

THE CITY OF WARWICK
STATE OF RHODE ISLAND

APPENDIX A
ZONING

No..... Date.....

Approved.....Mayor

AN ORDINANCE AMENDING THE ZONING ORDINANCES
OF THE CITY OF WARWICK
GREAT POINT GROUP, LLC, APPLICANT

Be it ordained by the City of Warwick:

Section I: The Zoning Map and the Record Book of Lot Classifications which are a part of the Zoning Ordinances of the City of Warwick are hereby amended by changing the classification of the following described premises from General Industrial (GI) to Residential A-7 Planned District Residential (PDR) for the purpose of constructing a seventy-five (75) unit, multi-family residential development, containing fifty-six (56) townhouse style units with access to Kilvert Street and nineteen (19) single-family style units with access to Graystone Street, on a lot with less than required front-yard setback, less than required separation between buildings, less than required parking, parking within fifteen feet (15') of a residential structure, and parking within the front-yard and corner side-yard setbacks:

Assessor's Plat 278, Assessor's Lot 144 as said plat appeared in the Tax Assessor's office on December 31, 2019, located on Kilvert Street and Graystone Street, is hereby changed from General Industrial to Residential A-7 Planned District Residential (PDR). The lots are set forth in the Planning Board Recommendation attached hereto.

Subject to the following conditions, waivers and stipulations:

1. That the Applicant shall include elements of the City Centre Design Manual in the Landscape, Buffering, and Lighting plan.
2. That the Zone Change shall take effect upon the Applicant receiving Preliminary and Final Approval of the Land Development Project by the Planning Board or its authorized designee.

Section II: The Clerk of the Zoning Board of Review is hereby authorized and directed to cause said changes to be made on the Zoning Map and the Record Book of Lot Classifications.

1 Section III: This Ordinance shall take effect upon passage and publication as prescribed by law.

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SPONSORED BY: COUNCILMAN HOWE

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COMMITTEE: LAND USE

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