

Name of Site: _____

Parcel Identification Number: _____

Developer's Name: _____

Caution:

- * *These numbers are based on total land area ONLY, and may overstate the actual development potential of the site;*
- * *All cluster site designs must show a minimum of 25% of the site as open space (note: the land designated as open space must be dry, usable land); and*
- * *The site design must allow room for a street right-of-way.*

WORKSHEET FOR CALCULATING MAXIMUM DEVELOPMENT

STEP ONE - Calculate Maximum Development Potential

a) Area of the lot in Sq. Ft.
 Enter the amount of land in the RO District: ----->
 or
 Enter the amount of land in the RS/RT District: ----->

b) Divide (a) by Min. Lot area for District:

RO =	30,000
RS/RT =	15,500

c) Equals maximum development potential

STEP TWO - Calculate Impacts of Dwellings

Maximum gross floor area of all dwellings	7,200 square feet per d.u.	<input style="width: 100%; height: 20px;" type="text"/>
Maximum living area of all dwellings	4,700 square feet per d.u.	<input style="width: 100%; height: 20px;" type="text"/>
Maximum site coverage of all dwellings	2,900 square feet per d.u.	<input style="width: 100%; height: 20px;" type="text"/>

STEP THREE - Calculate Number of Occupants

Number of Occupants 5 per d.u.

STEP FOUR - Calculate Vehicle Trips

Vehicle Trips 15 trips per d.u.

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Worksheet, Part A

Calculation of Impacts from Development

Gross Floor Area, Living Area, Site Coverage

INSTRUCTIONS: Applicant should fill in the appropriate information in Columns A - G

	A	B	C	D	E	F	G
	Number of Units Proposed by Applicant	Gross Floor Area of Proposed Dwelling Type	Total Gross Floor Area (A x B)	Living Area of Proposed Dwelling Type	Total Living Area (A x D)	Site Coverage of Proposed Dwelling Type	Total Site Coverage (A x F)
1-FAMILY ATTACHED							
Type "x"							
Type "y"							
Type "z"							
TOWNHOUSE							
Type "x"							
Type "y"							
Type "z"							
2-FAMILY							
Type "x"							
Type "y"							
Type "z"							
1-FAMILY DETACHED							
Type "x"							
Type "y"							
Type "z"							
Total Proposed:	0						
Maximum Permitted (From Page 1):							

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Worksheet, Part B
Calculation of Impacts from Development
Occupancy and Vehicle Trips

INSTRUCTIONS: Applicant should fill in the appropriate information in Columns A, C, and E

	<i>A</i>	<i>B</i>	<i>C</i>	<i>D</i>	<i>E</i>
	Number of Units Proposed by Applicant	Occupancy Factors from Database	Projected Number of Occupants based on Number of Bedrooms in Dwelling (A x B)	Number of Motor Vehicle Trips from Database	Projected Number of Vehicle Trips (A x D)
1-FAMILY ATTACHED					
Two Bedroom		1.84		5.86	
Three Bedroom		2.35		5.86	
Other Number of Bedrooms		n/a			
TOWNHOUSE					
One Bedroom		1.31		5.86	
Two Bedroom		1.77		5.86	
Three Bedroom		2.31		5.86	
Other Number of Bedrooms		n/a		n/a	
2-FAMILY					
Three Bedroom		4.40		5.86	
Other Number of Bedrooms		n/a		n/a	
1-FAMILY DETACHED					
Three Bedroom		2.96		9.55	
Four Bedroom		4.29		9.55	
Other Number of Bedrooms		n/a		n/a	
Total Proposed:					
Maximum Permitted (From Page 1):					