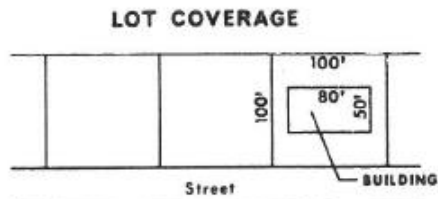
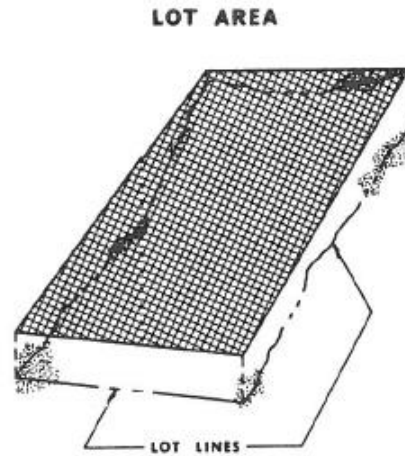
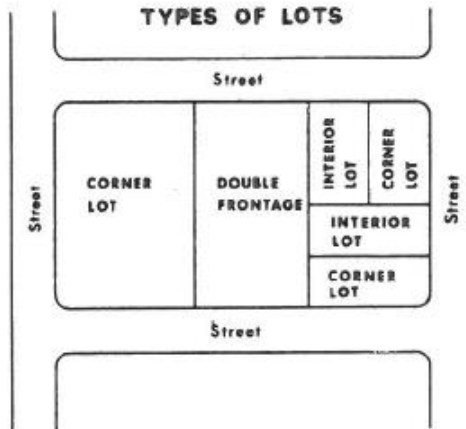


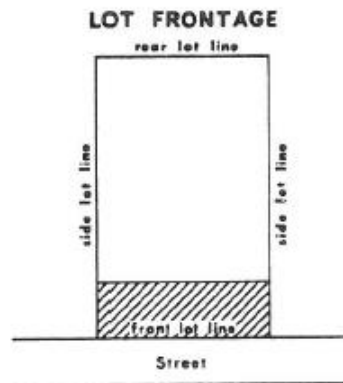
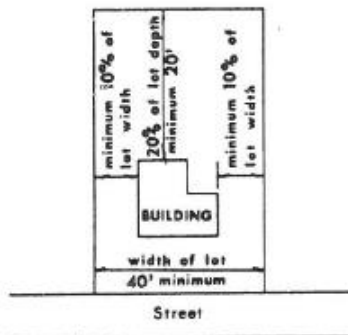
## APPENDIX

The illustrations contained in this Appendix are provided solely to clarify the intent of textual provisions and are not to be considered a part of the Zoning Resolution for purposes of construction, interpretation or otherwise.

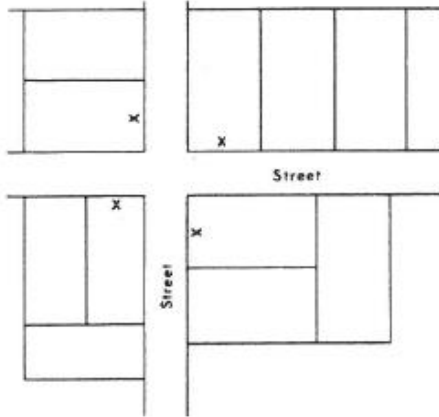


**EXAMPLE:** WHEN LOT AREA EQUALS 10,000 SQUARE FEET AT 40% COVERAGE, BUILDING MAY NOT EXCEED 4,000 SQUARE FEET. OTHER 60% (6,000 SQUARE FEET) OF LOT IS FOR YARDS, PARKING, ETC.

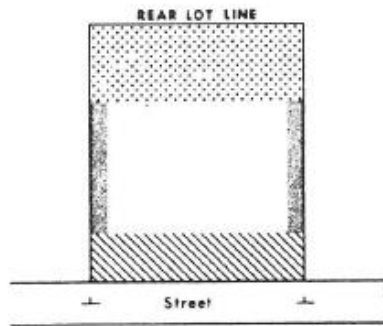
### YARD REQUIREMENTS FOR EXISTING LOT OF RECORD



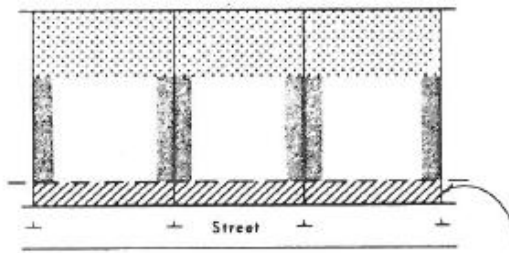
## YARDS AND LOT LINES



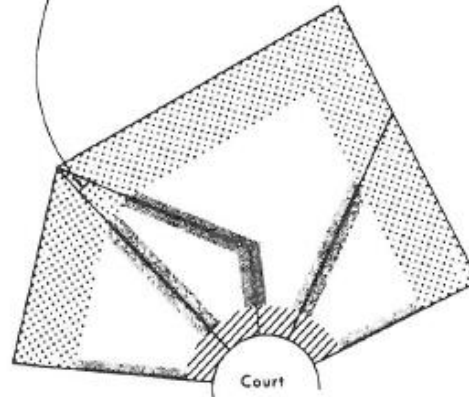
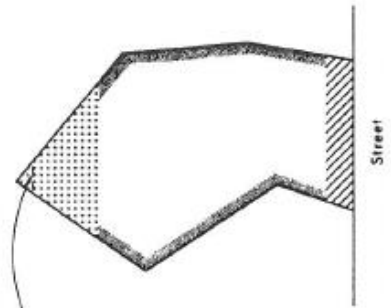
LOT LINE WITH LEAST AMOUNT OF STREET FRONTAGE DETERMINES FRONT YARD.



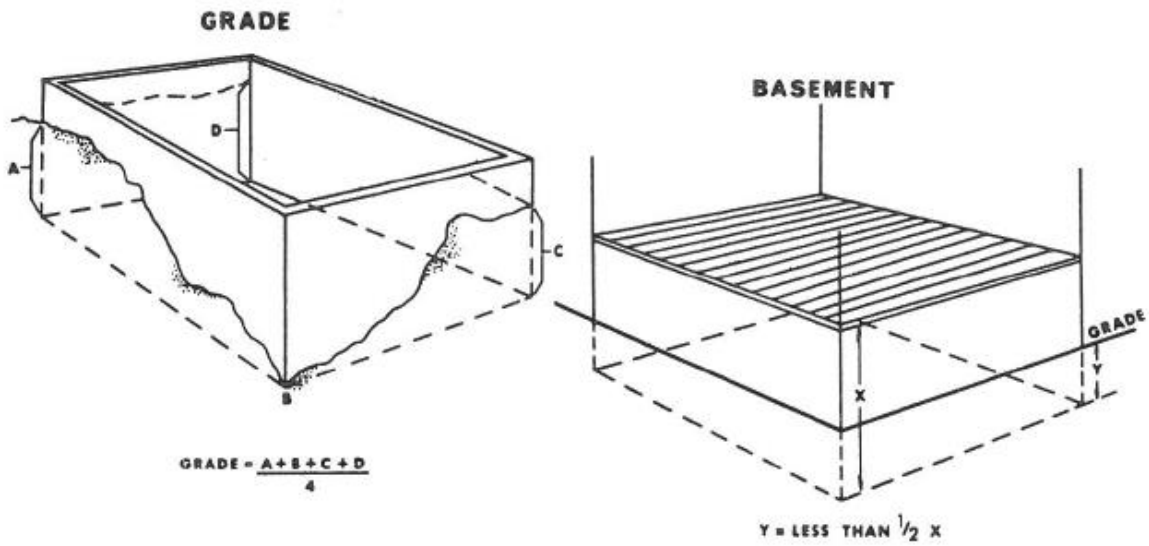
REAR LOT LINE 15' LONG AND PARALLEL TO FRONT LOT LINE.



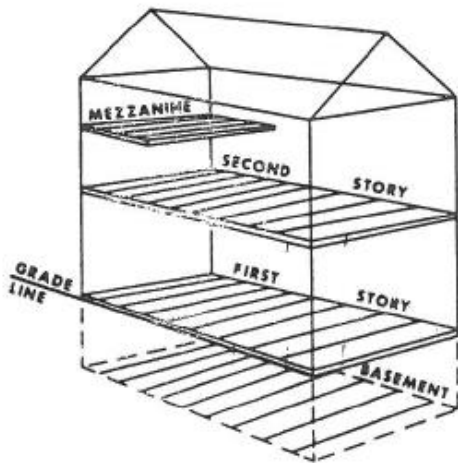
FRONT YARD IS MEASURED FROM RIGHT-OF-WAY LINE.



- KEY**
- FRONT YARD AREA
  - SIDE YARD AREA
  - REAR YARD AREA

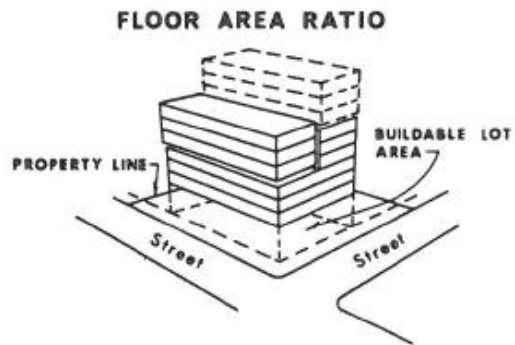


**DETERMINING FLOOR AREA FOR FLOOR AREA RATIO**



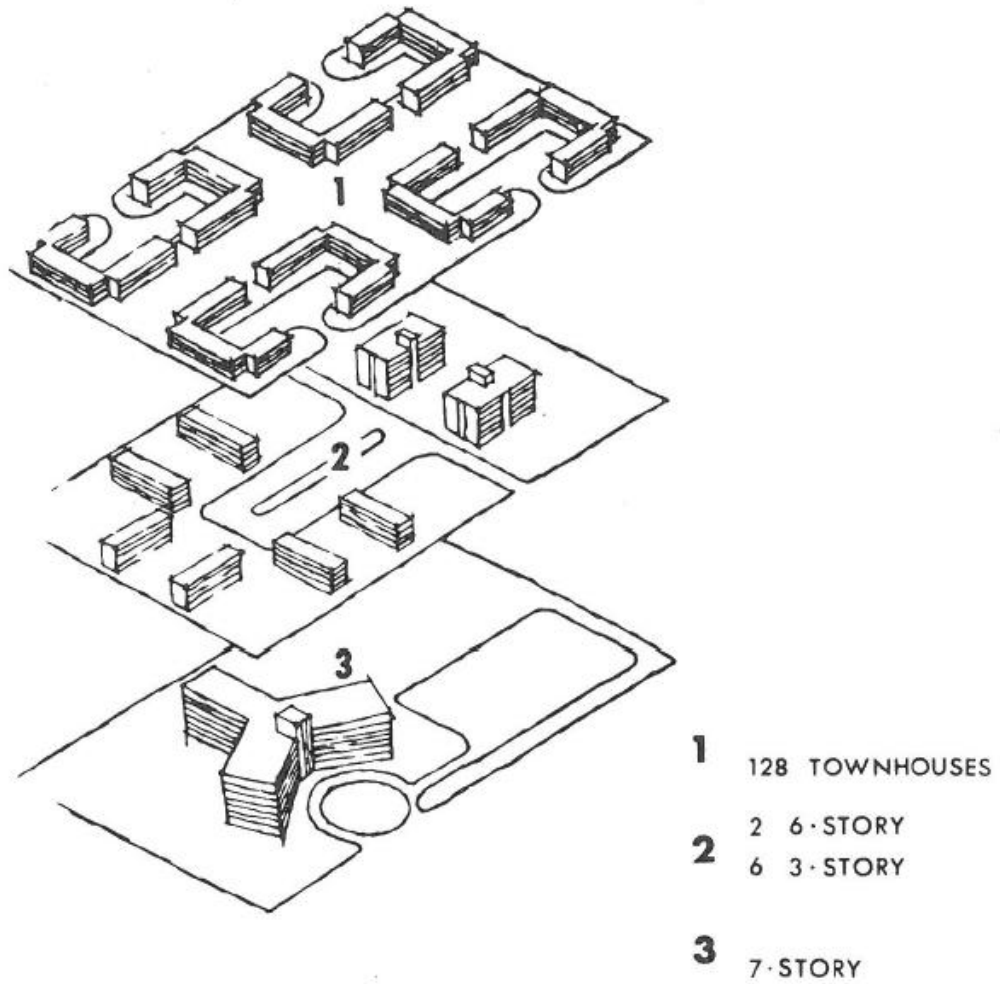
FLOOR AREA

(TO BE MEASURED AS MINIMUM ALLOWABLE)



MULTIPLY LOT AREA BY F.A.R. VALUE TO DETERMINE MAXIMUM ALLOWABLE FLOOR AREA FOR ANY GIVEN LOT. EXAMPLE: F.A.R. OF 3.0 ON A 10,000 SQUARE FOOT LOT WOULD ALLOW 30,000 SQUARE FEET OF BUILDING AREA.

A CONSTANT FLOOR AREA RATIO ALLOWS AN INCREASE IN HEIGHT WITHOUT INCREASE IN FLOOR AREA.



VARIED BUILDING TYPES IN AN AREA,  
WHILE MAINTAINING A CONSTANT LAND  
USE INTENSITY.

# LAND USE INTENSITY SCALE

## RANGE OF OPTIMUM USE

