

# Town of Smithfield

## Zoning Board of Review

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

*George D. McKinnon, Chairman*

*Geri DeAngelis, Clerk*

### **November 14, 2007 Meeting**

### **MINUTES**

07-032

Church Street Realty LLC as applicant and Rally Point Racquet Club, Inc. as owner of property located at 15 Church Street, listed as Lot 1A on Assessors Plat 3 are seeking Special Use Permits under Section 4.3.D.6 Table of Uses / Day Care Center, Section 4.4.D.6 Day Care Center and Section 10.8.C. 2 & 3 Standards for Relief and a Variance from Section 5.3.4 Buffers to construct a day care facility in a Village District under the Zoning Ordinance.

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#### **CONTINUED TO THE NOVEMBER 28, 2007 MEETING**

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07-039

Fibertower Corporation as applicant and American Tower Corporation as owner of property located at 350 George Washington Highway, listed as Lot 1A on Assessor's Plat 48 are seeking a Special Use Permit under Section 4.3.G.19 Radio, Television, or Communications Tower and Section 10.8.C. Standards for Relief and a Variance from Section 4.4.G.26 Communication Antenna(s) and Section 10.8 Variances and Special Use Permits to install an equipment cabinet and attach telecommunication antennas to an existing tower in an Industrial District under the Zoning Ordinance.

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#### **APPROVED WITH STIPULATIONS**

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07-043

Bryant University as applicant and owner of property located at 1150 Douglas Pike, listed as Lot 120 on Assessors Plat 49 is seeking a Special Use Permit under Section 3.7 Existence By Variance or Special Use Permit, Section 4.3.D.3 Table of Uses College, Section 4.4.D.3 College, and Section 5.7.1 Planned Development to construct a storage building in an Planned Development District under the Zoning Ordinance.

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#### **APPROVED WITH STIPULATIONS**

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07-040

Ionian, Inc. d/b/a Dunkin Donuts as applicant and The Fuel Depot, Inc. / Abed Sahyouni as owners of property located at 644 Putnam Pike, listed as Lot 8 on Assessor's Plat 3 are seeking a Special Use Permit under Section 3.13 Special Use Permit For Expansion, Addition, or Enlargement, Section 3.8.E Building or Structure Nonconforming By Use, Addition and Enlargement, Section 3.8.F Building or Structure Nonconforming By Use, Expansion and Variances from Section 4.3.F.2.2 Restaurant with Drive Thru, Section 3.13.A.1 Special Use Permit for Expansion, Addition, or Enlargement, Section 8.3.A and B Sign Permits, Section 5.4 Table 1 Dimensional Regulations to construct a Dunkin Donuts with a drive thru window in a Mixed Use and an R-20 District under the Zoning Ordinance.

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**WITHDRAWN**

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07-053

Fibertower Corporation as applicant and American Tower Corporation as owner of property located at 116 Lydia Ann Road, listed as Lot 50 on Assessors Plat 48 are seeking a Special Use Permit under Section 4.3.G.19 Radio, Television, or Communications Tower and Section 10.8.C. Standards for Relief and a Variance from Section 4.4.G.26 Communication Antenna(s) and Section 10.8 Variances and Special Use Permits to install an equipment cabinet and attach a telecommunication antenna to an existing tower in a Light Industrial District under the Zoning Ordinance.

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**APPROVED WITH STIPULATIONS**

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07-054

Fibertower Corporation as applicant and American Tower Corporation as owner of property located at 39 Larch Street, listed as Lot 64 on Assessor's Plat 29 are seeking a Special Use Permit under Section 4.3.G.19 Radio, Television, or Communications Tower and Section 10.8.C. Standards for Relief and a Variance from Section 4.4.G.26 Communication Antenna(s) and Section 10.8 Variances and Special Use Permits to install an equipment cabinet and attach a telecommunication antenna to an existing tower in a Highway Commercial District under the Zoning Ordinance.

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**APPROVED WITH STIPULATIONS**

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07-055

Fibertower Corporation as applicant and SBA Communications as owner of property located at 339C Farnum Pike, listed as Lot 60C on Assessors Plat 46 are seeking a Special Use Permit under Section 4.3.G.19 Radio, Television, or Communications Tower and Section 10.8.C. Standards for Relief and a Variance from Section 4.4.G.26 Communication Antenna(s) and Section 10.8 Variances and Special Use Permits to install an equipment cabinet and attach telecommunication antennas to an existing tower in a Light Industrial District under the Zoning Ordinance.

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**APPROVED WITH STIPULATIONS**

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07-056

Fibertower Corporation as applicant and Crown Castle International as owner of property located at 915 Douglas Pike, listed as Lot 77 on Assessors Plat 46 are seeking a Special Use Permit under Section 4.3.G.19 Radio, Television, or Communications Tower and Section 10.8.C. Standards for Relief and a Variance from Section 4.4.G.26 Communication Antenna(s) and Section 10.8 Variances and Special Use Permits to install an equipment cabinet and attach telecommunication antennas to an existing tower in a Planned Corporate District under the Zoning Ordinance.

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**APPROVED WITH STIPULATIONS**

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07-057

Fibertower Corporation as applicant and Crown Castle International as owner of property located at Putnam Pike, listed as Lot 21A on Assessors Plat 43 are seeking a Special Use Permit under Section 4.3.G.19 Radio, Television, or Communications Tower and Section 10.8.C. Standards for Relief and a Variance from Section 4.4.G.26 Communication Antenna(s) and Section 10.8 Variances and Special Use Permits to install an equipment cabinet and attach a telecommunication antenna to an existing tower in a Planned Development District under the Zoning Ordinance.

**APPROVED WITH STIPULATIONS**

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