**14551 WARWICK**

**DETROIT, MI 48223**

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| **SITE DATA** |
| ZONING – RESIDENTIAL – R1 SINGLE FAMILY  PROPOSED GARAGE 480 SQ FT  EXISTING HOUSE 1482 SQ FT  EXISTING GARAGE 536 SQ FT  LOT AREA 7,830 SQ FT  MAXIMUM LOT COVERAGE 35%  LOT COVERAGE (2498 SF / 7830 SF) 31.90% |
|  |

**LEGAL DESCRIPTION**

**W WARWICK 926 ROSEDALE PARK SUB L37 P74 PLATS, W C R 22/503**

**PROPOSED PROJECTS:**

1. **Build 24’x 20’ x 14’6” GARAGE AS ADDITION TO EXISTING GARAGE**

**1) REMOVE CURRENT GRASS & LEVEL**

**2) POUR 42” CONCRETE PERIMETER FOOTING (24 + 24 + 20) 68 LINEAR FEET**

**3) POUR 6” MESH CONCRETE GARAGE FLOOR (24’ X 20’) 480 SQ FT**

**4) REMOVE PAVERS & RESEED (23’ X 15’)**

**TOTAL NEW CONCRETE 480 SQ FT**

**REMAINING PAVERS AND PORCH (36’0” X 9’6”) = 342 SQ FT**

**EXISTING DRIVEWAY 19’0” X 31’4” = 595 SQ FT**

**EXISTING GARAGE 24’2” X 22’2” = 536 SQ FT**

**TOTAL OF ALL CEMENT = 1953 SQ FT**

**TOTAL BACK AREA 58.5 X 60 =3510**

**UNPAVED 1 X 53.5 = 58.5 SQ FT**

**UNPAVED 5 X60 =300 SQ FT**

**UNPAVED 11’0” X 58.5 = 643.5 SQ FT**

**UNPAVED 14’0’’ X 10’0” (TRIANGULAR REGION) = 70 SQ FT**

**UNPAVED 23’ X 21’9” = 500.25 SQ FT**

**TOTAL UNPAVED =1568 SQ FT**

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Setback 10’10”



PAVERS TO REMOVED & SEEDED



23’O”

11’9”

PORCH STEPS & PAVERS

REAR YARD SET BACK 58’6”

existing garage

24’2” X 22’2”

536 SQ FT



39’ 0”



UNPAVED (GRASSED) AREA

15’0”



YELLOW AREA IS CURRENT PAVERS THAT WILL BE REMOVED AND SEEDED

**24’0”**

”

**proposed garage**

38’0”

existing two-story residence w/basement

1,482 sq ft

**20’0”**

**FRONT YARD SETBACK 33 FEET**

5’ easement

5’ easement

22’2”

24’2”

SIDE YARD SETBACK 1’0”

60’

SIDE YARD SETBACK 11’10”

**EXISTING 5’ WALK**

9’2”

EXISTING CONCRETE DRIVE

EXISTING CONCRETE DRIVE

DRIVEWAY

**NORTH**

**LOT LENGTH 130.5 FEET**