

PAUL DEPETRILLO  
CHAIRMAN



FRANK J. PICOZZI  
MAYOR

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

RECEIVED  
WARWICK ZONING BOARD OF REVIEW  
SEP 08 2023

PETITION # 10936

Date September 7 2023

The undersigned hereby applies to the Warwick Zoning Board of Review for the following:

- SPECIAL USE PERMIT       DIMENSIONAL VARIANCE  
 USE VARIANCE               APPEAL  
 AMENDMENT TO A PREVIOUSLY GRANTED RESOLUTION

Applicant: 3295 SH Holdings, LLC Address: cl. 1300 Division Road, Suite 304 West Warwick, RI 02893  
 Owner: 3 Branch, LLC Address: 334 Branch Ave., Providence, RI 02901  
 Lessee: 3295 SH Holdings, LLC Address: cl. 1300 Division Road, Suite 304 West Warwick, RI 02893

1. Ownership Tenure

DATE OF PURCHASE of the above stated property by the CURRENT OWNER:

2+ Years

Will ownership of said property be transferred by the CURRENT OWNER TO THE APPLICANT for developmental purposes? No.

2. Street Address of Premises 3295 Post Road, Warwick, RI 02886
3. Assessor's Plat & Lot 245 381  
Plat No. Lot No.
4. Dimensions of lot \_\_\_\_\_ Area \_\_\_\_\_  
Frontage Depth Square Feet
5. Zoning District in which premises is located Village

6. DEVELOPMENTAL STATUS AND PROPOSAL

Are there any buildings on the premises at present? Yes

If YES, how many buildings? 1

Identify the size, height and use of each building:

- (1) 2 Story
- (2) \_\_\_\_\_
- (3) \_\_\_\_\_

\*\*Note: Use additional sheet (s) of paper, if necessary.

7. Present use of premises: Mixed Use  
Proposed use of premises: Mixed Use

8. Total number of RESIDENTIAL UNITS 2 (Proposed)  
Total number of COMMERCIAL UNITS 1

9. Have plans for the proposed construction activities/change of use for any existing and proposed building (s) been submitted to the Warwick Building Official?

Yes (  )                      No (  )                      Does not apply (  )

If yes, has a building permit been refused?    Yes (  )    No (  )

10. Type of Sewer System - Public  Private \_\_\_\_\_  
Septic \_\_\_\_\_ Cesspool \_\_\_\_\_ Sewers \_\_\_\_\_

11. Is the subject property located in a flood zone? No.  
If so, what flood zone? \_\_\_\_\_

12. Is the subject property located in a Historic District? No.  
If so, have you received approval from the Historic District Commission? \_\_\_\_\_

13. Does your application required Planning Board approval? No.  
If so, have you applied and received approval from the Planning Board \_\_\_\_\_

14. SPECIAL USE PERMIT

A. State existing use of premises \_\_\_\_\_  
\_\_\_\_\_

B. Proposed use of the property in detail \_\_\_\_\_  
\_\_\_\_\_

C. LIST precise ARTICLE (S) and SECTION (S) of the ZONING ORDINANCE which authorize consideration of the SPECIAL USE PERMIT described in above.

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D. Describe how the granting of the SPECIAL USE PERMIT will meet the requirements of the Zoning Ordinance per Section 906.3 (C)

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15. VARIANCES – (USE OR DIMENSIONAL)

A. State existing use of premises Mixed Use - Commercial / Residential

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B. Proposed use of the property in detail Mixed Use - Commercial

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C. List precise ARTICLE (S) and SECTION (S) of the ZONING ORDINANCE which authorize consideration of the VARIANCE described in above.

Art. 807.4 (a) + (F)

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D. Identify grounds for the proposed VARIANCE. As required in Section 906.3 (A) and 906.3 (B) of the Zoning Ordinance.

Seeking relief of 12.4 sq. ft. of signage on to be installed awning(s).

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16. APPEALS

A. Appeal of the Building Official (Attach a copy of any denial, notification, violation or correspondence relating to appeal).

1. Date of denial/issuance of permit or date of alleged error in enforcement of Ordinance. \_\_\_\_\_, 20\_\_\_\_\_

2. Basis of Appeal (Cite applicable provisions of the Ordinance).

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B. Appeal to the Warwick Zoning Board of Appeals from an action of the Warwick Planning Board. (Note: Attach all copies of correspondence, plans and the written decision pertaining to the appeal, including any transcript, audiotapes, constituting the record upon which the action appealed was taken, per Section 906.4 (A) of the Ordinance.

Basis for Appeal (Cite applicable Ordinance provisions)

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I/We the UNDERSIGNED, swear that all information provided in this APPLICATION is to the best of MY/OUR knowledge complete and correct in every detail.

Respectfully submitted,

(Owner Signature)

(Address) 334 Branch Avenue, Providence, RI 02904

(Phone) 401-300-2222 EMAIL: Sean@Home401.com

Respectfully submitted,

(Applicant Signature)

(Address) 1300 Division Road, Suite 304, West Warwick, RI 02893

(Phone) (401) 323-9996 EMAIL: paulwright@ymail.com

Attorney:

Name: Christopher M. Mulhearn Esq.

Address: 1300 Division Road, Suite 304, West Warwick, RI 02893

Phone: (401) 588-9880 EMAIL: cmulhearn@mulhearnlaw.com

\*PLEASE BE ADVISED THAT THE STREET NUMBER MUST APPEAR ON ANY EXISTING STRUCTURE

[amy.e.cota@warwickri.com](mailto:amy.e.cota@warwickri.com)

**THIS APPLICATION MUST BE REVIEWED FOR COMPLETENESS BY THE BUILDING OFFICIAL PRIOR TO BEING SUBMITTED TO THE ZONING BOARD. PLEASE BE SURE TO REVIEW REQUIREMENTS CAREFULLY.**

**\*\*\*\*PLEASE NOTE A CLASS I SURVEY IS REQUIRED\*\*\*\***



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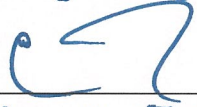
Respectfully submitted,  
(Owner Signature)

(Address) 334 Beach Avenue, Providence, RI 02904  
(Phone) \_\_\_\_\_ EMAIL: \_\_\_\_\_

Respectfully submitted,  
(Applicant Signature)

(Address) 96 1300 Division Road, Suite 304, W. Warwick, RI 02893  
(Phone) (401) 323-9996 EMAIL paulwweight@gmail.com

Attorney:

Name: Christopher M. Mulhern, Esq.   
Address: 1300 Division Road, Suite 304, West Warwick, RI 02893  
Phone: (401) 533-9330 EMAIL cmulhern@mulhernlaw.com

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amy.e.cota@warwickri.com

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