



Town of South Kingstown

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ZONING BOARD of REVIEW MEETING AGENDA

Wednesday, October 19, 2022 at 7:00 p.m.

South Kingstown Town Hall, Council Chambers

180 High Street, Wakefield, RI 02879

AGENDA ITEMS:

A. CALL TO ORDER

B. CHAIRMAN INTRODUCTIONS AND INSTRUCTIONS

C. AGENDA ITEMS * Order can be subject to change*

- I. **Petition of Robert and Doreen Grandell**, 3 Corncrib Lane, Rocky Hill CT, 06067 for a **Dimensional Variance** under the Zoning Ordinance as follows: The applicant is seeking to construct a 28' x 10' addition to the south side of the dwelling and a 28' x 4' roof awning attached to the north side of the dwelling. The proposed awning will be located 24.9' from the west corner-side property line and the addition will be located 32.5' from the south corner-side property line. The required corner-side setback is 40'. Relief of 15.1' (west) and 7.5' (south) is requested. Lot size is 2.74 acres. **A Dimensional Variance is required per Zoning Ordinance Section 401 (Schedule of Dimensional Regulations) and Section 907 (Standards of Relief)**. Owners of the property are Robert G. & Doreen M. Grandell, for premises located at 70 Shadberry Trail, South Kingstown, Assessor's Map 89-2, Lot 68 and is zoned R80.

- II. **Petition Thero-con Inc.**, 500 Shermantown Road, Saundertown, RI 02874 of for a **Dimensional Variance** under the Zoning Ordinance as follows: The applicant is seeking to remove the dwelling roof and construct a new roof system to establish a second story. The second story will be located 17' from the front property line and 10' from the corner-side property line. The required front and corner-side yard setback is 25'. Relief of 8' and 15' is requested. Lot size is .13 acres. **A Dimensional Variance is required per Zoning Ordinance Section 207 (Nonconforming lots of record-Building setback requirements) and Section 907 (Standards of Relief)**. Owners of the property are Paul M. & Ruth F. Riemer for premises located at 89 Old Succotash Road, South Kingstown, Assessor's Map 81-3, Lot 118 and zoned R80.

- III. **Petition of Keith Briggs**, 4 Frank Avenue, West Kingston, RI 02892 for a **Dimensional Variance** under the Zoning Ordinance as follows: The applicant is seeking to construct a 917 square foot deck with screened porch attached to the existing dwelling. The deck will be located 9.4' from the side property line. The required side yard setback is 15'. Relief of 5.6' is requested. Lot size is .49 acres. **A Dimensional Variance is required per Zoning Ordinance Section 401 (Schedule of Dimensional Regulations) and Section 907 (Standards of Relief)**. Owners of the property are Peter J. & Melissa B. Cummings for premises located at 40 Summer Street, South Kingstown, Assessor's Map 88-1, Lot 72 and is zoned R20.

NOTE: FOR ALL OTHER SUPPLEMENTAL DOCUMENTATION INCLUDING ANY CORRESPONDENCE CLICK THE LINK BELOW:

[South Kingstown Current Zoning Applications](#)

D. OTHER ITEMS:

- I. Approval of September 21, 2022 Zoning Board of Review Minutes
- II. Attendance for November 16, 2022 Zoning Board of Review
- III. Discussion
- IV. Adjournment