



Town of South Kingstown, Rhode Island

BUILDING AND ZONING DEPARTMENT

180 High Street
Wakefield, RI 02879
Tel (401) 789-9331 x1224
Fax (401) 789-9792

**This meeting will be held virtually on-line using Zoom.
Further instructions on how to log into Zoom will be
Included on the Agenda to be posted on the Secretary of State's website.
Please contact the Building & Zoning Department if you have any questions.
Below is the Zoom link and log in information**

Via Computer: <https://southkingstownri.zoom.us/j/91053270391>

Via Telephone: US: +1 312 626 6799 or +1 929 205 6099 or +1 253 215 8782 or
+1 301 715 8592 or +1 346 248 7799 or +1 669 900 6833

Webinar ID: **910 5327 0391**

NOTICE OF PUBLIC HEARING UNDER THE ZONING ORDINANCE

**Town of South Kingstown
Zoning Board of Review
Wakefield, RI**

You are hereby notified that a Public Hearing will be held via Zoom Video Conference

**Wednesday, August 19, 2020
At 7:00 p.m.**

In regard to the petition of:

**Tower Hill Landings Annex, LLC
543 Thames Street
Newport, RI, 02840**

for a **Special Use Permit** under the Zoning Ordinance as follows:

The applicant is seeking a special use permit to allow more than three (3) unrelated individuals within a household occupancy. The applicant is proposing to construct two multi household structures consisting of two 2 bedroom units and nine 4 bedroom units total. The four bedroom units may be rented to more than three unrelated individuals. The multi household use is allowed in the zoning districts. Lot size is 1.23 Acres. **A Special Use Permit is required per Zoning Ordinance Section 504.14 (Household Occupancy by more than Three Unrelated Individuals) and Section 907 (Standards of Relief).** Owner is Tower Hill Landings Annex, LLC for premises located at 2095 Kingstown Road, South Kingstown, RI, Assessor's Map 32-4, Lot 32 and is zoned R-10 and CN

(Commercial Neighborhood). The Use Code is 12.1-Multi-Household Land Development Project.

Said petition is available for public review on the Town's website, at the following link: <http://www.southkingstownri.com/1000/Current-Zoning-Applications>

Persons who are unable to access the zoning applications via the link above may contact the Building Inspector's office to schedule an appointment to review the applications in person.

If you are unable to participate in the Zoom meeting, and/or wish to submit written comments or other documents to be considered, please submit these documents via email to jspence@southkingstownri.com no later than 48 hours before the meeting.

Individuals requesting American Sign Language interpreters or Cart service must call the Town Clerk's Office at 401-789-9331 at least seventy-two (72) hours in advance of public meeting.

Very truly yours,



Wayne Pimental, Clerk
Zoning Board of Review



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TOWN OF SOUTH KINGSTOWN ZONING BOARD OF REVIEW

July 27, 2020

Tower Hill Landings Annex, LLC
543 Thames Street
Newport, RI, 02840

Dear Sir or Madame,

Enclosed is the Legal Notice for your hearing with the Zoning Board of Review that must be sent Certified Mail, Return Receipt Requested to all of the following:

- All property owners within the 200-foot radius of the property in question whether within the Town or an adjacent town.
- The South Kingstown Town Council, 180 High Street, Wakefield, RI; and
- If the 200-foot radius of the property in question extends into an adjacent Town, to that Town Council.

These notices must be mailed no later than fourteen (14) days prior to the hearing. Green and white certified proof of mailing receipts must be returned to the Zoning Office along with the completed enclosed affidavit no later than seven (7) days prior to the hearing.

Please note the date of the hearing and be sure that you or someone with written authorization to act on your behalf is present to explain the application.

If you have any further questions, please feel free to call this office.

Yours truly,

Wayne R. Pimental, Clerk
Zoning Board of Review