

**ZONING ORDINANCE**  
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**TOWN OF NORTH SMITHFIELD**

**RHODE ISLAND  
ZONING ORDINANCE**

AN ORDINANCE ESTABLISHING COMPREHENSIVE ZONING REGULATIONS FOR THE TOWN, AND PROVIDING FOR THE ADMINISTRATION, ENFORCEMENT, AND AMENDMENT THEREOF, IN ACCORDANCE WITH THE PROVISIONS OF TITLE 45, CHAPTER 24, OF THE GENERAL LAWS OF RHODE ISLAND, 1991, AS AMENDED, AND HEREAFTER AMENDED FROM TIME TO TIME, AND TO PROVIDE THE REPEAL OF ALL ORDINANCES IN CONFLICT HEREWITH.

*Whereas* Title 45, Chapter 24, as amended in 1991, empowers the Town to enact a Zoning Ordinance and to provide for its administration, enforcement, and amendment, and

*Whereas* the Town Council deems it necessary, for the purpose of promoting the health, safety, morals, or general welfare of the Town to enact such an ordinance, and

*Whereas* the Zoning Committee has submitted its final report to the Town Council, and

*Whereas* the Town Council has given due public notice of hearings relating to zoning districts, regulations, and restrictions, and has held such public hearings, and

*Whereas* all requirements of Title 45, Chapter 24, as amended in 1991, with regard to the preparation of the report of the Zoning Committee and subsequent action of the Town Council have been met; IT IS ORDAINED BY THE TOWN COUNCIL OF NORTH SMITHFIELD, RHODE ISLAND, AS FOLLOWS:

## PURPOSE

This regulation has been developed and maintained in accordance with the North Smithfield Comprehensive Plan, adopted, and as may be amended in accordance with chapter 22.2 of the Rhode Island General Laws and has been designed to address the following purposes:

- (1) To promote the public health, safety, and general welfare.
- (2) To provide for a range of uses and intensities of use appropriate to the character of the Town and reflecting current and expected future needs.
- (3) To provide for orderly growth and development which recognizes:
  - (a) The goals and patterns of land use contained in the comprehensive plan of the Town adopted pursuant to chapter 22.2 of the State Enabling Acts Relating to Land Use and Planning 1993.
  - (b) The natural characteristics of the land, including its suitability for use based on soil characteristics, topography, and susceptibility to surface or groundwater pollution;
  - (c) The values and dynamic nature of ponds and freshwater wetlands;
  - (d) The values of unique or valuable natural resources and features;
  - (e) The availability and capacity of existing and planned public and/or private services and facilities;
  - (f) The need to shape and balance urban and rural development; and
  - (g) The use of innovative development regulations and techniques.
- (4) To provide for the control, protection, and/or abatement of air, water, groundwater, and noise pollution, and soil erosion and sedimentation.
- (5) To provide for the protection of the natural, historic, cultural, and scenic character of the Town or areas therein.
- (6) To provide for the preservation and promotion of agricultural production, forest, silviculture, timber resources, and open space.
- (7) To provide for the protection of public investment in transportation, water, stormwater management systems, sewage treatment and disposal, solid waste treatment and disposal, schools, recreation, public facilities, open space, and other public requirements.

- (8) To promote a balance of housing choices, for all income levels and groups, to assure the health, safety and welfare of all citizens and their rights to affordable, accessible, safe, and sanitary housing.
- (9) To provide opportunities for the establishment of low and moderate-income housing.
- (10) To promote safety from fire, flood, and other natural or man-made disasters.
- (11) To promote a high level of quality in design in the development of private and public facilities.
- (12) To promote implementation of the comprehensive plan of the Town adopted pursuant to chapter 22.2 of the State Enabling Acts Relating to Land Use and Planning 1993.
- (13) To provide for coordination of land uses with contiguous municipalities, other municipalities, the State, and other agencies.
- (14) To provide for efficient review of development proposals, to clarify and expedite the zoning approval process.
- (15) To provide for procedures for the administration of this Zoning Ordinance.