

ZONING BOARD OF REVIEW AGENDA

WEDNESDAY

July 2, 2007

Town Council Chambers

1670 Flat River Road

Work Session & Regular Meeting

7:00 p.m.

WORK SESSION

1. Approval of Minutes from June 6, 2007
2. Approval of Decisions from June 6, 2007
3. Zoning Enforcement Officer's Staff Report
4. Discussion of Applications heard during Public Hearing on June 6, 2007

OLD BUSINESS – DECISIONS

5. Applicant: **Stephanie Chabot, 11 Nancy Street**
Location of Property: AP 21, Lot 39
Owner: same
Zone: R-20
Existing Use: single-family residence
Proposed Use: same with in-law

Applicant is seeking a special use permit to construct a 18 x 20 addition to be utilized as an in-law apartment.

6. Applicant: **Philip and Lisa Rocchio, 410 Perry Hill Road**
Location of Property: AP 309, Lot 5
Owner: same
Zone: RR-5
Existing Use: single-family dwelling
Proposed Use: same with in-law

Applicant is seeking a special use permit to construct a 24x34 addition to be utilized as an in-law apartment.

7. Applicant: **Dennis Sturdavant, 97 Station Street**
Location of Property: AP 53, Lot 66
Owner: same
Zone: R-20
Existing Use: single-family dwelling
Proposed Use: same with garage addition

Applicant is seeking a dimensional variance to construct a 24x26 garage/bedroom addition too close to the side setback line.

8. Applicant: **Dorothy Minda, 125 Acres of Pine Road**
Location of Property: AP 57, Lot 27
Owner: same
Zone: RR-2
Existing Use: single-family dwelling
Proposed Use: same with in-law apartment

Applicant is seeking a dimensional variance to remove existing home and construct a new home with less than the required front, rear, and side setbacks, and maximum lot coverage requirements of the zoning ordinance.

9. Applicant: **Gregory and Lisa Pecchia, 10 Audrey Court**
Location of Property: AP 29, Lot 172
Owner: same
Zone: R-20
Existing Use: single-family dwelling
Proposed Use: same with garage addition

Applicant is seeking a dimensional variance from the rear, front, and side setback to construct an addition.

10. Applicant: **Cathy Gaudette, 420 Shady Valley Road, Coventry RI,**
Owner: Richard & Joan Gaudette
Location of Property: 274 Knotty Oak Road; AP 62 Lot 21.2
Zone: R20
Existing Use: Vacant
Proposed Use: Single-family residence

Applicant has requested an extension of a favorable Decision of dimensional variance granted at the July 6, 2005 Zoning Board of Review meeting, and extension granted on September 6, 2006.

NEW BUSINESS

11. Applicant: **Vincenza Pannell, 72 Gough Avenue, West Warwick**
Owner: Rose P. Lapinsky
Location of Property: AP 32, Lot 107; 5 Cypress Road
Zone: R20
Existing Use: Single-family residence
Proposed Use: same with 14x20 shed

Applicant has requested a dimensional variance to build a 14x20 shed eight feet from the side property line where 30 feet is required.

Individuals requesting interpreter services for the hearing impaired must notify the Zoning Board Secretary at 822-9189, 72 hours in advance of the public hearing date. Devices for the hearing impaired are available.