

PUBLIC NOTICE

CITY OF PROVIDENCE

ZONING BOARD OF REVIEW

444 WESTMINSTER STREET (2ND FLOOR)

PROVIDENCE, RHODE ISLAND 02903-3206

Notice is hereby given that the Zoning Board of Review will be in session in the Second Floor Conference Room at the Mayor Joseph A. Doorley Municipal Building located at 444 Westminster Street, Providence, Rhode Island on Tuesday, December 18, 2012 at 5:30 P.M. when all persons interested will be heard for or against the granting of the following applications pursuant to Section 902 of the Zoning Ordinance:

RIVERVIEW RETAIL, LLC, OWNER AND BOTTLES, LLC, APPLICANT:
141 Pitman Street (also known as 2-12 Butler Ave.), further known as Lot 487 on the Tax Assessor's Plat 15, located in a Waterfront W-1 Zone; filed an application seeking a special use permit pursuant to Section 303-Use Code 57 in the proposed construction of a 1,980 square foot addition to the rear (south side) of the existing liquor store. Use Code 57 restricts the gross floor area of a retail use to 2,500 square feet; the proposed additional floor area would result in said store having 7,465 square feet of gross floor area. The lot in question contains approximately 222,897 square feet of land area.

450 POTTERS ASSOCIATES, LLC: 450 Potters Avenue & 121 Laura

Street, also known as Lots 617, 618, 619 and 203 on the Tax Assessor's Plat 49, located in a Residential R-3 Three-Family Zone; filed an application seeking relief from Sections 303-Use Code 59 and 607.1 in the proposed change in the use of the property from a warehouse and outside storage to used car sales with incidental repair and detail areas. Further proposed are two (2) wall signs, 32 square feet each, one sign would be mounted on the east exterior wall and one mounted to the west exterior wall having external illumination. The lots in question together contain approximately 38,861 square feet of land area.

355 THAYER, LLC: 355 Thayer Street (corner Keene St.), also known as Lot 4 on the Tax Assessor's Plat 13, located in a Residential R-3 Three-Family Zone; filed an application seeking relief from Sections 704.2(A) and 704.2(D) in the proposed construction of a new parking area and curb cut at the Thayer Street frontage (north side of the existing three-family structure). The proposed parking area is permitted as of right; however, restricted to a width of no more than 15 feet; the applicant proposes a width of 20 feet. Further, a second curb cut is not permitted. The applicant seeks a dimensional variance from the width restriction for driveways and for the second curb cut. The lot in question contains approximately 3,205 square feet of land area.

On November 20, 2012, the following matter was continued for decision only:

Pursuant to Rhode Island General Laws, Section 45-24-57(1)(i) and in accordance with Sections 902 and 902.1 of the Zoning Ordinance, the Zoning Board of Review will be meeting as an Appellate Board concerning the following Appeal:

**APPEAL FROM THE DECISION OF
THE DIRECTOR OF THE DEPARTMENT OF INSPECTION AND
STANDARDS**

APPELLANT: Mike's Professional Tree Service, Inc.

PROPERTY OWNER: Chase C. Hogoboom

SUBJECT PROPERTY: 281 Williams Street, a/k/a Lot 330 on the Tax Assessor's Plat 17

The Appellant is appealing the Director's decision that effectuated the issuance of a Violation Notice and Penalty resulting from the Removal of a Significant Tree as outlined at Section 425.6 of the Zoning Ordinance.

THIS MEETING MAY BE CONTINUED FROM DAY TO DAY AND TIME TO TIME AT THE DISCRETION OF THE ZONING BOARD OF REVIEW.

THIS MEETING IS ACCESSIBLE TO ALL PERSONS. INDIVIDUALS REQUESTING INTERPRETER SERVICES MUST NOTIFY THE OFFICE OF NEIGHBORHOOD SERVICES AT (401) 421-7768, 48 HOURS IN ADVANCE OF THE HEARING DATE.

ESTA REUNION PUEDE SER CONTINUADA EN CUALQUIER MOMENTO BAJO LA DISCRECTION DE LA JUNTA DE REVISIONES DE ZONA.

LA INFORMACION DE ESTA REUNION ESTA DISPONIBLE PARA TODAS LAS PERSONAS E INDIVIDUOS QUE REQUIERAN SERVICIOS DE INTERPRETE, LLAME A LA OFICINA DE SERVICIOS VECINDALES AL (401) 421-7768, POR LO MEMOS 48 HORAS ANTES DE SU FECHA DE JUICIO.

PETER D. CARNEVALE, SECRETARY

(401) 680-5376

E-mail at pcarnevale@providenceri.com

FREE PARKING IS AVAILABLE AT THE BUILDING ACCESSIBLE FROM GREENE STREET.

YEAR 2012

SCHEDULE OF MONTHLY MEETINGS

LOCATION OF MEETINGS (UNLESS OTHERWISE ANNOUNCED)

FIRST FLOOR CONFERENCE ROOM AT THE MAYOR JOSEPH A. DOORLEY MUNICIPAL BUILDING, 444 WESTMINSTER STREET, PROVIDENCE, RHODE ISLAND

January, 2012 (no meetings)

Monday, February 13, 2012 rescheduled to Thursday, February 23, 2012

Monday, March 12, 2012

Monday, April 9, 2012

Monday, May 14, 2012

Monday, June 11, 2012

Monday, July 9, 2012 rescheduled to Monday, July 23, 2012

Monday, August 13, 2012 rescheduled to Tuesday, August 14, 2012 and rescheduled to Monday, August 20, 2012

Monday, September 10, 2012 rescheduled to Wednesday, September 19, 2012

Tuesday, October 9, 2012

Monday, November 12, 2012 rescheduled to Tuesday, November 13, 2012

Monday, December 17, 2012 changed to Tuesday, December 18, 2012

Any change in dates will be noticed in writing and/or by e-mail to the Office of the Providence City Clerk and the Office of the Rhode Island Secretary of State.

Meetings may be continued from day to day and time to time at the discretion of the Zoning Board of Review.

Peter D. Carnevale

Secretary

(401)680-5376 or e-mail at pcarnevale@providenceri.com

Office location: 444 Westminster Street, Second Floor

Providence, Rhode Island 02903-3206