



## **East Greenwich Zoning Board of Review**

**Tuesday, October 25 at 7:00 PM**

**HYBRID IN-PERSON AND REMOTE VIA ZOOM**

**Town Hall, 125 Main Street, East Greenwich, RI 02818**

**DATE OF POSTING: October 25, 2022 posted on the Secretary of State Website, Town of East Greenwich RI website, Public Works/Planning Department board, Town Hall board, and Library board.**

**Click the link below to join the webinar:**

<https://us02web.zoom.us/j/82769049213>

Or Telephone:

Dial (for higher quality, dial a number based on your current location):

US: +1 (312) 626-6799 (Chicago area) or +1 (929) 205 6099 (New York area) or  
+1 (877) 853-5257 (Toll Free) or +1 (888) 475-4499 (Toll Free)

**Webinar ID: 827 6904 9213**

**The Docketed Applications & Relevant Materials for each hearing are  
available for review at:**

<http://www.eastgreenwichri.com/648/Current-Projects>

### **Zoning Board of Review Hearings – 7:00 PM**

- 1. John and Deborah Lukens** for property located at 31 Reynolds Street Map 084 A.P. 002, Lot 151 (Zoned R-10 Residential). The Applicant requires a Dimensional Variance from Table-2 Dimensional Regulations of Chapter 260 of the Town Code, Zoning Ordinance. The Sections sets forth the dimensional setbacks that are required for a lot. The Applicant is proposing to construct an addition, a detached garage, and other site modifications at the above referenced location.

2. **Tom and Kelly Clayton/Touchdown Realty Group LLC** for property located at 38 Exchange Street; Map 085 A.P. 001 Lot 088 (Zoned Residential, R-6). The Applicant requires Dimensional Variances from Table 2 of Chapter 2 of Chapter 260 of the Town Code; Zoning Ordinance, Dimensional Regulations by Zone for side-yard, front-yard, and rear-yard setback relief. The Applicant also requires Dimensional Variances from Sections 21, and 23 B of Chapter 260 of the Town Code, Zoning Ordinance that set forth parking standards. The Applicant is proposing to renovate the existing structures, add a dormer to the existing 3-family dwelling, and reconfigure the site's parking layout.
  
3. **20 Water Street LLC** for property located at 110 King Street; Map 085 A.P. 001, Lot 91(Zoned Commercial Highway - CH). The Applicant requires a Dimensional Variance from Table-2 Dimensional Regulations of Chapter 260 of the Town Code, Zoning Ordinance. The Sections sets forth the dimensional setbacks that are required for a lot. The Applicant is proposing to convert the existing structure into a hotel and construct an addition to the south side of the existing structure.

### **Zoning Board of Review Business**

1. Minutes: Review/action on the following sets of minutes:
  - May 24, 2022 meeting
  - June 28, 2022 Meeting
  - August 23, 2022 Meeting

**Adjourn**