

Town of Smithfield Zoning Board of Review

**64 Farnum Pike, Smithfield, Rhode Island 02917
(401) 233-1039**

George D. McKinnon, Chairman

January 29, 2014

The Smithfield Zoning Board of Review will hold public hearings on Wednesday, January 29, 2014 at **7:00** PM, at the Smithfield Town Hall, 64 Farnum Pike, Smithfield, Rhode Island. All persons entitled to be heard will be heard for or against the granting of the following applications and appeal:

I Communications / Administration

Emergency Evacuation and Health Notification

Approval of meeting minutes for November 20, 2013

II Old Business

13-013

Cumberland Farms, Inc. as applicant and Clyde Development Co., Inc. as owner of property located at 945 Douglas Pike, listed as Lot 75 on Assessor's Plat 46, seek a variance to deviate from (§) 5.4 Table 1 "Dimensional Regulations" and Special Use Permits under (§§) 4.3.G.3 and 4.4.G.3 "Retail Business and Service, Automotive filling, No Repair Facility", (§) 4.5 "Dimensional Relief by Special Use Permit", 10.8.C. 2 & 3 "Variances and Special Use Permits, Standards for Relief, Special Use Permits, Special Conditions" and 6.3 "Performance Standards" to construct a retail store and a special use permit for gasoline pumps with a canopy in a highway commercial district.

III Public Hearing

14-001

Linear Retail Smithfield #1 LLC as appellant and owner of property located at 400 Putnam Pike, listed as Lot 120 on Assessor's Plat 43, has filed an appeal from the zoning official's violation letter concerning signage on the property.

14-002

David Kalberer as applicant and 375 Putnam Pike LLC as owner of property located at 375 Putnam Pike, listed as Lot 17 on Assessor's Plat 36, seeks a special use permit under (§§) 4.3.C.2 & 4.4.C.2 "Office, Government, Business, Professional" to operate a professional office in a planned development district.

14-003

Bryant University as applicant and owner of property located at 1150 Douglas Pike, listed as Lot 125 on Assessor's Plat 49, seeks a special use permit under (§§) 4.3.D.3 and 4.4.D.3 "Public and Semi-Public Uses; College", (§) 5.7 "Planned Development" and variances to deviate from (§) 5.4. Table 1 "Dimensional Regulations", (§) 5.7.1. F, H, V, "Planned Development", (§) 7.4.D "Public and Semi-Public" to construct an addition to the Unistructure building in a planned development district.

14-004

Providence Pike Investment, G.P. as applicant and owner of property located at Branch Pike (Mowry Farms Lot 6), listed as Lot 60 on Assessor's Plat 49, seeks a wetland variance to deviate from (§) 5.3.4 "Buffers" to construct a single family dwelling in an r-80 district.

IV Other Business

V Deliberations

VI Adjournment

AGENDA POSTED: January 14, 2014

The public is welcome to any meeting of the Zoning Board of Review. If communication assistance (readers/interpreters/captions) or any other accommodation to ensure equal participation is needed, please contact the Smithfield Town Manager's office at 401-233-1010 at least forty-eight (48) hours prior to the meeting.