



TOWN OF SOMERS, NEW YORK
 Table of Dimensional Requirements
 SECTION 15, BLOCK 27, LOT 14
 ZONING DISTRICT NS (Neighborhood Shopping District)

Minimum Lot Size	Required	Existing	Proposed
Area	N/A	0.487 Acre 84,901 SF	(No Change)
Setbacks			
Front	20 FT	232.00 FT	(No Change)
Side (South)	0 FT	82.50 FT (To Principal Building)	(No Change)
Side (North)	20 FT	107.00 FT	(No Change)
Rear	60 FT	136.00 FT	(No Change)
Maximum Height			
Feet	30 FT	20 FT	(No Change)
Stories	(2 Stories)	(2 Stories)	(No Change)
Accessory Height	15 FT	14 FT	(No Change)
Accessory Stories	(1 Story)	(1 Story)	(No Change)
Maximum F.A.R.	0.18 (16,092 Sq. Ft.)	0.067 (6,022 Sq. Ft.)	(No Change)
Principal Building Maximum Coverage	15% (13,410 Sq. Ft.) (10,000 Sq. Ft. Max. Building Footprint)	5.61% (5,006 Sq. Ft.)	(No Change)
Accessory Building Maximum Coverage	1% (849 Sq. Ft.)	0.37% (332 Sq. Ft.)	(No Change)
Maximum Lot Coverage	65% (55,186 Sq. Ft.)	31.09% (27,799 Sq. Ft.)	(Subject to Change but not to exceed 65%)

