

Town of Smithfield

Zoning Board of Review

64 Farnum Pike, Smithfield, Rhode Island 02917

(401) 233-1039

George D. McKinnon, Chairman

Geri DeAngelis, Clerk

Docket

DECEMBER 15, 2004

The Smithfield Zoning Board of Review meeting will be held on Wednesday December 15, 2004, at 7:30 PM, at Smithfield Town Hall, 64 Farnum Pike when all persons interested will be heard for or against the granting of the following applications for a special permit under the Zoning Ordinance.

I. Communications

II. Old Business

04-030

Chad Sirois as applicant and owner of property located at 307 Farnum

Pike, listed as Lot 56 on Assessor's Plat 46, is seeking a special use permit from Section 4.3.H.1 and Section 4.4.H.A (2) (5) & 97) Storage of Flammable Materials, and Variances to deviate from Section 4.5 Dimensional Relief by Special Use Permit, Section 5.3.4 Buffers, and Section 5.4 Table 1 Dimensional Regulations side yard setback to install a mobile propane storage container in a Light Industrial District under the Zoning Ordinance.

III Public Hearing

04-085

Cedar Swamp Realty Corp. as applicant and owner of property located at 47 Cedar Swamp Road, listed as Lot 17D on Assessor's Plat 43, is seeking a variance to deviate from Section 4.3.I.2 and Section 4.4.I.2 Trade Establishment to demolish an existing garage and construct an 18,000 square foot building in a Commercial District under the Zoning Ordinance.

04-086

Donald Gaunt as applicant and Donald & Cathy A. Gaunt as owners of property located at 4 MacArthur Drive, listed as Lot 1C on Assessor's Plat 19, are seeking a variance to deviate from Section 5.4 Table 1 Dimensional Regulations side yard and front yard setback to construct a garage in an R20 District under the Zoning Ordinance.

04-087

Greenville Water District as applicant and owner of property located at 260 Putnam Pike, listed as Lot 57 on Assessor's Plat 29 are seeking a Special Use Permit under Section 4.3.D.15 and Section 4.4.D.15 Utilities, Public or Private and Section 3.13 Special Use Permit for Expansion, Addition, or Enlargement and Variances to deviate from Section 4.5 Dimensional Relief by Special Use Permit, Section 5.4 Table 1 Dimensional Regulations side yard setback and Section 3.13.A.1 Increase over 50% to construct an addition in a Highway Commercial District under the Zoning Ordinance.

04-088

John & Darlene Baffoni as applicants and owners of property located at 21 Sidney Street, listed as Lot 20 on Assessor's Plat 21 are seeking Variances to deviate from Section 5.4 Table 1 Dimensional Regulations side yard setback and Section 5.3.4 Buffers to construct a family room and two-car garage in an R-20 District under the Zoning Ordinance.

04-089

SRB Realty as applicant and Flexicore Corp. as owner of property located at 550 George Washington Highway, listed as Lots 31, 41, 55,

59 & 60 on Assessor's Plat 48 are seeking Special Use Permits from Section 4.3.G.4 and Section 4.4.G.4 Automotive Filling, Repair Facility and Section 4.3.G.5 and Section 4.4.G.5 Automotive, Motorcycle Sales, Section 4.3.I.1 and Section 4.4.I.1 Automotive Body Shop to construct automotive dealerships in a Highway Commercial District under the Zoning Ordinance.

04-090

Rosina L. Hunt as applicant and owner of property located at 49 West Greenville Road, listed as Lot 101 on Assessor's Plat 44 is seeking a Variance to deviate from Section 5.3.4.A Buffers to construct a single-family dwelling in an R-80 District under the Zoning Ordinance.

04-091

Deeb Tannous as applicant and GSD Fine Food Enterprise, LLC as owner of property located at 645 Douglas Pike, listed as Lot 42 on Assessor's Plat 45 is seeking a Special Use Permit under Section 4.3.G.3 and Section 4.4.G.3, Automotive Filling, No Repair Facility, 4.3.G.22 and Section 4.4.G.22 Retail Sales, Under 5,000 s.f. GFA to construct an automotive filling station with retail sales in a Commercial District under the Zoning Ordinance.

04-092

Graz, LLC as applicant and owner of property located at 27 Appian Way, listed as Lot 284 on Assessor's Plat 46 is seeking variances from Section 5.4 Table front yard setback and rear yard setback to construct a building to house a landscaping business in an Industrial District under the Zoning Ordinance.

04-093

Affordable Care, Inc. as applicant and Apple Valley Mall, LLC as owner of property located at 445 Putnam Pike, listed as Lot 95 on Assessor's Plat 43 are seeking a Special User Permit under Section 4.3.C.6 and Section 4.4.C.6 Office, Medical and/or Dental to allow a dental office in a Planned Development District under the Zoning.

IV. Other Business

V. Deliberations

VII Adjournment

Handicapped persons and those needing visual or hearing services wishing to attend a Zoning Board of Review meeting must contact the Building/Official's office 48 hours prior to the scheduled meeting that they plan to attend:

233-1039 VOICE - 1-800-745-5555 TTY