

LEGAL NOTICE

TOWN OF BARRINGTON PROPOSED ZONING ORDINANCE AMENDMENTS – MISCELLANEOUS REVISIONS REFLECTING CHANGES IN STATE LAW NOTICE OF PUBLIC HEARING

The Barrington Town Council will hold a public hearing on December 4, 2023, at 7:00 p.m. for consideration of proposed amendments to the Zoning Ordinance. Members of the public may attend in person in the Town Council Chambers at Barrington Town Hall, 283 County Rd, Barrington, RI 02806. If this meeting is held in a hybrid or remote format allowing remote participation by members of the public, the login information for accessing the meeting remotely will be available on the meeting agenda posted on the Secretary of State's website.

The proposed amendments contain numerous revisions to Chapter 185, the Zoning Ordinance, required due to changes in state law which will take effect on January 1, 2024, the proposed effective date of these amendments. The amendments include the following changes:

- Revised standards for dimensional and use variances;
- Addition of criteria for certain uses permitted by special use permit and revisions to table of permitted uses;
- Allowance for modification of dimensional requirements up to 25 percent;
- Procedure whereby uses not specifically addressed in the use table may be presented to the Zoning Board for review;
- Reduced dimensional requirements for nonconforming lots, and prohibition against lot merger in certain cases;
- Process for review and approval of comprehensive permit applications (residential developments containing a minimum of 25% deed-restricted affordable housing);
- Unified development review for developments requiring zoning relief as well as approval by the Planning Board/Technical Review Committee/Administrative Officer;
- Standards for adaptive reuse (conversion of existing non-residential buildings to residential or mixed-use developments);
- Changes to the review and approval process for projects requiring development plan review;
- Modified procedures for public notice of applications, including notice by postal mail, newspaper advertisement, and posting on the Town's website;
- Changes to the process for appeals;
- Technical Review Committee composition and appointment;
- Changes reflecting 2022 state law changes to the quorum requirement for the Zoning Board and majority vote required to approve applications; and
- Addition of description of Business (B) zoning district.

All interested parties may review, examine, and obtain a copy of the proposed zoning ordinance amendments by contacting the Barrington Town Clerk's Office between the hours of 8:30 a.m. and 4:30 p.m.

At the public hearing opportunity will be given to all interested persons to be heard upon the proposed zone change. The proposal may be altered or amended prior to the close of the public hearing without further advertising, as a result of further study or because of the views expressed at the public hearing. Any such alteration must be presented for comment in the course of said hearing.

By order of the Barrington Town Council

Meredith J. DeSisto, Town Clerk

November 15, 22 & 29, 2023