JOB No. 15071 ~ B5052

SUFFOLK COUNTY TAX MAP

DISTRICT 0900
SECTION 101.00
BLOCK 01.00
PARCEL 03.00

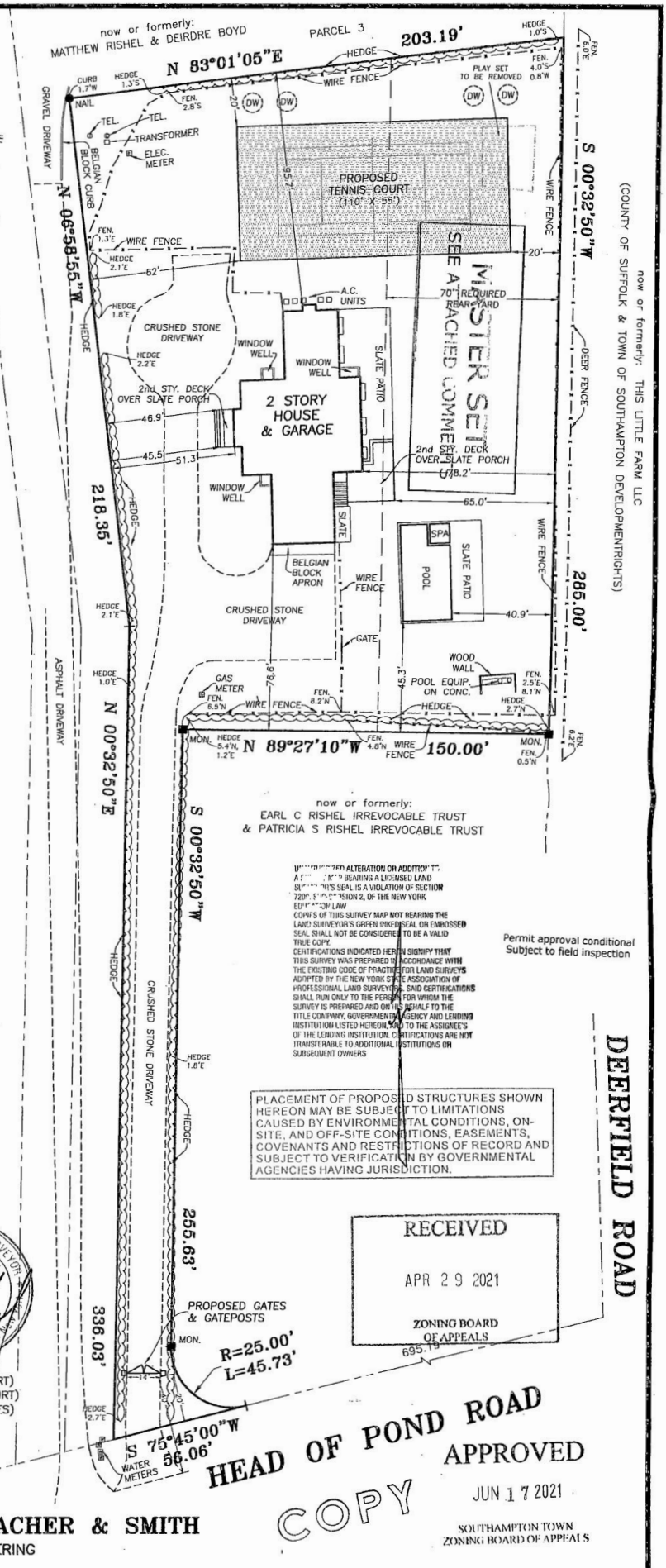
NO OVERSIGHT, ERROR OR OMISSION ON THE PART OF THE BUILDING INSPECTOR OR HIS REPRESENTATIVE SHALL LEGALIZE THE ERECTING, CONSTRUCTION, ALTERATION, REMOVAL, USE OR OCCUPANCY OF A BUILDING OR STRUCTURE THAT DOES NOT CONFORM TO THE PROVISIONS OF THE NY STATE FIRE PREVENTION AND BUILDING CODE AND THE CODE OF THE TOWN OF SOUTHAMPTON ZONING REGULATIONS

NOTES:

1. PARCEL KNOWN AS PARCEL 4 OF THE MINOR SUBDIVISION MAP OF THEODORE F. SQUIRES MAP No. 795
2. SUBJECT PARCEL LIES IN THE AQUIFER PROTECTION OVERLAY DISTRICT. FORMERLY FARM LAND ENTIRE PARCEL IS CLEARED.
3. SUBJECT PARCEL ALSO LIES IN THE STORMWATER MANAGEMENT DISTRICT.
4. REQUIRED REAR YARD MEASURES
   19,626 S.F. X 20% = 3,925 S.F. MAX
   EXISTING REAR YARD COVERAGE:
   EXISTING POOL/SPA = 775 S.F.
   EXISTING POOL PATIO= 637 S.F.
   P/O EXISTING PORCH= 107 S.F.
   P/O EXISTING PATIO = 153 S.F.
   EXIST. REAR YARD COV.= 1,672 S.F.
   1,672 S.F. / 19,626 S.F. = 8.5%
   PROPOSED REAR YARD COVERAGE:
   EXISTING POOL/SPA = 775 S.F.
   EXISTING POOL PATIO= 637 S.F.
   P/O EXISTING PORCH= 107 S.F.
   P/O EXISTING PATIO = 153 S.F.
   P/O PROP. TENNIS CT.= 2,687 S.F.
   PROP. REAR YARD COV.= 4,359 S.F.
   4,359 S.F. / 19,626 S.F. = 22.2%
5. LOT COVERAGE (BY ROOFED STRUCTURES)
   EXISTING LOT COVERAGE:
   EXISTING HOUSE = 3,311 S.F.
   EXISTING PORCH = 88 S.F.
   TOTAL EXIST. LOT COV.= 3,399 S.F.
   3,399 S.F. / 57,311 S.F. = 5.9%
   NO ADDITIONAL LOT COVERAGE PROPOSED.

DRAINAGE CALCULATIONS:

FOR PROPOSED TENNIS COURT:
6,050 S.F. X 2"RAIN = 1,008.3 C.F.
1,008.3 C.F. OF STORAGE REQUIRED
USE: (4) 8'DIA X 6'DEEP DRYWELLS
1,013.8 C.F. OF STORAGE PROVIDED



MAP OF PROPERTY
FOR
LAWRENCE PRAEGER
SITUATE
WATER MILL
TOWN OF SOUTHAMPTON
SUFFOLK COUNTY, NEW YORK

AREA = 57,311 S.F. (1.316 ACRES)
SCALE: 1" = 40'

APPROVED
Building Plans Examiner
Town of Southampton
JCA 11/30/21

PROFESSIONAL LAND SURVEYOR ROBERTA A. SMITH Lic. No. 49239 State of New York

REVISED: APRIL 1, 2021 (REV. PROPOSED TENNIS COURT)
REVISED: DECEMBER 22, 2020 (REV. PROPOSED TENNIS COURT)
REVISED: SEPTEMBER 18, 2020 (REV. PROPOSED TENNIS COURT)
REVISED: NOVEMBER 27, 2017 (PROP. TENNIS COURT & GATES)
REVISED: JULY 10, 2017 (DRIVEWAY, FENCES & HEDGES)
SURVEYED: MAY 1, 2017

ROBERT A. SMITH, L.S. No. 49239
S. H. W. and S., LAND SURVEYORS, P.C.
SQUIRES, HOLDEN, WEISENBACHER & SMITH
LAND SURVEYING ~ LAND PLANNING ~ ENGINEERING
SOUTHAMPTON ~ NEW YORK