

PROJECT DATA FOR A 4,000 SQUARE FOOT SITE			
Site Considerations	Allowed	Existing	Proposed
Floor Area	1,856 SF (45%)	1321	1818 SF
Site Coverage	408 SF/574 SF	1003	572 SF
Trees (Upper/Lower)	3/1	2/6	2/6
Ridge Height (1 <sup>st</sup> /2 <sup>nd</sup> )	18'/24'	14'-2 3/8"	10'-9 1/2"/ 17'-8"
Plate Height (1 <sup>st</sup> /2 <sup>nd</sup> )	12'/18'	11'-7"	9'-11" / 13'-10 3/4"
Setbacks	Minimum Required	Existing	Proposed
Front	15'	32'-11 1/2"	22'-7"
Composite Side Yard	10' (25%)	8'-11 1/2"	15'-0 1/2"
Side Yard	3'	2'-10" north 6'-1 1/2" south	3'-8 1/2" north 11'-4" south
Rear	15'/3'**	14'- 8"	15'-7" / 11'-9 1/2"

\*Includes 100 square foot basement bonus.

\*\*The rear setback is three feet for those portions of structures less than 15 feet in height.