

# **ZONING BOARD OF REVIEW**

## **Barrington, Rhode Island**

### **PUBLIC HEARING**

NOTICE IS HEREBY GIVEN THAT A PUBLIC HEARING WILL BE HELD ON:

**THURSDAY, JUNE 17, 2021, AT 7:00 P.M.**  
**MEETING TO BE CONDUCTED VIA TELECONFERENCE\***

For the purpose of hearing Applications for Dimensional Variance,  
Use Variance or Special Use Permit from the Zoning Ordinance of the Town of Barrington, RI

\*Due to the COVID-19 pandemic, the Governor has signed an Executive Order allowing teleconference meetings under the Open Meetings Act (OMA). The Town of Barrington has cancelled all face-to-face meetings until further notice. All residents desiring to participate in the meeting may join by using the information below. You are asked to mute your phone until Public Comment and recognition from the Chair.

**To join this meeting: Dial-in: 1 929 205 6099 US (New York)**  
**Meeting ID: 632-777-4286**  
**Participant ID: #**

**[Join Zoom Meeting](#)**

**Applications and any additional documentation can be found in the OneDrive folder linked on the Town website:**

**<http://www.barrington.ri.gov/zoningboard>**

**PLEASE NOTE: ADDITIONAL EXHIBITS/MATERIALS MUST BE SUBMITTED NO LATER THAN THE MONDAY PRIOR TO EACH MEETING AT 8 P.M., EVEN IF SUCH DAY IS A HOLIDAY. DUE TO THE NATURE OF VIRTUAL MEETINGS, LATE EXHIBITS WILL NOT BE ACCEPTED.**

***MAY DEADLINE: JUNE 14, 2021***

- **APPROVAL OF MINUTES: May 20, 2021 Regular Meeting**
- **THE FOLLOWING APPLICATIONS HAVE BEEN FILED WITH THE ZONING BOARD:**

Continuation of application #4050, Michael Antonio, 5 Starr Lane, Rehoboth, MA, owner and applicant, for permission to subdivide the property into two lots. Assessor's Plat 31, Lot 53, R-10 District, 327 New Meadow Road, requesting dimensional variance for lot coverage.

Continuation of application #4051, Kathryn Lyons, 14 Heritage Road, owner and applicant, for permission to install a pool. Assessor's Plat 36, Lot 122, R-25 District, 14 Heritage Road, requesting dimensional variance for the 100' wetland/waterbody setback and a special-use permit for wetlands overlay district.

Application #4054, Mandeville Sign, 676 George Washington Highway, Lincoln, RI, applicant, and ACP Shopping Center Assoc. LP, PO Box 1576, Providence, RI, applicant, for permission to install a new wall sign on the front of the building in addition to the existing. Assessor's Plat 24, Lot 107, Business District, 180 County Road, requesting dimensional variance for number and square footage of signs.

Application #4055, Kyle and Lee Ann Murphy, 320 New Meadow Road, owners and applicants, for permission to add a living space to the south-side of the house. Assessor's Plat 35, Lot 122, R-25 District, 320 New Meadow Road, requesting dimensional variance for front-yard setback.

Application #4056, Samantha Best o/b/o Magma Design Group, Inc., 10 Winthrop Street, Rehoboth, MA, applicant, and Derek and Natalia Johnson, 57 Upland Way, owners, for permission to build a patio area, place a shed, and add low-input lawn and native shrub plantings. Assessor's Plat 19, Lot 299, R-25 District, 57 Upland Way, requesting a dimensional variance for 100' wetland/waterbody setback and a special-use permit for wetlands overlay district.

Application #4057, John Bracken III, PO Box 112, Franconia, NH, owner and applicant, for permission to build two one-story additions to the existing side entry to create a new entry, add open porch to south and east elevations, relocate stair, enlarge kitchen, and add second floor for two bedrooms and a bathroom. Assessor's Plat 23, Lot 291, R-10 District, 77 Markwood Drive, requesting dimensional variance for front-yard and for the 100' wetland/waterbody setbacks and a special-use permit for wetlands overlay district.

Application #4058, Miedu Group, Inc., 230 Nayatt Road, applicant, and Sanibel Realty, Inc., 464 Maple Avenue, owners, for permission to use Suite 3 as a childcare center. Assessor's Plat 19, Lot 24, Neighborhood Business District, 464 Maple Avenue, requesting a special-use permit.

Application #4059, Peter Breen, 150 Promenade Street, owner and applicant, for permission to add two feet of lattice work to an existing six-foot fence. Assessor's Plat 12, Lot 127, R-10 District, 150 Promenade Street, requesting dimensional variance for the height of the fence.