

Applicant: Matt Provencal
Owner 11 Orchard Street LLC
Address: 11 Orchard St.

Date: 4/13/15
C-B-L: 61-D-015

CHECK-LIST AGAINST ZONING ORDINANCE

Date - existing garage - 26'x32' w/ 11'x19' back

Zone Location - R-4

Interior or corner lot -

Proposed Use/Work - convert existing overhanging garage to single family home - w/ 2 car garage - 45'x30 w/ pergola

Sewage Disposal -

Lot Street Frontage - 50' min - 116' on survey (OK)

* Front Yard - 25' 0' (average) 14 orchard 26' 10" $\frac{1}{2}$ 18' 8" = 23' 17" - 22' 15" - 22' 9" ^{5' 2" (OK)} _{20' 4" (OK)}

Rear Yard - 25' min - 25' shown OK

Side Yard - 1 1/2 stories - 10' min 14.27 14.7 on left (OK)

Projections - 3/4" - 14' min 50.6 on right 5' 2" (OK)

Width of Lot - 60' min

Height - 35' max - 33.8 from lowest grade to top of ridge - (OK)

Lot Area - 6000 sq ft min - 9649 sq ft on survey - (OK)

Lot Coverage Impervious Surface - 30% ≥ 2894.7 sq ft

Area per Family - 3,000 sq ft (OK)

Off-street Parking - 1 space

Loading Bays - N/A

Site Plan - Level 1 Minor Residential

Shoreland Zoning/Stream Protection - N/A

Flood Plains - panel 13 - zone C

32x6 = 192
45x30 = 1350
8x14 = 112
3x10 = 30

OK 1614 sq ft