			A101 Attachment 2 Attachment B				
			Village of Tuxedo Par	k			
	I	SITE PLAN	TABLE - MINIMUM DATA	REQUIREMENTS			
		Check one					
Zoning District	A4	√					
	G-0						
	RLP-O					Variance Needed	
William Carlo Catagorius	Village Code		Fuirting Management	Proposed	Existing Non- Conformin	Fact (CF)	Downst
Village Code Category Lot Area	Section 100-8	Zoning Code	Existing Measurement 2.48 AC	Measurement	g N-	Feet (SF)	Percent
Road Frontage	100-8	2 AC 250	Out of the survey of the survey of the survey of	2.48 AC	No		
Front Yard Setback	100-8		286.8	286.8	No		
Rear Yard Setback	100-8	75 50	75	75	No		
Side Yard Setback	100-8	50	50	50	No		
Footprint Ground	100-8	50	50	50	No		
Floor Sf.	100-8	1200 MIN	3146	3508	No		
Decks/Porches Existing conditions	100-9	25% of GFA Max 877.5	1,273		Yes	395.50	45.07
Decks/Porches	100-8	25% of GFA	1,273	2,312	1,273.00	1,039.00	81.62%
Variance from Maximum permitted		Max 877.5					
	100-9	25% of GFA Max 877.5	580	875	No		
Maximum permitted Above grade decks	100-9 100-11	25% of GFA	580 3.82%	875 5.60%	No No		
Maximum permitted Above grade decks only		25% of GFA Max 877.5 25%	3.82%	5.60%	No		
Above grade decks only Lot coverage Driveway Sight Distances	100-11 100-18B	25% of GFA Max 877.5 25%	3.82% N/A	5.60% N/A	No No		
Above grade decks only Lot coverage Driveway Sight Distances Driveway Grades Driveway: Adjacent	100-11	25% of GFA Max 877.5 25% 250 10% MAX	3.82% N/A N/A	5.60% N/A N/A	No No No		
Above grade decks only Lot coverage Driveway Sight Distances Driveway Grades Driveway: Adjacent Property Lines	100-11 100-18B 100-21 100-21	25% of GFA Max 877.5 25% 250 10% MAX	3.82% N/A N/A N/A	5.60% N/A N/A N/A	No No No		
Above grade decks only Lot coverage Driveway Sight Distances Driveway Grades Driveway: Adjacent Property Lines Slope	100-11 100-18B 100-21 100-21 100-12	25% of GFA Max 877.5 25% 250 10% MAX 10 20%	3.82% N/A N/A N/A N/A	5.60% N/A N/A N/A N/A	No No No No		
Above grade decks only Lot coverage Driveway Sight Distances Driveway Grades Driveway: Adjacent Property Lines Slope Ridge Line	100-11 100-18B 100-21 100-21 100-12 100-13	25% of GFA Max 877.5 25% 250 10% MAX 10 20% 50 MAX	3.82% N/A N/A N/A N/A N/A N/A	5.60% N/A N/A N/A N/A N/A N/A	No No No No No No No		
Above grade decks only Lot coverage Driveway Sight Distances Driveway Grades Driveway: Adjacent Property Lines Slope Ridge Line Distance to Lake	100-11 100-18B 100-21 100-21 100-12 100-13 100-8	25% of GFA Max 877.5 25% 250 10% MAX 10 20% 50 MAX 100	3.82% N/A N/A N/A N/A N/A N/A 1600	5.60% N/A N/A N/A N/A N/A N/A 1600	No No No No No		
Above grade decks only Lot coverage Driveway Sight Distances Driveway Grades Driveway: Adjacent Property Lines Slope Ridge Line Distance to Lake Lake Frontage	100-11 100-18B 100-21 100-21 100-12 100-13	25% of GFA Max 877.5 25% 250 10% MAX 10 20% 50 MAX	3.82% N/A N/A N/A N/A N/A N/A	5.60% N/A N/A N/A N/A N/A N/A	No No No No No No No		
Above grade decks only Lot coverage Driveway Sight Distances Driveway Grades Driveway: Adjacent Property Lines Slope Ridge Line Distance to Lake Lake Frontage Accessory Use: Building/Shed	100-11 100-18B 100-21 100-21 100-12 100-13 100-8	25% of GFA Max 877.5 25% 250 10% MAX 10 20% 50 MAX 100 250	3.82% N/A N/A N/A N/A N/A N/A 1600	5.60% N/A N/A N/A N/A N/A N/A 1600	No No No No No		
Above grade decks only Lot coverage Driveway Sight Distances Driveway Grades Driveway: Adjacent Property Lines Slope Ridge Line Distance to Lake Lake Frontage Accessory Use:	100-11 100-18B 100-21 100-21 100-12 100-13 100-8	25% of GFA Max 877.5 25% 250 10% MAX 10 20% 50 MAX 100 250	3.82% N/A N/A N/A N/A N/A N/A N/A N/	5.60% N/A N/A N/A N/A N/A N/A N/A N/	No No No No No No No No No		
Above grade decks only Lot coverage Driveway Sight Distances Driveway Grades Driveway: Adjacent Property Lines Slope Ridge Line Distance to Lake Lake Frontage Accessory Use: Building/Shed Fences: Distance	100-11 100-18B 100-21 100-21 100-12 100-13 100-8 100-8	25% of GFA Max 877.5 25% 250 10% MAX 10 20% 50 MAX 100 250	3.82% N/A N/A N/A N/A N/A 1600 N/A N/A 12'-6"	5.60% N/A N/A N/A N/A N/A 1600 N/A N/A	No		
Above grade decks only Lot coverage Driveway Sight Distances Driveway Grades Driveway: Adjacent Property Lines Slope Ridge Line Distance to Lake Lake Frontage Accessory Use: Building/Shed Fences: Distance from Road	100-11 100-18B 100-21 100-21 100-12 100-13 100-8 100-8 100-48C &7C	25% of GFA Max 877.5 25% 250 10% MAX 10 20% 50 MAX 100 250 N/A	3.82% N/A N/A N/A N/A N/A 1600 N/A N/A	5.60% N/A N/A N/A N/A N/A 1600 N/A N/A N/A N/A 3'	No		
Above grade decks only Lot coverage Driveway Sight Distances Driveway Grades Driveway: Adjacent Property Lines Slope Ridge Line Distance to Lake Lake Frontage Accessory Use: Building/Shed Fences: Distance from Road Fences: Distance from Property Line	100-11 100-18B 100-21 100-21 100-12 100-13 100-8 100-8 100-48C &7C 100-18	25% of GFA Max 877.5 25% 250 10% MAX 10 20% 50 MAX 100 250 N/A 5' 2'-6" 8' - 14'	3.82% N/A N/A N/A N/A N/A 1600 N/A N/A 12'-6" N/A 12'	5.60% N/A N/A N/A N/A N/A 1600 N/A N/A N/A N/A N/A N/A	No N		
Above grade decks only Lot coverage Driveway Sight Distances Driveway Grades Driveway: Adjacent Property Lines Slope Ridge Line Distance to Lake Lake Frontage Accessory Use: Building/Shed Fences: Distance from Road Fences: Distance from Property Line Driveway: Width Driveway: Distance	100-11 100-18B 100-21 100-21 100-12 100-13 100-8 100-8 100-48C &7C 100-18 100-18 100-21	25% of GFA Max 877.5 25% 250 10% MAX 10 20% 50 MAX 100 250 N/A 5'	3.82% N/A N/A N/A N/A N/A 1600 N/A N/A 12'-6" N/A	5.60% N/A N/A N/A N/A N/A 1600 N/A N/A N/A N/A 3'	No		

DECK	AREAS
DLCK	WILWA

AREA	EXISTING	N	EW	
ENCLOSED GROUND FLOOR	3,146	SF	362	SF
TOTAL ALLOWABLE DECK (25% of Ground Floor	787	SF	91	SF
GROUND LEVEL PATIOS				
AREA 1 - PROPOSED POOL TERRACE			1,121	SF
AREA 2 - PROPOSED SEATING TERRACE			400	SF
AREA 3 - PROPOSED SPA TERRACE			119	SF
AREA 4 - PROPOSED GRAVEL JNT PAVERS	401	SF	377	SF
AREA 5 - EXISTING SLAB TO REMAIN	113	SF		
AREA 6 - EXISTING SLAB TO BE REMOVED	179	SF		
ABOVE GROUND DECKS				
AREA A	289	SF		
AREA B	291	SF	295	SF
TOTALS				
TOTAL PROPOSED PATIOS	693	SF	2,017	SF
TOTAL PROPOSED DECK	580	SF	295	SF
	1,273	SF	2,312	SF

