



TOWN OF JAMESTOWN
P.O. Box 377
93 Narragansett Ave.
JAMESTOWN, RHODE ISLAND 02835

Planning Office (401) 423-7210

PLANNING COMMISSION AGENDA

March 19, 2025

6:00 PM

**Jamestown Town Hall
93 Narragansett Ave.**

To view the meeting with no interaction please use the link below. Live streaming is complimentary, and; not guaranteed to be free of disruption.

<https://jamestownri.gov/how-do-i/watch-live-streamed-town-meetings>

I. Call to Order and Roll Call

II. Citizen's Non-Agenda Item

III. Correspondence

1. TRC Minutes and Development Plan Approval for Accessory Structure for 121 Walcott Avenue, Plat 9 Lot 339, owners 121 Walcott Avenue, LLC.
2. TRC Minutes and Development Plan Approval, 11 Alden Road, Plat 8, Lot 201, owners Joseph and Suzanne Jachinowski.

**IV. Public Hearing: review, discussion and/or action and/or vote
Under Unified Development Review per RIGL§ 45-23-50.1.**

1. Application of Steven A. and Kristi Ross whose property is located at 224 Narragansett Avenue, and further identified as Tax Assessor's Plat 8, Lot 9 for a variance from Article 6, Section 82-602 entitled "District Dimensional Regulations", Table 6-2 for the Village Special Development District Zones R-8, R-20, CL and CD and Article 3 (Section 82-305 entitled "Variances Authorized by this Ordinance" and Sections 82-306 and 82-307) and "Unified Development Review" - Zoning Ordinance 82-309, including Development Plan Review - Zoning Ordinance 82-1102.C to renovate an existing single family dwelling and construct a new accessory structure where existing dwelling is currently located 1.7' from front property line where a 7.5' front setback is required and 0' from the side (east) property line where 2.5 feet are required. Said property is located in an R-20 zone and contains 5,022 square feet.

The Application is being reviewed under Unified Development Review (RI Gen. Laws 45-23-50.1 "Special provisions - unified development review" - effective January 1, 2024) which provides that Development Plan Review may include a request for issuance of variance by the Planning Commission.

The public hearing adjourns

V. New Business - review, discussion and/or action and/or vote (continued from 2-5-25)

Note: Plan A001 has been updated with minimized size of awning and reduced seating

1. 14 Narragansett Avenue (formerly Curiosity and Co.) Plat 8 Lot 168, owner 1601 Mineral Spring Avenue, LLC. Development Plan Review for restaurant second floor shed dormer and 562 square foot outdoor awning to over restaurant seating. Located within the Village Special Development District, Zoning Ordinance 82-110.

VI. Old Business

1. Comprehensive Community Plan Update & Re-write 2024/2025 – Review, Discussion, and/or Action and/or Vote
 - a. Review of Draft Existing Conditions Elements:
 - a. Transportation
 - b. Final Draft Review of Elements (provided prior to meeting):
 - a. Housing
 - b. Cultural and Historic
 - c. Goals, Policies and Actions related to (provided prior to meeting):
 - a. Housing
 - b. Cultural and Historic
 - d. Public Engagement Summary

VII. Reports - Review, Discussion and/or Action and/or Vote

1. Planner's Report
 - a. Future meetings – topics and applications

VIII. Approval of Minutes – Review, Discussion and/or Action and/or Vote

1. February 19, 2025

IX. Adjournment

Pursuant to RIGL § 42-46-6(c) Notice of this meeting shall be posted on the Secretary of State's website and at the Town Hall, the Jamestown Philomenian Library and the Jamestown Police Department

Hearing or speech impaired individuals requiring the services of an interpreter should call 1-800-745-5555 not less than 3 business days prior to meeting.

Posted on the RI Secretary of State website March 14, 2025

Notice may be posted: <https://www.jamestownri.gov/town-departments/planning/-fsiteid-1/-folder-13614>