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**(1942-2023)**

**FA**

December 13, 2023

Maria Mack, Chair  
South Kingstown Planning Board  
180 High Street  
Wakefield, RI 02879

RE: Major Land Development – Affordable Units  
485 High Street  
Wakefield, RI 02879  
Plat 48-3; Lot 147

Dear Chair Mack and Members of the Board.

Please accept this letter on behalf of Harry Bell and Bell Capital. Harry is seeking to develop property located at 485 High Street.

Harry has applied for a major land development to create eight (8) units within three separate buildings at 485 High Street.

The existing conditions include a four (4) unit apartment building and a three-bedroom single family home. We are proposing to convert an existing garage into three units.

To accomplish this goal, we are identifying two of the eight units as affordable. One of the affordable units will be located on the first floor of the existing four (4) unit apartment building. Another affordable unit will be located on the first floor of the new units to be constructed in the converted garage. That unit will also be located on the first floor.

Please accept this letter as the identification of the affordable units for this application. We would also suggest that the identification of these units be incorporated as a condition of any approval.

Thank you for your time and consideration.

Sincerely,

A handwritten signature in blue ink, appearing to read 'James M. Callaghan', with a long horizontal stroke extending to the right.

James M. Callaghan