

Bristol Zoning Board,

2025 JUL 11 PM 7:36
My name is Scott Davis of 5 Barbara Dr, Bristol. I am writing to explain my request for a dimensional variance of 4' 6" on the side yard setback and impress upon you the importance of granting it.

Considering the guidance of the zoning board, I have reduced the footprint of the building, removed the kitchen, and lowered the roof by 4' of the proposed addition to make it less obtrusive to the neighborhood. The small balcony on the rear of the building has also been removed to allow our neighbors more privacy.

Speaking with my parents, they cook for themselves less as they age and a simple wet bar to prepare coffee in the morning would be sufficient for their needs. With the kitchen removed, variances for and ADU are no longer required as the proposed becomes a simple addition.

I have also moved the addition forward to not violate the rear setback and reduced the width of the addition by 1'2" to decrease the amount of dimensional relief required on side yard setback. Discussing with our architects, this is the maximum they feel comfortable reducing and still allowing for handicap accessibility in the garage.

My parents, Pam and Guy Davis, are residents of Lincoln, RI and have begun to feel the strain of maintaining a household as they age. My father, who is 87, has begun to have mobility issues and has suffered from complications due to prostate cancer. As his mobility has decreased, he has begun to fall more frequently, one incident left him in the hospital for 5 days. Last Christmas, my mother approached me and let me know the house in Lincoln was getting to be too much to handle. I set out to see what could be done to maintain independent living for them.

What I propose allows them to do just that. The design incorporates ADA recommendations, an elevator that will fit a wheelchair, 42" clearance around counters and furniture, we've allowed for generous sized bathrooms with curbless showers and grabrails, a garage with clearance enough to maneuver a wheelchair around parked cars and many more future proof designs. With all our accommodations considered, it has caused the footprint of the proposed building to expand but I feel it is required to allow them the comfortable and safe living they deserve with me just steps away to assist.

I have partnered with Pacific Visions architects, a Bristol firm with RWU alumni, to make sure the building is aesthetically pleasing, fits with Bristol/New England design, and assures it is a welcome addition to our beautiful neighborhood. Materials will be chosen purposefully (i.e cedar shake siding) to further allow the building to seamlessly blend with

the surrounding homes. My parents are thrilled at the thought of becoming Bristol residence.

Thank you in advance for your thoughtful consideration.

Scott M Davis

5 Brabara Dr

Bristol, RI 02809

401-487-6306

Drawing Revisions Notes

- Kitchen removed and replaced by wet bar and reading room/study thus removing ADU classification.
- Addition moved forward on the lot so as not to violate rear setback
- Moved addition away from neighbor at 8 Barbara by 1'2". Original drawing distance from lot line was 14'4", revised drawing is 15'6"
- Removed rear balcony for increased neighbor privacy
- Roof height decreased 4' to make the addition less obtrusive and fit in with the neighborhood better. Revised dimensions will mirror the street view of neighbor at 6 barbara dr.