

Town of Marblehead
ZBA-APPLICATION
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Revision Date: 12-14-2015

Project Address 201 Pleasant Street

Map(s) / Parcel(s) 109/6

NET OPEN AREA (NOA)

Lot area = A

Area of features

footprint of accessory building(s)

footprint of building

footprint of deck(s), porch(es), step(s), bulkhead(s)

number of required parking spaces 6 x (9' x 20' per space)

area of pond(s), or tidal area(s) below MHW

other areas (explain) _____

Sum of features = B

Net Open Area (NOA) = (A - B)

GROSS FLOOR AREA (GFA)

accessory structure(s)

basement or cellar (area >5' in height)

1st floor (12' or less in height) NOTE: [for heights exceeding

2nd floor (12' or less in height) 12' see definition

3rd floor (12' or less in height) of STORY §200-7]

4th floor (12' or less in height)

attic (area >5' in height)

area under deck (if >5' in height)

roofed porch(es)

Gross Floor Area (GFA) = sum of the above areas

Proposed total change in GFA = (proposed GFA - existing GFA) = 2,445

Percent change in GFA = (proposed total change in GFA ÷ existing GFA) x 100 = 145 %

Existing Open Area Ratio = (existing NOA ÷ existing GFA) = 1:2.52

Proposed Open Area Ratio = (proposed NOA ÷ proposed GFA) = 1:..77

This worksheet applies 1. plan by/dated Bloom Architecture 10/9/20

to the following plan(s): 2. plan by/dated North Shore Survey/10/6/2020

3. plan by/dated _____

Building Official _____

Date _____