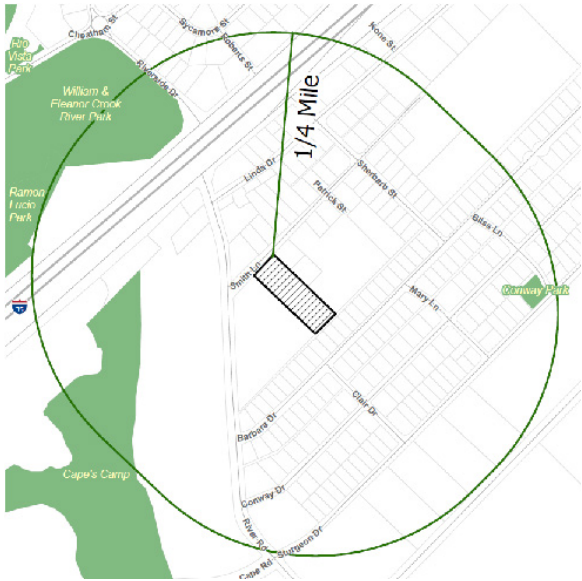


# PROPERTY: 112 SMITH LANE

## EXISTING CONDITIONS ANALYSIS

PROXIMITY TO PARKLAND

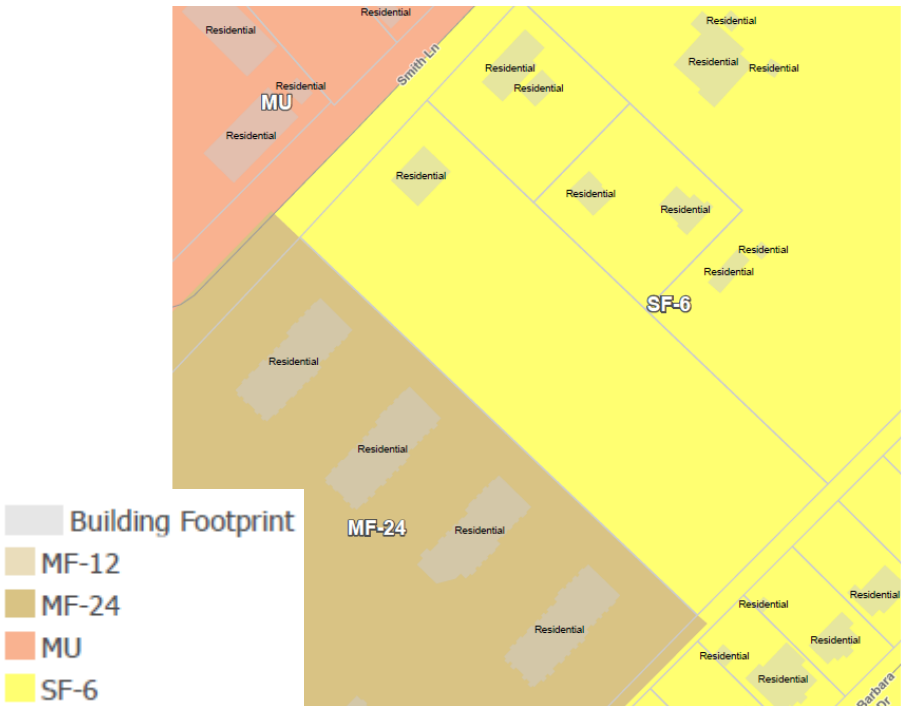


EXISTING STREETSCAPES



| EXISTING STREETS AND STREETSCAPES |                                           |       |
|-----------------------------------|-------------------------------------------|-------|
|                                   | SMITH LANE                                | ALLEY |
| Street Type                       | Neighborhood Queuing<br>Existing ROW: 60' | N/A   |
|                                   |                                           |       |

EXISTING ZONING AND BUILDING TYPES



# PROPERTY: 112 SMITH LANE

## EXISTING NEIGHBORHOOD REGULATING PLAN

ORDINANCE #: 2025-####

| PROPOSED ZONING REGULATIONS      |                                                                                                             |
|----------------------------------|-------------------------------------------------------------------------------------------------------------|
| Lots                             | Up to 13                                                                                                    |
| Zoning District                  | Neighborhood Density - 3 (ND-3)                                                                             |
| Building Type                    | Zero Lot Line House                                                                                         |
| Max. Units                       | 1 per lot                                                                                                   |
| Required Streetscape             | Residential                                                                                                 |
| Street Type                      | Two-Way Residential Queuing Steet with On-Street Parking                                                    |
| Transitional Yard                | Protective<br>N/A                                                                                           |
| Residential Infill Compatibility | Any lot adjacent to Smith Lane shall be oriented toward Smith Lane.                                         |
| Parking location                 | Surface Parking: Second or Third Layer<br>Parking shall be located within an open-air surface parking area. |

