



SITE DATA - R3 AREA		
SITE AREA = 42.5 AC TOTAL SITE (22.4 AC REZONED TO R-3)		
ZONED: TO BE REZONED FROM C-1 TO R-3 (MULTIFAMILY DISTRICT)		
DESCRIPTION: (94) 1-STORY UNITS W/ ATTACHED GARAGE		
(56) 2-STORY UNITS W/ ATTACHED GARAGES		
<u>SETBACKS - BUILDING</u>		
FRONT:	50 FT	> 50 FT
SIDE (3 OR MORE FAMILY DWELLING):	50 FT	> 50 FT
REAR (3 OR MORE FAMILY DWELLING):	50 FT	56 FT MIN.
<u>SETBACKS - PARKING</u>		
FRONT:	50 FT	> 50 FT
SIDE	5 FT	> 5 FT
REAR	5 FT	> 5 FT
<u>PRINCIPAL BLDG. SEPARATION</u>		
BETWEEN VERTICAL WALLS OF BLDGS. (AVERAGE HEIGHT OF BLDG.)	35 FT MIN.	35 FT MIN.
<u>GREENSPACE</u>		
TOTAL SITE (10%):	4.25 AC	> 10.0%
INTERIOR TO PARKING AREA (5%):	0.4 AC	> 5.0%
<u>PARKING</u>		
# OF SPACES - SEE CALCULATION BELOW	AS DETERMINED BY P.B.	174 OPEN 156 GARAGE 330 TOTAL
<u>LOT FRONTAGE</u>		
LOT WIDTH AT FRONT LOT LINE:	200.0 FT MIN.	317.56 FT

NOTE: BOUNDARY AND TOPOGRAPHIC INFORMATION PROVIDED BY OTHERS, CARMINA WOOD MORRIS, D.P.C. ASSUMES NO RESPONSIBILITY FOR ITS ACCURACY.

DRAWING NAME: 6/1 C. WO AS NOT

PROJECT NAME:

New Construction

Multi-Family Development

Big Tree Road

Town of Hamburg, New York

<u>REVISIONS:</u>		
No.	Description	Date