

SURVEY OF PROPERTY

LOTS 13-20 incl. & LOTS 31-41, incl. BLOCK 3
& P/O DAYTON AVENUE & P/O BARNES AVENUE

Map Of
COBBLERS HILL HEIGHTS

Section 2
Filed July 8, 1912 as map no. 284
Situate
Town Of East Hampton
Suffolk County, New York

SCALE: 1" = 40'

AREA: 45,200 sq.ft.
or 1.0376 acres

Certified only to:

28 Wheelock LLC
Judicial Title

- △ indicates set stake.
○ indicates set lath.
⊙ indicates found iron pin.
○ indicates iron rod.
⊘ indicates utility pole.

LINE	BEARING	DISTANCE
L1	S 6°17'56"W	20.00'
L2	S 83°42'04"E	20.00'
L3	N 83°42'04"W	60.00'
L4	N 6°17'56"E	120.00'

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.
- All natural features shown on survey, including but not limited to Bluff Crest, Clearing, and Wetlands should be verified with the appropriate regulatory agency.
- Elevations shown are based on USC & GS datum. (NAVD 1988)

CLEARING CALCULATION

Existing Limits of Clearing: 14,525 sq.ft.
Permitted Limits of Clearing: 15,650 sq.ft.
•Lot area x 12.5% = 10,000 sq.ft.

COVERAGE CALCULATIONS

Existing Building Coverage: 4,214 sq.ft. (9.32%)
Permitted Building Coverage: 6,780 sq.ft. (15%)

Existing Total Lot Coverage: 11,514 sq.ft. (25.47%)
Permitted Total Lot Coverage: 18,080 sq.ft. (40%)

•Total Lot Coverage Includes Driveways

TIES TO SEPTIC SYSTEM

	A	B
OWTS	27.2'	55.5'
DB	30.9'	58.2'
LP	42.0'	48.0'

TEST HOLE McDonald GeoScience

0' - 2'	Brown loamy sand SM
2' - 5'	Pale brown fine sand SP
5' - 10'	Brown silty sand SM
10' - 17'	Greyish brown sandy silt ML
17' - 22'	Brown silty sand SM
22' - 28'	Pale brown fine to coarse sand SW No Groundwater Encountered

SCTM No. 300-136-004-3.1 & 18

237p150

RECEIVED

JUL 18 2024

Town of East Hampton
Building Department

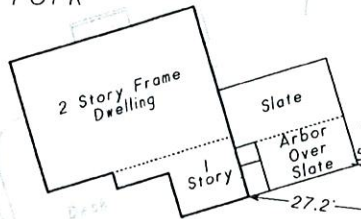
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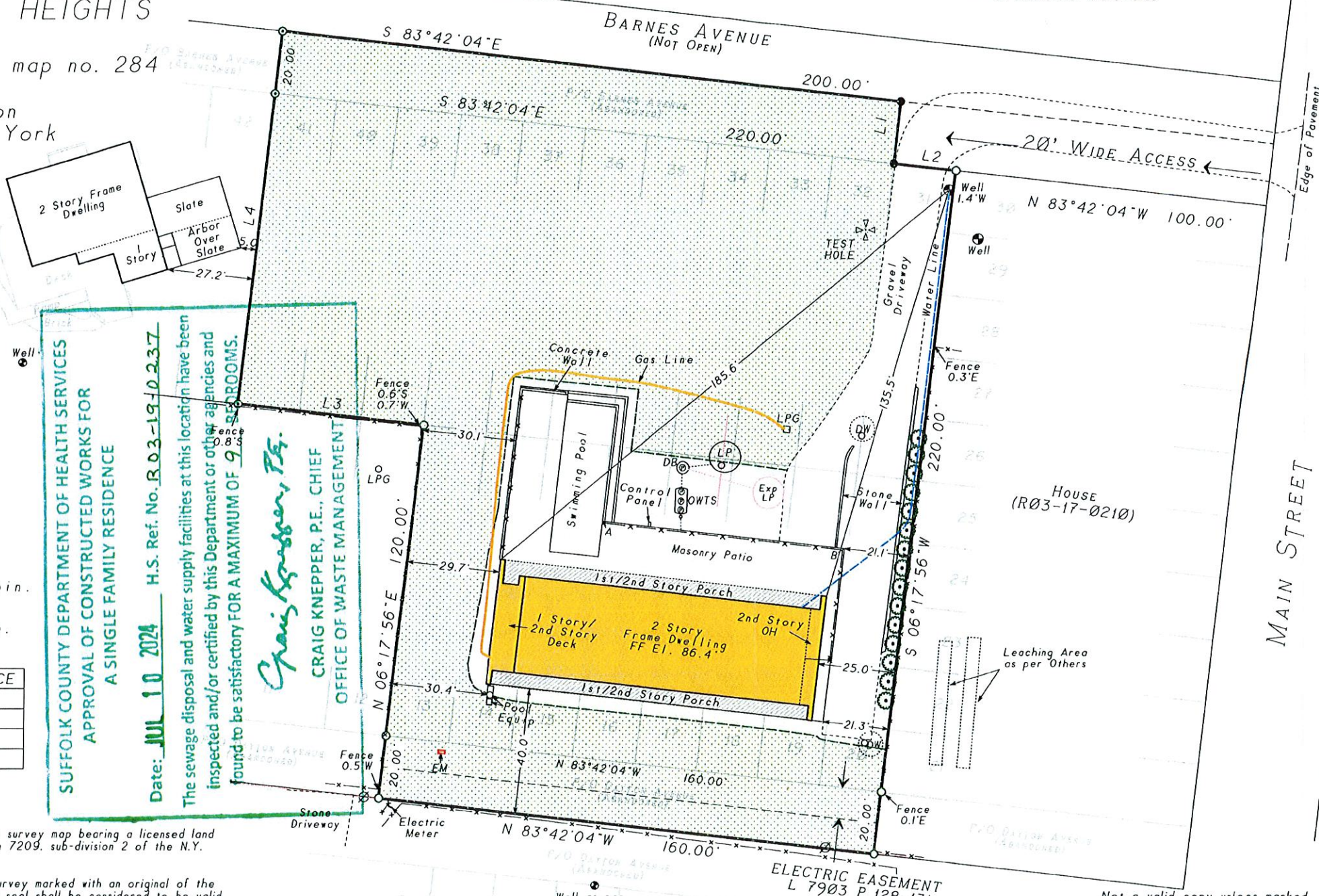
SUFFOLK CO. HEALTH SERVICES
OFFICE OF WASTEWATER MGMT.

\\server\\d\\GDX\\Maps\\21237P150.gxd - 07/08/2024 - 02:12 PM - Scale 1" = 480.0

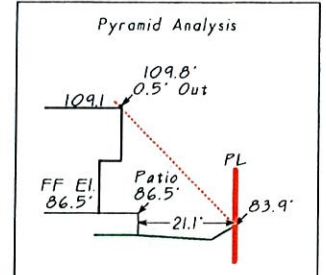


SUFFOLK COUNTY DEPARTMENT OF HEALTH SERVICES
APPROVAL OF CONSTRUCTED WORKS FOR
A SINGLE FAMILY RESIDENCE
Date: JUL 10 2024 H.S. Ref. No. R03-19-10-23-7
The sewage disposal and water supply facilities at this location have been
inspected and/or certified by this Department or other agencies and
found to be satisfactory FOR A MAXIMUM OF 9 BEDROOMS.

Craig Knepper, P.E., CHIEF
OFFICE OF WASTE MANAGEMENT



MAIN STREET



- June 11, 2024: Update
May 17, 2024: Final w/ Topography
August 17, 2023: Stake pool envelope
August 4, 2023: Under Construction, restake well
April 14, 2023: Stake house & well, set BM
March 30, 2023: Lath proposed clearing line
October 13, 2022: Proposed clearing only
August 24, 2022: Revise proposed sanitary system.
Clearing & driveway
August 15, 2022: Plot new proposed site plan
August 10, 2022: Plot new proposed site plan
July 29, 2022: Plot proposed site plan
April 27, 2022: Add certification
March 26, 2022: Update, recertify & topography
August 20, 2021: P/O Dayton abandoned
October 19, 2020: Add metes & bounds
August 1, 2020: Add dimensions for abandonment
November 6, 2019: Abandonments
May 14, 2019: Plot neighboring wells/cesspools

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

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Surveyed: April 29, 2019
David L. Saskas
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