



Density Details

Land	Acreage
Conservation Overlay (Flood zone and Wetlands) (0.25 du/ac)	6.94
Uplands (3.5 du/ac)	19.78
Total	26.72

Density Calculations

Calculation	Maximum Development Unit
Conservation Overlay: $6.94 \times 0.25 = 1.73$ du	1
Uplands: $19.78 \times 3.5 = 69.23$	69

Calculation	Minimum Development Unit
Uplands: $19.78 \times 2.0 = 39.56$	39

Summary

Maximum Number of Units Allowed	70
Proposed Number of Units	65 (2.43 du/ac)

Development Standards

Minimum Lot Area	5,900
Minimum Lot Width	50
Minimum Primary Structure Yard Requirements	Front Yard: 20ft. Side Yard: 5ft. Rear Yard: 10ft
Setbacks for Accessory Structures	Side Yard: 5ft. Rear Yard: 5ft. Front Yard: Not Permitted
Maximum Impervious Lot Coverage	70%

Accessory Structure Note:

Pools, pool decks, and pool cages attached to the principle structure but not structural supported are considered accessory structures.

Up to 8 lots may be served by a driveway with a paved surface.

Lots abutting two public right-of-ways shall be permitted to utilize one as a side yard and other as a front yard.

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LEGEND

-  WETLAND/CONSERVATION
-  UPLANDS
-  LANDSCAPE BUFFER

PROPOSED STANDARDS
FOR
LAKE SUZY SUBDIVISION

WEILER ENGINEERING CORPORATION

