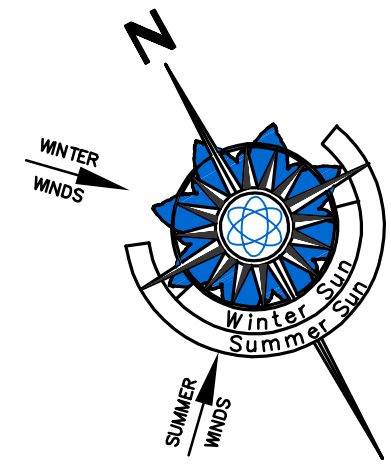


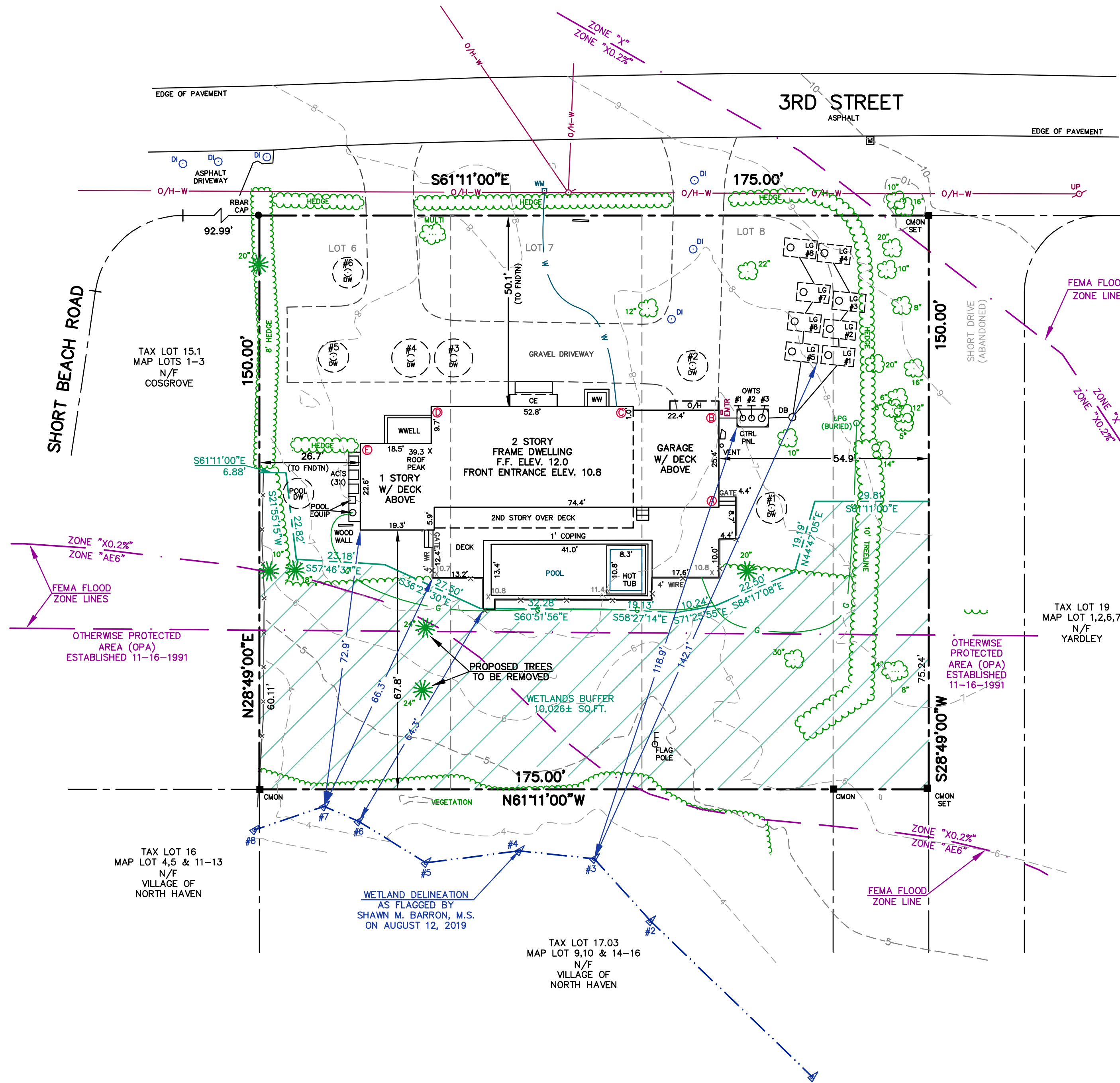
- MONUMENT
CONC. or STONE
- ▲ STAKE
WOOD or
PLASTIC
- SPIKE, REBAR,
IRON PIPE, ETC



File Map North

NOTES:

1. SURVEY CONDUCTED WITHOUT THE BENEFIT OF A COMPLETE TITLE REPORT. EASEMENTS OF RECORD FOR WHICH DOCUMENTATION HAS BEEN PROVIDED ARE SHOWN HEREON. COVENANTS OR OTHER ENCUMBRANCES OF RECORD, IF ANY, ARE NOT SHOWN.
2. SUBJECT PROPERTY SHOWN AS LOTS 6-8 ON "MAP SHOWING; COVE TERRACE; DEVELOPMENT; SITUATE; NORTH HAVEN; TOWN OF SOUTHAMPTON; SUFFOLK COUNTY, N.Y." BY H. F. BISHOP C.E., SOUTHAMPTON, NY, FILED OCT 27, 1925 AS FILE MAP No. 213.
3. SUBJECT PROPERTY IN ZONE "R2" PER VILLAGE OF NORTH HAVEN ZONING MAP, OCTOBER 2015. ZONING SETBACK LINES SHOWN HEREON ACCORDING TO CHAPTER 163-35 EXISTING NONCONFORMING LOTS. ALL ZONING REGULATIONS AND RESTRICTIONS SHOWN HEREON MUST BE VERIFIED WITH APPROPRIATE AUTHORITIES.
4. ONLY TREES SUBJECTIVELY CONSIDERED TO BE SIGNIFICANT DURING FIELD MEASUREMENTS ARE SHOWN HEREON. NO CERTIFICATION IS PROVIDED AS TO THE NUMBER, TYPE OR EXTENT OF INDIVIDUAL TREES ON THE SUBJECT PROPERTY.
5. SUBJECT PROPERTY IN FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD ZONE "AE6", "OUTSIDE 0.2% FLOOD PLAIN" & PARTIALLY WITHIN AN "OTHERWISE PROTECTED AREA, ESTABLISHED 11-16-1991" AS SHOWN ON FLOOD INSURANCE RATE MAP FM36103C0189H, LAST REVISED SEPTEMBER 25, 2009.
6. AS EVIDENCED BY OBSERVED ABOVE GROUND APPURTENANCES ONLY AS SHOWN HEREON, SOME OF OR ALL UTILITY SERVICES TO THE SUBJECT PROPERTY ARE UNDERGROUND AND ARE PROVIDED TO THE SUBJECT PROPERTY FROM WITHIN THE PUBLIC RIGHT OF WAY. BEFORE DIGGING ON THE SUBJECT PROPERTY OR IN THE PUBLIC RIGHT OF WAY CALL THE NYC & LI ONE-CALL CENTER AT 1-800-272-4480 AND REQUEST FIELD LOCATION AND MARK OUT OF UNDERGROUND UTILITY LINES. LOCATIONS OF UNDERGROUND UTILITIES SHOWN HEREON, INCLUDING BUT NOT LIMITED TO SANITARY AND DRAINAGE DISPOSAL SYSTEMS, ARE DEPICTED ACCORDING TO RECORDS SUPPLIED BY OTHERS. USERS OF THIS SURVEY MAP ARE CAUTIONED THAT NO CERTIFICATION, WARRANTY OR GUARANTY, EITHER EXPRESS OR IMPLIED, IS EXTENDED TO THE LOCATION OR COMPLETENESS OF INFORMATION WITH RESPECT TO UNDERGROUND UTILITIES SHOWN HEREON. CERTIFICATION IS EXTENDED ONLY TO THE ACCURATE PLOTTING OF LOCATION DATA AS PROVIDED IN SKETCH FORMAT OR AS LOCATED BY FIELD MEASUREMENT OF SURFACE MARK OUT.



SANITARY LOCATION TIES

ITEM	DIST 'A'	DIST 'B'
OWTS #1	24.0'	6.5'
OWTS #2	24.5'	8.5'
OWTS #3	26.0'	12.5'
DB	31.0'	20.0'
LG#1	49.0'	32.0'
LG#2	55.0'	36.0'
LG#3	62.5'	42.5'
LG#4	72.0'	49.5'
LG#5	45.0'	24.5'
LG#6	52.5'	30.5'
LG#7	60.5'	38.0'
LG#8	70.5'	46.5'

TOTAL LOT AREA
26,250± SQ.FT.
0.602± ACRES

TABLE OF AREAS (SQ. FT.)

TOTAL LOT AREA	26,250
EXISTING TOTAL CLEARING	14,572
ALLOWED TOTAL CLEARING (26,250 * 0.60)	15,750
EXISTING TOTAL LOT COVERAGE	4,313
ALLOWED TOTAL LOT COVERAGE (26,250 * 0.20)	5,250
EXISTING DWELLING GFA	3,421 ***
ALLOWED DWELLING GFA (26,250-10,000)*0.1000+2,000	3,625
EXISTING ADDITIONAL GFA	558
ALLOWED ADDITIONAL GFA (0.15 * 3,625)	543
EXISTING TOTAL GFA	3,979 ***
ALLOWED TOTAL GFA	4,168

*** BASED ON ROOFED AREA OF DWELLING INCLUDING 2ND FLOOR AREA & 1 STORY SECTIONS.

*SEPTIC SYSTEM TIE-DIMENSIONS SHOWN AS PER INFORMATION PROVIDED BY QUACKENBUSH CESSPOOLS, SCDHS

DRYWELLS LOCATION TIES

ITEM	DIST 'A'	DIST 'B'	DIST 'C'	DIST 'D'	DIST 'E'
DW#1	14.0'	29.0'			
DW#2		13.5'	19.0'		
DW#3			14.0'	33.0'	
DW#4			14.0'	26.0'	
DW#5			29.0'	24.0'	
DW#6			41.5'	45.0'	

CERTIFIED TO:
MICHAEL GLUCKMAN



CERTIFICATION & ALTERATION NOTE:
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 NEW YORK STATE EDUCATION LAW. ONLY COPIES FROM THE ORIGINAL OF THIS SURVEY MARKED WITH AN ORIGINAL OF THE LAND SURVEYOR'S INKED SEAL OR EMBOSSED SEAL SHALL BE CONSIDERED TO BE VALID TRUE COPIES. CERTIFICATIONS INDICATED HEREON SIGNIFY THAT THIS SURVEY MAP WAS PREPARED IN ACCORDANCE WITH THE CURRENT EXISTING CODE OF PRACTICE FOR LAND SURVEYS ADOPTED BY THE NEW YORK STATE ASSOCIATION OF PROFESSIONAL LAND SURVEYORS. SAID CERTIFICATIONS SHALL RUN ONLY TO THE PERSON(S) FOR WHOM THE SURVEY IS PREPARED, AND ON THEIR BEHALF TO THE TITLE COMPANY, LENDING INSTITUTION AND/OR GOVERNMENTAL AGENCY LISTED HEREON, AND THE SUCCESSORS AND/OR ASSIGNEES OF THE LENDING INSTITUTION. CERTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS. LOCATIONS OF UNDERGROUND IMPROVEMENTS OR ENCROACHMENTS, IF ANY EXIST EXCEPT AS SHOWN HEREON, ARE NOT KNOWN AND ARE NOT COVERED BY THIS CERTIFICATION.
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14MAR25 PROP TREE REMOVAL	Field Work: JLA	Project No: 20-015
09APR25 VNH COMMENTS	Drawn By: FMH RCR ACP	Drawing Name: 20-015 CD
14APR25 SITE UPDATE	Checked By: FMH	Scale: = 20'
22APR25 POOL DRYWELL	Reviewed By: -	Date: 21 FEB 2020
	Revisions:	
	23JUN20 PROPOSED SITE PLAN	
	09SEP20 REV POOL PLAN	
	15OCT20 GRAVEL DRIVEWAY NOTE	
	06JAN21 TRANS PRINTS	
	30MAR21 REV. PLOT PLAN	
	02AUG21 REVS PER AIA	
	15MAR22 SUDRY & AIA PROSPD	
	31AUG22 DRYWELLS/CLEAR	
	17NOV22 LOCATE TREES	
	27JAN23 REV PROP SITE PLAN	
	22JUN23 PROP SEPTIC	
	28JUN23 PROP DWY & ENTRY	
	06JUL23 REVS PER AIA	
	27JUL23 REV POOL & DECK	
	30JAN24 W/LANDS DELINEATION	
	13MAR24 SITE UPDATE ELEV	
	03APR24 ENTRANCE ELEV	
	02AUG24 DRYWELLS	
	12NOV24 CO UPDATE	

GLUCKMAN
PROPERTY SITUATE AT
4 THIRD STREET
VILLAGE OF NORTH HAVEN, NY
COUNTY OF SUFFOLK, TOWN OF SOUTHAMPTON
DISTRICT 901, SECTION 6, BLOCK 2, LOT 18.1

F. MICHAEL HEMMER, LS, P.C.
PROFESSIONAL SURVEYING SERVICES
A **TSPÉ** COMPANY

3330 NOYACK ROAD, BUILDING B
SAG HARBOR, NEW YORK 11963
(631) 725-7199 INFO@FMHLS.COM

Sheet Title: **CERTIFICATE OF OCCUPANCY SURVEY** Sheet 1 of 1