JOB No. 15980 ~ A2156

CERTIFIED TO:

11 MEADOWLARK LANE LLC
STEWART TITLE INSURANCE COMPANY

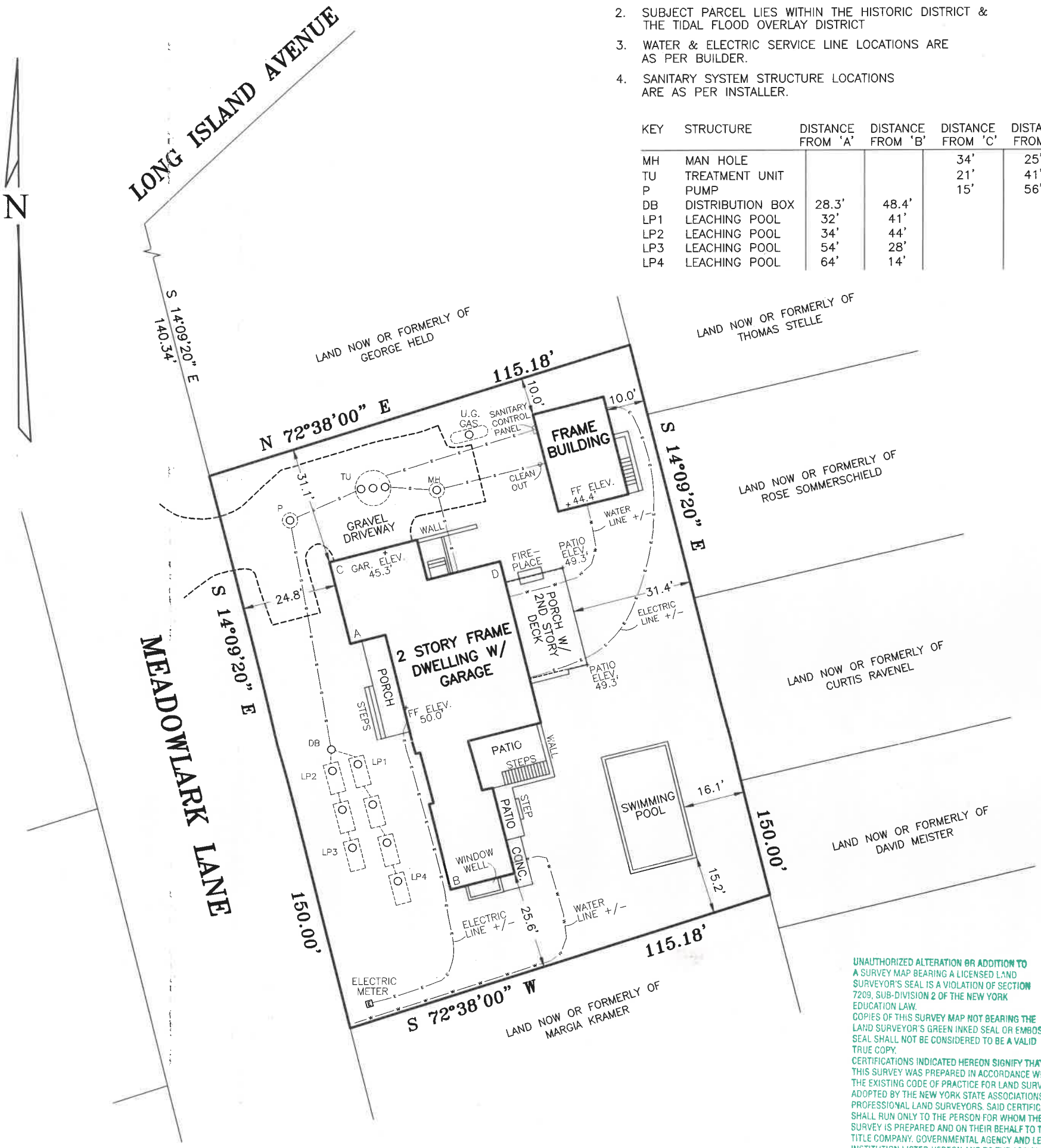
SUFFOLK COUNTY TAX MAP

DISTRICT	0903
SECTION	003.00
BLOCK	01.00
PARCEL	090.001

NOTES

1. ZONING DISTRICT: R-20
2. SUBJECT PARCEL LIES WITHIN THE HISTORIC DISTRICT & THE TIDAL FLOOD OVERLAY DISTRICT
3. WATER & ELECTRIC SERVICE LINE LOCATIONS ARE AS PER BUILDER.
4. SANITARY SYSTEM STRUCTURE LOCATIONS ARE AS PER INSTALLER.

KEY	STRUCTURE	DISTANCE FROM 'A'	DISTANCE FROM 'B'	DISTANCE FROM 'C'	DISTANCE FROM 'D'
MH	MAN HOLE			34'	25'
TU	TREATMENT UNIT			21'	41'
P	PUMP			15'	56'
DB	DISTRIBUTION BOX	28.3'	48.4'		
LP1	LEACHING POOL	32'	41'		
LP2	LEACHING POOL	34'	44'		
LP3	LEACHING POOL	54'	28'		
LP4	LEACHING POOL	64'	14'		



COVERAGE CALCULATIONS

EXISTING BUILDING COVERAGE: 3,450 SF (20%)
PERMITTED BUILDING COVERAGE: 3,450 SF (20%)
EXISTING HOUSE: 2,380 S.F.
EXISTING FRONT PORCH: 170 S.F.
EXISTING ACCESSORY BUILDING: 500 S.F.
EXISTING REAR PORCH: 400 S.F.

PERMITTED TOTAL LOT COVERAGE: 4,312 SF (25%)
EXISTING HOUSE: 2,380 S.F.
EXISTING FRONT PORCH & STEPS: 202 S.F.
EXISTING REAR PORCH W/ FIREPLACE: 430 S.F.
EXISTING NORTH ENTRANCE: 21 S.F.
EXISTING ACCESSORY STRUCTURE: 500 S.F.
EXISTING C/E AT ACC. STRUCT.: 64 S.F.
EXISTING SWIMMING POOL: 567 S.F.
EXISTING TOTAL LOT COVERAGE: 4,164 SF (24.1%)

REAR YARD COVERAGE CALCULATION

AREA OF REAR YARD: 4,500 S.F.
EXISTING REAR YARD COVERAGE: 894 S.F. (19.9%)
PERMITTED REAR YARD COVERAGE: 900 S.F. (20%)

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 EDUCATION LAW.
COPIES OF THIS SURVEY MAP NOT BEARING THE LAND SURVEYOR'S GREEN INKED SEAL OR EMBOSSED SEAL SHALL NOT BE CONSIDERED TO BE A VALID TRUE COPY.
CERTIFICATIONS INDICATED HEREON SIGNIFY THAT THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE EXISTING CODE OF PRACTICE FOR LAND SURVEYS ADOPTED BY THE NEW YORK STATE ASSOCIATIONS OF PROFESSIONAL LAND SURVEYORS. SAID CERTIFICATIONS SHALL RUN ONLY TO THE PERSON FOR WHOM THE SURVEY IS PREPARED AND ON THEIR 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.

MAP OF PROPERTY
FOR
11 MEADOWLARK LANE, LLC
SITUATE
INC. VILLAGE OF SAG HARBOR
TOWN OF SOUTHAMPTON
SUFFOLK COUNTY, NEW YORK

AREA = 17,250 S.F. (0.396 ACRE)
SCALE: 1" = 30'

REVISED: APRIL 27, 2026 (LOC. POOL & DRIVEWAY)
REVISED: APRIL 07, 2026 (LOT COVERAGE)
SURVEYED: MARCH 30, 2026

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

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

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