

THE AREA OF THIS PROPERTY IS 87,413 S.F. OR 2.006 ACRES  
 THIS PROPERTY IS IN THE AQUIFER PROTECTION OVERLAY DISTRICT  
 ALL ELEVATIONS SHOWN REFER TO NAVD '88 DATUM

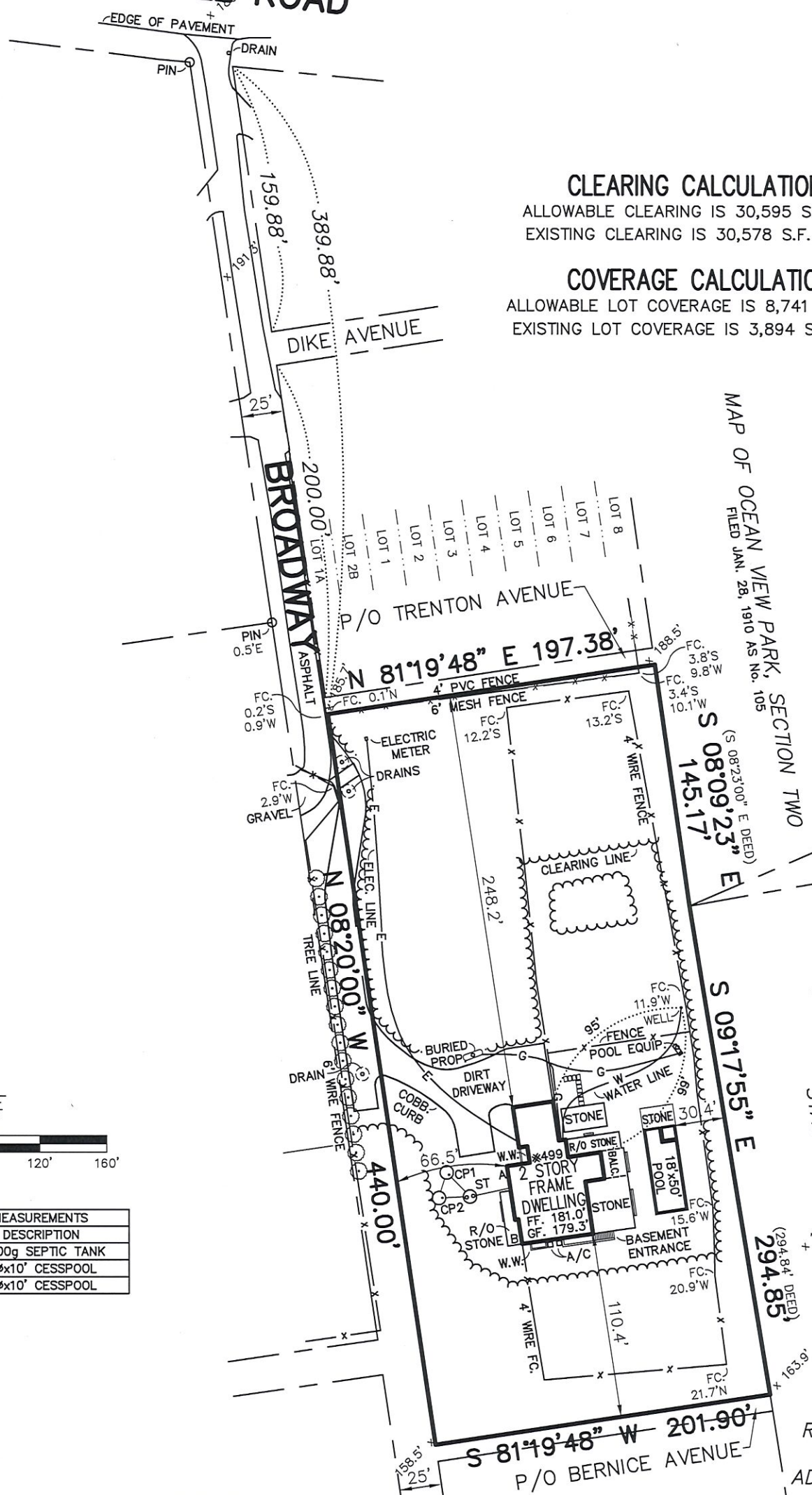
### GREAT HILL ROAD

#### CLEARING CALCULATIONS

ALLOWABLE CLEARING IS 30,595 S.F. (35%)  
 EXISTING CLEARING IS 30,578 S.F. (35.0%)

#### COVERAGE CALCULATIONS

ALLOWABLE LOT COVERAGE IS 8,741 S.F. (10%)  
 EXISTING LOT COVERAGE IS 3,894 S.F. (4.5%)



MAP OF OCEAN VIEW PARK, SECTION TWO  
 FILED JAN. 28, 1910 AS No. 105

LAND NOW OR FORMERLY OF  
 TOWN OF SOUTHAMPTON  
 LAND NOW OR FORMERLY OF  
 STACHECKI



UPDATE FENCE 7/13/2023  
 REVISED 7/11/2023  
 FINAL SURVEY 5/31/2023  
 REVISED PROPOSED 2/23/2021  
 ADD PROFILE 1/28/2020  
 ADDED PROPOSED 1/21/2021

SCALE  
 1" = 80'



SANITARY SYSTEM MEASUREMENTS			
	A	B	DESCRIPTION
ST	30.0'	43.0'	2,000g SEPTIC TANK
CP1	35.0'	60.0'	8'Øx10' CESSPOOL
CP2	43.0'	55.0'	8'Øx10' CESSPOOL

CERTIFIED TO:  
 Doug Cavallo

GUARANTEES INDICATED SHALL RUN ONLY TO THE PERSON FOR WHOM THE SURVEY IS PREPARED AND/OR AGENCY, AND ARE NOT TRANSFERABLE.

S.C.T.M. NO. 900 - 78.01 - 2 - 52.1

SURVEY OF: LOTS 1A, 2B, 9A, & LOTS 1-16 (BLOCK E & F), & PART OF TRENTON, BERNICE, & HAZELWOOD AVENUE  
 MAP OF SEA BREEZE ESTATES, PART 3  
 FILED AUG. 25, 1920 - AS No. 682

SITUATED IN: SOUTHAMPTON TOWN OF: SOUTHAMPTON

SUFFOLK COUNTY, NEW YORK

DATE: 1/12/2021 JOB NO. G21-6612 SCALE: 1" = 80'

GARY BENZ, L.S.  
 Surveying and Land Planning  
 527-B Hawkins Avenue  
 Ronkonkoma, N.Y. 11779  
 GaryBenzLS@Yahoo.com / (631) 648-9348

THE EXISTENCE OF RIGHT OF WAYS, WETLANDS, UNDER GROUND UTILITIES AND/OR EASEMENTS OF RECORD IF ANY, NOT SHOWN ARE NOT GUARANTEED.

UNAUTHORIZED ALTERATION OR ADDITION TO THIS SURVEY IS A VIOLATION OF SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW.

COPIES OF THIS SURVEY MAP NOT BEARING THE LAND SURVEYOR'S INKED SEAL OR EMBOSSED SEAL SHALL NOT BE CONSIDERED TO BE A VALID TRUE COPY.