

**TOWN OF CHARLESTOWN ZONING BOARD OF REVIEW**  
**OPEN MEETING & PUBLIC HEARING AGENDA**  
**MAY 17, 2011, AT 7:00 PM**

**I. Call to order**

**II. Pledge of Allegiance**

**III. Roll Call**

**IV. Pre-Roll**

Pre-roll for June 21, 2011.

**V. Approval of Minutes**

Approval of Minutes for April 19, 2011.

**VI. Public Hearings**

**1. Continuation of petition #1208 Taylor Olson for Kenneth Luck**

Requesting a Special Use Permit and Dimensional Variance under Article VI, Section 218-37 I (5) and Article VII, Section 218-41 to have a private stable with one horse and construct a barn closer to property lines than allowed in an R3A Zone. Premises located at 210 Narrow Lane, Charlestown and is further designated as Lot 222 on Assessor's Map 20.

**2. Petition # 1214 Robert D. Frost**

Appealing the decision of the Building Official dated February 14, 2011 under Article IV, Section 218-25 rejecting a building permit application in an R3A Zone. Premises located at 314 West Beach Road, Charlestown and is further designated as Lot 301-1 on Assessor's Map 2.

**3. Petition #1219 Margaret L. Hogan, Esquire for Joel LLC**

Requesting a Special Use Permit pursuant to Article VIII, Section 218-47 (C)(2) to construct a Building Footprint larger than 5000 square feet and requesting a Dimensional Variance from Article XI, Section 218-63 B (1)(a) to construct a sign closer to the front line than allowed in a C2, Mixed Use Overlay and Historic Overlay Districts. Premises located at Old Post Road, Lots 187-2 and 187-3 on Assessors Map 17.

**4. Petition #1215 Jane Glander**

Requesting a Special Use Permit and/or Appealing the decision of the Building Official Under Article IV, Section 218-23 and 218-25 and Article VI, Section 218-39D for a detached Accessory Dwelling Unit in an R2A Zone. Premises located at 341 Charlestown Beach Road, Charlestown and is further designated as Lot 1 on Assessor's Map 11.

The public is welcome to any meeting of the Zoning Board of Review. If communication assistance (readers/interpreters/captions) is needed or any other accommodation to ensure equal participation, please contact (711-364-1240) at least three (3) business days prior to the meeting.

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 #1220 Linda and Tony Ricci**

Requesting a Dimensional Variance under Article VII, Section 218-41 to construct a front entry deck closer to the front line than allowed in an R20 Zone. Premises located at 71 Spruce Road, Charlestown and is further designated as Lot 486 on Assessor’s Map 11.

**6. Petition #1221 Michael Pellam d/b/a Pellam Realty Ltd.**

Requesting a Dimensional Variance under Article VII, Section 218-41 to construct a deck closer to property lines than allowed in a C3 Zone. Premises located at 5682 Post Road, Charlestown and is further designated as Lot 67-1 on Assessor’s Map 4.

**7. Petition #1222 Margaret L. Hogan, Esquire for Donald Jackson for Patrick Golden**

Requesting relief from Article IX, Section 218-54B to create a Residential Compound exceeding the percentage requirement of allowable lots and relief from Article IX, Section 218-54C to create lots with less area than required rather than develop a conventional subdivision in an R3A Zone. Premises located at Ross Hill Road, Charlestown and is further designated as Lot 75 on Assessor’s Map 14.

**VII. Public Comment**

**VIII. Discussion among members**

**IX. Adjournment**

All petitions may be reviewed in detail in the Building Official’s 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 4-28-11  
Posted to web sites 4-28-11  
Faxed to library 4-28-11

**Any petitions on this agenda that are not decided at this meeting may be continued to the following Thursday or a subsequent date.**

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