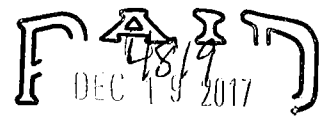


13 for
Walter Hunt C



APPLICATION FOR DIMENSIONAL VARIANCE

BY: 225

To: Westerly Zoning Board of Review
Town Hall – 45 Broad Street
Westerly, RI 02891

Date: _____

The undersigned hereby applies to the Westerly Zoning Board of Review for a **DIMENSIONAL VARIANCE** pursuant to the provisions of **Section 260-33** of the Westerly Zoning Ordinance affecting the following described premises in the manner and on the grounds hereinafter set forth.

Applicant(s): Shawn & Maureen Dukett Address: 5 St. Moritz Cir., Willington CT 06279

Owner(s): Same Address: Same

Lessee: N/A Address: N/A

1. Filing Instructions:

- a. Original application and ten (10) copies, typed or legibly printed, must be filed with the Zoning Office in accordance with the minimum time required to post adequate notice.
- b. Filing fee in the amount of **\$150.00**, plus legal advertising and recording fees, shall accompany an application to the Zoning Board of Review to cover the costs of processing (Payable to "Town of Westerly – Zoning"). In addition to the \$150.00 fee, the applicant shall also be responsible for all additional costs, if any, incurred by the town in the course of review of this application, such as third party review and additional costs for legal advertising.
- c. All required checklist items for a **DIMENSIONAL VARIANCE** must accompany the application in order to be considered a complete application.

2. Location of Premises: 38 Salt Pond Way

3. Plat: 142 Lot: 70 Zoning District: HDR-10

911 Address: 38 Salt Pond Way

4. Dimensions of Lot (Frontage) feet by (Depth) feet; Area (Square ft. or Acres): _____

Frontage: 50.00'; Depth: 172'; Total Area = 3,580 s.f.

5. Present use of premises: Single family residential house

6. Proposed use of premises: Single family residential

7. Is there a building on the premises at present: Yes

8. How long have you owned the premises: 8 years

9. Year that lot was platted and recorded: 1924

10. Have you submitted plans to the Zoning Official: No

11. Has a permit been refused: No If a permit has been refused, attach a copy of the denial in writing.

12. Size (in square feet) of all existing buildings & accessory structures: _____
Existing house: 722 s.f.

13. Size (in square feet) of all proposed buildings & accessory structures: _____
Proposed House: 788 s.f.

14. Indicate the number of families to reside in the building: 1 family

15. Describe the extent of the proposed alterations:

Demolish existing 722 s.f. single family dwelling and construct new 788 s.f. dwelling with front and rear decks.

16. Indicate the section of the Westerly Zoning Ordinance under which application for **DIMENSIONAL VARIANCE** is made:

Section 260-19, HDR-10 Zoning District, Front, Sides and Rear Yard setbacks.

17. State what relief is sought (Dimensions in number of feet):

Side(N): 2 ft. Side(S): 10 ft. Rear: 20 ft. Front: 20 ft. Height: _____

18. Clearly state the grounds for which this **DIMENSIONAL VARIANCE** is sought:

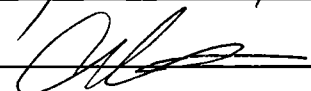
The Subject Property currently contains an existing dwelling located 27 feet from the front property line, 9 feet from the rear property line, 10 feet from the northerly property line and 8 feet from the southerly property line. The property was platted in 1924 with the house being constructed in 1940. The Subject Property is non-conforming in lot area and frontage which results in the front, sides and rear yard setbacks not conforming to current zoning regulations.

19. Request of Waiver: Indicate checklist items that are requested to be waived by the Zoning Board and the reasons for the request:

Item C, Letter from a biologist; There are no wetlands on or abutting the Subject Property. The surrounding properties are all currently developed.

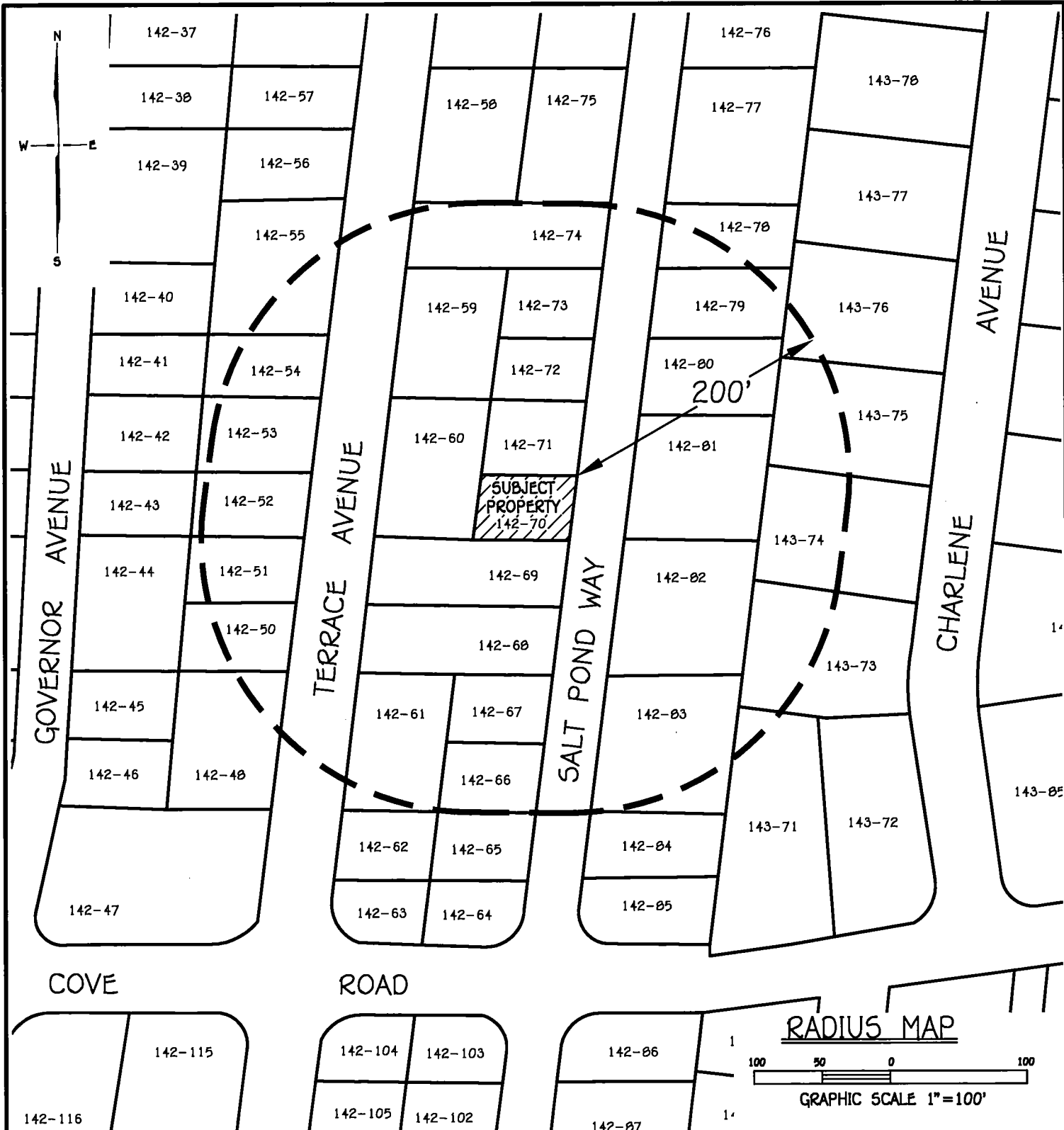
Respectfully submitted: by the applicant's engineer, Anthony A. Nenna, P.E.

Print Name: Anthony A. Nenna, P.E.

Signature: 

Address: 85 Beach Street, Bldg. B, Westerly RI 02891

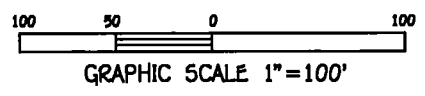
Phone Number: 401-348-6831



COVE

ROAD

RADIUS MAP



GRAPHIC SCALE 1"=100'

ANTHONY A. NENNA

No. 7240

REGISTERED
PROFESSIONAL ENGINEER
CIVIL

APPLICANT: SHAWN & MAUREEN DUKETT
LOCATION: 38 SALT POND WAY
TOWN OF WESTERLY

DATE: DECEMBER 18, 2017
PLAT 142, LOT 70

PREPARED BY:

Site Engineering, INC.
Civil & Environmental Engineering
85 Beach Street, Building B
Westerly, Rhode Island 02891
401-348-6831

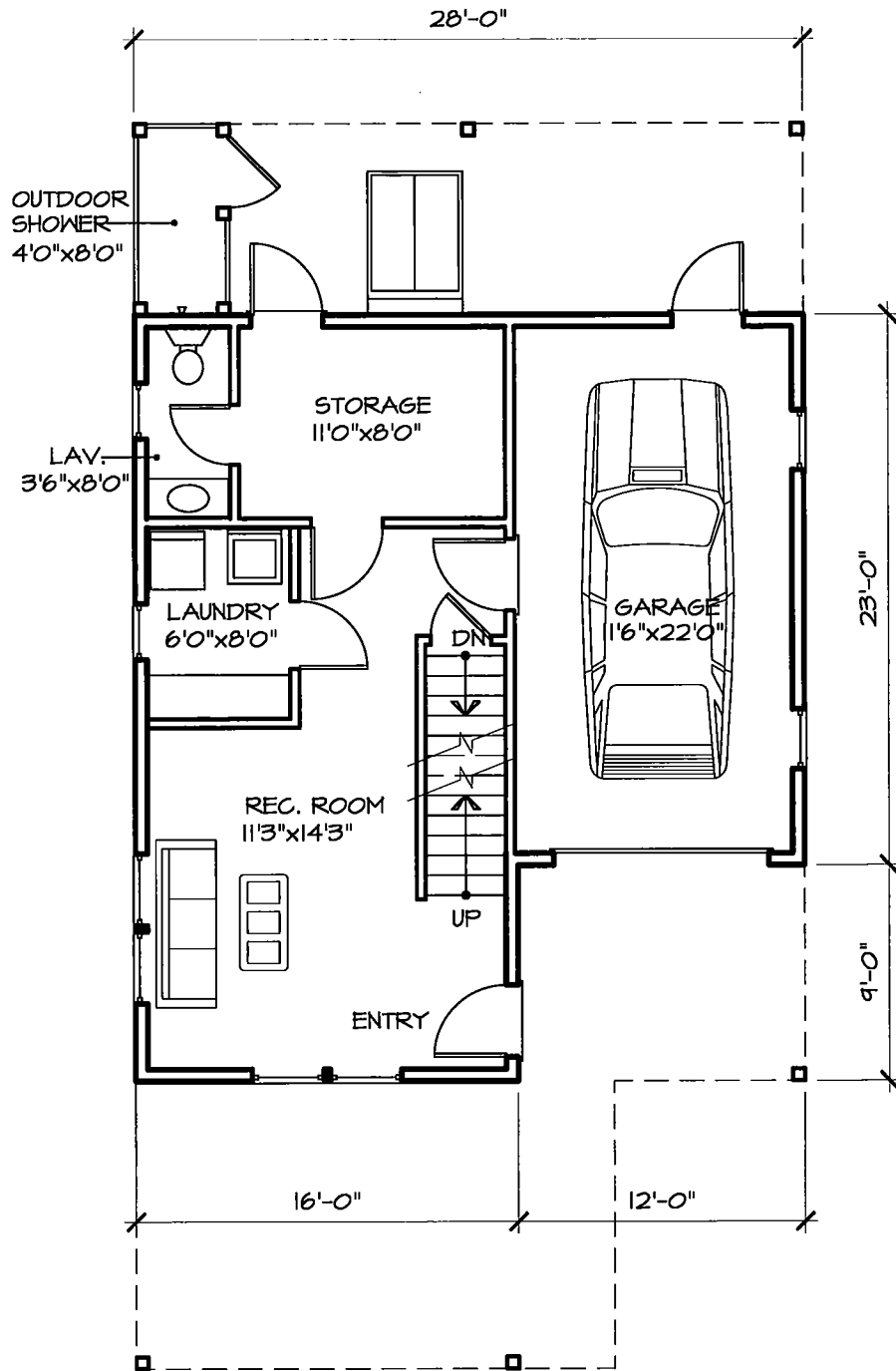
200 FOOT ABUTTERS LIST

Applicant: Shawn & Maureen Dukett

Property Address: 38 Salt Pond Way, Westerly, Rhode Island
Plat 142, Lot 70

Plat	Lot	Site Address	Owner's Name	Owner's Address
142	48	26 Terrace Avenue	Stephen P. & Elizabeth Dauphinais	26 Terrace Avenue, Westerly RI 02891
142	50	30 Terrace Avenue	Gerrol Children Trust, Et. Al.	6 Dominique Road, Simsbury CT 06070
142	51	32 Terrace Avenue	Maureen P. Finn	14 Elaine Mary Drive, Windsor CT 06095
142	52	34 Terrace Avenue	Carol M. Deberry, Rev. Trust	4 Palmer Road, Portland CT 06480
142	53	36 Terrace Avenue	Wendy E. Elberth & Martha Santilli	23 Tryon Farm Road, South Glastonbury CT 06073
142	54	38 Terrace Avenue	Thomas R. & Jacqueline M. Hynes, Living Trust	693 Lafayette Park Drive, Little River SC 29566-7762
142	55	40 Terrace Avenue	William D. & Paula E. Belekewicz	6 Gavin Drive, Columbia CT 06237
142	58	45 Terrace Avenue	Kraig A. Sanquedolce	38 Wayne Street, Norwich CT 06360
142	59	37 Terrace Avenue	Michael C. Ortelle	37 Terrace Avenue, Westerly RI 02891
142	60	33 Terrace Avenue	Maria A. Susanin	31 Goff Brook Circle, Wethersfield CT 06109
142	61	25 Terrace Avenue	Kurt M. & Jill B. Potter	34 Hanover Farms Road, Bolton CT 06043
142	62	23 Terrace Avenue	Kathleen Magoun	11 Shagbark Lane, Woodbury CT 06798
142	65	28 Salt Pond Way	Sandra Jean Ververis, Trust	Westerly RI 02891
142	66	30 Salt Pond Way	Karen A. Grappone, LT UTD7/9/15	166 Alston Avenue, New Haven CT 06515
142	67	32 Salt Pond Way	Lewis F. & Ellen M. Eastwood	P.O. 290271, Wethersfield CT 06129
142	68	34 Salt Pond Way	Albert J. Morrone, Jr.	34 Salt Pond Way, Westerly RI 02891
142	69	36 Salt Pond Way	Jennie Castagnaro	36 Salt Pond Way, Westerly RI 02891
142	71	40 Salt Pond Way	Edmund A. Traveilyn, Jr. Et. Al.	42 Ridgevale Court, Cranston RI 02921
142	72	42 Salt Pond Way	Megan T. Schulz	42 Salt Pond Way, Westerly RI 02891
142	73	44 Salt Pond Way	John & Judith Birtwistle	60 Eddy Street, Oakland CT 06779

142	74	46 Salt Pond Way	Joseph F. Castagnaro	177 North Burnham Hwy., Lisbon CT 06351
142	75	50 Salt Pond Way	Michael & Lara L. Garber	41 Old Canterbury Tpke., Norwich CT 06360
142	78	47 Salt Pond Way	Karen S. & Michael Propper	New York NY 10128
142	79	45 Salt Pond Way	Peter Baylock, Et. Al. c/o Theresa Baylock	New Britain CT 06053
142	80	43 Salt Pond Way	William C. & Jane G. Gregonis	204 Grahaber Road, Tolland CT 06084
142	81	39 Salt Pond Way	Kevin & Susan Wuornos	39 Salt Pond Way, Westerly RI 02891
142	82	35 Salt Pond Way	Charles E. & Jane A. Larkin	35 Salt Pond Way, Westerly RI 02891
142	83	33 Salt Pond Way	Kendra Koneski	33 Salt Pond Way, Westerly RI 02891
142	84	29 Salt Pond Way	Robert W. Carr	25 Governor Avenue, Westerly RI 02891
143	71	33 Cove Road	Jean F. Babcock	33 Cove Road, Westerly RI 02891
143	73	6 Charlene Avenue	Jean F. Babcock	33 Cove Road, Westerly RI 02891
143	74	8 Charlene Avenue	Peter S. & Wendy L. Sullivan	8 Charlene Drive, Westerly RI 02891
143	75	10 Charlene Avenue	Norman C. & Karen E. Levesque	144 Senator Street, Springfield MA 01129
143	76	12 Charlene Avenue	Catherine Camara, Et. Al.	12 Charlene Avenue, Westerly RI 02891



GROUND FLOOR PLAN

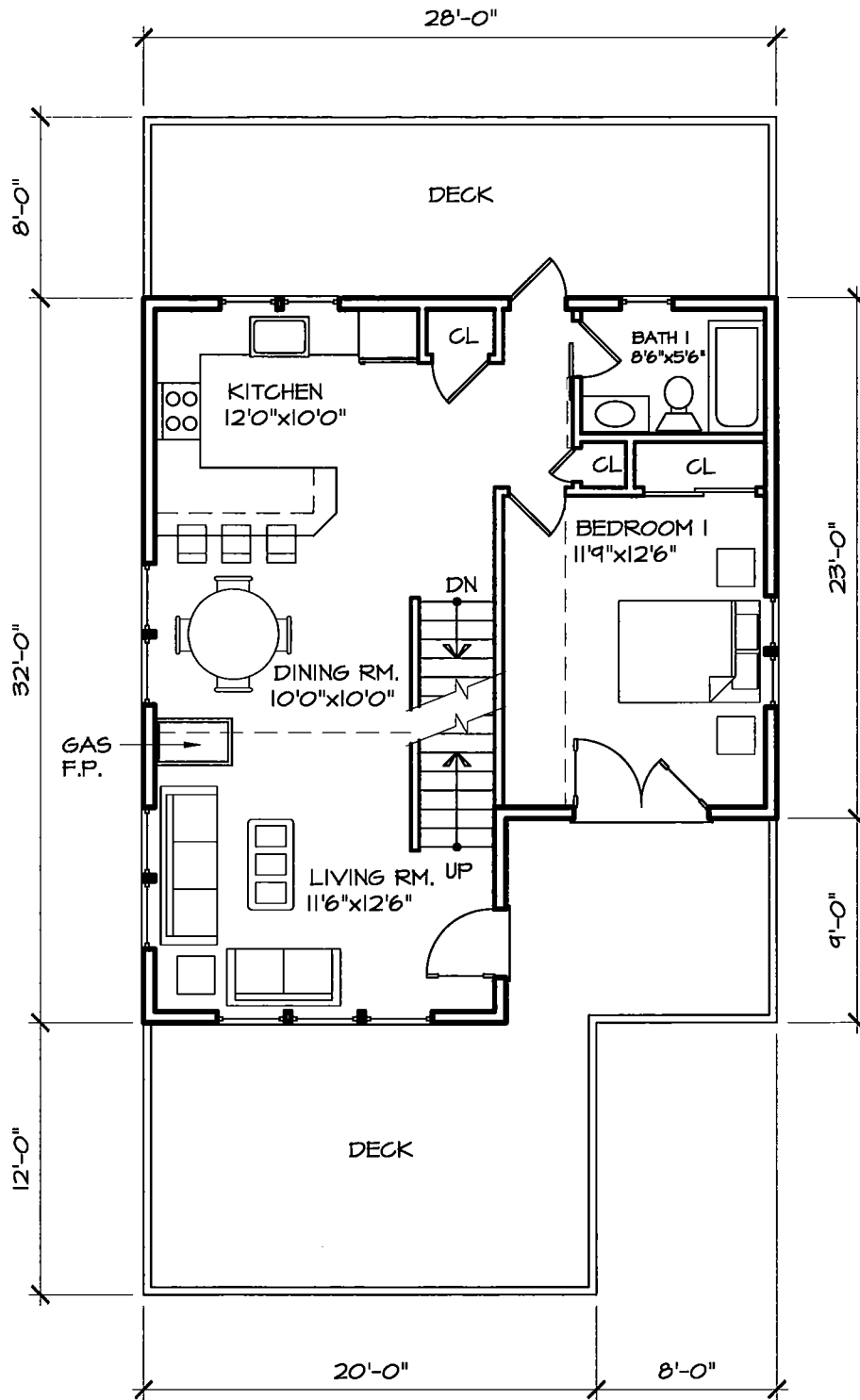
Scale: 1/8"=1'-0"

06-25-2017



PAUL E. LARSON, ARCHITECT
257 SHORE ROAD
WESTERLY, RI 02891
401-871-5004

DUKETT RESIDENCE
SALT POND WAY
WESTERLY, RI 02891



SECOND FLOOR PLAN

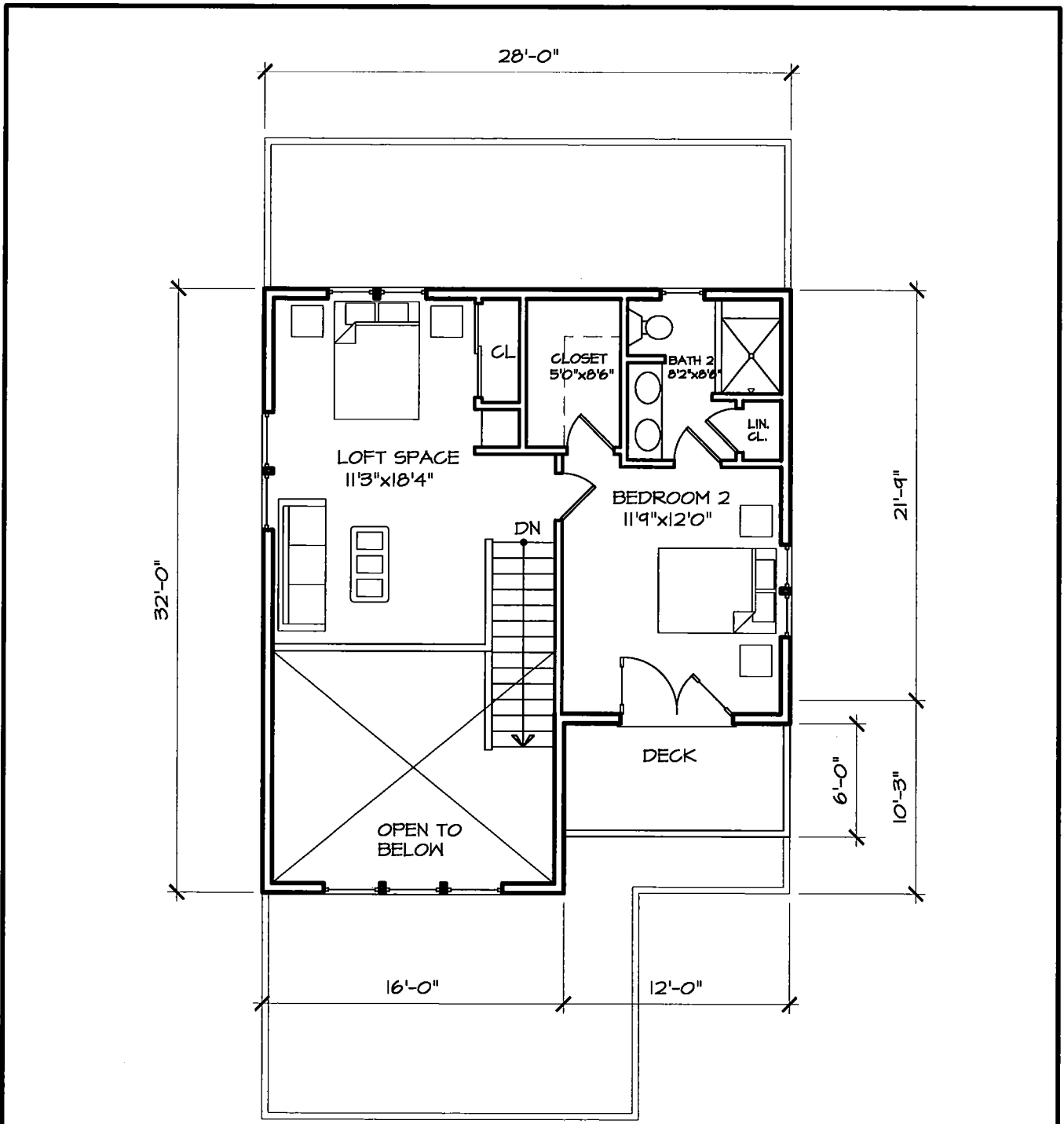
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DUKETT RESIDENCE
 SALT POND WAY
 WESTERLY, RI 02891



THIRD FLOOR PLAN

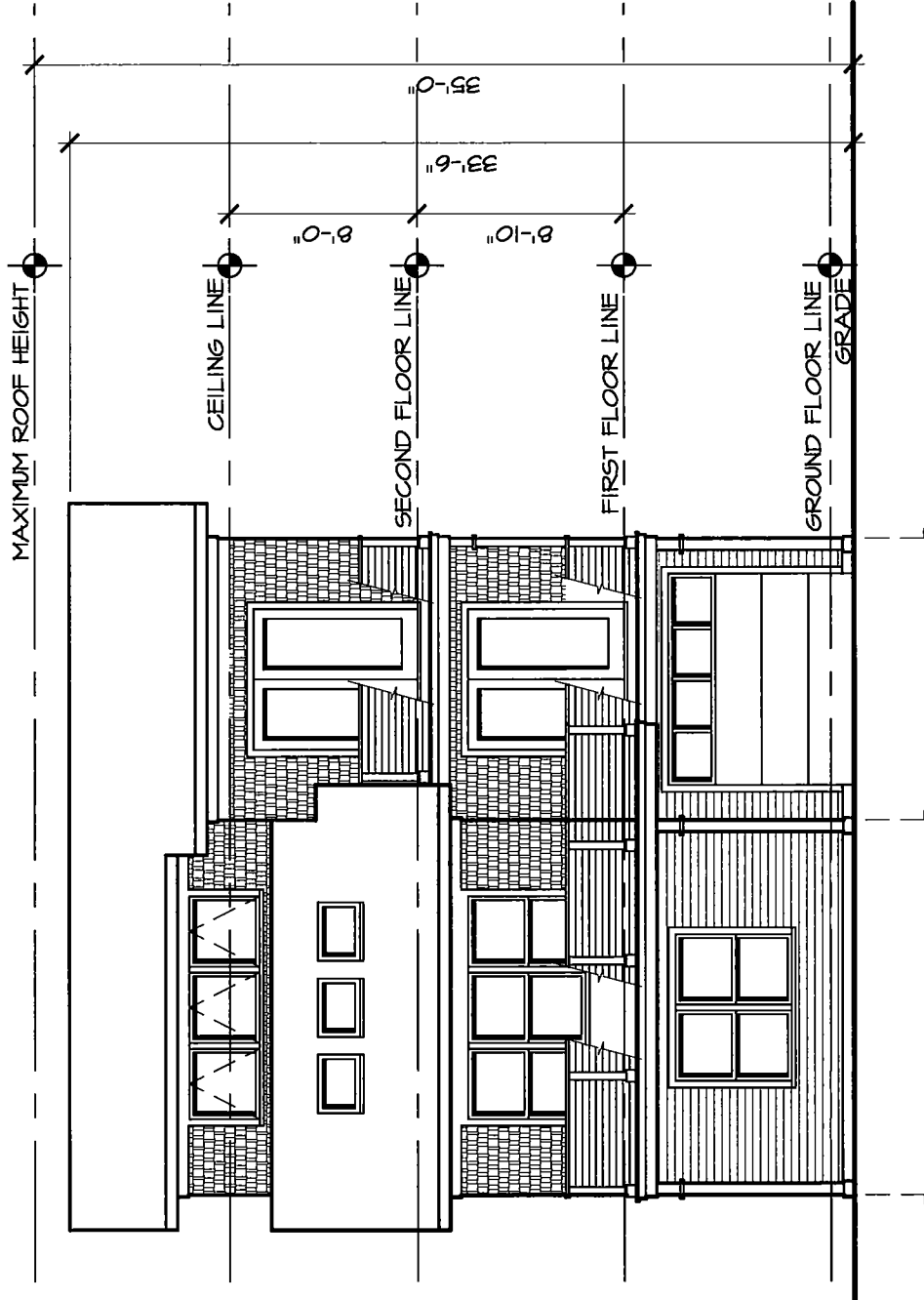
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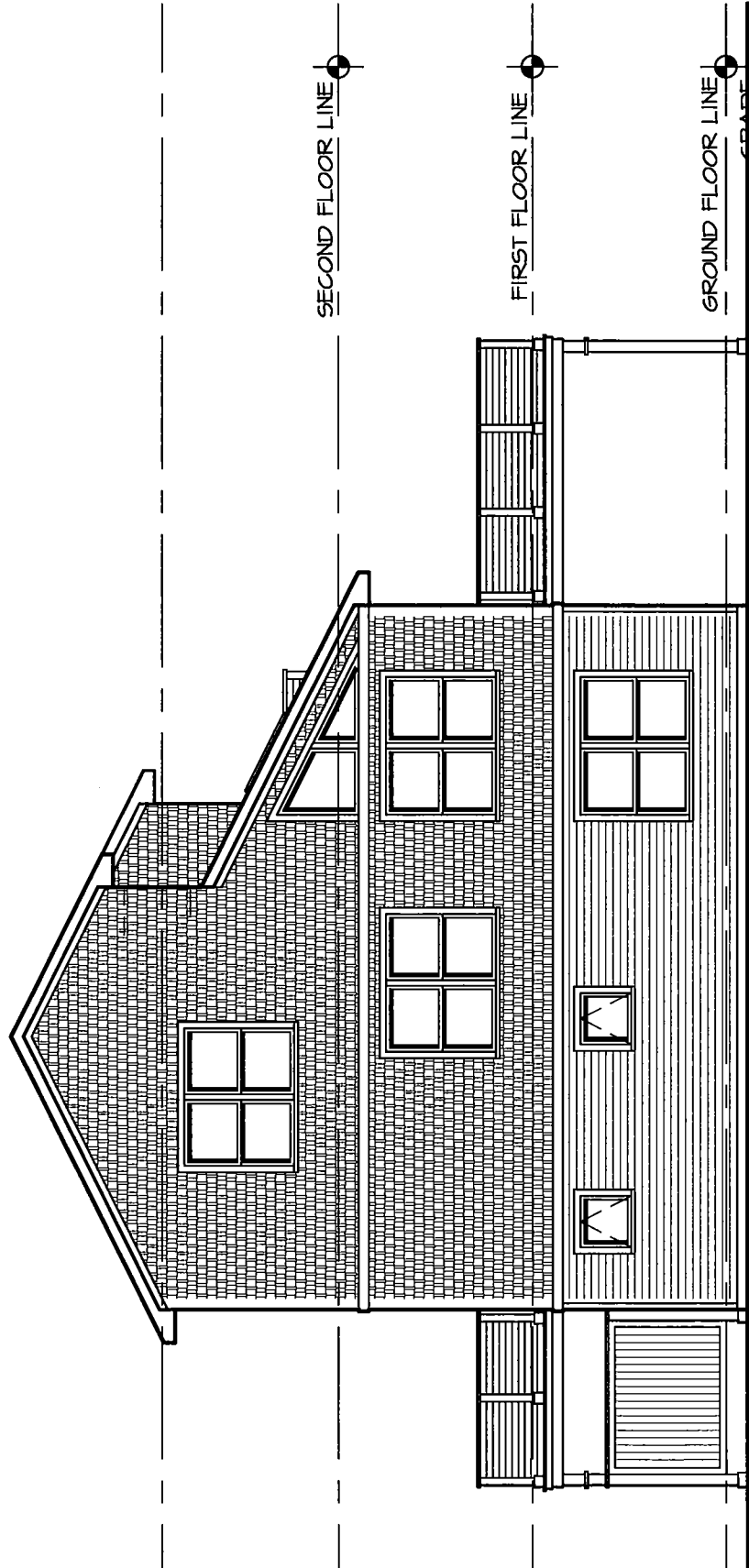
FRONT ELEVATION - EAST

Scale: 1/8"=1'-0"

06-25-2017

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DUKETT RESIDENCE
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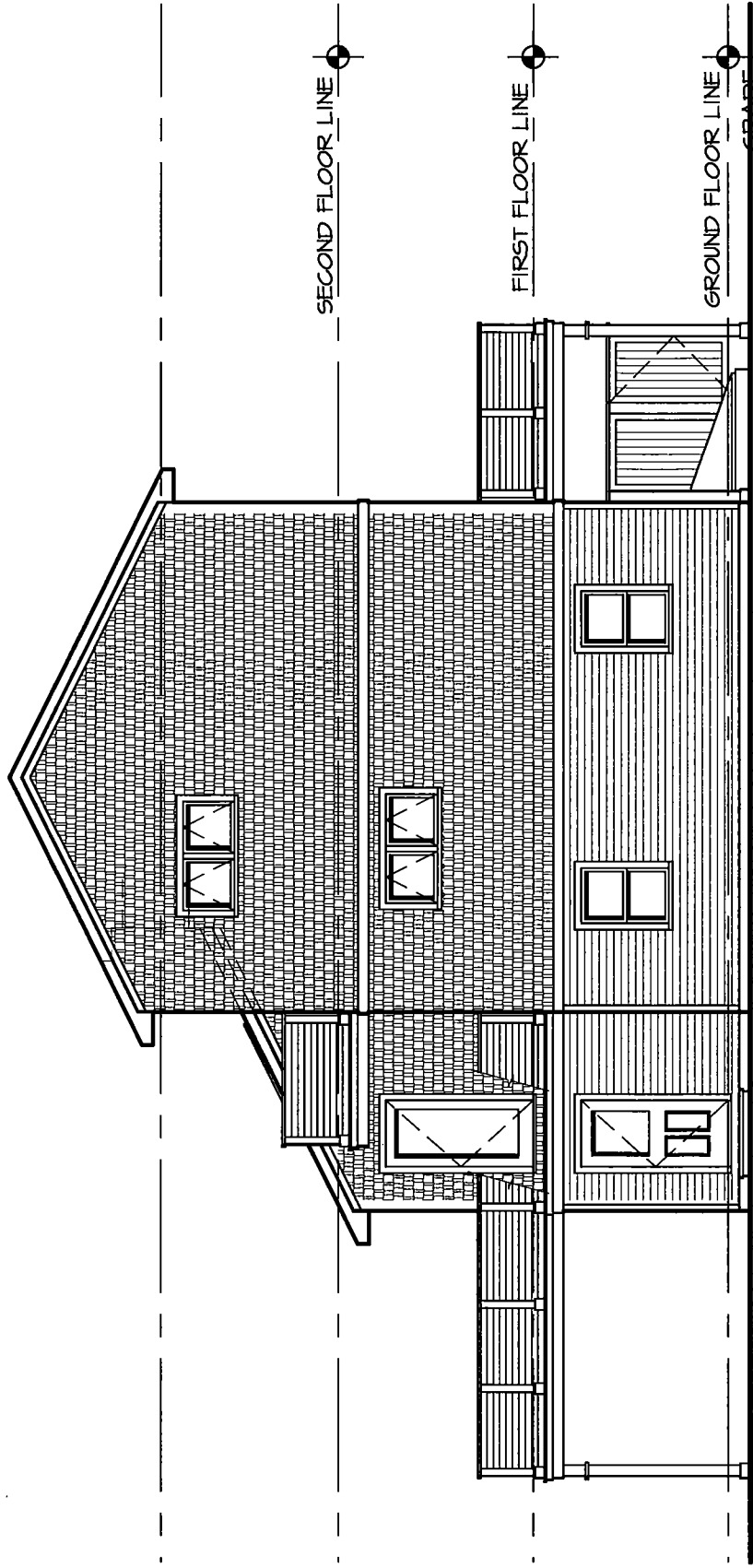
REAR ELEVATION - WEST

Scale: 1/8"=1'-0"

06-25-2017

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WESTERLY, RI 02891
401-871-5004

DUKETT RESIDENCE
SALT POND WAY
WESTERLY, RI 02891



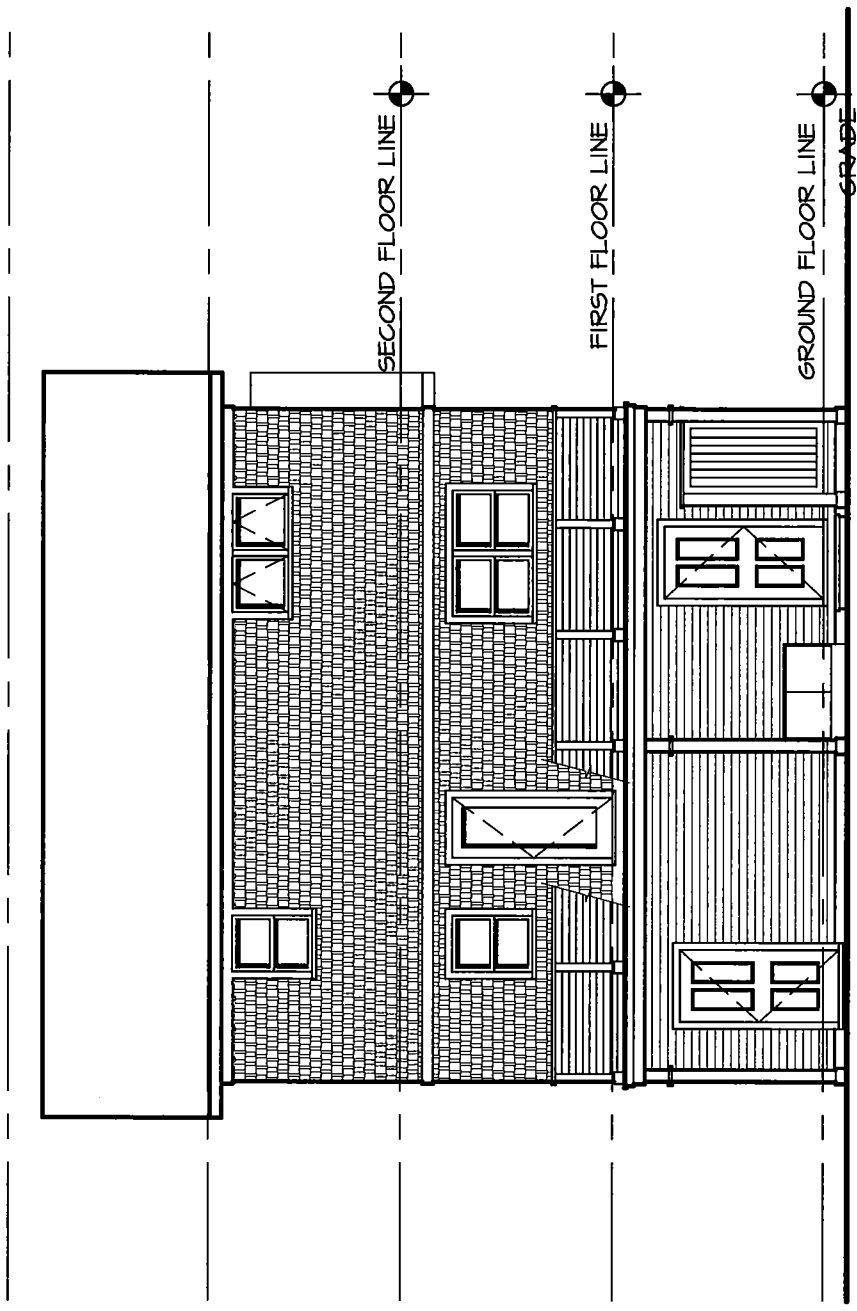
RIGHT ELEVATION - NORTH

Scale: 1/8"=1'-0"

06-25-2017

PAUL E. LARSON, ARCHITECT
257 SHORE ROAD
WESTERLY, RI 02891
401-871-5004

DUKETT RESIDENCE
SALT POND WAY
WESTERLY, RI 02891



LEFT ELEVATION - SOUTH
Scale: 1/8"=1'-0" 06-25-2017

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257 SHORE ROAD
WESTERLY, RI 02891
401-871-5004

DUKETT RESIDENCE
SALT POND WAY
WESTERLY, RI 02891