

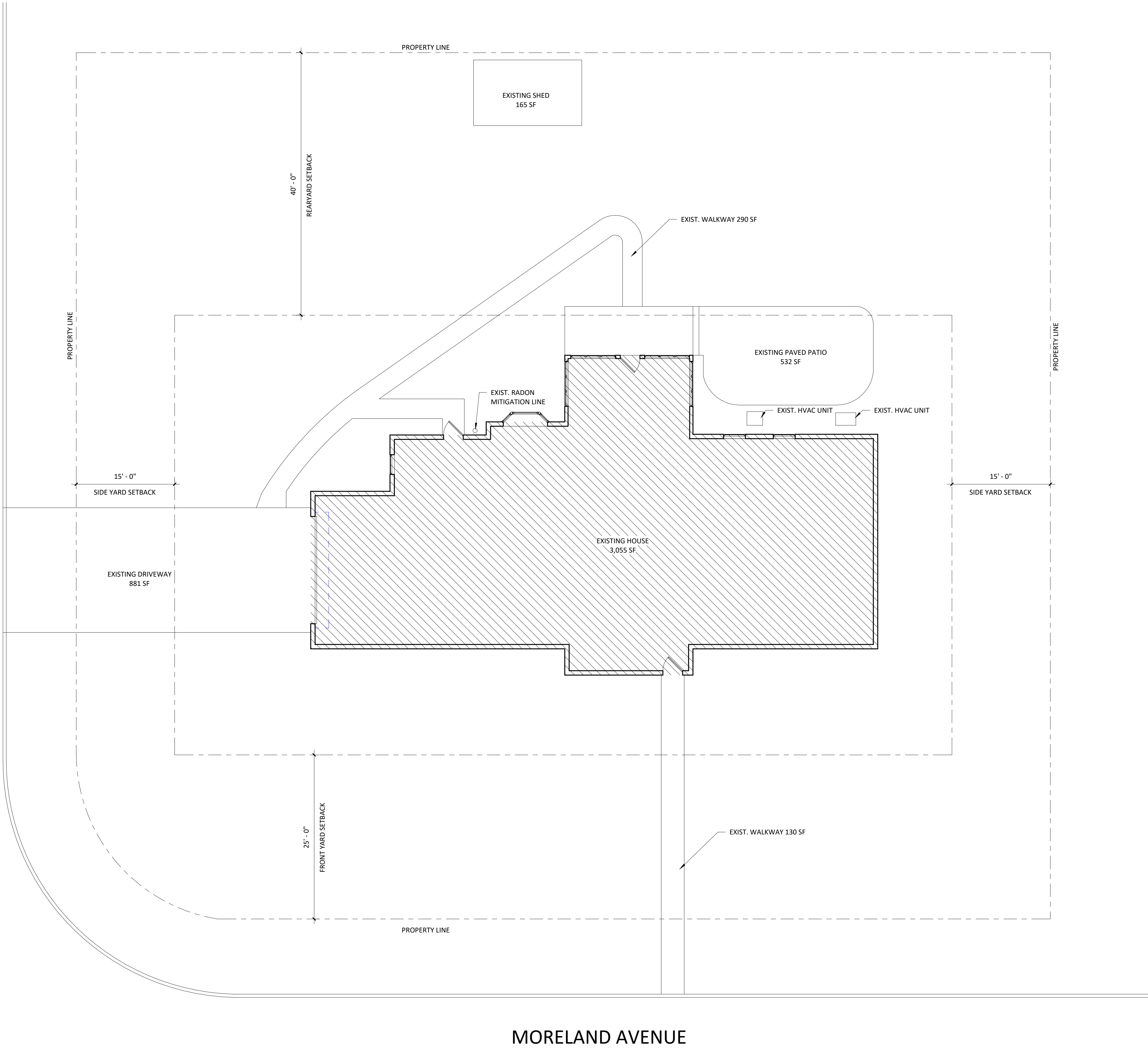
(RR) RESIDENTIAL ZONING DISTRICT
LOT SIZE= 0.45 ACRES = 19,602 S.F.

50% IMPERVIOUS = 9,801 S.F.
15% MAX. BUILDING COVERAGE= 2,940 S.F.

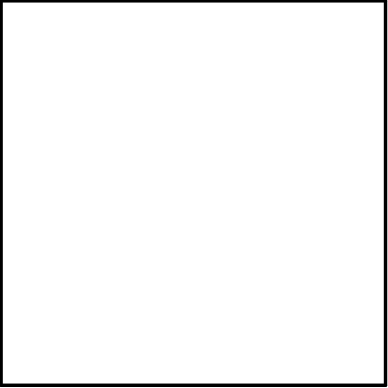
BUILDING COVERAGE
EXISTING HOUSE: 3,055 SF
EXISTING SHED: 165 SF
TOTAL BUILDING COVERAGE = 3,220 SF

IMPERVIOUS COVERAGE
EXISTING HOUSE: 3,055 SF
EXISTING SHED: 165 SF
EXISTING PAVED PATIO: 532 SF
EXISTING DRIVEWAY: 881 SF
EXISTING REAL WALKWAY: 290 SF
EXISTING FRONT WALKWAY: 130 SF
TOTAL IMPERVIOUS COVERAGE= 5,053 SF

WHARTON LN.



1 EXISTING SITE PLAN
AB-1 1/8" = 1'-0"





PHILLIPS & DONOVAN ARCHITECTS, LLC
PhillipsDonovanArchitects.com
P.O. Box 160, 3160 Bedminster Road, Bedminster, PA 19910 Phone: 215-795-2400
230 West Broad Street, Bethlehem, PA 18018 Phone: 610-317-0221

Revisions:						

EXISTING PLAN
GYM - HOUSE ADDITION
144 MORELAND AVE.
BETHLEHEM, PA 18017

dwg. no.:
AB-1

date: 06/26/26

drawn by KEF	checked by BJS
-----------------	-------------------

project no.
26-48R