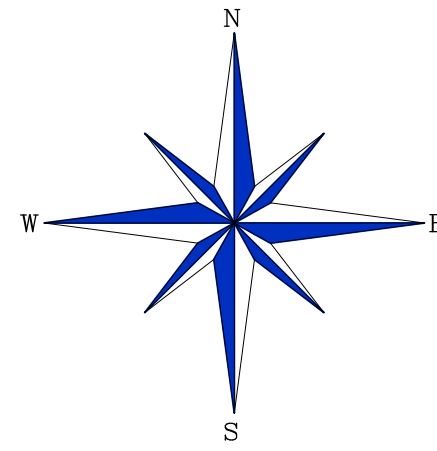
Certified only to:

Colleen DeCourcy
US Bank NA
Boundary Title Services

ZONING DISTRICT: "A3" Water Recharge Overlay District
FLOOD ZONE: "X"

LINE BEARING DISTANCE
L 1 S 53°46'43"E 20.02'

- indicates found concrete monument.
- indicates found iron pin.
- indicates set 12" iron pin.
- △ indicates set stake.
- ⊠ indicates a/c unit.



TEST HOLE (McDonald GeoScience) June 28, 2004

0' - 3'	Brown silty sand	SM
3' - 14'	Brown fine to medium sand	SP
14' - 20'	Brown silty sand	SM
20' - 25'	Brown fine to medium sand	SP
25' - 42'	Brown clayey sand	SC
42' - 48'	Brown fine to medium sand	SP

TIES TO SEPTIC SYSTEM

	A	B
ST	25'	11'
1	29'	26'
2	14'	20'

COVERAGE CALCULATIONS
Existing Lot Coverage: 3,975 sq.ft.
Permitted Lot Coverage: 8,399 sq.ft.

Existing Total Lot Coverage: 8,560 sq.ft. (14.58%)
Permitted Total Lot Coverage: 23,480 sq.ft. (40%)

*Total Lot Coverage Includes Driveways

CLEARING CALCULATION:
Existing Limits of Clearing: 16,471 sq.ft.
Permitted Limits of Clearing: 17,337 sq.ft.
(Lot Area * 12.5% + 10,000 sq.ft.)

- NOTES:
- Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of section 7209, sub-division 2 of the N.Y. State Education Law.
 - 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.
 - 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.
 - Underground improvements or encroachments, if any, are not shown hereon.
 - The existence of right of ways, wetlands and/or easements of record, if any, not shown are not guaranteed.
 - Elevations shown are based on USC & GS datum. (NGVD 1929)

January 7, 2026: Update
April 3, 2020: Update & recertify
March 19, 2019: Update
February 11, 2019: Update
January 23, 2019: Final
December 26, 2017: Stake pool envelope
May 9, 2017: Stake house
April 15, 2017: Stake proposed limits of clearing
November 29, 2016: Revise site plan
August 25, 2016: Proposed site plan
May 13, 2015: Correct TM#
September 27, 2012: LIPA easement
July 10, 2012: Revise Common Driveway Easement
August 5, 2005: Health Department

Surveyed: July 26, 2005
David L. Saskas
N.Y.S. Lic. No. 049960

Saskas Surveying Company, P.C.
124 Cedar Street
East Hampton, New York 11937
(631) 324-6917 FAX 329-4768

