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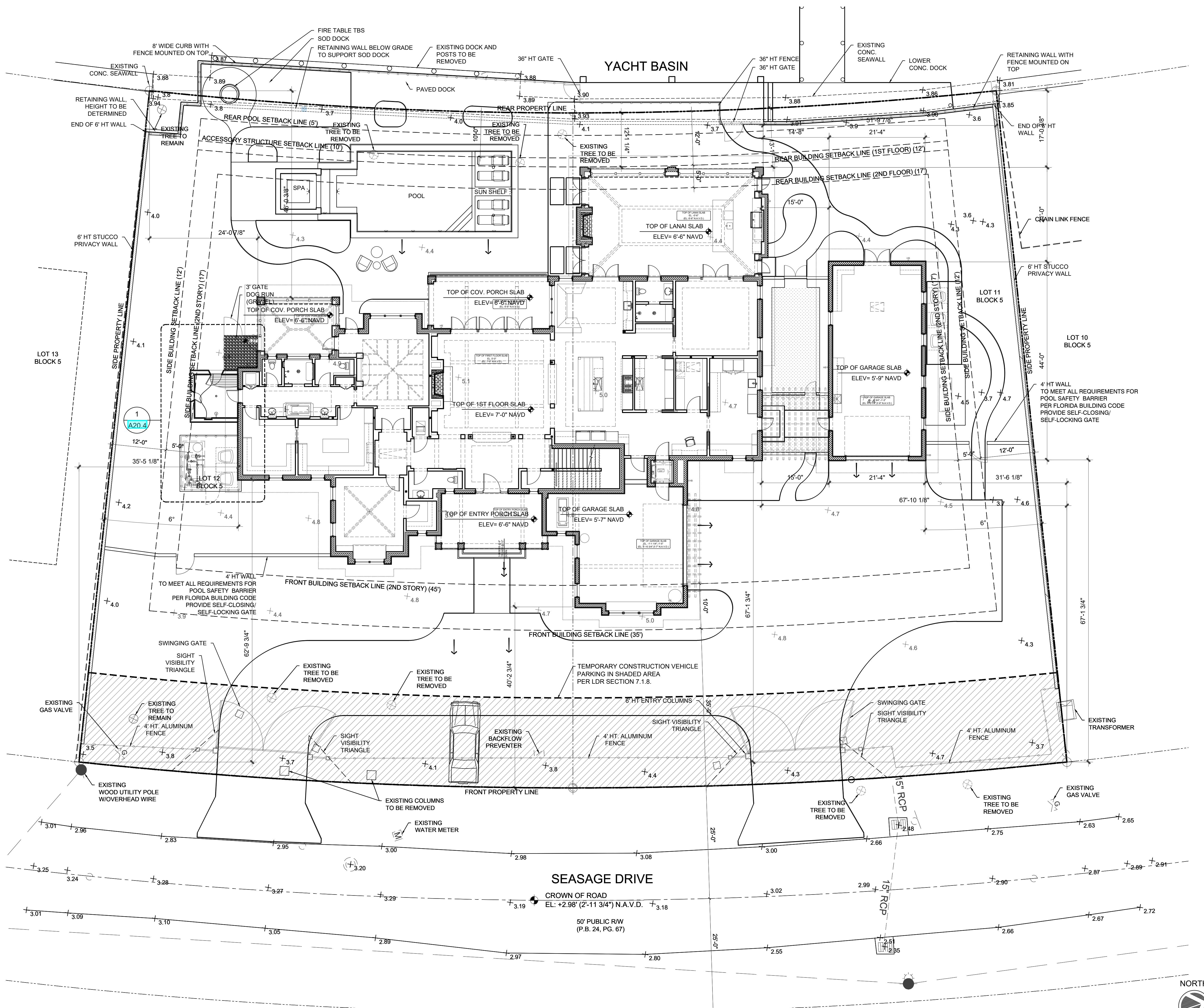
## General Notes

## AREA CALCULATION

| <u>A/C</u>                |                         |
|---------------------------|-------------------------|
| FIRST FLOOR A/C           | 4,769 SQ. FT.           |
| <u>SECOND FLOOR A/C</u>   | + 3,248 SQ. FT.         |
| <b>TOTAL A/C</b>          | = 8,017 SQ. FT.         |
| <u>GROSS</u>              |                         |
| <u>FIRST FLOOR</u>        |                         |
| FIRST FLOOR A/C           | = 4,769 SQ. FT.         |
| ENTRY PORCH               | = 285 SQ. FT.           |
| LANAI                     | = 989 SQ. FT.           |
| COVERED PORCH             | = 222 SQ. FT.           |
| COVERED PORCH             | = 315 SQ. FT.           |
| GARAGE (dehumidified)     | = 769 SQ. FT.           |
| R/V GARAGE (dehumidified) | = 938 SQ. FT.           |
| <b>FIRST FLOOR TOTAL</b>  | = <b>8,287 SQ. FT.</b>  |
| <u>SECOND FLOOR</u>       |                         |
| SECOND FLOOR A/C          | = 3,248 SQ. FT.         |
| COVERED PORCH             | = 180 SQ. FT.           |
| COVERED PORCH             | = 315 SQ. FT.           |
| OPEN TERRACE (uncovered)  | = 124 SQ. FT.           |
| <b>SECOND FLOOR TOTAL</b> | = <b>3,867 SQ. FT.</b>  |
| <b>GROSS SQ. FT.</b>      | = <b>12,154 SQ. FT.</b> |
| <b>BUILDING FOOTPRINT</b> | = <b>8,287 SQ. FT.</b>  |

## SITE DATA CHART

|                              | REQUIRED                        | PROPOSED                                  |
|------------------------------|---------------------------------|---|
| MIN. LOT AREA                | N/A                             | 30,643 SF                                 |
| MAX. LOT COVERAGE (BUILDING) | 35%<br>10,725 SF                | 27%<br>8,287 SF                           |
| MAX. BUILDING HEIGHT         | 35'                             | 35'                                       |
| MIN. OPEN SPACE              | 45%<br>13,789.35 SF             | 47%<br>14,408.39 SF                       |
| LOT FRONTAGE                 | N/A                             | 220 FEET                                  |
| LOT WIDTH                    | N/A                             | 200 FEET                                  |
| LOT DEPTH                    | N/A                             | 150 FEET                                  |
| FRONT SETBACK                | 35' 1ST FLOOR/<br>45' 2ND FLOOR | 38'-4 5/8" 1ST FL./<br>45'-2 3/8" 2ND FL. |
| NORTH SIDE SETBACK           | 12' 1ST FLOOR/<br>17' 2ND FLOOR | 19'-8 1/2" 1ST FL./<br>58'-0 1/4" 2ND FL. |
| SOUTH SIDE SETBACK           | 12' 1ST FLOOR/<br>17' 2ND FLOOR | 26'-1" 1ST FL./<br>47'-9" 2ND FL.         |
| REAR SETBACK                 | 12' 1ST FLOOR/<br>17' 2ND FLOOR | 12'-1 1/4" 1ST FL./<br>36'-6" 2ND FL.     |



**REG REALTY  
HOLDINGS, LLC.**

### Drawing Title

## Site Plan

Document

## DATA

Checked By

Approved

Job Number

1

Approved: [REDACTED] A10.0  
by [REDACTED]

Job Number

# SITE PLAN

# SITE PLAN

CONSTRUCTION SET REVISION 5 (09-26-2024)

ON 5/22/2024

— A10.0