

LEGEND	
	EXISTING CONSTRUCTION
	OCCUPIED AREA
	ROOF DECK
	FENCE
	PROPERTY LINE
	PAVEMENT RESTORATION LIMIT

UTILITY NOTES

- ALL UTILITIES SHOWN ARE DIAGRAMMATIC & FOR REFERENCE ONLY.
- ALL UTILITY INFORMATION & LOCATIONS SHALL BE DETERMINED BY CIVIL ENGINEER.
- ALL SIZING SHOWN ARE ESTIMATES. FINAL SIZING SHALL BE DETERMINED BY M/E/P ENGINEER & COORDINATED WITH FINAL PLUMBING DRAWINGS AND PERMITS.

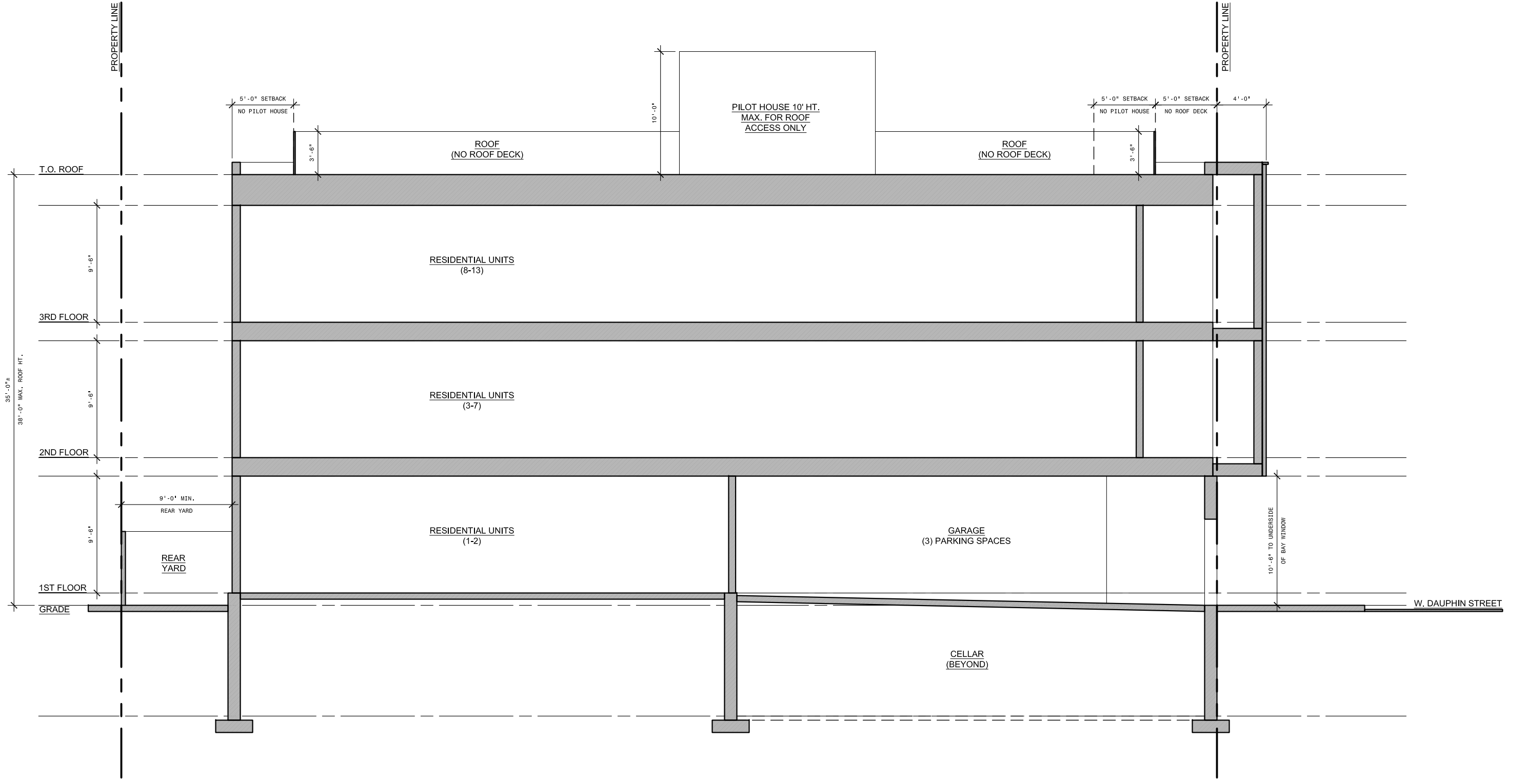
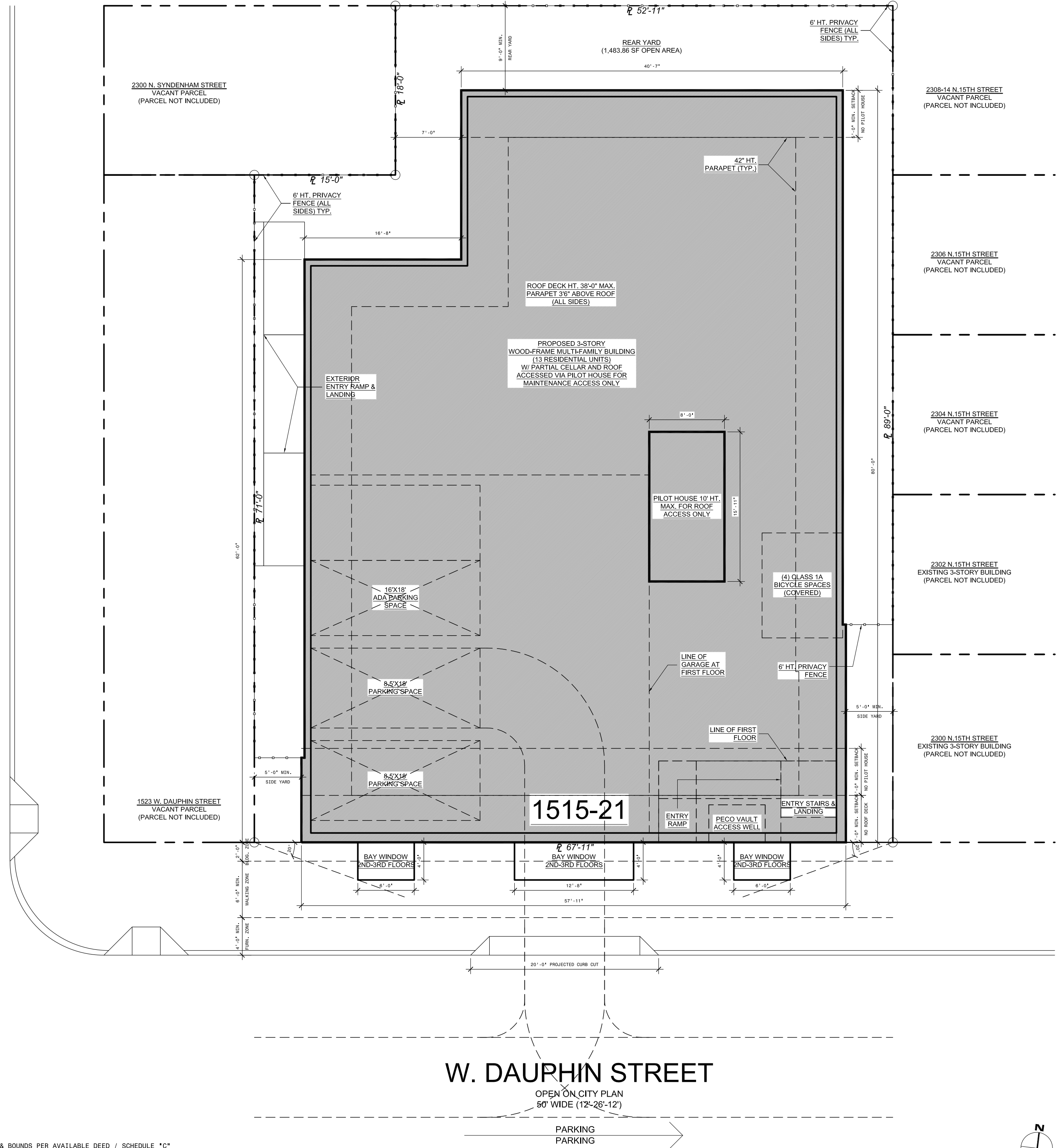
ZONING DATA		
	REQ'D/ALLOWED	PROPOSED
LOT AREA	1440 SF	EXISTING 5774.6 SF
LOT WIDTH	16'-0" MIN	EXISTING 67'-11"
OCCUPIED AREA	75% MAX	4290.7 SF (74.3%)
FRONT YARD DEPTH	0'	0'
SIDE YARD DEPTH	5' IF USED	5'-0"
REAR YARD DEPTH	9' MIN	9'-0"
REAR YARD AREA	144 SF MIN	746.2 SF
BUILDING HEIGHT	38' MAX	38' MAX
FLOOR AREA RATIO	NO LIMIT	$\frac{4290.7}{1440} = 222.9\%$
STREET PROJECTIONS	PER STREETS DEPT	BAY WINDOWS



LOCATION MAP

**ONE (1) MULTI-FAMILY BUILDING**  
**1515-1521 W. DAUPHIN STREET**  
**PHILADELPHIA, PA 19132**

**N. SYDENHAM STREET**  
OPEN ON CITY PLAN  
40' WIDE (10'-20'-10')  
 NO PARKING



2 BUILDING SECTION  
1/8" = 1'-0"

**PROJECT CONTACT:**  
OLYMPIA HOLDINGS, LLC.

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**ISSUED:**  
ZONING 08.22.2022

SCALE: AS NOTED

**Z-1**  
SITE PLAN  
BUILDING SECTION  
ZONING DATA

ALL PROPERTY LINE DIMENSIONS / METES & BOUNDS PER AVAILABLE DEED / SCHEDULE "C" TO BE VERIFIED BY CERTIFIED LAND SURVEYOR INCL. DISTANCES, ANGLES, RADII, ETC.