

DONALD G. MORASH, JR.
CHAIRMAN



SCOTT AVEDISIAN
MAYOR

CITY OF WARWICK
ZONING BOARD OF REVIEW
WARWICK, RHODE ISLAND 02886
(401) 921-9534

MEETING NOTICE
CITY OF WARWICK
ZONING BOARD OF REVIEW

DATE: TUESDAY, AUGUST 8, 2017
TIME: 6:00 P.M.
LOCATION: WARWICK CITY HALL
CITY COUNCIL CHAMBERS - TOP FLOOR
3275 POST ROAD
WARWICK, RI 02886

Petition #10469

Ward 9

4272 Post Rd.

The petition of Salon Jaz, LLC, 4272 Post Rd., Warwick, RI, request a dimensional variance to construct a 20' x 42' addition to the existing salon. Subject property being legal non-conforming by use and dimension. Proposed addition having less than required front/corner side yard setback. Assessor's Plat 222, Lot 42, zoned Office (O).

Petition #10470

Ward 8

650 Bald Hill Rd.

The petition of AMCB RI Mall Owner, LLC, 411 Theodore Fremd Ave. suite #300, Rye, NY, request a dimensional variance to install a multi-tenant free-standing ground sign higher and larger than allowed by ordinance. Subject property containing more than one free-standing ground sign. Assessor's Plat 264, Lot 6, zoned General Business (GB).

Petition #10471

Ward 9

21 Crestwood Rd.

The petition of Eric Johnson & Mia Caetano Johnson, 21 Crestwood Rd., Warwick, RI, request a dimensional variance to construct a 24' x 10' pool cabana, a 3' x 8' pool equipment pad and an in-ground pool. Proposed cabana, equipment pad & pool having less than required rear/front yard setback (Post Rd.). Assessor's Plat 235, Lot 35, zoned Residential A-15.

Petition #10472

Ward 5

100 Carder Rd.

The petition of Paul Olivieri, 100 Carder Rd., Warwick, RI, request for an amendment to a previously granted petition to construct a new single family dwelling with an attached garage. Subject property being an undersized non-conforming lot. Proposed dwelling having less than required rear yard setback, front yard setback and Coastal feature setback. Assessor's Plat 358, Lots 372 & 373, zoned Residential A40 (formerly A-7). Seeking removal of stipulations #4 & #5.

Petition #10473

Ward 7

3319 Post Rd.

The petition of Pawtucket Credit Union, 1200 Central Ave., Pawtucket, RI, request a dimensional variance to relocate existing free-standing ground sign. Proposed sign having less than required front yard setback. Assessor's Plat 245, Lot 398, zoned General Business (GB) with Historic overlay.

Petition #10474

Ward 3

1689 Post Rd.

The petition of Rocky Point Clam Shack, 253 Bellman Ave., Warwick, RI, and WJG Realty Company LLC, 385 Hancock St., Quincy, MA, request a special use permit/dimensional variance to have a temporary outdoor Halloween maze from Sept. 28, 2017 to Nov. 1, 2017. Also seeking a special use permit to have live entertainment. Subject property containing more than one non-residential use, and having less than required landscaping and parking. Assessor's Plat 322, Lot 209, zoned General Business (GB).

Petition #10475

Ward 9

Love Lane

The petition of Steven Criscione, 1031 Town Farm Rd., Coventry, RI, request a dimensional variance to construct an accessory dwelling unit (in-law apartment) on a proposed new single family dwelling. Subject property being a vacant legal conforming lot. Proposed accessory dwelling unit being larger than allowed and having a separate entrance. Assessor's Plat 222, Lot 155 (vacant lot - Love Lane), zoned Residential A-40.

Petition #10476

Ward 5

68 Randall Ave.

The petition of Arthur R. Lyckland, 68 Randall Ave., Warwick, RI, request a dimensional variance to construct a 38' x 38' detached three car garage. Subject property being a legal conforming lot. Proposed garage having less than required side yard setback and being higher than allowed by ordinance. Assessor's Plat 378, Lot 83, zoned Residential A-40.

Petition #10477

Ward 8

Tingley St.

The petition of Jose Suarez, 154 Chapins St., Providence, RI, and WY Group, LLC, P.O. Box 25, Bedford, MA, request a dimensional variance to sub-divide one lot with an existing single family dwelling to create two (2) lots. One (1) new conforming 9,192 sq. ft. lot with an existing single family dwelling and one (1) new 9,250 sq. ft. lot for the development of a new single family dwelling on a dimensionally conforming lot having less than required improved roadway frontage. Assessor's Plat 273, Lot 246 (vacant lot behind 39 Greenwich Ave), zoned Residential A-7 with Historic overlay.

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 401-921-9534. 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.