236 S. Union
Zoning Permit Application
2/17/2022

Description of Work Proposed:

1. Expansion of living space into former garage, Unit #5.
2. Demolition of existing 20’ X 16’ (320sqft) single story, single room apartment on back of house. Construction of 19’6” X 20’ (390 sqft) two story single bedroom (2 room) structure in its place.
3. Extend current covered porch at rear of house by 6’6” into corner of house.
4. Expand current 6 space (1,595 sqft) parking area to allow for 1 additional tandem space, 7 spaces total, as required to add additional room for Unit #5.

Lot coverage (sqft)

CURRENT
Total lot: 16,237
Current coverage:
  Building 2,110
  Driveway & parking 2,500
  Walkways 500
Total: 5,110
31.5%

PROPOSED
Increased footprint of new structure: 90
Increased parking: 180
Added open porch: 28
Total proposed lot coverage of building: 5,408
33.3%

PLEASE NOTE THAT THIS STRUCTURE IS COMPLETELY NON-VISIBLE FROM BOTH S. UNION AND MAPLE STREET

Construction Materials
Siding – wood ½”X6 clapboard (installed at 3” reveal matching existing)
Trim – 5/4 wood, matching existing/typical on house (see attached picture of typical trimmed window)
Windows – Marvin Ultimate Wood Double Hung (same as replacement windows Burlington Lead Program has been using to replace windows throughout main house)
Roofing – Charcoal grey asphalt architectural shingles (same as present at rear of house)
Parking access

To add an additional parking place to account for the added room from this project, a second tandem spot will be added for Unit #5 by extending a porting of the parking area 9’ forward. The parking area is accessed from a shared drive at 275 Maple St. Tenants currently pull into the driveway and make a 90 degree turn into their spots. This proposed spot will be accessed by the first car pulling all the way forward and the second car pulling in behind. Units 1-4 will not be affected. Unit 6 will pull around the back side of the second car for unit 5. There is a 6’ buffer zone to allow for this.