



Town of Bristol, Rhode Island Zoning Board of Review

10 Court Street, Bristol, RI 02809

Telephone: (401) 253-7000

www.bristolri.gov

September 17, 2026

File #: ZBR-26-43

NOTICE OF PUBLIC HEARING

PERSUANT TO THE BRISTOL ZONING ORDINANCE

Notice is hereby given by the Zoning Board of Review
that a Public Hearing will be held in-person at:

Bristol Town Hall

10 Court Street, Bristol, RI 02809

Monday, October 5, 2026 at 7:00 p.m.

In regards to the petition of:

Applicant: Kathleen Keating and John Oliver

Owner of Record: John S. Oliver and Kathleen A. Keating

Location: 35 BURTON ST , BRISTOL, RI, 02809

Plat: 15 Lot: 73

Zoning District: R-6

Applicant is requesting a **Dimensional Variance** to:

construct an approximate 18ft. x 19ft. accessory shed and bedroom structure within the footprint of a previously existing accessory shed structure, with 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 website at <https://bristol-ri.municodemeetings.com/>. 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.



Zoning Board of Review Application
Town of Bristol

Record ID: ZBR-26-43

35 Burton St. 15 73

September 2, 2026

Applicant

Name of Applicant	Kathleen Keating and John Oliver
Who is Submitting this Application	Owner
	If other, Describe:
Owner's Name (If Different than Applicant)	

Location for Application

Property Type	Both		
Zoning District	R-6		
Address, Plat, Lot	Address	Plat	Lot
	35 Burton St.	15	73

Type of Application

Application Type	Dimensional Variance
Proposed	Other (Lot coverage, Parking, etc.)
	If other, Detail: Reconstruct Existing Shed
New Building Type	
	If other, Detail:

Size of Proposed Building(s)/Addition(s) (If applicable)

Total Square Footage	342 feet
Width in Feet	19 feet
Length in Feet	18 feet
Height Above Grade	19 feet
Number of Stories	2

Setbacks

Front Yard in Feet	0 feet
Rear Yard in Feet	0 feet
Left Side Yard in Feet	0 feet
Right Side Yard in Feet	5 feet
Height in Feet	0 feet

Extension Request	
Date of Original Extension	
Date of First Extension	

Provisions of Zoning Ordinance (If Known)

Ordinance Section 28-111, Table B
Side setback required for an accessory structure in an R-6 is 6'-0".
The existing shed footprint is currently 10" to 1'-4" from the right side property line (and we wish to maintain exactly the same footprint size and location).

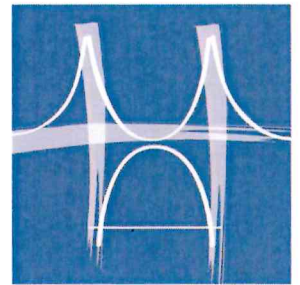
Describe the extent of the proposed alterations and the reasons for the requesting relief

Reconstruct the existing shed with the same footprint and location per the latest plans that were already approved by the HDC and for which we have a building permit. This design is compliant with Zoning, however the construction went beyond the work that

was previously approved and is now closer to a full demolition. Only the East wall was salvaged based on the poor structural conditions of the existing structure and framing. The portion of the shed that exists within the setback will maintain the same East wall location and roofline as the existing shed. Only the portion of the shed that is not within the side setback will be expanded. This design is different than the previous design that was denied at the September 2025 Zoning Hearing. We are trying to comply with Zoning, but the existing structure was not able to be salvaged (including the sub-standard foundation).

Existing Lot Specifications	
Current Use of Premises	Residential
	If other, explain:
Number of Units	
Lot Area	6,746
Lot Frontage	50
Lot Depth	136

Existing Buildings & Structures		
Structure: Accessory	Square Footage: 342	Building/Structure Detail if Other: Shed
Structure: Primary Residence	Square Footage: 1,550	Building/Structure Detail if Other:



Project:
Keating Oliver Shed
35 Burton St
Bristol, RI 02809

Date:
September 14, 2026

ZONING APPLICATION REVISION REQUEST

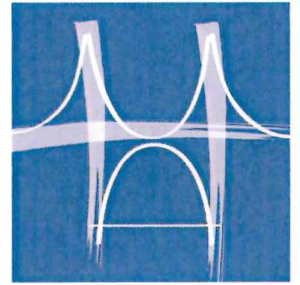
Dear Mr. Tanner,

Regarding our recent online application for a dimensional variance for the shed located at 35 Burton St, please amend our application as we discussed to accurately reflect the existing footprint dimensions from the East side property line. The SouthEast corner of the shed is 10" from the property line, and the NorthEast corner of the shed is 1'-4" from the property line. I'm also attaching a Site Survey (as performed by registered land surveyor, John Barker) that accurately depicts these dimensions. Please update our Zoning application to reflect these existing conditions.

Thank you so much,

Architect of Record
Melissa R. Hutchinson, R.A.
MH Architect, LLC
222 Narragansett Blvd. Ste. 3
Portsmouth, RI 02871
(401) 559-1957
melissa@mharchitect.com





Project:
Keating Oliver Shed
35 Burton St
Bristol, RI 02809

Date:
September 14, 2026

ZONING APPLICATION REVISION REQUEST- EXISTING PHOTOS

1. Front of house: to the right you can see a bit of our driveway and the East neighbor's home.



2. East side of our house, driveway, the fence gate to the backyard, the shed beyond that, our fence on the East property line, and the east neighbor's house on the other side of the fence.



3. Shed, the shed overhang, and the view into our back yard including the large Norway Spruce on the west side of the yard which takes up a considerable amount of space. This photo was taken just inside the fence gate at the end of our driveway.

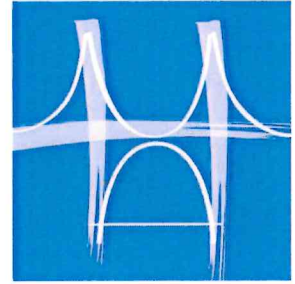


4. Back yard which illustrates the position of the shed, the shed overhang, and the house and the fence gate and the driveway beyond the fence. It also shows a sliver of our east neighbor's home on the left side of the photo.



5. Close-up view of the shed overhang, the house and the garden, and the distance from the shed overhang to the house. It also shows the "pinch point" between the house and the shed.





Project:
Keating / Oliver Shed
35 Burton St.
Bristol, RI 02809

September 4, 2026

Construction Photos

The following photos were taken by the GC (Millard, Inc.) at the beginning of the project to demonstrate the existing East wall to remain in place (within the required 6'-0" side setback).



Scaffolding placed to support existing East wall (to the right)



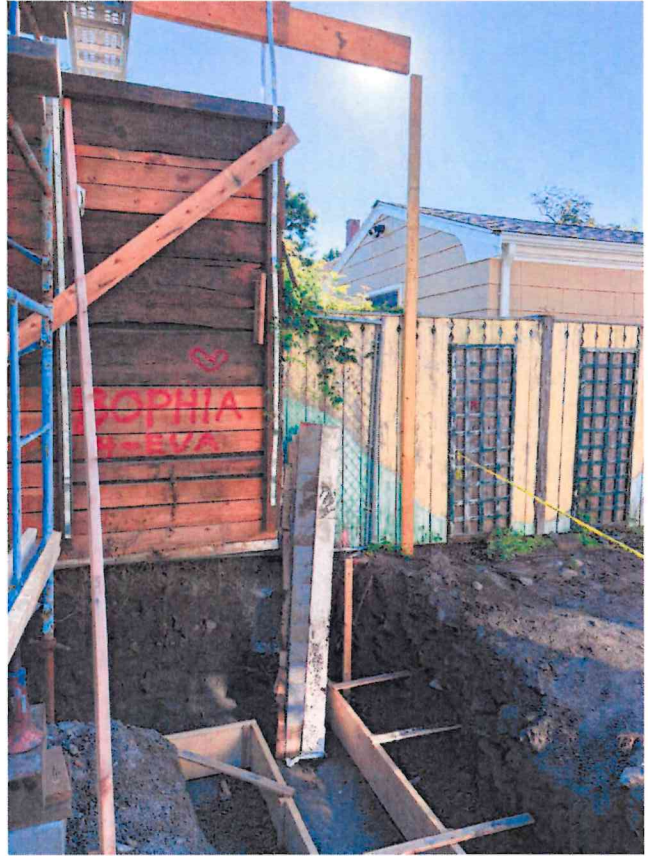
Existing East wall as viewed from the backyard



Existing East wall as viewed from the neighboring property



North existing wall to remain



South existing wall (where door opening is)



Excavation for footing



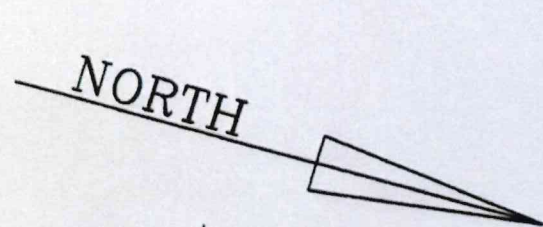
Scaffolding structure used to maintain existing walls in place

Melissa R. Hutchinson

Architect of Record

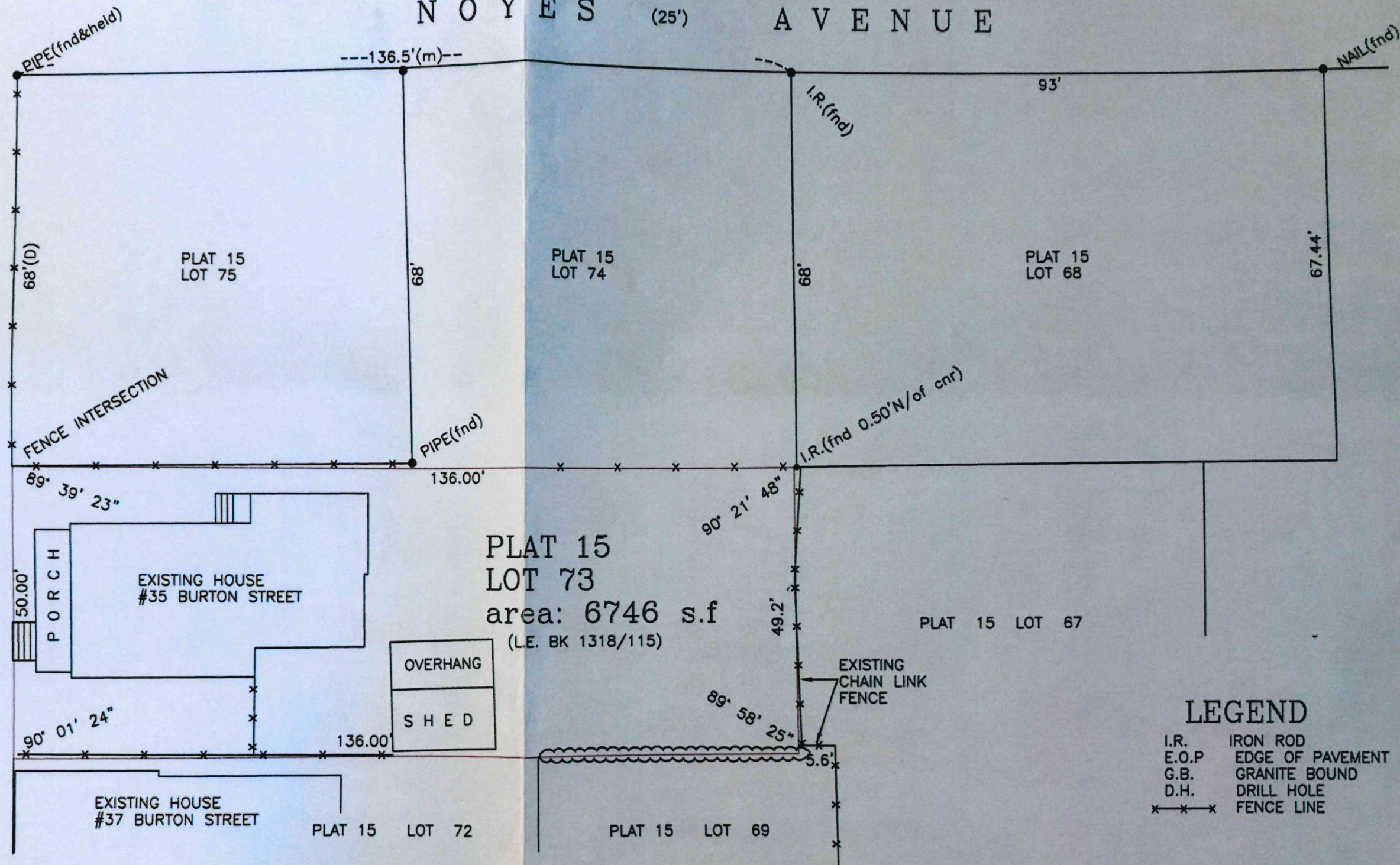
Melissa R. Hutchinson, R.A.

melissa@mharchitect.com · 222 Narragansett Blvd. Ste.3 · Portsmouth, RI 0287 · 401.559.1957 · mharchitect.com



BURTON STREET

NOYES AVENUE (25')



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 AS FOLLOWS:
TYPE OF BOUNDARY SURVEY: 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 EXISTING CONDITIONS WITHIN THE SURVEYED BOUNDARY LINES.

JOHN J. BARKER, JR.

No. 1885

REGISTERED
PROFESSIONAL
LAND SURVEYOR

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

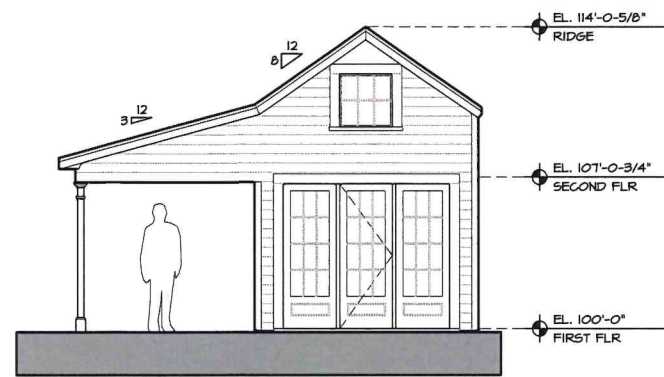
S I T E P L A N

for

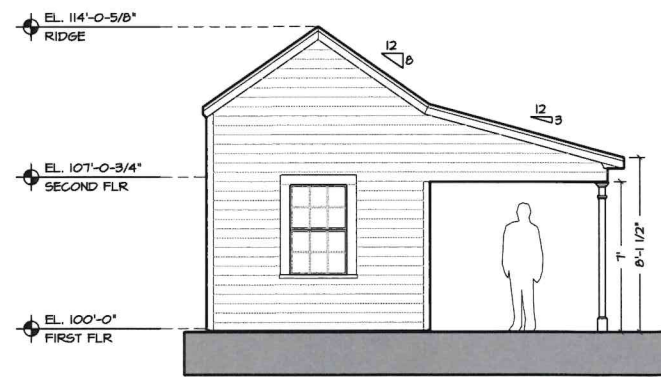
John S. Oliver & Kathleen Anne Keating

PLAT 15 LOT 73 35 BURTON STREET BRISTOL R.I. 02809

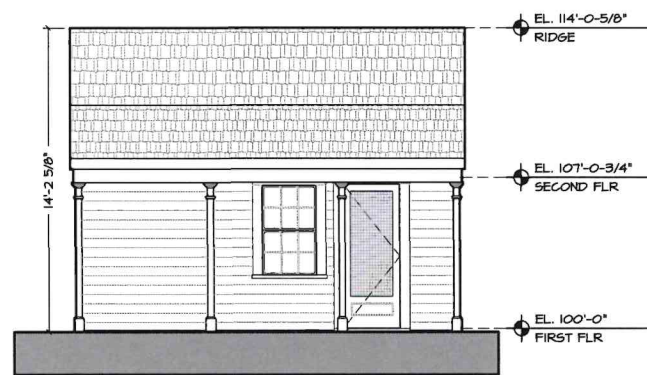
SCALE 1"=20' DATE : 7/10/2022 DWN BY: JJB DWG # 220503-794



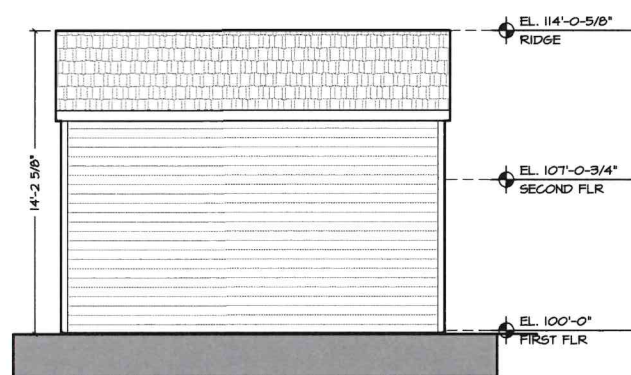
4 EXISTING SOUTH ELEVATION
SCALE: 1/4" = 1'-0"



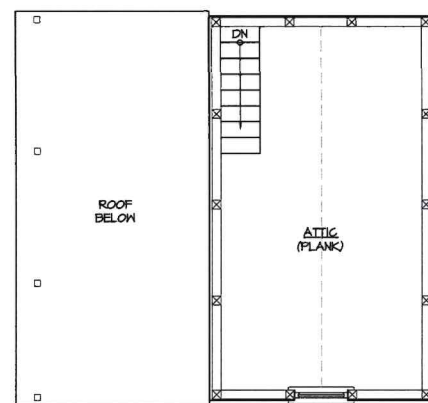
5 EXISTING NORTH ELEVATION
SCALE: 1/4" = 1'-0"



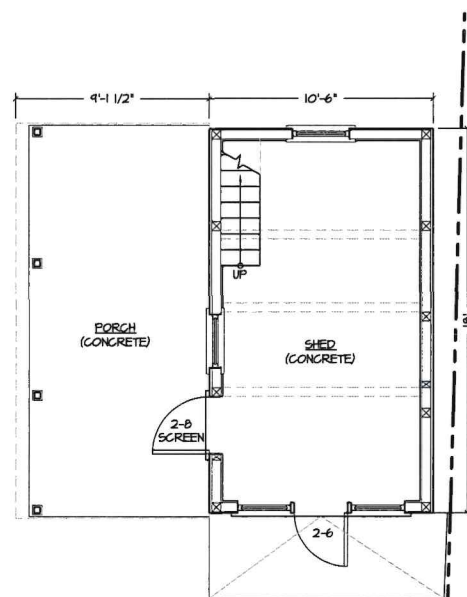
6 EXISTING WEST ELEVATION
SCALE: 1/4" = 1'-0"



7 EXISTING EAST ELEVATION
SCALE: 1/4" = 1'-0"

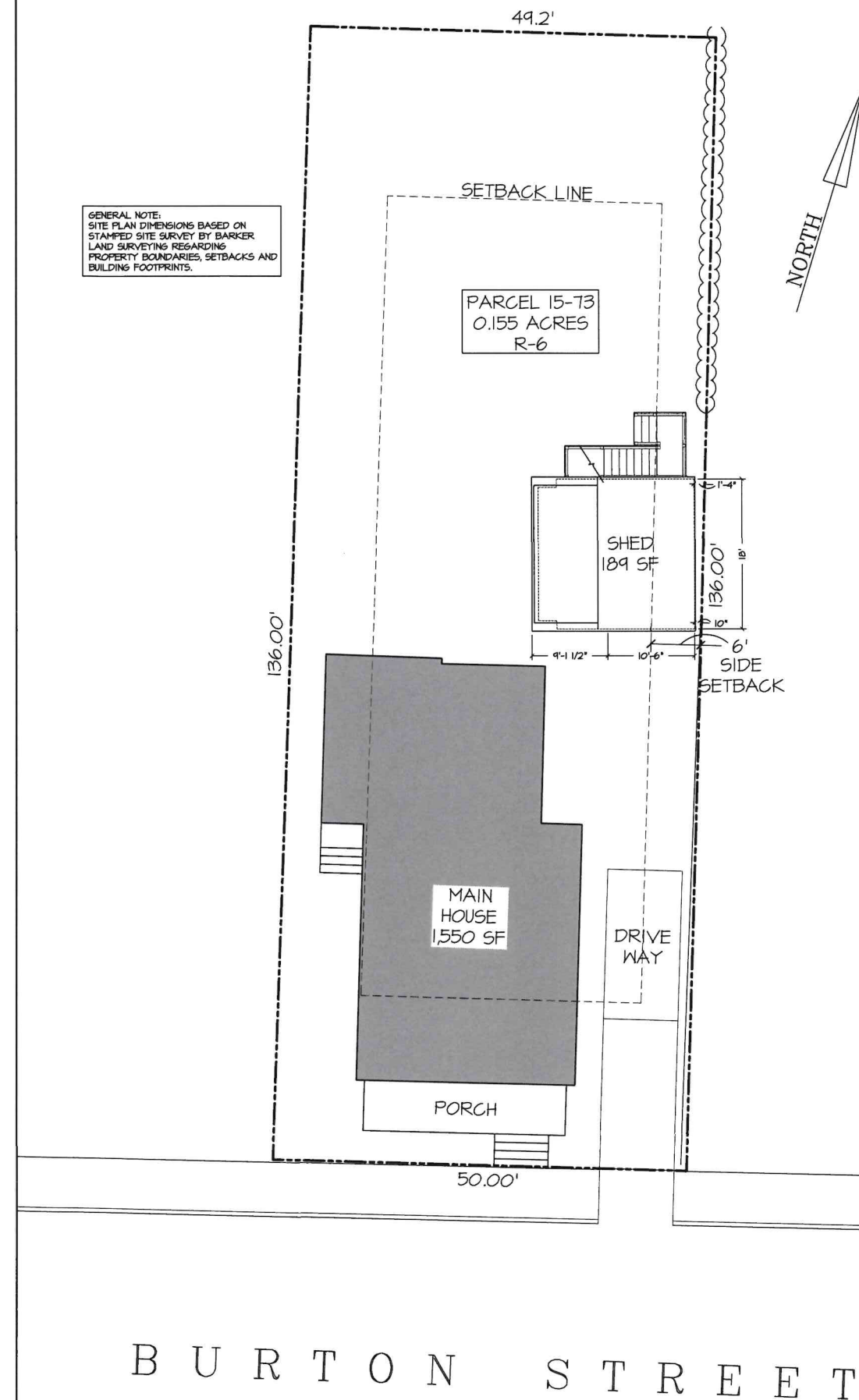


2 EXISTING SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"



1 EXISTING FIRST FLOOR PLAN
SCALE: 1/4" = 1'-0"

GENERAL NOTE:
SITE PLAN DIMENSIONS BASED ON
STAMPED SITE SURVEY BY BARKER
LAND SURVEYING REGARDING
PROPERTY BOUNDARIES, SETBACKS AND
BUILDING FOOTPRINTS.



3 PROPOSED SITE PLAN
SCALE: 1/8" = 1'-0"

MH Architect, LLC
203 Hooper Street
Tiverton, RI 02878
401.559.1957
mharchitect.com

Revisions			
No.	Date	Description	Initials

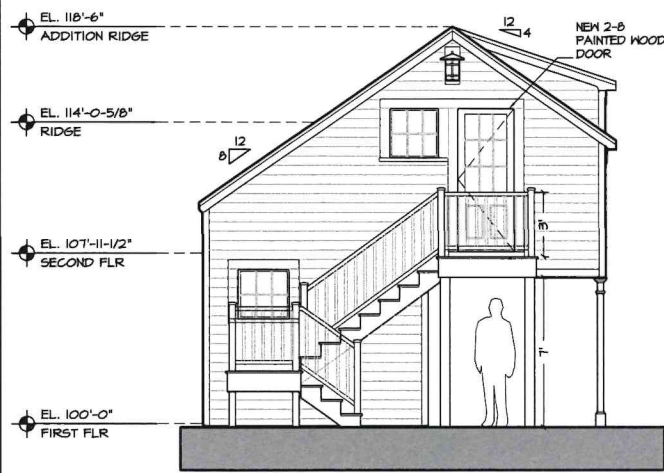
KEATING / OLIVER
SHED RENOVATION
35 BURTON STREET
BRISTOL, RI 02809

Issued for construction
Issued on 2/27/2026

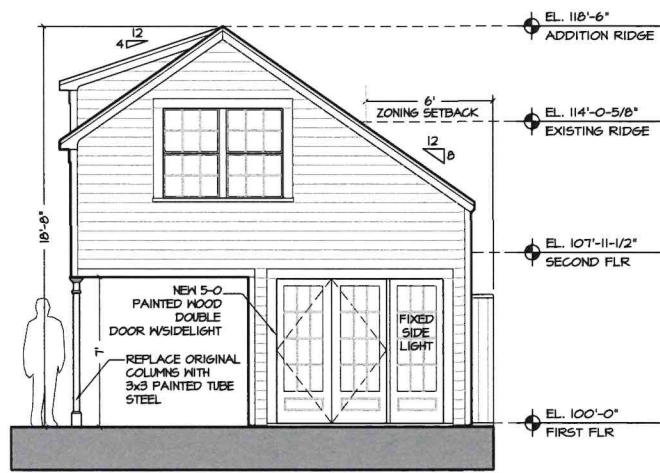
Drawing Title
PROPOSED SITE PLAN, EXISTING FLOOR PLANS
AND EXISTING EXTERIOR ELEVATIONS

Date February 27, 2026 Scale AS NOTED

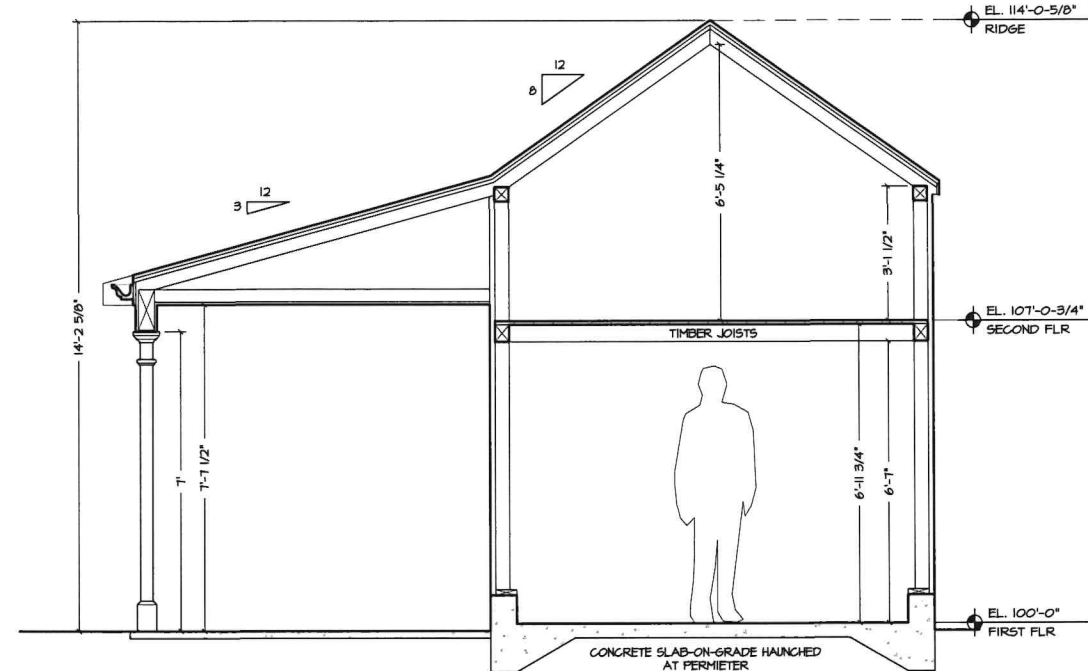
Drawing Number
X1.0



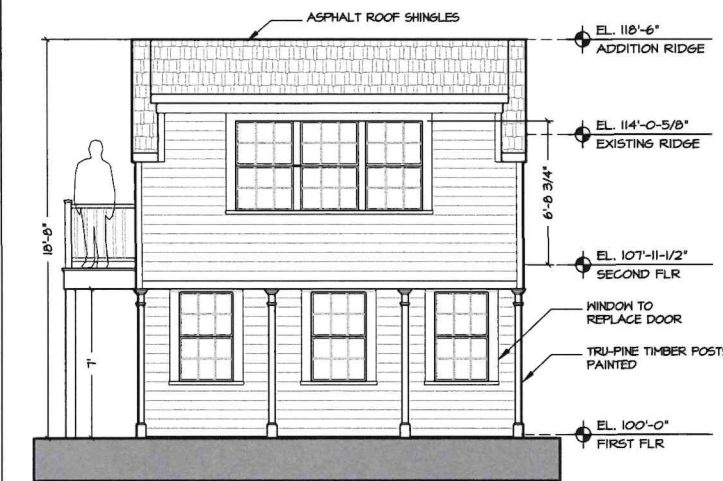
6 PROPOSED NORTH ELEVATION
SCALE: 1/4" = 1'-0"



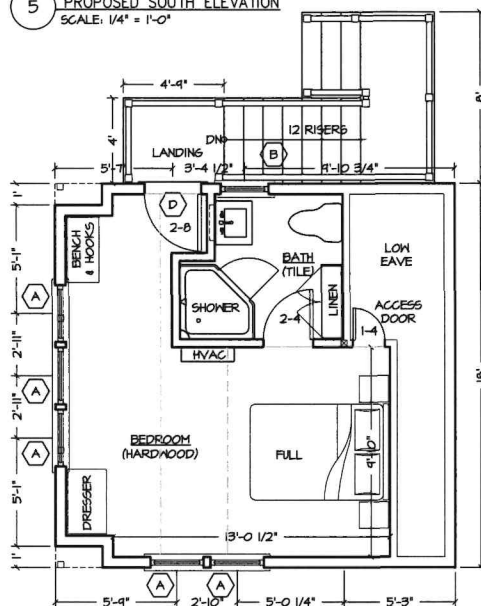
5 PROPOSED SOUTH ELEVATION
SCALE: 1/4" = 1'-0"



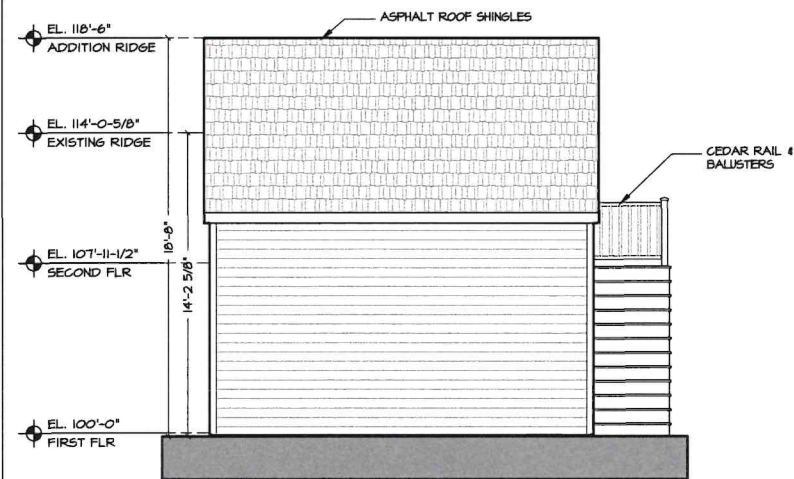
1 EXISTING CROSS SECTION
SCALE: 1/2" = 1'-0"



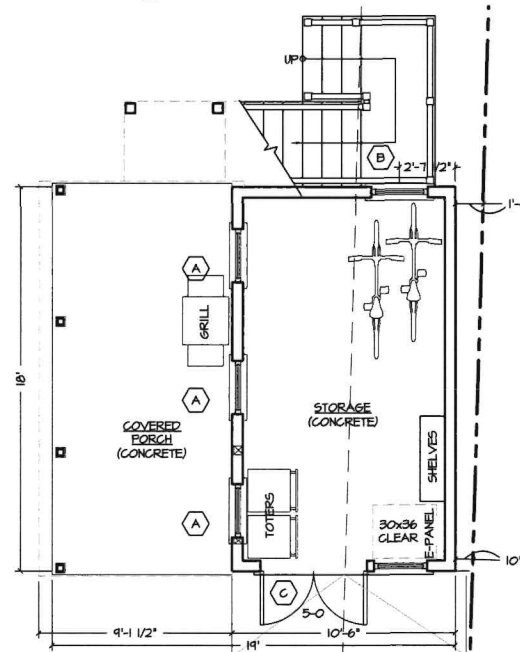
7 PROPOSED WEST ELEVATION
SCALE: 1/4" = 1'-0"



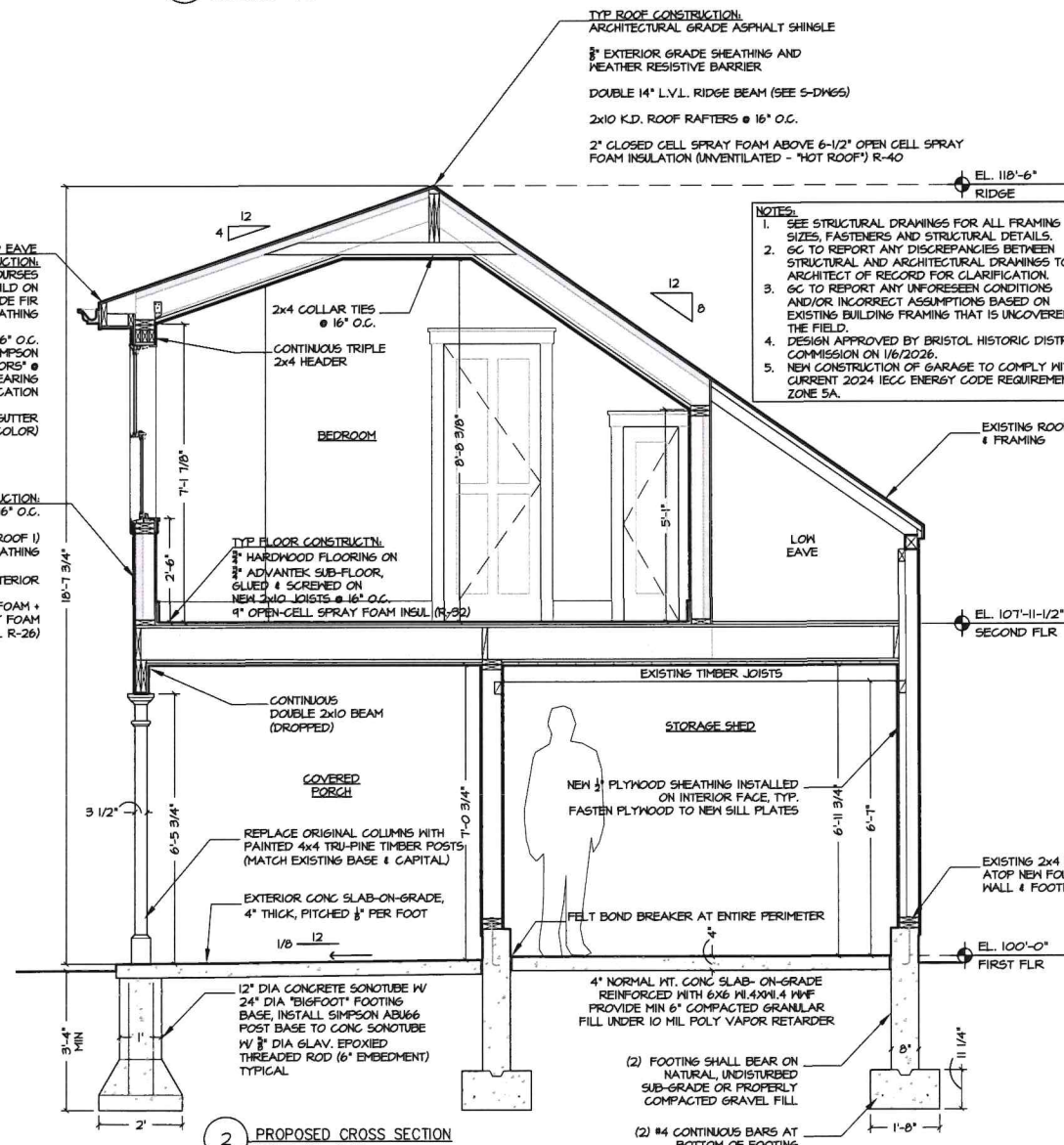
4 PROPOSED SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"



8 PROPOSED EAST ELEVATION
SCALE: 1/4" = 1'-0"



3 PROPOSED FIRST FLOOR PLAN
SCALE: 1/4" = 1'-0"



2 PROPOSED CROSS SECTION
SCALE: 1/2" = 1'-0"



MH Architect, LLC

203 Hooper Street
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Revisions

No.	Date	Description	Initials

**KEATING / OLIVER
SHED RENOVATION
35 BURTON STREET
BRISTOL, RI 02809**

Drawing Status
ISSUED FOR CONSTRUCTION
Issued on 2/27/2026

Drawing Title
EXISTING AND PROPOSED CROSS SECTIONS,
PROPOSED EXTERIOR ELEVATIONS AND FLOOR
PLANS

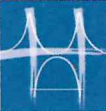
Date February 27, 2026 Scale AS NOTED

Drawing Number

A1.0



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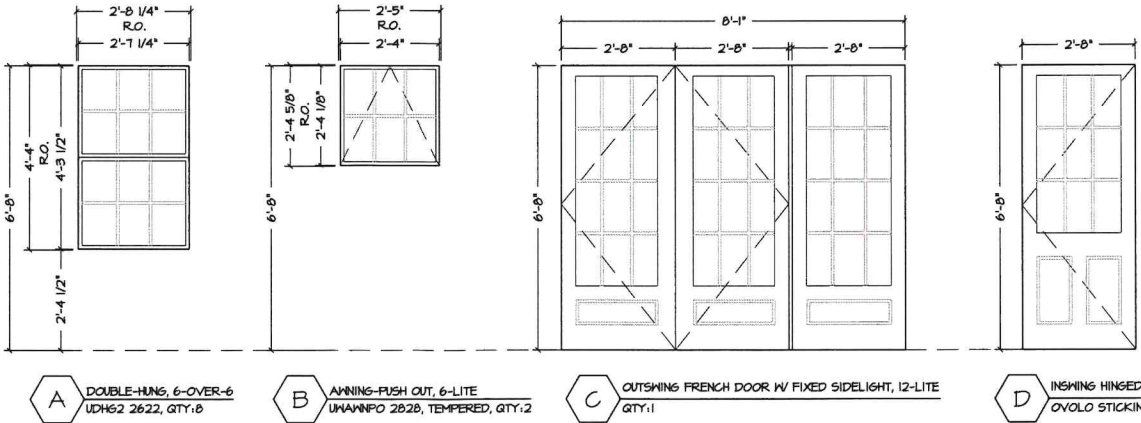
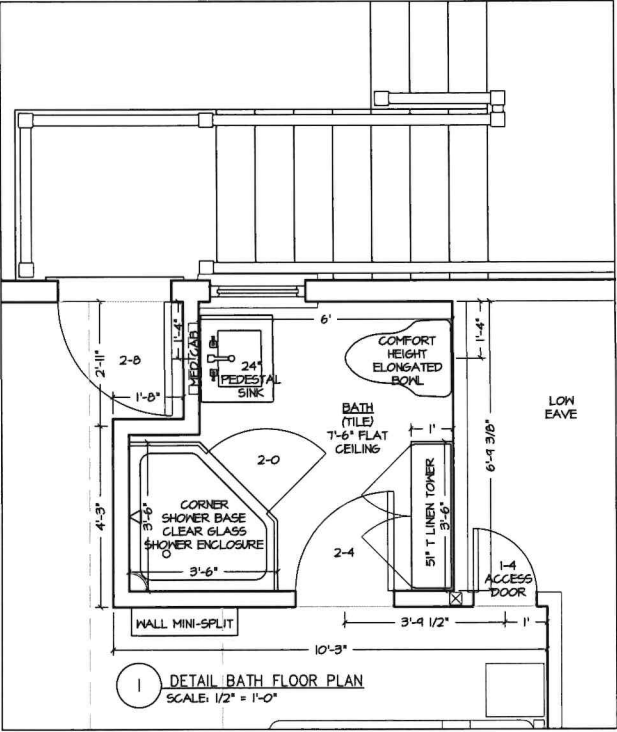
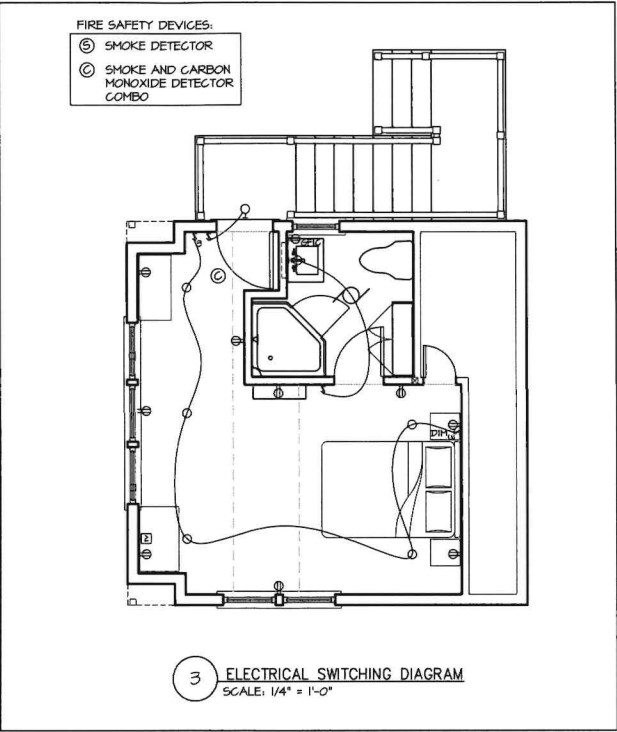
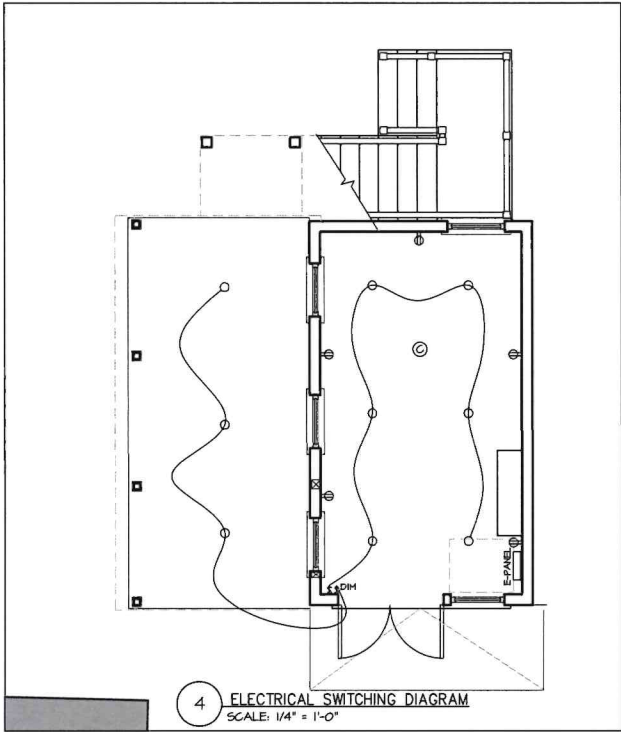


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Revisions

No.	Date	Description	Initials

KEATING / OLIVER
SHED RENOVATION
35 BURTON STREET
BRISTOL, RI 02809



- WINDOW NOTES:
- ALL WINDOWS TO BE MARVIN ULTIMATE 62 SERIES WITH SDL, SIMULATED DIVIDED LITES. WINDOWS TO BE PRE-PRIMED PINE INTERIOR.
 - ALL WINDOWS TO HAVE HALF SCREENS.
 - ALL DOORS TO BE BROSCO SIMPSON NANTUCKET COLLECTION, WITH NO FACE PINS, LOW-E ARGON INSULATING GLASS, SHAKER STICKING AND SDL. DOORS TO BE PAINTED BLACK* TO MATCH MAIN HOUSE.
 - ALL WINDOW HARDWARE & LOCKS TO BE POLISHED CHROME.
 - ALL WINDOWS TO BE DP-50, DESIGN PRESSURE RATED.
 - ALL WINDOWS TO HAVE A U-FACTOR OF 0.27 OR LOWER USING LOW-E2 ARGON INSULATING GLASS.

drawing status
ISSUED FOR CONSTRUCTION
Issued on 2/27/2025

Drawing Title

DETAIL BATH FLOOR PLAN, WINDOW AND DOOR TYPES, ELECTRICAL SWITCHING DIAGRAM ON SECOND FLOOR REFLECTED CEILING PLAN SHOWING FIRE SAFETY DEVICES

Date
February 27, 2025

Scale
AS NOTED

Drawing Number

A2.0



35 Burton St, Bristol, RI

Map/Lot: 15-73

1 inch = 23 Feet



www.cai-tech.com

September 15, 2026



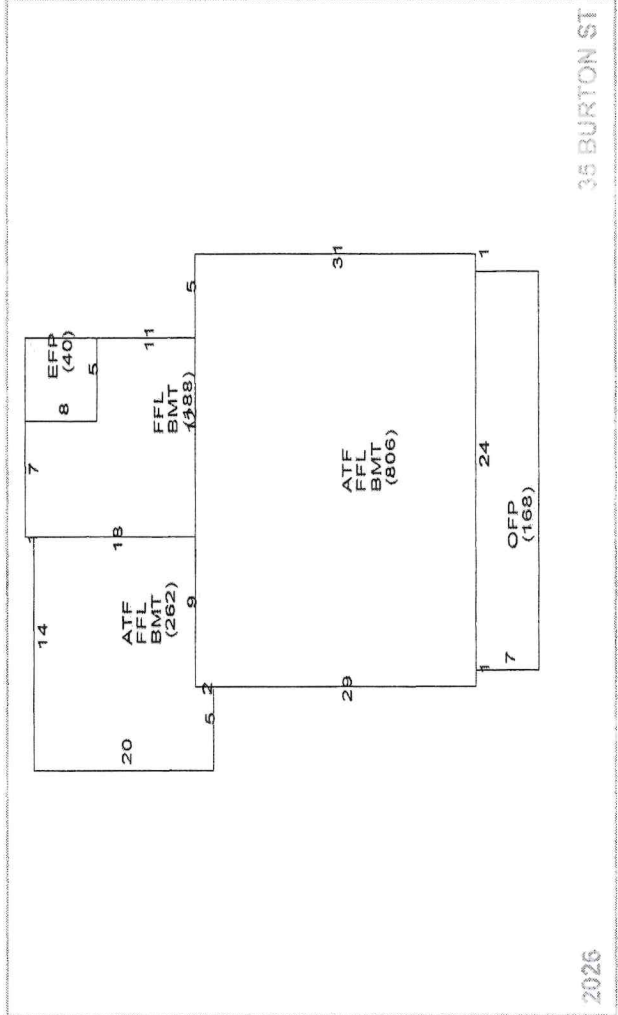
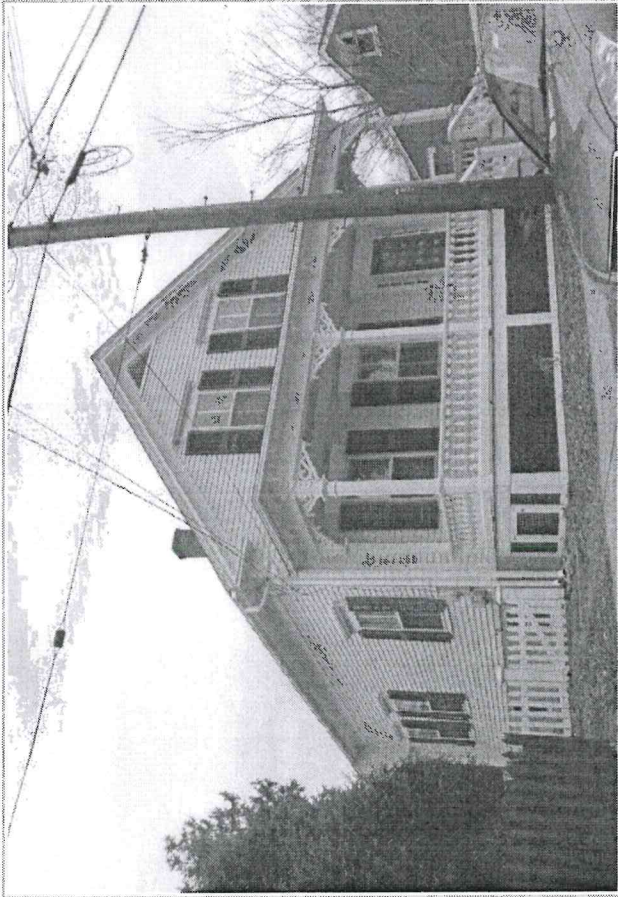
Data shown on this map is provided for planning and informational purposes only. The municipality and CAI Technologies are not responsible for any use for other purposes or misuse or misrepresentation of this map.

Owner		Owner Account #:	15-1665-99	% Owned
Owner 1	OLIVER, JOHN S.			
Owner 2	KEATING, KATHLEEN A. TE			0.00
Owner 3				0.00
Address		35 BURTON ST, BRISTOL, RI 02809-0000		

Previous Owners & Sales Information				
Grantor	Date	Sale Price	Leg Ref	Deed Type
35 BURTON ST. LLC	08/25/2006	620,000	1318-115	W
GANCZ, STEPHEN J. JR. ET	09/24/2003	0	1056-18	T
GANCZ, STEPHEN & JOSEPHINE	10/01/1996	0	588-180	Q
FAIRA, AURELIA & MARIA	01/01/1955	0	127-215	
FARIA, MARIA N.	01/01/1946	0	113-430	

Assessment				
Use Code	Bldg Value	SF/YI Value	Land Size	Land Value
27	513,600	3,000	0.15	269,400
TOTAL	513,600	3,000	0.15	269,400
Source > Mkt Adj Cost		VAL per SQ Unit/Card >	249.75	VAL per SQ Unit/Parcel > 249.75

Previous Assessments				
Year	LUC	Building	SF/YI	Land
2026	27	513,600	3,000	0
2025	27	513,600	3,000	0
2024	01	278,500	3,000	0
2023	01	272,500	3,000	0
2022	01	272,500	3,000	0
2021	01	225,600	3,000	0



Land Information						
Use Description	Units	Unit Type	Land Type	LT Fact	Unit Price	Adjusted
1 27 R Single Fz	0.13774	AC	P	1.00	1,842,000	1,864,382
2 27 R Single Fz	0.01713	AC	EX	0.20	1,842,000	735,552
3						
4						

Neigh	Inf 1	Inf 1 %	Inf 2	Inf 2 %	Inf 3	Inf 3 %	Appr Value	Spec Land	Juris	Fact	Use Value
I							266,800			1.00	0
I							12,600			1.00	0

► Building Information

Description	Story Height	1 1/2 Story Finisher	Description
BLDG Type	Convention	COM Units	0
RES Units	1	BMT Floor	Concrete
Foundation	Concrete	Frame 2	%
Frame 1	Wood	EXT Wall 2	%
EXT Wall 1	Clapboard	Roof Type 2	%
Roof Type 1	Gable	Roof Cover 2	%
Roof Cover 1	Asphalt Shir	INT Wall 2	%
INT Wall 1	Plaster	Floors 2	%
Floors 1	Hardwood	Color	
BMT Garages		Electrical	
Plumbing		INT vs EXT	
Insulation		Heat Type	Radiant Hot Water
Heat Fuel	Oil	% Heated	100
# Heat Sys		% A/C	
% Solar HW		% Vacuum	
% COM Wall		Ceiling Type	
Ceil HGHT		% Sprinkled	
Parking Type			
EXT View			

► Grade

Grade	Q4+	Q4+	Q4+
Year Built	1880	EFF Year	
Alt LUC		Alt %	0.00
► Depreciation			
Condition	GD	GD - Good	%
Functional		-	0.0
Economic		-	0.0
Special		-	0.0
OV		-	
Total Depreciation % > 27.0			
► Other Factors			
Flood Hazard	Topography	Street	Traffic
Bas \$/SQ	281.00	Size Adj	1.09
Constr Adj	1.01	Adj \$/SQ	307.98
Other Featrs	58,000	Grade Fac	1.09
Neigh Infl	1.00	Land Factor	1.00
Adj Total	695,389	Depreciation	187,755
Depr Total	507,634		

► Remodeling History

Additions	Plumbing	Electric	Heating	General
Interior	2022			
Exterior				
Kitchen				
Bath(s)				
Complex				
Location				
Tot Units				
FL Level				
# Floors				
Bldg Seq				

► Condo Data

Complex	
Location	
Tot Units	
FL Level	
# Floors	
Bldg Seq	

► Building Permits

Issue Date	Permit #	Closed Date	BP Type	Est. Cost	% Done	Status	Description/Directions
04/21/2026	BB-26-207		BLDG	0	0	Open	Demolish existing shed (except shoring up and saving the exterior wall near tl
05/08/2023	B56362		BLDG	6,750	100	Closed	Strip and Reshingle MAIN roof only. Possibly plywood replacement in that are;
05/27/2022	F54177		FNC	5,623	100	Closed	48 L.F. 5 foot high cedar flat board fence with cap on 5x5 cedar post with york
06/30/2021	M52433		MECH	2,530	100	Closed	replacing steel oil tank in basement
07/21/2016	456-16-B	09/08/2016	BLDG	1,000	100	Closed	REPLACE REAR DOOR OVERHANG
07/21/2016	B24547		BLDG	0	100	Closed	APPROVED BY BHDCEPLACE REARDOOR OVERHANG
01/22/2015	B29772		BLDG	0	100	Closed	REPLACE WINDOWS, CLOSE-UP TWO WALLS FOR NEW 5' X 6' MUD ROOM. I
01/22/2015	20-15-B	02/20/2015	BLDG	12,000	100	Closed	BUILD MUD RM 5 X 6 REPLACE WINDOWS CLOSE UP HALLS AND MOVE 1 Di

► Special Features & Yard Items

Use	Description	A	Y/S	Qty	Length	Width	SF Size	Quality	Condition	Year	Assessed Value
1	25	Open Porch	1	Y	1	18	8	144	3	AV	1,200
2	24	Encl Porch	1	Y	1	18	8	144	3	AV	1,800
3											
4											
5											
6											
7											
8											
9											
10											

► Room Counts by Floor

Units	# Rooms	# Bedrooms	Floor Level
1	1	8	4
2			
3			
4			
Totals	1	8	4

► Sub-Area Detail

Code	Description	Area	Fin. Area	Rate	Undep Val
FFL	1st FLOOR	1,256	1,256	307.98	386,823
ATF	FIN ATTIC	427	427	307.98	131,569
OFF	OPEN PORCH	168	0	12.57	2,112
BMT	BASEMENT	1,256	0	46.20	58,027
EPF	ENCL PORCH	40	0	36.01	1,440
Total		3,147	1,683		579,971

► Visit History

Date	Result	By
11/0/2025	REVIEW	MP
8/16/2021	REVIEW	
10/5/2018	REVIEW	
10/1/2018	MEASURED	
1/5/2008	LISTED	
1/2/2008	MEASURE	

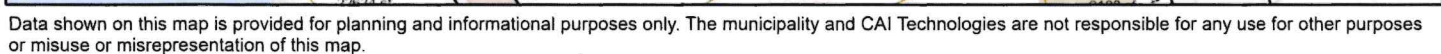
► Notes

PATIO HAS A ROOF - KITCHEN AND LAVETTS RENOVATED 12/03 EAS || 8/24/22 PER SURVEY ENV #735, LAND REDUCED TO 6,746 SF



CAI Technologies
Precision Mapping. Geospatial Solutions.

A horizontal scale bar with four segments labeled 0, 141, 282, and 423.





200 feet Abutters List Report

Bristol, RI
September 15, 2026

Subject Property:

Parcel Number: 15-73
CAMA Number: 15-73
Property Address: 35 BURTON ST

Mailing Address: OLIVER, JOHN S. KEATING, KATHLEEN
A. TE
35 BURTON ST
BRISTOL, RI 02809

Abutters:

Parcel Number: 15-57
CAMA Number: 15-57
Property Address: 115 HIGH ST

Mailing Address: DIGATI, GINA M. TRUSTEE
115 HIGH ST
BRISTOL, RI 02809

Parcel Number: 15-58
CAMA Number: 15-58
Property Address: 111 HIGH ST

Mailing Address: YOUNG, CHRISTOPHER M & LAUREN R
TE
PO BOX 215
BARTON, VT 05822

Parcel Number: 15-59
CAMA Number: 15-59
Property Address: 107 HIGH ST

Mailing Address: MELLO, FATIMA
107 HIGH ST
BRISTOL, RI 02809

Parcel Number: 15-60
CAMA Number: 15-60
Property Address: 24 NOYES AVE

Mailing Address: LAVOIE, ROXANNE L. LE GIUSTI,
GENNA L. & FORLEO, LYNETTE L. JT
24 NOYES AVE
BRISTOL, RI 02809

Parcel Number: 15-62
CAMA Number: 15-62
Property Address: 25 NOYES AVE

Mailing Address: GUILD, MITCHELL A & JUDITH TE
25 NOYES AVE
BRISTOL, RI 02809

Parcel Number: 15-63
CAMA Number: 15-63
Property Address: 23 NOYES AVE

Mailing Address: FERRATO, JAMES D. & FERRATO,
PAULA TRUSTEES (1/2) TC
23 NOYES AVE
BRISTOL, RI 02809

Parcel Number: 15-67
CAMA Number: 15-67
Property Address: 101 HIGH ST

Mailing Address: HOWE, DAVID & KATHLEEN TE
101 HIGH ST
BRISTOL, RI 02809

Parcel Number: 15-68
CAMA Number: 15-68
Property Address: 22 NOYES AVE

Mailing Address: HANNEY MICHAEL J. & PEGGY A. TE
22 NOYES AVE
BRISTOL, RI 02809

Parcel Number: 15-69
CAMA Number: 15-69
Property Address: 95 HIGH ST

Mailing Address: BENEVIDES, JOSEPH E.
9 VEADER FARM RD
REHOBOTH, MA 02769

Parcel Number: 15-70
CAMA Number: 15-70
Property Address: 93 HIGH ST

Mailing Address: CAITO, DOUGLAS A. & ELIZABETH S. TE
93 HIGH ST
BRISTOL, RI 02809



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200 feet Abutters List Report

Bristol, RI
September 15, 2026

Parcel Number: 15-71 CAMA Number: 15-71 Property Address: 87 HIGH ST	Mailing Address: AYERLE, ROBERT A. & CHRISTINE 725 SKIPPACK PK STE 340 BLUE BELL, PA 19422-1752
Parcel Number: 15-72 CAMA Number: 15-72 Property Address: 37 BURTON ST	Mailing Address: BROUGHAL, KELLY & MEANDRO, TIMOTHY TE 37 BURTON ST BRISTOL, RI 02809
Parcel Number: 15-73 CAMA Number: 15-73 Property Address: 35 BURTON ST	Mailing Address: OLIVER, JOHN S. KEATING, KATHLEEN A. TE 35 BURTON ST BRISTOL, RI 02809
Parcel Number: 15-74 CAMA Number: 15-74 Property Address: 8 NOYES AVE	Mailing Address: CITO, JEFFREY D & KELLY, STEPHANIE JT 8 PARK AVE WAPPINGERS, NY 12590
Parcel Number: 15-75 CAMA Number: 15-75 Property Address: 29 BURTON ST	Mailing Address: HIGH STREET HOMES, LLC 118 HIGH ST BRISTOL, RI 02809
Parcel Number: 15-76 CAMA Number: 15-76 Property Address: 11 NOYES AVE	Mailing Address: READ, CLARA E & HURD, JAY B - TRUSTEES CLARA E READ & JAY B HURD TRUST 11 NOYES AVE BRISTOL, RI 02809
Parcel Number: 15-77 CAMA Number: 15-77 Property Address: 23 BURTON ST	Mailing Address: BECKMAN, ANNA E COHEN, JESSE P TE 23 BURTON ST BRISTOL, RI 02809
Parcel Number: 15-78 CAMA Number: 15-78 Property Address: 17 BURTON ST	Mailing Address: STEPHENS, MARK S & SUZETTE R TE 17 BURTON ST BRISTOL, RI 02809
Parcel Number: 15-79 CAMA Number: 15-79 Property Address: 15 BURTON ST	Mailing Address: DAWSON, THOMAS A & LEE H TE 15 BURTON ST BRISTOL, RI 02809
Parcel Number: 15-85 CAMA Number: 15-85 Property Address: HOPE ST	Mailing Address: STERLING, CAROL A. TRUSTEE 190 HOPE ST BRISTOL, RI 02809
Parcel Number: 15-89 CAMA Number: 15-89 Property Address: NOYES AVE	Mailing Address: FORD, DAVID STRATTON, NANCY ETUX 11 BURTON ST BRISTOL, RI 02809
Parcel Number: 16-1 CAMA Number: 16-1 Property Address: 85 HIGH ST	Mailing Address: JACOBS, DAVID LAURA TE 85 HIGH ST BRISTOL, RI 02809



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200 feet Abutters List Report

Bristol, RI
September 15, 2026

Parcel Number: 16-11 CAMA Number: 16-11 Property Address: 29 BURNSIDE ST	Mailing Address: TAVARES FAMILY INCOME-ONLY IRREVOCABLE TRUST 29 BURNSIDE ST BRISTOL, RI 02809
Parcel Number: 16-12 CAMA Number: 16-12 Property Address: 25 BURNSIDE ST	Mailing Address: FANTINI, JOANNE 169 HOPE ST BRISTOL, RI 02809
Parcel Number: 16-2 CAMA Number: 16-2 Property Address: 36 BURTON ST	Mailing Address: SANTOLUPO, MICHAEL J. & SANTOLUPO, KAREN R. CO-TRUSTEES 36 BURTON ST BRISTOL, RI 02809
Parcel Number: 16-3 CAMA Number: 16-3 Property Address: 34 BURTON ST	Mailing Address: GUCK, LARS & VICTORIA TE 34 BURTON ST BRISTOL, RI 02809
Parcel Number: 16-4 CAMA Number: 16-4 Property Address: 26 BURTON ST	Mailing Address: SIOBHAN HOLDINGS, LLC 207 LAMMS MILL RD WERNERSVILLE, PA 19565
Parcel Number: 16-5 CAMA Number: 16-5 Property Address: 24 BURTON ST	Mailing Address: WROBLEWSKI, ALAN F & LORING, MARIA L - TRUSTEES LORING WROBLEWSKI TRUST 24 BURTON ST BRISTOL, RI 02809
Parcel Number: 16-6 CAMA Number: 16-6 Property Address: 22 BURTON ST	Mailing Address: AUSTIN, EDWARD A III TRUSTEE EDWARD A AUSTIN III REVOCABLE LIVING TRUST C/O 45 HIGH ST BRISTOL, RI 02809
Parcel Number: 16-7 CAMA Number: 16-7 Property Address: 16 BURTON ST	Mailing Address: 16 BURTON ST LLC C/O SERAPHIN & MARJORIE DAPONT 65 VARNUM AVE BRISTOL, RI 02809
Parcel Number: 16-8 CAMA Number: 16-8-001 Property Address: 19 BURNSIDE ST	Mailing Address: HH ACQUISITIONS LLC 19 BURNSIDE ST BRISTOL, RI 02809
Parcel Number: 16-8 CAMA Number: 16-8-002 Property Address: 17 BURNSIDE ST	Mailing Address: HERRESHOFF MARINE MUSEUM P. O. BOX 450 BRISTOL, RI 02809
Parcel Number: 16-8 CAMA Number: 16-8-003 Property Address: 1 BURNSIDE ST	Mailing Address: HERRESHOFF MARINE MUSEUM P. O. BOX 450 BRISTOL, RI 02809
Parcel Number: 16-9 CAMA Number: 16-9 Property Address: 69 HIGH ST	Mailing Address: LOTUFF, MARY M. 118 HIGH STREET BRISTOL, RI 02809



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200 feet Abutters List Report

Bristol, RI
September 15, 2026

Parcel Number: 20-34
CAMA Number: 20-34
Property Address: 106 HIGH ST

Mailing Address: FORREST, KATHRYN M.
106 HIGH ST
BRISTOL, RI 02809

Parcel Number: 20-46
CAMA Number: 20-46
Property Address: 100 HIGH ST

Mailing Address: DUEMACK PROPERTIES, LLC
11 HOPE ST
BRISTOL, RI 02809

Parcel Number: 20-47
CAMA Number: 20-47
Property Address: 96 94 HIGH ST

Mailing Address: MELLO, STEPHEN A.
PO BOX 522
BRISTOL, RI 02809

Parcel Number: 20-49
CAMA Number: 20-49
Property Address: 90 HIGH ST

Mailing Address: TIHEN, CAROL H. TRUSTEE
90 HIGH ST
BRISTOL, RI 02809



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16 BURTON ST LLC
C/O SERAPHIN & MARJORIE D
65 VARNUM AVE
BRISTOL, RI 02809

DUEMACK PROPERTIES, LLC
11 HOPE ST
BRISTOL, RI 02809

HIGH STREET HOMES, LLC
118 HIGH ST
BRISTOL, RI 02809

AUSTIN, EDWARD A III TRUS
EDWARD A AUSTIN III REVOC
C/O 45 HIGH ST
BRISTOL, RI 02809

FANTINI, JOANNE
169 HOPE ST
BRISTOL, RI 02809

HOWE, DAVID & KATHLEEN TE
101 HIGH ST
BRISTOL, RI 02809

AYERLE, ROBERT A. & CHRIS
725 SKIPPACK PK STE 340
BLUE BELL, PA 19422-1752

FERRATO, JAMES D. &
FERRATO, PAULA TRUSTEES (
23 NOYES AVE
BRISTOL, RI 02809

JACOBS, DAVID
LAURA TE
85 HIGH ST
BRISTOL, RI 02809

BECKMAN, ANNA E
COHEN, JESSE P TE
23 BURTON ST
BRISTOL, RI 02809

FORD, DAVID
STRATTON, NANCY ETUX
11 BURTON ST
BRISTOL, RI 02809

LAVOIE, ROXANNE L. LE
GIUSTI, GENNA L. & FORLEO
24 NOYES AVE
BRISTOL, RI 02809

BENEVIDES, JOSEPH E.
9 VEADER FARM RD
REHOBOTH, MA 02769

FORREST, KATHRYN M.
106 HIGH ST
BRISTOL, RI 02809

LOTUFF, MARY M.
118 HIGH STREET
BRISTOL, RI 02809

BROUGHAL, KELLY & MEANDRO
37 BURTON ST
BRISTOL, RI 02809

GUCK, LARS & VICTORIA TE
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BRISTOL, RI 02809

MELLO, FATIMA
107 HIGH ST
BRISTOL, RI 02809

CAITO, DOUGLAS A. & ELIZA
93 HIGH ST
BRISTOL, RI 02809

GUILD, MITCHELL A &
JUDITH TE
25 NOYES AVE
BRISTOL, RI 02809

MELLO, STEPHEN A.
PO BOX 522
BRISTOL, RI 02809

CITO, JEFFREY D &
KELLY, STEPHANIE JT
8 PARK AVE
WAPPINGERS, NY 12590

HANNEY MICHAEL J. & PEGGY
22 NOYES AVE
BRISTOL, RI 02809

OLIVER, JOHN S.
KEATING, KATHLEEN A. TE
35 BURTON ST
BRISTOL, RI 02809

DAWSON, THOMAS A &
LEE H TE
15 BURTON ST
BRISTOL, RI 02809

HERRESHOFF MARINE MUSEUM
P. O. BOX 450
BRISTOL, RI 02809

READ, CLARA E & HURD, JAY
CLARA E READ & JAY B HURD
11 NOYES AVE
BRISTOL, RI 02809

DIGATI, GINA M. TRUSTEE
115 HIGH ST
BRISTOL, RI 02809

HH ACQUISITIONS LLC
19 BURNSIDE ST
BRISTOL, RI 02809

SANTOLUPO, MICHAEL J. &
SANTOLUPO, KAREN R. CO-TR
36 BURTON ST
BRISTOL, RI 02809

SIOBHAN HOLDINGS, LLC
207 LAMMS MILL RD
WERNERSVILLE, PA 19565

STEPHENS, MARK S & SUZETT
17 BURTON ST
BRISTOL, RI 02809

STERLING, CAROL A. TRUSTE
190 HOPE ST
BRISTOL, RI 02809

TAVARES FAMILY INCOME-ONL
29 BURNSIDE ST
BRISTOL, RI 02809

TIHEN, CAROL H. TRUSTEE
90 HIGH ST
BRISTOL, RI 02809

WROBLEWSKI, ALAN F & LORI
LORING WROBLEWSKI TRUST
24 BURTON ST
BRISTOL, RI 02809

YOUNG, CHRISTOPHER M &
LAUREN R TE
PO BOX 215
BARTON, VT 05822