

REFERENCES:

- TOWN OF COVENTRY, CLERK'S OFFICE
- Dd. Bk.2350 , Pg.347
- Dd. Bk.1840 , Pg.799
- Dd. Bk.2255 , Pg.954
- Dd. Bk.2272 , Pg.645
- R.I. DEPARTMENT OF TRANSPORTATION
- RHODE ISLAND HIGHWAY PLAT 692

ZONING & FIRE DISTRICT
 COVENTRY (Anthony) FIRE DISTRICT
 ALL LOTS SHOWN ARE LOCATED IN A VMC ZONE
 VILLAGE MAIN STREET COMMERCIAL
 VMC ZONING REQUIREMENTS:(255-610, TABLE 6-2)
 AREA 7,500 S.F. MIN.

FRONTAGE	80' MIN.
FRONT SETBACK	10' MIN.
REAR SETBACK	20' MIN.
SIDE SETBACK	10' MIN.

FEMA INFO:

ALL LOTS SHOWN ARE LOCATED WITHIN A DESIGNATION "X" (AREAS OF MINIMAL FLOODING) ZONE
 PER F.I.R.M. 44003C0108H, Effective 10/02/2015.

CERTIFICATION:

This Survey has been conducted and the Plan prepared pursuant to Section 9 of the Rules and Regulations adopted by the Rhode Island Board of Registration for Professional Land Surveyors.

SITE PLAN & FEATURE SURVEY - CLASS I

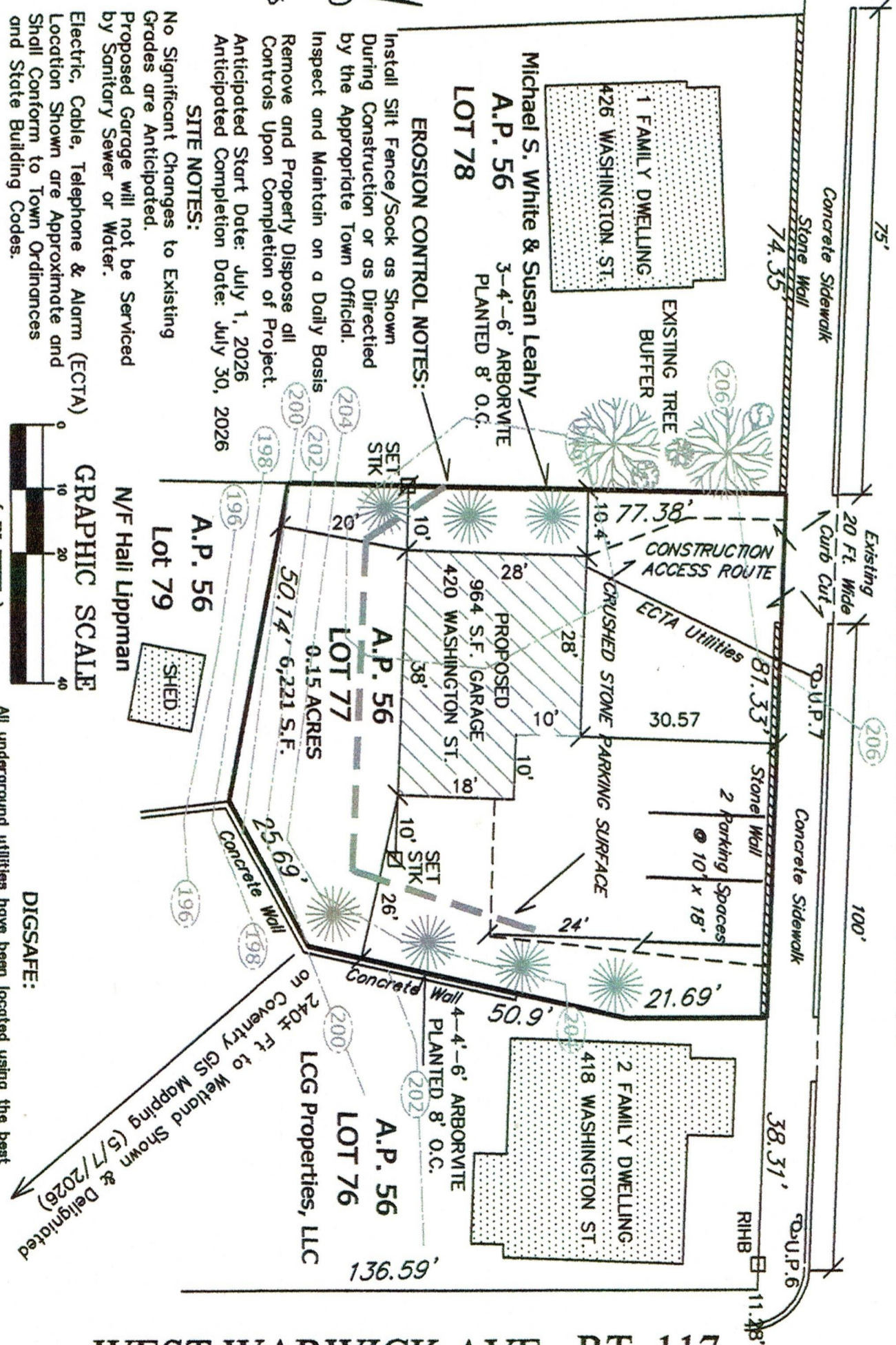
The Purpose and the Conduct of the Survey and for the Preparation of the Plan is as Follows:

To Demonstrate the Location and Dimensions of Site Features, Locate Perimeter Property Lines and prepare a Proposed Site Plan for a Garage on Lot 77, Assessor Plat 56 in the Town of Coventry.

By: *Walter P. Skorupski*
 5/8/2026
 Walter P. Skorupski
 Registered Professional Land Surveyor
 LS A135-COA



WHITFORD ST.



EROSION CONTROL NOTES:
 Install Silt Fence/Sock as Shown During Construction or as Directed by the Appropriate Town Official.
 Inspect and Maintain on a Daily Basis Remove and Properly Dispose all Controls Upon Completion of Project.
 Anticipated Start Date: July 1, 2026
 Anticipated Completion Date: July 30, 2026

SITE NOTES:
 No Significant Changes to Existing Grades are Anticipated.
 Proposed Garage will not be Serviced by Sanitary Sewer or Water.
 Electric, Cable, Telephone & Alarm (ECTA) Location Shown are Approximate and Shall Conform to Town Ordinances and State Building Codes.

GRAPHIC SCALE
 (IN FEET)
 1 inch = 20 ft.

DIGSAFE:
 All underground utilities have been located using the best available information. It is advised that prior to any excavation or construction, all utilities be verified by the appropriate utility companies and by DIGSAFE (1-888-344-7233)

WASHINGTON ST RT. 33

WEST WARWICK AVE. RT. 117



Surveyor: Walter Skorupski 7 Wessex Street Cranston, R.I. 02910 (401)241-5469 skorupski@aol.com	Owner/Applicant: Michael D. Janelle 30 Brassie Court Coventry, R.I. 02816
-----------------------------------------------------------------------------------------------------------------------	-------------------------------------------------------------------------------------------

JANELLE ART STUDIO
SURVEY & PROPOSED SITE PLAN
 TOWN OF COVENTRY
 420 WASHINGTON STREET
 ASSESSOR'S PLAT 56
 LOTS 77

MAY, 2026 Revised: 5/7/2026