



Town of Bristol, Rhode Island
Zoning Board of Review

10 Court Street
Bristol, RI 02809
401-253-7000
www.bristolri.gov

File #2023-01

PUBLIC HEARING

Notice is hereby given by the Zoning Board of Review
that a public hearing will be held on the following application:

Tuesday, January 3, 2023
at 7:00 P.M.
Bristol Town Hall
10 Court Street

APPLICANT: **Renee L. Marcaccio**
PROPERTY OWNER: **Renee L. Marcaccio**
LOCATION: **3 Hawthorne Avenue**
PLAT: **121** LOT: **130**
ZONE: **R-10**

APPLICANT IS REQUESTING DIMENSIONAL VARIANCES: to remove an existing 10ft. x 23ft. enclosed porch, and construct a new 20ft. x 24ft. two-story living area addition to the rear of an existing single-family dwelling with less than the required left side yard and less than the required right side yard.

Edward M. Tanner,
Principal Planner / Zoning Enforcement Officer

Scanned copies of all applications and supporting materials will be available on the Town of Bristol web site at <https://www.bristolri.gov/government/boards/zoning-board-of-review/>. If you have any comments regarding this petition, but are unable to attend, you may submit your comments in writing to the Zoning Board via regular mail addressed to: Zoning Board of Review, Bristol Town Hall, 10 Court Street, Bristol, RI 02809 or via email to etanner@bristolri.gov. Written comments should be received no later than 12:00 p.m. on Thursday, December 29, 2022.



Town of Bristol, Rhode Island

Department of Community Development Zoning Board of Review

TOWN OF BRISTOL
COMMUNITY DEV.

2022 NOV 29 AM 11: 41

APPLICATION

File No: 2023-01

Accepted by ZEO: EJT/11/29/2022

APPLICANT	Name: <u>Renee L. MARCACCIO</u>
	Address: <u>3 HAWTHORNE AVE</u>
	City: <u>BRISTOL</u> State: <u>RI</u> Zip: <u>02809</u>
	Telephone #: <u>- - -</u> Home: <u>- - -</u> Work/Cell: <u>401-286-0662</u>
PROPERTY OWNER	Name: <u>SAME</u>
	Address: <u>50 GARDNER AVE</u>
	City: <u>N. PROVIDENCE</u> State: <u>RI</u> ZIP: <u>02911</u>
	Telephone #: <u>- - -</u> Home: <u>401-353-2353</u> Work/Cell: <u>401-286-0662</u>

1. Location of subject property: 3 HAWTHORNE AVE
Assessor's Plat(s)#: 121 Lot(s) #: 130 - 5722 SF
2. Zoning district in which property is located: R-10
3. Zoning Approval(s) required (check all that apply):
☒ Dimensional Variance(s) ☐ Special Use Permit ☐ Use Variance
4. Which particular provisions of the Zoning Ordinance is applicable to this application?:
Dimensional Variance Section(s): 28-111
Special Use Permit Section(s): _____
Use Variance Section(s): _____
5. In a separate written statement, please describe the grounds for the requested variance or special use permit and how the proposal will meet the standards found in Section 28-409 of the Zoning Ordinance.
6. How long have you owned the property?: HAS BEEN IN FAMILY OVER 45 YEARS
7. Present use of property: SINGLE FAMILY RESIDENTIAL
8. Is there a building on the property at present?: YES
9. Dimensions of existing building (size in feet, area in square feet, height of exterior in feet):
24' WIDE - 42' LONG 1008 SF
10. Proposed use of property: SINGLE FAMILY RESIDENTIAL

11. Give extent of proposed alterations: REMOVE existing 10'x23' ENCLOSED PORCH WITH SHED ROOF;
REPLACE WITH 20'x24'w - 2 FLOOR ADDITION WITH SECOND FLOOR.

12. Dimensions of proposed building/addition (size in feet, area in square feet, height of exterior in feet):
20'x24'w - 480 SF 23.3' + 3' TO GROUND ELEVATION

13. If dimensional relief is being sought, please state the required and proposed dimensions and setback distances between the proposed building/addition and each lot line:

Front lot line(s):	Required Setback: <u>N.C.</u>	Proposed Setback: <u>N.C.</u>
Left side lot line:	Required Setback: <u>10 ft</u>	Proposed Setback: <u>9.6 ft</u>
Right side lot line:	Required Setback: <u>10 ft</u>	Proposed Setback: <u>6.4 ft</u>
Rear lot line:	Required Setback: <u>-</u>	Proposed Setback: <u>-</u>
Building height:	Required: <u>35 ft max</u>	Proposed: <u>26.3'</u>

Other dimensions (building size, lot coverage, lot area, parking, sign dimensions, etc.):
Required: _____ Proposed: _____

13. Number of families before/after proposed alterations: SINGLE Before SINGLE After

14. Have you submitted plans for the above alterations to the Building Official? NO
If yes, has he refused a permit? _____ If refused, on what grounds? _____

15. Are there any easements on your property?: NO (If yes, their location must be shown on site plan)

16. Which public utilities service the property?: Water: ✓ Sewer: ✓

17. Is the property located in the Bristol Historic District or is it an individually listed property?: NO

18. Is the property located in a flood zone? NO If yes, which one?: _____

I, the undersigned, attest that all the information provided on this application is true and accurate to the best of my knowledge:

Applicant's Signature: Renee L. Marcaccio

Date: 11/29/22

Print Name: Renee L. Marcaccio

Property Owner's Signature: Renee L. Marcaccio

Date: 11/29/22

Print Name: Renee L. Marcaccio

Name of attorney or agent (engineer, architect, etc.), if any, who is authorized to represent the applicant:

Name: _____ Telephone #: _____

Address: _____

Renee Marcaccio
50 Gardner Ave
N. Providence, RI 02911

November 29, 2022

Edward M. Tanner, Zoning Official
Town of Bristol
10 Court Street
Bristol, RI 02809

Mr. Tanner:

Please find enclosed an application for consideration by the zoning board for my home located at 3 Hawthorne Avenue. The home has been in our family for over 45 years and requires rebuilding of the enclosed porch. The single-family home does not meet the present side set back requirements in order that we may proceed with reconstruction.

We are proposing to remove the existing 10' x 23' enclosed porch and replace with a full width or 24' wide addition, 20 feet deep with a second-floor bedroom. The existing porch requires replacement from age and there is presently only one access door at the home.

Rebuilding the porch to the present size would be an economic burden with little or no benefit to a home which requires major repairs within.

Please contact me with your determination as to if the enclosed application is considered complete.

Respectfully



Renee Marcaccio

Renee Marcaccio
50 Gardner Ave
N. Providence, RI 02911

December 8, 2022

Edward M. Tanner, Zoning Official
Town of Bristol
10 Court Street
Bristol, RI 02809

2022 DEC -9 PM 12:01
TOWN OF BRISTOL
COMMUNITY DEV.

RE: 3 Hawthorne Ave November 2022 dimensional variance request question # 5

Dear Mr. Tanner:

This letter will explain to the board what my intentions are in rebuilding my home at 3 Hawthorne Ave.

My grandfather purchased the summer house shortly after the 1954 hurricane and it has been in my family since then. I spent my summers on the Kickemuit River where I have developed and maintained friendships with my neighbors in the Butterworth Avenue Improvement Association community. When I was deeded the house a few years back from my parents, I knew that I would finally have the opportunity to create my future home in Bristol.

My goal is to remove the existing 10 x 23 enclosed porch which has termite damage and no foundation and reconstruct the house with a 20 x 24 space including a second floor for a bedroom.

The existing house is located on a 40-foot-wide lot by a 142 foot deep parcel. The house is 24 ft wide with an existing side set back on the north side of 9.6 feet and a south side set back of 6.4 feet resulting in a 40-foot width dimension. The proposed replacement/addition would match the existing house at 24 feet wide.

We are requesting of the board that we use the same setbacks for the house reconstruction as is presently there.

The replacement of the porch space and 10-foot addition would offer me the opportunity to: add a foundation to the new structure as the current house rests on cinder blocks, create a sealed storage area that cannot be accessed by wild life as there is only a crawl space where rodents have lived, utilize the new area for an additional bedroom and larger living area, provide access for a second egress, of which there is presently only one and give me the opportunity to install a washer/dryer presently not within the home.

Should the Town of Bristol require me to use the 10-foot side setback for my project, my house designer would have to place 2 jogs in the floor plan e.g. 0.5 feet on the north side line and 3.6 feet on the south side. This would cause an undue hardship in my project design and contractor construction build.

I had 2 contractors look at the house and they suggested replacing the porch, add a foundation for stability and create the addition with no jog, at 24 feet wide since I will need room for stairs to access the bedroom on the second floor. A proposed small deck would also be added meeting the side line requirements.

Thank you for your time and considering my request.

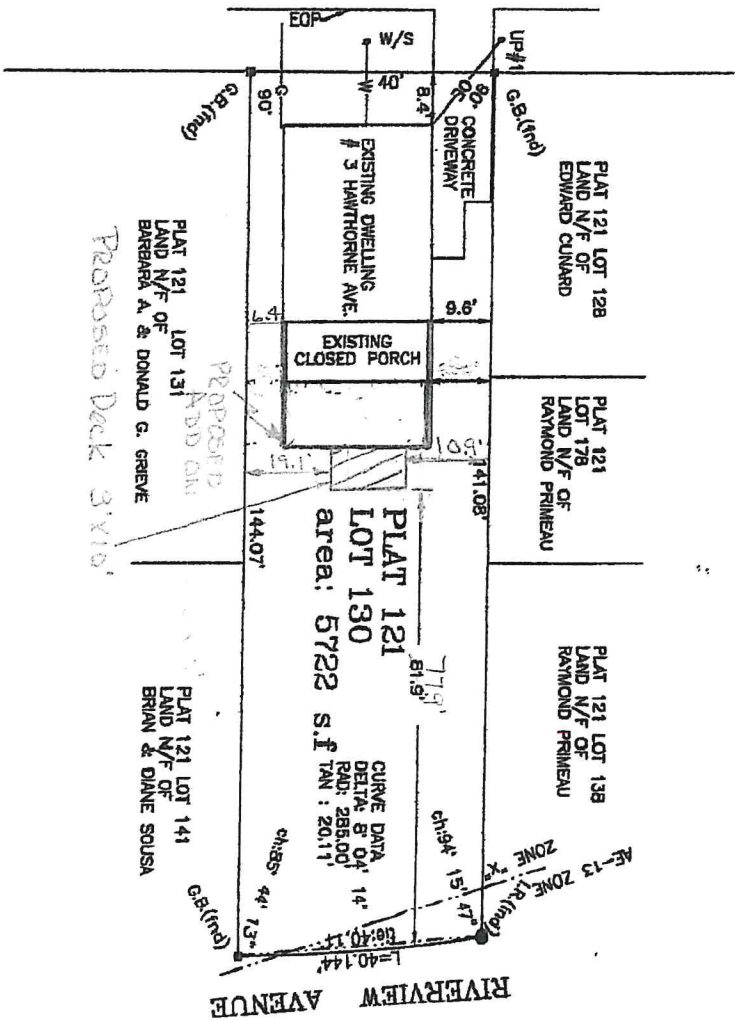
Sincerely,

A handwritten signature in cursive script that reads "Renee Marcaccio".

Renee Marcaccio

NORTH

HAWTHORNE AVE.



- LEGEND**
- I.R. IRON ROD
 - G.B. GRANITE BOUND
 - D.H. DRILL HOLE
 - E.O.P. EDGE OF PAVEMENT
 - UP UTILITY POLE
 - W- WATER LINE
 - G- GAS LINE
 - W/S WATER STOP
 - OE- OVERHEAD ELECTRIC LINE

FLOOD ZONE LINE
TAKEN FROM MAIN STREET MAPS
PLAN

ZONING

R-10 ZONE MIN. LOT AREA : 10,000 S.F.
MIN. LOT WIDTH: 80'(single family)
MAX. LOT COVERAGE : 25%(buildings)
BUILDING SETBACKS
FRONT : 30'
REAR : 30'
SIDE : 15'

SITE PLAN

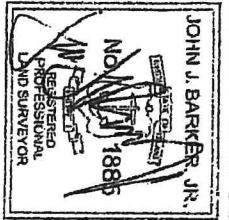
for

Ronald Marcaccio

3 HAWTHORNE AVENUE PLAT 121 LOT 130 BRISTOL R.I. 02809

SCALE 1"=20' DATE 5/10/2022 DWN BY: JUB DMC # 180607-288

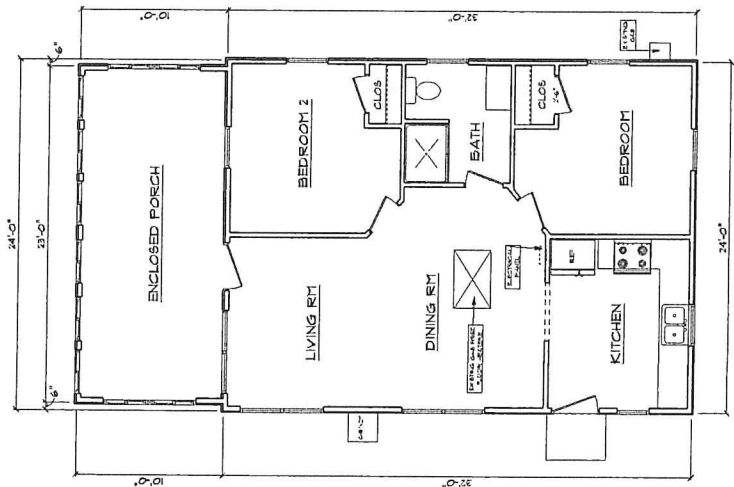
CERTIFICATION



THIS SURVEY HAS BEEN CONDUCTED AND THE PLAN HAS BEEN PREPARED PURSUANT TO 435-RICR-00-00-1.9 OF THE RULES AND REGULATIONS ADOPTED BY THE RHODE ISLAND STATE BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS ON NOV 25, 2015
MEASUREMENT SPECIFICATION
LIMITED CONTENT BOUNDARY SURVEY
CLASS 1 STANDARD
THE PURPOSE FOR THE CONDUCT OF THE SURVEY AND FOR THE PREPARATION OF THE PLAN IS AS FOLLOWS: TO SHOW THE PROPOSED DECK WITHIN THE SURVEYED BOUNDARY LINES.

JOHN J. BARKER, JR. PLS #1885
C.O.A # LS-A302

Revised by: Ronald Marcaccio 11/5/22

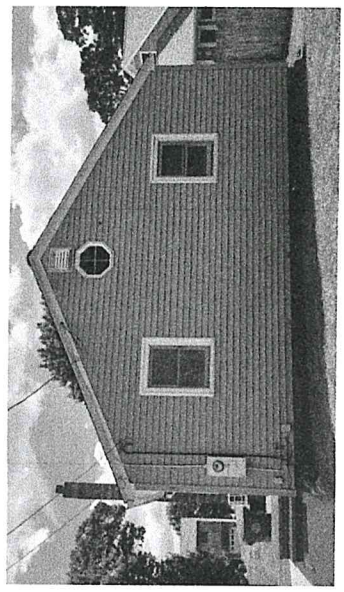


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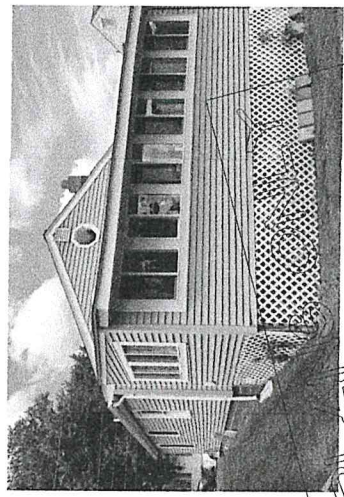
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EXISTING FLOOR PLAN 1/4"=1'-0"

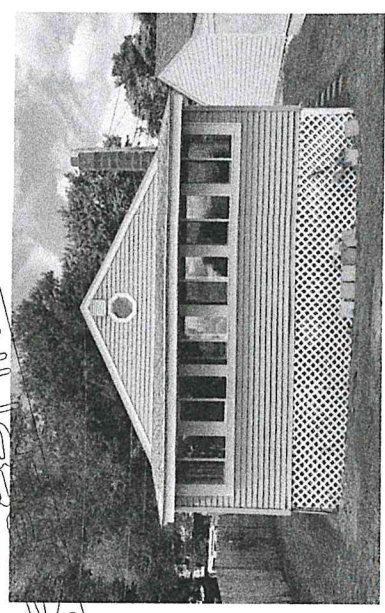
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PROPOSED 20 X 24 ADDITION

PREPARED FOR:
RONALD MARGARCO

3 HAWTHORNE AVENUE
BRISTOL, RHODE ISLAND

CONSTRUCTION PLANS ARE PREPARED BY OUR ENGINEERS ONLY. DOES NOT PERMIT THE USE OF PLANS THAT HAVE BEEN TAMPARED WITH BY OTHER PARTIES.

DLR DIMENSIONS
RESIDENTIAL DESIGNERS & CONSULTANTS
401.738.3156
DLRDIMENSIONS.COM

DLR DIMENSIONS INC.
1000 ROUTE 1
SUITE 100
BRISTOL, RHODE ISLAND 02809
PHONE: 401.738.3156
FAX: 401.738.3157
WWW.DLRDIMENSIONS.COM

SCALE
NOTED

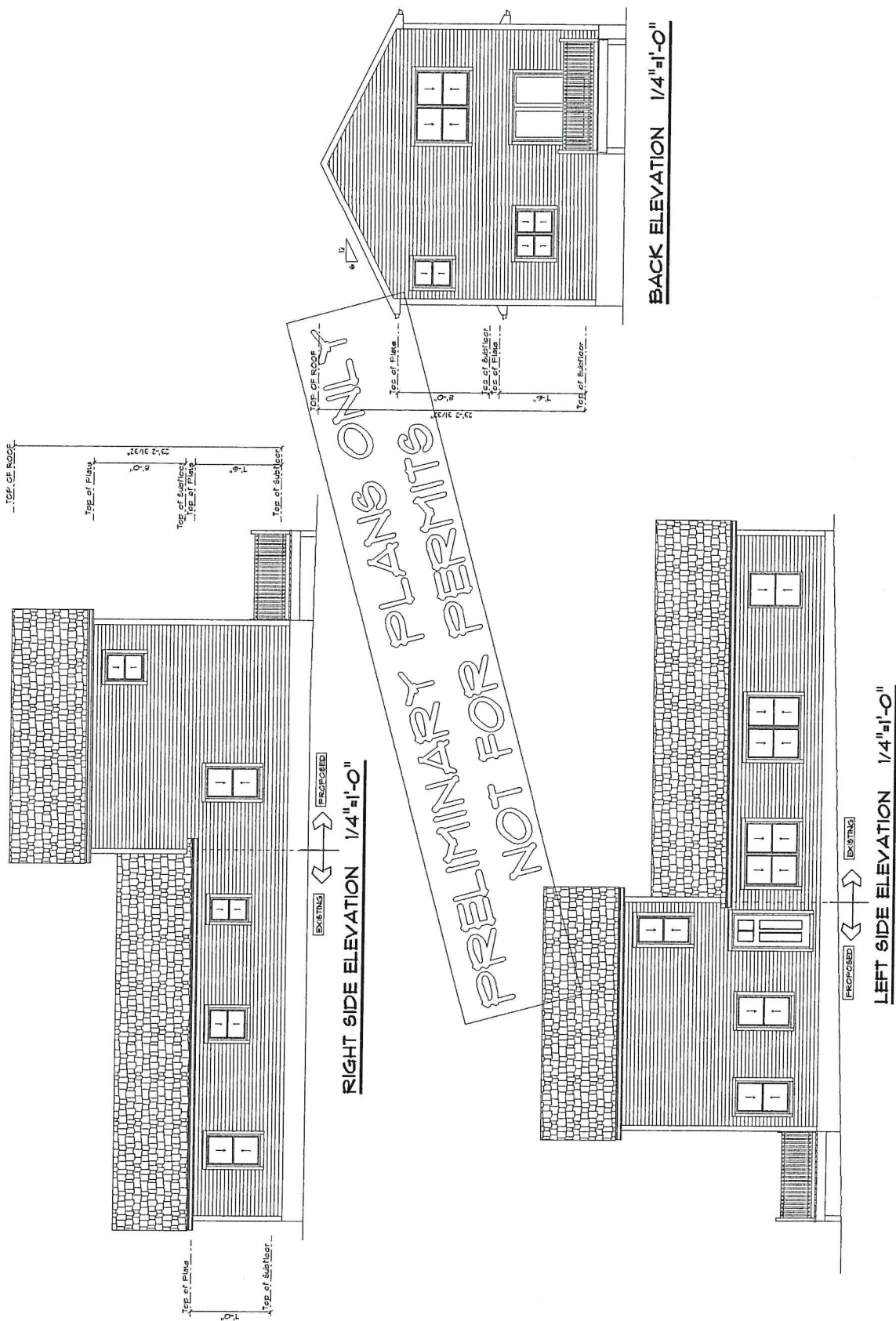
DATE
FEBRUARY 1, 2021

APPROVED
DLR

DRAWN BY
DLR

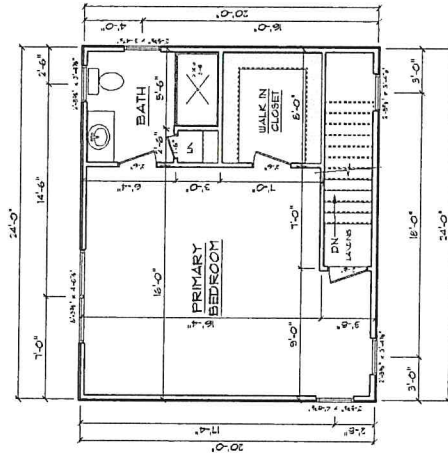
DRAWING NUMBER
6685

1 OF 3



LEGEND:

- SINK BASIN/TO FOUNDATION
13 TEMPERED GLASS
14 SMOKE DETECTOR
15 SMOKE DETECTOR / CARBON MONOXIDE
16 HOT WATER
17 HEATING UNIT/BOILER
18 GAS COIN HANG VENTED TO OUTSIDE
19 WALK IN CLOSET
20 MAKE UP COUNTER
21 SEASING WALL
22 NEW EXTERIOR WALL
23 EXISTING EXTERIOR WALLS TO REMAIN
24 EXISTING TO BE REMOVED
25 UNDOUG NUMBER
26 DOOR UNIT NUMBER

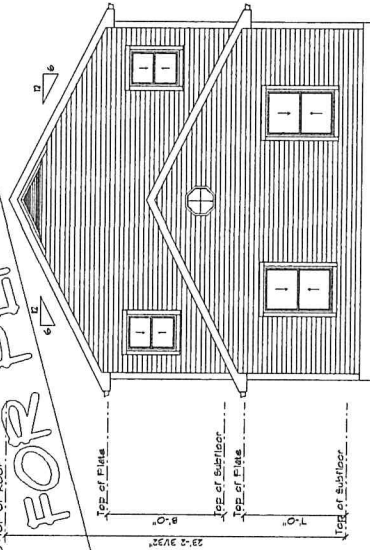


PROPOSED SECOND
FLOOR PLAN 1/4"=1'-0"

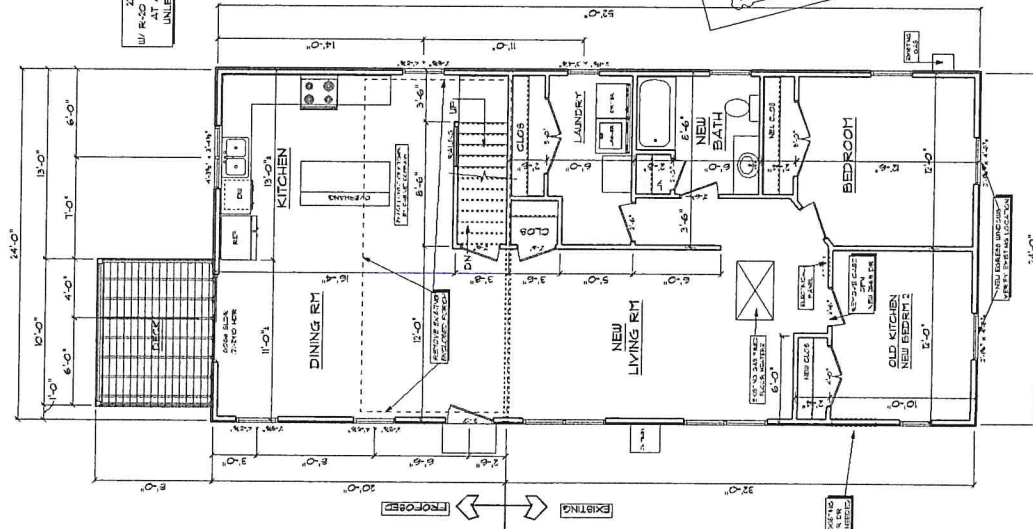
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2X4 STUDS @ 16" OC
W/ R-20 SPRAY FOAM INSULATION
AT ALL EXTERIOR WALLS
UNLESS OTHERWISE NOTED

PLANNING PERMITS
PRELIMINARY FOR NOT
TOP OF ROOF
Top of Fields



FRONT ELEVATION 1/4"=1'-0"

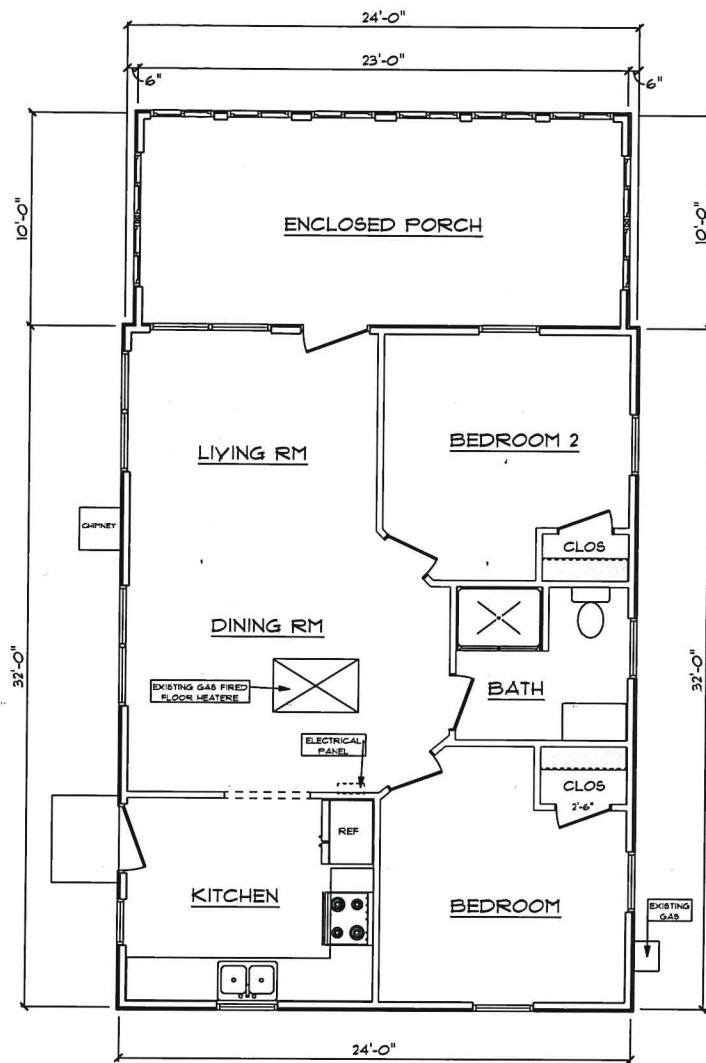


EXISTING & PROPOSED
FIRST FLOOR PLAN 1/4"=1'-0"

XISTING

REF ID: A66082

REMOVE EXHIBIT



LEGEND:

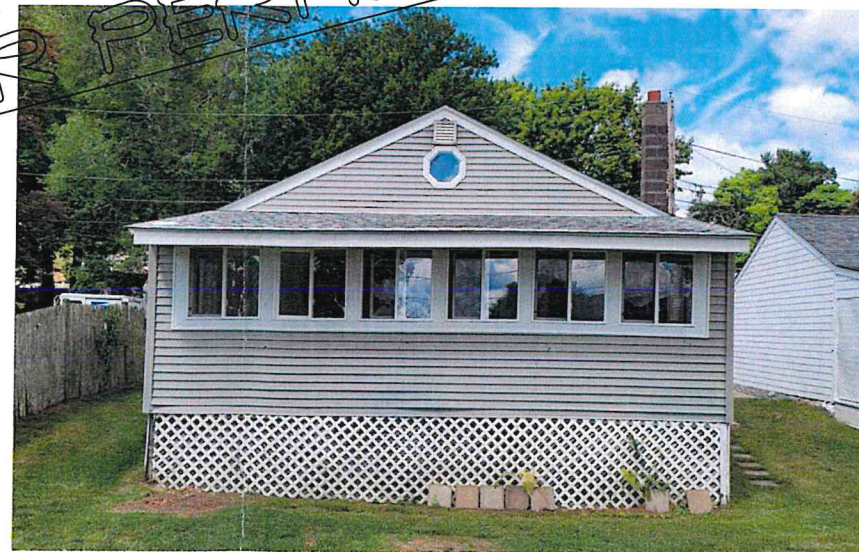
- SOLID BEARING TO FOUNDATION
- TG TEMPERED GLASS
- SD SMOKE DETECTOR
- SD + CH SMOKE DETECTOR + CARBON MONOXIDE
- HU HOT WATER
- HU HEATING UNIT/ BOILER
- 100 CFM FAN VENTED TO OUTSIDE
- HD HEAT DETECTOR
- WIC WALK IN CLOSET
- M/C MAKE UP COUNTER
- BEARING WALL
- NEW EXTERIOR WALL
- NEW INTERIOR WALL
- EXISTING EXTERIOR WALLS TO REMAIN
- EXISTING INTERIOR WALLS TO REMAIN
- EXISTING TO BE REMOVED
- ② WINDOW UNIT NUMBER
- ① DOOR UNIT NUMBER



EXISTING FRONT



EXISTING REAR RIGHT



EXISTING REAR

THESE DRAWINGS ARE IN ACCORDANCE WITH THE FOLLOWING DESIGN CRITERIA.

1. RESC - 2 - 2021
2. WIND DESIGN: ZONE 2 (110 MPH)
3. LOAD DESIGN: 40 PSF LIVING AREA LOADS
30 PSF SLEEPING AREA LOADS
20 PSF DEAD LOADS
40 PSF ATTIC LOADS
60 PSF EXTERIOR DECK LOADS
30 PSF SNOW LOADS
4. FROST DEPTH: MINIMUM 3'-6" DEEP
5. CLIMATE ZONE: 5
6. CONSTRUCTION TYPE: 5B
7. BUILDING HEIGHT: (MAXIMUM 35'-0")
MEASURED FROM TOP OF FOUNDATION TO RIDGE
8. ALL INSULATION IN EXTERIOR WALLS ARE BASED ON THE MINIMUM AS PER THE PRESCRIPTIVE METHOD OF TABLE N102.1.2 OF THE ENERGY CONSERVATION CODES.

PROPOSED 20 X 24 ADDITION

PREPARED FOR:
RONALD MARCACCIO
3 HAUTHORNE AVENUE
BRISTOL, RHODE ISLAND

CONSTRUCTION PLANS ARE DRAFTED FOR SINGLE-USE ONLY
DLR DIMENSIONS, INC.
DOES NOT PERMIT THE USE OF PLANS THAT HAVE BEEN TAMPERED WITH BY OUTSIDE PARTIES

DLR DIMENSIONS
EST. 1985
RESIDENTIAL DESIGNERS & CONSULTANTS
401.738.3156
DLRDIMENSIONS.COM

DLR DIMENSIONS, INC.
IS NOT LIABLE FOR
CHANGES TO NOTES,
DIMENSIONS,
AND/OR CONSTRUCTION
DETAILS. ALL DIMENSIONS
SHOWN ON THESE PLANS
ARE TO BE USED IN
CONSTRUCTION.

SCALE
NOTED

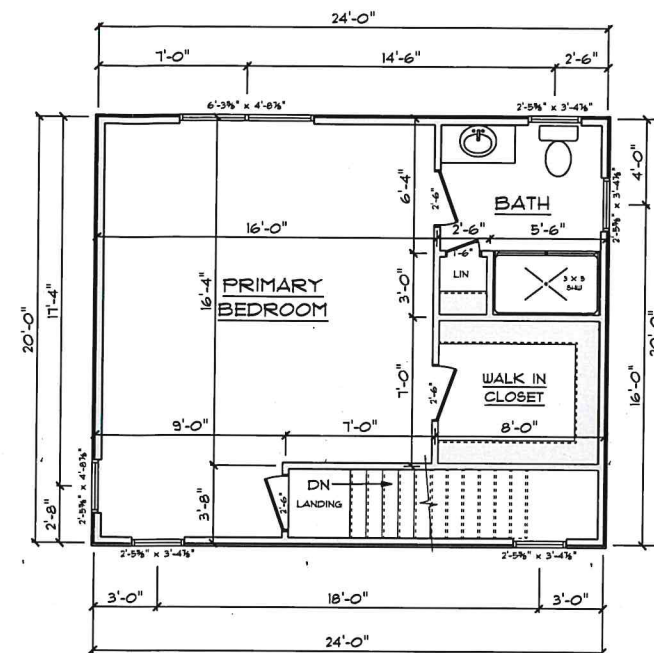
DATE
Monday, October 31, 2022

APPROVED
DRR

DRAWN BY
DRR

DRAWING NUMBER

6685



PROPOSED SECOND
FLOOR PLAN 1/4"=1'-0"

2X4 STUDS @ 16" OC
W/ R-20 SPRAY FOAM INSULATION
AT ALL EXTERIOR WALLS
UNLESS OTHERWISE NOTED

FLOOR PLAN 1/4"=1'-0"

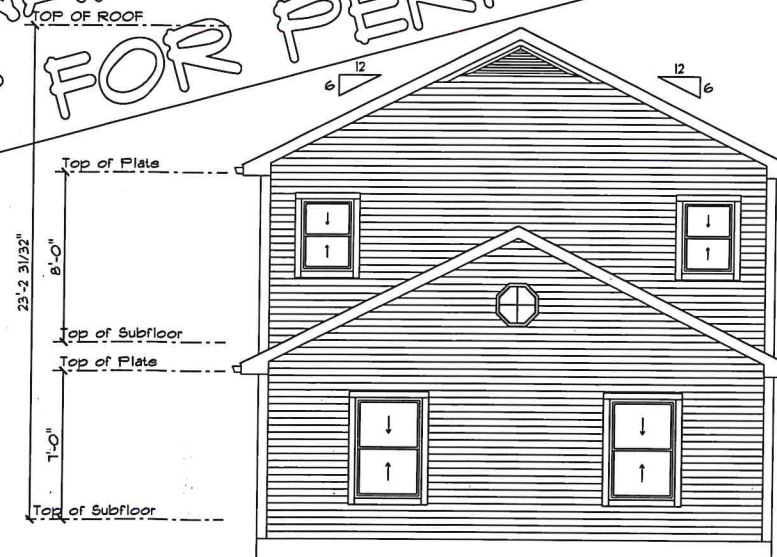
2X4 STUDS @ 16" OC
W/ R-20 SPRAY FOAM INSULATION
AT ALL EXTERIOR WALLS
UNLESS OTHERWISE NOTED

PRELIMINARY PLANS ONLY
NOT FOR PERMITS

52'-0"

TOP OF ROOF

Top of Plate



FRONT ELEVATION 1/4"=1'-0"

LEGEND:

- SOLID BEARING TO FOUNDATION
- TG TEMPERED GLASS
- ② SD SMOKE DETECTOR
- ② SD / CH SMOKE DETECTOR / CARBON MONOXIDE
- HW HOT WATER
- HU HEATING UNIT/ BOILER
- ② 100 CFM FAN VENTED TO OUTSIDE
- X HD HEAT DETECTOR
- WC WALK IN CLOSET
- M/C MAKE UP COUNTER
- BEARING WALL
- NEW EXTERIOR WALL
- NEW INTERIOR WALL
- EXISTING EXTERIOR WALLS TO REMAIN
- EXISTING INTERIOR WALLS TO REMAIN
- EXISTING TO BE REMOVED
- ② WINDOW UNIT NUMBER
- ① DOOR UNIT NUMBER

PROPOSED 20 X 24 ADDITION

PREPARED FOR:
RONALD MARCACCIO

3 HAWTHORNE AVENUE
BRISTOL, RHODE ISLAND

CONSTRUCTION PLANS ARE DRAFTED
FOR SINGLE-USE ONLY

DLR DIMENSIONS, INC
DOES NOT PERMIT THE USE OF PLANS
THAT HAVE BEEN TAMPERED WITH
BY OUTSIDE PARTIES

 **DLR DIMENSIONS**
RESIDENTIAL DESIGNERS & CONSULTANTS
EST. 1985
401.738.3156 DLRDIMENSIONS.COM

DLR DIMENSIONS, INC.
IS NOT LIABLE FOR
FURTHER
CHANGES TO NOTES,
DIMENSIONS,
AND/OR DRAWINGS,
BUILDER/CONTRACTOR
MUST VERIFY
ALL DIMENSIONS AND
INSURE COMPLIANCE WITH
LOCAL CODES
PRIOR TO AND

SCALE
NOTED

DATE
Monday, October 31, 2022

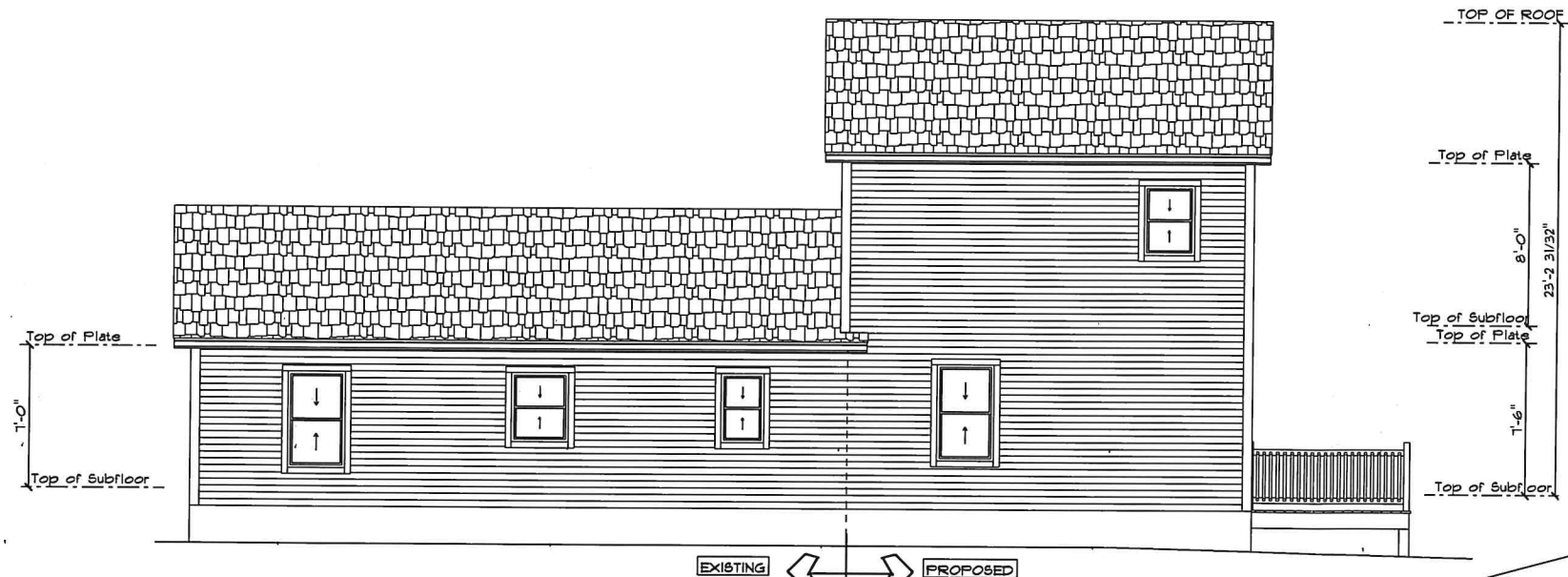
APPROVED

DRR

DRAWN BY
DRR

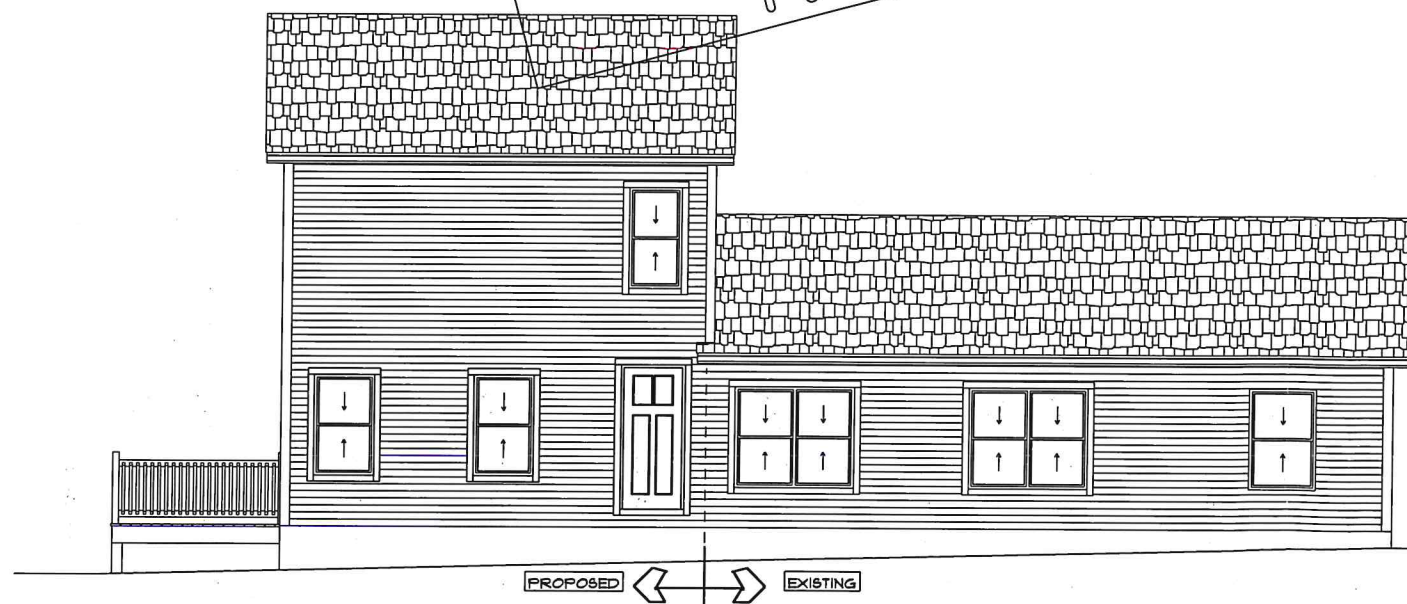
DRAWING NUMBER

6685

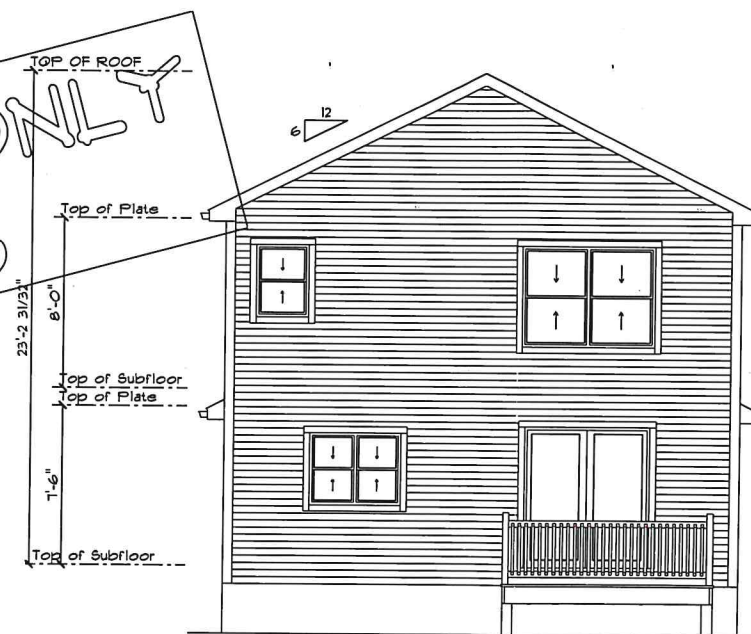


RIGHT SIDE ELEVATION 1/4"=1'-0"

PRELIMINARY PLANS ONLY
NOT FOR PERMITS



LEFT SIDE ELEVATION 1/4"=1'-0"



BACK ELEVATION 1/4"=1'-0"

PROPOSED 20 X 24 ADDITION

PREPARED FOR:
RONALD MARCACCIO
3 HAUTHORNE AVENUE
BRISTOL, RHODE ISLAND

CONSTRUCTION PLANS ARE DRAFTED
FOR SINGLE-USE ONLY.
DLR DIMENSIONS, INC.
DOES NOT PERMIT THE USE OF PLANS
THAT HAVE BEEN TAMPERED WITH
BY OUTSIDE PARTIES

EST. 1985
DLR DIMENSIONS
RESIDENTIAL DESIGNERS & CONSULTANTS
401.738.3156 DLRDIMENSIONS.COM

DLR DIMENSIONS, INC.
IS NOT LIABLE FOR
REVISIONS TO NOTES,
DIMENSIONS,
AND/OR DRAWINGS
EXCEPT AS NOTED
ON THESE PLANS.
ALL DIMENSIONS AND
NOTES SHALL BE
PRIOR TO AND
DURING CONSTRUCTION.

SCALE
NOTED

DATE
Monday, October 31, 2022

APPROVED

DRR

DRAWN BY

DRR

DRAWING NUMBER

6685

3 OF 3

▶ Bristol

▶ 3 HAWTHORNE AVE

▶ Plat/Lot 121 130

▶ Account: 6292

LUC 01

Zone R-10

▶ Assessment

Card 1 of 1

\$212,500



NORTHEAST
REVALUATION GROUP LLC

▶ Owner

▶ Owner Account #:

Owner 1 RENEE L MARCACCIO

Owner 2

Owner 3

Address 50 GARDNER AVENUE, N PROVIDENCE, RI 02911-0000

% Owned

0.00

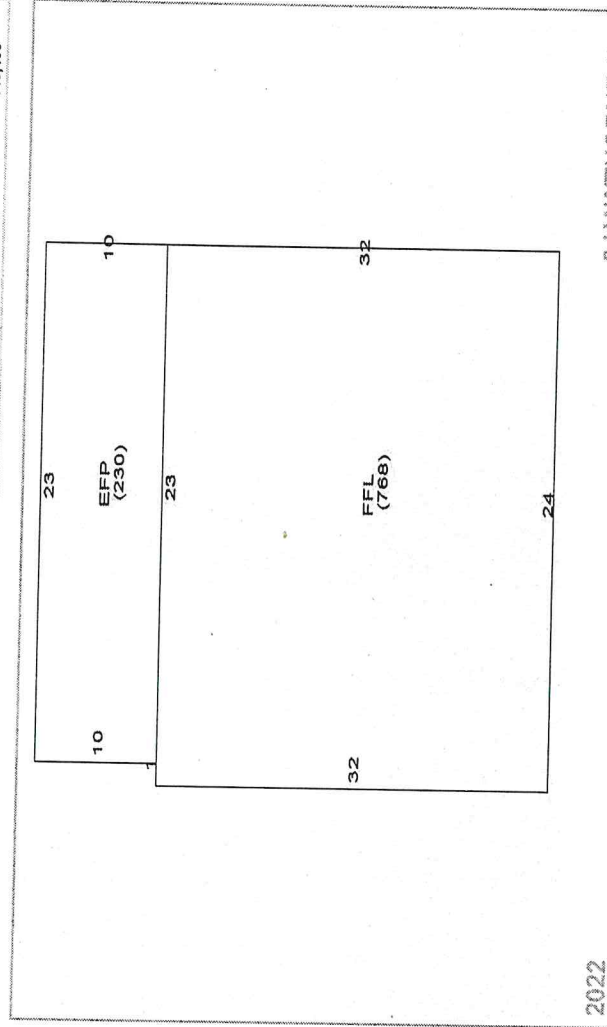
0.00

▶ Assessment

Use Code	Bldg Value	SF/Yr Value	Land Size	Land Value	AG Credit	Assessed Value
01	115,400	0	0.13	97,100	0	212,500
TOTAL	115,400	0	0.13	97,100	0	212,500
Source > Mkt Adj Cost VAL per SQ Unit/Card > 212.93 VAL per SQ Unit/Parcel > 212.93						

▶ Previous Assessments

Year	LUC	Building	SF/Yr	Land Size	Land	AGR Credit	Appraised Value	Assessed Value
2022	01	115,400	0	0	97,100	0	212,500	212,500
2021	01	90,400	0	0	77,900	0	168,300	168,300
2020	01	90,400	0	0	77,900	0	168,300	168,300
2019	01	90,400	0	0	77,900	0	168,300	168,300
2018	01	70,600	0	0	74,800	0	145,400	145,400
2017	01	70,600	0	0	74,800	0	145,400	145,400



▶ Land Information

Use Description	Units	Unit Type	Land Type	LT Fact	Unit Price	Adjusted	Neigh	Inf 1	Inf 1 %	Inf 2	Inf 2 %	Inf 3	Inf 3 %	Appr Value	Spec Land	Juris	Fact	Use Value
01 Single Fam	0.13095	AC	P	1.00	645,000	741,504	B							97,100			1.00	0
2																		
3																		
4																		

Print Date = 12/12/2022 Printed By = Counter

Year ID: 2022

Disclaimer - This Information is believed to be correct, but is subject to change and is not warranted.

► Bristol

► 3 HAWTHORNE AVE

Card 1 of 1

► Plat/Lot 121 130

► Account: 6292

LUC 01

Zone R-10

► Assessment

\$212,500

► Building Information

Description		Description
BLDG Type	Ranch	1 Story
RES Units	1	COM Units 0
Foundation	Concrete	BMT Floor
Frame 1	Wood	Frame 2 %
EXT Wall 1	Vinyl Siding	EXT Wall 2 %
Roof Type 1	Gable	Roof Type 2 %
Roof Cover 1	Asphalt Shlr	Roof Cover 2 %
INT Wall 1	Drywall	INT Wall 2 %
Floors 1	Hardwood	Floors 2 Linoleum % 10
BMT Garages		Color
Plumbing		Electrical
Insulation		INT vs EXT
Heat Fuel	Oil	Heat Type Wall Furnace
# Heat Sys		% Heated 100
% Solar HW		% A/C
% COM Wall		% Vacuum
Ceil HGT		Ceiling Type
Parking Type		% Sprinkled
EXT View		

► Grade

Grade	Q4	Q4
Year Built	1950	EFF Year
Alt LUC		Alt % 0.00

► Depreciation

Code	Description	%
GD	GD - Good	27.0
Condition		
Functional	-	0.0
Economic	-	0.0
Special	-	0.0
OV	-	
Total Depreciation % >		27.0

► Other Factors

Flood Hazard	LEVEL PAVED
Topography	Street Traffic
Bas \$/SQ	121.00
Size Adj	1.43
Constr Adj	1.01
Adj \$/SQ	173.98
Other Feats	20,500
Grade Fac	1.00
Neigh Infl	1.00
Land Factor	1.00
Adj Total	158,121
Depreciation	42,693
Depr Total	115,428

► Remodeling History

Additions	Plumbing
Interior	Electric
Exterior	Heating
Kitchen	General
Bath(s)	

► Condo Data

Complex	
Location	
Tot Units	
FL Level	0
# Floors	1
Bldg Seq	

► Notes

LOT 139 DROPPED INTO THIS LOT 6/05 EAS

► Building Permits

Issue Date	Permit #	Closed Date	BP Type	Est. Cost	% Done	Status	Description/Directions
1							
2							
3							
4							
5							
6							
7							
8							
9							

► Special Features & Yard Items

Use	Description	A	Y/S	Qty	Length	Width	SF Size	Quality	Condition	Year	Assessed Value
1											
2											
3											
4											
5											
6											
7											
8											
9											
10											

► Room Counts by Floor

Units	# Rooms	# Bedrooms	Floor Level
1	1	4	2
2			U
3			
4			
Totals	1	4	2

► Other Info.

AFDU	
PriorID1b	
PriorID1c	
PriorID2a	
PriorID2b	
PriorID2c	
PriorID3a	
PriorID3b	
PriorID3c	



3 Hawthorne Ave. - 300' Radius

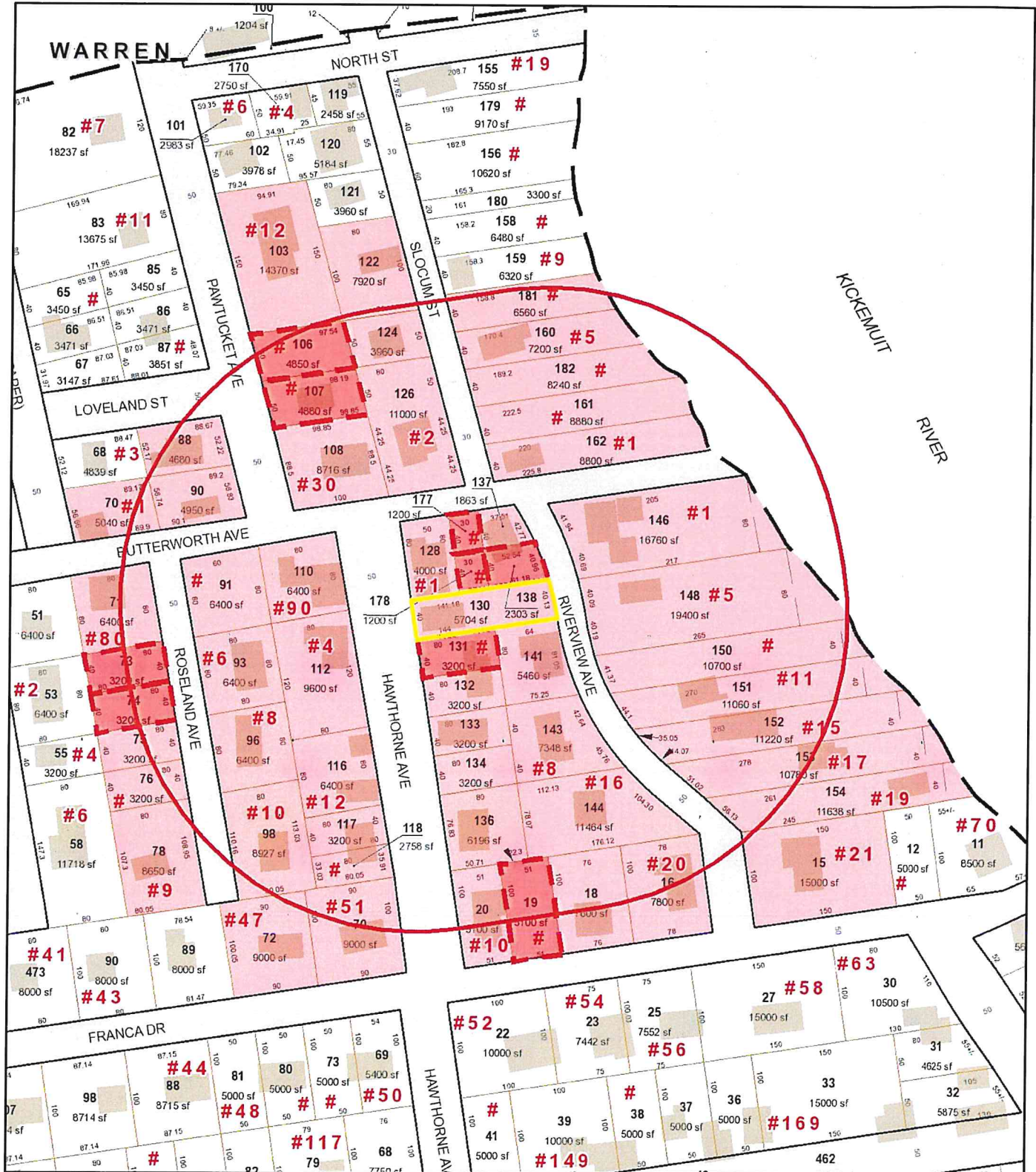
Bristol, RI



December 12, 2022

1 inch = 140 Feet

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300 foot Abutters List Report

Bristol, RI
December 12, 2022

Subject Property:

Parcel Number: 121-130
CAMA Number: 121-130
Property Address: 3 HAWTHORNE AVE

Mailing Address: MARCACCIO RENEE L
50 GARDNER AVENUE
N PROVIDENCE, RI 02911

Abutters:

Parcel Number: 121-103
CAMA Number: 121-103
Property Address: 12 PAWTUCKET AVE

Mailing Address: LEACH, ALAN D.
10 SLOCUM ST
BRISTOL, RI 02809

Parcel Number: 121-108
CAMA Number: 121-108
Property Address: 30 PAWTUCKET AVE

Mailing Address: BOURASSA, MARK R & LAURIE A TE
30 PAWTUCKET AVE
BRISTOL, RI 02809

Parcel Number: 121-110
CAMA Number: 121-110
Property Address: 90 BUTTERWORTH AVE

Mailing Address: BAGWELL, SANDRA J & SARA JT
90 BUTTERWORTH AVE
BRISTOL, RI 02809

Parcel Number: 121-112
CAMA Number: 121-112
Property Address: 4 HAWTHORNE AVE

Mailing Address: AZEVEDO, BARBARA A & LYNCH,
ROBIN A CO-TRUSTEES
4 HAWKINS AVE
BRISTOL, RI 02809

Parcel Number: 121-116
CAMA Number: 121-116
Property Address: 12 HAWTHORNE AVE

Mailing Address: FITZPATRICK, PAULA D. FRED TE
12 HAWTHORNE AVE
BRISTOL, RI 02809

Parcel Number: 121-117
CAMA Number: 121-117
Property Address: 14 HAWTHORNE AVE

Mailing Address: WONG, THOMAS Y WONG CLAIRE L
TRUSTEES
988 GREENDALE AVE
NEEDHAM, MA 02492

Parcel Number: 121-118
CAMA Number: 121-118
Property Address: HAWTHORNE AVE

Mailing Address: WONG, THOMAS Y WONG CLAIRE L
TRUSTEES
988 GREENDALE AVE
NEEDHAM, MA 02492

Parcel Number: 121-122
CAMA Number: 121-122
Property Address: 10 SLOCUM ST

Mailing Address: LEACH, ALAN D & KAREN M TE
25 PAWTUCKET AVE
BRISTOL, RI 02809

Parcel Number: 121-124
CAMA Number: 121-124
Property Address: 4 SLOCUM ST

Mailing Address: OSMANSKI, JOSEPH T
4 SLOCUM ST
BRISTOL, RI 02809

Parcel Number: 121-126
CAMA Number: 121-126
Property Address: 2 SLOCUM ST

Mailing Address: MARSHALL, WAYNE P & DONNA M TE
2 SLOCUM ST
BRISTOL, RI 02809



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12/12/2022

Page 1 of 5



300 foot Abutters List Report

Bristol, RI
December 12, 2022

Parcel Number: 121-128 CAMA Number: 121-128 Property Address: 1 HAWTHORNE AVE	Mailing Address: CUNARD, EDWARD TRUSTEE EDWARD K CUNARD LIV TRUST 1 HAWTHORNE AVE BRISTOL, RI 02809
Parcel Number: 121-130 CAMA Number: 121-130 Property Address: 3 HAWTHORNE AVE	Mailing Address: MARCACCIO RENEE L 50 GARDNER AVENUE N PROVIDENCE, RI 02911
Parcel Number: 121-132 CAMA Number: 121-132 Property Address: 5 HAWTHORNE AVE	Mailing Address: GRIEVE, BARBARA A. DONALD G., TRU C/O FRANK VARGAS 5 HAWTHORNE AVE BRISTOL, RI 02809
Parcel Number: 121-133 CAMA Number: 121-133 Property Address: 7 HAWTHORNE AVE	Mailing Address: GRONO, WALTER J 7 HAWTHORNE AVE BRISTOL, RI 02809
Parcel Number: 121-134 CAMA Number: 121-134 Property Address: 9 HAWTHORNE AVE	Mailing Address: GRIEVE, DAVID L MILDRED C. 9 HAWTHORNE AVE BRISTOL, RI 02809
Parcel Number: 121-136 CAMA Number: 121-136 Property Address: 15 HAWTHORNE AVE	Mailing Address: CAVALIERI, PETER JULIE 15 HAWTHORNE AVE BRISTOL, RI 02809
Parcel Number: 121-137 CAMA Number: 121-137 Property Address: 2 RIVERVIEW AVE	Mailing Address: ARAKELIAN, GREGORY G. 2510 PENNY ROYAL PL RESTON, VA 20191
Parcel Number: 121-141 CAMA Number: 121-141 Property Address: 6 RIVERVIEW AVE	Mailing Address: SOUSA, BRIAN N. DIANE TE 6 RIVERVIEW AVENUE BRISTOL, RI 02809
Parcel Number: 121-143 CAMA Number: 121-143 Property Address: 8 RIVERVIEW AVE	Mailing Address: PEZZI, ROBERT J & PEGGY TE 8 RIVERVIEW AVE BRISTOL, RI 02809
Parcel Number: 121-144 CAMA Number: 121-144 Property Address: 16 RIVERVIEW AVE	Mailing Address: DE REU, VIRGINIA D. JOHN A. TRUSTEES & VIRGINIA D 406 JUNIPER PKWY LIBERTYVILLE, IL 60048
Parcel Number: 121-146 CAMA Number: 121-146 Property Address: 1 RIVERVIEW AVE	Mailing Address: FARMER, JOSEPH B & PAMELA D TE 1 RIVERVIEW AVE BRISTOL, RI 02809
Parcel Number: 121-148 CAMA Number: 121-148 Property Address: 5 RIVERVIEW AVE	Mailing Address: BUTTERWORTH IMPROV ASSOC C/O LAURIE BOURASSA 30 PAWTUCKET AVE BRISTOL, RI 02809



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12/12/2022

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300 foot Abutters List Report

Bristol, RI
December 12, 2022

Parcel Number: 121-150 CAMA Number: 121-150 Property Address: RIVERVIEW AVE	Mailing Address: MARCACCIO, ADAM J 50 GARDNER AVENUE N PROVIDENCE, RI 02911
Parcel Number: 121-151 CAMA Number: 121-151 Property Address: 11 RIVERVIEW AVE	Mailing Address: TWAROG, FRANK & MARTIN, MARY A E I TE 11 RIVERVIEW AVE BRISTOL, RI 02809
Parcel Number: 121-152 CAMA Number: 121-152 Property Address: 15 RIVERVIEW AVE	Mailing Address: CANARIO, JOSUE D. JENNIFER L. TE 15 RIVERVIEW AVE BRISTOL, RI 02809
Parcel Number: 121-153 CAMA Number: 121-153 Property Address: 17 RIVERVIEW AVE	Mailing Address: POISSANT, OLIVER ET AL 62 VARNUM AVE BRISTOL, RI 02809
Parcel Number: 121-154 CAMA Number: 121-154 Property Address: 19 RIVERVIEW AVE	Mailing Address: MCDERMOTT, RICHARD W ETUX BARBARA A (CO-TRUSTEES) 149 WASHINGTON ST CENTRAL FALLS, RI 02863
Parcel Number: 121-160 CAMA Number: 121-160 Property Address: 5 SLOCUM ST	Mailing Address: PARDINI, RANDY S. & ANDRADE, LINDA A TRUSTEES 5 SLOCUM ST BRISTOL, RI 02809
Parcel Number: 121-161 CAMA Number: 121-161 Property Address: SLOCUM ST	Mailing Address: PARDINI, JOSEPH M 145 OAKHILL AVE SEEKONK, MA 02771
Parcel Number: 121-162 CAMA Number: 121-162 Property Address: 1 SLOCUM ST	Mailing Address: CAPOZZOLI, SALVATORE JR & JOSEPHINE LE HANON, SHARON ANN TRUSTEE 1 SLOCUM ST BRISTOL, RI 02809
Parcel Number: 121-181 CAMA Number: 121-181 Property Address: SLOCUM ST	Mailing Address: OSMANSKI, JOSEPH 4 SLOCUM ST BRISTOL, RI 02809
Parcel Number: 121-182 CAMA Number: 121-182 Property Address: SLOCUM ST	Mailing Address: PARDINI, JOSEPH M 145 OAKHILL AVE SEEKONK, MA 02771
Parcel Number: 121-70 CAMA Number: 121-70 Property Address: 1 MT PLEASANT AVE	Mailing Address: JOCELYN, WILLARD S 100 MERCHANT ST N PROVIDENCE, RI 02911
Parcel Number: 121-71 CAMA Number: 121-71 Property Address: 80 BUTTERWORTH AVE	Mailing Address: FENSTER, ZACHARY A 80 BUTTERWORTH AVE BRISTOL, RI 02809



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12/12/2022

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300 foot Abutters List Report

Bristol, RI
December 12, 2022

Parcel Number: 121-75 CAMA Number: 121-75 Property Address: 7 ROSELAND AVE	Mailing Address: NOLAN, TIMOTHY J. 7 ROSELAND AVE BRISTOL, RI 02809
Parcel Number: 121-76 CAMA Number: 121-76 Property Address: ROSELAND AVE	Mailing Address: LANNAN, DEVIN P & MELISSA A JT 1 NORMAND ST BRISTOL, RI 02809
Parcel Number: 121-78 CAMA Number: 121-78 Property Address: 9 ROSELAND AVE	Mailing Address: NEVES, GASPAR & MARY ELLEN TE 9 ROSELAND AVE BRISTOL, RI 02809
Parcel Number: 121-88 CAMA Number: 121-88 Property Address: 1 LOVELAND AVE	Mailing Address: WARE, CRYSTAL F & ADAM P TE 1 LOVELAND AVE. BRISTOL, RI 02809
Parcel Number: 121-90 CAMA Number: 121-90 Property Address: 85 BUTTERWORTH AVE	Mailing Address: GALEGO, JOSEPH J & ELIDIA M TE 85 BUTTERWORTH AVE BRISTOL, RI 02809
Parcel Number: 121-91 CAMA Number: 121-91 Property Address: ROSELAND AVE	Mailing Address: BAGWELL, SANDRA J & SARA JT 90 BUTTERWORTH AVE BRISTOL, RI 02809
Parcel Number: 121-93 CAMA Number: 121-93 Property Address: 6 ROSELAND AVE	Mailing Address: EARLEY, JARED ERIN L. TE 6 ROSELAND AVE BRISTOL, RI 02809
Parcel Number: 121-96 CAMA Number: 121-96 Property Address: 8 ROSELAND AVE	Mailing Address: REAVEY, JOHN H JR & RUTH E TE 8 ROSELAND AVE BRISTOL, RI 02809
Parcel Number: 121-98 CAMA Number: 121-98 Property Address: 10 ROSELAND AVE	Mailing Address: CRAVEN, THOMAS PATRICK ETAL JT CRAVEN, KAREN ANN & DOUGLAS 3 CONNECTICUT AVE BARRINGTON, RI 02806
Parcel Number: 123-15 CAMA Number: 123-15 Property Address: 21 RIVERVIEW AVE.	Mailing Address: DUBOIS, LINDA LOU BORGES-TRUSTEE LINDA LOU BORGES DUBOIS TRUST 21 RIVERVIEW AVE BRISTOL, RI 02809
Parcel Number: 123-16 CAMA Number: 123-16 Property Address: 20 RIVERVIEW AVE	Mailing Address: COSTA, STEVEN R NANCY 20 RIVERVIEW AVE. BRISTOL, RI 02809
Parcel Number: 123-18 CAMA Number: 123-18 Property Address: 55 FRANCA DR	Mailing Address: SCHERMA, JILL M. ETAL TRUSTEES COSTA FAMILY IRREVOCABLE TRUST 55 FRANCA DR BRISTOL, RI 02809



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12/12/2022

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300 foot Abutters List Report

Bristol, RI
December 12, 2022

Parcel Number: 123-20
CAMA Number: 123-20
Property Address: 10 HAWTHORNE AVE

Mailing Address: JOCELYN, CHERYL A & CHARLES LE
DANIEL, CHERIE, KISELKA, COLEEN &
10 HAWTHORNE AVE
BRISTOL, RI 02809

Parcel Number: 123-70
CAMA Number: 123-70
Property Address: 51 FRANCA DR

Mailing Address: THERRIEN, DONALD J & LUCILLE TE
51 FRANCA DRIVE
BRISTOL, RI 02809

Parcel Number: 123-72
CAMA Number: 123-72
Property Address: 47 FRANCA DR

Mailing Address: DESROCHERS, DANEE M.
47 FRANCA DR
BRISTOL, RI 02809



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12/12/2022

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ARAKELIAN, GREGORY G.
2510 PENNY ROYAL PL
RESTON, VA 20191

CRAVEN, THOMAS PATRICK ET
CRAVEN, KAREN ANN & DOUGL
3 CONNECTICUT AVE
BARRINGTON, RI 02806

GRIEVE, BARBARA A.
DONALD G., TRU
C/O FRANK VARGAS
5 HAWTHORNE AVE
BRISTOL, RI 02809

AZEVEDO, BARBARA A &
LYNCH, ROBIN A CO-TRUSTEE
4 HAWKINS AVE
BRISTOL, RI 02809

CUNARD, EDWARD TRUSTEE
EDWARD K CUNARD LIV TRUST
1 HAWTHORNE AVE
BRISTOL, RI 02809

GRIEVE, DAVID L
MILDRED C.
9 HAWTHORNE AVE
BRISTOL, RI 02809

BAGWELL, SANDRA J &
SARA JT
90 BUTTERWORTH AVE
BRISTOL, RI 02809

DE REU, VIRGINIA D.
JOHN A. TRUSTEES & VIRGIN
406 JUNIPER PKWY
LIBERTYVILLE, IL 60048

GRONO, WALTER J
7 HAWTHORNE AVE
BRISTOL, RI 02809

BAGWELL, SANDRA J &
SARA JT
90 BUTTERWORTH AVE
BRISTOL, RI 02809

DESROCHERS, DANEE M.
47 FRANCA DR
BRISTOL, RI 02809

JOCELYN, CHERYL A & CHARL
DANIEL, CHERIE, KISELKA, CO
10 HAWTHORNE AVE
BRISTOL, RI 02809

BOURASSA, MARK R &
LAURIE A TE
30 PAWTUCKET AVE
BRISTOL, RI 02809

DUBOIS, LINDA LOU BORGES-
LINDA LOU BORGES DUBOIS T
21 RIVERVIEW AVE
BRISTOL, RI 02809

JOCELYN, WILLARD S
100 MERCHANT ST
N PROVIDENCE, RI 02911

BUTTERWORTH IMPROV ASSOC
C/O LAURIE BOURASSA
30 PAWTUCKET AVE
BRISTOL, RI 02809

EARLEY, JARED
ERIN L. TE
6 ROSELAND AVE
BRISTOL, RI 02809

LANNAN, DEVIN P & MELISSA
1 NORMAND ST
BRISTOL, RI 02809

CANARIO, JOSUE D.
JENNIFER L. TE
15 RIVERVIEW AVE
BRISTOL, RI 02809

FARMER, JOSEPH B & PAMELA
1 RIVERVIEW AVE
BRISTOL, RI 02809

LEACH, ALAN D & KAREN M T
25 PAWTUCKET AVE
BRISTOL, RI 02809

CAPOZZOLI, SALVATORE JR &
HANON, SHARON ANN TRUSTEE
1 SLOCUM ST
BRISTOL, RI 02809

FENSTER, ZACHARY A
80 BUTTERWORTH AVE
BRISTOL, RI 02809

LEACH, ALAN D.
10 SLOCUM ST
BRISTOL, RI 02809

CAVALIERI, PETER
JULIE
15 HAWTHORNE AVE
BRISTOL, RI 02809

FITZPATRICK, PAULA D.
FRED TE
12 HAWTHORNE AVE
BRISTOL, RI 02809

MARCACCIO RENEE L
50 GARDNER AVENUE
N PROVIDENCE, RI 02911

COSTA, STEVEN R
NANCY
20 RIVERVIEW AVE.
BRISTOL, RI 02809

GALEGO, JOSEPH J & ELIDIA
85 BUTTERWORTH AVE
BRISTOL, RI 02809

MARCACCIO, ADAM J
50 GARDNER AVENUE
N PROVIDENCE, RI 02911

MARSHALL, WAYNE P &
DONNA M TE
2 SLOCUM ST
BRISTOL, RI 02809

REAVEY, JOHN H JR &
RUTH E TE
8 ROSELAND AVE
BRISTOL, RI 02809

MCDERMOTT, RICHARD W ETUX
BARBARA A (CO-TRUSTEES)
149 WASHINGTON ST
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