

**Town of Smithfield Zoning Board of Review**

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

March 30, 2016

The Smithfield Zoning Board of Review will hold public hearings on Wednesday, March 30, 2016 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:

**I Communications / Administration**

Emergency Evacuation and Health Notification

Approval of meeting minutes for February 24, 2016

**II Old Business**

**III Public Hearing**

16-006

Daniel R. Germani as applicant and Efthimia Cavas as owner of property located at 102 Smith Avenue, listed as Lot 26 on Assessor's Plat 44B, seek a variance to deviate from (§) 5.4.Table 1 "Dimensional Regulations" total lot area, to relocate a property line in an r-20 district.

16-007

Bonaventura Homs and Kimberly Homs as applicants and owners of property located at 63 Terrace Drive, listed as Lot 36A on Assessor's Plat 2, seek a variance to deviate from (§) 5.3.4 "Buffers" to construct porch, decks and a garage in an r- 20 district.

16-008

Reverb Performing Arts Center, LLC as applicant and Elite Properties, LLC as owner of property located at 128 C Pleasant View Avenue Suite 34, listed as Lot 43 on Assessor's Plat 12, seek a special use permit under (§§) 4.3.D.13 and 4.4.D.13 " Trade School, not including vehicle repair" to operate a performing arts school in a commercial district.

16-009

Bruce M. Bennett and Bonnie J. Bennett, Trustees of the Bennett Family Trust as applicants and owners of property located at 5 Rosemary Lane, listed as Lot 28 on Assessor's Plat 44G, seek a variance to deviate from (§) 5.4.Table 1 "Dimensional Regulations" total lot area, to relocate a property line in an r-80 district.

16-010

Adler Properties, LLC as applicant and owners of property located at 84 Smith Ave, listed as Lots 41-001 and 41-002 on Assessor's Plat 44, seek variances to deviate from (§§) 5.10.O.2; 5.10.O.3; and 5.10.O.7 "Inclusionary Zoning, Requirements" in an r -20 district.

16-011

Ionian, Inc. as applicant and Minot Ledge Development, LLC as owner of property located at 259 Putnam Pike, listed as Lot 93 on Assessor's Plat 29, seek variances to deviate from (§§) 5.4.Table 1 "Dimensional Regulations", 8.1.A 1 & 2 "Signs, General", 8.5.A.2 and 8.5.A. 2(b) "Village, Commercial, Highway Commercial, Planned Corporate, Planned Development and Industrial Signs", to install a sign in a highway commercial district.

**IV Other Business**

**V Deliberations**

**VI Adjournment**

AGENDA POSTED March 15, 2016

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.