



TOWN OF BRISTOL, RHODE ISLAND

ZONING BOARD OF REVIEW

Agenda

Monday, January 5, 2026 at 7:00 PM
Bristol Town Hall, 10 Court Street, Bristol, RI 02809

Scanned copies of all applications and supporting materials will be available on the Town of Bristol website at <https://bristol-ri.municipalmeetings.com/>. Written comments may be submitted 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 **Wednesday, December 31, 2025**.

1. **Pledge of Allegiance**
2. **Approval of Minutes** - December 1, 2025
3. **Sitting as Board of Review - New Petitions**
 - 3A. **2026-02 Florina Kachka - Dimensional Variance:** to convert an existing single-family dwelling to a two-family dwelling with less than the required lot area per dwelling unit. Located at **44 Basswood Drive**; Assessor's Plat 152, Lot 373; Zone: R-10
 - 3B. **2026-03 Benjamin and Katelyn Cantone - Special Use Permit:** to continue operation of a mobile food establishment restaurant, and to store a mobile food truck overnight on a residential property within the Limited Business (LB) zoning district. Located at **222 Wood Street**; Assessor's Plat 25, Lot 75; Zone: LB
4. **Sitting as Board of Appeal**
 - 4A. **2026-01 Joseph A. Perry / Perry Family Realty, LLC - Appeal:** of a Notice of Zoning Violation issued by the Zoning Enforcement Officer for the parking/storage of vehicles and use of the property by three contract construction service businesses which are prohibited in the Limited Business zoning district. Located at **500 and 502 Metacom Avenue**; Assessor's Plat 159, Lot 1034 and Plat 159, Lots 984 & 985; Zone: LB
5. **Agenda Item**
 - 5A. Discuss/Act re: Revision to Zoning Board Rules of Procedure
6. **Adjournment**

Date Posted: December 18, 2025

Posted By: emt