

NOW OR FORMERLY
CHURCH HOUSING, INC.
 A. P. 40-2 / LOT 7

NOW OR FORMERLY
Kevin J. & Nicole B. LOONTJENS
 A. P. 40-2 / LOT 9

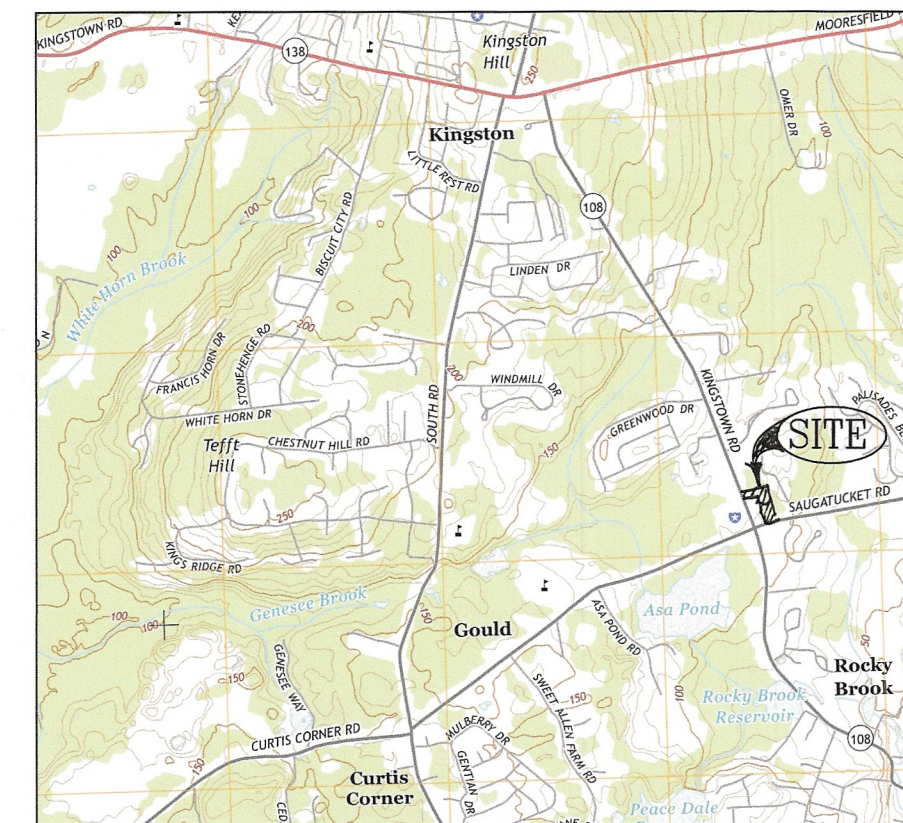
NOW OR FORMERLY
Donna A. Castle & David J. & Susan L Sheehan
 A. P. 40-23 / LOT 37-1 & 2

NOW OR FORMERLY
"OPEN SPACE"
 A. P. 40-3 / LOT 59

A.P. 40-2 LOT 19
 EXIST. AREA=80,946 ±S.F.

PROP. HOUSE
 2400SF

PROP. HOUSE
 2600SF

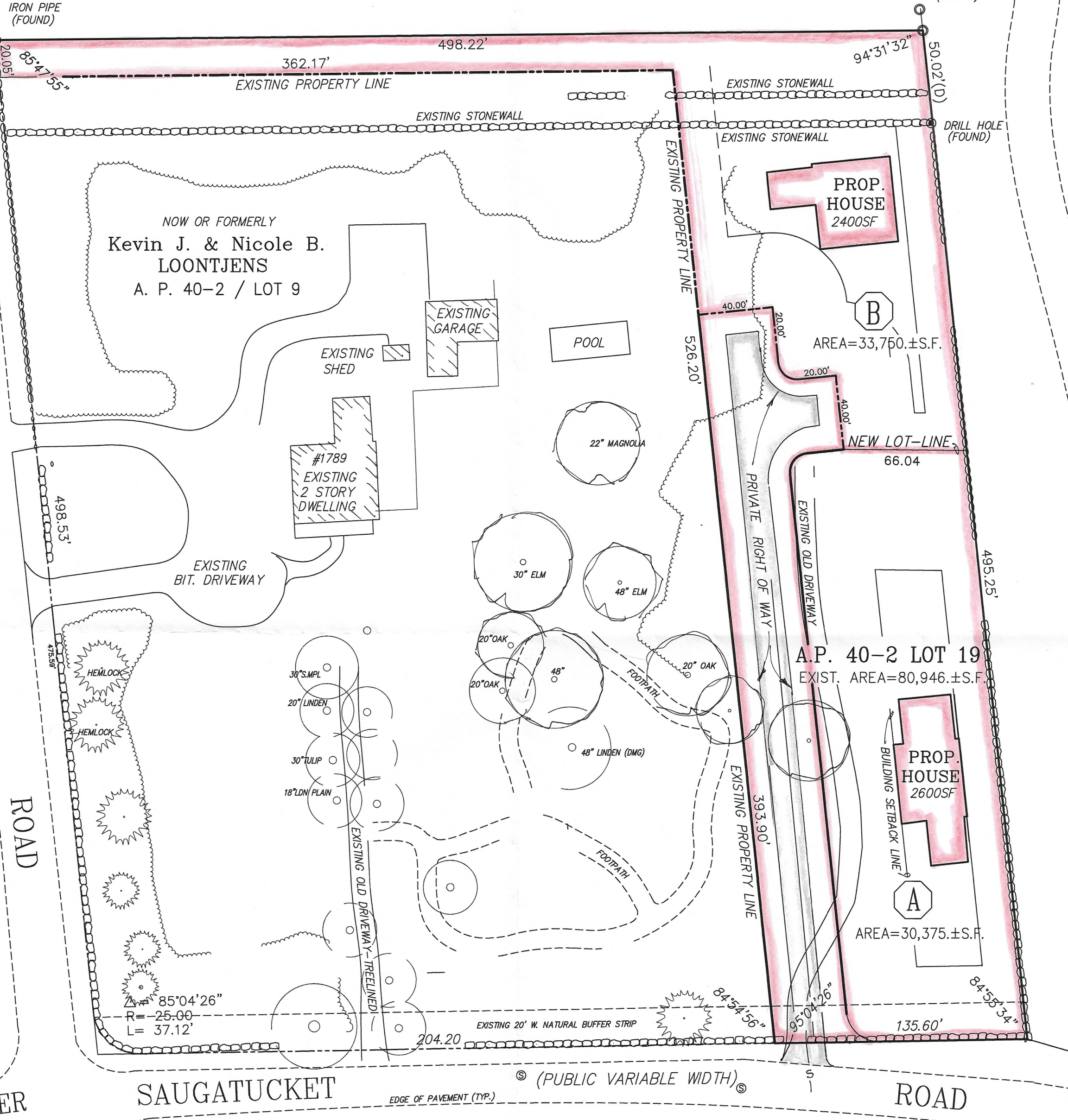
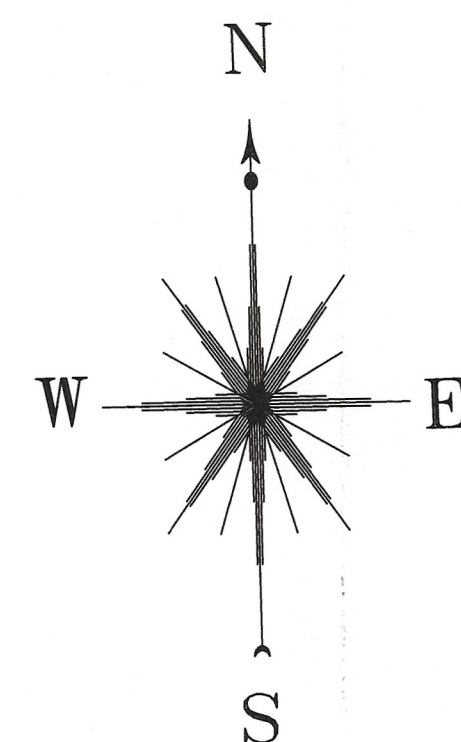


LOCATION MAP

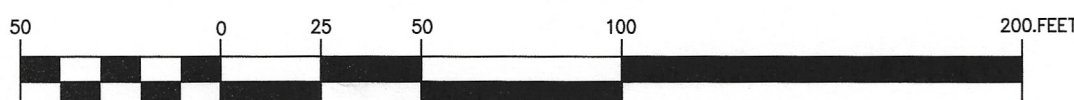
(Not To Scale)

ZONING DISTRICT= R-30
TOTAL PARCEL AREA=1.858±ACRES
 (TOTAL AREA = 80,946±Sq.Ft.)
 MIN. PARCEL AREA =30,000.Sq.Ft.
 MIN. PARCEL AREA =45,000.Sq.Ft./DUPLEX UNIT
 MINIMUM PRIMARY BUILDING SETBACKS:
 FRONT YARD.....40 FEET
 SIDE YARD.....20 FEET (CORNER SIDE = 30 FT.)
 REAR YARD.....40 FEET
 MINIMUM LOT FRONTAGE/WIDTH = 125 FEET
 SUBJECT PARCEL IS NOT SITUATED IN THE
 COASTAL POND CRITICAL RESOURCE AREA (RIDEM-ISDS)
 NATURAL HERITAGE AREA (R.I.D.E.M.)
 SALT POND SPECIAL AREA MANAGEMENT PLAN (RICRMC)
 NARROW RIVER SPECIAL AREA MANAGEMENT PLAN (RICRMC)
 GROUNDWATER PROTECTION OVERLAY DISTRICT (TOWN)
 SUBJECT PARCEL IS SITUATED IN THE
 KINGSTOWN ROAD SPECIAL MANAGEMENT DISTRICT (TOWN)

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GRAPHIC SCALE



1 inch = 50 ft.

NOTE: TO OBTAIN METERS, MULTIPLY FEET BY 0.3048.

REFERENCES:

1. PLAN ENTITLED: "FINAL PLAT KERWIN HIGHLAND 1789 KINGSTOWN ROAD PEACEDALE, R.I. 02879, MINOR SUBDIVISION A.P. 40-2, LOT 9 SOUTH KINGSTOWN, RI, RAYMOND W. SCHWAB ASSOCIATES, INC., 25 OCT. 1993." RECORDED IN THE TOWN OF SOUTH KINGSTOWN LAND EVIDENCE RECORDS AT PLAT BOOK 23, PAGE 85.

**"YEILD PLAN" OF A CONVENTIONAL
 (2) LOT MINOR SUBDIVISION**

OF LAND BELONGING TO
CHARLES BOWSE
 LAND KNOWN AS
ASSESSOR'S PLAT 40-2 / LOT 19
 SITUATED IN THE TOWN OF
SOUTH KINGSTOWN, RHODE ISLAND
 DATE: APRIL 21, 2021; SCALE: 1"=50'
 PREPARED BY:
EASTERBROOKS & ASSOCIATES, LLC
 2497 BOSTON NECK ROAD SAUNDERSTOWN, R.I. 02874 TEL.401.667-7770