

Planning, Building, and Resilience Department Barrington, Rhode Island

NOTICE IS HEREBY GIVEN OF MODIFICATION BY ZONING OFFICER

The applicant is requesting a **modification granted by Zoning Officer** to construct an attached garage. The required front yard setback is 25 feet. Modification of 2 feet 10 inches is requested. The front yard modification does not exceed fifteen percent (15%) of required setback. Owner of the property is Matthew Carvalho for **premises located at 45 Orchard Avenue, Barrington, RI, Assessor's Plat 28, Lot 59 in the R-10 District.**

Under Article X, Section 185-40 of the Barrington Zoning Ordinance, the Zoning Enforcement Officer may allow modification of up to fifteen percent (15%) of any of the requirements of 185:A5 - Dimensional Regulations Table.

The Zoning Enforcement Officer finds as follows:

- The modification requested is reasonably necessary for the full enjoyment of the permitted use.
- If the modification is granted, neighboring property will neither be substantially injured nor its appropriate use substantially impaired.
- The modification requested does not require a variance of a flood hazard requirement.
- The modification does not violate any rules or regulations with respect to freshwater or coastal wetlands.

The modification will be granted unless written objection is received within fourteen (14) days of public notice. The public notice will be advertised in the Barrington Times on **Wednesday, July 3, 2024**. If written objection is received within fourteen (14) days of the advertised date, the request for a modification shall be deemed to be denied. In such case, the changes requested will be considered a request for a dimensional variance and may only be issued by the Zoning Board of Review following the standard procedures for variances. If no written objection is received within fourteen (14) days, the Zoning Enforcement Officer will grant the modifications.

The public is invited to inspect the application and plans on weekdays between the hours of 9 AM to noon or online [at barrington.ri.gov/zoning](http://barrington.ri.gov/zoning). Specific questions regarding the application should be directed to the Planning/Zoning Assistant, Isabelle Gillibrand, at igillibrand@barrington.ri.gov or 401-247-1900, ext. 326.

Objections may be sent by mail or email to:

Isabelle Gillibrand, Planning/Zoning Assistant
Planning, Building, and Resilience – Town Hall
283 County Road
Barrington, RI 02806

Or

igillibrand@barrington.ri.gov