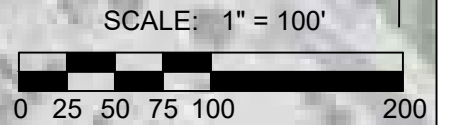


CONCEPTUAL CAPACITY STUDY B

Address: 789 Post Road, Warwick RI 02886
 Parcel: 288-0059



A-7 PDR

Minimum Lot Area:	40,000 SF
Maximum density, dwelling units per acre	12
Minimum Frontage and Lot Width:	175'
Minimum Front and Corner Side Yards:	35'
Minimum Side Yard:	25'
Minimum Rear Yard:	35'
Minimum Open Space:	15%

Lots fronting on any street cul-de-sac, both the minimum frontage and lot width shall be at least 80 percent of the requirements.

A-7 Single Family Residential Dimensional Regulations

Minimum Lot Area:	7,000 SF
Minimum Frontage and Lot Width:	70'
Minimum Front and Corner Side Yards:	25'
Minimum Side Yard:	8'
Minimum Rear Yard:	20'
Minimum Open Space:	10%

- Notes:
- For lots fronting on any street cul-de-sac, both the minimum frontage and lot width shall be at least 80 percent of the requirements.
 - On corner lots, the required frontage and width shall be necessary only on one street provided that the second street frontage maintains the minimum of 80 percent of the frontage requirements.
 - On corner lots, the rear setback shall conform to the side setback requirements.

CONCEPTUAL CAPACITY STUDY
 Data for A-7 Single Family Residential

Total Site Area:	6.6 +/- Acres
Total Number of Buildings:	14
Total Number of Units:	14
Total Lot Area:	2.7 Acres
Total Drainage Area:	.5 Acres
Average Lot Width:	76.8'
Right of Way Area:	1.5 Acres
Right of Way Width:	40'
Length of Road:	1,692'
Pavement Width:	26'
Sidewalk Width:	4'
Wetlands/ Non-buildable	1.9 Acres

LAYOUT SHOWN IS FOR CONCEPTUAL CAPACITY AND FEASIBILITY STUDIES ONLY AND IS NOT TO BE USED FOR PERMITTING OR CONSTRUCTION. CONCEPT PLAN DOES NOT IMPLY ANY APPROVALS.