



ZONING BOARD OF REVIEW MEETING

Jamestown Town Hall

Rosamond A. Tefft Council Chambers

93 Narragansett Avenue

Tuesday, March 26, 2019

7:00 PM

I. ROLL CALL; CALL TO ORDER

II. APPROVAL OF MINUTES

- A. Approval of the minutes of the February 26, 2019 meeting; discussion and/or action and/or vote.

III. CORRESPONDENCE

IV. NEW BUSINESS

A. Application of Jay G. Flanagan, whose property is located at 63 Whale Rock Rd., and further identified as Assessor's Plat 12, Lot 192 for a variance from Article 3, Section 82-302, Table 3-2 Setbacks and Article 6, Section 82-605 Variances to construct a 2 story garage 24 x 36 with a front yard setback of 36.7 ft. where 40 ft. is required. Said property is located in a R40 zone and contains 23,522 sq. ft.; discussion and/or potential action and/or vote

- B. Application of The Town of Jamestown whose property is located at 245 Conanicus Ave., and further identified as Assessor's Plat 8, Lot 283 for a Special Use Permit from Article 3, Section 82-301, Uses & Districts, Table 3-1 VI Commercial Retail, F.1. Golf Course, including Clubhouse. Also, Article 6, Section 82-600, 601 & 602 - Relating to Special Use Permit to raze existing and construct a new Golf Course Clubhouse Facility. Said property is located in an OS-II zone and contains 74.5 acres; discussion and/or potential action and/or vote

- C. Application of Linda S. Haskell, whose property is located at 74 Summit Ave., and further identified as Assessor's Plat 1, Lot 44 for a variance from Article 3, Section 82-302, Table 3-2 setbacks, Article 6, Section 82-605, variances to replace

existing 8 x 8 shed with a 8 x 12 shed with an east side of 2'6" and south of 14' where 20' setbacks are required. Said property is located in a R80 zone and contains 16,115 sq. ft. ; **discussion and/or potential action and/or vote**

D. Application of Louis Bachetti, Buyer of the property owned by the Murdock Family Trust, whose property is located at 67 Orient Ave., and further identified as Assessor's Plat 1, Lot 113 for dimensional relief granted under Article 6, Special Use Permits and Variances, for a variance from Section 82-302 and Table 3-2, District Dimensional Regulations, to remove the existing encroaching garage and house and construct a new house and pool area. Said property is located in a RR80 zone and contains 38,450 square feet; **discussion and/or potential action and/or vote**

E. Application of Matthew T. Lyons, whose property is located at 17 Ocean Ave., and further identified as Assessor's Plat 8, Lot 489 for dimensional relief granted under Article 6, Special Use Permits and Variances, for a variance from Section 82-302 and Table 3-2, District Dimensional Regulations, to expand on the existing footprint to create a year-round residence. The Applicant also seeks relief from Article 7 Section 82-705, alteration of a nonconforming structure where the existing structure is located approximately 5 feet from the Eastern Property line and approximately 2 feet from the Northerly property line. Said property is located in a R20 zone and contains 7,744 square feet; **discussion and/or potential action and/or vote**

F. Application of Angus and Pauline Taylor whose property is located at 43 Marine Avenue, and further identified as Assessor's Plat 9 Lot 428 for a Variance from Article 3, Section 302, Table 3-2 "District Dimensional Regulations" for Front Setback - Principal Building, and Article 6, Section 82-606 "Variances Authorized by ordinance [chapter]" to raze an existing garage with living space above, and to construct a new two car garage with living space above. The proposed setback is 15' where 30' is

required. Said property is located in a R20 zone and contains 17,364 square feet; discussion and/or potential action and/or vote

G. Application of Christopher DiOrio, whose property is located at 109 Longfellow Rd., and further identified as Assessor's Plat 8, Lot 143 for a variance from Article 3, Section 82-302, Table 3-2 Setbacks, and Article 6, Section 82-605 Variances to construct a new 2 story garage that is 5' from rear setback and 5' from side setback, where 10' is required for both. Said property is located in a R20 zone and contains 12,567 sq. ft.; discussion and/or potential action and/or vote

H. Application of Benjamin Brayton and Amy Barclay de Tolly, Trustees, whose property is located at 30 Battery Lane, and further identified as Assessor's Plat 11, Lot 30 for a variance & special use permit from Article 6, Section 82-600 & 601 Special Use, Article 14, Section 1403(H) Detached Structures, and Article 3, Section 302 Table 3-2 Setbacks, to have an accessory family dwelling unit in a detached structure with a rear yard setback of 33', where 40' is required. Said property is located in a R80 zone and contains 2.51 acres; discussion and/or potential action and/or vote

V. ADJOURNMENT

Pursuant to RIGL §42-46-5(c) Notice of this meeting shall be posted on the Secretary of State's website and at the Town Hall and the Jamestown Philomenian Library. In addition notice may also be posted at the Jamestown Police Station and on the Internet at www.jamestownri.gov.

This meeting location is accessible to the physically challenged. If communications assistance or other accommodations are needed to ensure equal participation, please call 1-800-745-5555, or contact the Zoning Board Clerk at 401-423-7221, or email pwestall@jamestownri.net not less than three (3) business days prior to the meeting.

Posted on the RI Secretary of State website.