



CITY OF WARWICK
ZONING BOARD OF REVIEW
WARWICK, RHODE ISLAND 02886
(401) 738-2000

POSTED FEBRUARY 1, 2016

MEETING NOTICE
CITY OF WARWICK
ZONING BOARD OF REVIEW

DATE: TUESDAY, FEBRUARY 16, 2016

TIME: 6:00 P.M.

LOCATION: WARWICK CITY HALL
CITY COUNCIL CHAMBERS TOP FLOOR
3275 POST ROAD
WARWICK, RI 02886

Petition #10362

Ward 7

73 Melbourne Road

The petition of Marc Beylerian & Amornrat Vasharasuksilpa, 73 Melbourne Road, Warwick, RI, for a dimensional variance to construct an 8' x 10' second floor deck (roof deck) with less than required front yard setback, northerly side of Melbourne Road (73), Warwick, RI, Assessor's Plat 367, Lot 105, zoned Residential A-7.

Petition #10363

Ward 9

101 Beachwood Drive

The petition of E. Winfield Platt, III & Cynthia Platt, 104 Beachwood Drive, Warwick, RI, for a request for a dimensional variance to construct a single story 18' x 15.7' addition to existing dwelling, proposed addition having less than required front yard and rear yard setbacks, westerly corner of Beachwood Drive (101) & Lakedell Drive., Warwick, RI, AP 203, Lot 40, zoned Residential. A-10.

Petition #10364

Ward 8

650 Bald Hill Road

The petition of AMCB Rhode Island Mall Owner, LLC, 2701 North Charles Street, Baltimore, MD, for a request for a dimensional variance/use variance/special use permit to construct a freestanding ground sign higher and larger than allowed by ordinance, with less than required setback from property line, abutting mall property containing more than one freestanding ground sign, northerly side of East Avenue and easterly side of Bald Hill Road (650), Warwick, RI, Assessor's Plat 264, Lot 6 (Lots 1 & 7 part of Mall property), zoned General Business.

Petition #10365

Ward 8

1500 Bald Hill Road

The petition of Bald Hill Holdings LLC, 1500 BHR LLC, ARAK IV, LLC, 859 Willard Street, Ste. 501, Quincy, MA, for a request for a dimensional variance to construct additional walls signs on west elevation of existing building, proposed signs being greater in number than allowed and larger than allowed, easterly side of Bald Hill Road (1500), Warwick, RI, Assessor's Plat 241, lot 13, zoned General Business.

Petition #10366

Ward 3

589 Airport Rd. & 101 Hallene Rd.

The petition of Rhode Island Airport Corporation, 200 Post Road, Warwick, RI, Marley Realty, LLC, 151 Kristen Court, Warwick, RI and Enterprise Rent A Car Company pf Rhode Island, LLC, 333 Niantic Avenue, Cranston, RI for a dimensional variance and special use permit to have a rental car operation with offices, service bays, vehicle storage and ancillary fueling facilities, subject property having less than required aisle width for parking area, less than required landscaping, entrance and exit larger than allowed and parking space size, northerly side of Airport Road (589) and Hallene Road (101), Warwick, RI, Assessor's Plat 321, Lot 1 & Assessor's Plat 311, Lot 251, zoned Light Industrial.

Petition #10367

Ward 4

600 Cole Farm Road

The petition of Cole Farm Association, Inc., 600 Cole Farm Road, Warwick, RI, & Paul & Debra Wayss, 14 Spooner Avenue, Warwick, RI, for a request for a dimensional variance to demolish existing dwelling and construct a new 28' x 32' single family dwelling with a 10' x 20' porch, subject property containing more than one residential dwelling, southerly side of Cole Farm Road (600 - 48A), Warwick, RI, Assessor's Plat 315, Lot 136, zoned Residential A-10.

Petition #10368

Ward 5

State Street

The petition of KND Development, LLC, 946 Centerville Road, Warwick, RI, for a request for a dimensional variance to construct a 34' x 34' single-family dwelling on subject property, subject property being an undersized non-conforming lot containing less than required lot area, frontage and width, westerly side of State Street (vacant lot to right of #53 State Street), Warwick, RI, Assessor's Plat 357, Lot 431, zoned Residential A-7.

Petition #10369

Ward 8

655 Commonwealth Avenue

The petition of Raymond Gallucci & Carol Gallucci, 655 Commonwealth Avenue, Warwick, RI and Graham Willoughby, 9 Somerset Avenue, Riverside, RI, for a special use permit and dimensional variance to occupy existing dwelling with in-law apartment as an assisted living facility, the existing dwelling is non-conforming to side yard setbacks, existing sheds on property having less than required side and rear yard setbacks, to have a freestanding ground sign larger than allowed, westerly side of Commonwealth Avenue (655), Warwick, RI, Assessor's Plat 247, Lot 105, zoned Residential A-40.

BY ORDER OF THE ZONING BOARD OF REVIEW, WARWICK, RHODE ISLAND

Donald G. Morash, Jr., Chairman

*Please be advised that the Zoning Board of Review has adopted Rules and Regulations governing the application process, submission of material, conduct of the public hearing on the application and responsibilities of an action to appeal a decision. These Rules and regulations are posted on the City's web site and are available for review in the Board's office during regular hours. All applicants and objectors are obliged to review these Rules and shall be held responsible for compliance therewith.

If there are any questions on the above petitions, please contact the Zoning Office at 738-2000, extension 6294. All inquiries must be made 24 hours in advance of said hearing. Facilities are accessible for people with disabilities. If you are in need of interpreter services for the hearing impaired, please contact the Human Services Department at 739-9150.