



3 - TWO STORY UNITS @ 1000 S.F. COVERAGE EA.

2 - TWO STORY UNITS @ 1000 S.F. COVERAGE EA.

GENERAL SITE INFORMATION	
*ZONE:	T-3
*MIN. LOT AREA S.F.	N/A
*MIN. LOT FRONTAGE	120'-0"
*SETBACKS	
FRONT	12'-0"
SIDE	12'-0"
REAR	12'-0"
*MAX. HT.	35'-0"
*LOT SIZE	0.9 AC 39,204 SF
*ALLOW. COVERAGE @ 25%	9,801 SF
*EXISTING COVERAGE	
HOUSE / DECK	1,657 SF
GARAGE / SHED	215 SF
GREEN HOUSE	500 SF
TOTAL (6.0%)	2,372 SF
*LESS REMOVED STRUCTURES	-715 SF
*BUILDABLE COVERAGE ALLOWED	8,144 SF
*PROPOSED BLDG. COVERAGE SHOWN @ 17%	6,657 SF

NOTE:  
A-2 PROPERTY SURVEY SHOULD BE PERFORMED BY LICENSED LAND SURVEYOR TO MEASURE AND VERIFY LOT PARAMETERS AND LOT AREA OF EXISTING PARCEL.

EXISTING 500 S.F. GREEN HOUSE TO BE REMOVED.

EXISTING 215 S.F. GARAGE & SHED TO BE REMOVED.

LEGEND	
	EXISTING STRUCTURES TO REMAIN
	EXISTING STRUCTURES TO BE DEMOLISHED

NOTE:  
THIS STUDY SHOWS A HYPOTHETICAL PLAN WHICH IS NOT YET AN APPROVED SCENARIO. MODELLED UPON THE MIDDLE HOUSING BILL HB 8002 WHICH HAS TO BE VOTED UPON AND IMPLEMENTED AS LAW BY THE STATE OF CT.  
ONCE EXCEPTED AS A ZONING REGULATION THIS PLAN WOULD REQUIRE TO BE REVIEWED BY THE HAMDEN PLANNING & ZONING DEPT.

LOT #130  
0.9 Acres.  
39,204 S.F.

DECK  
210 S.F.

EXISTING HOUSE  
1347 S.F.

51.00

PUTNAM AVENUE

MIDDLE HOUSING STUDY 224 PUTNAM AVE. HAMDEN, CT.  
**PROPOSED SITE PLAN**  
SCALE: 1" = 40'-0" MAY 12, 2026  
EDIFICIO, LLC PLANNING & DESIGN

