

JAMESTOWN ZONING BOARD OF REVIEW

Minutes of the July 26, 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
Dean Wagner
Richard Cribb
Richard Allphin

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

MINUTES

Minutes of May 24, 2011

A motion was made by Thomas Ginnerty and seconded by Joseph Logan to accept the minutes of the May 24, 2011 meeting as presented.

The motion carried by a vote of 5 -0.

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

Richard Cribb and Richard Allphin were not seated.

CORRESPONDENCE

None at this time.

NEW BUSINESS

Sierra

A motion was made by Thomas Ginnerty and seconded by David Nardolillo to grant the request of Edward & Christine Sierra, whose property is located at 25 Marine Ave., and further identified as Assessor's Plat 9, Lot 465, for a variance from Article 3, Section 3-2 (District Dimensional Regulation) to renovate & add on to an existing house that is 16' off the front lot line instead of the required 30'.

This Board has determined that this application does satisfy the requirements of ARTICLE 6, SECTION 600, SECTION 606, and SECTION 607, PARAGRAPH 2.

This Variance is granted with the following restriction/condition(s):

This project must be constructed in strict accordance with the site and building plans duly approved by this Board.

This motion is based on the following findings of fact:

1. Said property is located in a R20 zone and contains 9045 sq. ft.
2. Relief is needed because the property has only 768 sq. ft. in area, a 9 x 12 bedroom and 1 bath.
3. The house was built 16' from the front lot line where 30' is required.
4. The relief sought does not require any further encroachment to the front except to extend the house to the right where it does not impact on the setback requirement.
5. Other houses on street are located 16' from front line.
6. There were no objectors.

This variance shall expire one year from the date of granting unless the applicant exercises the permission granted.

The motion carried by a vote of 5 -0.

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

Richard Cribb and Richard Allphin were not seated.

Solicitor's Report

Nothing at this time.

EXECUTIVE SESSION

Nothing at this time.

ADJOURNMENT

A motion was made and seconded to adjourn at 7:12 p.m.

The motion carried unanimously.