

JAMESTOWN ZONING BOARD OF REVIEW

Minutes of the October 25, 2011 Meeting

A regular meeting of the Jamestown Zoning Board of Review was held at the Jamestown Town Hall, 93 Narragansett Avenue. The Chairman called the meeting to order at 7:00 p.m. The clerk called the roll and noted the following members present:

Thomas Ginnerty
Richard Boren
Joseph Logan
David Nardolillo
Richard Cribb
Richard Allphin

Also present: Brenda Hanna, Stenographer
Pat Westall, Zoning Clerk
Fred Brown, Zoning Officer
Wyatt Brochu, Counsel

MINUTES

Minutes of July 26, 2011

A motion was made by Thomas Ginnerty and seconded by Richard Allphin to accept the minutes of the July 26, 2011 meeting as presented.

The motion carried by a vote of 5 -0.

CORRESPONDENCE

None at this time.

OLD BUSINESS

Mitchell

The Board reviewed the Oct. 27, 2010 approval for Glen and Numi Mitchell's special use permit to keep and raise chickens on their property. There being no complaints, the decision stays.

NEW BUSINESS

Douglas Ent.

A motion was made by Thomas Ginnerty and seconded by Richard Boren to grant the request of Application of Douglas Enterprises, Ltd. (Donna Fishman, owner), whose property is located at Spindrift St., and further identified as Assessor's Plat 5, Lot 278, for a Special Use Permit under Article 3, Section 82-314 Subdistrict "A" High Groundwater Table and Impervious Layer Overlay District to construct a two bedroom dwelling.

This Board has determined that this application does satisfy the requirements of ARTICLE 6, SECTIONS 600 and 602.

This Special Use Permit is granted with the following restriction/condition(s):

1. This project must be constructed in strict accordance with the site and building plans duly approved by this Board.
2. That a house plan has been submitted that calls for 30 x 30 footprint of a three story house with a first floor garage, not over 35 feet in height/ two bedroom house built on a slab.
3. That the final house plan be filed with the building inspector and that said house plan be in substantial conformity with exhibit #1 as submitted.

This motion is based on the following findings of fact:

1. Said property is located in a R40 zone and contains 14,400 sq. ft.
2. That D.E.M. approval has been granted for a wastewater treatment system.

3. Michael Gray, the town engineer, and Justin Jobin, the environmental scientist, have recommended approval.
4. That the Planning Commission has unanimously voted to approve the application with conditions listed in the Planning Commission memorandum, incorporated by reference herein.
5. That the approved stormwater control plan must contain a maintenance plan placed on file with the building permit.

The motion carried by a vote of 5 - 0.

Thomas Ginnerty, Richard Boren, Joseph Logan, David Nardolillo, and Richard Cribb voted in favor of the motion.

Richard Allphin was not seated and Dean Wagner was absent.

Solicitor's Report

Nothing at this time.

EXECUTIVE SESSION

Nothing at this time.

ADJOURNMENT

A motion was made and seconded to adjourn at 8:20 p.m.

The motion carried unanimously.