

JAMESTOWN ZONING BOARD OF REVIEW

Minutes of the February 25, 2025 Meeting

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

Dean Wagner, Acting Chair

James King, Member

Jane Bentley, Member

James Sisson, Member

John Shekarchi, 1st Alternate

Robert Maccini, 2nd Alternate

Also present:

Wyatt Brochu, Counsel

Dennis Begin, Zoning Officer

Suzanne Enser, Clerk

Alesha Cerrito, Stenographer

Absent:

Terrance Livingston, Vice-Chair

APPROVAL OF MINUTES

A motion was made by Jane Bentley and seconded by John Shekarchi to accept the minutes of the January 28, 2025 meeting as presented.

The motion carried by a vote of 5 – 0.

Dean Wagner, James King, Jane Bentley, James Sisson, John Shekarchi and Robert Maccini voted in favor of the motion.

UNFINISHED BUSINESS

James Sisson moved to continue and James King seconded.

From Attorney: The agenda was not posted to meet the requirements of the Open Meetings Act so the recommendation would be to continue the public hearing this evening to the next available date.

Application of Andrew and Jessica Green whose property is located at 63 Whale Rock Road, and further identified as Tax Assessor's Plat 12, Lot 192 for a Variance from Article 6, Section 82-602, District dimensional regulations, Table 6.2. To construct a concrete pad to place 4 HVAC condensers 12'-6" where 30 feet is required from the north property line and a generator 10'-0" where 30 feet is required from the north property line. Said property is located in a R-40 zone and contains 23,714 square feet.

CORRESPONDENCE

No new correspondence presented.

NEW BUSINESS

Jane Bentley moved to continue and James Sisson seconded.

Application of 121 Walcott LLC whose property is located at 121 Walcott Avenue, Jamestown, RI 02835, and further identified as Tax Assessor's Plat 9, Lot 339 for a Variance granted under Article 3, Special Use Permits and Variances, Section 305, 306, and 307. This application is made pursuant to the provisions of Article 6 section 82-602, Table 6-2, District Dimensional Regulations for the R40 Zoning District of the zoning ordinance. The Applicant seeks an accessory front yard setback of 13.3 feet where 40 feet is required and side yard setback relief of 10.0 feet where 15.0 feet is required in order to construct a small two car garage and accessory dwelling unit. Said property is located in a R40 zone and contains +/- 40,001 square feet.

ADJOURNMENT

A motion was made by James King and seconded Jane Bentley to adjourn at 7:07 p.m.

The motion carried unanimously.

Respectfully submitted by: Suzanne Enser, Clerk Building/Zoning