

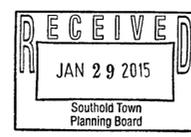
APPENDIX B

**Proposed Subdivision Map
January 21, 2015**

PRELIMINARY PLAT FOR THE CLUSTERED STANDARD SUBDIVISION OF THE ORCHARDS

SITUATE: ORIENT TOWN: SOUTHOLD SUFFOLK COUNTY, NY

MAPPED JUNE 15, 2013
 FIRE DISTRICT NO. 25
 SCHOOL DISTRICT NO. 2
 SUFFOLK COUNTY TAX # 1000 - 27 - 1 - 3



APPLICANT:
 Steven A. Martocello
 24 Miller Woods Drive
 Miller Place, NY 11764

SUFFOLK COUNTY DEPARTMENT OF HEALTH SERVICES
 Hauppauge, New York

This is to certify that the proposed Realty Subdivision or Development for _____ in the _____ with a total of _____ lots was approved on the above date. Water Supplies and Sewage Disposal Facilities must conform to construction standards in effect at the time of construction and are subject to separate permits pursuant to those standards. This approval shall be valid only if the realty subdivision/development map is duly filed with the County Clerk within one year of this date. Consent is hereby given for the filing of this map on which this endorsement appears in the Office of the County Clerk in accordance with provisions of the Public Health Law and the Suffolk County Sanitary Code.

VITO A. MINEI P.E.
 Director, Division of Environmental Quality

"I HEREBY CERTIFY THAT THIS MAP WAS MADE BY US FROM ACTUAL SURVEYS HEREON ACTUALLY EXIST AND THEIR POSITIONS CORRECTLY SHOWN AND ALL DIMENSIONAL AND GEODETIC DETAILS ARE CORRECT.

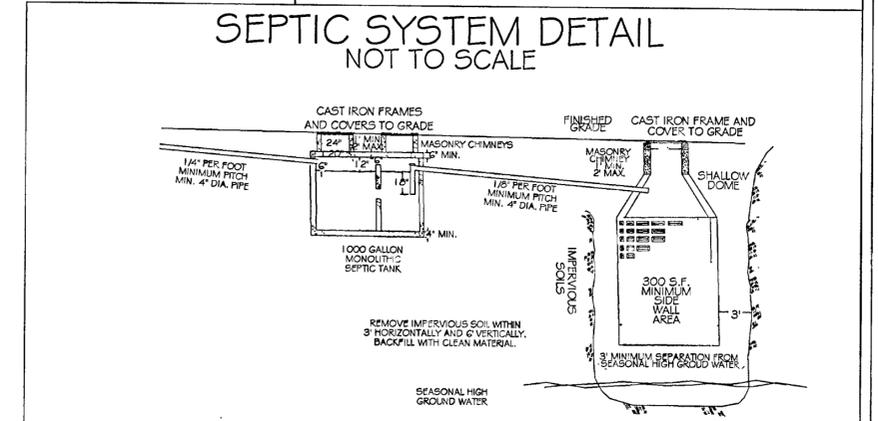
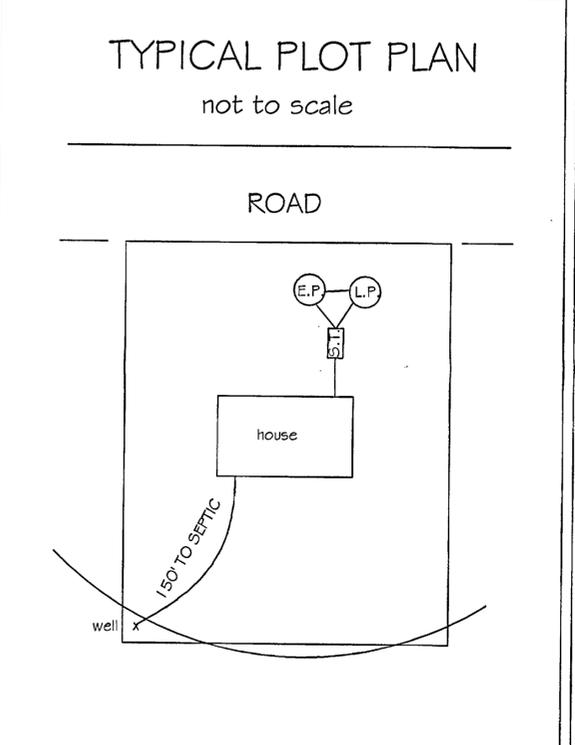
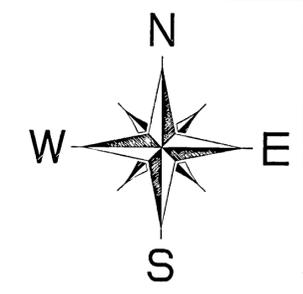
JOHN C. EHLERS N.Y.P.L.S. LIC # 50202

"I HEREBY CERTIFY THAT THE WATER SUPPLY(S) AND/OR SEWAGE DISPOSAL SYSTEM(S) FOR THIS PROJECT WERE DESIGNED BY ME OR UNDER MY DIRECTION, BASED UPON A CAREFUL AND THOROUGH STUDY OF THE SOIL, SITE AND GROUNDWATER CONDITIONS. ALL LOTS, AS PROPOSED, CONFORM TO THE SUFFOLK COUNTY DEPARTMENT OF HEALTH SERVICES CONSTRUCTION STANDARDS IN EFFECT AS OF THIS DATE."

NOTES:

- MONUMENT FOUND
 - PIPE FOUND
 - REBAR FOUND
- PROPERTY ZONE R-80
 ALL LOTS 20% MAX. LOT COVERAGE
 ELEVATIONS REFERENCE SUFFOLK COUNTY TOPO MAPS
 GRAPHIC SCALE 1" = 100'

TOTAL AREA	= 579,542 Sq. Ft.
TOTAL AREA	= 13.304 Acres
OPEN SPACE	= 347,799 Sq. Ft.
OPEN SPACE	= 60.009 %
LOT 1	= 58,967 Sq. Ft.
LOT 1	= 10.175 %
LOT 2	= 42,994 Sq. Ft.
LOT 2	= 7.418 %
LOT 3	= 49,800 Sq. Ft.
LOT 3	= 8.592 %
LOT 4	= 40,012 Sq. Ft.
LOT 4	= 6.904 %
LOT 5	= 39,968 Sq. Ft.
LOT 5	= 6.896 %



THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT HAS BEEN APPROVED BY THE PLANNING BOARD OF THE TOWN OF SOUTHOLD BY RESOLUTION DATED, _____

DATE: _____ BY: _____

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 STATE EDUCATION LAW.

Only copies from the original of this survey marked with an original of the land surveyor's stamped seal shall be considered to be valid true copies.

Certifications indicated herein signify that this survey was prepared in accordance with the existing Code of Practice for Land Surveyors adopted by the New York 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 herein, and the assignees of the lending institution. Certifications are not transferable to additional institutions.

JOHN C. EHLERS LAND SURVEYOR
 6 EAST MAIN STREET RIVERHEAD, N.Y. 11901
 N.Y.S. LIC. NO. 50202
 369-8288 Fax 369-8287
 longislandlandsurveyor.com



REVISED
 12-05-2014
 1-21-2015