

FAR - Floor Area Ratio Calculations

Perkins Landing

57 Perkins Row, Topsfield, MA

BUILDING CALCULATIONS:

<u>UNIT TYPE</u>	<u>QUANTITY PER</u>	<u>UNIT TYPE DESCRIPTION</u>	<u>UNIT TYPE SF</u>
	<u>UNIT TYPE</u>		
2 bedrooms	32 x 1,560sf ea	2 Bedrooms on top floor	<u>49,920</u>
3 bedrooms	8 x 1,560sf ea	2 Bedrooms on top floor, 1 bedroom on ground floor	<u>12,480</u>
TOTAL UNITS	40	TOTAL SF	<u>62,400</u>
TOTAL LOT SF	356,838+/-	TOTAL UNIT TYPE SF/LOT SF	<u>0.175</u>

FAR Square Foot Notes:

Does not include unenclosed porches, decks, bulkheads, garages, exterior stairs, mechanical rooms, open to below interior spaces, under roof storage and attics except where noted.

Does include bays, bump outs and basements.