

ZONING BOARD DOCKET

October 8, 2008

**Page 1 The following applications will be heard in the City Hall Council Chamber on
Wednesday October 8, 2008 at 6:30 p.m.**

WARD 3

JOSEPH GELFUSO 346 PRINCESS AVENUE CRANSTON RI 02910 (OWN/APP) has filed an application for permission to leave an existing legal nonconforming single family dwelling with restricted side and corner side yard set back on an undersized [lot 74] and build a new 27' X 42' +/- single family home on the abutting undersized [lot 75] at 346 Princess Avenue. AP 8, Lots 74 & 75, area 10,800 +/- sq ft, zoned B-1. Applicant seeks relief from Sections; 17.92.010 Variance, 17.20.120 Schedule of Intensity, 17.88.010 Sub-standard lots of record. No attorney. filed 8/21/08

WARD4

LAKE VIEW DEVELOPMENT LLC 110 LAKE VIEW ROAD CRANSTON RI 02920 (OWN/APP) has filed an application for permission, pending minor subdivision approval, to leave an existing single family dwelling on a proposed 7364+/- sq ft lot with restricted front and rear yard setback [parcel B, 140 Lake View Road] and build a new one story 28' X 64' single family dwelling on a proposed 8520+/- sq ft lot with restricted rear yard setback on Wine Street. AP 17/4, Lots 1586,

1587 & 1588, area 15,884 +/- sq ft, zoned A-6. Applicant seeks relief from Sections; 17.92.010 Variance, 17.20.120 Schedule of Intensity. John S DiBona Esq. filed 9/3/08

WARD 5

CALVI REALTY CO INC, SUCCESSOR BY MERGER TO EPPLEY REALTY CO INC 1385 HANCOCK STREET QUINCY MA 02169 (OWN) AND STOP & SHOP SUPERMARKET CO 1385 HANCOCK STREET QUINCY MA 02169 (APP) have filed an application for permission to construct an 8 dispenser gasoline service station with canopy and additional signage than that allowed by ordinance at 200 Atwood Avenue. AP 12/5, Lot 3184, area 9.92 +/- acres, zoned C-2. Applicant seeks relief from Sections; 17.92.020 Special Use Permit, 17.48.010 Gasoline Service Stations, 17.72.010 Signs. Robert D Murray Esq. filed 9/4/08.

GINO TONETTI 380 ATWOOD AVENUE CRANSTON RI 02920 (OWN) AND LEGERE INC 30 NORTH MAIN STREET ATTLEBORO MA 02703 (APP) AND SPEEDEE INC CORPORATION TRUST CENTER WILMINGTON DE 19801 (LESSEE) have filed an application for permission to install a double sided two line electronic message unit sign at 380 Atwood Avenue. AP 12, Lots 887, 888, 889, 908, 909, 910 & 3260, area 20,000 +/- sq ft, zoned C-4. Applicant seeks relief from Sections; 17.92.010 Variance, 17.72.010 (B), (G), and (P) Signs. Joseph J Ranone Esq. filed 9/2/08.

WARD 6

J&G BENDER REALTY LLC 629 BUDLONG ROAD CRANSTON RI 02920 (OWN/APP) has filed an application for permission to convert an existing dental office/residence to a professional office/residence at 629 Budlong Road. AP 11, Lot 3051 area 10,800 +/- sq ft, zoned A-8. Applicant seeks relief from Sections; 17.92.010 Variance, 17.20.030 Schedule of Uses. John Mancini Esq.

filed 8/1/08

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Page 2 The following applications will be heard in the City Hall Council Chamber on

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OLD BUSINESS

APPEAL OF THE DECISION OF THE CITY OF CRANSTON PLANNING COMMISSION TO THE CITY OF CRANSTON ZONING BOARD OF REVIEW SITTING AS THE PLATTING BOARD OF REVIEW AN APPEAL IS TAKEN PURSUANT TO §45-23-66 AND §45-23-67 OF THE RHODE

**ISLAND GENERAL LAWS, AS AMENDED AND SECTION XI ENTITLED
“APPEALS” OF THE CITY OF CRANSTON SUBDIVISION
REGULATIONS (1995 AS AMENDED) FOLLOWING THE APPROVAL
OF THE PRELIMINARY PLAN FOR PHASE ONE OF THE SUBDIVISION
ON LATEN KNIGHT ROAD KNOWN AS LIPPIT FARM.**

Robert D Murray Esq. filed 7/8/08

**MICHAEL J VALELLI 350 PIPPIN ORCHARD ROAD CRANSTON RI
02921 (OWN/APP) has filed an application for permission to build a
new 40' X 81' one story two family dwelling with restricted lot
coverage at 51-53 Connecticut Street. AP 8/1, Lots 2310, 2311, 2312,
2313, 2314, area 8,000 +/- SF, zoned B-1. Applicant seeks relief from
Sections; 17.92.010 Variance, 17.20.120 Schedule of Intensity.**

No attorney, filed 6/26/08.

Stephen W. Rioles

Secretary Zoning Board of Review