

## **Project Data Sheet**

**File:** **PLN21-15090**

**Location:** **450 Monroe Street**, a 7,625 square-foot lot located on the west side of Monroe Street, approximately 150 feet south of Bellomy Street; APN: 269-41-092; property is zoned Single-Family Residential (R1-6L)

**Applicant:** Daniel Warren

**Owner:** Laura Esber

**Request:** Special Alteration Permit to add 528 square foot to the rear of the first floor and to convert an existing 567 square foot basement to habitable space for an existing historic single-family residence located at 450 Monroe Street

**CEQA Determination:** Categorically Exempt per Section 15301, Existing Facilities

**Project Planner:** Tiffany Vien, Assistant Planner

**Staff Recommendation:** Approve, subject to conditions of approval

### **Project Data**

<b>Lot Size: 7,625 sq. ft.</b>			
	<b>Existing Floor Area (sq. ft.)</b>	<b>Proposed addition (sq. ft.)</b>	<b>Proposed Floor Area (sq. ft.)</b>
<b>First Floor</b>	1,310	528	1,838
<b>Basement</b>	567		567
<b>Front Porch</b>	102		102
<b>Side Porch</b>	63		63
<b>Patio</b>	80		80
<b>Detached Garage</b>	311	200	511
<b>Detached Sheds</b>	170	-79	91
<b>ADU (2-story)</b>	797		797
<b>Gross Floor Area</b>	1,877 / 7,625 = 0.25		2,405 / 7,625 = 0.32
<b>Lot Coverage</b>	2,373 / 7,625 = 31%		3,022 / 7,625 = 40%
<b>Bedrooms/Baths</b>	2 / 2		3 / 4
<b>Flood Zone</b>	X		X