

Town of Warwick

12 Athol Road, Warwick, Massachusetts 01378

Guidelines for building lots:

1. The lot must have at least 300 feet of frontage on a public way or a way approved by the Planning Board, or it must have at least 250 feet of frontage and have a special permit from the Zoning Board of Appeals.
2. The lot must contain at least two acres.
3. If it meets the above frontage and acreage standards, it is a building lot.
6. If the lot was created prior to the Warwick zoning by-law (March 20, 1978) and has at least 50 feet of frontage and 5,000 square feet of area, it is building lot.

If you have questions, check with the Building Inspector.

Guidelines for new construction or alterations:

1. To build in Warwick, first you need a house number. Contact Enumerator / 911 Coordinator, A. George Day at 544-6780.
2. If your lot is within 100 feet of a wetland or 200 ft. of a stream or is on a wetland, you need approval of the Conservation Commission. Contact Chair Karro Frost at 544- 8563 or work: 413-256-0202x14
3. To install a well or a septic system contact the Board of Health. Co-chairmen Richard Whiting or Kathy Connelly may be reached at 544-6315
4. To put in a driveway you need the approval of the Highway Superintendent. Contact Tim Kilhart at 544-6349
5. To cut any roadside or public shade trees, get permission from the Tree Warden. Contact Dana Songer at 544-3006
6. To take down or disturb a stone wall bordering any public way (such as when putting in a driveway) except Orange Rd. and Winchester Rd., contact Planning Board Chairman Ted Cady (544-6410).
7. To have smoke detector locations approved on the plans, contact the Fire Department Chief Ron Gates 544-2277

8. For a Building Permit application, fee schedule, and further information, contact Building Inspector Phil Delorey 544-2236