

August 28, 2020

Mr. Jason Parker, Principal Planner
South Kingstown Planning Department
180 High Street
Wakefield, RI 02879

Subject: Waiver request summary for 2095 Kingstown Road, South Kingstown

Mr. Parker

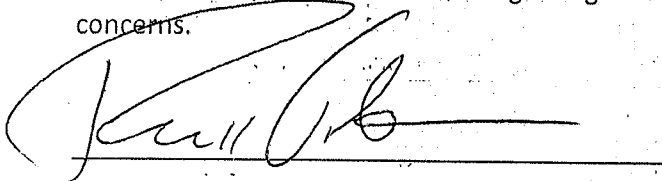
As part of our submittal package for Preliminary Plan approval, below please find the waivers we are requesting for 2095 Kingstown Road multi-family project.

SUBDIVISION AND LAND DEVELOPMENT REGULATIONS REQUIRED WAIVERS

- G.3: No less than 10 feet perimeter landscaping shall be provided when parking area contains five (5) or more spaces. (0 feet provided)
- H.7: Multi-household development projects when located along any public street, shall provide a setback of 100 feet along said street. (25 feet provided)
- H.9: Distance between building on same lot along the same plane shall be 25 feet if abutting ends contain no windows. If walls contain windows, the separation shall be 50 feet. (10 feet provided)

In addition, on August 19, 2020 the South Kingstown Zoning Board of Review approved our request for a Special Use Permit, Section 504.14 for relief regarding the household occupancy of no more than three (3) unrelated persons for the nine (9) four-bedroom units. The vote was 5-0 in favor.

Thank you for your consideration regarding these waiver requests and contact me with any questions or concerns.



Russ Johnson, Project Manager
Landings Construction Management