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## City of Newton, Massachusetts

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John Lojek  
Commissioner

### FLOOR AREA RATIO WORKSHEET

*For Residential Single and Two Family Structures*

23 Johnson Place

Property address: \_\_\_\_\_

Zoning District: MR1 Lot Size: 16,767

FAR Calculations for Regulations Effective As Of October 15, 2011	
Inputs (square feet)	
1. First story	4,000sf
2. Attached garage	NA
3. Second story	4,000sf
4. Atria, open wells, and other vertical spaces (if not counted in first/second story)	0sf
5. Certain floor area above the second story <sup>1b</sup>	0sf
6. Enclosed porches <sup>2b</sup>	0sf
7. Mass below first story <sup>3b</sup>	716sf
8. Detached garage	NA
9. Area above detached garages with a ceiling height of 7' or greater	NA
10. Other detached accessory buildings (one detached building up to 120 sq. ft. is exempt)	NA
FAR of Proposed Structure(s)	
A. Total gross floor area (sum of rows 1-9 above)	8,716sf
B. Lot size	16,767sf
C. FAR = A/B	.51
Allowed FAR	
Allowable FAR	.48
Bonus of .02 if eligible <sup>4b</sup>	.02
TOTAL Allowed FAR	.50