

**ZONING BOARD OF REVIEW MEETING**  
**Jamestown Town Hall**  
***Rosamond A. Tefft Council Chambers***  
***93 Narragansett Avenue***  
**Tuesday, August 24, 2021**  
**7:00 PM**

THE PUBLIC IS INVITED TO OBSERVE AND PARTICIPATE IN THE DELIBERATIONS OF THIS MEETING, IN PERSON @ TOWN HALL.

WE RECOMMEND WEARING A MASK IN INDOOR SETTINGS (PUBLIC BUILDINGS) WHEN YOU CANNOT PHYSICALLY DISTANCE YOURSELF FROM OTHERS.

WE RECOMMEND ALL THOSE WHO ARE NOT FULLY VACCINATED TO CONTINUE TO WEAR A MASK AND PHYSICALLY DISTANCE FROM OTHERS.

**TO VIEW THE MEETING LIVE STREAM WITH NO INTERACTION, PLEASE VISIT THE FOLLOWING LINK:**

**<http://158.123.195.41/OTRMedia/Town2020/Others2020/StreamPrimJtown.html>**

**I. ROLL CALL; CALL TO ORDER**

**II. APPROVAL OF MINUTES**

- A. Approval of the minutes of the July 27, 2021 meeting; discussion and/or action and/or vote.

**III. CORRESPONDENCE**

**A. Communications Received:**

**1)**

- IV. NEW BUSINESS: “Public Hearings – Review, Discussion and / or Potential Action and / or Vote:”.

- A. Application of Conanicut Marine Services, Inc, whose business operates on the property is located at 260 Conanicut Avenue, and further identified as Tax Assessor’s Plat 8, Lot 278 for a Modification to a Special Use Permit granted under Article 6, Special Use Permits and Variances, Section 600 and 602. This application is made pursuant to the provisions of section 82-302, Table 3-1, Permitted Uses of the zoning ordinance. The Applicant seeks to reduce the lot size from 444,885 sq. ft to 244,882 sq. ft. Said property is located in a R-20 zone and contains 444,885 square feet.

- B. Application of Dorothy M. and John S. Wemple, whose property is located at 21 Arnold Ave., and further identified as Assessor's Plat 8, Lot 807 for a variance from Art. 6, Sec. 82-606 and Article 3, Section 82-302, entitled "District Dimensional Regulations", Table 3-2, R20, Accessory structure setback 30' + 20' from the front required. Applicant seeks to construct a garage (accessory structure) 44' and 7" from the front lot line instead of the required 50'. Said property is located in a R20 zone and contains 20,000 sq. ft.
- C. Application of Sanderson H. Carney, Trustee, whose property is located at 3 Spirketing St., and further identified as Assessor's Plat 5, Lot 404 for a variance from Article 3, Section 82, 300 C, Art. 6, Sec. 82-606, Art. 6, Sec. 607 to relocate westerly boundary eastward to allow transfer of 4,025 sq. ft. to lot 401, Plat 5. Said property is located in a R40 zone and contains 21,600 sq. ft.
- D. Application of Our Table, LLC and Gino Difante, whose property is located at 53 Narragansett Ave., and further identified as Assessor's Plat 9, Lot 207 for a Special Use Permit for permissions under Art. 6 (Application of District Regulations), Sec. 82-301 VI C.3 (Uses and Districts) to use the premises as a lunchroom or restaurant (alcoholic beverages). Said property is located in a CD zone and contains 16,100 sq. ft.

## V. ADJOURNMENT

***The website link for the public to use to watch any meeting in Council Chambers is:***

***<http://158.123.195.41/OTRMedia/Town2020/Others2020/StreamPrim.Jtown.html>***

***Pursuant to RIGL §42-46-5(c) Notice of this meeting shall be posted on the Secretary of State's website and at the Town Hall and the Jamestown Philomenian Library. In addition, notice may also be posted at the Jamestown Police Station and on the Internet at [www.jamestownri.gov](http://www.jamestownri.gov).***

This meeting location is accessible to the physically challenged. If communications assistance or other accommodations are needed to ensure equal participation, please call 1-800-745-5555 not less than three (3) business days prior to the meeting.

Posted on the RI Secretary of State website.