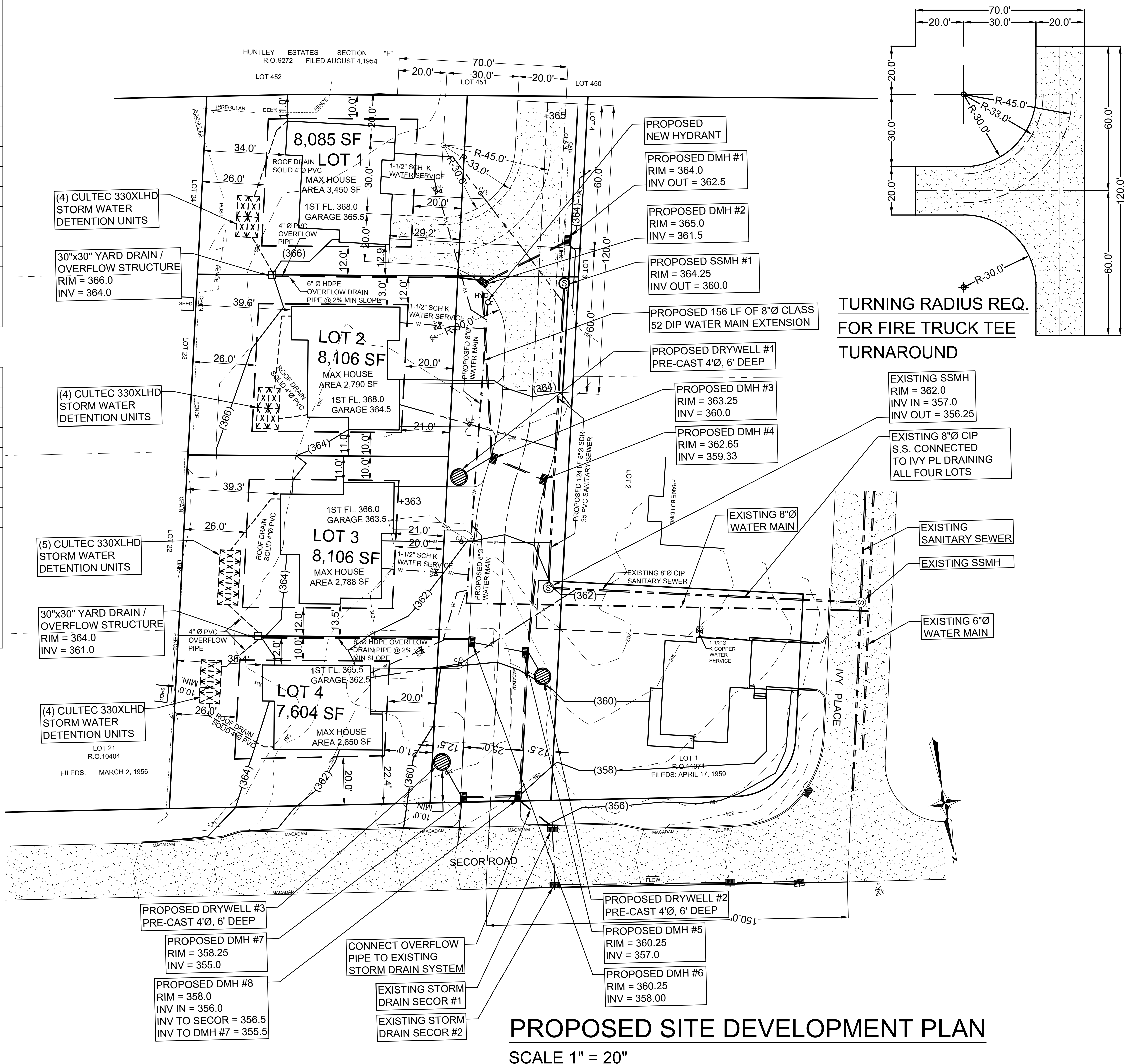


TOWN OF GREENBURGH ZONING REQUIREMENTS

ZONING : R-7.5

	LOT 1		LOT 2	
	REQD./ALLOWED	PROPOSED	REQD./ALLOWED	PROPOSED
MIN LOT AREA	7,500 FT ²	8,085 FT ²	7,500 FT ²	8,106 FT ²
MIN LOT WIDTH	75.0'	75.0'	75.0'	75.0'
PRINCIPAL BUILDING COVERAGE (24%)	1,940 FT ²	18% (1,455 FT ²)	1,945 FT ²	21% (1,750 FT ²)
IMPERVIOUS SURFACE (40.75%)	3,294 FT ²	32.6% (2,636 FT ²)	3,303 FT ²	37% (3,010 FT ²)
F.A.R.	(0.345) 2,789 FT ²	2,700 FT ²	(0.345) 2,796 FT ²	2,790 FT ²
YARD SETBACKS				
FRONT	20.0'	29.0'	20.0'	21.0'
ONE SIDE	10.0'	11.0'	10.0'	11.0'
TWO SIDES	22.0'	23.9'	22.0'	24.0'
REAR	26.0'	34.0'	26.0'	39.6'

	LOT 3		LOT 4	
	REQD./ALLOWED	PROPOSED	REQD./ALLOWED	PROPOSED
MIN LOT AREA	7,500 FT ²	8,106 FT ²	7,500 FT ²	7,604 FT ²
MIN LOT WIDTH	75.0'	75.0'	75.0'	108.0'
PRINCIPAL BUILDING COVERAGE (24%)	1,945 FT ²	18.5% (1,500 FT ²)	1,842 FT ²	22% (1,675 FT ²)
IMPERVIOUS SURFACE (40.75%)	3,303 FT ²	34.5% (2,800 FT ²)	3,099 FT ²	38% (2,890 FT ²)
F.A.R.	(0.345) 2,796 FT ²	2,788 FT ²	(0.35) 2,661 FT ²	2,650 FT ²
YARD SETBACKS			CORNER LOT 2 FRONT SETBACKS	
FRONT	20.0'	21.0'	20.0'	21.0'
ONE SIDE	10.0'	11.0'	20.0'	22.4'
TWO SIDES	22.0'	24.5'	ONE SIDE 10.0'	12.0'
REAR	26.0'	39.3'	26.0'	39.3'



S-1

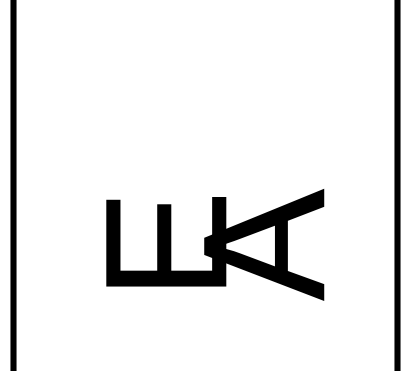
DATE JAN. 7, 2022

REVISIONS	NO.	DATE	DESCRIPTION

SEAL

SECOR WOODS SUBDIVISION
PROPOSED SITE DEVELOPMENT PLAN
 ROAD, UTILITIES, ZONING REQUIREMENTS
 CLIENT AFFORDABLE DEVELOPMENT

ESCALADAS ASSOCIATES
 architects and engineers
 (914) 347-4404
 124 saw mill river rd.
 elmford, n.y.



PROPOSED SITE DEVELOPMENT PLAN
 SCALE 1" = 20"