

PAWTUCKET BOARD OF APPEALS

BOARD OF APPEALS

Notice is hereby given that Zoning Board of Review of the City of Pawtucket will be in session in City Hall, Pawtucket, Rhode Island at 6:30 P.M., on Tuesday, May 30, 2006 in the City Council Chambers, and any continuation thereof when all persons will be heard for or against the granting of the following applications for variance or exceptions to the Zoning Ordinance of the City of Pawtucket.

1. Janice and Vincent Tripolone applicants and owners of property located at 167 Carter Avenue, further identified as Tax Assessor's Plat 18 Lot 84, located in a Residential Two Family (RT) zone requests a dimensional variance under Section 410-44 for excessive lot coverage to install a 15' x 30' above ground swimming pool not in conformance with regulations.

2. Aldo Albanese, applicant and owner of property located at 648 Broadway, Pawtucket, RI, further identified as Tax Assessor's Plat 6 Lot 398, located in a Commercial General (CG) zoning district, requests a dimensional variance under Section 410-44 for a rear yard setback requirement for a proposed 39'-7" x 48'-0" multi-tenant commercial building to be erected in place of existing structure which will be demolished. Also requesting a special use permit under Section 410-12.7.F. and 410-60.J to erect a multi-tenant commercial

building; and a variance under Section 410-78.F(b)[1] for landscaping requirements not in conformance with regulations.

3. Jared Brouillette applicant and owner of property located at 51 John Street, further identified as Tax Assessor's Plat 9 Lot 486 located in a Residential Multi-Family (RM) zoning district requests a dimensional variance under Section 410-44 for side and rear yard setbacks, a use variance under Section 410-54 to allow more than one structure on a lot, and a further variance under Section 410-67 for a use other than was previously approved by Zoning Board on 2/25/92, not in conformance with regulations.

4. Roger L. Messier Trust, applicant and owner of property located at 1395 & 1401 Newport Avenue, Pawtucket, Rhode Island, further identified on Tax Assessor's Plat 12 Lots 784 and 785 respectively, located in a Residential Two Family (RT) zone and Commercial General (CG) zone respectively, requests a further variance under Section 410-67 for lot 785 and a dimensional variance under Section 410-44 for lot 784 for a proposed rear yard setback, for an addition to be erected on both aforementioned lots which will serve as a connector to and connect the existing buildings located on both of the aforementioned lots, and to be used as an insurance office, not in conformance with regulations.

Raymond Gannon
Chairperson
Board of Appeals

City Hall is accessible to people with disabilities. Individuals requesting services of an interpreter for the hearing impaired must notify the City Clerk at 728-0500 (TDD #722-8239) 72 hours before the meeting date.