



Town of South Kingstown

180 High Street
Wakefield RI 02879
Tel. 401-789-9331 x1225
www.southkingstownri.com

ZONING BOARD OF REVIEW

NOTICE OF PUBLIC HEARING UNDER THE ZONING ORDINANCE

Per Governor's Executive Order 22-01

The following petition will now be heard via Zoom Video Conference

Internet Computer Access

<https://southkingstownri.zoom.us/j/93042775668>

Telephone Access

+1 (929) 205 6099 +1 (312) 626 6799 +1 (669) 900 6833
+1 (253) 215 8782 +1 (301) 715 8592 +1 (346) 248 7799

Additional Instructions to Access the Meeting are available immediately following the Agenda Items

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

Wednesday January 26, 2022 at 7:00 p.m.

VIA ZOOM VIDEO CONFERENCE – WEBINAR I.D. # 930 4277 5668

In regard to the petition of:

**Harpin Family Trust
92 Indian Trail South
Wakefield, RI 02879**

For a **Dimensional Variance** under the Zoning Ordinance as follows:

The applicant is seeking to construct a 20' x 55' second story addition to the existing single-family dwelling. The proposed addition will be located 15' from the front property line. The required front yard setback is 35'. Relief of 20' is requested. Lot size is .16 acres. **A Dimensional Variance is required per Zoning Ordinance Section 207 (Nonconforming lots of record-Building setback requirements) and Section 907 (Standards of Relief).** Owner of the property is Harpin Family Living Trust for premises located at 92 Indian Trail South, South Kingstown, Assessor's Map 34-4, Lot 3 and zoned R 20.

Said petition, in detail, along with any correspondence or supplemental material, will be available to view in person at the South Kingstown Town Hall, Building and Zoning Department or will be available to view online at: <http://www.southkingstownri.com/1000/Current-Zoning-Applications>

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.

Regards,

James Gorman, Building Official & Zoning Clerk



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TOWN OF SOUTH KINGSTOWN ZONING BOARD OF REVIEW

January 10, 2022

**Harpin Family Trust
92 Indian Trail South
Wakefield, RI 02879**

Due to the Governor's Executive Order 22-01 the January 26, 2022 Zoning Board of Review meeting will now be held remotely via Zoom Video Conferencing. Please mail the enclosed Revised Legal Notice to all abutters within 200 feet. This notice does not need to be sent certified mail and can be mailed **REGULAR MAIL ONLY** 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.
- If the 200-foot radius of the property in question extends into an adjacent Town, to that Town Council.

Ownership must be checked and verified the day of mailing through the Town Clerk's New Vision Land Evidence program. This can be done on-line at: <http://landrecords.southkingstownri.com/SKBrowserSearch/>

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.

Said petition, in detail, along with any correspondence or supplemental material, will be available to view in person at the South Kingstown Town Hall, Building and Zoning Department or will be available to view online at: <http://www.southkingstownri.com/1000/Current-Zoning-Applications>

We encourage you to review the website in advance of the meeting. If you have any further questions, please feel free to call this office.

Very truly yours,

James Gorman, Building Official & Zoning Clerk