

TOWN OF CHARLESTOWN ZONING BOARD OF REVIEW
OPEN MEETING & PUBLIC HEARING AGENDA
MAY 20, 2008 AT 7:00 PM

I. Call to order

II. Pledge of Allegiance

III. Roll Call

IV. Pre-Roll

Pre-roll for June 17, 2008.

V. Minutes

Approval of the minutes of April 15, 2008.

VI. Public Hearings

1. Continuation of petition #1099 Candace Farnell

Requesting a Dimensional Variance under Article VI, Section 218-32 and 218-33 A(2) to construct additions on an existing Single Family Dwelling closer to property lines than allowed in an R2A Zone. Premises located at 12 Mohegan Road, Charlestown and is further designated as Lot 51 on Assessor's Map 17.

2. Petition #1079 Margaret L. Hogan for Ralph and Judith Lehman

Requesting a Special Use Permit under Article XV, Section 218-87 (1 and 4) to construct a dwelling, install a water holding tank and bottomless sand filter for gray water in a V13 Flood Zone in an R20 Zone. Premises located on Pond Street, Charlestown and is further designated as Lot 153 on Assessor's Map 9.

3. Petition #1095 Margaret L. Hogan for Brian A. & Lori A. Lind

Requesting a Dimensional Variance under Article V, Section 218-32 E (2)(3) & (4) to subtract constraints to development when calculating density and from 218-87-32E(4) regarding frontage for interior lots and the maximum number of lots allowed within a residential compound in an R2A Zone. Premises located at Shannock Road, Charlestown and is further designated as Lot 52 on Assessor's Map 29.

4. Petition #1105 F. Peter and Jodi Gaffey

Requesting a Dimensional Variance under Article VI, Section 218-33 A(2), Table 32.1 to construct additions to an existing Single Family Dwelling closer to property lines and to convert the upper floor of the garage to living space and exceed the allowable height in an R2A Zone. Premises located at 14 Bayview Road, Charlestown and is further designated as Lot 282 on Assessor's Map 2.

Hearing/Speech Impaired,
Dial 711-364-1240

In accordance with Federal law and U.S. Dept. of Agriculture policy, the Town of Charlestown is prohibited from discrimination on the basis of race, color, national origin, sex, age or disability. (Not all prohibited bases apply to all programs.) To file a complaint of discrimination, write USDA, Director, Office of Civil Rights, 1400 Independence Avenue, S.W., Washington DC 20250-0410 or call 800-795-3272 (voice) or 202-720-6382 (TDD).

5. Petition #1106 Melinda Witham and Donald Stevens

Requesting a Special Use Permit Article V, Section 218-26 to allow a private stable in an R2A Zone. Premises located at 161 & 177 Biscuit City Road, Charlestown and is further designated as Lot 56 on Assessor's Map 29.

6. Petition #1107 Richard Frisbee

Requesting a Dimensional Variance under Article IV, Section 26 D Six month requirement and Table 32.1 Dimensional Regulations to add second floor dormers to the rear of a Single Family Dwelling closer to property lines than allowed in an R2A Zone. Premises located at 89B South Arnolda Road, Charlestown and is further designated as lot 17 on Assessor's Map 7.

7. Petition #1108 Home Comfort Now LLC for John Rohan

Requesting a Dimensional Variance under Article VI, Section 218-32A Table 32.1 Dimensional Regulations to construct an addition closer to property lines than allowed in an R2A Zone. Premises located at 4650 Old Post Road Charlestown and is further designated as Lot 6 on Assessor's Map 7.

8. Petition #1009 Margaret L. Hogan for Mark A. & Paula H. Balcezak

Requesting a Special Use Permit under Article XV, Section 218-87 (1 & 4) to install an Advantex/BSF onsite waste treatment system in a flood zone in an R2A Zoning District. Premises located on North Avenue, Charlestown and is further designated as Lot 334 on Assessor's Map 2.

VII. Discussion among members

VIII. Adjournment

All petitions may be reviewed in detail in the Building Officials office during regular office hours. A forty-eight (48) hour notice is required for persons with sensory impairment needing auxiliary aids.

Respectfully submitted,
Ellen A. Hefler, Clerk
Zoning Board of Review

Posted 4-24-08
Posted to web sites 4-24-08
Faxed to Library 4-24-08
e-mailed to Westerly Sun

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