

# Mary Court P.U.D.

9 May 2024

601, 603, 605, 607 Mary Court

## PROJECT SUMMARY

### Eight Town Homes

three-stories, +/- 30' tall

8 units

4 bedrooms each unit

total number of bedrooms: 32

apartment size: 1,612 sq. ft.

building size: 12,896 sq. ft.

building footprint: 3,224 sq. ft.

demolish four existing single-family homes

(4 bedrooms each = 16 bedrooms)

existing zoning: R4C

proposed zoning: PUD

new single lot = +/- 8,190 s.f.

total impervious surface: +/- 4,650 sq. ft.

## COMPARISON

	R4C	R4E	proposed
min. lot size	8,500 sf	14,000 sf	8,190 sf
density	20 d.u. / acre	75 d.u. / acre	42 d.u. / acre
front yard	25'	15'	12.25'
side yard	12'+6.75'	10'+6.75'	10'
rear yard	30'	30'	7.75' (+ 16' alley)
c.l.u.b.	15'	15'	not provided