

Project Narrative

For a Proposed 5,000± Sq. Ft. Commercial Building Tenant Fit-Out

The Winding Rhode Compassion Center Inc.

**682 Kingstown Road, Unit #1
South Kingstown, Rhode Island**



Rendering courtesy of Dennis Colwell Architects, Inc.

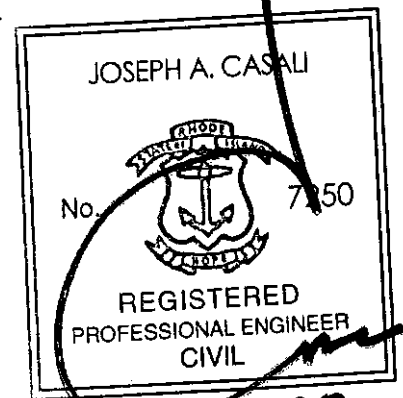
Prepared for:

Mr. Patrick J. Casey, III, President
Winding Rhode Compassion Center, Inc.
72 Pine Street, 1st Floor
Providence, RI 02903

Submission Date:

October 2020

Submitted by:



JCE

JOE CASALI ENGINEERING, INC.
CIVIL · SITE DEVELOPMENT · TRANSPORTATION
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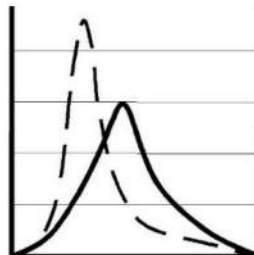


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1 INTRODUCTION

Joe Casali Engineering, Inc. (JCE) has prepared the following Project Narrative Report to identify existing and proposed site conditions relative to a proposed commercial building redevelopment (tenant fit-out) located at 682 Kingstown Road, Unit #1, South Kingstown, RI. A portion of the existing building (Unit #1) will be redeveloped to accommodate the proposed marijuana retail sales facility (compassion center). The leased area to accommodate the compassion center consists of approximately 5,000± sq. ft. in total floor area with the first floor will consisting of approximately 2,075± sq. ft. of retail sales space and the basement consisting of approximately 2,925± sq. ft. of office and packaging space.

2 SITE LOCATION AND PHYSICAL DESCRIPTION

2.1 Existing Conditions

The project site is located at 682 Kingstown Road in South Kingstown, Rhode Island, which can also be identified as Tax Assessor Plat Map (AP) 57-1, Lot 96-0. The subject parcel is one (1) of three (3) units within “Old Colony Condominium” identified as Tax Assessor Plat Map (AP) 57-1, Lot 96. Based on the Town of South Kingstown’s Geographic Information System (GIS), the Lot 96 contains approximately 118,483 sq. ft. (2.72 ac.) of land. The overall parcel contains a 49,432 sq. ft. single-story masonry building divided into three (3) units, constructed in 1960 (Unit #3) and 1985 (Units #1 and #2). Unit #1 is occupied by Yankee Travel. Unit #2 is currently occupied by Subway, The Boss Thai Restaurant, and A & B Family Appliances. Unit #3 was formerly occupied by Benny’s but has been recently occupied by Ocean State Job Lot. Site photos are included in Appendix A; a vicinity map is included in Appendix B.

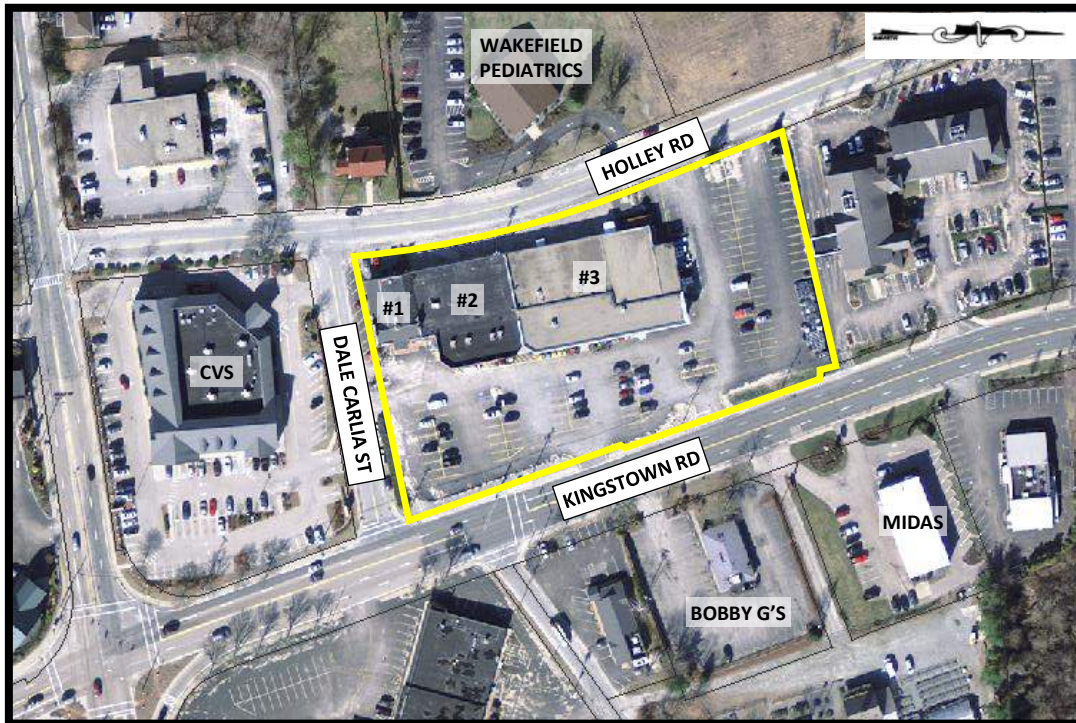


Figure 1 – Locus Map
NOT TO SCALE

2.2 Soil Classification

According to the *Web Soil Survey (WSS)* operated by the US Department of Agriculture Natural Resources Conservation Service (NRCS), produced by the National Cooperative Soil Survey, the soils on the site consist of Urban Land (Ur). Ur soils generally consist of human transported material (fill) and require on-site analysis to determine suitability for use.

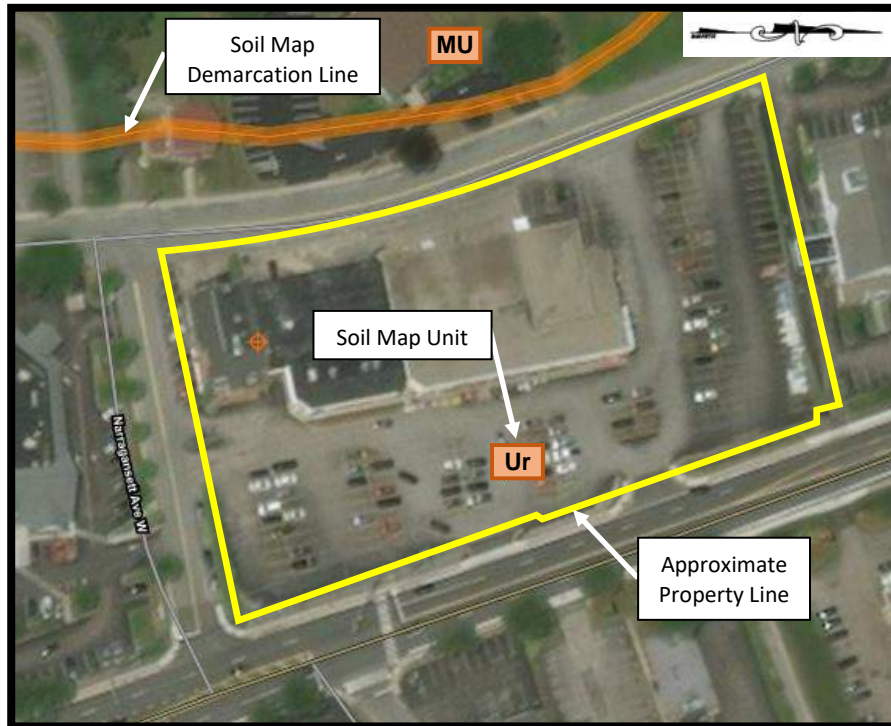


Figure 2 – Soils Map
NOT TO SCALE

2.3 Wetland Resources / Watershed

According to RIDEM Environmental Resource Mapping, there are no wetlands, wetland buffers or natural watercourses on the subject parcel. The parcel is not located in a historic planning district, land conservation area or natural heritage area. The site is located within the Saugatucket River Watershed. Stormwater runoff from the subject parcel is ultimately conveyed to the Indian Run Brook (RI0010045R-02), which is listed as an Impaired Waterbody by the RIDEM for copper, fecal coliform and zinc.

2.4 Flood Zone Classification

The site is located on the Flood Insurance Rate Map (FIRM) for South Kingstown, Community Panel No. 44009C0203K, effective date April 3, 2020. Based on this FEMA Flood Insurance Rate Map, the entire subject parcel lies within Zone X – areas determined to be outside of the 1% annual-chance flood hazard area.

2.5 Zoning

According to the Town of South Kingstown Zoning Ordinance (“Zoning Ordinance”), the site is currently zoned as Commercial-Highway (CH). The proposed use of a medical marijuana dispensary (“compassion center”) is permitted as a “marijuana retail facility” within a CH zoning district via a Special Use Permit. *See* Zoning Ordinance, Section 301 (Schedule of Use Table Regulations), Use Code 100, and the definition of a “marijuana retail facility” under Article 12, Section 84.1.

The following are the current dimensional requirements for a CH zoning district under Section 401 of the Zoning Ordinance:

Requirement	CH Zone Req’d
Minimum Lot Size	20,000 sq. ft.
Minimum Frontage and Width	100 ft.
Maximum Lot Building Coverage	30%
Maximum Principal Building Height	35 ft.
Maximum Accessory Building Height	15 ft.
Minimum Front Yard Setback	40 ft.
Minimum Corner Yard Setback	40 ft.
Minimum Side Yard Setback	30 ft.
Minimum Rear Yard Setback	40 ft.

In addition to the standard requirements of the zone in which the parcel lays, the proposed use is subject to several additional requirements as defined in the Town of South Kingstown Zoning Ordinance, Section 504.15 Marijuana-related uses. In accordance with these conditions, a proposed compassion center must be more than 1,000-ft from any pre-existing public or private school, or pre-school, or any licensed day-care center, not including higher education facilities; or 2,000-ft from any other marijuana retail facility or cultivation facility. The hours of operation for a compassion center shall be limited to 8:00 a.m. to 8:00 p.m. The proposed facilities shall implement the appropriate security measures to deter and prevent unauthorized entrance into areas containing marijuana and shall ensure that each location has an operational security/alarm system.

Development Plan Review and approval shall be required prior to application for the Special Use Permit and is to be conducted by the Planning Board. (Zoning Ordinance, Section 504.15. F.) In addition to the Development Plan Review standards set forth in the Subdivision and Land Development Regulations, the Planning Board shall ensure compliance with the following conditions: the requested use at the proposed location is sufficiently buffered in relation to any residential area in the immediate vicinity so as not adversely affect said area; the exterior appearance of the structure is consistent with the exterior appearance of existing structures

within the immediate neighborhood, so as to prevent blight or deterioration, or substantial diminishment or impairment or property values within the neighborhood; and lighting is provided to illuminate the compassion center, its immediate surrounding area, any accessory uses including storage areas, the parking lot(s), its front façade, and any adjoining public sidewalk. (Zoning Ordinance, Section 504.15. F.)

2.6 Parking Requirements

According to Section 711 of the Town of South Kingstown Zoning Ordinance, retail stores, shopping centers and other types of permitted business or commercial uses require one (1) parking space for each 350 sq. ft. of gross leasable floor area (GLFA), with a minimum of three (3) parking spaces.

2.7 Easements

Based on the Declaration of Condominium of Old Colony Condominium, recorded July 19, 1985, the overall property is subject to a temporary construction easement granted to the Rhode Island Department of Transportation Division of Public Works (which has presumably expired). The property is also subject to an Aerial Easement as shown on the Rhode Island Highway Plat #2007 and a sewer easement over the easterly portion of said parcel. The property is also subject to utility rights of others over the former Tarn Street area as shown on the hereinafter mentioned plan. Neither a Class I Boundary Survey nor a Title Search has been completed as of the date of this report; those documents may turn up other encumbrances on the project site.

2.8 Utilities

Existing public utilities are available from Kingstown Road. Water services to the building are provided by Suez Water. Sewer service to the existing building is provided by the Town of South Kingstown. The existing building is serviced by gas and overhead electric, owned by National Grid. There are no anticipated modifications to the existing utility services to the building as part of this development.

3 PROPOSED DEVELOPMENT

The Winding Rhode Compassion Center, Inc. will lease approximately 5,000± sq. ft. of space at 682 Kingstown Road, Unit #1, to operate a licensed medical marijuana compassion center (should it be awarded a license by the Rhode Island Department of Business Regulation). The projected cost to improve the premises for the contemplated compassion center is approximately \$1.5 million, which includes minor work on the exterior (including new handicapped-accessible parking spaces, crosswalk, and landscaping).

The interior of the premises will be completely rebuilt in a manner befitting of a modern boutique store, including custom millwork. It will feature a security checkpoint for all patients, a consultation room, 1,400 sq. ft. of patient service (sales) space, restrooms, a secure packaging room, a vault room, a manager's office, and an employee break room. Floor plans and building elevations, prepared by Dennis Colwell Architects, Inc., are included in Appendix C.

As part of the pending license initiative of the state's Dept. of Business Regulation, South Kingstown is located within so-called Zone 5, which also includes the municipalities of Charlestown, Exeter, Hopkinton, Narragansett, and Richmond. Only one compassion center will be awarded among these five (5) municipalities.

3.1 Zoning

The building at 682 Kingstown Road, Unit #1 is located within the Commercial Highway (CH) zone, in which a medical marijuana dispensary ("compassion center") is permitted, as a marijuana retail facility, via a Special Use Permit. In addition, consistent with the Town's Zoning Ordinance, Code Amendment 1-20-03: The proposed compassion center is more than 1,000 feet from any pre-existing public or private school, or pre-school, or any licensed day-care center; and the proposed compassion center is more than 2,000 feet from any other marijuana retail facility or marijuana cultivation facility.

In addition, consistent with the City's Zoning Ordinance, Section 504.15:

1. The hours of operation will be 8:00 AM – 8:00 PM daily; the dispensary will be closed on most federal holidays.
2. Security: detailed security protocols to be provided under separate cover.
3. The proposed location is not located in the immediate vicinity of residential properties. The closest single-family dwelling (31 Oak Street) is located approximately 385 feet to the west from the proposed compassion center. The properties are separated by Holley Street and a commercial property (Matoney Financial, 30 Holley St.). The proposed

compassion center is approximately 681 feet away from the Indian Run Village Apartment Complex.

4. The exterior appearance of the structure is consistent with the exterior appearance of existing structures within the immediate neighborhood, so as to prevent blight or deterioration, or substantial diminishment or impairment or property values within the neighborhood. Refer to Architectural Floor Plans and Renderings in Appendix C.
5. Exterior lighting is presently provided on the property to illuminate the facility, its immediate surroundings area, accessory uses, the parking lots, its front façade, and adjoining public sidewalk.
6. The compassion center will fully comply with all other licensing requirements of the Town and the laws of the State of Rhode Island.

3.2 Adjacent Area Uses

The existing property abuts Holley Street, Dale Carlia Street, and Kingstown Road. The property is surrounded by a variety of business and commercial uses including:

- Pharmacy and Store (CVS, 11 Main St.)
- Retail (Dale Carlia Shopping Center: Store Four (gift shop); Wakefield Liquors; and Sovereign Bank ATM, 667 Kingstown Rd.)
- Medical Office (Robert S Gilardetti, MD, DMD, 691 Kingstown Rd.)
- Restaurant (Bobby G's Pub, 703 Kingstown Rd.)
- Automobile Service Shop (Midas, 721 Kingstown Rd.)
- Office/Retail (Washington Trust Full-Service Bank & ATM; Pilates & Fitness Studio; Salon Rouge; HomeCare Advantage of South County; the Lock Shop; Design Print Bind; Pelton Chiropractic; OPT Physical Therapy; Mercy Diagnostics, 730 Kingstown Rd.)
- Bank (Bank of America, 4 Old Tower Hill Rd.)
- Mixed Use Residential (Matoney Financial, 30 Holley St.)
- Office Building (Wakefield Pediatrics; Janigian Retina & Associate; Liberty Mutual; Heather E Mahan (Attorney); Joe P Matoney (Accountant); Samuel R Stockwell PhD, 46 Holley St.)

3.3 Parking

On average, patient traffic will generate 20-25 visits per hour. Peak hours will experience an increased volume – perhaps 40 visits per hour. Each patient will spend, on average, approximately 10 minutes in the store. During peak hours, the compassion center will have up to 18 employees in the store.

According to Section 711 of the Town of South Kingstown Zoning Ordinance, retail stores, shopping centers and other types of permitted business or commercial uses require one (1) parking space for each 350 square feet of gross leasable floor area (GLFA), with a minimum of three (3) parking spaces. The GLFA of Unit #1 (proposed compassion center) is 6,095 square feet with 18 off-street parking spaces required. Unit #2 consists of 15,705 square feet with 45 parking spaces required. Unit #3 consists of 27,632 square feet with 79 parking spaces required. The shopping center requires a total of 142 off-street parking spaces (5 accessible parking spaces). The shopping center currently provides 167 parking spaces (2 accessible spaces). The Applicant is proposing to reconfigure the existing parking lot to meet the accessible parking requirements, to provide additional landscaping and improve pedestrian and vehicular traffic within the development.

In accordance with Section 709 of the South Kingstown Zoning Ordinance, off-street loading will be accomplished via a proposed secure door to be located at the rear elevation of the existing building. Deliveries are generally completed with a typical transit van, ranging in length from 18 to 22-ft. An area adjacent to the rear entry is proposed to be striped to provide access to the secure door for unloading. The rear entry will utilize a secure hallway for deliveries that provides access to the lower level vault. Loading / unloading will occur during off hours only.

3.4 Operations

Patients will enter through a dedicated entry door, where a security officer will confirm ID, state-registered prescription, and other information. Once allowed entry, all patients will follow a defined interior traffic pattern; there is ample space inside the premises for 30± patients at one time. The premises will feature 14 POS stations (properly distanced to ensure compatibility with COVID-19 guidelines), 3 informational stations (with large computer screens) and a private consultation room.

All sales will occur inside the building in a secure and controlled environment. A unisex restroom for customers will be located down a short hallway.

3.5 Employees / Management

The Winding Rhode Compassion Center will prioritize hiring at least 10% of its employees from the Town of South Kingstown and will similarly prioritize the hiring of ethnic minorities, women, veterans, people with disabilities, and members of the LGBTQ+ community. Employee training is substantial, critical and costly, and thus employee retention is of paramount importance to Winding Rhode. Full-time salaries will range from \$40,000 (if waged, \$20-\$25/hr.) to \$100,000, and all employees will have access to the compassion center's healthcare platform with the employer paying 60% of the premium.

Winding Rhode's management team is comprised almost entirely of Rhode Island natives who continue to reside in the state. Each member of the team has substantial experience in the cannabis industry.

Patrick J. Casey, III, President (Warwick, RI)

Mr. Casey, the President and a Director of Winding Rhode, is a cancer survivor and has been a licensed medical marijuana cardholder in the State of Rhode Island for 5 years. He is a principal and officer of Aspen Blue, LLC, which is developing an integrated cannabis operation in Massachusetts consisting of three retail stores and two cultivation facilities. Before founding Aspen Blue, Mr. Casey had structured financing for several cannabis operations in both RI and MA. He understands the business, regulatory and financial frameworks both at the state and federal levels. Mr. Casey (along with Mr. Salvatore, below) will oversee all operations at The Winding Rhode Compassion Center. He is 59 years old and was born, raised and still resides in Warwick.

Nicholas Salvatore, VP (Providence, RI)

Mr. Salvatore is one of two principals of STJ, LLC, a Warwick-based marijuana cultivation business operating under a Class B cultivator license. He is widely known within Rhode Island's medical marijuana community, both for (i) his keen knowledge of the regulatory framework, (ii) his reputation for consistently producing high quality, clean product. His grow operation in Warwick has never been cited for any deficiencies, and its product is always in high demand among the existing compassion centers and prescription holders. Like Mr. Casey, Mr. Salvatore is also a principal and officer of Aspen Blue, LLC. Mr. Salvatore (along with Mr. Casey, above) will oversee all operations at The Winding Rhode Compassion Center. He is 34 years old, was born in Providence, and presently resides in Narragansett. *[Note: Should The Winding Rhode Compassion Center be awarded a license by the RI Dept of Business Regulation, Mr. Salvatore will divest himself from STJ, LLC, as required by state law.]*

Matthew Wilkes, VP (Providence, RI)

Mr. Wilkes, formerly an auditor with the US National Guard, has spent the last year as the full-time Business Manager for a Massachusetts cannabis company. He is well-versed in all business matters relating to state-licensed marijuana operators including banking, insurance, internal reporting, security, and transportation protocols (cash and inventory), human resource policies, and product branding and trademarking. Mr. Wilkes will serve as the Business Manager for Winding Rhode. He is 34 years old and was born and presently resides in Providence.

Julio Vasquez (N. Providence, RI)

Mr. Vasquez will be the Director of Retail Operations at Winding Rhode, He began his cannabis career at The Thomas C. Slater Compassion Center in Providence, where he served as Inventory Manager after working his way up the ladder over 4 years. Much of his time at Slater was spent consulting with patients to advise them on the differences in effect from the various consumption options. Mr. Vasquez will directly supervise retail operations, including quality control, packaging in compliance with state regulations, inventory management, and sales team training and management. He is 28 years old and resides in N. Providence.

Rachel Cross (Attleboro, MA)

Ms. Cross will manage The Winding Road Compassion Center. After spending several years in Colorado as the General Manager for a well-known medical marijuana retailer, Ms. Cross relocated to Massachusetts. She served as the Regional Manager for a Canadian company entering the US market. She opened two stores for that company before leaving and joining Aspen Blue, where she is coordinating the opening of three adult-use marijuana stores. Ms. Cross is 28 years old, was born and raised in Colorado, and presently resides in Attleboro.

Steven Forde

Mr. Forde, a security consultant, was the Director of Security for the Thomas C. Slater Compassion Center in Providence for 5 years, beginning his tenure there well before the actual opening of the dispensary. He is a 25-year veteran of the Warwick Police Dept., including 10 years as a narcotics detective and 5 years working closely with the US DEA. Utilizing his breadth of knowledge and experience, Mr. Forde will help establish and implement all security protocols at Winding Rhode.

4 LOCAL PERMITTING

As stated previously, the proposed use will require a Special Use Permit. Per the Zoning Ordinance, Section 504.15.F. (Special Use Permits, Marijuana-related uses), “Development Plan Review and approval shall be required prior to application for the Special Use Permit, and is to be conducted by the Planning Board.” Prior to said Planning Board’s review, the Town’s Technical Review Committee (TRC) will review the Development Plan Review (DPR) application and make a recommendation regarding the DPR application to the Planning Board. In addition, in accordance with Section 505.1.D.5. of the Zoning Ordinance, the Planning Board will also review the Special Use Permit application (that will have been submitted to the Zoning Board) and, in turn, make a recommendation on said application to the Zoning Board. Thereafter, the Zoning Board will hold a public hearing on the Special Use Permit application.

4.1 Building Permit

Any proposed development of the site will require review and approval by the Town Building Official. Under this submission, the proposed plans will be reviewed by, and will require approval from, the Town Building Official and the Town Fire Marshal.

4.2 Suez Water and South Kingstown Sewer Department

The proposed development may require applications with Suez Water and the South Kingstown Sewer Department due to the proposed change in use. No modifications to these existing utility services are anticipated. A letter of awareness from Suez Water is included in Appendix D.

5 STATE PERMITTING

5.1 Rhode Island Department of Business Regulation

The Owner/Applicant is currently in the process of applying to the Rhode Island Department of Business Regulation, Office of Cannabis Regulation, for a compassion center license. This process is ongoing with a final application due date of December 15, 2020 and a decision anticipated sometime in 2021. No further state permits are anticipated to be required.

Appendix A

Photos of Project Site



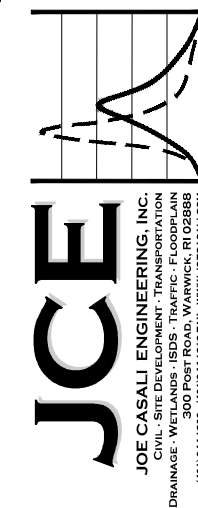
FRONT (EAST) ELEVATION
NOT TO SCALE



SIDE (SOUTH) ELEVATION
NOT TO SCALE



REAR (WEST) ELEVATION
NOT TO SCALE



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THE WINDING RHODE
COMPASSION CENTER
 682 KINGSTOWN ROAD
 WAKEFIELD, RHODE ISLAND
 AP 57-1, LOT 96-0

NO.	DATE	DESCRIPTION

DESIGNED BY: SEP
 DRAWN BY: SEP
 CHECKED BY: DRD
 DATE: OCT. 2020
 PROJECT NO: 20-34b

FOR NARRATIVE REPORT

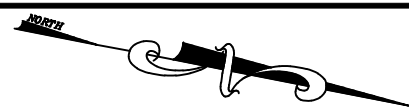
APPENDIX A:
SITE PHOTOS

SHEET 1 OF 1

Appendix B

Vicinity Map

VICINITY MAP



PER SECTION 504.15 OF THE SOUTH KINGSTOWN ZONING ORDINANCE

A PROPOSED COMPASSION CENTER MUST BE MORE THAN 1,000-FT FROM ANY PRE-EXISTING PUBLIC OR PRIVATE SCHOOL, OR PRE-SCHOOL, OR ANY LICENSED DAY-CARE CENTER, NOT INCLUDING HIGHER EDUCATION FACILITIES;

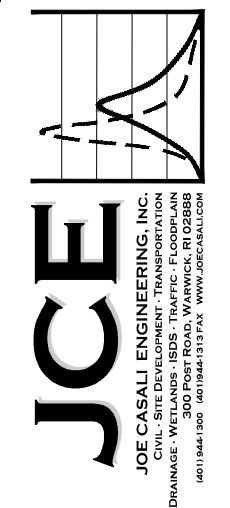
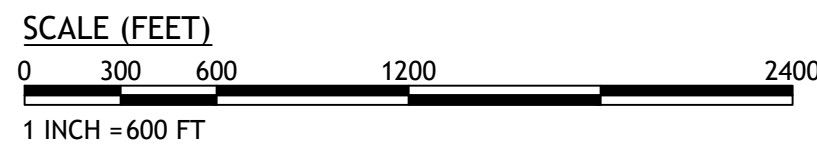
- SOUTH KINGSTOWN HIGH SCHOOL IS THE CLOSEST PRE-EXISTING SCHOOL AT APPROXIMATELY 1,795-FT AWAY FROM THE PROPOSED COMPASSION CENTER
- PEACEDALE ELEMENTARY LEARNING CENTER IS THE CLOSEST PRE-EXISTING DAYCARE AT APPROXIMATELY 1,842-FT AWAY FROM THE PROPOSED COMPASSION CENTER

A PROPOSED COMPASSION CENTER MUST BE 2,000-FT FROM ANY OTHER MARIJUANA RETAIL FACILITY OR CULTIVATION FACILITY

- THERE ARE NO OTHER MARIJUANA RETAIL FACILITY OR CULTIVATION FACILITY WITHIN 2,000-FT FROM THE PROPOSED COMPASSION CENTER

RESIDENTIAL PROPERTIES IN THE NEARBY VICINITY

- THE CLOSEST SINGLE-FAMILY DWELLING (31 OAK STREET) IS LOCATED APPROXIMATELY 385 FEET FROM THE PROPOSED COMPASSION CENTER
- THE INDIAN RUN VILLAGE APARTMENT COMPLEX IS LOCATED APPROXIMATELY 681 FEET FROM THE PROPOSED COMPASSION CENTER



THE WINDING RHODE
 COMPASSION CENTER
 682 KINGSTOWN ROAD
 WAKEFIELD, RHODE ISLAND
 AP 57-1, LOT 96-0

NO.	DATE	DESCRIPTION

DESIGNED BY: SEP
 DRAWN BY: SEP
 CHECKED BY: DRD
 DATE: OCT. 2020
 PROJECT NO: 20-34b

FOR NARRATIVE REPORT

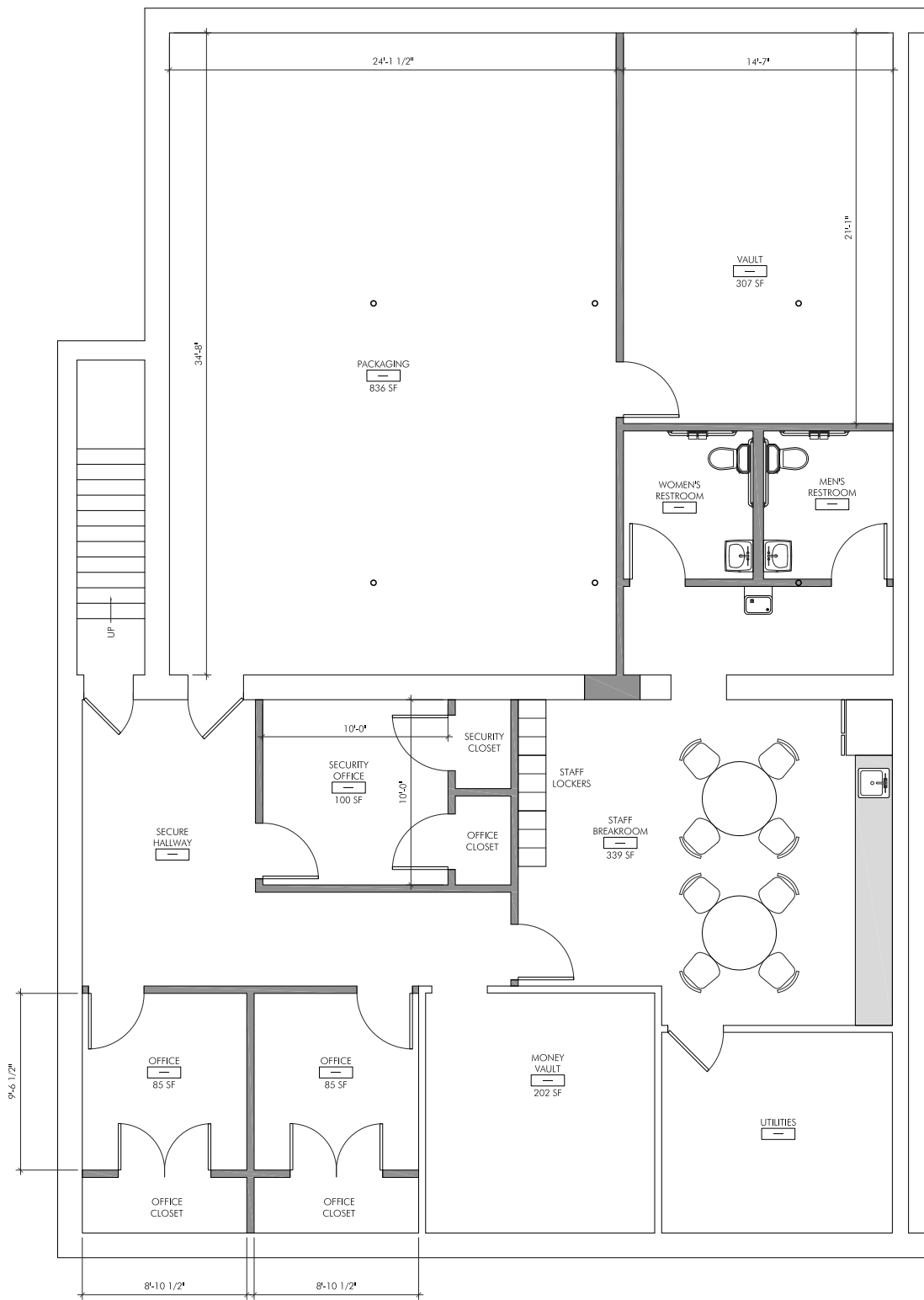
**APPENDIX B:
 VICINITY
 MAP**

**SHEET
 1 OF 1**

Q:\20-34 Patrick Casey\20-34b Kingstown Road, SK\ACAD\Kingstown Road [DPR] Opt.1.dwg Oct. 01, 2020 1:38pm

Appendix C

*Floor Plan and Building Elevations
prepared by Dennis Colwell Architects, Inc., September 2020*



PROPOSED BASEMENT PLAN
SCALE: 1/4" = 1'-0"



PROPOSED FLOOR PLAN
SCALE: 1/4" = 1'-0"

EXISTING WALL TO REMAIN

NEW WALL

EXISTING DOOR TO REMAIN

NEW DOOR

NOT IN SCOPE

FLOOR PLAN LEGEND

PROJECT:
THE WINDING RHODE
COMPASSION CENTER
682 KINGSTOWN ROAD
WAKEFIELD, RI 02879

PROJECT NUMBER: 20186

DENNIS COLWELL ARCHITECTS
132 CENTRAL STREET, SUITE 203, FOXBOROUGH, MA 02035
P. 508-241-2122 F. 508-455-4466 WWW.DC-ARCHITECT.COM

STAMP:

ISSUE:	DATE:
PRELIMINARY	09.25.2020

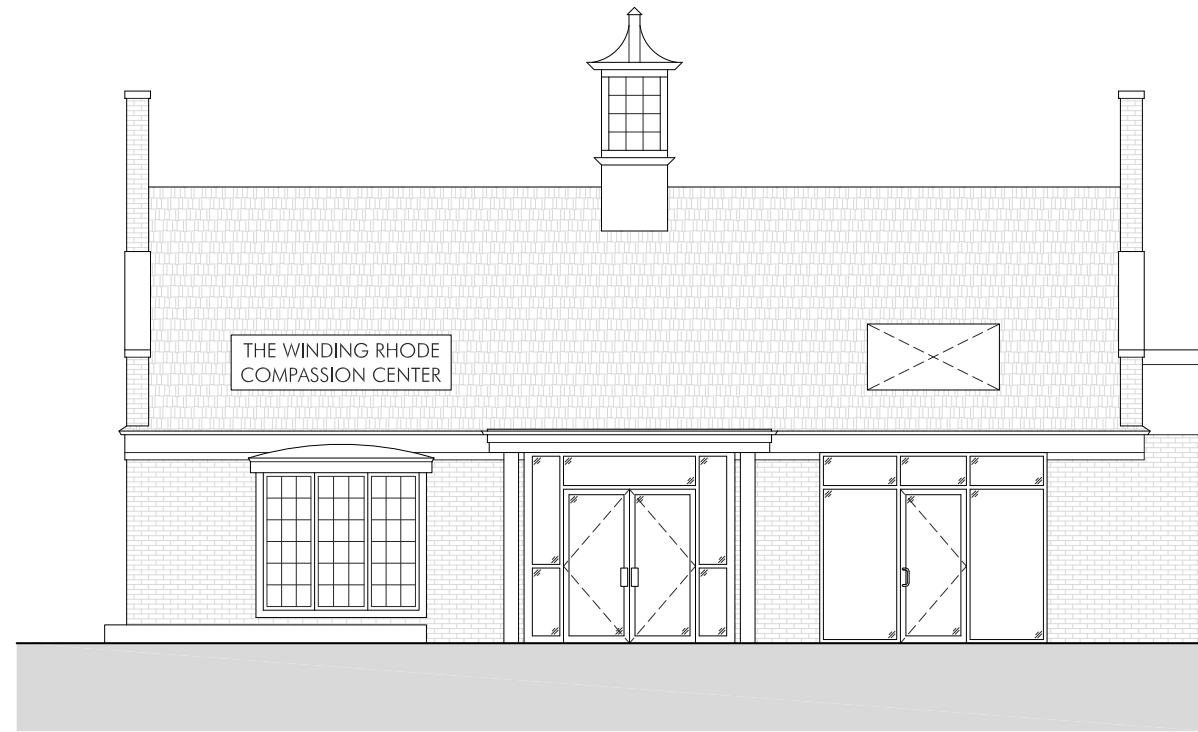
DRAWING SCALE: 1/4" = 1'-0"

DRAWN BY: C.J.G. CHECKED BY: D.M.C.

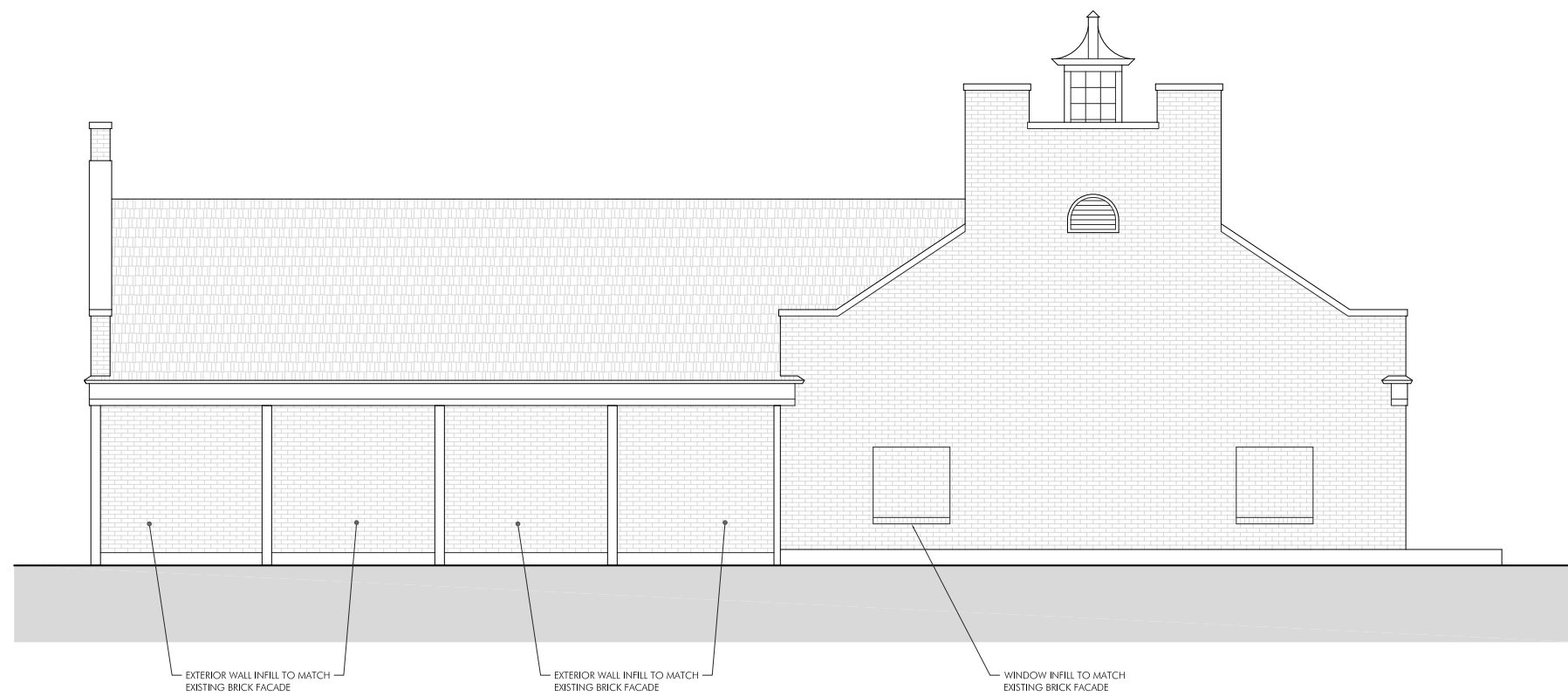
DRAWING TITLE:
PRELIMINARY FLOOR PLANS

DRAWING NUMBER:

A1.0



1 FRONT EXTERIOR ELEVATION
SCALE: 1/4" = 1'-0"



2 SIDE EXTERIOR ELEVATION
SCALE: 1/4" = 1'-0"

PROJECT:
THE WINDING RHODE
COMPASSION CENTER
682 KINGSTOWN ROAD
WAKEFIELD, RI 02879

PROJECT NUMBER: 20186



DENNIS COLWELL
ARCHITECTS
132 CENTRAL STREET, SUITE 203, FOXBOROUGH, MA 02035
P. 508-241-2122 F. 508-455-4466 WWW.DC-ARCHITECT.COM

STAMP:

ISSUE:	DATE:
PRELIMINARY	09.24.2020

DRAWING SCALE:	1/4" = 1'-0"
DRAWN BY:	CJG
CHECKED BY:	DMC

DRAWING TITLE:
BUILDING ELEVATIONS

DRAWING NUMBER:

A2.0

Appendix D

*Letters of Awareness from applicable
Authorities Having Jurisdiction*

Mark Dowdell, PE
Superintendent, RI Division

Suez Water Rhode Island
10 High St, Suite K
Wakefield, RI 02879
TEL 401-789-0271 x1025



September 29, 2020

Dan DeCesaris, PE
Joe Casali Engineering, Inc

RE: Water Availability for Winding Rhode Compassion Center at 682 Kingstown Rd, Wakefield RI

Dear Dan,

Per your request, this letter is to inform you that water service is available from the SWRI system at 682 Kingstown Rd, Wakefield. The current service is currently shared with the other tenants at the facility. As long as its use remains retail, SWRI will continue to supply water to this location.

If you require any further information or have any additional questions, please feel free to contact me.

Very truly yours,

A handwritten signature in black ink, appearing to read "M Dowdell", written in a cursive style.

Mark Dowdell, PE