

**ZONING COMPLIANCE TABLE - VILLAGE OF RIDGEWOOD
SINGLE-FAMILY OR TWO FAMILY DWELLING - NO SUBDIVISION**

The following table is to be completed for applications seeking a zoning permit or variance for a single-family or two-family dwelling. Note that this table is NOT intended for use with subdivision applications, which require additional information. If the proposal is not regulated by any or all of the conditions in the table, then the Zoning Officer may waive the requirement to complete some or all of the table.

BLOCK 2901 LOT 15 ZONE R-2 CORNER LOT? Yes No

CONDITION - Note Reference	REQUIRED	EXISTING	PROPOSED	COMPLIANCE
Min. lot area (square feet) ¹	10,500	10,702	10,702	YES
Lot area (sq. ft.) w/in <u>[140]</u> feet of front lot line	9,870	9,870	9,870	YES
Min. lot width at min. front yard setback (feet) ²	75	87.4	87.4	YES
Min. front yard setback, principal building (feet) ³	40	41.95 1ST FL	41.95 1ST FL 41.95 2ND FL	YES
Min. each side yard setback, principal building (feet) ^{3,4}	10	14.7 LH SIDE 10.5 RH SIDE	10.2' 1ST FL - 8.7' 2ND FL - 10.5 RH SIDE	NO
Min. total both side yard setbacks, principal building (feet) ^{3,4,5}	28.84	25.21 1ST FL 43.5 2ND FL	20.5 1ST FL 24.71 2ND FL	YES
Min. rear yard setback, principal building (feet) ³	30	109.5	109.5	YES
Max. building height, principal building (feet) ⁶	30	27.5	27.5	YES
Max. building height, principal building (stories) ⁷		2	2	YES

Coverage by Above-Grade Structures

Max. coverage ⁸	(percent)	20%	12.58%	14.5%	YES
	(sq. ft.)	2,140.4	1,347	1,557	YES
Max. coverage within <u>[140]</u> feet of front lot line ^{8,9}	(percent)	20%	12.58%	14.5%	YES
	(sq. ft.)	2,140.4	1,347	1,557	YES

Coverage by All Improvements

Max. coverage ¹⁰	(percent)	45%	30.98%	31.63%	YES
	(sq. ft.)	4,815.9	3,316	3,386	YES
Max. coverage within <u>[140]</u> feet of front lot line ^{9,10}	(percent)	45%	30.98%	31.63%	YES
	(sq. ft.)	4,815.9	3,316	3,386	YES

Gross Building Area - Principal Buildings

Max. gross building area ¹¹	(percent)	32%	18.36%	24.6%	YES
	(sq. ft.)	3,424.64	1,965.5	2,632.1	YES
Max. gross building area within <u>[140]</u> feet of front lot line ^{9,11}	(percent)	32%	18.36%	24.6%	YES
	(sq. ft.)	3,424.64	1,965.5	2,632.1	YES

Gross Building Area - Accessory Buildings

Max. gross building area ¹¹	(percent)				
	(sq. ft.)				
Max. gross building area within <u>[]</u> feet of front lot line ^{9,11}	(percent)				
	(sq. ft.)				