



Town of Little Compton
Town Hall
P.O. Box 226
Little Compton, RI 02837

September 12, 2024

To Whom It May Concern:

It was brought to our attention that we, the town, inadvertently eliminated a subsection b. in the amendment made December of 2023. We intended to eliminate a portion of the paragraph in subsection b., but not the entirety. You have the wording correct, just not the subsection lettering.

EXISTING CODE with notation of where the subsection b should have been:

Amendment to § 14-2.7 Land Nonconforming by Area.

a.

Enlargement of Undersized Lots. Lawfully established lots which have less than the minimum area requirements, may be maintained and may be changed by adding additional land to such lots, if recorded with a proper plat plan and with the approval of the Planning Board where otherwise necessary, without prejudice to the rights of the owner of such resulting lots pursuant to the provisions of this section. Any lawfully established lots which have been merged by the owner and shown on the Assessor's Plats as one lot shall be deemed to be one lot and shall not be redivided, unless in conformance with the dimensional regulations of this chapter, and with the approval of the Planning Board.

b.

Use of Substandard Lots of Record. A lawfully established lot that is nonconforming with the dimensional regulations of this chapter, also known as a substandard lot of record, may be used for any use permitted in the district provided that all other requirements of this chapter are met.

The setback, frontage and/or lot width requirements of the zoning district in which the lot is located shall be reduced and the maximum building coverage requirements shall be increased by the same proportion as the lot area of the substandard lot is to the minimum lot area requirement of the zoning district in which the lot is located. All proposals exceeding such reduced requirement shall proceed with a modification request or a dimensional variance, whichever is applicable.

Thank you for your attention with this correction.

Carol A. Wordell, CMC, Town Clerk