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FLOOR AREA RATIO WORKSHEET

For Residential Single and Two Family Structures

Property address: 30-32 SAUSBURY ROAD NEWTON

FAR Calculations for Regulations Effective As Of October 15, 2011		
Inputs (square feet)		
	EXISTING	PROPOSED
1. First story	1735	1735
2. Attached garage	N/A	N/A
3. Second story	1652	1652
4. Atria, open wells, and other vertical spaces (if not counted in first/second story)	-	-
5. Certain floor area above the second story ^{1b}	1178	1178
6. Enclosed porches ^{2b}	-	-
7. Mass below first story ^{3b}	NA	NA
8. Detached garage	1,016	1,016
9. Area above detached garages with a ceiling height of 7' or greater	492	608
10. Other detached accessory buildings (one detached building up to 120 sq. ft. is exempt)	NA	NA
FAR of Proposed Structure(s)		
A Total gross floor area (sum of rows 1-9 above)	6,073	6,229
B Lot size	9,773	9,773
C FAR = A/B	.62	.637
Allowed FAR		
Allowable FAR	.48	
Bonus of .02 if eligible ^{4b}	.02	
TOTAL Allowed FAR	.50	

