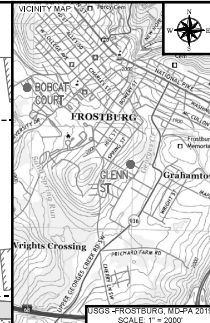


TAX PARCEL ID	BUILDING ADDRESS	FOOTPRINT (S.F.)	STORIES	FIRST FLOOR ELEVATION	ROOF PEAK ELEVATION	EXTERIOR	PHYSICAL ACCESS TO PUBLIC RIGHT OF WAY (GLENN STREET)	PHYSICALLY ABUTTS PUBLIC RIGHT OF WAY (GLENN STREET)
12-014783	187	2324	2	1898.02	1922.88	VINYL/BRICK	NO	YES
12-014880	192	2713	2	1919.93	1936.74	VINYL/BRICK	NO	NO
12-003560	193	4251	2	1914.67/1915.00	1937.15/1938.52	VINYL/BRICK	YES	YES
12-001959	201	3260	2	1922.77	1947.66	VINYL/BRICK	NO	YES

CITY OF FROSTBURG ZONING REQUIREMENTS ADOPTED APRIL 17, 2014		
ZONING: "R2-A" - TOWN RESIDENTIAL		
LAND USE: MULTIFAMILY		
MINIMUM LOT AREA	SECTION	REQUIRED
MINIMUM LOT WIDTH	3.3.E	2000 S.F. / 1 BED UNIT
BUILDING SETBACK - FRONT	3.3.E	STREET LINE 50 FT. FRONT BUILDING LINE 50 FT. CLUD-SAC 25 FT.
BUILDING SETBACK - REAR	3.3.E	20 FT.
BUILDING SETBACK - SIDE	3.3.E	5 FT.
BUILDING HEIGHT (MAX.)	3.3.E	35 FT.
BUILDING COVERAGE (MAX. % LOT AREA)	3.3.E	60 %

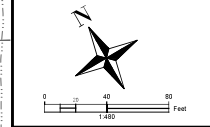
PER TITLE COMMITMENT ISSUED BY FENTON TITLE COMPANY COMMITMENT FOR TITLE INSURANCE COMMITMENT NO. 46380 EFFECTIVE DATE: JUNE 15, 2021



PROJECT: GREENBENCH DEVELOPMENT L.L.C. ALTA / NSPS SURVEY
TITLE COMMITMENT NO. 46380
EFFECTIVE: JUNE 15, 2021

CLIENT: GREENBENCH DEVELOPMENT L.L.C. 51 MONROE STREET, SUITE 601 ROCKVILLE, MARYLAND 20850

COORDINATE SYSTEM: NAD 83 / FIPS 4601



bba
Surveyors | Engineers | Planners
Bentall, Brown & Associates, LLC
10000 Greenbelt Road, Suite 200
Phone: (301) 467-0400 Fax: (301) 467-0400

NO. BY DATE DESCRIPTION

REVISIONS
DRAWN: SBA DATE: 12/01/2021
CHECKED: MSB SCALE: 1" = 40'
APPROVED: MSB CRD FILE: 21071
BBA#2021071

SHEET TITLE: ALTA / NSPS SURVEY
DRAFT: 12/01/2021
SHEET # 1 OF 5

