



TOWN OF BRISTOL, RHODE ISLAND

TECHNICAL REVIEW COMMITTEE

**Technical Review Committee Agenda
Wednesday, April 22, 2026 at 10:30 AM**

**Community Development Office Conference Room, 235 High Street,
1st Floor, Bristol, RI 02809**

A. Pledge of Allegiance

B. Agenda Item

B1. ZBR-26-19 Donald F. Clukies - Special Use Permit: to construct a 25ft. x 60ft. single-family dwelling at a height greater than 25 feet above grade within the flood zone. Located at **Wilcox Street**; Assessor's Plat 133, Lot 44; Zone: R-15

C. Adjournment

Date Posted: April 17, 2026

Posted By: mbw



Zoning Board of Review Application
Town of Bristol

Record ID: ZBR-26-19

Wilcox Street 133 44

March 31, 2026

Applicant	
Name of Applicant	Donald F. Clukies
Who is Submitting this Application	Architect
	If other, Describe:
Owner's Name (If Different than Applicant)	Donald Clukies

Location for Application			
Property Type	Both		
Zoning District	R-15		
Address, Plat, Lot	Address	Plat	Lot
	Wilcox Street	133	44

Type of Application	
Application Type	Special Use Permit
Proposed	If other, Detail:
New Building Type	If other, Detail:

Size of Proposed Building(s)/Addition(s) (If applicable)	
Total Square Footage	feet
Width in Feet	feet
Length in Feet	feet
Height Above Grade	feet
Number of Stories	

Setbacks	
Front Yard in Feet	feet
Rear Yard in Feet	feet
Left Side Yard in Feet	feet
Right Side Yard in Feet	feet
Height in Feet	feet

Extension Request	
Date of Original Extension	
Date of First Extension	

Provisions of Zoning Ordinance (If Known)
28-150 (eee)

Describe the extent of the proposed alterations and the reasons for the requesting relief
please see attached narrative

Existing Lot Specifications	
Current Use of Premises	Residential

If other, explain:

Number of Units	
Lot Area	7,855.97
Lot Frontage	45
Lot Depth	219.25

Existing Buildings & Structures

Structure:	Square Footage:	Building/Structure Detail if Other:
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Describe the extent of the proposed alterations and the reasons for the requesting relief:

Zoning Code Seeking Relief for 28-150. – Special Use Permit Standards for Various Uses, (eee) Special use permit standards for structures in residential zones in the flood zone greater than 25 feet above grade.

The property at 0 Wilcox Street is located within an AE Flood Zone with a Base Flood Elevation of 14 feet. In accordance with state building code requirements for construction in flood hazard areas, the structure must be elevated above the required flood protection level. To meet these regulations, we have set the lowest structural member of the home at elevation 18. This elevation ensures that the building remains protected from potential flooding and allows adequate clearance for mechanical systems to be located outside of the flood zone. By elevating the structure to this required level it has significantly reduced the vertical space available making the 25 foot height limit infeasible. Maintaining compliance with the height restriction and the lowest minimum roof pitch of 4:12 would result in reduced ceiling heights less than 7 feet tall which does not create a habitable space per the building code. For this reason we are seeking a variance to the height restriction listed in section 28-150 (eee).

When measuring the building from the Design Flood Elevation the proposed building height is 26'-11". The allowable building height in a R-15 zone is 35'-0". The proposed building height is within the allowable building height for the zone, but due to the nature of the lot being located within a flood zone and the town restriction of a height limit of 25 feet, the home becomes unbuildable if a variance is not granted.

The requested relief is necessary to reconcile zoning height limitations with mandatory floodplain construction requirements. The proposed design is otherwise compliant with the following zoning requirements listed in section 28-150 (eee). The project adheres to state building code requirements for flood zones, maintains a roof pitch greater than 4:12, does not exceed allowable lot coverage, proposes a gross floor area that is appropriate for the site, and includes a deck that remains within permitted limits. Given these considerations, the requested height relief represents a reasonable and necessary accommodation to ensure both code compliance and the creation of a safe, functional dwelling.

We are also requesting a variance for 28-150 (eee)(3). The code section states "For lots with rear lot lines abutting a coastal feature, the minimum front yard shall be the average setback of those parcels within 250 feet of the parcel on the same side of the street". There are several existing homes on the same side of the street that do not abide to

the CRMC coastal feature and coastal buffer setbacks and/or have deeper lots which places their homes closer to the water than what is allowed, resulting in unusually deep setbacks from the street. If an average front yard setback was to be applied that would make the lot unbuildable. The average front setback would place the house so far towards the coastal setback line that there would be no buildable area available. Given these existing neighborhood conditions, we are seeking relief from this provision. The proposed design sets the house 34 feet from the front property line, exceeding the 20-foot setback required by zoning.

Proposed Gross Floor Area (GFA):

- **Existing Lot Area: 7,855.67 sq ft**
- **Proposed First Floor: 1,411 sq ft**
- **Proposed Second Floor: 864 sq ft**

Maximum Allowable Gross Floor Area = Lot area x Floor Area Ratio

Floor Area Ratio = 0.30

$7,855.67 \times 0.30 = 2,356.7$ sq ft

Footprint of first floor shall be no greater than 60% of GFA

Gross Floor Area x 0.60 = allowable first floor

$2,356.7 \times 0.60 = 1,414$ sq ft allowable first floor GFA

Proposed First Floor: 1,411 sq ft

Footprint of second floor shall be no greater than 40% of GFA

Gross Floor Area x 0.40 = allowable second floor

$2,356.7 \times 0.40 = 942.6$ sq ft allowable second floor GFA

Proposed Second Floor: 864 sq ft

Footprint of decks shall be no greater than 15% of GFA

Gross Floor Area x 0.15 = allowable deck square footage

$2,356.7 \times .15 = 353.5$ sq ft

Proposed deck size = 300 sq ft

OWNER AUTHORIZATION LETTER

Date: 3-31-26

This letter is to certify that I, Donald F Clarkes,

authorize Spencer McCombe to submit my

Special Use Permit Application for my property address at,

0 Wilcox Street on my behalf.

By signing this letter I, the property owner, understand that I, or my legal attorney must be present at the Special Use Permit meeting where my application scheduled to be heard.

D. Clarkes
Property Owner Signature

Property Owner Name
D. Clarkes

Property Owner Phone Number
401 - 855 - 6641



CORDTSEN
DESIGN
ARCHITECTURE
42 West Main Road
Middletown, RI 02842
CordtsenDesign.com
401.619.4689



REVISIONS:

DESCRIPTION:

SCALE:

DATE: March 31st, 2026

CLUKIES RESIDENCE
0 WILCOX STREET
BRISTOL, RHODE ISLAND

CORDTSEN
DESIGN
ARCHITECTURE

42 West Main Road
Middletown, RI 02842

CordtsenDesign.com
401.619.4689



CLUKIES RESIDENCE

0 WILCOX STREET
BRISTOL, RI 02809

Special Use Permit Application:
March 31st, 2026

DRAWING LIST

ARCHITECTURAL DRAWINGS

- A0.1 ARCHITECTURAL SITE PLAN
- A1.0 GROUND + FIRST FLOOR PLANS
- A1.1 SECOND FLOOR + ROOF PLAN
- A2.0 EXTERIOR ELEVATIONS

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**CORDISEN
DESIGN
ARCHITECTURE**
42 West Main Road
Middletown, RI 02842
CordisenDesign.com
401.819.4689

REVISIONS:

DESCRIPTION:
ARCHITECTURAL SITE PLAN

SCALE: 1/8"=1'-0"

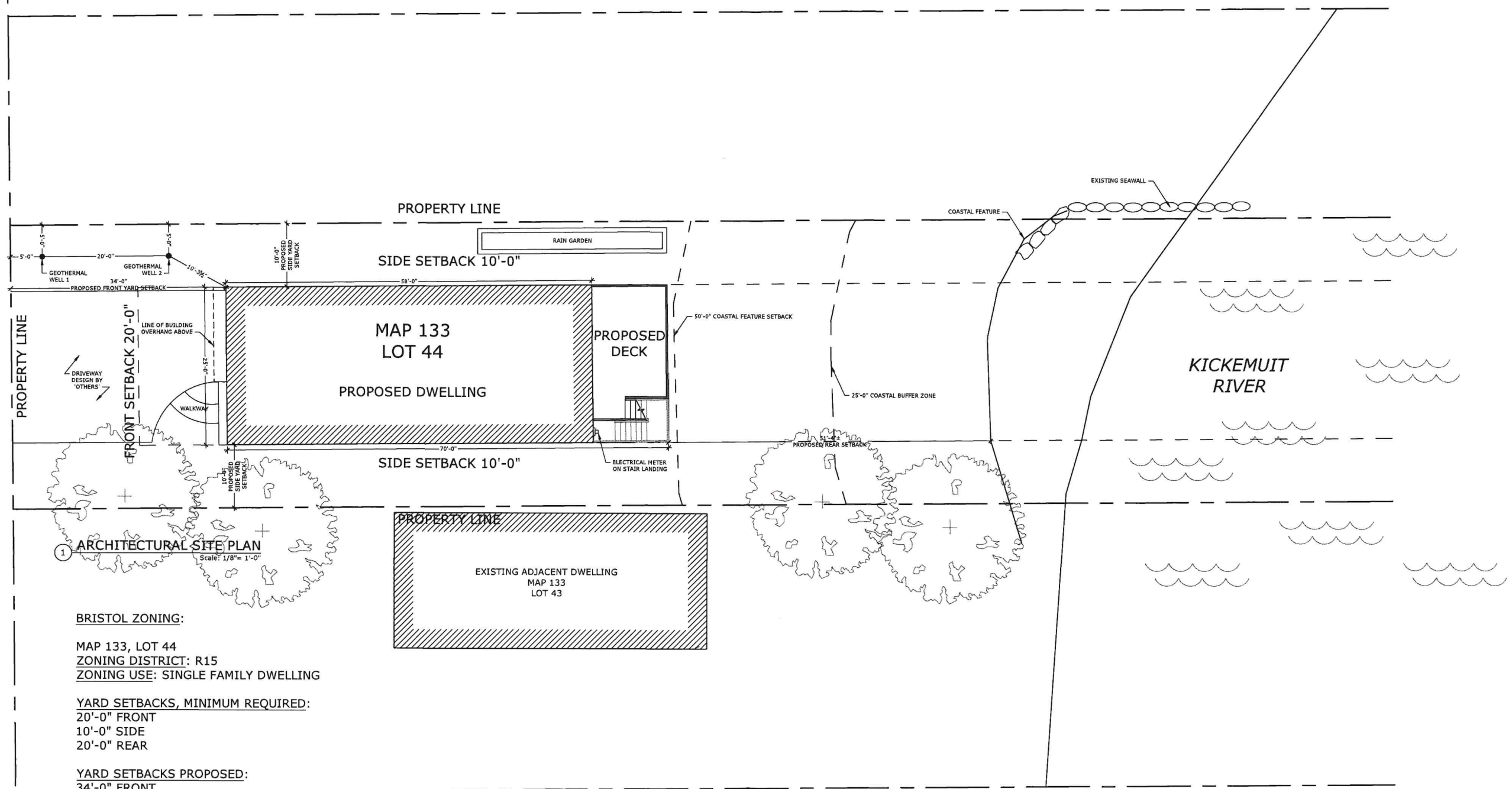
DATE: March 31st, 2026

CLUKIES RESIDENCE
0 WILCOX STREET
BRISTOL, RHODE ISLAND

A0.1

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WILCOX STREET



1. ARCHITECTURAL SITE PLAN
Scale: 1/8"=1'-0"

BRISTOL ZONING:
MAP 133, LOT 44
ZONING DISTRICT: R15
ZONING USE: SINGLE FAMILY DWELLING

YARD SETBACKS, MINIMUM REQUIRED:
20'-0" FRONT
10'-0" SIDE
20'-0" REAR

YARD SETBACKS PROPOSED:
34'-0" FRONT
10'-0" SIDE
51'-4"± REAR

LOT COVERAGE, ALLOWED: 38% OF 7,855.67 SF= 2,985.15 SF
LOT COVERAGE, PROPOSED: 1,750 SQ FT= 22%

SITE PLAN NOTES:

- THIS IS AN ARCHITECTS SITE PLAN & IS SUBJECT TO VERIFICATION BY A LICENSED SURVEYOR. THE INFORMATION REPRESENTED ON THIS SITE PLAN IS THE ARCHITECTS BEST OF KNOWLEDGE AND WAS OBTAINED FROM A SURVEY PREPARED BY:
STEPHEN M. MURGO SR., PROFESSIONAL LAND SURVEYOR
19 KINNICUTT AVE, WARREN, RHODE ISLAND 02885
DATED: NOVEMBER 17, 2020



CORDISEN
DESIGN
ARCHITECTURE
42 West Main Road
Middletown, RI 02842
CordisenDesign.com
401.819.4889

REVISIONS:

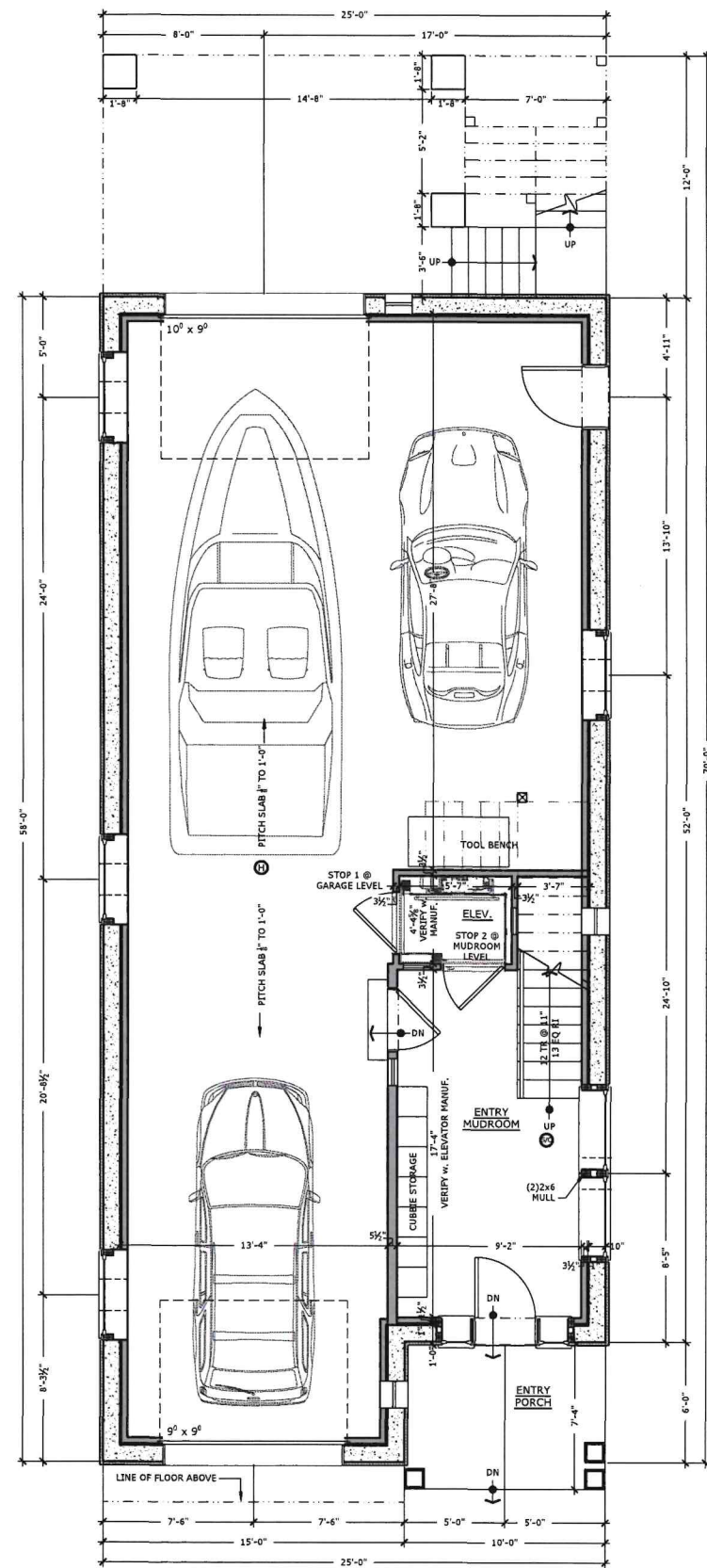
DESCRIPTION:
PROPOSED FLOOR PLANS

SCALE: 1/4"=1'-0"

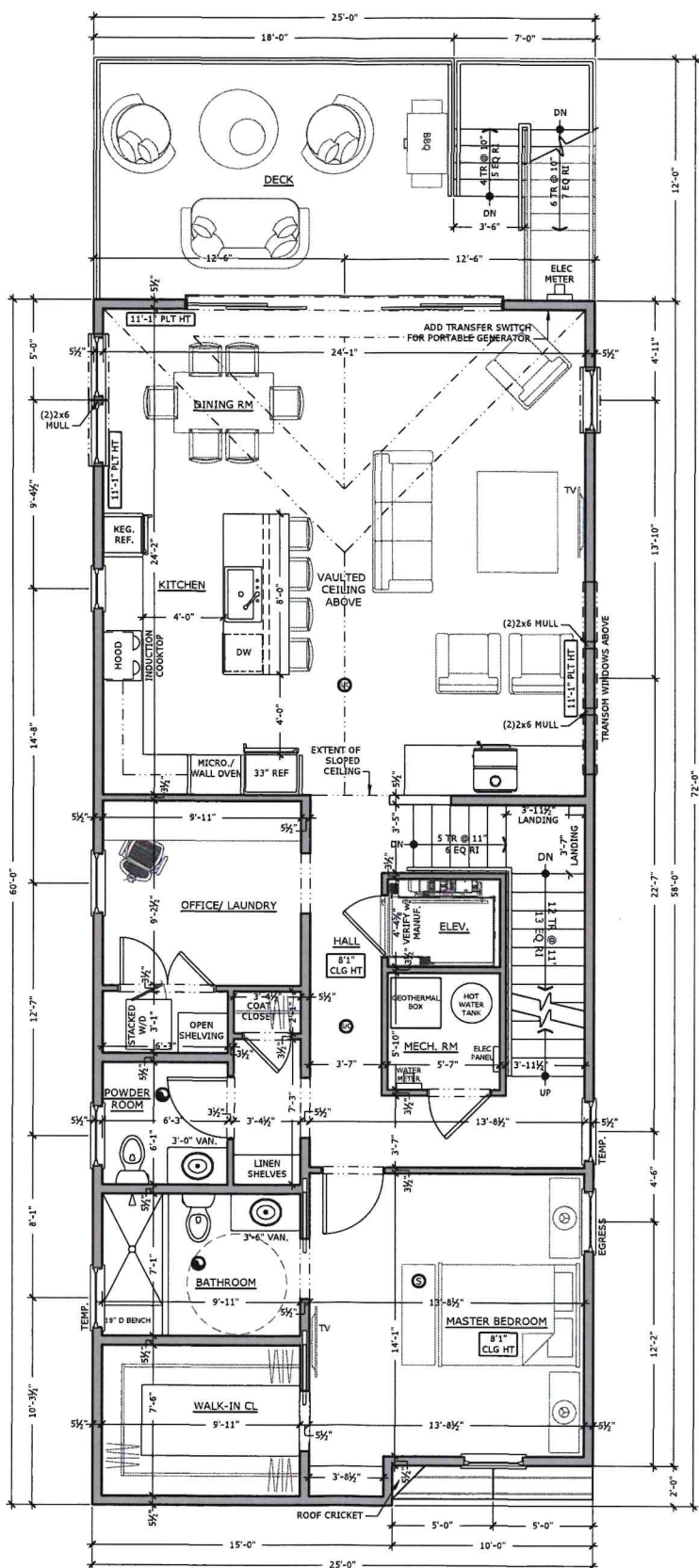
DATE: March 31st, 2026

CLUKIES RESIDENCE
0 WILCOX STREET
BRISTOL, RHODE ISLAND

A1.0



1 GROUND FLOOR PLAN
Scale: 1/4"=1'-0"



2 FIRST FLOOR PLAN
Scale: 1/4"=1'-0"



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REVISIONS:

DESCRIPTION: EXTERIOR ELEVATION

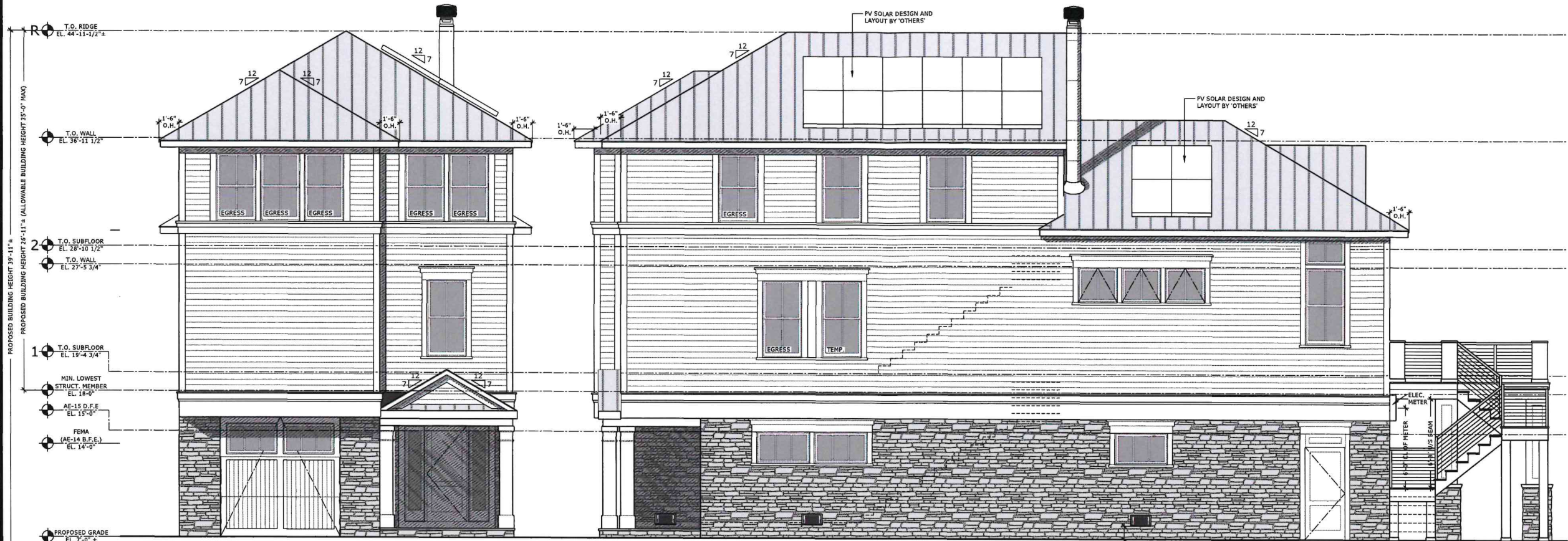
SCALE: 1/4" = 1'-0"

DATE: March 31st, 2026

CLUKIES RESIDENCE
0 WILCOX STREET
BRISTOL, RHODE ISLAND

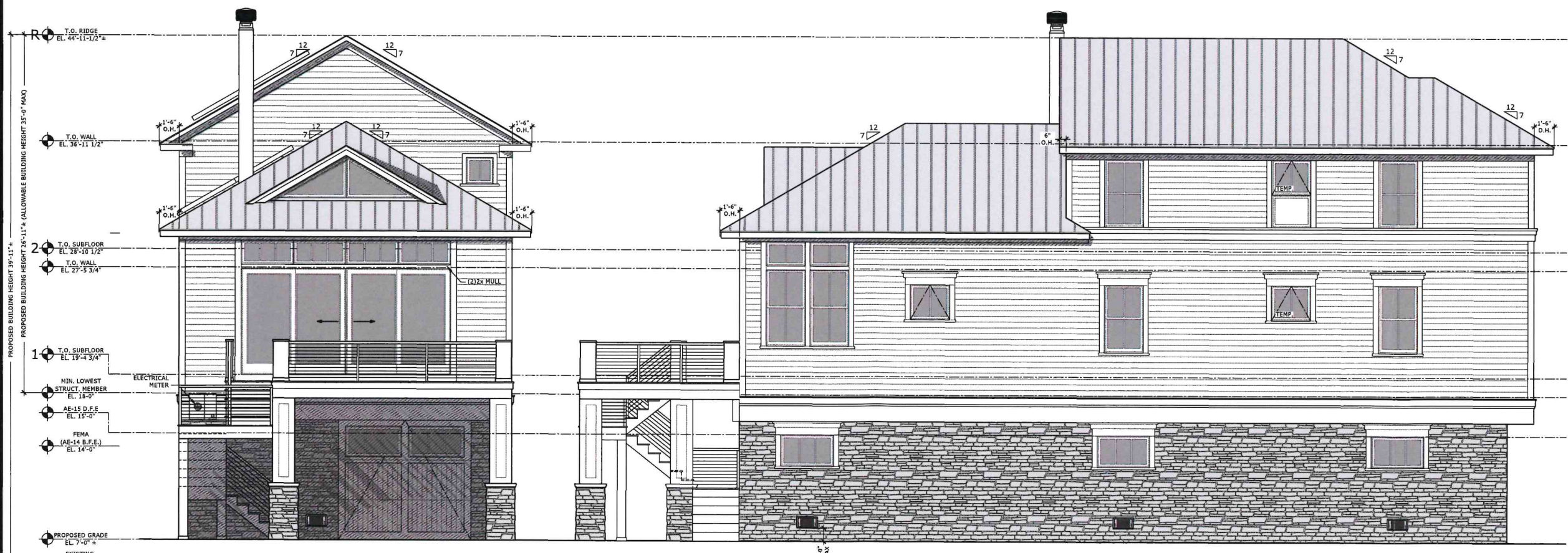
A2.0

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1 WEST ELEVATION
Scale: 1/4" = 1'-0"

2 SOUTH ELEVATION
Scale: 1/4" = 1'-0"



3 EAST ELEVATION
Scale: 1/4" = 1'-0"

4 NORTH ELEVATION
Scale: 1/4" = 1'-0"

PROPOSED BUILDING HEIGHT 39'-11"
PROPOSED BUILDING HEIGHT 26'-11" (ALLOWABLE BUILDING HEIGHT 35'-0" MAX)
T.O. RIDGE EL. 44'-11-1/2"
T.O. WALL EL. 36'-11-1/2"
T.O. SUBFLOOR EL. 28'-10-1/2"
T.O. WALL EL. 27'-5-3/4"
T.O. SUBFLOOR EL. 19'-4-3/4"
MIN. LOWEST STRUCT. MEMBER EL. 18'-0"
AE-15 D.F.E. EL. 15'-0"
FEMA (AE-14 B.F.E.) EL. 14'-0"
PROPOSED GRADE EL. 7'-0"
EXISTING AVERAGE GRADE EL. 5'-0"

PROPOSED BUILDING HEIGHT 39'-11"
PROPOSED BUILDING HEIGHT 26'-11" (ALLOWABLE BUILDING HEIGHT 35'-0" MAX)
T.O. RIDGE EL. 44'-11-1/2"
T.O. WALL EL. 36'-11-1/2"
T.O. SUBFLOOR EL. 28'-10-1/2"
T.O. WALL EL. 27'-5-3/4"
T.O. SUBFLOOR EL. 19'-4-3/4"
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FEMA (AE-14 B.F.E.) EL. 14'-0"
PROPOSED GRADE EL. 7'-0"
EXISTING AVERAGE GRADE EL. 5'-0"

Bristol

WILCOX ST

Card of



Plat/Lot 133-0044-000

Account: 6997

LUC 13

Zone R-15

Assessment

\$474,500

Owner 1 CLUKIES, DONALD F.

Owner 2

Owner 3

Address 173 HEIDI DR, PORTSMOUTH, RI 02871

Owner Account #: 16-1477-61

% Owned

Previous Owners & Sales Information

Grantor

PEIXOTO, MANUEL V., TRUSTEE

PEIXOTO, MANUEL V.

Date

06/17/2025

09/10/2009

Sale Price

375,000

0

Leg Ref

2285-70

1504-229

Deed Type

T

Q

NAL

A

Q

Assessment

Use Code	Bldg Value	SF/Y1	Value	Land Size	Land Value	AG Credit	Assessed Value
13	0	0	0	0.18	474,500	0	474,500
TOTAL	0	0	0	0.18	474,500	0	474,500

Source > Mkt Adj Cost VAL per SQ Unit/Card > VAL per SQ Unit/Parcel >

Previous Assessments

Year	LUC	Building	SF/Y1	Land Size	Land	AGR Credit	Appraised Value	Assessed Value
2025	13	0	0	0	474,500	0	474,500	474,500
2024	13	0	0	0	395,400	0	395,400	395,400
2023	13	0	0	0	395,400	0	395,400	395,400
2022	13	0	0	0	395,400	0	395,400	395,400
2021	13	0	0	0	317,200	0	317,200	317,200
2020	13	0	0	0	317,200	0	317,200	317,200

2026

WILCOX ST

Land Information

Use Description	Units	Unit Type	Land Type	LT Fact	Unit Price	Adjusted	Neigh	Inf 1	Inf 1 %	Inf 2	Inf 2 %	Inf 3	Inf 3 %	Appr Value	Spec Land	Juris	Fact	Use Value
13 Res Vacant	0.17769	AC	P	1.00	774,000	2,670,381	B	WF	200					474,500			1.00	0
2																		
3																		
4																		

Plat/Lot 133-0044-000

Account: 6997

LUC 13

Zone R-15

Assessment

\$474,500

Building Information

Description	Description
BLDG Type	Story Height
RES Units	COM Units
Foundation	BMT Floor
Frame 1	Frame 2
EXT Wall 1	EXT Wall 2
Roof Type 1	Roof Type 2
Roof Cover 1	Roof Cover 2
INT Wall 1	INT Wall 2
Floors 1	Floors 2
BMT Garages	Color
Plumbing	Electrical
Insulation	INT vs EXT
Heat Fuel	Heat Type
# Heat Sys	% Heated
% Solar HW	% A/C
% COM Wall	% Vacuum
Ceiling HTGT	Ceiling Type
Parking Type	% Sprinkled
EXT View	

Grade

Grade	EFF Year
Year Built	Alt %
Alt LUC	

Depreciation

Code	Description	%
Condition	-	
Functional	-	
Economic	-	
Special	-	
OV	-	
Total Depreciation % >		

Other Factors

Flood Hazard	PAVED
Topography	Street
Street	Traffic
Bas \$/SQ	Size Adj
Constr Adj	Adj \$/SQ
Othr Feats	Grade Fac
Neigh Infl	Land Factor
Adj Total	Depreciation
Depr Total	

Sub-Area Detail

Code	Description	Area	Fin. Area	Rate	Undep Val
Total					

Assessment

Date	Result	By
1/29/2025	REVIEW	MP
8/3/2021	REVIEW	
5/7/2019	HEARING Ct	
5/4/2018	REVIEW	
4/18/2018	VACANT LO	
5/29/2015	HEARING Ct	

Notes

Remodeling History

Additions	Plumbing
Interior	Electric
Exterior	Heating
Kitchen	General
Bath(s)	

Condo Data

Complex	
Location	
Tot Units	
FL Level	
# Floors	
Bldg Seq	

Building Permits

Issue Date	Permit #	Closed Date	BP Type	Est. Cost	% Done	Status	Description/Directions
1							
2							
3							
4							
5							
6							
7							
8							
9							

Special Features & Yard Items

Use	Description	A	Y/S	Qty	Length	Width	SF Size	Quality	Condition	Year	Assessed Value
1											
2											
3											
4											
5											
6											
7											
8											
9											
10											

Other Info.

AFDU	
yrTermRental	
PriorID1c	
PriorID2a	
PriorID2b	
PriorID2c	
PriorID3a	
PriorID3b	
PriorID3c	

Room Counts by Floor

Units	# Rooms	# Bedrooms	Floor Level
1			
2			
3			
4			
Totals			



0 Wilcox Street - 300' Radius

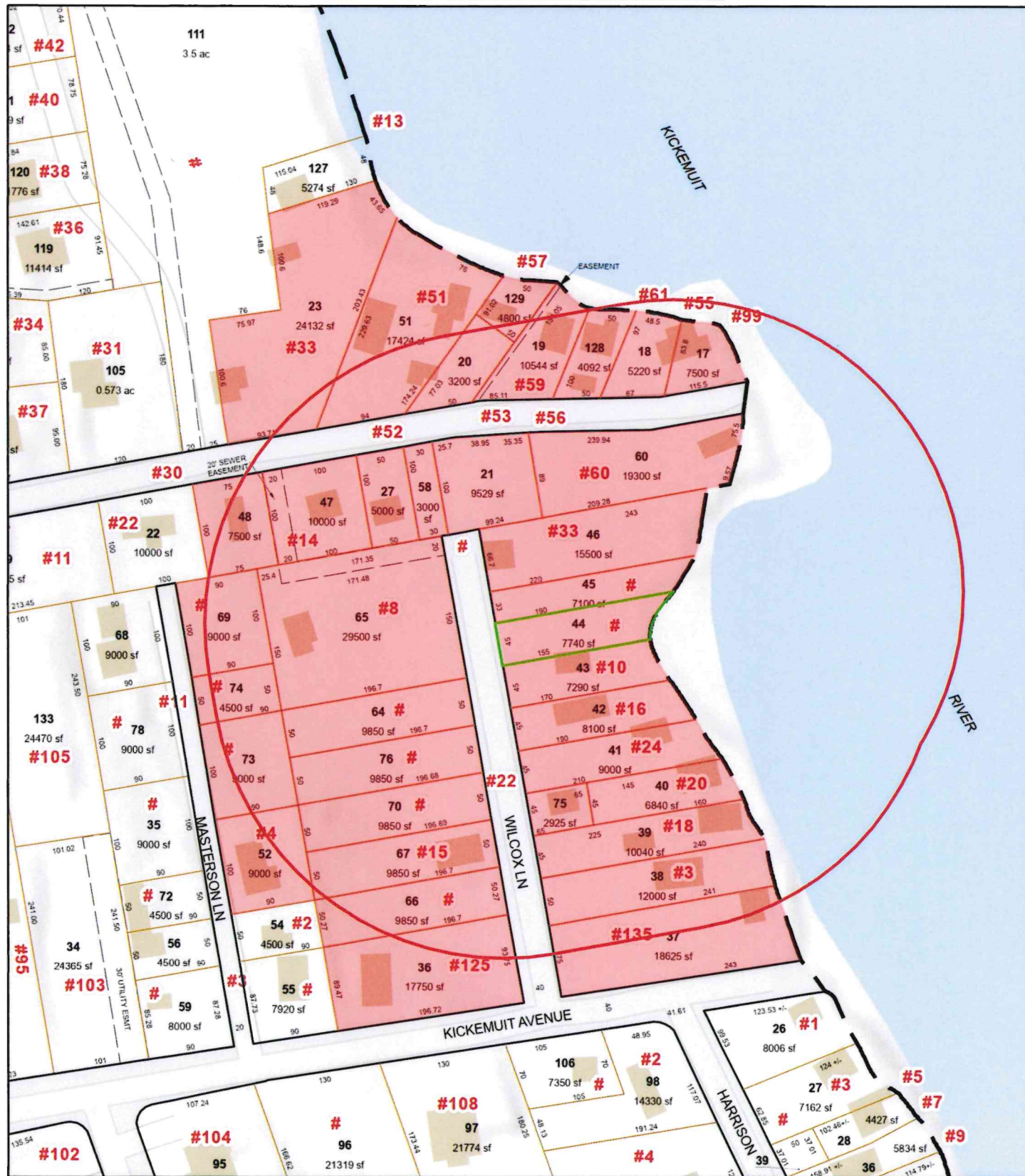
Town of Bristol, RI

1 inch = 141 Feet



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April 15, 2026



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300 feet Abutters List Report

Bristol, RI
April 15, 2026

Subject Property:

Parcel Number:	133-44	Mailing Address:	CLUKIES, DONALD F.
CAMA Number:	133-44		173 HEIDI DR
Property Address:	WILCOX ST		PORTSMOUTH, RI 02871

Abutters:

Parcel Number:	133-128	Mailing Address:	DAHL, DOUGLAS M & SUSAN E TE
CAMA Number:	133-128		C/O DOUGLAS DAHL 84 BAY STATE RD
Property Address:	61 SMITH ST		WESTON, MA 02493
Parcel Number:	133-129	Mailing Address:	GUERRERA, MATTHEW S
CAMA Number:	133-129		220 MORRISON AVE
Property Address:	57 SMITH ST		MIDDLETOWN, RI 02842
Parcel Number:	133-17	Mailing Address:	JANICKI, THEODORE P.
CAMA Number:	133-17		99 SMITH ST
Property Address:	99 SMITH ST		BRISTOL, RI 02809-0063
Parcel Number:	133-18	Mailing Address:	MATRONE, CHRISTINE F & RICHARD M
CAMA Number:	133-18		TE
Property Address:	55 SMITH ST		104 KICKEMUIT AVE
			BRISTOL, RI 02809
Parcel Number:	133-19	Mailing Address:	BIELECKI DENNIS D JANET MAY TE
CAMA Number:	133-19		570 MADISON AVE
Property Address:	59 SMITH ST		ANGOLA, NY 14006
Parcel Number:	133-20	Mailing Address:	BIELECKI, DENNIS & JANET TE
CAMA Number:	133-20		53 SMITH ST
Property Address:	53 SMITH ST		BRISTOL, RI 02809
Parcel Number:	133-21	Mailing Address:	DAHL, DOUGLAS SUSAN
CAMA Number:	133-21		84 BAY STATE RD
Property Address:	56 SMITH ST		WESTON, MA 02493
Parcel Number:	133-23	Mailing Address:	JOHNSON, KEITH N. DEANNE M., CO
CAMA Number:	133-23		TRST & KEITH N
Property Address:	33 SMITH ST		547 WOONSOCKET HILL RD
			NORTH SMITHFIELD, RI 02896
Parcel Number:	133-27	Mailing Address:	NYBERG, PETER H. ET UX DINGEE,
CAMA Number:	133-27		SANDRA M.
Property Address:	52 SMITH ST		52 SMITH ST.
			BRISTOL, RI 02809
Parcel Number:	133-36	Mailing Address:	WEBSTER, DENISE
CAMA Number:	133-36		125 KICKEMUIT AVE
Property Address:	125 KICKEMUIT AVE		BRISTOL, RI 02809



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300 feet Abutters List Report

Bristol, RI
April 15, 2026

Parcel Number: 133-37 CAMA Number: 133-37 Property Address: 135 KICKEMUIT AVE	Mailing Address: MCCONAGHY, JEANINE P. & DANIEL P. TE 135 KICKEMUIT AVE BRISTOL, RI 02809
Parcel Number: 133-38 CAMA Number: 133-38 Property Address: 3 WILCOX ST	Mailing Address: RYAN, JOHN J & ROSEMARY D AS TRUSTEES IRREVOC TRUST JULY 1, 2015 3 WILCOX ST BRISTOL, RI 02809
Parcel Number: 133-39 CAMA Number: 133-39 Property Address: 18 WILCOX ST	Mailing Address: SAOBENTO, KRIS MARIE STEVEN A 35 MONMOUTH DR RIVERSIDE, RI 02915
Parcel Number: 133-40 CAMA Number: 133-40 Property Address: 20 WILCOX ST	Mailing Address: MELLO ANTHONY S & MARIA C CO- TRUSTEES 10 MEADOW CT. SEEKONK, MA 02771
Parcel Number: 133-41 CAMA Number: 133-41 Property Address: 24 WILCOX ST	Mailing Address: QUINN, ROSWELL 24 WILCOX ST BRISTOL, RI 02809
Parcel Number: 133-42 CAMA Number: 133-42 Property Address: 16 WILCOX ST	Mailing Address: CALISE, CAROL A. LE TIROCCHI, LAURIE J. 16 WILCOX ST BRISTOL, RI 02809
Parcel Number: 133-43 CAMA Number: 133-43 Property Address: 10 WILCOX ST	Mailing Address: EATON, JAMES STEVEN TRUSTEE 10 WILCOX ST BRISTOL, RI 02809
Parcel Number: 133-44 CAMA Number: 133-44 Property Address: WILCOX ST	Mailing Address: CLUKIES, DONALD F. 173 HEIDI DR PORTSMOUTH, RI 02871
Parcel Number: 133-45 CAMA Number: 133-45 Property Address: WILCOX ST	Mailing Address: VAUGHN, MICHAEL D ET UX JEANNINE T TE 8 WILCOX LANE BRISTOL, RI 02809
Parcel Number: 133-46 CAMA Number: 133-46 Property Address: 33 WILCOX ST	Mailing Address: KICKEMUIT COVE, LLC c/o Susan Dahl 84 Bay State Road Weston, MA 02493-2172
Parcel Number: 133-47 CAMA Number: 133-47 Property Address: 14 SMITH ST	Mailing Address: ROCHA NORMA TRUSTEE ROCHA FAMILY REVOOCABLE TRUST 100 BEECHWOOD DRIVE CRANSTON, RI 02921
Parcel Number: 133-48 CAMA Number: 133-48 Property Address: 30 SMITH ST	Mailing Address: RZEGOCKI, JANE E 133 MIDDLE RD PORTSMOUTH, RI 02871



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Page 2 of 4



300 feet Abutters List Report

Bristol, RI
April 15, 2026

Parcel Number: 133-51 CAMA Number: 133-51 Property Address: 51 SMITH ST	Mailing Address: PRINCIPE, ELIN A LE MASSA, MELONIE E 51 SMITH ST BRISTOL, RI 02809
Parcel Number: 133-52 CAMA Number: 133-52 Property Address: 4 MASTERSON LN	Mailing Address: MELLO, JEROME R. ET AL MARY E. OCONNELL 4 MASTERSON LANE BRISTOL, RI 02809
Parcel Number: 133-58 CAMA Number: 133-58 Property Address: SMITH ST	Mailing Address: DAHL, DOUGLAS & SUSAN TE 84 BAY STATE RD WESTN, MA 02493
Parcel Number: 133-60 CAMA Number: 133-60 Property Address: 60 SMITH ST	Mailing Address: GRAY, ELANIE M. TRUSTEE P.O. BOX 812340 WELLESLEY, MA 02482
Parcel Number: 133-64 CAMA Number: 133-64 Property Address: WILCOX ST	Mailing Address: VAUGHN, MICHAEL D ET UX JEANNINE T TE 8 WILCOX LANE BRISTOL, RI 02809
Parcel Number: 133-65 CAMA Number: 133-65 Property Address: 8 WILCOX ST	Mailing Address: VAUGHN, MICHAEL D ET UX JEANNINE T TE 8 WILCOX LANE BRISTOL, RI 02809
Parcel Number: 133-66 CAMA Number: 133-66 Property Address: WILCOX ST	Mailing Address: CAMARA, THOMAS A. & JOANNE C. TRUSTEES 15 WILCOX ST BRISTOL, RI 02809
Parcel Number: 133-67 CAMA Number: 133-67 Property Address: 15 WILCOX ST	Mailing Address: CAMARA, THOMAS A. & JOANNE C. TRUSTEES 15 WILCOX ST BRISTOL, RI 02809
Parcel Number: 133-69 CAMA Number: 133-69 Property Address: MASTERSON LN	Mailing Address: VAUGHN, MICHAEL D ET UX JEANNINE T TE 8 WILCOX LANE BRISTOL, RI 02809
Parcel Number: 133-70 CAMA Number: 133-70 Property Address: WILCOX ST	Mailing Address: SAOBENTO, KRIS MARIE STEVEN A 35 MONMOUTH DR RIVERSIDE, RI 02915
Parcel Number: 133-73 CAMA Number: 133-73 Property Address: MASTERSON LN	Mailing Address: VAUGHN, MICHAEL D ET UX JEANNINE T TE 8 WILCOX LANE BRISTOL, RI 02809
Parcel Number: 133-74 CAMA Number: 133-74 Property Address: MASTERSON LN	Mailing Address: VAUGHN, MICHAEL D ET UX JEANNINE T TE 8 WILCOX LANE BRISTOL, RI 02809



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4/15/2026

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Page 3 of 4



300 feet Abutters List Report

Bristol, RI
April 15, 2026

Parcel Number: 133-75
CAMA Number: 133-75
Property Address: 22 WILCOX ST

Mailing Address: JENSEN, ROBERT S. DENISE R. TE
94 SAND PIPER DR.
S KINGSTOWN, RI 02879

Parcel Number: 133-76
CAMA Number: 133-76
Property Address: WILCOX ST

Mailing Address: VAUGHN, MICHAEL D ET UX JEANNINE
T TE
8 WILCOX LANE
BRISTOL, RI 02809



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4/15/2026

BIELECKI DENNIS D
JANET MAY TE
570 MADISON AVE
ANGOLA, NY 14006

GUERRERA, MATTHEW S
220 MORRISON AVE
MIDDLETOWN, RI 02842

PRINCIPE, ELIN A LE
MASSA, MELONIE E
51 SMITH ST
BRISTOL, RI 02809

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53 SMITH ST
BRISTOL, RI 02809

JANICKI, THEODORE P.
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QUINN, ROSWELL
24 WILCOX ST
BRISTOL, RI 02809

CALISE, CAROL A. LE
TIROCCHI, LAURIE J.
16 WILCOX ST
BRISTOL, RI 02809

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DENISE R. TE
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S KINGSTOWN, RI 02879

ROCHA NORMA TRUSTEE
ROCHA FAMILY REVOOCABLE T
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IRREVOC TRUST JULY 1, 201
3 WILCOX ST
BRISTOL, RI 02809

CLUKIES, DONALD F.
173 HEIDI DR
PORTSMOUTH, RI 02871

KICKEMUIT COVE, LLC
c/o Susan Dahl
84 Bay State Road
Weston, MA 02493-2172

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PORTSMOUTH, RI 02871

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SUSAN
84 BAY STATE RD
WESTON, MA 02493

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STEVEN A
35 MONMOUTH DR
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JEANNINE T TE
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SUSAN E TE
C/O DOUGLAS DAHL
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WESTON, MA 02493

MELLO ANTHONY S &
MARIA C CO-TRUSTEES
10 MEADOW CT.
SEEKONK, MA 02771

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BRISTOL, RI 02809

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BRISTOL, RI 02809

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MARY E. OCONNELL
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