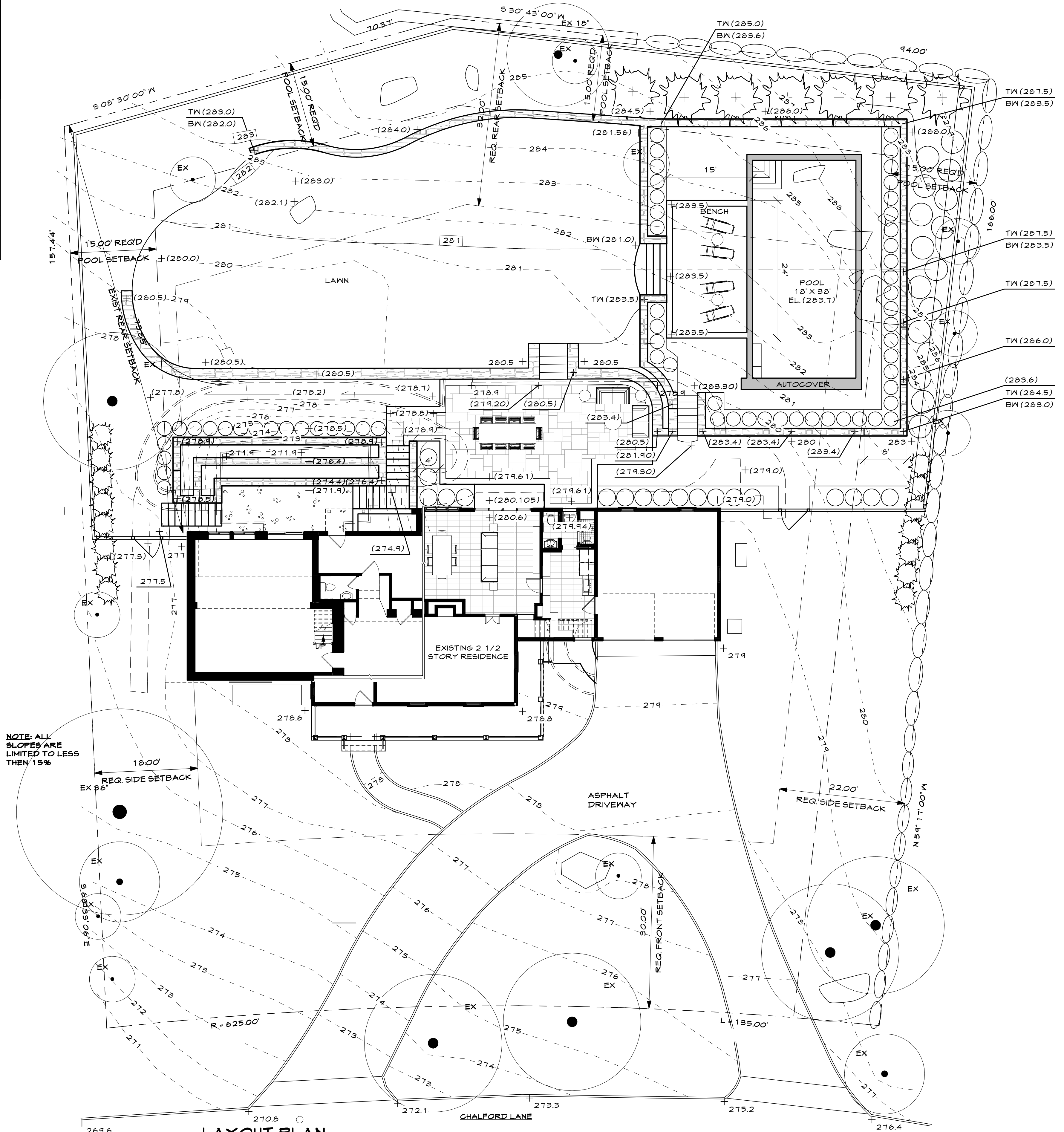


ZONING CHART		OWNER: STEVANOVIC-SUN 5 CHALFORD LANE SCARSDALE, NY 10523	
CODE:	REQUIRED:	EXISTING:	PROPOSED:
MINIMUM LOT AREA	20,000 SF	24,729 SF	NO CHANGE/CONFORMING
MAXIMUM BUILDING COVERAGE	18%	2404 SF	NO CHANGE/CONFORMING
MAX. DEVELOP. COVERAGE	29% (7,171.41)	26.8% (6,638.84)	28.86% (7,137.37) / CONFORMING
MINIMUM LOT WIDTH	120 FT	75 FT	NO CHANGE/CONFORMING
MINIMUM LOT DEPTH	100 FT	152.84 FT	NO CHANGE/CONFORMING
MINIMUM BUILDING SETBACK			
FRONT:	30 FT	52.2 +/- FT	46.3 +/- FT / CONFORMING
ONE SIDE:	18 FT	16.7 +/- FT	NO CHANGE / EXIST. NON-CONFORMING
TWO SIDES:	40 FT	52.0 +/- FT	NO CHANGE / CONFORMING
REAR:	32 FT	73.9 +/- FT	NO CHANGE / CONFORMING
MAXIMUM HEIGHT			
STORIES:	2.5	2.5	NO CHANGE / CONFORMING
FEET:	30	22.6' +/-	25.0' +/- / CONFORMING
MAXIMUM FAR	5,516 SF	3,945 SF	4,895 SF / CONFORMING
MAXIMUM GROSS FLOOR AREA	6,676 FT		



NOTE: ALL SLOPES ARE LIMITED TO LESS THAN 15%

1 LAYOUT PLAN
1" = 10'-0"

INFORMATION FOR SITE PLAN TAKEN FROM SURVEY PREPARED BY RICHARD A SPINELLI, LICENSED LAND SURVEYOR COMPLETED ON AUGUST 31, 2020

Drawing No. **L1**
 Seal
 Project No. 04/06/2022
 Date 04/06/2022
 Drawing By JT
 Checked By LF
 Scale As indicated
 Drawing Title LAYOUT PLAN
 Project Title STEVANOVIC-SUN
 5 CHALFORD LANE
 SCARSDALE, NY
 Date Issue 02.16.22
 MISC. UPDATES
 MISC. GRADING UPDATES
 ELIZABETH HAND-FRY
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