



TOWN OF BRISTOL, RHODE ISLAND

ZONING BOARD OF REVIEW MEETING

Zoning Board of Review Meeting Agenda

Monday, May 01, 2023 at 7:00 PM
10 Court Street, Bristol, RI 02809

Scanned copies of all applications and supporting materials will be available on the Town of Bristol website at <https://www.bristolri.gov/government/boards/zoning-board-of-review/>. Written comments may be submitted to the Zoning Board via regular mail addressed to: Zoning Board of Review, Bristol Town Hall, 10 Court Street, Bristol, RI 02809 or via email to etanner@bristolri.gov. Written comments should be received no later than 12:00 p.m. on April 27, 2023.

1. Pledge of Allegiance

2. Approval of Minutes: April 3, 2023

3. Continued Petitions

- 3A.** 2023-09 Daniel L. and Lillian C. Leeser, 12 Brookwood Road (continued from March meeting): Dimensional Variances: to construct a 24ft. x 26ft. accessory garage structure and a freestanding decorative pergola structure with less than the required front yard on a corner lot; and with the garage at an overall size greater than permitted for accessory structures in the R-10 zoning district. Request for continuance to June 5, 2023 meeting

4. New Petitions

- 4A.** May 1st Zoning Board Staff Reports & Correspondence
- 4B.** 2023-15 73 Gooding Avenue, LLC: Special Use Permit to temporarily install two pre-fabricated relocatable storage or shipping containers on a commercial property. Assessor's Plat 106, Lot 63; Zone: Manufacturing.
- 4C.** 2023-16 Frank J., Robin A., and Brandon Paulino, 52 Thompson Avenue: Dimensional Variances to construct a

20ft. x 26ft. two story addition to the rear of an existing single-family dwelling and to convert the structure into a two-family dwelling with less than the required left side yard and less than the required lot area per dwelling unit. Assessor's Plat 22, Lot 119; Zone: Residential R-10.

- 4D.** 2023-17 Jesse James, 477 Hope Street: Dimensional Variance to construct a third floor living area expansion, including raised exterior wall heights and altered roof pitch, with less than the required rear yard. Assessor's Plat 9, Lot 52; Zone: Downtown.
- 4E.** 2023-18 Fair Wind Properties, LLC, 1 Coggeshall Avenue: Use Variance and Dimensional Variances: to demolish an existing single-family dwelling and an existing two-family dwelling on one lot, and to replace them with new structures having the same number of residential dwelling units and similar footprints as existing, and with the addition of covered front porches; with less than the required front yard, less than the required rear yard, and with greater than permitted lot coverage by structures. Assessor's Plat 147, Lot 50; Zone: Residential R-10.
- 4F.** 2023-19 Eric L. and Ruthann DeLong: Dimensional Variance to construct a 22ft. x 22ft. accessory garage structure with less than the required front yard. Assessor's Plat 61, Lot 17; Zone: Residential R-10.

5. Adjourn

Date Posted: April 13, 2023

By: emt