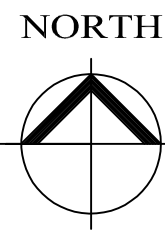


SITE PLAN

BENTON AVENUE



ZONING SUMMARY

EXISTING	REQUIRED PER R2 ZONING	PROPOSED
<p>LOT AREA = 11,250 SF FRONT YARD = 75 LF WIDE FRONT YARD SETBACK = 28'-11" CORNER SIDE YARD = 150 LF WIDE CORNER SIDE YARD SETBACK = 19'-5" INTERIOR SIDE YARD DEPTH = 150 LF INTERIOR SIDE YARD SETBACK = 15'-10" REAR YARD WIDTH = 75 LF REAR YARD SETBACK = 63'-3" F.A.R. = 3,743 / 11,250 = 0.333 MAXIMUM BUILDING HEIGHT = 25'-5" 2-1/2 STORIES HIGH</p> <p>ACCESSORY BUILDING (GARAGE) DETACHED SIDE YARD SETBACK = 4'-4" (non conforming) REAR YARD SETBACK = 63'-3" ACCESSORY LOT COVERAGE = 4% (454 SF) ACCESSORY BLDG HEIGHT = 14'-6" ONE PARKING SPACE IN GARAGE</p>	<p>REQUIRED LOT AREA = 6,000 SF REQUIRED FRONT YARD = 50 LF WIDE REQUIRED FRONT YARD SETBACK = 25 LF NO REQUIRED CORNER SIDE YARD WIDTH REQUIRED CORNER SIDE YARD SETBACK = 15 LF NO REQUIRED INTERIOR SIDE YARD DEPTH REQUIRED INTERIOR SIDE YARD SETBACK = 6 LF NO REQUIRED REAR YARD WIDTH REQUIRED REAR YARD SETBACK = 25 LF NO MAXIMUM F.A.R. SPECIFIED MAXIMUM BUILDING HEIGHT ALLOWED = 35 FT HIGH 2-1/2 STORIES, MAXIMUM</p> <p>ACCES. BLDG:(GARAGE) DETACHED, PORTE-C' ATTACHED MIN. SIDE YD SETBACK ATTACHED = 5'-0" / DETACHED = 6'-0" REQUIRED REAR YARD SETBACK = 25 LF MAXIMUM ACCESSORY LOT COVERAGE = 25% (2,812 SF) MAX ACCESSORY BLDG HEIGHT = 18 FT HIGH 2 PARKING SPACES REQUIRED (non-comforming)</p>	<p>LOT AREA = 11,250 SF FRONT YARD = 75 LF WIDE FRONT YARD SETBACK = 26 LF CORNER SIDE YARD = 150 LF WIDE CORNER SIDE YARD SETBACK = 19'-5" INTERIOR SIDE YARD DEPTH = 150 LF INTERIOR SIDE YARD SETBACK = 5'-0" REAR YARD WIDTH = 75 LF REAR YARD SETBACK = 61'-10" F.A.R. = 3,768 / 11,250 = 0.335 MAXIMUM BUILDING HEIGHT = 25'-5" 2-1/2 STORIES HIGH</p> <p>ACCESSORY BUILDING (PORTE-COCHERE) ATTACHED/DETACHED SIDE YD SETBACK: 4'-4" @ GARAGE, 5'-1" @ PORTE-COCHERE (non-conforming) REAR YARD SETBACK = 61 LF ACCESSORY LOT COVERAGE = 7.9% (876 SF) ACCESSORY BUILDING HEIGHTS : GARAGE = 14'-6"; PORTE-COCHERE = 11'-10" ONE PARKING SPACE IN EXISTING GARAGE AND ONE IN PORTE-COCHERE</p>

NEW PORTE-COCHERE AT
6 NORTH COLUMBIA ST.
 NAPERVILLE, IL 60540

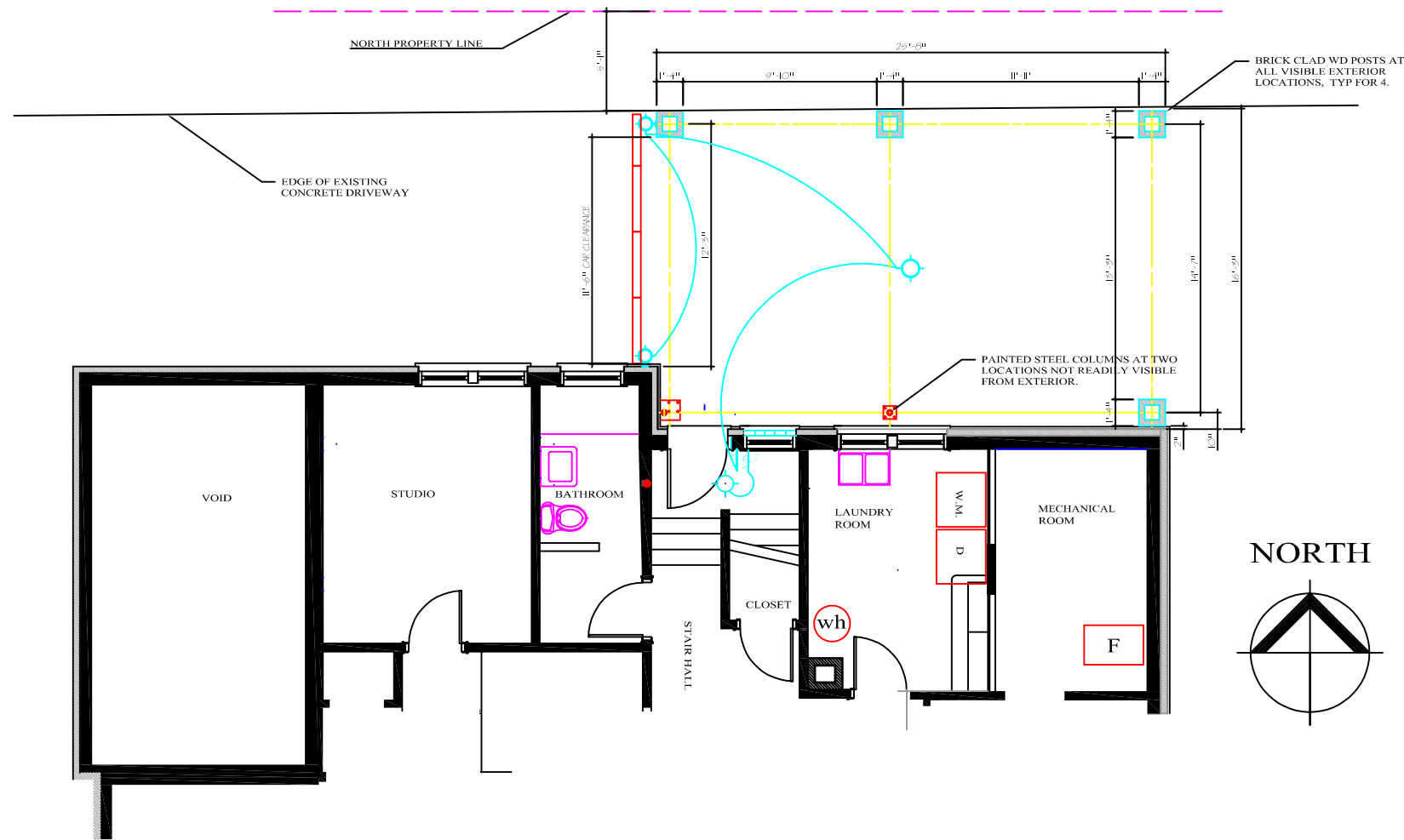
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REV: 12/21/2020

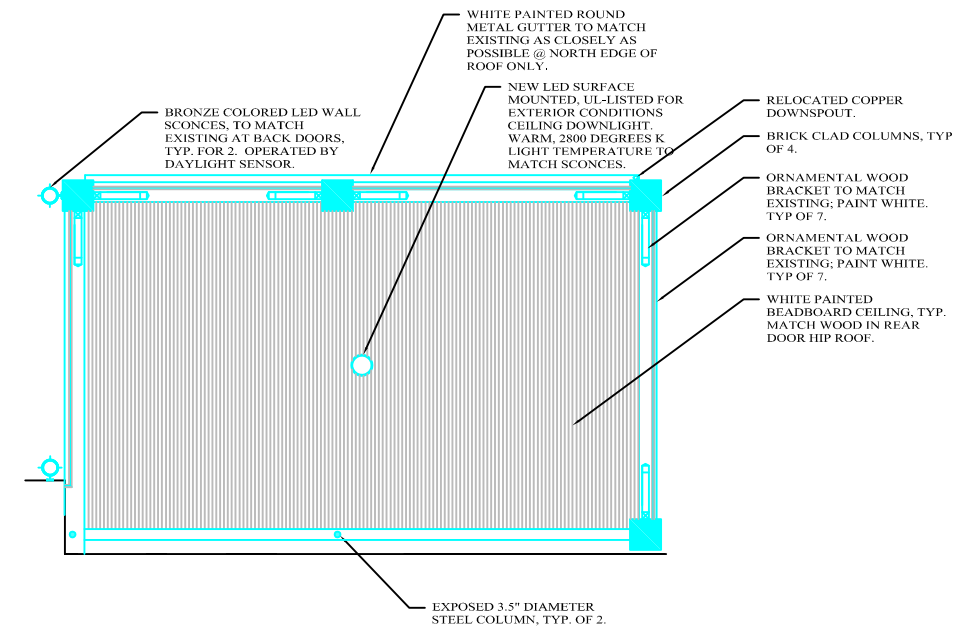
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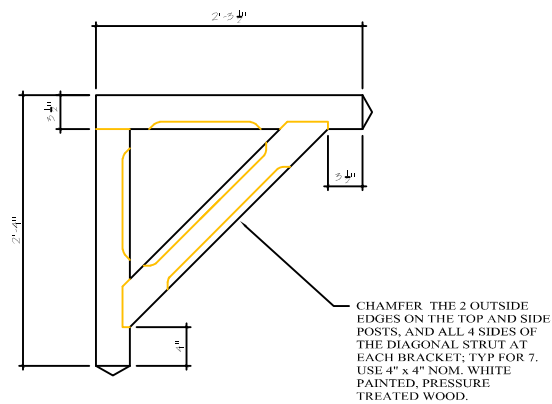
C-1



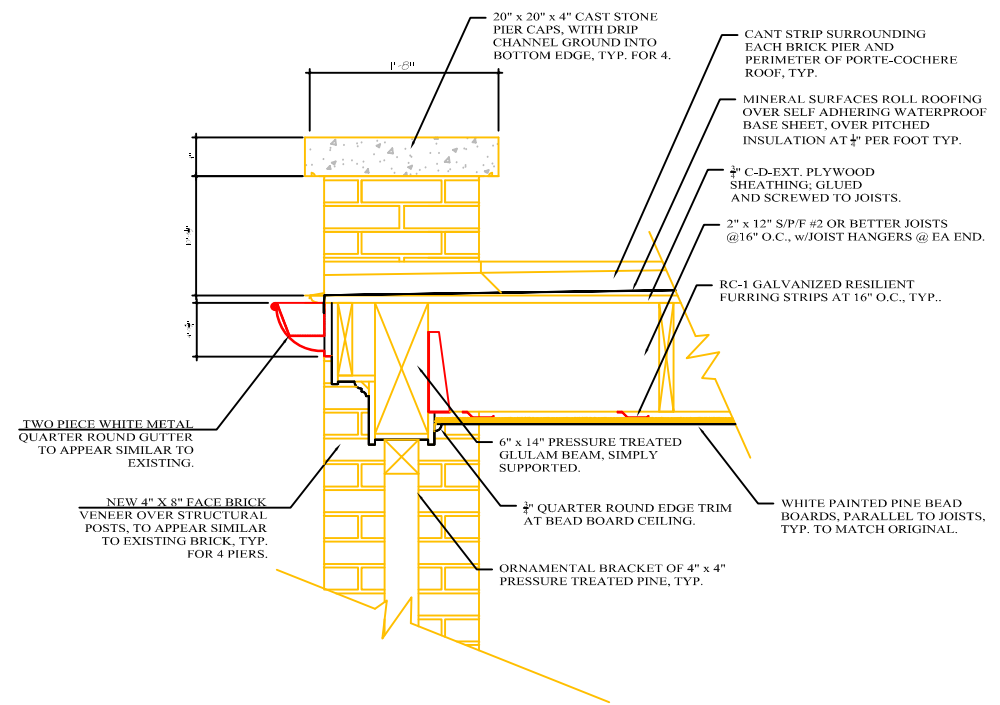
PARTIAL GROUND FLOOR PLAN



REFLECTED CEILING PLAN



BRACKET DETAILS



ROOF EDGE DETAIL

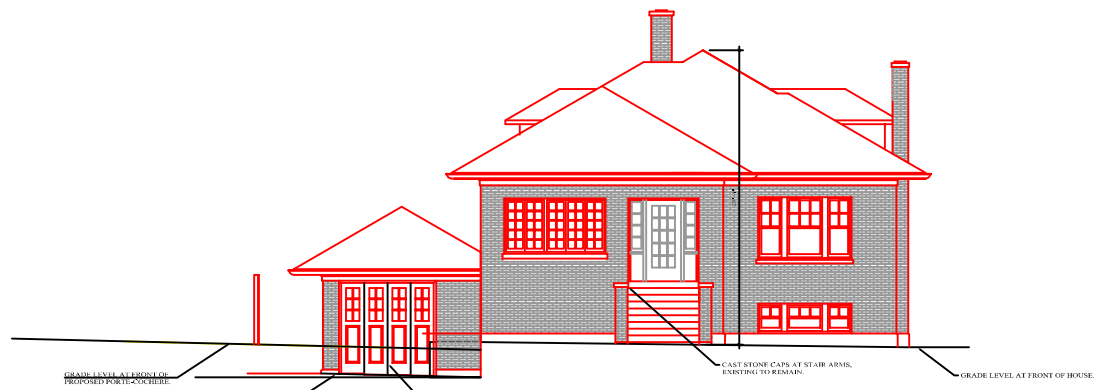
**NEW PORTE-COCHERE AT
6 NORTH COLUMBIA ST.
NAPERVILLE, IL 60540**

REV: 12/21/2020

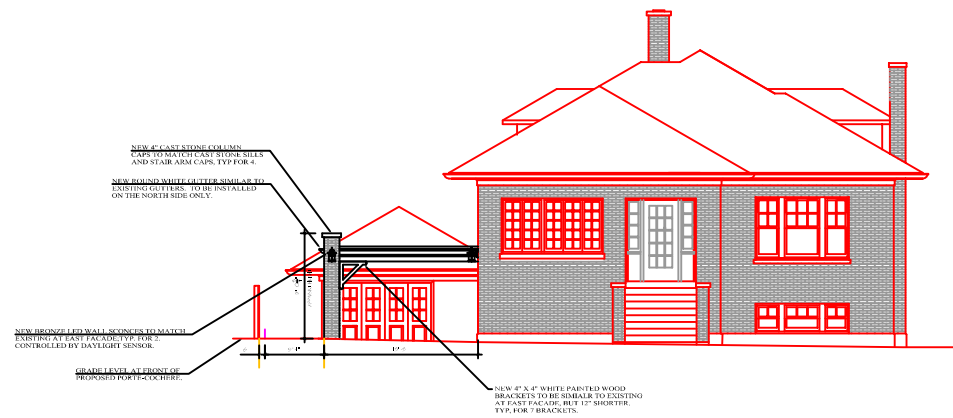
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DATE: 10/11/2016

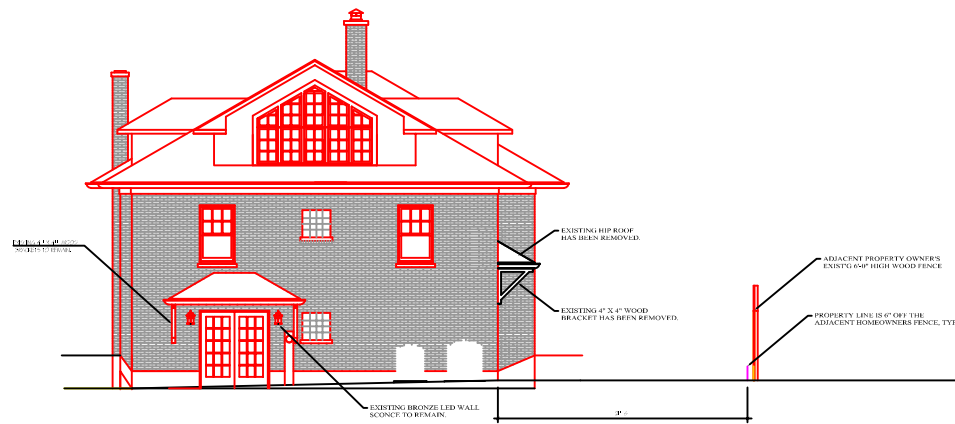
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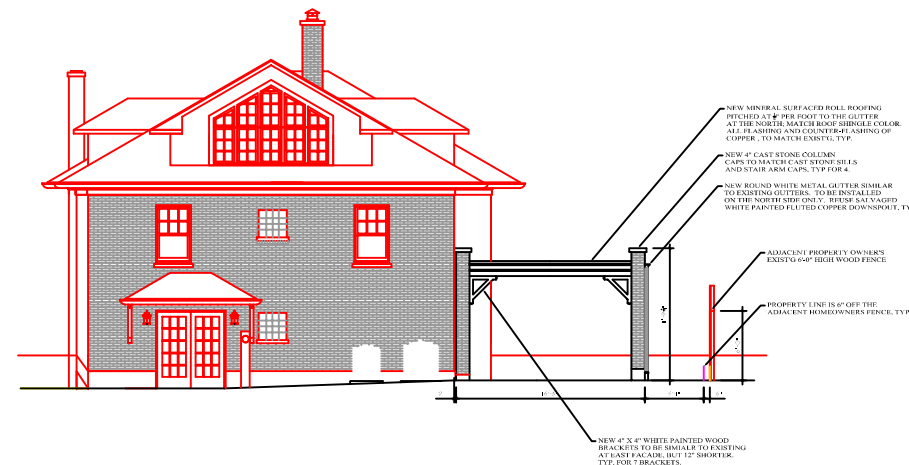
**WEST ELEVATION
EXISTING CONDITIONS**



**WEST ELEVATION WITH
PROPOSED PORTE-COCHERE**



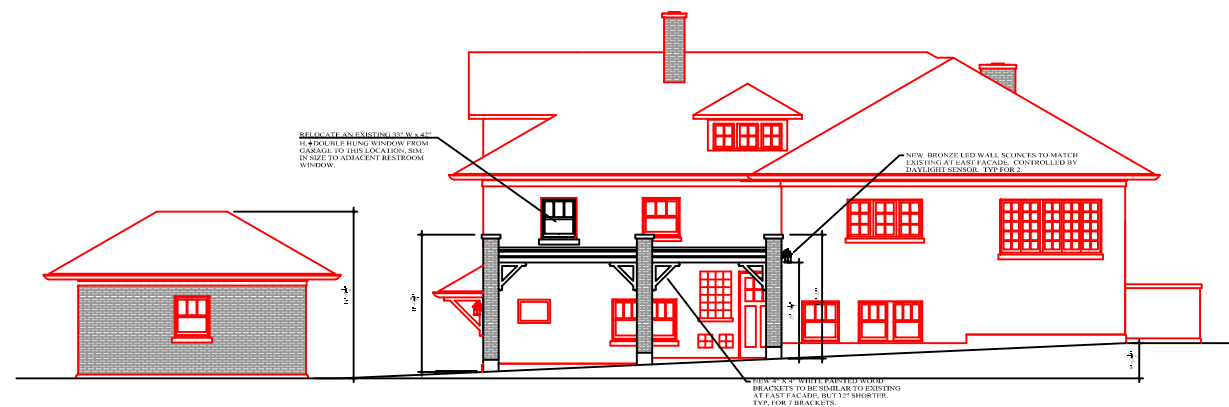
**EAST ELEVATION
EXISTING CONDITIONS**



**EAST ELEVATION WITH
PROPOSED PORTE-COCHERE**



**NORTH ELEVATION
EXISTING CONDITIONS**



**NORTH ELEVATION WITH
PROPOSED PORTE-COCHERE**

**NEW PORTE-COCHERE AT
6 NORTH COLUMBIA ST.
NAPERVILLE, IL 60540**

REV: 12/21/2020

REV: 11/09/2016

DATE: 10/11/2016