THE AREA OF THIS PROPERTY IS 41,163 S.F. OR 0.944 ACRES

N

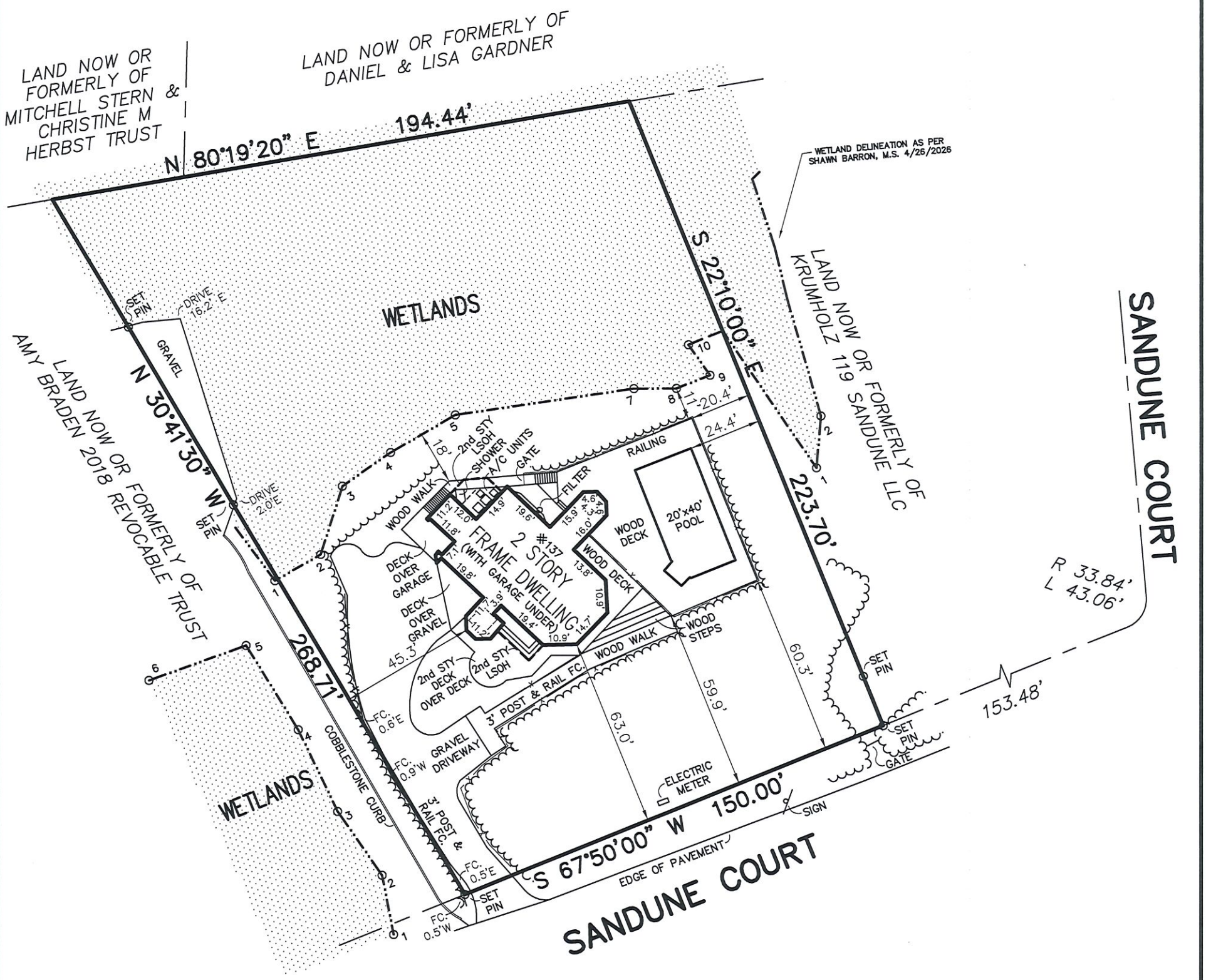
NORTH

CLEARING CALCULATIONS

CLEARING RESTRICTIONS AS WETLAND RESTRICTIONS
EXISTING CLEARING IS 11,559 S.F. (28.1%)

COVERAGE CALCULATIONS

ALLOWABLE LOT COVERAGE IS 16,465 S.F. (40%)
TOTAL LOT COVERAGE IS 9,298 S.F. (22.6%)



CERTIFIED TO:
David Halpern Family Trust

STATE OF NEW YORK
GARY J. BENZ
5/7/26
050829
LICENSED LAND SURVEYOR

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. *908 — 8 — 2 — 34*

SURVEY OF: *DESCRIBED PROPERTY*

SITUATED IN: INCORPORATED VILLAGE OF *SAGAPONACK* TOWN OF: *SOUTHAMPTON*
SUFFOLK COUNTY, NEW YORK
DATE: *5/7/2026* JOB NO. *G26-12137* SCALE: *1" = 40'*

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.