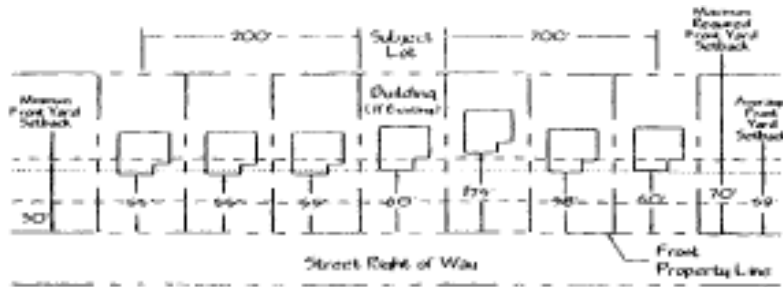


ZONING

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Town of Oyster Bay

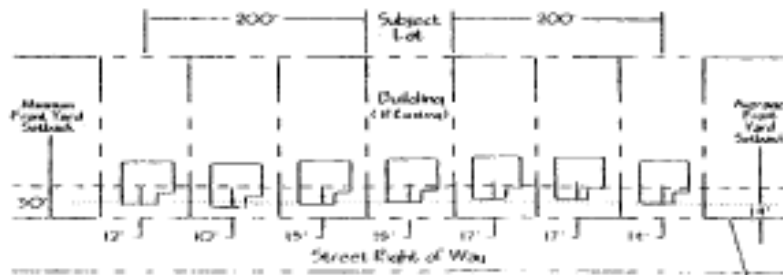
**Figure 2-1:
Calculating Average Front Yard Setback
(using the R1-10 District as an example)
[Amended 7-22-2003 by L.L. No. 7-2003;
4-25-2006 by L.L. No. 5-2006]**



AVERAGE FRONT YARD SETBACK WITHIN 200'

$$\frac{55 + 55 + 55 + 60 + 75 + 50 + 60}{7 \text{ Lots}} = 59 \text{ Feet}$$

(For the definition of "average setback," where an existing building has a smaller setback (e.g., 75 feet for this lot), then the minimum required front yard setback (e.g., 70 feet for lots in the R1-10 District), the minimum required front yard setback, i.e., 70 feet, shall be used in the calculation.



AVERAGE FRONT YARD SETBACK WITHIN 200'

$$\frac{12 + 10 + 15 + 10 + 17 + 17 + 14}{7 \text{ Lots}} = 14 \text{ Feet}$$