

## Multi-Family Development

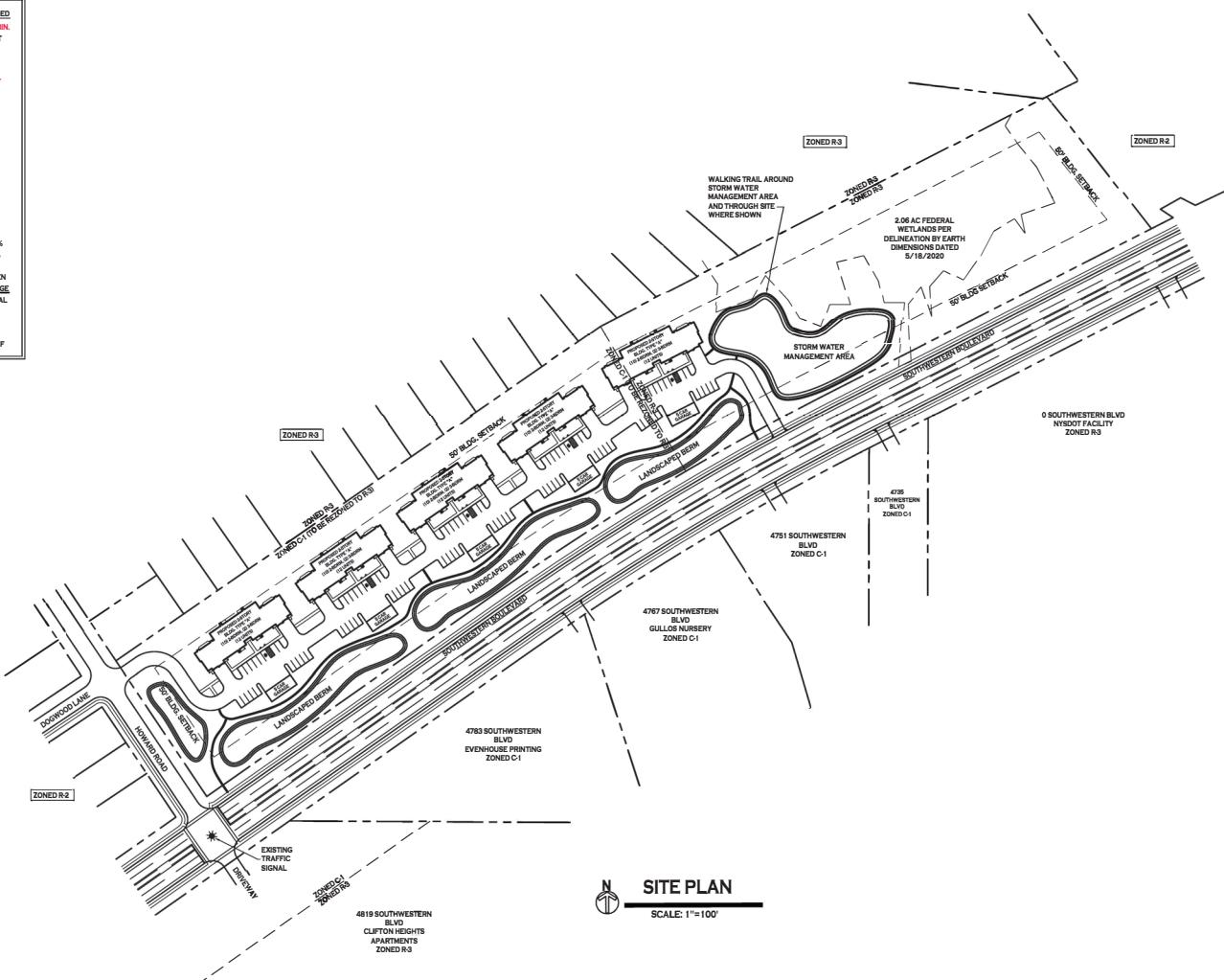
Southwestern Blvd & Howard Rd  
Hamburg, New YorkPRELIMINARY  
NOT FOR CONSTRUCTIONDRAWING NAME:  
Site Plan  
ConceptDate: 06.02.23  
Drawn By: C. Wood  
Scale: As Noted

DRAWING NO. C-100

Project No: 23-4xxx

SITE DATA		
SITE AREA = 13.1 AC ZONED: R3 & C-1, TO BE REZONED TO R3 (MULTIFAMILY DISTRICT) DESCRIPTION: (S) 2 STORY 12-UNIT BUILDINGS = 60 UNITS		
SETBACKS - BUILDING	REQUIRED	PROVIDED
FRONT:	50 FT	50.0 FT MIN.
SIDE (3 OR MORE FAMILY DWELLING):	50 FT	50.0 FT
REAR (3 OR MORE FAMILY DWELLING):	50 FT	N/A
SETBACKS - PARKING		
FRONT:	50 FT	> 50 FT
SIDE:	5 FT	> 5 FT
REAR:	5 FT	> 5 FT
PRINCIPAL BUILDING SEPARATION BETWEEN VERTICAL WALLS OF BUILDINGS	25 FT	> 25 FT
(AVERAGE HEIGHT OF BUILDING)	MIN.	> 35 FT
ACCESSORY STRUCTURE (GARAGE)		
FRONT:	*	N/A
SIDE AND REAR BUTTING RESIDENTIAL: FROM OTHER BUILDING ONSITE:	5 FT	N/A
10 FT	N/A	
GREENSPACE		
TOTAL SITE (10%):	1.31 AC	> 10.0%
INTERIOR TO PARKING AREA (5%):	0.77 AC	> 5.0%
PARKING		
# OF SPACES (9' x 18')	PER PLANNING BOARD	138 OPEN GARAGE
		138 TOTAL
LOT FRONTAGE		
LOT WIDTH AT FRONT LOT LINE:	30.0 FT MIN.	> 30 FT
RECREATION AREA (800 SF/UNIT):	30,000 SF	30,000 SF

\* NOTE: NO DETACHED ACCESSORY BUILDINGS SHALL BE PERMITTED IN REQUIRED FRONT YARDS



NOTE: BOUNDARY AND TOPOGRAPHIC INFORMATION  
PROVIDED BY OTHERS. CARMINA WOOD DESIGN  
ASSUMES NO RESPONSIBILITY FOR ITS ACCURACY.

100' 0' 100' 200' E

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