

A KNOWLEDGE CORPORATION[®]

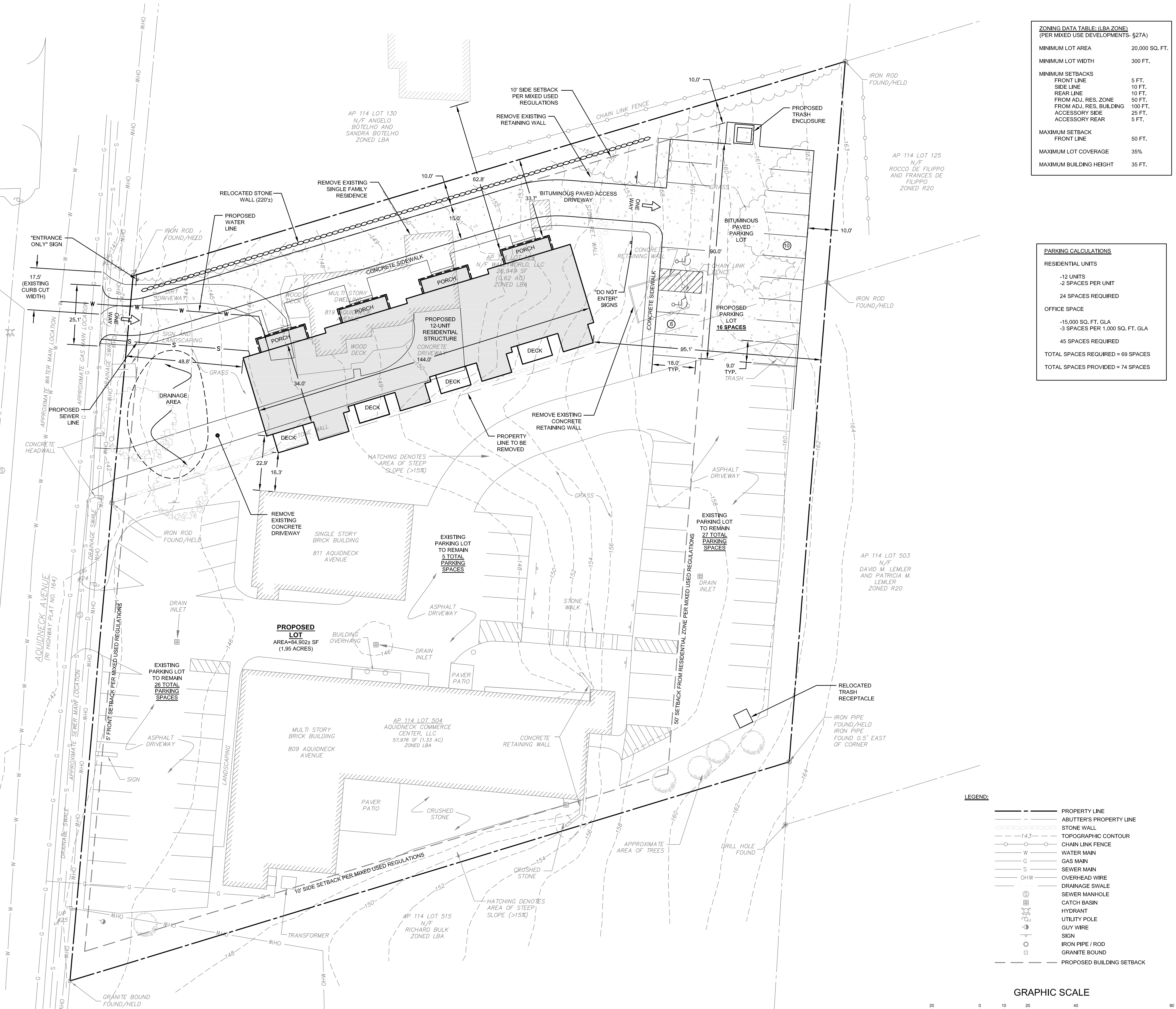
6 VALLEY ROAD MIDDLETOWN RHODE ISLAND 02842
PHONE (401) 849-0810 FAX (401) 846-4169
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ZONING DATA TABLE: (LBA ZONE)
(PER MIXED USE DEVELOPMENTS- §27A)

MINIMUM LOT AREA	20,000 SQ. FT.
MINIMUM LOT WIDTH	300 FT.
MINIMUM SETBACKS	
FRONT LINE	5 FT.
SIDE LINE	10 FT.
REAR LINE	10 FT.
FROM ADJ. RES. ZONE	50 FT.
FROM ADJ. RES. BUILDING	100 FT.
ACCESSORY SIDE	25 FT.
ACCESSORY REAR	5 FT.
MAXIMUM SETBACK	
FRONT LINE	50 FT.
MAXIMUM LOT COVERAGE	35%
MAXIMUM BUILDING HEIGHT	35 FT.

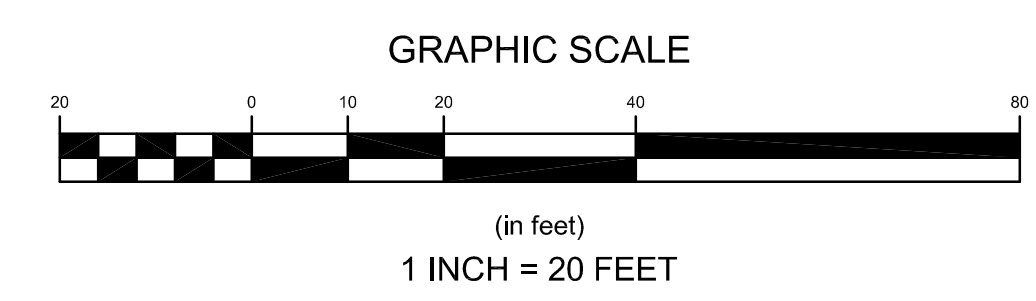
PARKING CALCULATIONS

RESIDENTIAL UNITS	
-12 UNITS	-2 SPACES PER UNIT
24 SPACES REQUIRED	
OFFICE SPACE	
-15,000 SQ. FT. GLA	-3 SPACES PER 1,000 SQ. FT. GLA
45 SPACES REQUIRED	
TOTAL SPACES REQUIRED = 69 SPACES	
TOTAL SPACES PROVIDED = 74 SPACES	



LEGEND:

---	PROPERTY LINE
---	ABUTTER'S PROPERTY LINE
---	STONE WALL
---	TOPOGRAPHIC CONTOUR
---	CHAIN LINK FENCE
W	WATER MAIN
G	GAS MAIN
S	SEWER MAIN
OHW	OVERHEAD WIRE
---	DRAINAGE SWALE
---	SEWER MANHOLE
---	CATCH BASIN
---	HYDRANT
---	UTILITY POLE
---	GUY WIRE
---	SIGN
---	IRON PIPE / ROD
---	GRANITE BOUND
---	PROPOSED BUILDING SETBACK



1	MASTER PLAN REVISIONS	15DEC21	
No.	Revision	Date	App.
Designed By:	JJR	Drawn by:	JJR
Checked by:	GES	Date:	20SEP21
Scale:	1"=20'	Date:	20SEP21
Project Title:	<p>AQUIDNECK COMMERCE CENTER AP 114 LOTS 124 & 504 809, 811, 819 AQUIDNECK AVENUE MIDDLETOWN, RHODE ISLAND</p>		
Client/Applicant:	<p>Owner: AQUIDNECK COMMERCE CENTER LLC 543 THAMES STREET NEWPORT, RI 02840</p>		
Issued for:	<p>PERMITTING</p>		
Drawing Title:	<p>PROPOSED SITE PLAN</p>		
Drawing Number:	<p>C-5</p>		
Sheet	5	of	5
Project Number:	<p>21247.0</p>		
Survey Index:	<p>13 - 129 - 53</p>		
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