

**PLANT SCHEDULE**

SYMBOL	COMMON NAME	BOTANICAL NAME
	MOONGLOW JUNIPER	(JUNIOERUS SCOPULORUM)
	EMERALD GREEN ARBORVITEA	(THUJA OCCIDENTALIS)
	SOFT SERVE FALSE CYPRESS	(CHAMAECYPARIS PISAFERA)

**PLANTING NOTES:**

1. THE SHRUBS ARE TO BE PLANTED IN MASSES OF 3min. AND TO BE SPACED 4'+ ON CENTER.
2. THE PLANTS ARE TO BE PLANTED AS SPECIFIED IN THE PLANTING DETAIL. ADEQUATE WATER IS TO BE SUPPLIED IN ORDER TO ESTABLISH HEALTHY AND VIGOROUS PLANTS.
3. ANY PLANT WHICH IS UNHEALTHY OR DEAD AFTER ONE YEAR SHALL BE REPLANTED.

**LEGEND:**

- PERIMETER BOUNDARY
- ABUTTING PROPERTY-LINE
- UTILITY POLE
- EXISTING STONEWALL
- SOIL TEST SITE
- EXISTING STONE BOUND
- A.P. Q / LOT 5 TAX ASSESSOR'S PLAT / LOT NUMBER
- EROSION CONTROL / LIMIT OF DISTURBANCE

**ZONING DISTRICT: R-10**

PARCEL AREA = 9,987.90±Sq.Ft.

MINIMUM BUILDING SETBACKS:

- PRIMARY STRUCTURE
- FRONT YARD.....25 FEET
- SIDE YARD.....10 FEET CORNER SIDE =20FT.
- REAR YARD.....30 FEET
- ACCESSORY STRUCTURE
- SIDE YARD.....6 FEET
- REAR YARD.....6 FEET

REQUIRED LOT FRONTAGE = 80 FEET  
 EXISTING LOT FRONTAGE = 63.14 FEET  
 MAXIMUM BUILDING HEIGHT = 35 FEET  
 MAXIMUM BUILDING COVERAGE = 25.0%

SUBJECT PARCEL IS SITUATED IN CANTON URBAN LAND "CB" SOILS  
 SUBJECT PARCEL IS NOT SITUATED IN OR LISTED AS A SALT POND SPECIAL AREA MANAGEMENT PLAN NATURAL HERITAGE AREA (R.I.D.E.M.) NARROW RIVER SPECIAL AREA MANAGEMENT PLAN R.I.D.E.M. WETLAND JURISTICAL REVIEW AREA NATIONAL REGISTER OF HISTORIC PLACES F.E.M.A. FLOOD HAZARD AREA KINGSTON WATER DISTRICT GROUNDWATER PROTECTION OVERLAY DISTRICT

**REFERENCE:**

1. PLAN ENTITLED: "TWO PARCELS OF LAND AT PEACE DALE IN THE TOWN OF SOUTH KINGSTOWN, PROPERTY OF GEORGE W., JR. & MARY C. COOK. AUG. 1975. A.J.EASTERBROOKS, C.E. SCALE: 1"=20" WHICH PLAT IS RECORDED IN THE TOWN HALL LAND EVIDENCE RECORDS IN PLAT BOOK 12, AT PAGE 898.
2. PLAN ENTITLED: "TOWN OF SOUTH KINGSTOWN PLAN OF NEW HIGHWAY FROM EASTERLY LINE OF HIGH STREET TO SOUTHERLY LINE OF CHURCH STREET. AS LAID BY COMMITTEE, SCALE: 1"=50' AUGUST. 11th 1913, LEON HOLLAND, SURVEYOR"
3. PLAN ENTITLED: "PLAT OF LAND IN PEACE DALE SOUTH KINGSTOWN, R.I., OWNED BY: ROSE MARY FAGAN et als. SCALE: 1"=40'; APRIL 1951. EDWARD E. NEWMAN, ENG'R", WHICH PLAT IS RECORDED IN THE TOWN OF SOUTH KINGSTOWN LAND EVIDENCE RECORDS IN PLAT BOOK 12, AT PAGE 898.

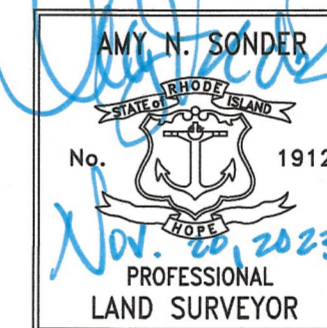
**SURVEYOR'S CERTIFICATION:**

THIS SURVEY HAS BEEN CONDUCTED & THE PLAN HAS BEEN PREPARED PURSUANT TO 435-RICR-00-00-1.9 OF THE RULES & REGULATIONS ADOPTED BY THE RHODE ISLAND STATE BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS ON NOV. 25, 2015.

**SURVEY TYPE:** COMPREHENSIVE BOUNDARY SURVEY = CLASS I  
 W/ LIMITED CONTENT DATA ACCUMULATION SURVEY. = CLASS III  
 EXISTING STRUCTURES

THE PURPOSE OF THIS SURVEY IS TO SHOW EXISTING CONDITIONS AND PROPOSED NEW COTTAGE DEVELOPMENT FOR PERMITTING

BY: DATE: 11/20/2023  
 AMY N. SONDER, P.L.S. 1912



EASTERBROOKS & ASSOCIATES LLC  
 L.S.C.O.A. No.715  
 VALID ONLY WITH CONTRASTING SIGNATURE & DATE

THIS PLAN SHALL BE INDEXED BY: HIGH STREET & OAK DELL ROAD

COMBINED CONCEPTUAL MASTER & PRELIMINARY MAJOR SUBDIVISION PLAN "WILLIAM H. BAKER HOMESTEAD PLAT" ON LAND TO BELONGING TO

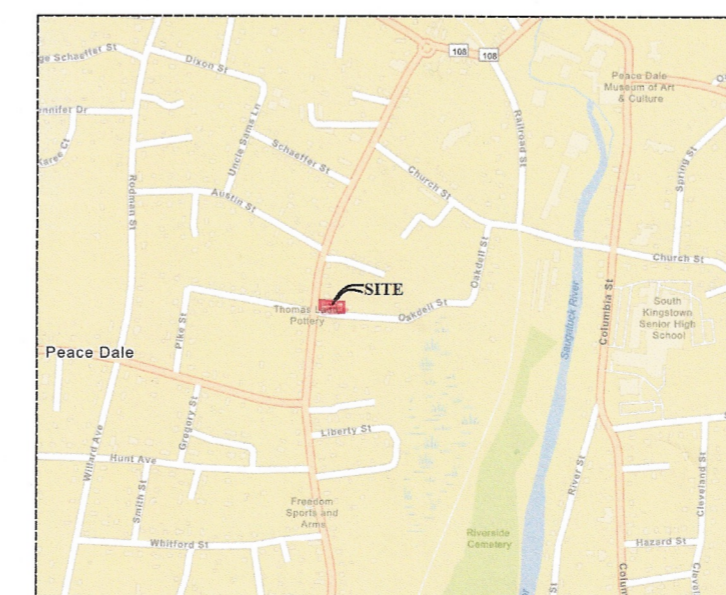
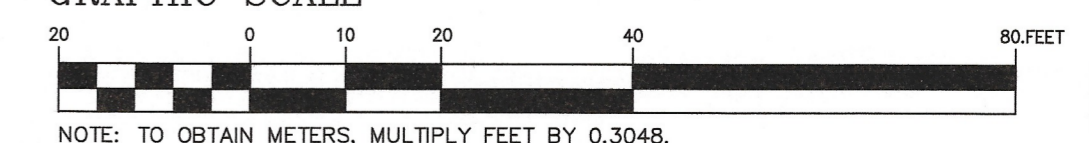
**CHRISTOPHER R. DePAOLA & LINDSEY E. CROWNINSHIELD**  
 ASSESSOR'S PLAT 48-3 / LOT 111

SITUATED AT 10-A OAK DELL STREET IN THE TOWN OF SOUTH KINGSTOWN, RHODE ISLAND  
 DATE: AUG. 25, 2023; SCALE: 1"=20'

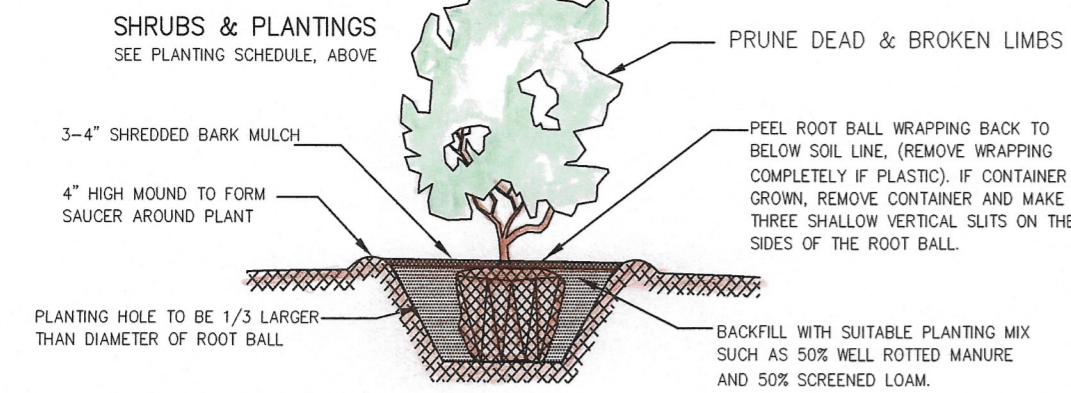
REVISED: OCTOBER 15, 2023; PARKING LAYOUT & PROPOSED PLANTINGS NOVEMBER 20, 2023; PROP. PLANTINGS, ETC. / SKPB MEETING

PREPARED BY:  
**EASTERBROOKS & ASSOCIATES LLC**  
 2497 BOSTON NECK ROAD SAUNDERSTOWN, R.I. 02882 TEL.401.667-7770

**GRAPHIC SCALE**

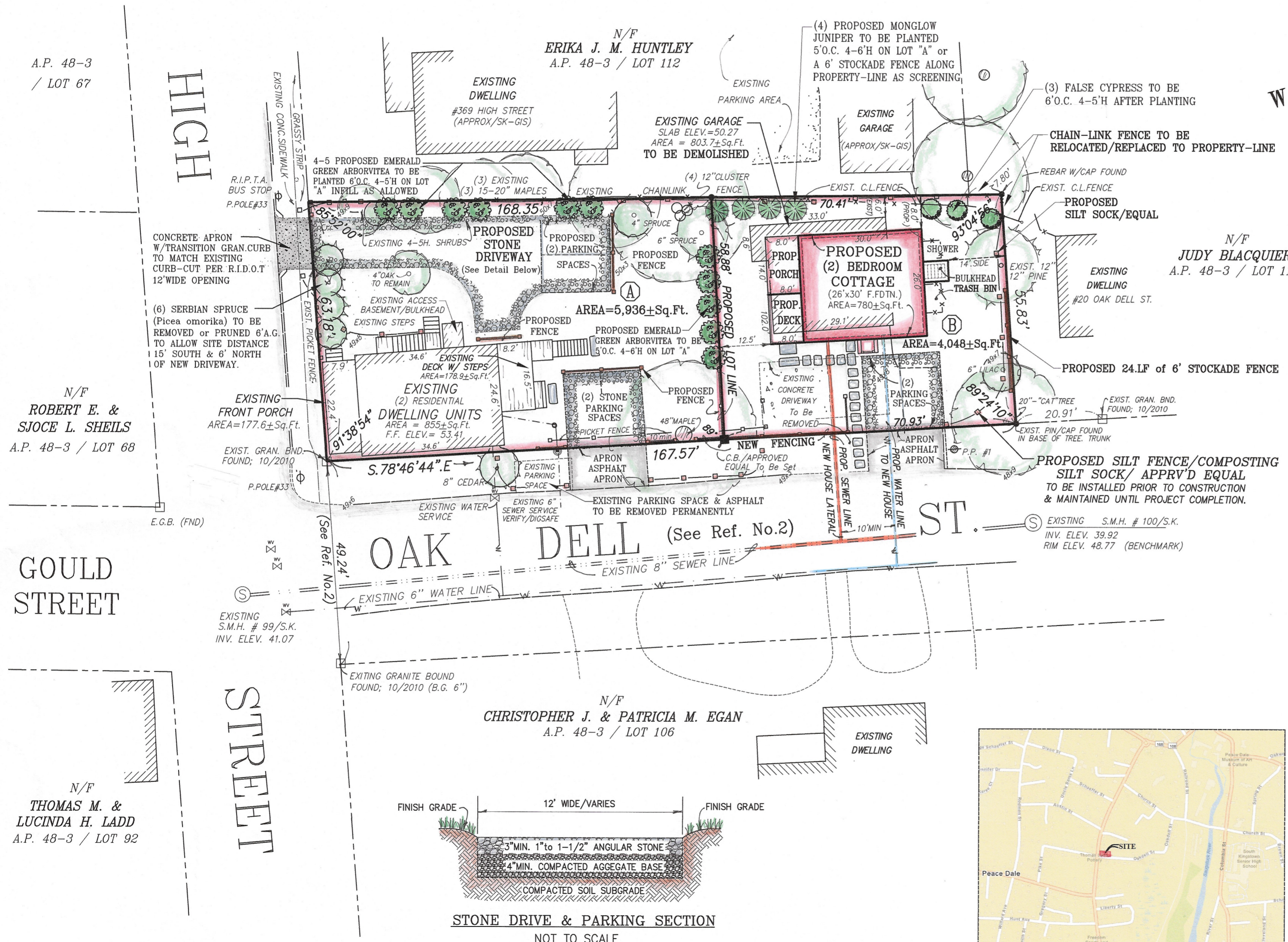


**LOCATION MAP**  
 (Not To Scale)



**SHRUB PLANTING DETAIL**

Not To Scale



**STONE DRIVE & PARKING SECTION**  
 NOT TO SCALE

**CONSTRUCTION NOTES:**

1. THE STONE DRIVEWAY SHALL BE 1" TO 1-1/2" DIA., WASHED, ANGULAR CRUSHED STONE, INSTALLED TO A MIN. DEPTH OF 3". THE FINISH DRIVEWAY SHALL BE NO HIGHER THAN THE ADJACENT GROUND ELEVATION.
2. THE CRUSHED STONE SHALL BE REPLACED OR RE-GRADED AS NECESSARY TO MAINTAIN A MINIMUM 3" DEPTH OF STONE AND A LEVEL SURFACE.

**OWNER/APPLICANT**

**CHRISTOPHER R. DePAOLA & LINDSEY E. CROWNINSHIELD**  
 135 NORTH ROAD  
 PEACE DALE, RHODE ISLAND 02879