

Attachment 2: Project Data/Compliance

Project Address: 745 Harrison Street
Zoning: R2-7L through AB3194

Project Number: PLN24-00008

Standard	Existing	Proposed	Requirement	Complies? (Y/N)
Lot Area (SF) (min):	6,721	6,721	7,000	N
Lot Area per Dwelling Unit (SF):				
Building Square Footage (SF)				
1 st Floor:	1,313.81	2,098.97		
2 nd Floor:		703.99		
Basement:				
Shed:				
Porch/Patio:	78.58	78.58		
Garage:		451.31		
Total:	1,392.39	3,332.85		
Floor Area Ratio:	0.21	0.49		
% of 2 nd floor to 1 st floor:	--	27%		
Building Coverage (%)				
Building Coverage (All):	21%	39%	45%	Y
Rear Yard Accessory Building Coverage:	--	18%	40%	Y
Main Building Setbacks (FT)				
Front (1 st floor): (2 nd floor):	10'	10'	20'	N
Side (1 st floor left): (2 nd floor right):	7' 2.5"	7' 2.5"	5'	Y
Side (1 st floor left): (2 nd floor right):	10' 7"	10' 7"	5'	Y
Street Side:	--	--	--	
Rear (1 st floor): (2 nd floor):	87' 2"	56' 2.5"	15'	Y
Accessory Building (Shed) Setbacks (FT)				
Front:	--	--	--	
Side (left): (right):	--	17' 3" 6'	3' 3'	Y
Street Side:	--	--	--	
Rear:	--	6'	5'	Y
From main building:	--	28' 5 1/2"	6'	Y
Height (FT)				
Main building:	24'	24' 5 1/4"	25'	Y
Accessory building:	--	12' 6 1/4"	16'	Y

Standard	Existing	Proposed	Requirement	Complies? (Y/N)
# of Bedrooms/Bathrooms:	4/2.5	7/ 5 full bath + 2 half bath	--	--
Parking and Open Landscaped Area:				
Off-street Parking	2	2	2	Y
Open Landscaped Area (Front):	--	--	40%	