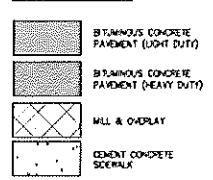


PAVING LEGEND:



ZONING SUMMARY		
A.P. 49-4, LOT 14 & A.P. 57-1, LOT 209		
ZONE: G1 (GOVERNMENT & INSTITUTION) - ED, INSTITUTION		
DESCRIPTION	REQUIRED	PROPOSED
LAND USE: EDUCATIONAL	-	ALLOWED
MIN. LAND AREA (1)	200,000 SF. (4.6 AC)	415,820 AC
MIN. LOT FRONTAGE	200'	41,717.52'
MIN. FRONT YARD BUILDING SETBACK	40'	442.07'
MIN. CORNER SIDE YARD BUILDING SETBACK	40'	283.3'
MIN. SIDE YARD BUILDING SETBACK	40'	499.3'
MIN. REAR YARD BUILDING SETBACK	40'	499.2'
MAX. LOT COVERAGE	20%	415.1%

PARKING SUMMARY		
HIGH SCHOOL BUILDING	200 SPACES (S.1)	313 SPACES
SPECIAL EDUCATION BUILDING	25 SPACES (S.2)	59 SPACES
TOTAL PARKING	225 SPACES	372 SPACES

- TABLE NOTES:**
- INFO PROVIDED IN THIS TABLE IS BASED UPON PART II, APPENDIX A, ARTICLE 4, SECTION 401 OF THE SOUTH KINGSTOWN ZONING ORDINANCE - MINORAL USES ARE DELETED UNDER SECTION 401 AND NOT BUT PROVISIONS RELATED TO EDUCATIONS SHALL APPLY.
 - MINIMUM LOT AREA FOR EDUCATIONAL INSTITUTIONS 200,000 SF. + 40,000 SF. PER 100 PUPILS.
 - PARKING REQUIREMENTS PER SEC. 711.2:
 - HIGH SCHOOL: 1 SPACE REQUIRED FOR EVERY 10 STUDENTS OR 1 SPACE FOR EVERY 5 SEATS IN AUDITORIUMS OR ASSEMBLY HALLS - DESIGN ASSUMPTION 725 STUDENTS, ASSEMBLY UNDER 1000.
 - SPECIAL EDUCATION: 2 SPACES REQUIRED FOR EACH CLASSROOM PLUS 1 SPACE FOR EVERY 10 STUDENTS AND 1 SPACE FOR EVERY 5 SEATS IN AUDITORIUMS OR ASSEMBLY HALLS - DESIGN ASSUMPTION 60 STUDENTS, ASSEMBLY UNDER 200.
 - TOTAL EXISTING PARKING 356 SPACES.

PROJECT SUMMARY:
THE PROPOSED DEVELOPMENT SCHEME INCLUDES CONSTRUCTION OF A NEW SCHOOL BUILDING, ALONG WITH RECONFIGURATION OF PARKING LOT, ADJACENT WALKWAYS & FEATURES AS REQUIRED.

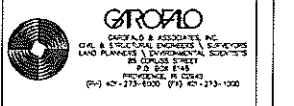
- GENERAL NOTES:**
- THIS PLAN IS SCHEMATIC ONLY, AND INTENDED TO SHOW THE GENERAL PROJECT PARAMETERS ANTICIPATED TO BE USED AND DEVELOPED FURTHER IN SUBSEQUENT PHASES OF DESIGN.
 - THE EXISTING CONDITIONS SHOW HEREIN ARE TAKEN FROM PLAN TITLE "TOPOGRAPHY AND EXISTING CONDITION SURVEY" FOR SOUTH KINGSTOWN HIGH SCHOOL & SPECIAL EDUCATION, A.P. 49-4 LOT 14 AND A.P. 57-1 LOT 209, SITUATED ON 215 COLUMBIA STREET & 152 SCHOOL STREET, WARRFIELD, RI, PREPARED BY STUDIO JALD. PREPARED BY CAROFALO & ASSOCIATES INC. JOB NUMBER: 7458-00, D.W.C. 7458-00-ECS, DATED MAY, 2023.
 - THE PROJECT SITE IS LOCATED WITHIN ZONE "G1" (AREA OF MINORAL USES) AS SHOWN ON FEMA FLOOD INSURANCE RATE MAP FOR THE TOWN OF SOUTH KINGSTOWN, WASHINGTON COUNTY, RHODE ISLAND, COMMUNITY MAP NO. 440302025K, HAVING AN EFFECTIVE DATE OF APRIL 3, 2020.
 - ALL IMPROVEMENTS INDICATED HEREON MUST COMPLY WITH THE AMERICANS WITH DISABILITIES ACT ACCESSIBILITY GUIDELINES (ADAAG). NOTE THAT THE DETAIL CONTAINED WITHIN THIS PLAN MAY NOT COVER THE DETAIL NECESSARY TO CONSTRUCT WALKWAYS, RAMPS AND SPACES TO COMPLY WITH THE ADAAG REQUIREMENTS BUT THE CONTRACTOR IS RESPONSIBLE TO PROVIDE THE LEVEL OF CARE NECESSARY TO BE CERTAIN THAT THE CONSTRUCTED PRODUCT MEETS THESE STANDARDS.
 - METHODS AND MATERIALS USED IN THE CONSTRUCTION OF IMPROVEMENTS SHALL CONFORM TO THE TOWN OF SOUTH KINGSTOWN AND THE STATE OF RHODE ISLAND DEPARTMENT OF TRANSPORTATION CURRENT CONSTRUCTION STANDARDS AND SPECIFICATIONS AT THE TIME OF PROJECT DEVELOPMENT.
 - ALL MATERIALS USED FOR CONSTRUCTION MUST BE NEW AND FREE OF DEFECTS. USED OR SALVAGED MATERIAL WILL NOT BE ALLOWED UNLESS WRITTEN APPROVAL FROM THE OWNER IS OBTAINED BY THE CONTRACTOR.
 - ALL UTILITY WORK SHALL BE IN ACCORDANCE WITH ALL APPLICABLE STATE, FEDERAL AND LOCAL CODES AND STANDARDS.
 - THE CONTRACTOR SHALL REMOVE ANY ABANDONED FOUNDATIONS, UTILITY STRUCTURES, BURIED DEBRIS ETC. WHICH INTERFERE WITH THE INSTALLATION OF THE PROJECT. ALL SUCH STRUCTURES SHALL BE COMPLETELY REMOVED AND THE EXCAVATED AREA SHALL BE BACKFILLED WITH COMPACTED GRAVEL IN 6" LIFTS TO SIX COMPACTOR UNLESS OTHERWISE ABANDONED.



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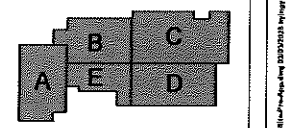


South Kingstown School District

South Kingstown High School

215 Columbia Street
South Kingstown, RI 02879

APPLICANT/CORPORATE: TOWN OF SOUTH KINGSTOWN
215 COLUMBIA STREET
WARRFIELD, RI 02879



KEYPLAN

Number	Date	Issued For

CONCEPTUAL SITE LAYOUT PLAN

Date: [03/03/2025]
Scale: As indicated
Drawing Number: C-1
Proj. Number: 7458.00



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