

**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 1813 LOT 10 ZONE R-2 CORNER LOT? Yes No

CONDITION - Note Reference	REQUIRED	EXISTING	PROPOSED	COMPLIANCE	
Min. lot area (square feet) ¹	10,500 SF	8,163 SF	NO CHANGE	NO	(E)
Min. lot width at min. front yard setback (feet) ²	75.0'	70.0'	NO CHANGE	NO	(E)
Min. front yard setback, principal building (feet) ³	45.0'	34.2'	NO CHANGE	NO	(E)
Min. each side yard setback, principal building (feet) ^{3, 4}	10.0'	22.1' / 13.4'	NO CHANGE	YES	
Min. total both side yard setbacks, principal building (feet) ^{3, 4, 5}	23.33'	35.5'	NO CHANGE	YES	
Min. rear yard setback, principal building (feet) ³	30.0'	40.46'	32.15'	YES	
Max. building height, principal building (feet) ⁶	30.0'	29.7'	NO CHANGE	YES	
Max. building height, principal building (stories) ⁷	2 1/2	2 1/2	NO CHANGE	YES	

Coverage by Above-Grade Structures

Max. coverage ⁸	(percent)	20%	20.52%	22.98%	NO	(V2)
	(sq. ft.)	1,632.6 SF	1,675 SF	1,876 SF	NO	(V2)
Max. coverage within [140] feet of front lot line ^{8, 9}	(percent)	20%	20.52%	22.98%	NO	(V2)
	(sq. ft.)	1,632.6 SF	1,675 SF	1,876 SF	NO	(V2)

Coverage by All Improvements

Max. coverage ¹⁰	(percent)	45%	43.77%	44.68%	YES
	(sq. ft.)	3,673.35 SF	3,573 SF	3,647 SF	YES
Max. coverage within [140] feet of front lot line ^{9, 10}	(percent)	45%	43.77%	44.68%	YES
	(sq. ft.)	3,673.35 SF	3,573 SF	3,647 SF	YES

Gross Building Area - Principal Buildings

Max. gross building area ¹¹	(percent)	N/A	N/A	N/A	N/A
	(sq. ft.)	2,856 SF	2,120 SF	2,304 SF	YES
Max. gross building area within [140] feet of front lot line ^{9, 11}	(percent)	N/A	N/A	N/A	N/A
	(sq. ft.)	2,856 SF	2,120 SF	2,304 SF	YES

Gross Building Area - Accessory Buildings

Max. gross building area ¹¹	(percent)	N/A	N/A	N/A	N/A	
	(sq. ft.)	588 SF	387 SF	NO CHANGE	YES	
Max. gross building area within [140] feet of front lot line ^{9, 11}	(percent)	N/A	N/A	N/A	N/A	
	(sq. ft.)	588 SF	387 SF	NO CHANGE	YES	
Minimum Distance to Accessory Structure	FT	12.0'	16.42'	11.25'	NO	(V1)