

ALDERBROOK ROAD

ADJACENT LOT

30' back yard set back

MILLS RESIDENCE
9 SANDPIPER RD.
PEAKS ISLAND, ME
CBL# 85-M-07
(24414 SF)

EXISTING SHED
(120 SF)

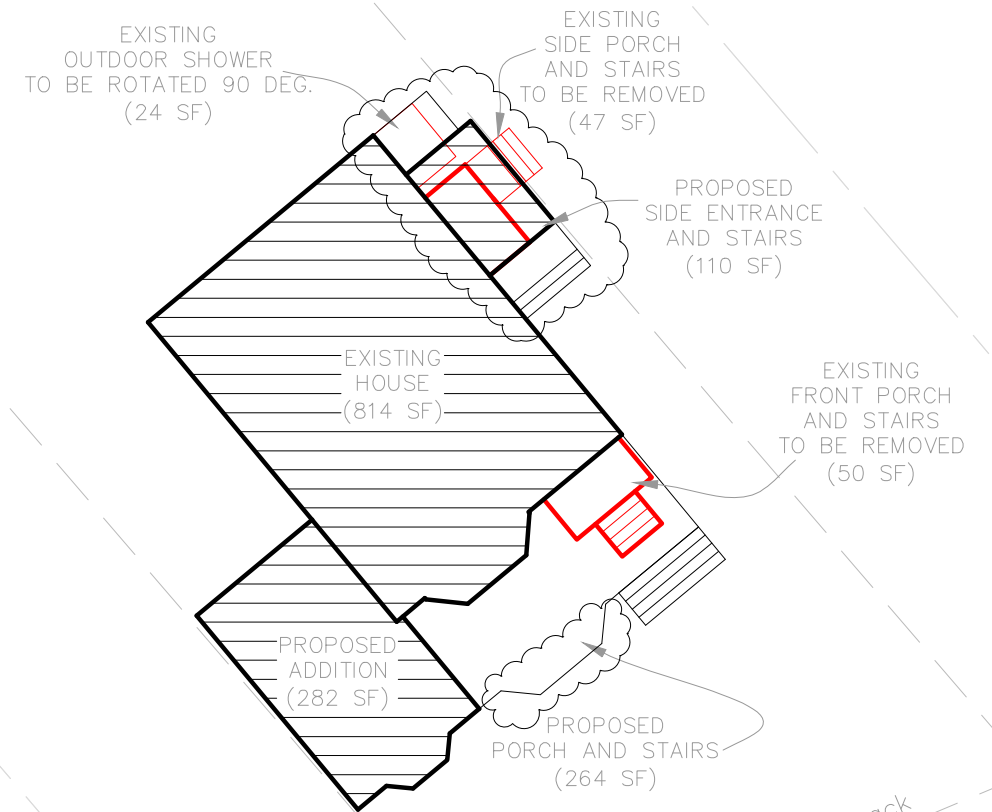
ADJACENT LOT

LOT COVERAGE CALCULATIONS:

EXISTING LOT 24414 SF X(.20)= 4882 SF ALLOWABLE	
EXISTING HOUSE	814 SF
EXISTING FRONT PORCH AND STAIRS	50 SF
EXISTING OUTDOOR SHOWER	24 SF
EXISTING SIDE PORCH AND STAIRS	47 SF
EXISTING SHED	120 SF
TOTAL EXISTING FOOTPRINT	=1055 SF
REMOVE:	
EXISTING FRONT PORCH AND STAIRS	-50 SF
EXISTING SIDE PORCH AND STAIRS	-47 SF
REMAINING EXISTING FOOTPRINT	=958 SF
ADD:	
PROPOSED FRONT PORCH AND STAIRS	+264 SF
PROPOSED SIDE ENTRANCE AND STAIRS	+110 SF
PROPOSED ADDITION	+282 SF
TOTAL PROPOSED FOOTPRINT (958+264+110+282)	=1614 SF
ALLOWABLE FOOTPRINT REMAINING (4882-1614)	=3268 SF

20' side yard set back

20' side yard set back



PROPOSED SIDE ENTRANCE AND STAIRS (110 SF)

EXISTING HOUSE (814 SF)

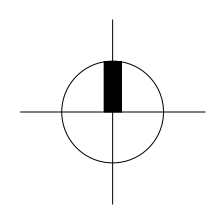
EXISTING FRONT PORCH AND STAIRS TO BE REMOVED (50 SF)

PROPOSED ADDITION (282 SF)

PROPOSED PORCH AND STAIRS (264 SF)

30' front yard set back

ADJACENT LOT



(A) Existing Site Plan
1/16" = 1'-0"

SANDPIPER ROAD

Rachel Conly
Architectural Design

26 Sterling Street
Peaks Island, Maine 04108
207.766.5625

Proposed Site Plan

PROJECT

Mills Residence
9 Sandpiper Rd.
Peaks Island, ME

DATE 03.18.14 REVISED 09.15.15

SCALE 1/16" = 1'-0" DRAWN BY Rachel & Harvey

NOTES

A2