

ZONING CHART FOR BLOCK 125, LOT 19

<u>BUILDING REQUIREMENTS:</u>	<u>REQUIRED</u>	<u>EXISTING</u>	<u>PROPOSED</u>
MIN. LOT AREA	5,000 SF	4800 SF*	4800 SF*
LOT WIDTH	50 FT.	60 FT.	60 FT.
SETBACKS (PRINCIPAL BUILDING)			
FRONT YARD	20 FT.	8.41 FT./19.81 FT.*	8.41 FT./19.81 FT.*
SIDE YARD - ONE SIDE	6 FT.	14.52 FT.	7.7 FT.
SIDE YARD - BOTH	16 FT.	14.52 FT.	7.7 FT.**
REAR YARD	15 FT.	29.47 FT.	20.5 FT.
MAXIMUM LOT COVERAGE	60%	34.2%	54.7%
MAXIMUM BUILDING COVERAGE	30%	20.7%	29.8%
BUILDING HEIGHT FT	30 FT.	-	28.5 FT.
BUILDING HEIGHT STY	2.5	2.5	2.5 STY.

* EXISTING NONCONFORMANCE

** VARIANCE REQUIRED