



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

MEETING NOTICE  
CITY OF WARWICK  
ZONING BOARD OF REVIEW

DATE: TUESDAY, DECEMBER 8, 2015

TIME: 6:00 P.M.

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

Petition #10349

Ward 1

3 Colgate Street

The petition of Wilfred Guerin, 3 Colgate Street, Warwick, RI, for a request for a dimensional variance to remove and replace existing deck located at the back right corner of the dwelling and construct an additional 8' x 30' deck with less than required side street (Columbia Avenue) setback and less than required side yard setback (interior property line abutting lot 443 – owned by applicant), southwesterly corner of Colgate Street (3) and Columbia Avenue, Warwick, RI, Assessor's Plat 301, Lots 432, 433, 442 & 443, zoned Residential A-7.

Petition #10218

Ward 7

Anthony Avenue

The petition of Ann Marie Hennessey & David Rothermel and Zarrella & Assoc., LLC, 2 Olson's Way, East Greenwich, RI for a request for a dimensional variance to construct a 28' x 40' ranch style single-family dwelling on subject property, subject property being an undersized non-conforming lot, westerly side of Anthony Avenue, Warwick, RI, Assessor's Plat 367, Lot 120, zoned Residential A-7.

Petition #10351

Ward 5

150 Gray Street

The petition of Harbor View Holdings Co., LLC, 150 Gray Street, Warwick, RI, for a request for a dimensional variance/use variance to construct parking area for existing golf course and clubhouse with less than required setback from the coastal feature, subject property and existing use pre-existing legal non-conforming (previously approved by the Warwick Zoning Board of Review), southerly side of Gray Street (150) Warwick, RI, Assessor's Plat 378, Lot 157, zoned Residential A-40/P.D.R.

Petition #10354

Ward 9

32 Alger Avenue

The petition of Jeffrey & Barbara Caswell, 32 Alger Avenue, Warwick, RI, for a request for a dimensional variance to construct an 8' x 31' two story addition to the rear of the existing legal non-conforming dwelling with less than required front yard, side yard and coastal feature setbacks, also to construct a 6' x 31' deck to the rear of the dwelling with less than required setback from the coastal feature, subject property being an undersized non-conforming lot, southerly side of Alger Avenue (32), Warwick, RI, Assessor's Plat 221, Lot 56, zoned Residential A-15 (formerly zoned Residential A-7).

Petition #10355

Ward 5

14 Alden Avenue

The petition of Marisa Almon, 14 Alden Avenue, Warwick, RI, for a request for a dimensional variance to demolish existing non-conforming detached garage and construct a new 24' x 26' garage (attached) with second story above (total 27' x 32' addition), proposed addition/garage having less than required front yard, front/corner side yard and side yard setback, subject property being an undersized non-conforming lot, southeasterly corner of Alden Avenue (14) and Mayflower Avenue, Warwick, RI, Assessor's Plat 356, Lot 320, zoned Residential A-15 (formerly Residential A-7).

Petition #10356

Ward 4

Spadina Avenue

The petition of James McGowan, 90 Landon Road, Warwick, RI, for a request for a dimensional variance to construct a 24' x 36' single-family dwelling with a deck (approximately 4' x 10'), proposed dwelling having less than required front yard, side yard and rear yard setback, proposed deck having less than required side yard setback, subject property being an undersized non-conforming lot (less than required area, width and frontage) with less than required landscaped open space, westerly side of Spadina Avenue (lot to left of 69 Spadina Avenue), Warwick, RI, Assessor's Plat 334, Lot 229, 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.