

PUBLIC NOTICE

TOWN OF CHARLESTOWN

Notice is hereby given that the following ordinance was adopted by the Town Council of the Town of Charlestown after a public hearing, duly advertised and posted, held on March 11, 2024.

**ORDINANCE NO. 413
AN ORDINANCE IN AMENDING CHAPTER 218 ZONING**

Section 1. The Town Council of the Town of Charlestown hereby ordains that Chapter 218 of the Code of Ordinances, Town of Charlestown is amended as follows:

See Exhibit A for a full version of the proposed amendments and for a full understanding of the proposed amendments.

Note: Words set as ~~strikeover~~ are to be **deleted** from the ordinance; words set in underline are to be **added** to the ordinance.

Section 2. The Town Clerk is hereby authorized to cause said changes to be made to the Town of Charlestown's Code of Ordinances.

Section 3. This ordinance shall take effect immediately upon passage.

Attested To By:
Amy Rose Weinreich, CMC Town Clerk

Passed By Town Council On:
March 11, 2024

Advertised in the Westerly Sun: March 18, 2024

EXHIBIT A

218-5 Word usage and definitions.

....

B. ...

CHARITABLE HOUSING ORGANIZATION – WORKSHOP

A structure used by a non-profit business entity for carpentry and wood-working, including construction, assembly, and storage of building components for the affordable housing industry, and which may also be used to provide for a single-family style apartment for use by volunteers and interns. All construction activities must take place indoors, and all construction materials and finished building components must be stored inside a structure.

...

Principal Use	R-20	R-40	R-2A	R-3A	C-1	C-2	C-3	I	PD	GWP	OSR	M	TVD	Reference
Commercial Uses Continued														
Boat/Marine Shop						Y	Y	Y	Y	S				
Book Store					Y	Y	Y	Y	Y	U			Y	
Boutique													Y	
Building Supply/Lumber Outlet						Y	Y	Y						
Business/Consulting Services					Y	Y	Y	Y	Y	U			Y	
Candy Store													Y	
Cannabis Retail Store*						S	Y			U				
Carpentry/Construction/ Contracting Srvs						Y	Y	Y	Y	U				
Caterers Establishment					S	Y	Y	Y	Y	U			S	
<u>Charitable Housing Organization Workshop</u>					<u>Y</u>	<u>Y</u>	<u>Y</u>	<u>Y</u>	<u>Y</u>	<u>U</u>			<u>Y</u>	
Commercial Parking Lot/Structure						S	Y	Y	Y			Y		
TVD Commercial Parking Lot													S	
Commercial Printing Shop						Y	Y	Y						
Commodity/Mortgage Services					Y	Y	Y	Y	Y	U			Y	
Convention Facility						S	S	Y	S	U				ARTICLE VI § 218-37I(24)
Copy/Print Center													Y	
Craft Shop					Y	Y	Y	Y	Y	U				
TVD Craft Shop													Y	
Cut Stone/Stone Products Shop							Y	Y		U				

- 1 **NOTES: Y = Permitted Uses S = Special Use Permit U= Consult underlying district**
- 2 * See 218-35 District use Allowances.

Chapter 218 of the Code of Ordinances, Town of Charlestown entitled Zoning, Charlestown Zoning Map, adopted July 1, 1998, as the same may have been heretofore amended is hereby further amended by designating the following described real estate from R40 (Residential 40,000) to C-2-Limited (Commercial-Limited):

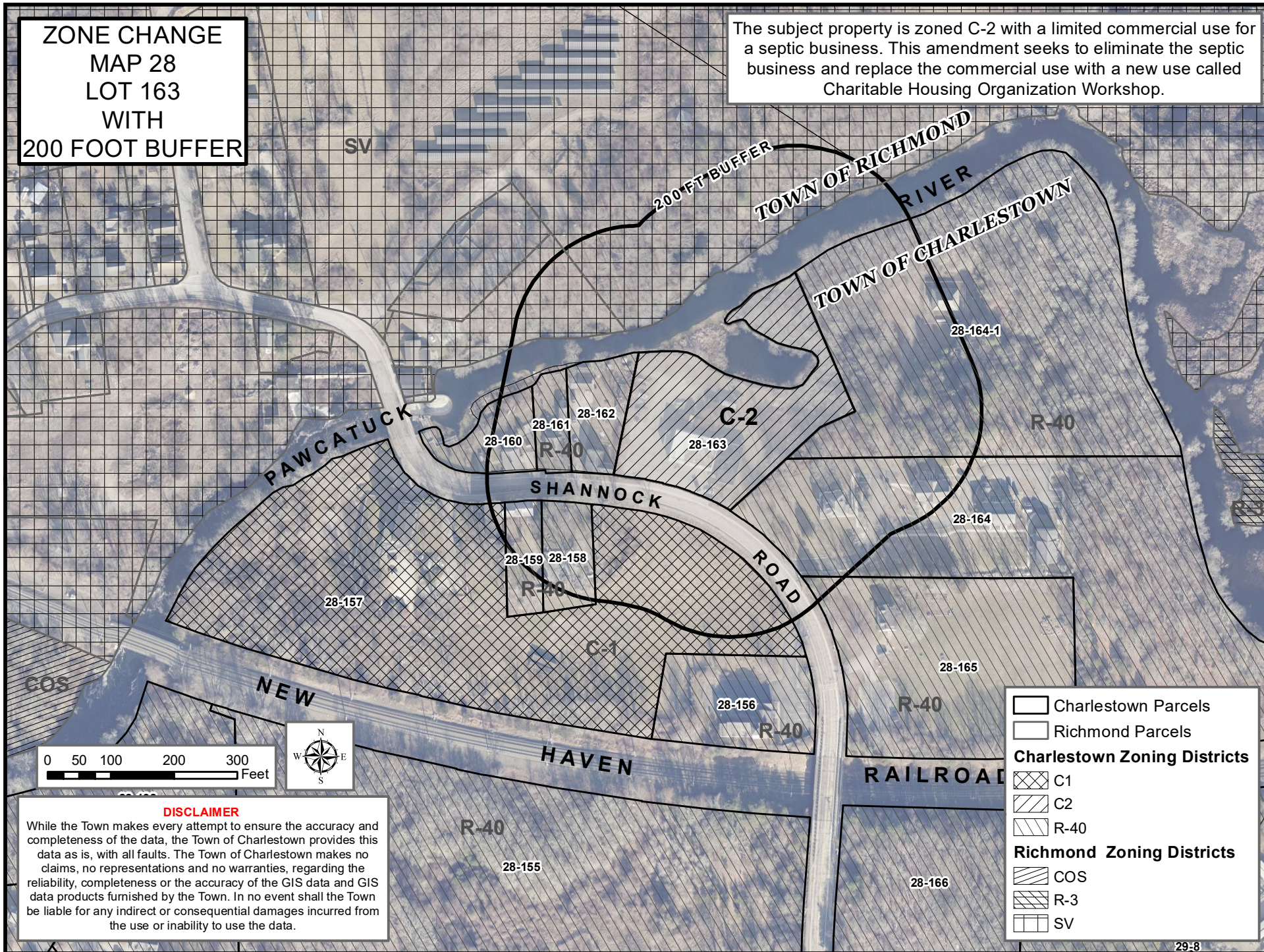
That certain parcel of land located at 1645 Shannock Road and identified as Assessor's Plat 28, Lot 163 and belonging to ATT Holdings, LLC, as more fully described in the deeds located in the Charlestown Land Evidence records (the "Property").

This amendment is limited and conditioned by the following restrictions:

1. The use of the Property is limited to any residential use permitted by-right or conditionally permitted by special use permit in Attachment 1, Table 30.1 District Uses of the Charlestown Zoning Ordinance and to a ~~septic system installation and maintenance business~~ Charitable Housing Organization Workshop (the "Commercial Use") that may include an office related to the Use.
2. Any and all vehicles, excluding those of less than one-ton capacity, equipment and building products located on the Property related to the Commercial Use shall be stored inside the building located on the Property.
3. The Commercial Use may be conducted only during the following days and times:
 - i. Monday through Friday 8 a.m. to 6 p.m.
 - ii. Saturday 8 a.m. to 12 noon.
4. No hazardous waste, as that term is defined in the R.I. Department of Environmental Management Rules and Regulations for Hazardous Waste Management (July 1984, as amended), shall be located, stored or used on the Property.
5. Any expansion of the footprint of the existing building ~~or intensification of the Use~~ shall require application to the Zoning Board of Review for the issuance of a special use permit.

**ZONE CHANGE
MAP 28
LOT 163
WITH
200 FOOT BUFFER**

The subject property is zoned C-2 with a limited commercial use for a septic business. This amendment seeks to eliminate the septic business and replace the commercial use with a new use called Charitable Housing Organization Workshop.



DISCLAIMER
While the Town makes every attempt to ensure the accuracy and completeness of the data, the Town of Charlestown provides this data as is, with all faults. The Town of Charlestown makes no claims, no representations and no warranties, regarding the reliability, completeness or the accuracy of the GIS data and GIS data products furnished by the Town. In no event shall the Town be liable for any indirect or consequential damages incurred from the use or inability to use the data.

	Charlestown Parcels
	Richmond Parcels
Charlestown Zoning Districts	
	C1
	C2
	R-40
Richmond Zoning Districts	
	COS
	R-3
	SV