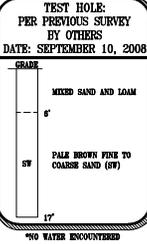


LEGEND

- FF = FIRST FLOOR
- GF = GARAGE FLOOR
- RG = RIDGE HEIGHT
- ST = SEPTIC TANK
- LP = LEACHING POOL
- EP = LEACHING POOL
- DP = DRYWELL
- TC = TOP OF CURB
- BC = BOTTOM OF CURB
- CB = CATCH BASIN
- DI = DRAIN INLET
- MH = MANHOLE COVER
- WM = WATER METER
- WV = WATER VALVE



FLOOR AREA-LOT 1&2:
 1st FLOOR = 1,597.55 Sq.Ft.
 2nd FLOOR = 1,597.55 Sq.Ft.
 TOTAL AREA = 3,195.10 Sq.Ft.
 F.A.R. = 14.69%

SANITARY DESIGN: LOTS 1 & 2
 (SIX BEDROOM SYSTEM)
 • 2,000 GALLON SEPTIC TANK
 • (1) 8" DIAMETER X 16" DEEP LEACHING POOL.
 • 50% FUTURE EXPANSION.

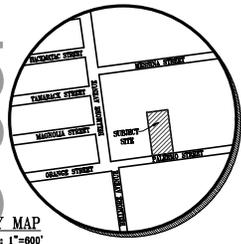
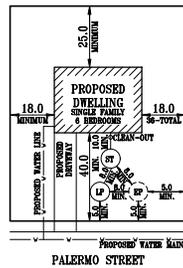
OCCUPANCY CALCULATIONS: LOT 1&2
 FRONT YARD AREA 2,972.50 Sq.Ft. = 0.0682 ACRES
 DRIVEWAY: 546.53 Sq.Ft. = 16.39%

DRAINAGE CALCULATIONS: ROAD

PROPOSED RIGHT OF WAY DRAINAGE
 (DESIGNED FOR 2" RAIN FALL)
 PAVEMENT: 8,865.55 Sq.Ft. X 0.1667 X (1) = 1,477.89 Cu.Ft.
 LANDSCAPING: 2,149.23 Sq.Ft. X 0.1667 X (0.15) = 356.28 Cu.Ft.
 1,477.89 Cu.Ft. + 356.28 Cu.Ft. = 1,834.17 Cu.Ft.
 1,834.17 Cu.Ft. ÷ 68.42 = 26.84 VP REQ.
 USE (3) 10" DIAMETER X 10" DEEP LEACHING DRYWELL

DRAINAGE CALCULATIONS: LOTS 1 & 2

ROOF DRAINAGE TO BE DIVERTED VIA LEADERS & GUTTERS TO DRY WELLS
 (DESIGNED FOR 2" RAIN FALL)
 HOUSE: 1,597.55 Sq.Ft. X 0.1667 X (1) = 266.31 Cu.Ft.
 DRIVE: 613.08 Sq.Ft. X 0.1667 X (1) = 102.20 Cu.Ft.
 266.31 Cu.Ft. + 102.20 Cu.Ft. = 368.51 Cu.Ft.
 368.51 Cu.Ft. ÷ 42.24 = 8.72 VP REQ.
 USE (1) 8" DIAMETER X 5" DEEP LEACHING DRYWELL CONNECTED WITH 6" CPP



PUBLIC HEARING COPY

SUBJECT TO COVENANTS AND RESTRICTIONS LIBER _____ PAGES _____

SUFFOLK COUNTY DEPARTMENT OF HEALTH SERVICES
 GREAT RIVER, NEW YORK

DATE: _____

THIS IS TO CERTIFY THAT THE PROPOSED REALTY SUBDIVISION OR DEVELOPMENT FOR PALERMO SPLIT WITH A TOTAL OF 2 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 THESE STANDARDS. THIS APPROVAL SHALL BE VALID ONLY IF THE REALTY SUBDIVISION OR DEVELOPMENT MAP IS 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 BY THE OFFICE OF THE COUNTY CLERK IN ACCORDANCE WITH PROVISIONS OF THE PUBLIC HEALTH LAW AND THE SUFFOLK COUNTY SANITARY CODE.

DIRECTOR, DIVISION OF ENVIRONMENTAL QUALITY

I HEREBY CERTIFY THAT THIS PLAT WAS MADE FROM AN ACTUAL SURVEY DATED: JUNE 22, 2017, AND THAT THE 2 LOTS SHOWN HEREON ARE ALL IN ACCORDANCE WITH THE REQUIREMENTS OF THE "AA" RESIDENCE ZONING DISTRICT OF THE TOWN OF ISLIP.

■ = CONCRETE MONUMENT
 ● = REBAR MONUMENT

ELIZABETH McQUILKIN, LAND SURVEYOR LICENSE No: 050211

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 SUFFOLK COUNTY DEPARTMENT OF HEALTH SERVICES CONSTRUCTION STANDARDS IN EFFECTS OF THIS DATE.

JOHN G. GLEASON R.A. ~ LICENSE No: 024236

- TOWN NOTES:**
- CONTACT THE ENGINEERING INSPECTOR (224-5360) AT LEAST 48 HOURS PRIOR TO START OF ANY WORK. WORK PERFORMED WITHOUT INSPECTION SHALL BE CERTIFIED TO THE ENGINEER'S SATISFACTION AT APPLICANTS EXPENSE.
 - ALL UTILITIES ARE TO BE INSTALLED UNDERGROUND, COORDINATE AND COMPLETE ALL UTILITY RELOCATIONS. ALL EXISTING OR PROPOSED SUBSURFACE ELECTRIC, TELEPHONE OR CABLE SERVICES SHALL BE INSTALLED IN APPROPRIATE CONDUIT SLEEVES WHEN PERMANENT, IMPROVED SURFACES ARE PROPOSED OVER ROUTING PATH.
 - PLACEMENT OF FILL, INSTALLATION OF WALLS, DUMPING OF MATERIAL.
 - EXCAVATING, MINING, OR OTHER SIMILAR DISTURBANCE OF LAND REQUIRES A SITE PLAN. COMMENCEMENT OF ANY ACTION OF THE ABOVE WITHOUT APPROVAL IS PROHIBITED AND SUBJECT TO LEGAL ACTION.
 - CLEARING LIMIT LINES SHALL BE STAKED OUT BY A LICENSED LAND SURVEYOR, AND SILT FENCING ERECTED TO PROTECT AREAS FROM DISTURBANCE OR ENCROACHMENT PRIOR TO THE START OF ANY ACTIVITIES ON SITE. FENCING SHALL NOT BE REMOVED PRIOR TO COMPLETION OF FINAL SITE GRADING OPERATIONS.
 - RECYCLED PORTLAND CEMENT CONCRETE AGGREGATE (RCA) IS TO BE CERTIFIED. DOCUMENTATION IS TO BE PROVIDED SHOWING THAT THE MATERIAL OBTAINED IS FROM A NYSDEC REGISTERED OR PERMITTED CONSTRUCTION AND DEMOLITION (C&D) DEBRIS PROCESSING FACILITY AS SPECIFIED IN SECTION 360-16.1 OF 6NYCRR PART 360, "SOLID WASTE FACILITIES".
 - ANY CRACKS OR DEFECTS WITHIN CONCRETE SHALL NOT BE ACCEPTABLE.
 - PRIOR TO CO, A RAIN INSPECTION SHALL BE MADE.
 - ALL TREES 10" CALIPER AND GREATER OR ANY SIGNIFICANT TREE ON SITE TO BE PRESERVED TO MAXIMUM EXTENT POSSIBLE UNLESS DISEASED OR COMPROMISED.
 - ESTABLISHED LOTS TO THE SATISFACTION OF THE ENGINEERING INSPECTORS REQUIRED PRIOR TO ISSUANCE OF CERTIFICATE OF OCCUPANCY.
 - ANY SOIL BROUGHT ONTO OR REMOVED FROM SITE SHALL BE COORDINATED WITH THE ENGINEERING INSPECTORS (631-224-5380).
 - FOR ROAD WORK: EXISTING EDGE OF PAVEMENT TO BE SAW CUT - PAVEMENT SPECIFICATION IS 6" RCS, 3" NYS TYPE 3 BINDER, 1-1/2" NYS 6" TOP COARSE.
 - 6ft. HIGH CHAIN LINK OR EQUIVALENT CONSTRUCTION FENCING AROUND ALL SIDES OF PROPERTY REQUIRED TO SECURE SITE.

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 SURVEYORS INKED OR REDUCED SEAL ARE NOT CONSIDERED TO BE A TRUE VALID COPY. DISTANCES SHOWN FROM PROPERTY LINES TO EXISTING STRUCTURES ARE FOR A SPECIFIC PURPOSE AND USE, AND ARE NOT INTENDED TO BE IN THE CERTIFICATION UNLESS SPECIFICALLY NOTED IN THE SECTION OF PRICES OR OTHER STRUCTURES.

NOTICE

THIS DRAWING, PREPARED FOR THE SPECIFIC PROJECT INDICATED, IS AN INSTRUMENT OF SERVICE AND THE PROPERTY OF LISA McQUILKIN LAND SURVEYING. REPRODUCTION OF ANY USE OF THIS DRAWING FOR ANY OTHER PROJECT IS PROHIBITED. ANY ALTERATION OR REPRODUCTION OF THIS DOCUMENT IS ALSO PROHIBITED WITHOUT THE WRITTEN CONSENT OF THE SURVEYOR.

OWNER:
 FANNY DIAZ

APPLICANT:
 LILLY BEDOIA
 AS AGENT FOR JOSE MARTINEZ
 1813 5th AVENUE
 BAY SHORE, NEW YORK 11706
 PHONE: (631) 231-8000
 E-MAIL: jmartinez@powerteamreality.com

DRAWING INFORMATION:

SCALE: 1"=40'
 DRAWN BY: D.P.L.
 FILE No: Q210-17
 DATE: JUNE 22, 2017
 ADDITIONAL MAPPING: MAY 27, 2021

PROPERTY INFORMATION:

ELEVATIONS IN NAVD8 DATUM
 ZONED "AA" RESIDENCE DISTRICT

AREA CALCULATIONS:

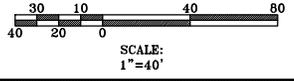
TOTAL= 43,500.00 Sq.Ft.=0.9986 ACRES
 LOT 1= 21,750.00 Sq.Ft.=0.4993 ACRES
 LOT 2= 21,750.00 Sq.Ft.=0.4993 ACRES

LISA McQUILKIN
 LAND SURVEYING

274 EAST MAIN STREET
 EAST ISLIP, N.Y. 11730
 TEL: 631-277-3905
 FAX: 631-277-3906

PROPOSED LAND DIVISION MAP OF
PALERMO SPLIT
 AT CENTRAL ISLIP, TOWN OF ISLIP,
 SUFFOLK COUNTY, NEW YORK

SURVEY OF LOT 35,
 AS SHOWN ON MAP OF
GREAT RIVER ESTATES
 SECTION: FOUR
 FILED: SEPTEMBER 26, 1923 - MAP No: 252
 AT CENTRAL ISLIP, TOWN OF ISLIP,
 SUFFOLK COUNTY, NEW YORK
 SCTM: 0500-166.00-04.00-069.00



- NOTES:**
- LOT IS CURRENTLY VACANT AND WOODED.
 - ALL SURROUNDING DWELLINGS WITHIN 150.00' HAVE PUBLIC WATER.
 - THERE ARE NO WELLS WITHIN 150.00' OF THIS SUBJECT PROPERTY.
 - EXISTING TREES THAT ARE IN HEALTHY CONDITION TO BE PRESERVED TO THE MAXIMUM EXTENT POSSIBLE.
 - EXISTENCE OF ANY BASEMENTS SHOULD BE VERIFIED BY A COMPLETE TITLE SEARCH.
 - LOCATION OF UTILITIES UNDERGROUND ARE AS PER MARK-OUT BY UTILITY COMPANIES.
 - SURVEYOR IS NOT RESPONSIBLE FOR UNDERGROUND UTILITIES OR STRUCTURES.

The posted plan is subject to change. Please note that this site plan may be modified during the Town Planning Board and/or Town Board review process. Please contact the assigned planning department staff member if you have questions regarding the date and status of any posted graphics.