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FLOOR AREA RATIO WORKSHEET

For Residential Single and Two Family Structures

Property address: _____

FAR Calculations for Regulations Effective As Of October 15, 2011		
Inputs (square feet)		
	EXISTING	PROPOSED
1. First story	1325 sq. ft	no change
2. Attached garage		
3. Second story	1238 sq. ft	no change
4. Atria, open wells, and other vertical spaces (if not counted in first/second story)		
5. Certain floor area above the second story ^{1b}	805 sq. ft	no change
6. Enclosed porches ^{2b} Shed	120 sq. ft	to be demolished
7. Mass below first story ^{3b}		
8. Detached garage	590 sq. ft	to be demolished
9. Area above detached garages with a ceiling height of 7' or greater	220 sq. ft	to be demolished
10. Other detached accessory buildings (one detached building up to 120 sq. ft. is exempt) accessory apartment		1197 sq. ft
FAR of Proposed Structure(s)		
A Total gross floor area (sum of rows 1-9 above)	4298 sq. ft	4565 sq. ft (total with accessory unit)
B Lot size	11355 sq. ft	
C FAR = A/B		
Allowed FAR		
Allowable FAR	0.48	
Bonus of .02 if eligible ^{4b}		
TOTAL Allowed FAR	0.48	0.4