

## Town of Norfolk Zoning Board of Appeals Comprehensive Permit Application

Applicant: Norfolk Station, LLC  
Mr. Alan Quaglieri, Manager

Property Address: 194 Main Street, Norfolk, MA  
Assessors Map 14, Block 49, Lot 14

Project Name: Residences at Norfolk Station

Date: March 20, 2020

### TABULATION

I. Lot Coverage Summary

Lot Area = 112,013 sf +/- (2.6 acres +/-)

	Square Feet (Acreage)	% of Lot Coverage
Buildings	21,928 (.50)	19
Pavement/Sidewalk	35,310 (.80)	31
Grass/Open Space	54,775 (1.3)	50
Wetlands	<u>0.00</u>	<u>0.00</u>
Totals	112,013	100

II. Parking

Duplex Interior	12	2 spaces/duplex unit
Duplex Exterior	12	
Townhouse Parking	<u>43</u>	<u>1.79 spaces/townhouse unit</u>
 Total	 67	 1.86 spaces/unit

III. Building      # Units      #BR/Unit

#1	2	Two (2) Bedroom Units
#2	2	Two (2) Bedroom Units
#3	2	Three (3) Bedroom Units
#4	2	Two (2) Bedroom Units
#5	3	Three (3) Bedroom Units
#6	2	Two (2) Bedroom Units
#7	4	Two (2) Bedroom Units
#8	4	One (1) Bedroom Units
#9	4	One (1) Bedroom Units
#10	6	Four (4) - One Bedroom Units Two (2) - Two (2) Bedroom Units
#11	6	Four (4) - One Bedroom Units Two (2) - Two (2) Bedroom Units

IV. Units

#of units	BR	Bath	Square Footage
16	1	1	970
16	2	2.5	1240
4	3	2.5	1710

V. Density  
36 units/2.6 acres = 12.88 units/acre

VI. Affordable Units  
4- 1 BR Units  
4- 2 BR Units  
1- 3BR Units  
9 Units