



ZONING CLASSIFICATION F-1 COMMERCIAL DISTRICT
 BUILDING RESTRICTION LINES SHOWN TAKEN FROM
 TOWNSHIP ZONING ORDINANCE ORDINANCE NO. 1429

ZONING REQUIREMENTS

LOT AREA	10,000 SQ. FT.
LOT WIDTH	50 FT.
LOT DEPTH	100 FT.
BUILDING COVERAGE	60 %
FRONT YARD	15 FT.
SIDE YARD (1 REQUIRED)	10 FT.
REAR YARD	30 FT.
GREEN AREA COVERAGE	16 %
PARKING REQUIRED (OFFICE USE)	1 SPACE / 200 SQ. FT.

PROPOSED CONDITIONS

LOT AREA	23,665 SQ. FT.
BUILDING AREA	4,200 SQ. FT.
BUILDING COVERAGE	10.12 %
GREEN AREA	5,134 SQ. FT.
GREEN AREA COVERAGE	23.5 %

PARKING REQUIRED 22 SPACES
PARKING SHOWN (10'x20') 25 SPACES

EXISTING OFFICE USE 2,924 SQ. FT.
PROPOSED OFFICE USE 4,200 SQ. FT.



PLAN OF PROPERTY
 1560 OLD YORK ROAD
 ABINGTON TOWNSHIP
 MONTGOMERY COUNTY, PENNA.

L. ROBERT KIMBALL & ASSOCIATES			
CONSULTING ENGINEERS & ARCHITECTS			
EDENSBURG		PITTSBURGH	
PENNSYLVANIA			
DRAWN BY: <i>SKC</i>	DATE: <i>12/12/05</i>	CODE NO.	SHEET NO.
TRACED BY: _____	DATE: _____	SCALE	OF
CHECKED BY: _____	DATE: _____	1"=10'	
APPROVED BY: _____	DATE: _____		