

Applicant: James Wolf
River Trails Inc, amr (Burt Wolf)

Date: 8/11/15

Address: 8 Basket Lane
(Lot 18 Riverwalk submission)

C-B-L: 390-A-018
permit # 2015-01818

CHECK-LIST AGAINST ZONING ORDINANCE

Date -

Zone Location - C40 - contract zone (amended created Dec. 2012, Feb. 2013)

Interior or corner lot -

Proposed Use/Work - new two story - 26' x 28' single family w/ attached 18' x 24' garage

Sewage Disposal - public

Lot Street Frontage - 50' min - 79.41' on basket lane (OK)

Front Yard - 10' min - 10' to steps - 15.8' to lane (OK)

Rear Yard - 20' ^{min} ~~25'~~ - 48.5' to dock (OK)

Side Yard - 10' min - 12.8' setback (OK)
side yard setback 12' min - 43.2' setback (OK)

Projections -

Width of Lot - 50' min

Height - 35' max - 28' setback to ridge (OK)

Lot Area - 6,000 sq ft - 10,373.5 sq ft given (OK)

Lot Coverage Impervious Surface - 40% = 4,145.2 sq ft

26 x 28 = 728

18 x 24 = 432

6 x 6 = 36

6 x 5.33 = 31.8 sq ft

12 x 12 = 144

1371.8 sq ft (OK)

Area per Family - 6,000 sq ft

Off-street Parking - 2 spaces required - garage ^{2 cars} 17.33' wide (depth) _{width}

Loading Bays - N/A

Site Plan - Level I Minor Residential Site Plan

Shoreland Zoning/ Stream Protection - N/A

Flood Plains - Panel 2 - Zone X

min floor area - excluding garage - 1,000 sq ft

728 sq ft floor + 728 sq ft floor - 1456 sq ft (OK)
plus over garage -