

SUBDIVISION MAP OF:  
**TOPLANDS REALTY HOLDINGS LLC**  
 PROPERTY LOCATED AT EAST QUOGUE  
 TOWN OF SOUTHAMPTON  
 SUFFOLK COUNTY, NEW YORK  
 S.C.T.M. # 900-314-02-09 & 10  
 TOTAL AREA = 150,843 SF. = 3.4629 ACRES

NOTE: THE EXISTENCE OF RIGHT OF WAYS, WETLANDS AND/OR EASEMENTS OF RECORD IF ANY, NOT SHOWN ARE NOT GUARANTEED.  
 PROPERTY ZONED: CR-80  
 AQUIFER PROTECTION OVERLAY DISTRICT F.E.M.A. FLOOD ZONE: 'X'  
 SCHOOL DISTRICT: EAST QUOGUE  
 FIRE DISTRICT: EAST QUOGUE  
 TELEPHONE AND L.I.P.A. SERVICES AVAILABLE.  
 WATER SUPPLY TO BE BY S.C.M.A.  
 SANITARY WASTE DESIGN TO BE BY INDIVIDUAL ON SITE SEPTIC SYSTEMS, PER S.C.D.H.S. REQUIREMENTS.  
 ALL UTILITIES TO BE INSTALLED UNDERGROUND

**SUBDIVISION DATA:**  
 TOTAL AREA = 150,843 SF. = 3.4629 ACRES  
 TOTAL LOTS: 2  
 AVERAGE LOT SIZE: 75,422 SF.

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT HAS BEEN APPROVED BY THE PLANNING BOARD OF THE TOWN OF SOUTHAMPTON BY RESOLUTION DATED:

DATE OF SIGNING: TOWN OF SOUTHAMPTON PLANNING BOARD

THIS IS TO CERTIFY THAT ALL LOTS ON THIS PLAT COMPLY WITH THE REQUIREMENTS OF THE TOWN OF SOUTHAMPTON ZONING LAW.

DATE OF SIGNATURE: SIGNATURE OF SURVEYOR

7-18-2025  
 STEVEN F. BARYLSKI L.S. No. 050453

I HEREBY CERTIFY THAT THIS MAP WAS MADE BY ME FROM ACTUAL SURVEYS COMPLETED MAY 14, 2018, THAT ALL CONCRETE MONUMENTS SHOWN HEREON EXIST AND THEIR POSITIONS ARE CORRECTLY SHOWN.

DATE OF SIGNATURE: SIGNATURE OF SURVEYOR

7-18-2025  
 STEVEN F. BARYLSKI L.S. No. 050453

■ = CONCRETE MONUMENT.

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. SOIL AND GROUNDWATER CONDITIONS CONFORM TO TYPICAL SYSTEM REQUIREMENTS. ALL LOTS AS PROPOSED CONFORM TO THE SUFFOLK COUNTY DEPARTMENT OF HEALTH SERVICES CONSTRUCTION STANDARDS IN EFFECT AS OF THIS DATE.

DATE: 7.28.25  
 P.E. \_\_\_\_\_

**LOT 1 COVERAGE CALCULATIONS:**

TOTAL AREA = 75,223 SF.  
 MAXIMUM LOT COVERAGE = 7,552 SF. = 10.0%  
 EXISTING LOT COVERAGE = 1,124 SF. = 1.49%

**LOT 2 COVERAGE CALCULATIONS:**

TOTAL AREA = 75,620 SF.  
 MAXIMUM LOT COVERAGE = 7,562 SF. = 10.0%

**LOT 1 CLEARING CALCULATIONS:**

TOTAL AREA = 75,223 SF.  
 MAXIMUM LOT CLEARING = 26,332 SF. = 35.0%  
 EXISTING LOT CLEARING = 18,904 SF. = 25.3%

**LOT 2 CLEARING CALCULATIONS:**

TOTAL AREA = 75,620 SF.  
 MAXIMUM LOT CLEARING = 26,467 SF. = 35.0%

NOTE: TOPOGRAPHIC CONTOURS REFER TO N.A.V.D. 1988

---XX--- EXISTING CONTOUR

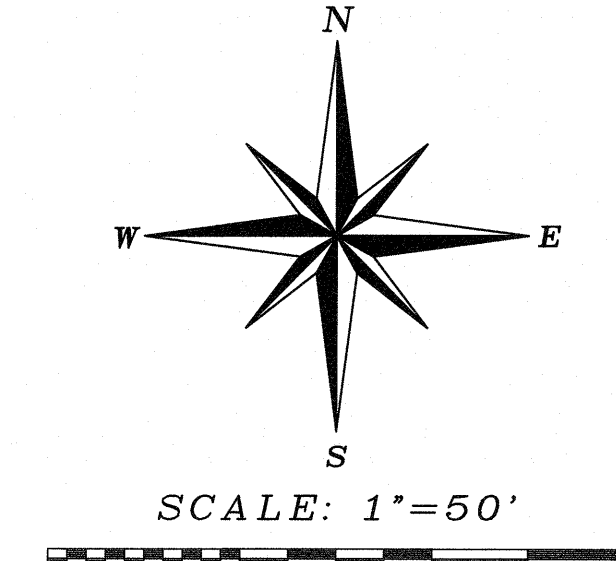
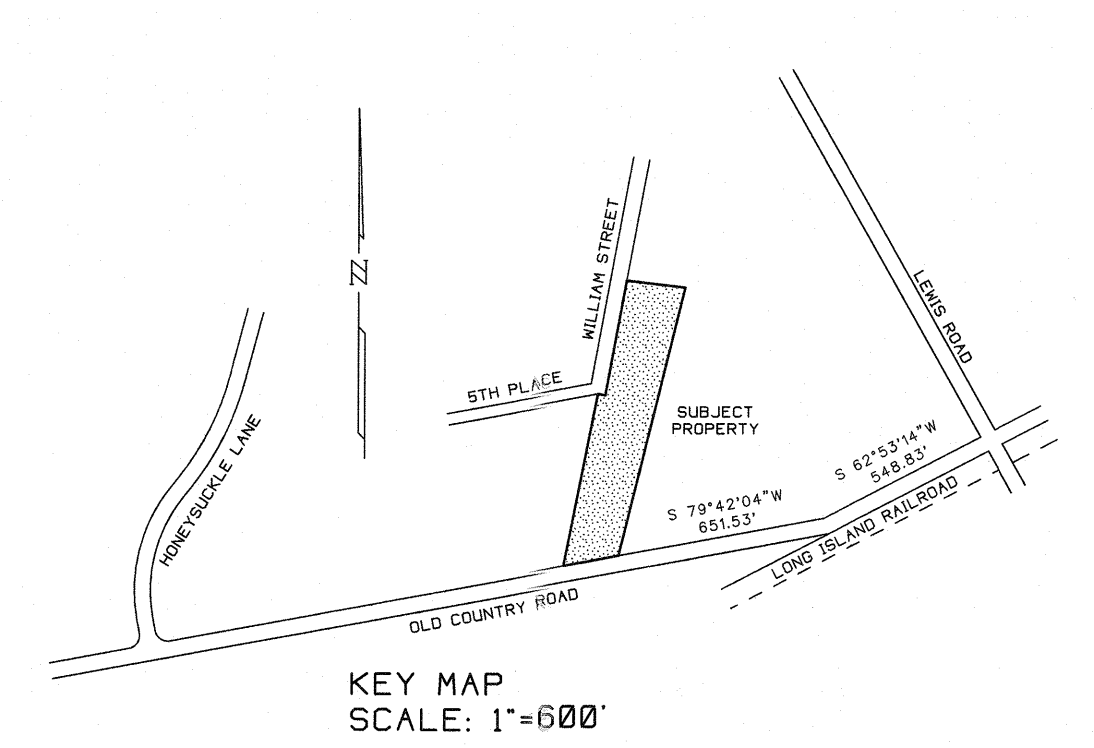
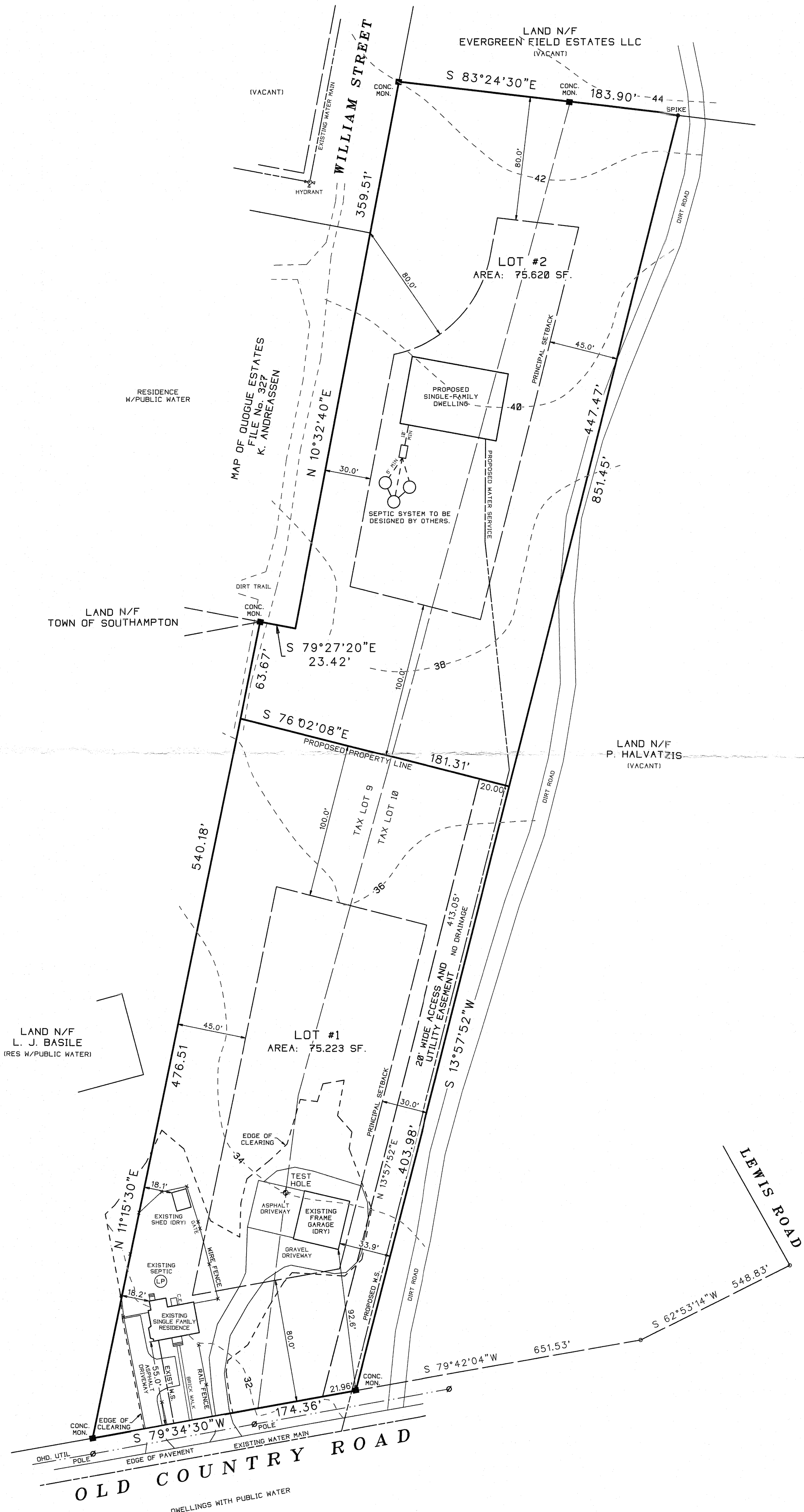
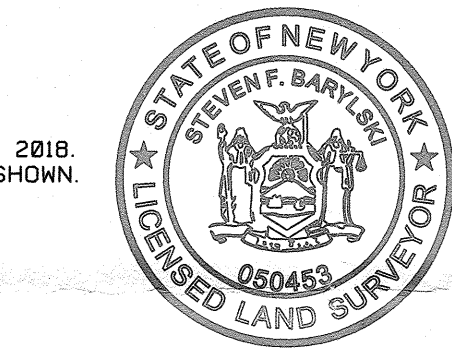
UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7008 SUB-DIVISION 2 OF THE N.Y. STATE EDUCATION LAW. ONLY COPIES FROM THE ORIGINAL OF THIS SURVEY MARKED WITH AN ORIGINAL OF THE LAND SURVEYOR'S EMBOSSED SEAL OR INKED SEAL SHALL BE CONSIDERED TO BE VALID COPIES.

CERTIFICATIONS INDICATED HEREON SIGNIFY THAT THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE EXISTING CODE OF PRACTICE FOR LAND SURVEYS ADOPTED BY THE N.Y. 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 HEREON AND TO THE ASSIGNEES OF THE LENDING INSTITUTION. CERTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.

UNDERGROUND IMPROVEMENTS OR ENCROACHMENTS, IF ANY, ARE NOT SHOWN HEREON.

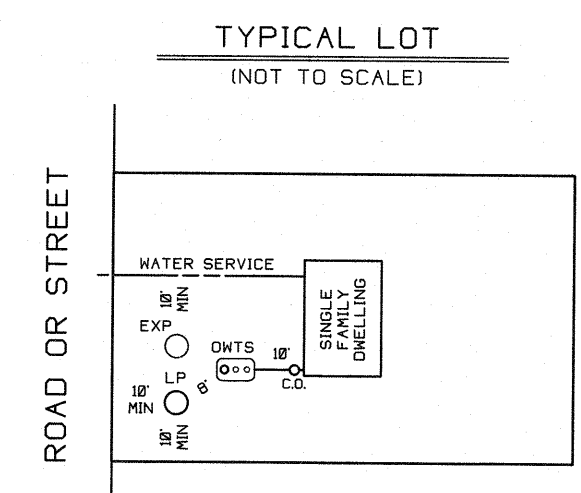
ALL NATURAL FEATURES SHOWN ON SURVEY, INCLUDING BUT NOT LIMITED TO BLUFF CREST, CLEARING, AND WETLANDS SHOULD BE NOTED WITH THE APPROPRIATE REGULATORY AGENCY.

3817-SUB-D



SUFFOLK COUNTY DEPARTMENT OF HEALTH SERVICES  
 GREAT RIVER, N.Y.  
 DATE: AUG 08 2025  
 THE PROPOSED DEVELOPMENT FOR TOPLANDS REALTY HOLDINGS LLC IN THE TOWN OF SOUTHAMPTON WITH A TOTAL OF 2 LOTS IS EXEMPT FROM REQUIREMENTS PURSUANT TO ARTICLE 6 OF THE SUFFOLK COUNTY SANITARY CODE SECTION 76B-520 WATER SUPPLY AND SEWAGE DISPOSAL FACILITIES ON EACH LOT MUST CONFORM TO CONSTRUCTION STANDARDS IN EFFECT AT THE TIME OF CONSTRUCTION AND ARE SUBJECT TO SEPARATE PERMITS PURSUANT TO THOSE STANDARDS.  
 KENNETH ZEGEL, P.E.  
 DIVISION OF ENVIRONMENTAL QUALITY

SUBJECT TO COVENANTS & RESTRICTIONS LIBER D13279  
 PAGE 479



**TEST HOLE DATA**  
 (NOT TO SCALE)  
 BY: McDONALD GEOSCIENCE  
 MARCH 28, 2018 - GRADE EL. +34.8'

2.8'	SH	BROWN SILTY SAND
15.0'	SP	PALE BROWN FINE SAND
		HIGHEST EXPECTED GROUND WATER ELEV. 15.5'

DEPTH TO WATER: 48.0' AS OF SAMPLE COLLECTED ON AUG. 25, 2016 AS PER U.S.G.S. SITE NAME S 9543.

OWNER:  
 TOPLANDS REALTY HOLDINGS LLC  
 C/O ADAM MILLER GROUP, P.C.  
 2462 MAIN STREET, SUITE 7  
 P.O. BOX 1947  
 BRIDGEHAMPTON, N.Y. 11932

PREPARED BY:  
 STEVEN BARYLSKI  
 N.Y.S. Lic. No. 050453  
 P.O. BOX 6005  
 SOUTHAMPTON, N.Y. 11969  
 DECEMBER 16, 2019

PREPARED FROM AN ACTUAL FIELD SURVEY PERFORMED NOVEMBER 21, 2019.

4-18-2023: UPDATE SURVEY  
 10-18-2023: REVISIONS  
 8-9-2024: ADD ACCESS EASEMENT  
 1-8-2025: REVISIONS  
 6-12-2025: REVISIONS

PHONE: 631-283-4525 • STEVEN@SBLSPC.COM

# TOWN OF SOUTHAMPTON

CHAIR  
JACQUI LOFARO

DEPARTMENT OF LAND MANAGEMENT  
PLANNING BOARD  
116 Hampton Road  
Southampton, NY 11968



VICE CHAIRPERSON  
DENNIS FINNERTY

SECRETARY  
GLORIAN BERK

Phone: (631) 287-5735  
Fax: (631) 287-5706

MARIA Z. MOORE  
TOWN SUPERVISOR

BOARD MEMBERS  
KATE FULLAM  
DAVID GLAZER  
THACKOOR (GEORGE) MOOTOO  
THOMAS NEELY

## Application For Final Minor Subdivision Approval

Name of Application: Toplands Realty Holdings LLC

SCTM No.: 900-314-2-9 & 10

Property Address: 136 & 138 Old Country Road, East Quogue, NY

Application is hereby made to the Southampton Town Planning Board for approval of a Final Subdivision described herein.

Further, the following are submitted herewith:

1. Application fee \$ 1,900  
(**\$950** for each lot in the proposed subdivision, including all reserved parcels)
2. Paper prints of the survey map showing all contiguous holdings, the arrangements of lots, their metes and bounds, adjacent land owners and such other data required by the Planning Board to make all referrals (see attached lists and check with the office of the Planning Board).
3. Legal instruments (i.e. parkland dedications, scenic or other forms of open space easements, covenants, deed restrictions, etc. (PLEASE STATE))

### I. General Information

(a) Applicant's Name: Brian J. Locascio, Esq.

Address: 2462 Main Street, Suite 7, PO Box 1947, BH, NY 11932

Phone No.: 631-537-1155

(b) If the applicant is a corporation, give the name and title of the responsible officer:  
Name: Kevin O'Connell Title: Member

(c) Landowner's Name: Toplands Realty Holdings LLC

Address: 230 Potato Field Lane, Southampton, NY 11968

- (d) Subdivision Engineer or Land Surveyor (Licensed)

Name: Steven Barylski License No. 050453

Address: PO Box 6005, SH, NY 11968 Telephone No. \_\_\_\_\_

- (e) If the applicant does not own the property, prepare the endorsement at the end of this form establishing owner's authorization of the applicant's proposed subdivision of his land.

- (f) All communications with regard to this subdivision shall be addressed to the following person until further notice:

Name: Brian J. Locascio, Esq.

Address: 2462 Main Street, Suite 7, POB 1947, BH, NY 11932

Telephone No.: 631-537-1155

## II. Proposed Site

- (a) The area of the proposed subdivision is 3.4629 acres.  
The number of lots is 2.

- (b) Deed or deeds are recorded in the County Clerk's Office:

Date: 1/10/2018 Liber: 12945 Page: 638

- (c) There are no encumbrances or liens against this land other than mortgages.

- (d) All buildings and structures are shown on the survey.

Existing structures not specifically shown and described on the survey will be removed.

Is a variance needed for any nonconforming buildings located on any of the lots? Yes, decision date: 11/01/2018

- (e) All marsh and water areas are shown on the survey.

(f) The subdivision is in the CR-80 zone(s).

(g) The site will be serviced by the following special districts or utility companies:

Fire District: East Quogue

Post Office: East Quogue

School District: East Quogue

Water District or Company: Suffolk County Water Authority

Electric Company &/or Gas Company East Quogue Lighting District

(h) Is the subdivision on a **County, State** or **Town** road? (Circle One)

Name of road(s): Old Country Road

(i) Is the subdivision in a designated critical environmental area, as per SEQRA? (See Chapter 157-10, Town Code) No

Check One: Type I  Type II  Unlisted Action

If a Type I Action, an Environmental Assessment Form, Part I must be enclosed with this application.

(j) Does the minor subdivision layout cover the entire holdings of the owner?  
yes

If no, explain:

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I hereby depose and say that all the above statements of information, and all statements and information contained in the supporting documents and drawings attached hereto are true and correct.

I also hereby certify that the property being submitted for consideration by the Southampton Town Planning Board as a minor subdivision has not been divided from a larger parcel since May 6, 1975, and that the property in question was held in single and separate ownership by the undersigned, or a predecessor in title, on that date, and further certify that the undersigned is the sole owner of said property.

  
\_\_\_\_\_  
Signed

Sword before me this  
15 day of OCT, 2025  
Denise Schoen  
Notary Public

DENISE SCHOEN  
Notary Public, State of New York  
REGISTRATION NO. 02SC6050918  
QUALIFIED IN SUFFOLK COUNTY  
COMMISSION EXP. NOVEMBER 13, 2025

Application for Final Plat Approval (Minor Process)


Subdivision Name Toplands Realty Holdings LLC Date 9/5/2025

Application is hereby made to the Southampton Town Planning Board for approval of the subdivision Final Plat designated above. The information on the original application is still correct unless amended by a revised application attached hereto.

Further, the following documents (checked below) are submitted herewith:

- (1) The Final Plat, signed and approved by the Suffolk County Department of Health, plus at least eight (8) paper prints (see Section 60-18 A (2) of Rules And Regulations). One (1) Original, seven (7) copies are acceptable.
- (2) The Final Drainage Plan and Street Profiles, at least five (5) paper prints (see Section 60-18 A (3) of Rules and Regulations).
- (3) Letters directed to the Planning Board and signed by a responsible official of the electric power agency, cable TV agency and water agency which have jurisdiction in the area, assuring provision of necessary services to the proposed subdivision, if applicable.
- (4) Letters or copies of permits in appropriate cases directed to the Planning Board signed by a responsible official of the State Department of Transportation or the Suffolk County Department of Public Works approving proposed construction on state or county rights-of-way.
- (5) Letters or copies of permits in appropriate cases directed to the Planning Board and signed by responsible State or County officials approving the plat as it may relate to planning and development on or to state or county rights-of-way, parks, buildings, airports and tidal waters (i.e. Tidal wetland permit).
- (6) Letter directed to the Planning Board signed by a responsible official of the school district in which the subdivision is to be located acknowledging receipt of the subdivision plan.
- (7) Offers of dedication for all properties, including street rights-of way, scenic easements, drainage easements, drainage structures, etc. to be conveyed to the Town of Southampton.

  
\_\_\_\_\_  
Landowner's Signature

  
\_\_\_\_\_  
Applicant/Subdivider's Signature

**AGRICULTURAL DATA STATEMENT**

Pursuant to §283-a of the New York State Town Law, any application for a special permit, site plan approval, use variance or subdivision approval requiring municipal review and approval by the Town Board, Planning Board or Zoning Board of Appeals that would occur on property within an agricultural district containing a farming operation or on properties within 500 feet of a farm operation located within an agricultural district, shall include an Agricultural Data Statement. The law also requires that the reviewing Board mail written notice of such an application to the owners of land within the agricultural district that contains a farm operation, which is located within 500 feet of the boundary of the project site. The cost of the mailing shall be borne by the applicant.

- 1. Project Name: Toplands Realty Holdings LLC
  
- 2. Name of Applicant Brian J. Locascio, Esq.
  
- 3. Address of Applicant 2462 Main Street, Suite 7, PO bOx 1947, BH, NY 11932
  
- 4. SCTM # of Project 900-314-2-9 & 10
  
- 5. Project Location 136 and 138 Old Country Road, East Quogue  
South side of Old Country Road approx. 1,200 feet East of Honeysuckle  
Lane in East Quogue
  
- 6. Description of Project Two lot subdivision of the existing two tax lots totaling 150,849 square foot lot resulting in one additional single family lot to be developed

7. If the property that is the subject of the pending development application is located in an Agricultural District, you must compile and submit a list of tax parcels, with owners names and addresses, for all tax parcels containing a farm operation located within 500 feet of the property that is the subject of the pending development application.

If the property that is the subject of the pending development application is located outside of an Agricultural District, you must compile and submit a list of tax parcels, with owners names and addresses, for all tax parcels containing a farm operation located within an Agricultural District and within 500 feet of the property that is the subject of the pending development application.

8. Submit a survey map showing the site of the proposed project relative to the location of farm operation parcels identified in item 6, above.
9. Submit legal size envelopes, pre-addressed to each of the parcel landowners identified in item 6, above with pre-paid certified mail postage, together with pre-addressed, green, return receipt cards for each mailing. The return address on the return receipt card must read "SOUTHAMPTON TOWN PLANNING BOARD, 116 HAMPTON ROAD, SOUTHAMPTON, NY 11968"

If you do not believe that you are subject to this requirement, please complete the following and sign below:

I have reviewed the requirements for the submission of an Agricultural Data Statement and find that said statement is not applicable to this application for the following reasons:

The property is not located in the Agricultural Overlay District and there are no nearby farming activities based on the site visit and analysis using Southampton Town and Suffolk County GIS as well as aerial images.

  
\_\_\_\_\_  
Applicant's/ Applicant Agent's Signature

**FINAL PLAT FOR MINOR REVIEW (§292-31)  
SUBMISSION REVIEW FORM**

APPLICATION NAME: Toplands Realty Holdings LLC  
CONTACT PERSON : Brian J. Locascio, Esq.  
SCTM#: 900-314-2-10  
PROJECT LOCATION: 136 & 138 Old Country Road, East Quogue, NY  
NUMBER OF LOTS: 2  
DATE: September 5, 2025

**SUBMISSION REQUIREMENTS:**

- Final Subdivision Application Form
  - Written request for a Minor subdivision as defined in §292-31 A.(1)
  - Copies of legal instruments covering parkland dedications or scenic and other forms of open space easements.
  - A copy of covenants or deed restrictions as are intended to cover all or part of the tract.
  - The final plat, signed and approved by the Suffolk County Department of Health and/or Suffolk County Environmental Control Board, plus at least five (5) paper prints.
  - The final drainage plan and street profiles, at least four (4) paper prints, or a written request for consideration of a contribution to the Drainage Fund as a waiver of the installation of such on-site drainage facilities as may be required.
- LETTERS FROM THE FOLLOWING AGENCIES, AS APPLICABLE:
- Electric Power Provider (assuring provision of necessary services)
  - Water Service Provider (assuring provision of necessary services)
  - Cable Service Provider (assuring provision of necessary services)
  - State Department of Transportation (approving proposed construction on associated rights-of-way)
  - Suffolk County Department of Public Works (approving proposed construction on associated rights-of-way)
  - Applicable School district (acknowledging receipt of the subdivision plans)
- Offers of dedication for all properties, including street rights-of-way, scenic easements, drainage easements, drainage structures, etc., to be conveyed to the Town of Southampton.
  - Wetlands Permit: Properties located within two hundred (200) feet of wetlands, the Planning Board shall not consider an application for a final plat approval complete until an application for a wetlands permit has been submitted.
  - Properties within the Agricultural Overlay District may be required to include a complete drainage plan or written request for consideration as to a contribution to the Drainage Fund as a waiver of the installation of such on-site drainage facilities

**SUBDIVISION PLAT MEETING THE MAPPING REQUIREMENTS OUTLINED BELOW.**

**FEES:**

APPLICATION FEE: \$950/LOT

REVIEW FEE: \$400 per lot with no roads & 5 lots or more

\$200 per lot with no roads & less than 5 lots

**MAPPING REQUIREMENTS:**

Title block:

- \_\_\_\_\_ Name of proposed subdivision.
- \_\_\_\_\_ Location by postal district.
- \_\_\_\_\_ Name and address of subdivider
- \_\_\_\_\_ Name, address, license number and seal of licensed land surveyor preparing the drawings.
- \_\_\_\_\_ Total acreage of entire tract.
- \_\_\_\_\_ Total number of proposed lots and zoning district.
- \_\_\_\_\_ Date of preparation and subsequent revision.
- \_\_\_\_\_ Scale (Graphic & Written) and North Arrow

Key maps:

- \_\_\_\_\_ Scale: 1" = 600'
- \_\_\_\_\_ Proposed subdivision streets.
- \_\_\_\_\_ Surrounding streets, existing and proposed.
- \_\_\_\_\_ Relationship to nearby highway or collector street.
- \_\_\_\_\_ Any municipal boundary within five hundred (500) feet of premises.

Boundary lines:

- \_\_\_\_\_ Subdivision boundary line.
- \_\_\_\_\_ Zoning district(s).
- \_\_\_\_\_ School and fire districts(s).
- \_\_\_\_\_ Incorporated village(s).

Streets, lots and easements:

- \_\_\_\_\_ Street rights-of-way and widenings of street rights-of-way:
- \_\_\_\_\_ Location, name and right-of-way width and ownership.
- \_\_\_\_\_ Notation of offer of dedication on widenings.

Lots:

- \_\_\_\_\_ Lot lines with bearings and dimensions with bearings to the nearest 20 seconds and dimensions to the nearest 0.01 of a foot:.
- \_\_\_\_\_ Identification numbers by a suitable system of consecutive numbers, regardless of sections.
- \_\_\_\_\_ Area of each lot to the nearest square foot shall be noted upon each lot.

Drainage easements and recharge basins:

- \_\_\_\_\_ Location and identification.
- \_\_\_\_\_ Width and other dimensions necessary for description.

Special parcels:

- \_\_\_\_\_ Description of proposed restriction or use, including a note where an offer of dedication is being made.
- \_\_\_\_\_ Boundary lines with bearings and dimensions.

Trails:

- \_\_\_\_\_ Location and identification.
- \_\_\_\_\_ Width and other dimensions necessary for description.

Water supply systems:

- \_\_\_\_\_ Location and size of water mains and/or wells.
- \_\_\_\_\_ Location of blowoff valves.
- \_\_\_\_\_ General location of fire hydrants or fire wells as recommended by the local Fire Commissioners.
- \_\_\_\_\_ Additional information as required by the Suffolk County Department of Health.

Sanitary waste disposal system:

- \_\_\_\_\_ Such information as required by the Suffolk County Department of Health, the Suffolk County Department of Environmental Control and the Town of Southampton.

Monuments:

- \_\_\_\_\_ Location of monuments, existing and proposed, shall be shown by this symbol
- \_\_\_\_\_ One (1) monument shall be located at each corner of the subdivision boundary and at each change in direction of the boundary.
- \_\_\_\_\_ Monuments shall be located at each street intersection and at each point of curvature and point of tangency.
- \_\_\_\_\_ Additional monuments shall be placed at points determined by the Town Engineer.

Drainage plan requirements:

- \_\_\_\_\_ Sheet size shall be either (18" x 20") or (36" x 20").
- \_\_\_\_\_ A complete drainage system for the entire subdivision, with development stages for each of the final plat sections, shall be shown. If more than one (1) sheet is required, a clearly drawn match line shall be shown on both sheets and on a key map.
  
- \_\_\_\_\_ The outline of all street rights-of-way, drainage easements, recharge basins and other related features shall be shown.
- \_\_\_\_\_ Precise street center-line gradients in percent indicated with arrows to establish the direction of flow shall be shown.

- \_\_\_\_\_ Critical street center-line elevations shall be shown.
- \_\_\_\_\_ Boundaries of stormwater runoff watersheds for each major drainage facility and their area in acres shall be shown.
- \_\_\_\_\_ Identification of drainage structures by type and whether existing or proposed shall be included.
- \_\_\_\_\_ All appropriate details and dimensions necessary to clearly explain the proposed construction, including type of construction, material, size, pitch and invert elevations, among other things, in accordance with good engineering practice shall be included.
- \_\_\_\_\_ Locations of test holes, description of soil conditions and water level at recharge basin locations and other points as required by the Town Engineer and/or Superintendent of Highways shall be shown.
- \_\_\_\_\_ Data for recharge basins shall include bottom elevation and high water elevation, water capacity and elevations along the top of the berm.

**COMPLIANCE WITH PRE-APPLICATION REPORT**

Street profile requirements:

- \_\_\_\_\_ Horizontal scale: one (1) inch equals fifty (50) feet.
- \_\_\_\_\_ Vertical scale: one (1) inch equals ten (10) feet.
- \_\_\_\_\_ A profile shall be submitted for each proposed street and for any existing street in the subdivision if it will affect the design. Where the Planning Board has authorized the use of a private lane within the subdivision to service rear area lots, a lane profile may be required.
- \_\_\_\_\_ The center-line profile, existing or natural and proposed, the typical cross section and a system of survey stations shall be included.
- \_\_\_\_\_ Notations as to percent of gradient, critical elevations and vertical curve data shall be included.
- \_\_\_\_\_ Location and invert elevation of all proposed drainage structures in street rights-of-way shall be shown.

Pavement construction and drainage design criteria shall comply with the requirements of the Superintendent of Highways' road and drainage standards for the Town of Southampton.

Notes:

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**Map Notations**


Offer of dedication as follows:

\_\_\_\_\_ The subdivider has irrevocably offered to cede title to the Town of Southampton of the land areas designated for streets, widening of streets, drainage easements, parks, recharge basins and any other lands noted on this plat for dedication to the town. Approval of this final plat does not constitute acceptance by the town of the offer of dedication.

Compliance with zoning:


For a standard subdivision plat, the following note shall be used:

This is to certify that all lots and parcels shown on this plat comply with the requirements of the Town of Southampton Zoning Law.

Date 9-22-2025   
Signature of Surveyor

For a planned residential development subdivision plat, the following note shall be used:

This is to certify that all lots and parcels shown on this plat comply with the requirements of the Town of Southampton Zoning Law, except as modified by the Planning Board pursuant to § 278 of the Town Law and Chapter 247 of the Town Code. Such modifications of the applicable provisions of the Zoning Law, as noted hereon, have been granted simultaneously with the approval of this plat.

Date 9-22-2025   
Signature of Surveyor

Certification of approval:

This is to certify that this subdivision plat has been approved by the Planning Board of the Town of Southampton by resolution dated \_\_\_\_\_.

By \_\_\_\_\_ Date \_\_\_\_\_  
(Chairman's or Secretary's signature)

# TOWN OF SOUTHAMPTON

DEPARTMENT OF LAND MANAGEMENT  
116 HAMPTON ROAD  
SOUTHAMPTON, NY 11968

PHONE: (631) 702-1800  
WWW.SOUTHAMPTONTOWN.NY.GOV



MARIA Z. MOORE  
TOWN SUPERVISOR

JANICE SCHERER  
TOWN PLANNING AND  
DEVELOPMENT ADMINISTRATOR

**PLEASE NOTE:** If ownership is held jointly or in partnership, each owner and/or partner must sign a separate owner's endorsement. If the owner or owners are making the application, this endorsement is not required.

## OWNER'S ENDORSEMENT

I, Kevin O'Connell, hereby affirm:

I am: (check one)

- 1) the sole owner in fee
- 2) a part owner in fee
- 3) an officer of the corporation which is the owner in fee of the premises described in the foregoing application.
- 4) designated party authorized to act pursuant to a trust or other legal document.
- 5) member/owner(s) of Limited Liability Corporation (LLC).

(if you checked #3, #4 or #5, please provide proof of legate (i.e.: Corporate Resolution; Surrogate Letter; Executor of the Will; Certified Letter of Testamentary; Letter of Administration; Attorney-Opinion Letter; Letter of Probate; Power of Attorney, etc.)

I reside at 230 Potato Field Ln  
Mailing Address  
SH, NY 11968  
Hamlet/Post Office/Village State Zip Code

I have authorized Brian J. Locascio, Esq.  
to make the foregoing application (name and/or #) to Southampton Town for approval as described herein.

### READ AND CHECK BOX

I understand that false statements made herein are punishable as a Class "A" Misdemeanor pursuant to Section 210.45 of the New York State Penal Law.

Kevin O'Connell  
Signature  
KEVIN O'CONNELL, Member  
PRINT NAME

(If owner is a corporation, please indicate name of corporation and the title of the corporate officer whose signature appears above)



5. During the 24 months before the filing of this application, have any of the following individuals made campaign contributions exceeding \$500 in total, in cash or in kind, to the campaign for public office of any Town officer or employee, to any individual campaign committee, or to any political party committee designated to accept donations on such Town official's or employee's behalf as a candidate for public office?

	<u>Yes</u>	<u>No</u>
1. Owner	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2. Applicant	<input type="checkbox"/>	<input checked="" type="checkbox"/>
3. Agent for owner or applicant	<input type="checkbox"/>	<input checked="" type="checkbox"/>
4. Attorney	<input type="checkbox"/>	<input checked="" type="checkbox"/>
5. Other	<input type="checkbox"/>	<input checked="" type="checkbox"/>

If the answer to Question 5 is yes, Town Code Chapter 23 requires that the information be provided below:

<u>Name/Address</u>	<u>Amount/Date</u>	<u>Name of Campaign Committee</u>
_____	_____	_____
_____	_____	_____
_____	_____	_____

6. During the preceding 24 months before the filing of this application, have any of the following individuals employed any Town officer or employee or a relative thereof involving compensation in an amount of \$500 or more? Said compensation may be directly made, or indirectly made through a corporation or business interest held by any Town officer or employee or their relative.

	<u>Yes</u>	<u>No</u>
1. Owner	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2. Applicant	<input type="checkbox"/>	<input checked="" type="checkbox"/>
3. Agent for owner or applicant	<input type="checkbox"/>	<input checked="" type="checkbox"/>
4. Attorney	<input type="checkbox"/>	<input checked="" type="checkbox"/>
5. Other	<input type="checkbox"/>	<input checked="" type="checkbox"/>

If the answer to Question 6 is yes, Town Code Chapter 23 requires that the information be provided below:

<u>Name</u>	<u>Position</u> (Owner, Agent, Attorney, Other)	<u>Corporation</u>
_____	_____	Two lot subdivision of the existing 150,849 square foot lot resulting in one addit
_____	_____	_____
_____	_____	_____

**READ AND CHECK BOX**

*False statements made herein are punishable as a class "A" Misdemeanor pursuant to Section 210.45 of the New York State Penal Law.*

- A. For the purposes of this disclosure, an official of the State of New York or an elected or appointed official or employee of the Town of Southampton shall be deemed to have an interest in the owner and/or applicant when that official or employee, their spouse, brothers, sisters, parents, children, grandchildren or the spouse of any of them is:
- a. the owner or applicant; or
  - b. an officer, director, partner, or employee of the applicant or owner; or
  - c. Legally or beneficially owns or controls stock of a corporate applicant or owner, or is a member of a partnership or association applicant or owner; or
  - d. Is a party to an agreement with the applicant or owner, express or implied, whereby said official or employee may receive any payment or other benefit, whether or not for services rendered, dependent or contingent upon the favorable approval of such application. Ownership of less than five percent of the stock of a corporation whose stock is listed on the American Stock Exchange (AMEX), New York Stock Exchange (NYSE), or the National Association of Securities Dealers (NASDAQ) shall not constitute an interest for the purposes of this disclosure.

Submitted by (please print): Brian Locascio 