

R-6 lot size 3100  
 building not meet side setback

Use section 14-436(b).

**Proposed Roof Deck – 28 O’Brion Street**

April 17, 2012

1st Floor footprint = 1325.

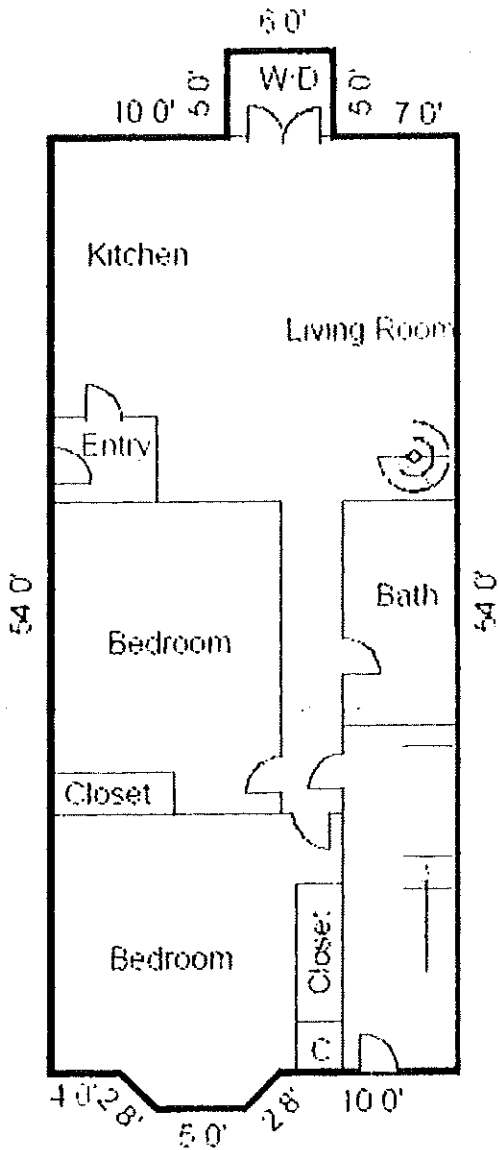
50% = 1060 φ

adding 175 φ

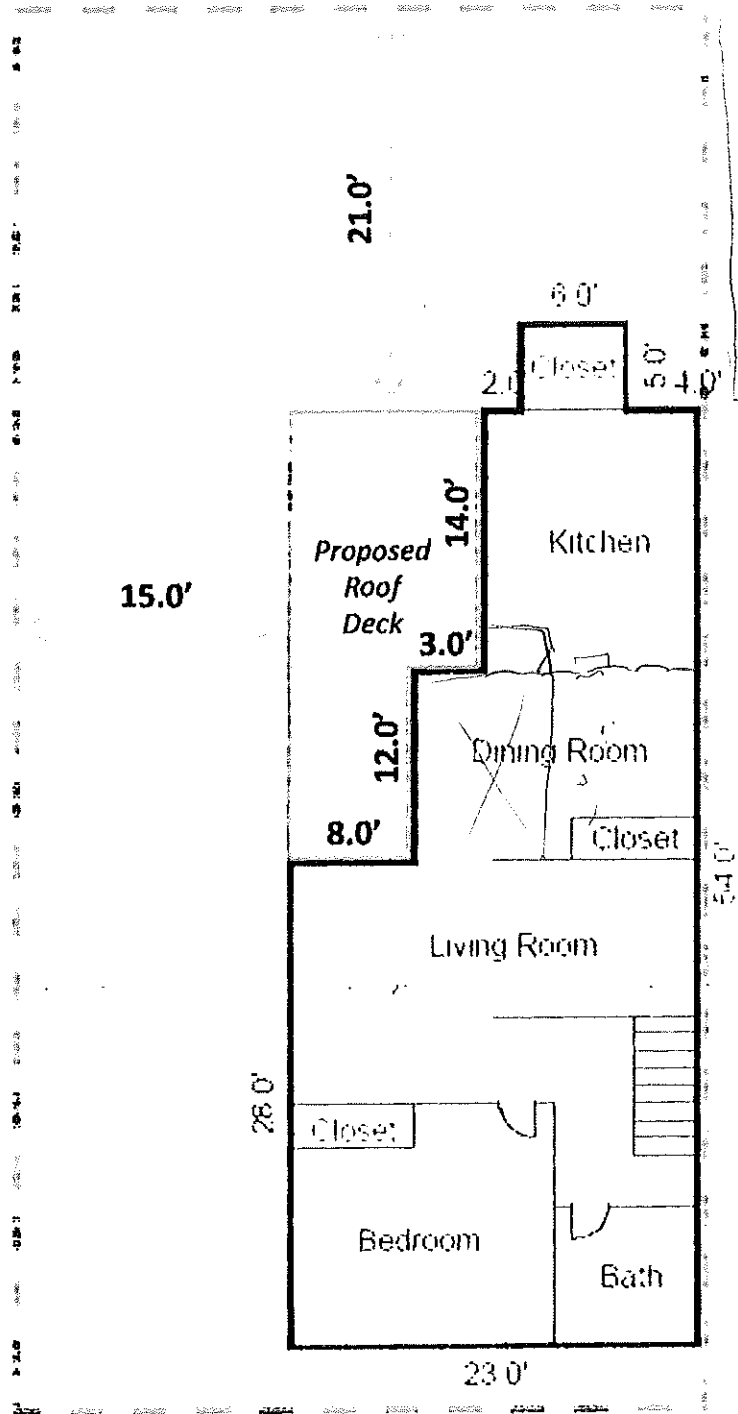
5' x 12' = 60 φ

5' x 19' = 95 φ  
 155 φ

175 / 1325 = 13.2% increase



**First Floor Plan**



**Second Floor Plan  
 (w/ property lines)**