

Attachment 2: Project Data/Compliance

Project Address: 684 Marshall Court
Zoning: R1-6L

Project Number: PLN24-00478

Standard	Existing	Proposed	Requirement	Complies? (Y/N)
Lot Area (SF) (min):	5,301	5,301	6,000	Y
Lot Area per Dwelling Unit (SF):	--	--	--	--
Building Square Footage (SF)				
1st Floor:	1,166	1,459	--	--
2nd Floor:	--	1,140	--	--
Basement:	--	--	--	--
Accessory Building:	372	372	--	--
Porch/Patio:	138	138	--	--
Total:	1,676	3,109	--	--
Floor Area Ratio:	0.32	0.59	--	--
% of 2nd floor to 1st floor:	--	62%	--	--
Building Coverage (%)				
Building Coverage (All):	32%	37%	40%	Y
Rear Yard Accessory Building Coverage:	--	--	--	--
Main Building Setbacks (FT)				
Front (1st floor):	18	18	20	Y
(2nd floor):	--	23'-6"	--	
Side (1st floor left):	5	5	5	Y
(2nd floor right):	--	8	--	
Side (1st floor left):	5	5	5	Y
(2nd floor right):	--	8	--	
Street Side:	--	--	--	--
Rear (1st floor):	37'-8"	25	20	Y
(2nd floor):	--	38	--	
Accessory Building Setbacks (FT)				
Front:	18	18	20	Y
Side (left):	5	5	5	Y
(right):	5	5	5	
Street Side:	--	--	--	--
Rear:	--	--	--	--
From main building:	--	--	--	--
Height (FT)				
Main building:	15	25	25	Y
Accessory building:	--	--	--	--
# of Bedrooms/Bathrooms:	3/2	4/4.5	--	--
Parking:	2	2	2	Y

Standard	Existing	Proposed	Requirement	Complies? (Y/N)
Open Landscaped Area (Front):	61%	61%	35%	Y