



SITE PLAN
1" = 20'

CALCULATIONS: R5 3 ZONE LOWER CAULFEILD

LOT AREA	=	19,937 SQ. FT
MAXIMUM ALLOWABLE FLOOR AREA 35%	=	6977 SQ. FT
PROPOSED FLOOR AREA:		
EXISTING UPPER FLOOR	=	705
" MAIN "	=	1592
" CRAWL SPACE "	=	0
NEW GARAGE/ACCESSORY	=	0
440 / 240 EXEMPT	=	526
NEW OFFICE	=	526
TOTAL		2823 SQ. FT.

SITE COVERAGE = 11.3% MAX. ALLOWED = 30%

PROPOSED ACCESSORY BLDG
AT 4763 PILOT HOUSE ROAD
FOR MR & MRS JOHANSON

DEC 2010

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Design Service
Home Designer

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