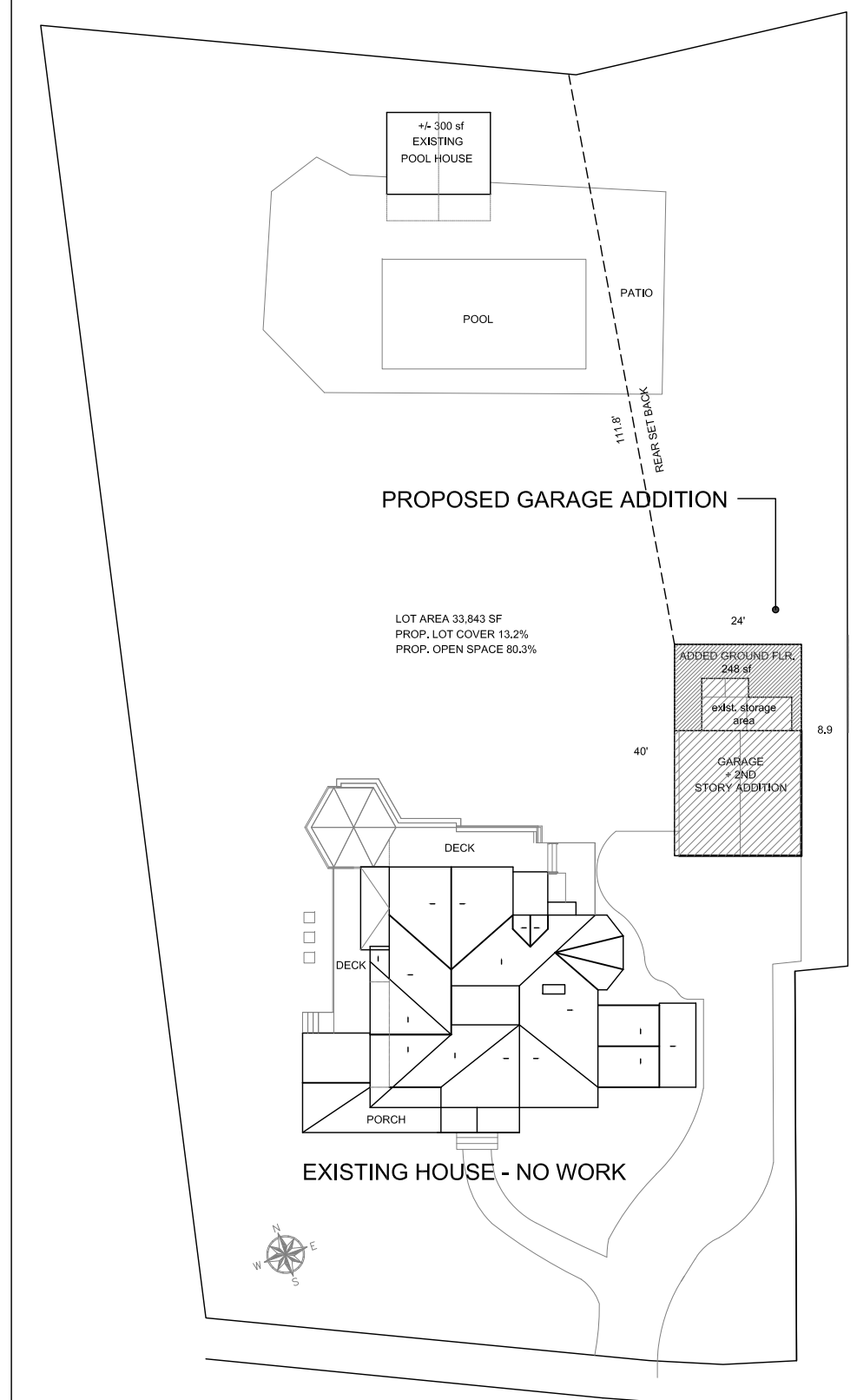




22 Kirkstall Road, Newton MA 02460

2nd story Garage Addition + 248 sf added/modification @ back of garage



SITE PLAN
SCALE = 1/32" = 1'-0"

FAR CALCULATIONS

* refer to FAR worksheet for data
* refer to Survey for Average Grade Calculations

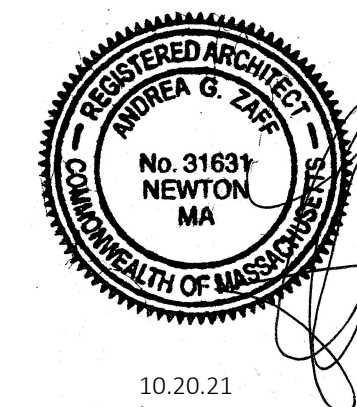
PROPERTY SBL	22021 0047
ZONING	SR2
MAP	057NE
LOT SIZE	33,843 SF
BLDG. AREA	4,845 SF
GROSS AREA	9,141 SF
EFFECTIVE AREA	8,321 SF
YEAR BUILT	1895

LIST OF DRAWINGS:

G0 Existing/Proposed Front Garage Elevation
S1 Proposed Site Plan
G1 Proposed Garage Front Elevation
G2 Existing Garage Plan & Elevation

Proposed:

G3 Proposed Garage Addition Plans
G4 Proposed Garage Addition Elevations/Section



10.20.21

10.20.21

ISSUE FOR SPECIAL PERMIT

issue/revisions		
date	#	description
10.20.21	1	APPLICATION FOR SPECIAL PERMIT

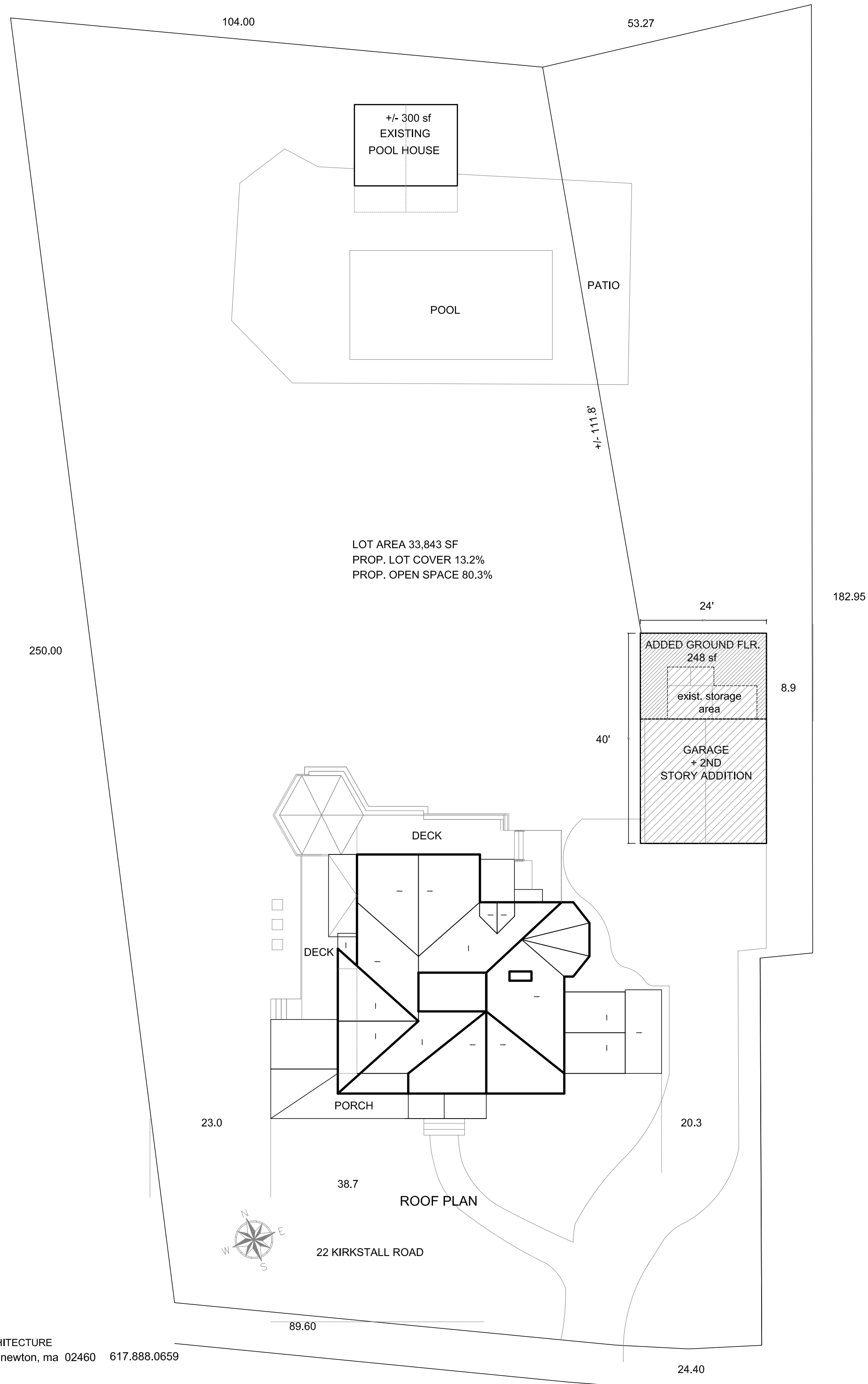


ZAFF ARCHITECTURE
18 grove hill park newton, ma 02460 617.888.0659

General Contractor:
Cyril McArdie
Na Fianna Construction
978.833.1610

Structural Engineer
Jack Sargent, P.E.
174 Hudson Road, Bolton, MA 01740
978.833.1610

Client:
Courtney Kain & Brendan Smith
22 Kirkstall Road, Newton MA 02460



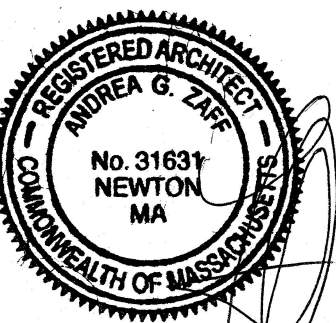
10.20.21

Issue For Special Permit

revisions			project:	22 Kirkstall Road, Newton MA
#	date	description	client:	Courtney Kain & Brendan Smith
1			date:	10.20.21
2			drawing title:	PROPOSED GARAGE
3			scale:	1/16" = 1'-0"

S1





10.20.21

Issue For Special Permit



ZAFF ARCHITECTURE
18 grove hill park newton, ma 02460 617.888.0659

General Contractor:
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revisions		
#	date	description
1		
2		
3		

project:	22 Kirkstall Road, Newton MA
client:	Courtney Kain & Brendan Smith
date:	10.20.21
drawing title:	EXISTING GARAGE
scale:	3/16" = 1'-0"

GO



10.20.21

Issue For Special Permit



ZAFF ARCHITECTURE
18 grove hill park newton, ma 02460 617.888.0659

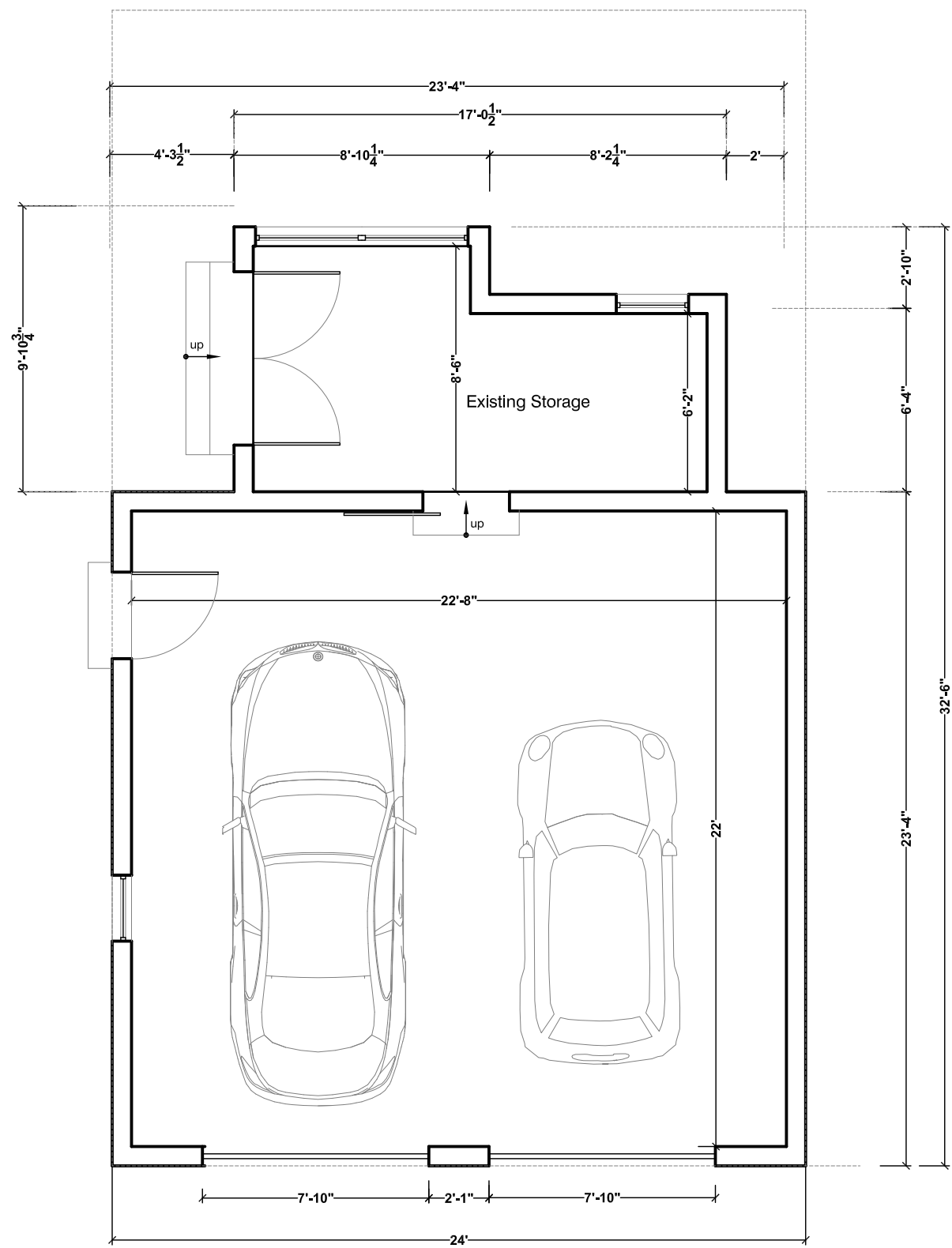
General Contractor:
Cyril McArdle
Na Fianna Construction
978.833.1610

Structural Engineer
Jack Sargent, P.E.
174 Hudson Road, Bolton, MA 01740
978.833.1610

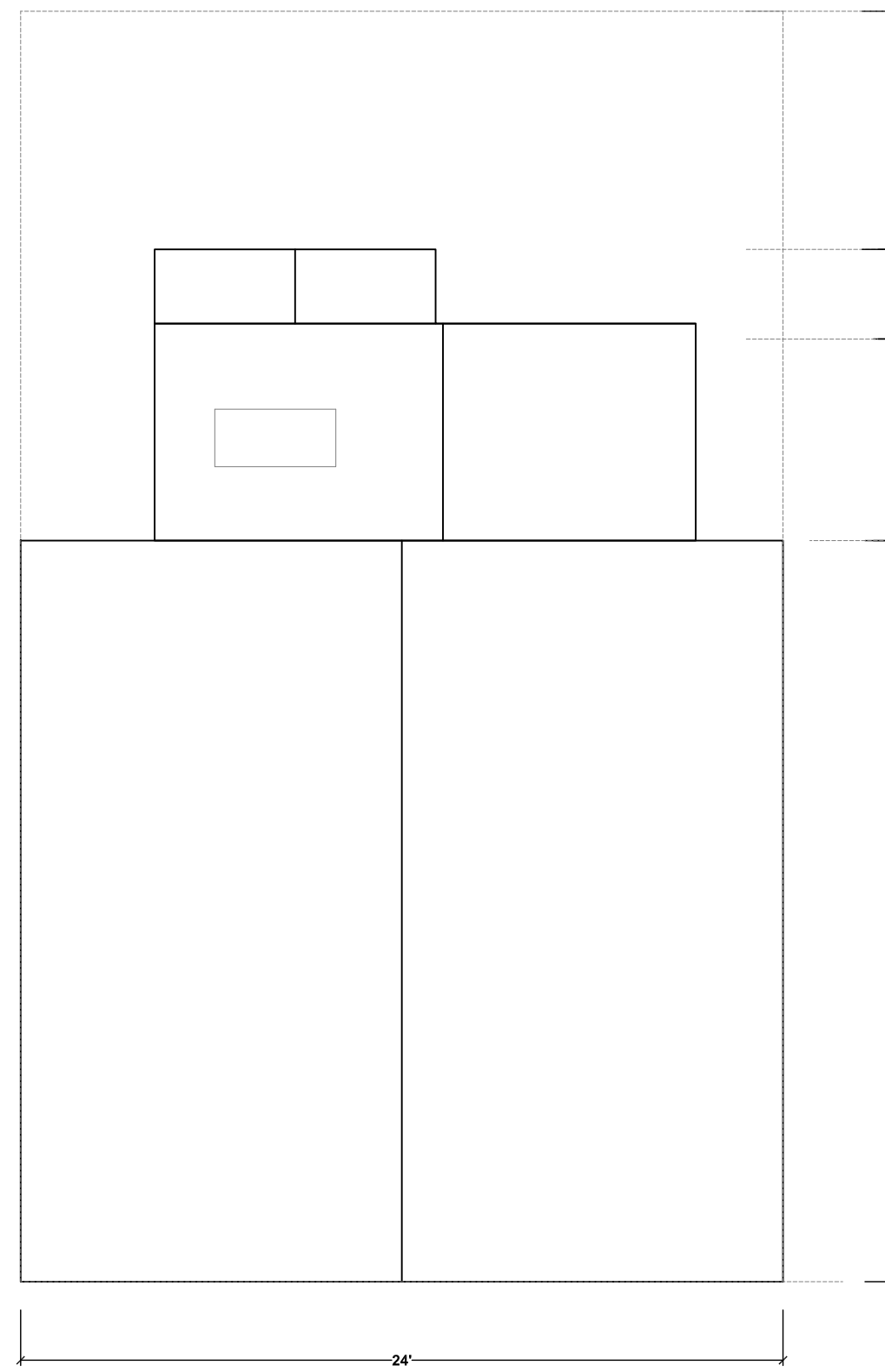
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#	date	description
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2		
3		

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date:	10.20.21
drawing title:	PROPOSED GARAGE
scale:	3/16" = 1'-0"

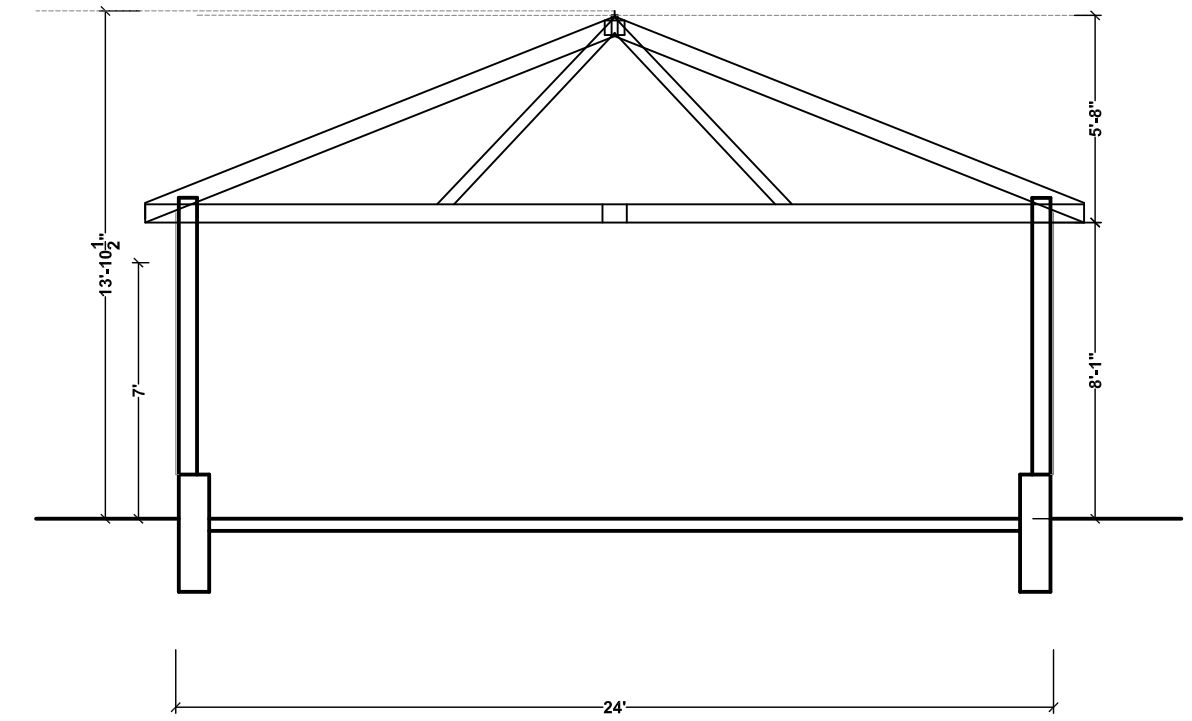
G1



Existing Garage Plan



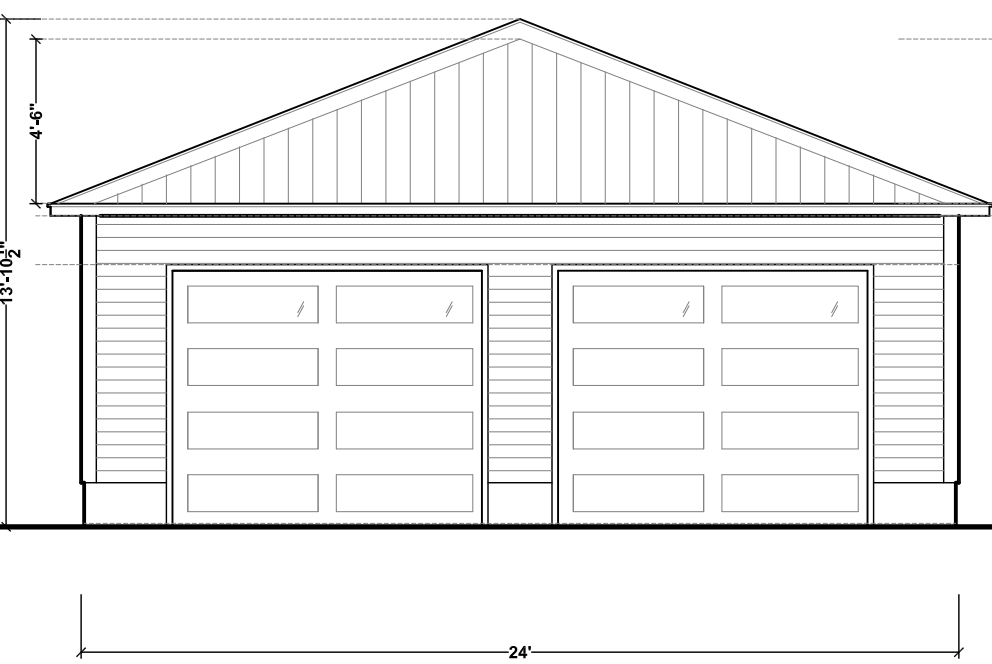
Existing Garage Roof Plan



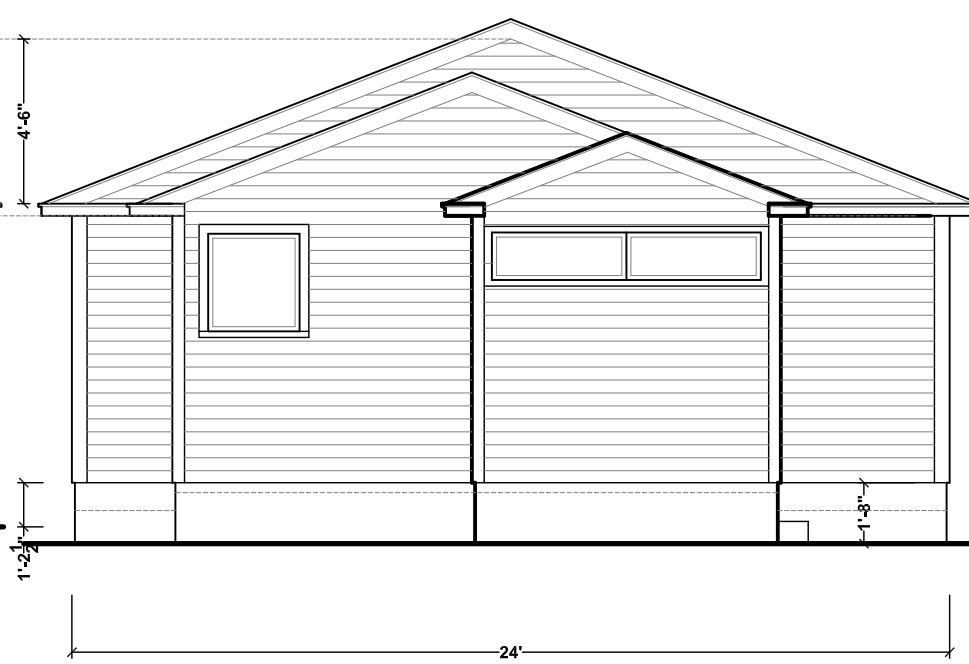
Existing Garage Section



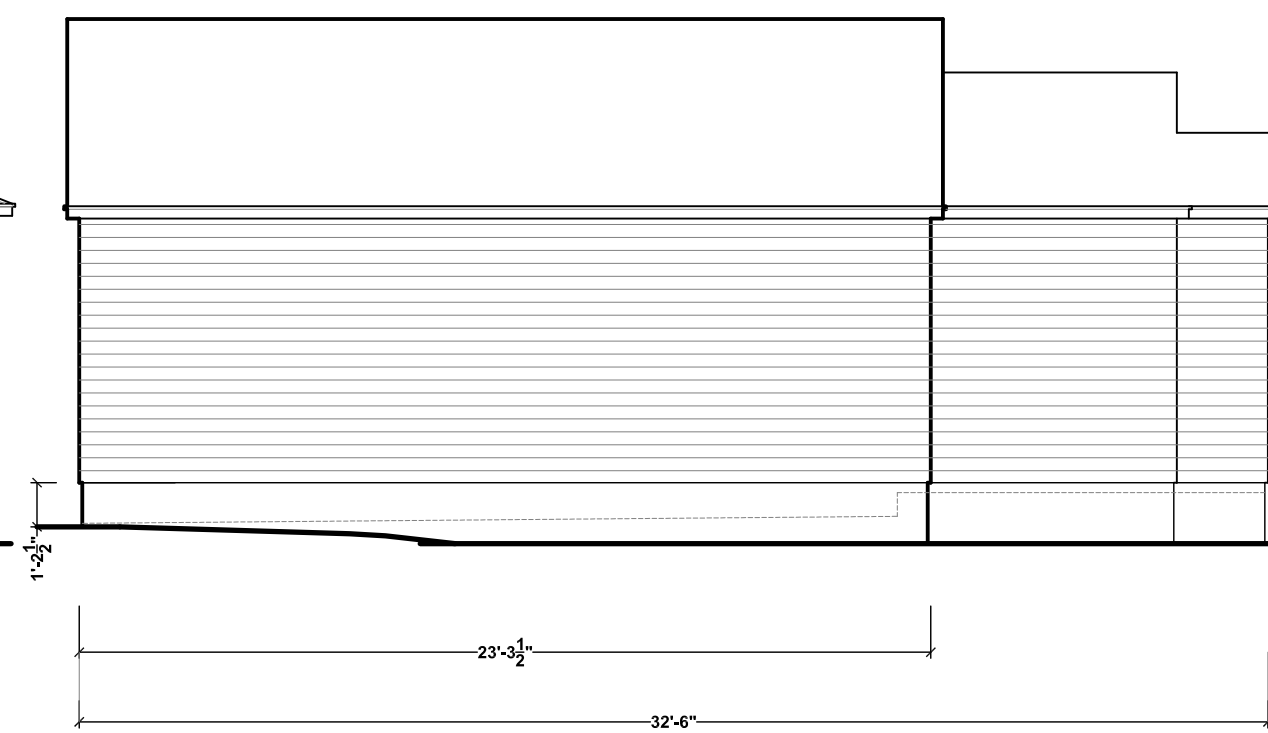
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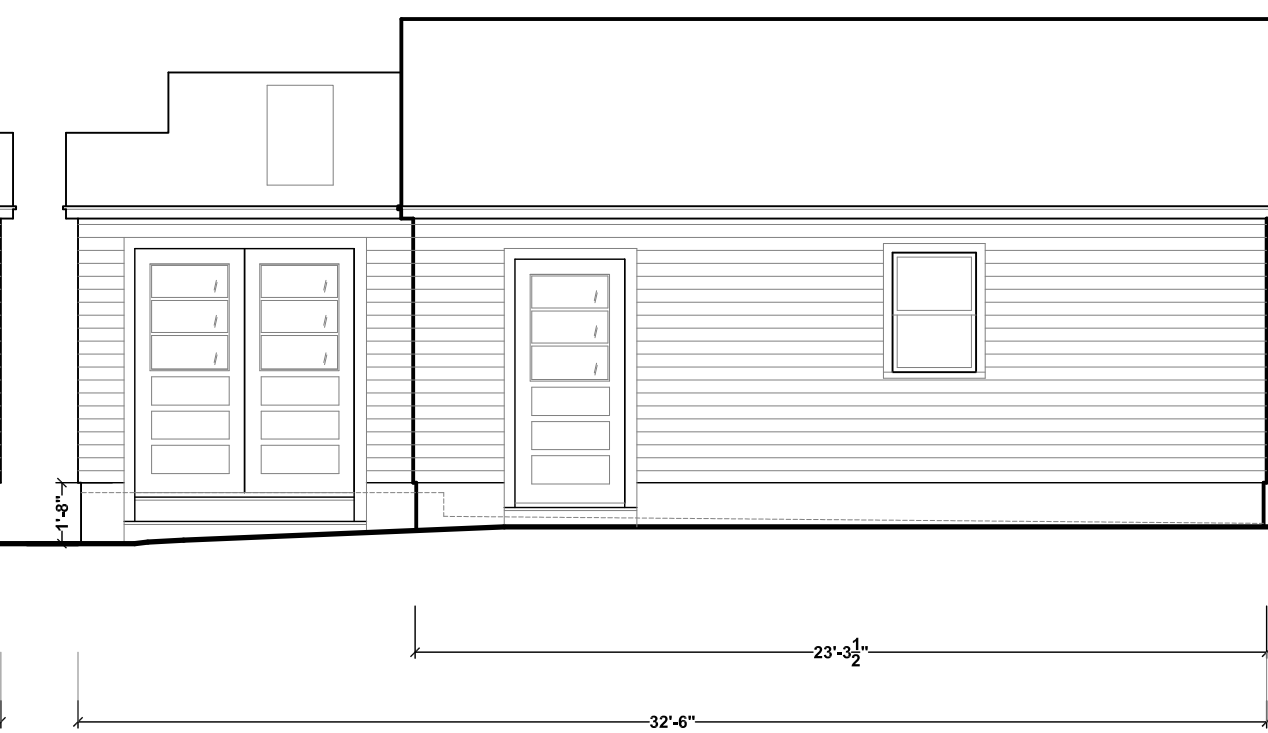
Front



Back



East

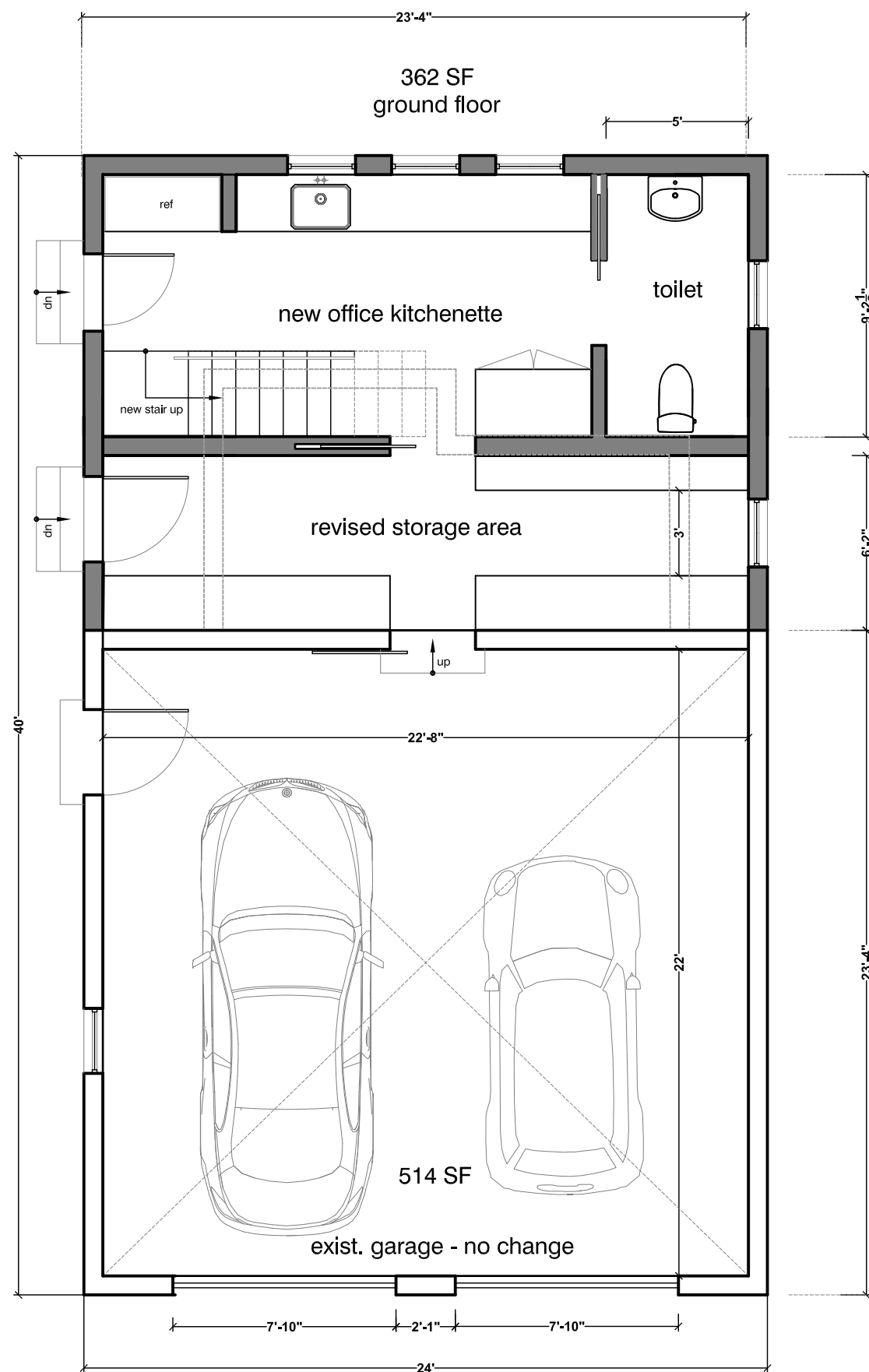


West

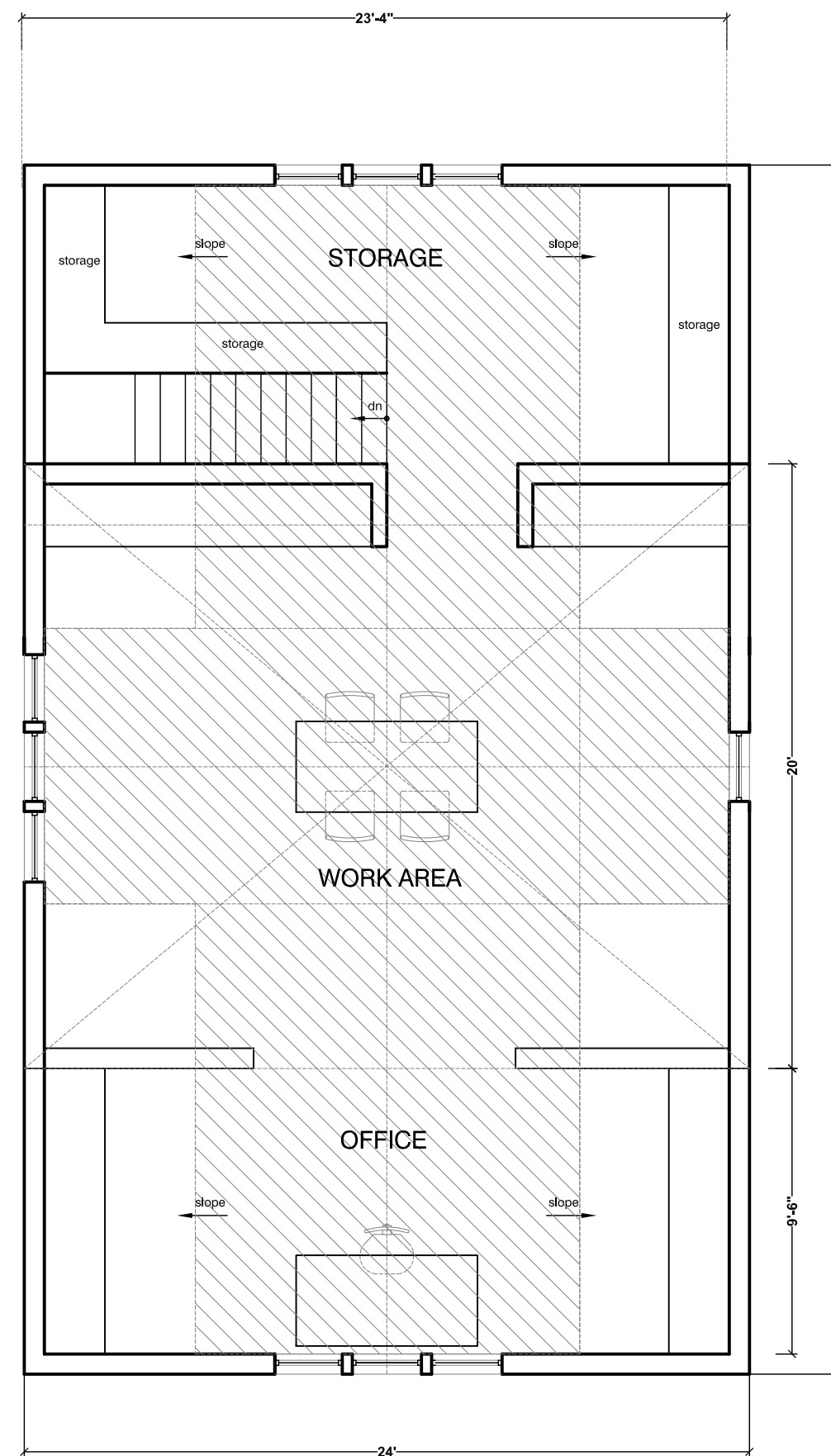
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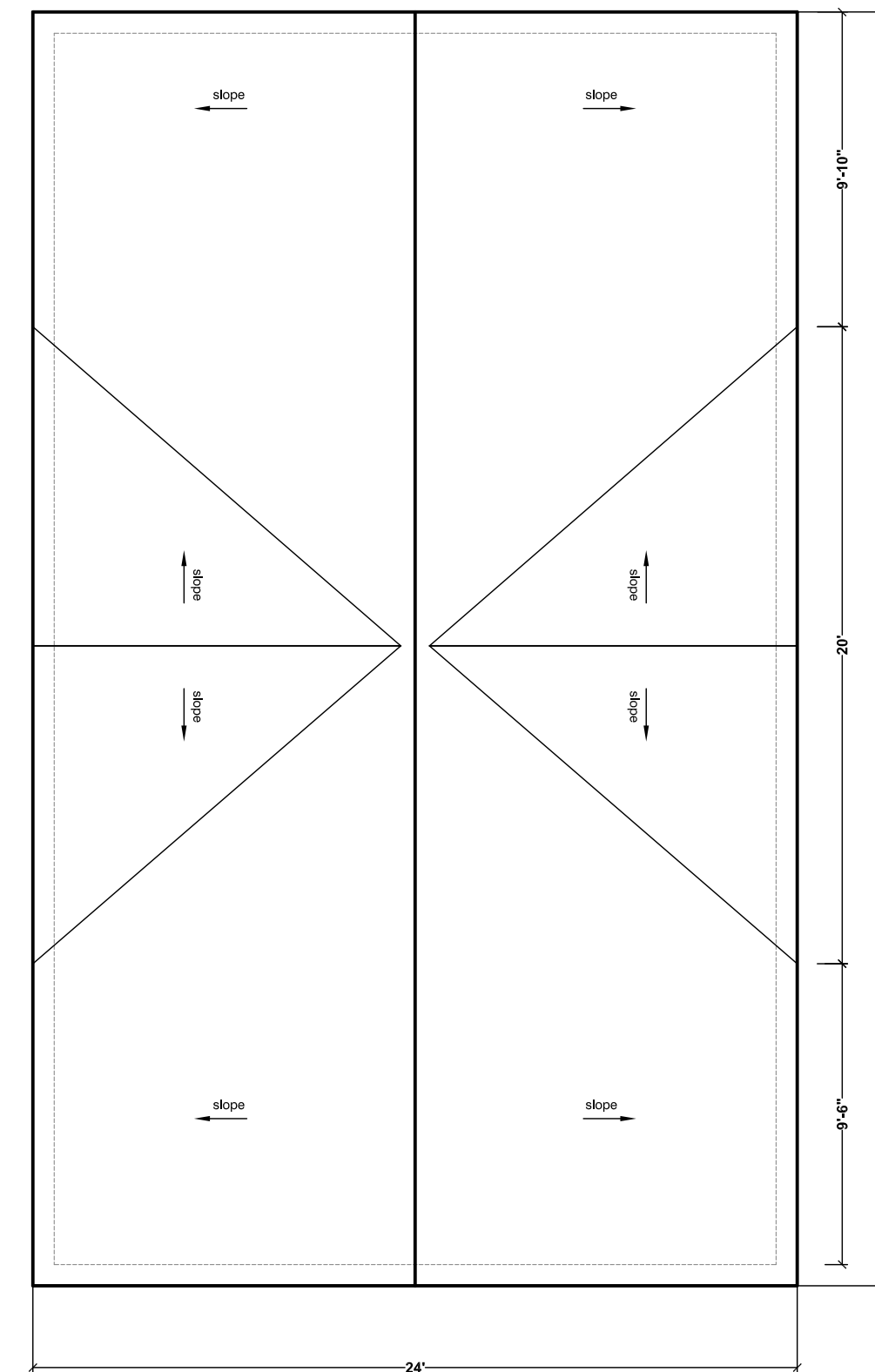
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client:	Courtney Kain & Brendan Smith
date:	10.20.21
drawing title:	EXISTING GARAGE
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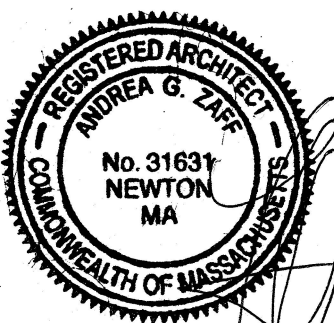
Ground Floor



2nd Story Addition



Roof Plan

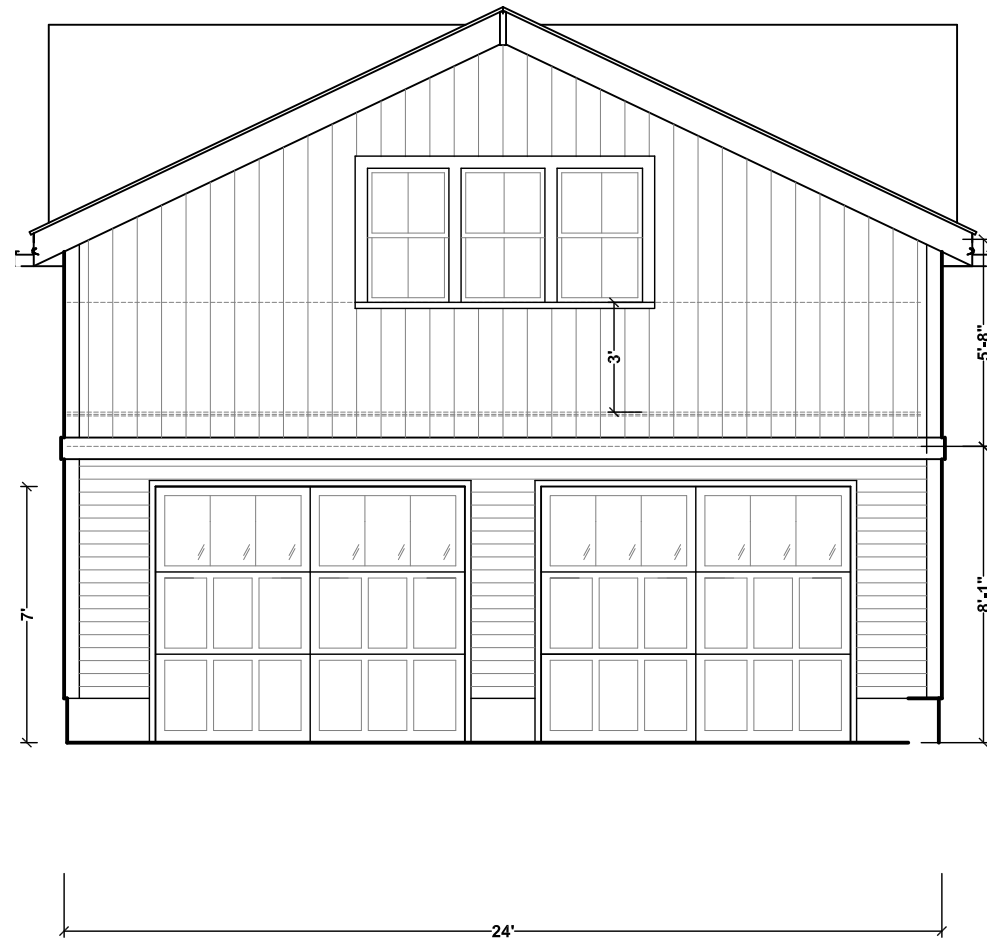


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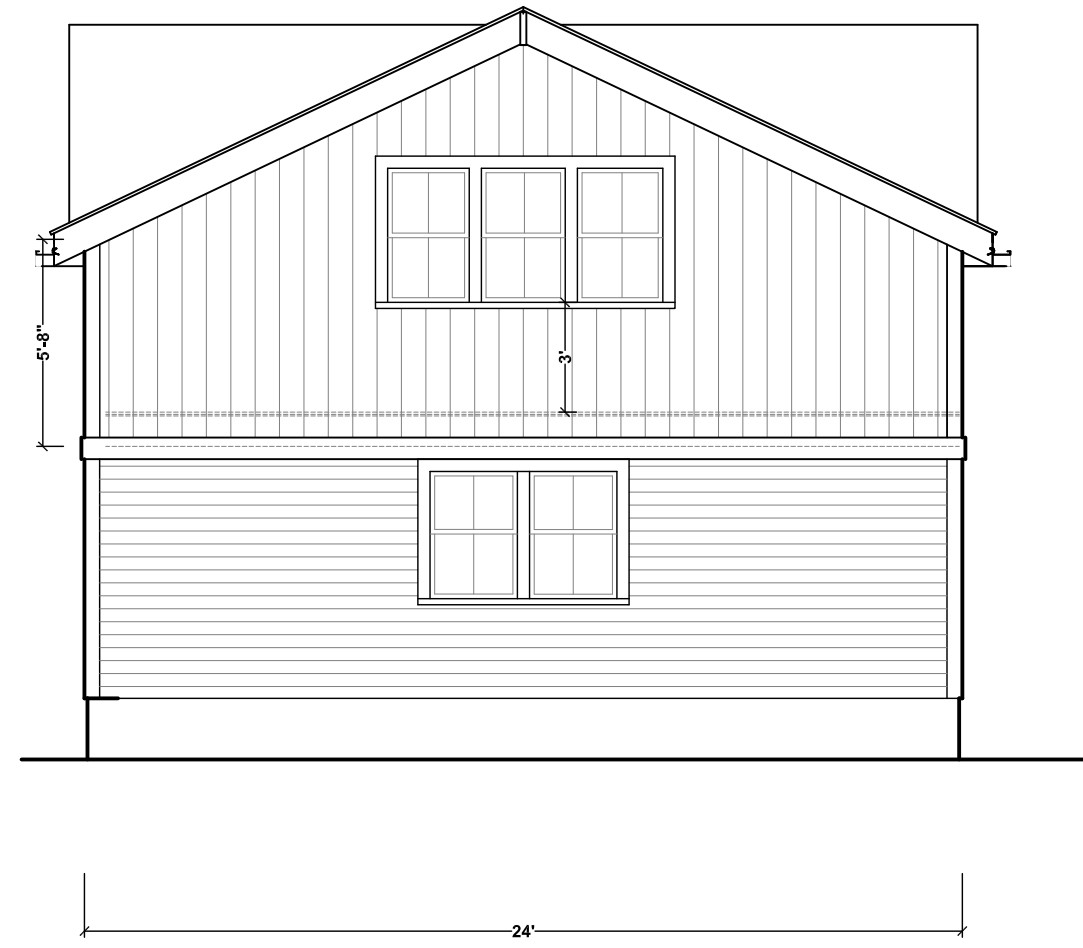
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#	date	description
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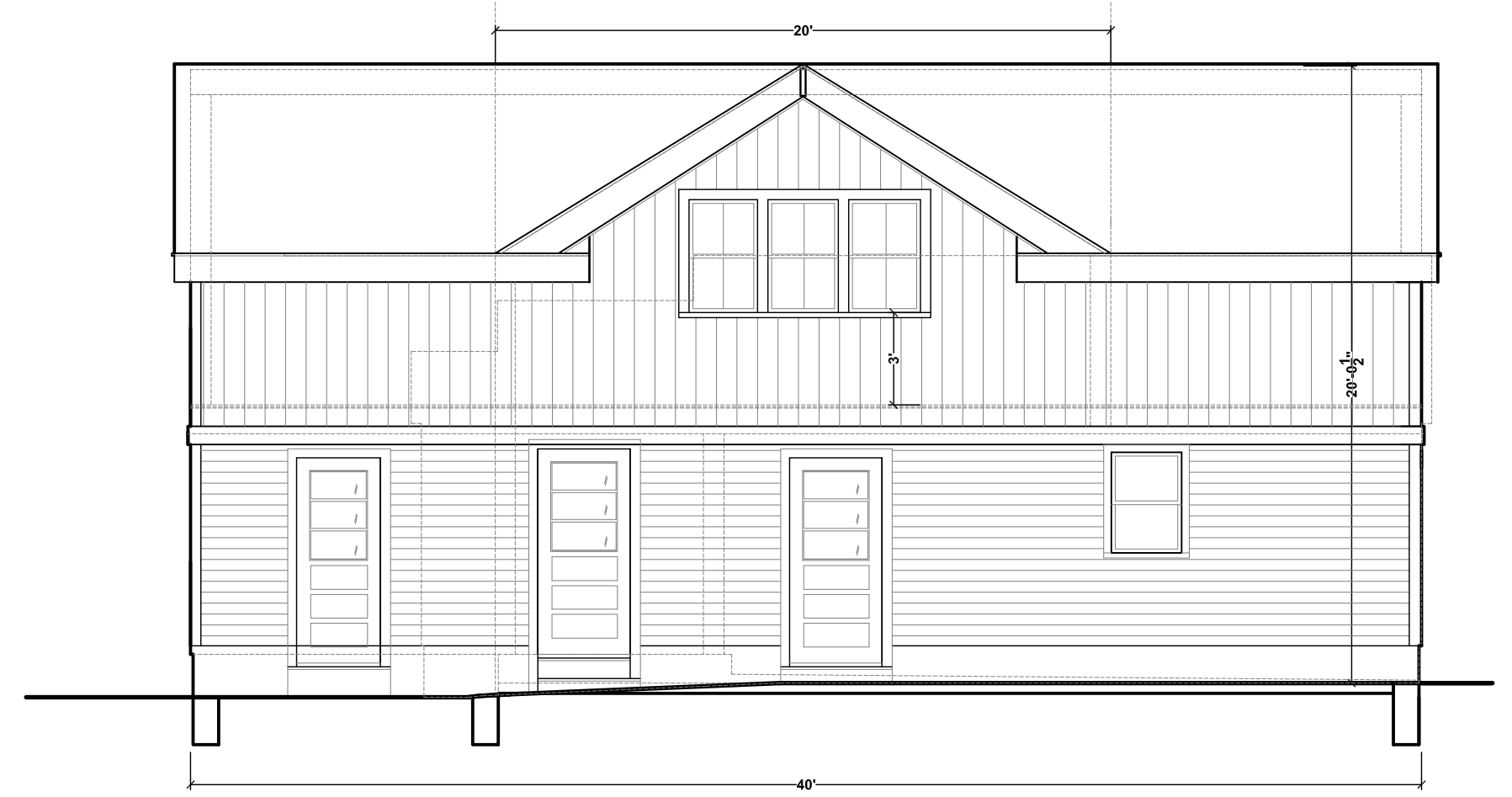
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client:	Courtney Kain & Brendan Smith
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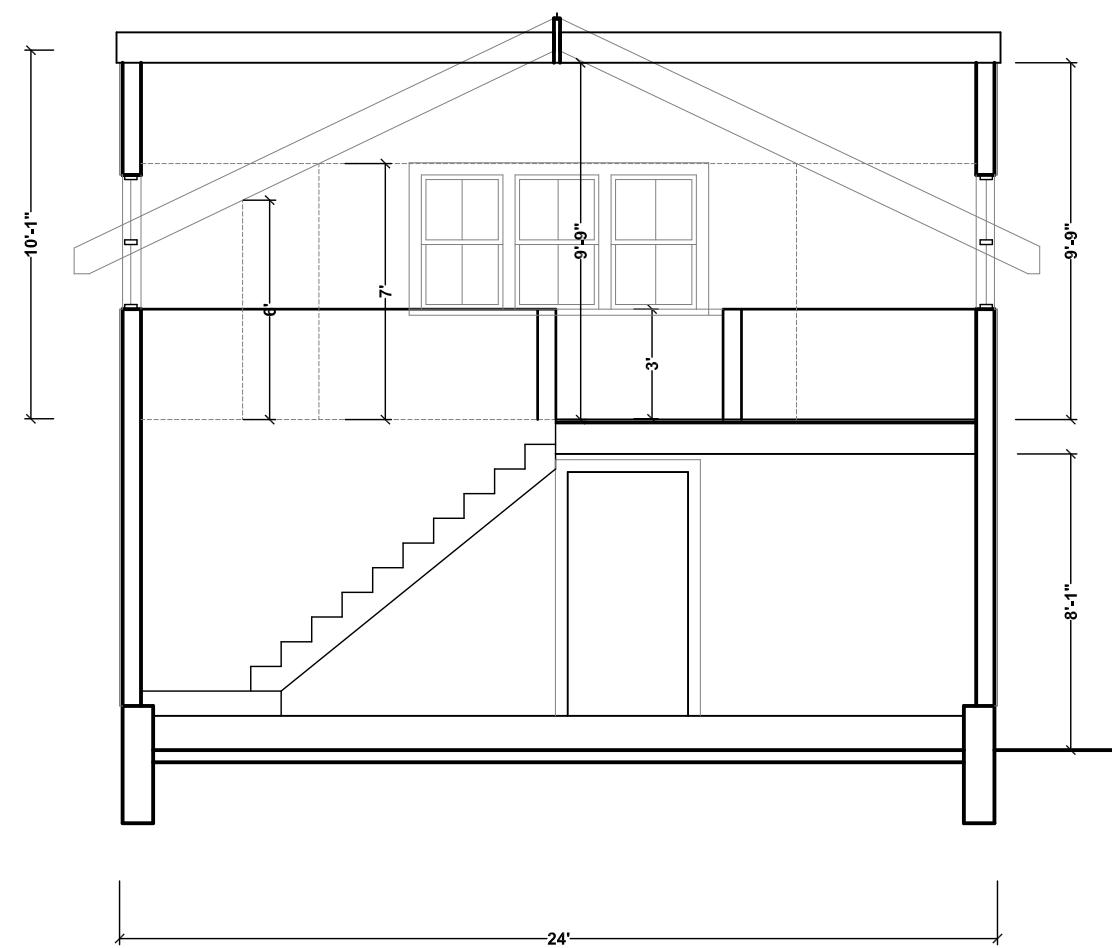
Front



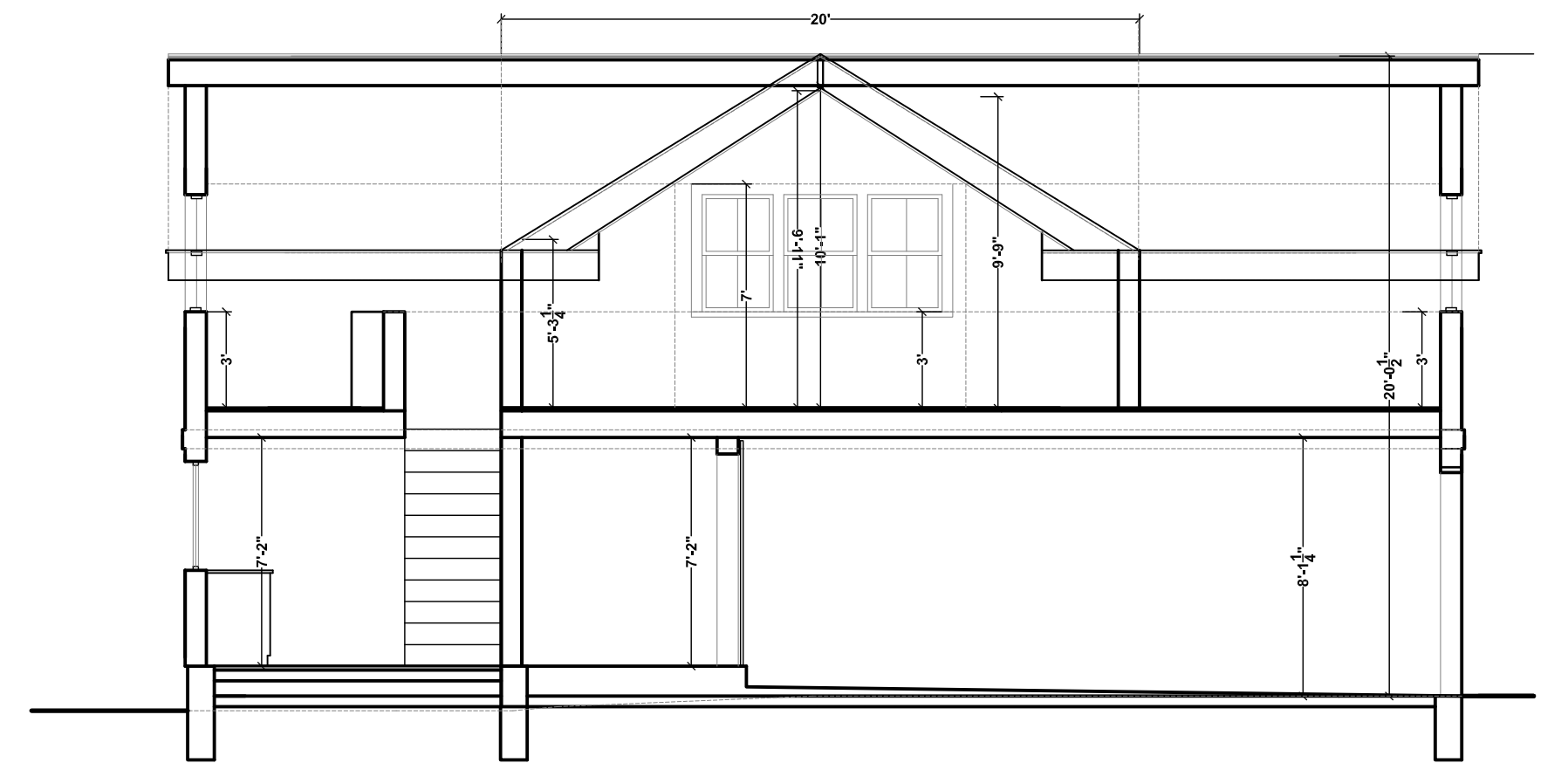
Back



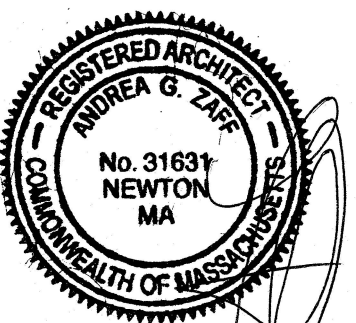
West Side



Proposed Garage Section



Proposed Garage Side Section



10.20.21

Issue For Special Permit

revisions		
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1		
2		
3		

project:	22 Kirkstall Road, Newton MA
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