

ZONING BOARD OF REVIEW AGENDA
JUNE 27, 2017 MEETING
7:00 p.m.
Jamestown Town Hall
93 Narragansett Avenue
Jamestown, RI

I. MINUTES

1. Reading of the Minutes of the June 13, 2017 meeting.

II. CORRESPONDENCE

III. OLD BUSINESS

1. Application of John R. Connors, whose property is located Frigate St., and further identified as Assessor's Plat 16, Lot 222 for a variance/special use permit from Article 3, Sections 308 & 314 to construct a single family dwelling and install a two bedroom OWTS on a sub district A lot (high groundwater table & impervious layer overlay district) and where the OWTS will be 51' from a forested wetland edge instead of the required 150 ft. Said property is located in a R40 zone and contains 8,332 sq. ft. (Decision only.)
2. Application of Susan J. Earley, whose property is located at East Shore Rd., and further identified as Assessor's Plat 1, Lot 324 for a variance from Article 82, Section 308, (Setback from Freshwater Wetlands) and 82-300 (Regulation of Structures & Land), Table 3-2. Also a special use permit from Section 82-314 (High Groundwater Table & Impervious Overlay District) to construct a 2 bedroom home 20 ft. from the westerly property line (40 ft. required) & 51 ft. from the wetland (150 ft. required). Said property is located in a RR80 zone and contains 37,798 sq. ft. (Decision only.)

IV. NEW BUSINESS

1. Application of Richard Ventrone, whose property is located at 12 Nautilus St., and further identified as Assessor's Plat 5, Lot 305 for a variance from Article

- 3, Section 302 (District Dimensional Regulations) to construct a 20 x 20 one story detached garage with a north & east setback of 5 ft. where 10 ft. is required. Said property is located in a R40 zone and contains 7,666 sq. ft.
2. Application of Wayne A. Grover, whose property is located at 29 Bayberry Rd., and further identified as Assessor's Plat 12, Lot 61 for a variance from Article 3, Section 82-302 Table 3-2 and Article 6, Section 82-607 variances to construct a deck on west side of home 18 ft. from front of lot instead of required 40 ft., and a rear yard setback of 12 ft. where 30 ft. is required. Said property is located in a R40 zone and contains 27,000 sq. ft.
 3. Application of Enrico & Tracy DiGregorio, whose property is located at 80 Orient Ave., and further identified as Assessor's Plat 1, Lot 132 for a variance from Article 82-300 (Regulation of Structures & Land, Table 3-2 to add a garage, mud room and elevator 18.9 ft. from the northerly property line (30 ft. required). Said property is located in a RR80 zone and contains 29,778 sq. ft.
 4. Application of Douglas & Martha Mainiero, whose property is located at 11 Walcott Ave., and further identified as Assessor's Plat 9, Lot 291A for a variance, pursuant to Article 6, Sections 82-600 & 82-605, from Article 3, Section 82-302, Table 3-2, District Dimensional Regulations, to construct an addition on the property where the front setback is proposed to be 21 ft. where 40 ft. is required and the northern side setback is proposed to be 11 ft. where 20 ft. is required. Also a variance from Article 7, Section 82-705, Alteration of a nonconforming structure, to construct the addition as the current setbacks are: Front 26 ft. where 40 ft. is required & the northern side setback is currently 11 ft. where 20 ft. is required. Said property is located in a R40 zone and contains 42,395 sq. ft.
 5. Application of Joseph L. Pereira, Jr., whose property is located at 58 Dory St., and further identified as Assessor's Plat 3, Lot 142 for a Special Use Permit, pursuant to Article 3, Section 82-314, High Groundwater Table & Impervious Overlay District, Sub-

District A, & granted under Article 6, Sections 82-600 & 82-602, to construct a 24 ft. x 24 ft. addition, and a variance from Article 3 section 82-314(C)(4), Percent of Maximum Impervious Cover for Sub-District A, pursuant to Article 6, Sections 82-600 & 82-605, where the existing impervious lot coverage is 24.0% and the proposed impervious lot coverage is 15.5% and the allowable impervious lot coverage is 13%. Said property is located in a R40 zone and contains 14,400 sq. ft.

V. ADJOURNMENT