

Zoning Variance Submission

Date: 6/24/2024

Application of Kuchar Realty (Jennifer Kuchar, DMD) whose property is located at 20 & 20A Clinton Ave, and further identifies as Tax Assessor's Plat 9, Lot 708 for a Variance Use Permit from Article 6, Section 82-602, District Dimensional

To allow a constructed tool shed, to remain 1 foot from the south property line, instead of the required 10 feet. Said property is located in a CD zone and contains 8,944 sq ft.

Jeff Bush

20 A Clinton Ave

Jamestown, RI 02835

TOWN OF JAMESTOWN
ZONING BOARD OF REVIEW

Application for Exception or Variation under the Zoning Ordinance

Zoning Board of Review;

Jamestown, R. I.

Date 6/20/24

Gentlemen:

The undersigned hereby applies to the Zoning Board of Review for an exception or a variation in the application of the provisions or regulations of the zoning ordinance affecting the following described premises in the manner and on the grounds hereinafter set forth.

Applicant John No Address _____
Owner Jennifer Kuchar ^{John No} Address 20 Clinton Ave Jamestown RI
Lessee Jeff Bush Address 20A Clinton Ave Jamestown RI

1. Location of premises: No. 20/20A Clinton Ave Street _____
2. Assessor's Plat 9 Lot 708
3. Dimensions of lot: frontage 86 ft. depth 104 ft. Area 8,944 sq. ft.
4. Zoning Districts in which premises are located: Use D' Area 90' Height 12'
5. How long have you owned above premises? 9 years
6. Is there a building on the premises at present? yes
7. Size of existing building 2661 sq. ft.
Size of proposed building or alteration 96 sq. ft.
8. Distance of proposed bldg. or alteration from lot lines:
front 40 rear 52 left side 1 right side 77
9. Present use of premises: Mixed-commercial/residential
10. Proposed use of premises: shed/outbuilding
Location of septic tank & well on lot N/A

11. Give extent of proposed alterations location of shed within the south-side set back.

12. Number of families for which building is to be arranged: 1

13. Have you submitted plans for above to Inspector of Buildings? no

Has the Inspector of Buildings refused a permit? no

14. Provision or regulation of Zoning Ordinance or State Enabling Act under which application for exception or variance is made:

Article 6, Section 82-602, District Dimensional Regulations

15. State the grounds for exception or variation in this case:

New shed replaces old shed which was in the same location for 22 years. Back & side setbacks will only allow for a shed to be in the middle of our backyard.

Respectfully Submitted,

Signature Jennifer Kuehn DWS

Address 20 Clinton Ave

Telephone No. 773 931 2196

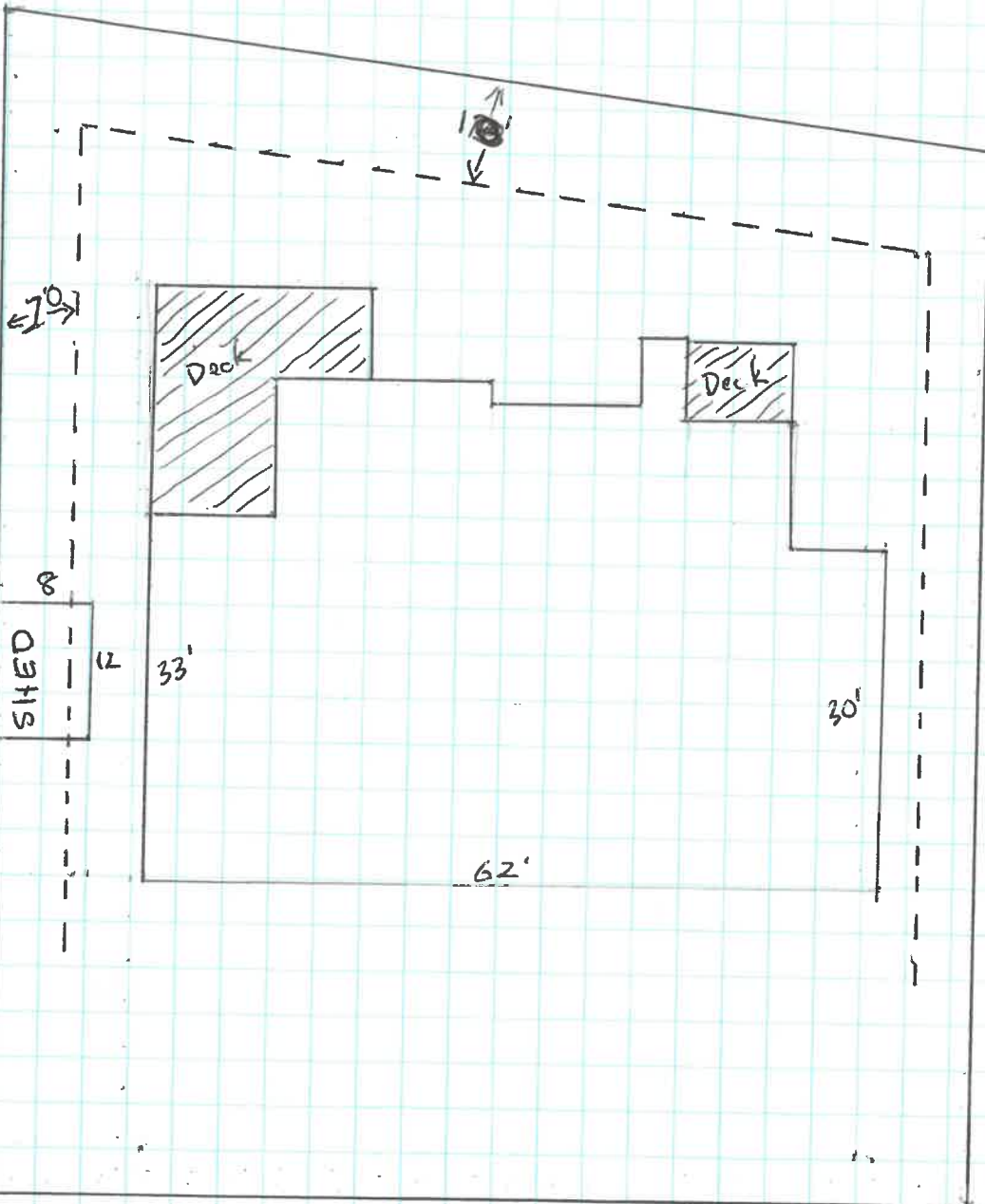
NOTE: A LOCATION PLAN AND SKETCH AND DRAWINGS NECESSARY TO GIVE FULL INFORMATION MUST BE FILED WITH THE APPLICATION.

PLAT 9 LOT 708

20+204 Clinton Ave

NORTH

CW | Rear set back 10' -----
side set back 10' -----



9-201

CLINTON AVE

5 CLINTON AVE LLC
PO BOX 512
JAMESTOWN, RI 02835

DWYER DANIEL F III ET
DWYER KERRY P
30 GREEN LANE
JAMESTOWN, RI 02835

MUIR ANN G ET
MUIR DONALD M TRUSTEES
PO BOX 2972
WOBURN, MA 01888-1772

ANDRES FRANK ET
ANDRES MAGDALENA M
13 CLINTON AVENUE
JAMESTOWN, RI 02835

GOODE FRANCES A TRUSTEE
27 CLINTON AVENUE
JAMESTOWN, RI 02835

RAFFERTY JAMES T TRUSTEE
RAFFERTY LISA M TRUSTEE
PO BOX 138
JAMESTOWN, RI 02835

BARZIN SHAHIN ET
FARAHMAND FARDAD
183 WALNUT STREET
WELLESLEY, MA 02481

GROSSO JULIE GIRARD
GROSSO ROBERT TE
39 FARM VIEW RD
BETHANY, CT 06524

~~RAFFERTY JAMES T TRUSTEE
RAFFERTY LISA M TRUSTEE
PO BOX 138
JAMESTOWN, RI 02835~~

BEAUCHAMP CHARLES H ET UX
MORRISON LINDA J
29 HOWLAND AVENUE
JAMESTOWN, RI 02835

HAMMETT COURT APARTMENTS
C/O BRIDGES INC
P O BOX 263
JAMESTOWN, RI 02835

ROMASHKOWSKY MARLA E
34 CLINTON AVENUE
JAMESTOWN, RI 02835

BIDDLE ANN O TRUSTEE
HEATH STEVEN TRUSTEE
8 CLINTON AVENUE UNIT 2
JAMESTOWN, RI 02835

LAPINSKI LEON N
1 HAMMETT COURT
JAMESTOWN, RI 02835

SALLEE LISA K
20 LINCOLN STREET
JAMESTOWN, RI 02835

COLEBURN CAROLYN R ET
PHILBRICK HARRY L TE
1112 N BODINE STREET
PHILADELPHIA, PA 19123

LIS ROBIN L ET UX PAMELA
31 CLINTON AVENUE
JAMESTOWN, RI 02835

SANDERSON LINDA R TRUSTEE
25 HOWLAND AVENUE
JAMESTOWN, RI 02835

D AURIA JACQUELINE H ET
D AURIA JOHN M
4193 GLENHAVEN CRESCENT
NORTH VANCOUVER, BC V7G1B-8

LIVINGSTON ANNE MAXWELL
P O BOX 484
JAMESTOWN, RI 02835

SMITH JANAS BUILDING LLC
303 BERKLEY PLACE
BIRMINGHAM, AL 35209

DIFANTE GINO
30 BELLEVUE AVENUE
NEWPORT, RI 02840

LOOKING UPWARDS INC
PO BOX 263
JAMESTOWN, RI 02835

STEEPLE VIEW LLC
4 CLINTON AVENUE
JAMESTOWN, RI 02835

DIMAURO RONALD F
11 HOWLAND AVENUE
JAMESTOWN, RI 02835

MICHALIK CHRISTOPHER ET U
MICHALIK KRISTEN J TE
26 CLINTON AVENUE
JAMESTOWN, RI 02835

SWISTAK MARK W JR & JULIE
23 CLINTON AVENUE
JAMESTOWN, RI 02835

DUNN ALICE H TRUSTEE
32 CLINTON AVENUE
JAMESTOWN, RI 02835

MORGAN JAMES W II
45 CLARKE STREET
JAMESTOWN, RI 02835

UNKNOWN
, 00000

URSO PHILIP J ET
DESLAURIERS RENEE
16 GREEN LANE
JAMESTOWN, RI 02835

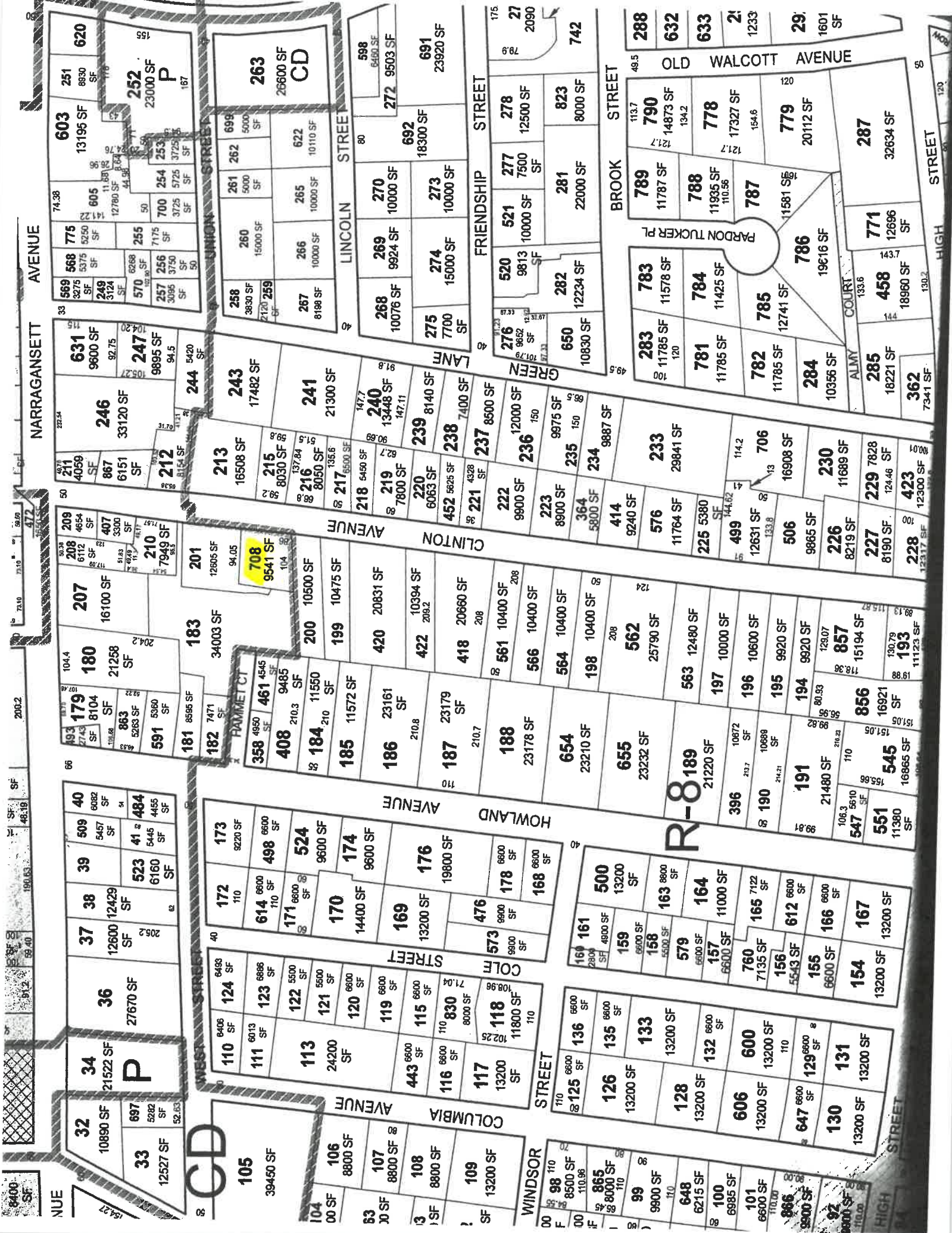
VAN REEN JACOB & HEATHER
19 CLINTON AVENUE
JAMESTOWN, RI 02835

WINDRIDGE PROPERTIES LLC
C/O JOHN & MARY BRITTAIN
P O BOX 552
JAMESTOWN, RI 02835

WYNN SUSAN H & SCOTT W
254 MAIN STREET
CHARLESTOWN, MA 02129

33
X 68

22.44



NARRAGANSETT AVENUE

UNION STREET

LINCOLN STREET

FRIENDSHIP STREET

BROOK STREET

OLD WALCOTT AVENUE

CLINTON AVENUE

HOWLAND AVENUE

COLUMBIA AVENUE

WINDSOR STREET

HIGH STREET

CD

R-8

RAMMETT STREET

COLT STREET

ALMY COURT

PARDON TUCKER PL

NUE

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