



# CITY OF WINTER PARK - COVERAGE/SETBACK WORKSHEET

## DRIVEWAY PERMIT REQUIREMENTS

For Single Family Zoning Districts (R-1A, R-1AA & R-1AAA)<sup>1</sup>

**Address:** \_\_\_\_\_ **Lot area<sup>2</sup>:** \_\_\_\_\_

**Work on the public right-of-way included? (Y/N)** \_\_\_\_\_

	Maximum % Allowed <sup>3</sup>	Existing Area	Additional Proposed Area	New Total Area	Maximum Allowed Area
<b>IMPERVIOUS LOT COVERAGE</b> Include bldg footprint, driveways, sidewalks, patios, pools, A/C pads, artificial turf, etc. (show area tabulations)	2 story - 50%				
	1 story - 60%				

	Minimum % Required	Existing Area	Landscape Area Reduced	New Total Area	Minimum Required Area
<b>FRONT YARD LANDSCAPE COVERAGE</b> Count all landscaped green areas - exclude hard surfaces and all driveway surfaces (pervious & impervious).  <b>Front Lot Area:</b>	50%				

**NOTES:**

1. Windsong & Waterbridge may use these standards, except where those subdivisions have stricter provisions.
2. Submerged lands or land across the street shall not be included.
3. Percentage based on the lot area.

**ADDITIONAL REQUIREMENTS:**

- \* **PLANS SUBMITTAL:** Submit a recent survey to show an accurate location of new driveways and parking areas.
- \* **DRAINAGE:** All stormwater runoff generated from the proposed driveway shall be retained on site and shall not introduce adverse impacts to the existing drainage on the surrounding properties. Indicate direction of drainage flow with arrows on plans.
- \* **SETBACKS:** All driveways on private property shall meet the 2-ft minimum side and rear setbacks.
- \* **RIGHT-OF-WAY:** New or replaced curb and/or sidewalk in the public right-of-way requires a separate permit from the Engineering Division (call 407-599-3329 for more information). The public right-of-way includes the area between the street and the property line - sidewalks, curbs and driveway approaches.
- \* **INSPECTION:** After forming new driveways and parking areas, call 407-599-3350 24 hours prior to pouring concrete or placing asphalt or pavers. Contractor/Owner shall be available onsite with plans and permit for the inspector.