

# Metro Vault Self-Storage

Proposed Building and Site Modifications  
51 Washington Ave.  
Cranston, RI 02920

**Lots:** 75, 79-88

**Project Area:** 1.59 Acres (69,083.60 SF)

**Zoning:** M2

**Proposed Use:**

Self-Storage  
Permitted By Right

**Minimum Lot Area:** 60,000 Sq. Ft.

**Minimum Lot Width:** 200'

**Maximum Lot Coverage:** 60%

**Setbacks:**

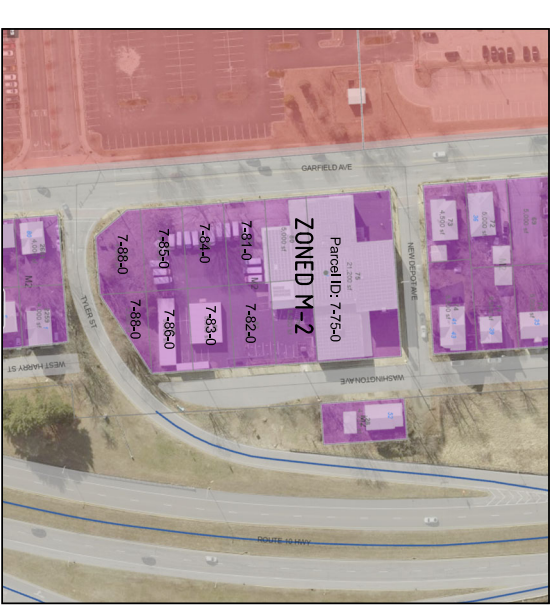
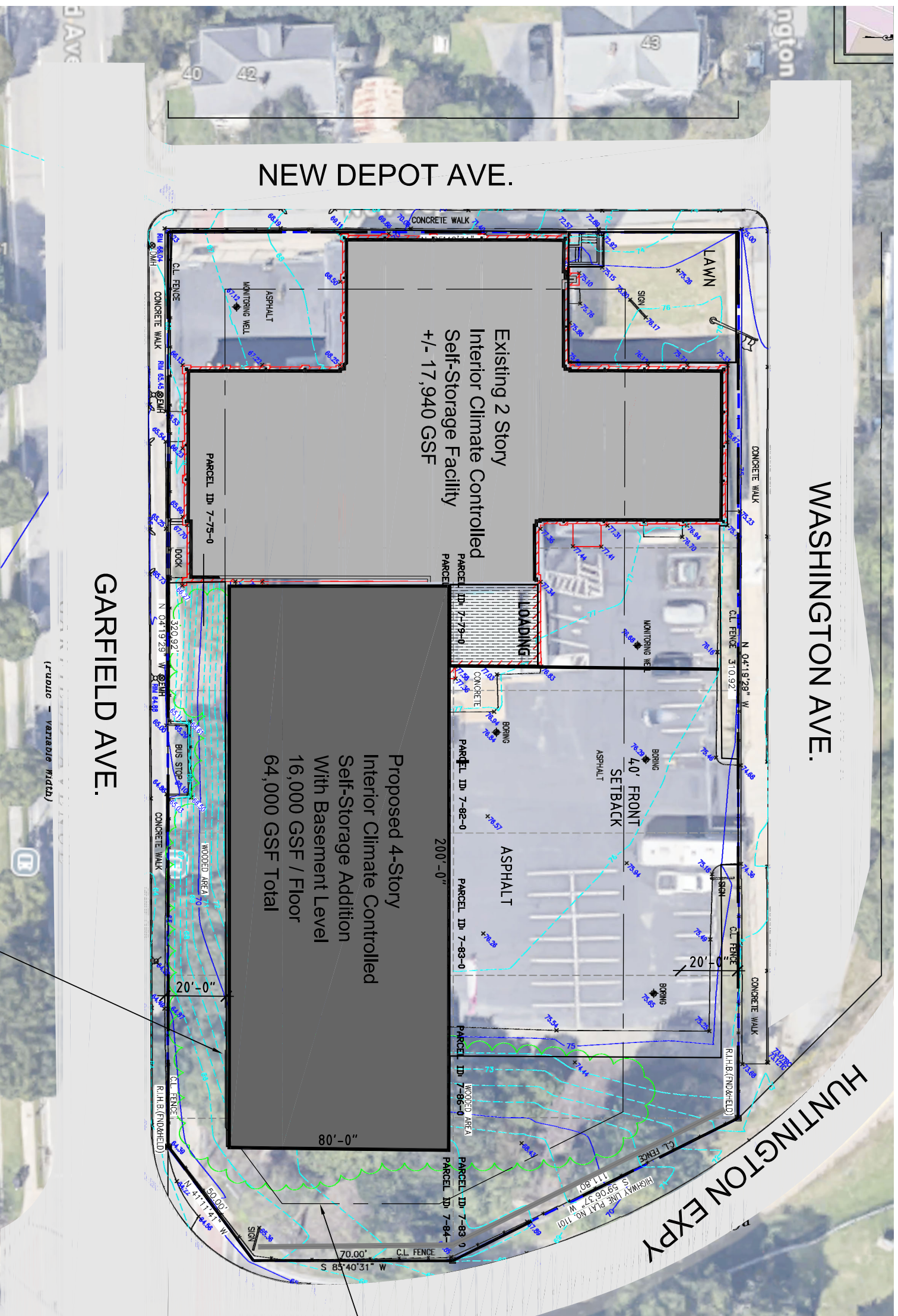
Front: 40'

Sides: 25'

Rear: 30'

**Maximum Height:**

35'



October 24, 2024

## Concept Plan - Climate Controlled Self-Storage Addition

SCALE: 1"=40'



20' REAR  
SETBACK

20' SIDE  
SETBACK

NOTE:  
\* Topographic Survey By Others For Coverage Information  
\* Possible Parcel Combination Required For Development

**Existing Building:** 21,200 Sq. Ft.

**Existing Building Removed:** 4,620 Sq. Ft.

**Existing Building Coverage:** 16,580 Sq. Ft. (25%)

**Proposed Addition:** 16,000 Sq. Ft. (23%)

**Proposed Building Footprint:** 32,580 Sq. Ft. (47%)

**DESIGNHAUS**  
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