



THE PLANNING BOARD OF THE
CITY OF WARWICK
RHODE ISLAND
NOTICE HEARING

Notice is hereby given that a public hearing will be held, and a vote may be taken, at the City of Warwick, Sawtooth Annex Community Room, 65 Centerville Road, Warwick, RI, on Wednesday, January 10, 2024, beginning at 6:00 P.M. The purpose of the public hearing is to consider, and the Planning Board may vote, on a Major Subdivision for Preliminary Plan Approval. The Applicant proposes to reconfigure three record lots, two operationally merged, abutting non-conforming lots, to create two stand-alone lots; (1) one new 7,637 square foot lot with less than required frontage and lot width (Priscilla Avenue) with an existing single-family dwelling have less than required front-yard and side-yard setbacks; and (1) one new 4,196 square foot lot, with less than required land area (Chapin Avenue) for the development of a single-family dwelling with less than front-yard and rear-yard setbacks, in an A-7 Zoning District.

Location:	42 Priscilla Avenue Chapin Avenue
Assessor's Plat:	380
Assessor's Lots:	262 & 264
Applicant:	Bernard and Bernice Johnston
Zoning:	A-7 Residential
Land Area:	11,833 Approximately
Ward:	5
Surveyor	David D. Gardner & Associates, Inc.

A vote may be taken by members of the Planning Board regarding this application at this meeting.

All persons interested in the above are respectfully requested to be present at the time and place to be heard thereon. For any questions, please contact the Planning Department at 738-2009, option 1. Individuals requesting interpreter service for the hearing impaired must notify the office of the City Clerk at 738-2006, 72 hours in advance of the hearing date.

Any party, person (s) or entity interested in registering for electronic notice for proposed zoning amendments and/or amendments to the City's Zoning Ordinance and the City's Development Review Regulations governing Subdivision, Land Development and Development Plan Review should contact the City's Planning Department at 401-738-2009.

Per order of the Warwick Planning Board
Philip Slocum, Chairman