

# TOWN OF SMITHFIELD

## MUNICIPAL COURT

64 FARNUM PIKE  
SMITHFIELD, RI 02917

### DOCKET LIST FOR COURT SESSION: 4/20/2017

**Pre-trial Conference at 2:00 PM**  
**Court Called to Order at 3:00 PM**

Ciotola, Carol Case Number: 2015-055

Ciotola, David & Ciotola, Chiarina

Property Address: 203 Douglas Pike

Plat: 42

Lot: 025

Type of Violation: Housing Maintenance and Occupancy Code

**This matter was continued from the October 20, 2016 Municipal Court Session.**

**Violations:**

302.8 Remove all inoperative or unlicensed motor vehicles, boats, equipment and trailers from the property.

Poirier, Richard A

Case Number: 2015-058

Poirier, Jeanne M.

Property Address: 320 Stillwater Road

Plat: 20

Lot: 003

Type of Violation: Housing Maintenance and Occupancy Code

**This matter was last heard on February 29, 2016.**

**Violations:**

302.1 Sanitation: All exterior property and the premises shall be maintained in a clean, safe and sanitary condition at all times.

302.7 All accessory structures including fences, walls sheds, etc. shall be maintained structurally sound and in good repair.

302.8 Remove all inoperative or unlicensed motor vehicles, boats, equipment and trailers from the property.

304.2 All exterior siding, trim, decks shall be repaired and a protective coating shall be applied. Any rotted or decayed wood shall be properly repaired or replaced prior to applying a protective coating.

304.3 Premises identification, buildings shall have address numbers placed in a position to be plainly legible and visible from the street

308.1 Remove all trash and debris (scrap wood, metal auto parts, tires, etc.) from entire property and properly dispose of. Note: Maintain area in a clean, sanitary condition at all times.

263 Mount LLC.,  
Michael S. Kiernan Esq

Case Number: 2016-050

Property Address: 263 Mountindale Road Plat: 43  
Lot: 047

Type of Violation: Building and Zoning

**This matter was continued from the January 19, 2017 Municipal Court Session.**

**Violations:**

- 301.3 Vacant structures and land: All vacant structures and premises thereof or vacant land shall be maintained in a clean, safe, secure and sanitary condition as provided herein so as not to cause a blighting problem
- 302.1 Sanitation: All exterior property and the premises shall be maintained in a clean, safe and sanitary condition at all times.
- 302.7 All accessory structures including fences, walls sheds, etc. shall be maintained structurally sound and in good repair.
- 308.1 Remove all trash and debris (scrap wood, metal auto parts, tires, etc.) from entire property and properly dispose of. Note: Maintain area in a clean, sanitary condition at all times.

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Santagata, Donna M.

Case Number: 2017-001

Property Address: 45 Seville Road Plat: 31  
Lot: 030

Type of Violation: Property Maintenance

**This case has been continued from the March 16, 2017 Municipal Court Session.**

**Violations:**

- 302.1 Sanitation: All exterior property and the premises shall be maintained in a clean, safe and sanitary condition at all times.
- 302.8 Remove all inoperative or unlicensed motor vehicles, boats, equipment and trailers from the property.
- 308.1 Remove all trash and debris (scrap wood, metal auto parts, tires, etc.) from entire property and properly dispose of. Note: Maintain area in a clean, sanitary condition at all times.

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US Bank NA,  
Ocwen Loan Servicing LLC.

Case Number: 2017-005

Property Address: 25 Dianna Avenue Plat: 29  
Lot: 033

Type of Violation: Housing Maintenance and Occupancy Code

**This matter was continued from the March 16, 2017 Municipal Court Session.**

**Violations:**

- 302.1 Sanitation: All exterior property and the premises shall be maintained in a clean, safe and sanitary condition at all times.
- 302.4 Weeds: All premises and the exterior of the property shall be free from excessive weeds and plant growth.
- 302.5 Rodent harborage: All structures and exterior property shall be keep free from rodent harborage and infestation. Where rodents are found, they shall be promptly exterminated by approved processes
- 303.1 Swimming pools: Swimming pools shall be maintained in a clean and sanitary condition, and in good repair.

303.2 Private swimming pools, hot tubs and spas, containing water more than 24 inches in depth shall be completely surrounded by a fence or barrier at least 48 inches in height above the finished ground level

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Brewster, Isabelle F

Case Number: 2017-006

Property Address: 29 Leland Mowry Drive Plat: 25  
Lot: 120

Type of Violation: Property Maintenance

**This matter was continued from the March 16, 2017 Municipal Court Session.**

**Violations:**

- 302.1 Sanitation: All exterior property and the premises shall be maintained in a clean, safe and sanitary condition at all times.
  - 308.1 Remove all trash and debris (scrap wood, metal auto parts, tires, etc.) from entire property and properly dispose of. Note: Maintain area in a clean, sanitary condition at all times.
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Delessio, Cheryl A

Case Number: 2017-007

Property Address: 12 Tunmore Road Plat: 16  
Lot: 004C

Type of Violation: Property Maintenance

**Violations:**

- 302.5 Rodent harborage: All structures and exterior property shall be keep free from rodent harborage and infestation. Where rodents are found, they shall be promptly exterminated by approved processes
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Tulio, Luna

Case Number: 2017-008

Property Address: 18 Cross Street Plat: 23  
Lot: 025

Type of Violation: Property Maintenance

**Violations:**

- 302.7 All accessory structures including fences, walls sheds, etc. shall be maintained structurally sound and in good repair.
  - 304.11 Properly repair the brick chimney on the house
  - 304.2 All exterior siding, trim, decks shall be repaired and a protective coating shall be applied. Any rotted or decayed wood shall be properly repaired or replaced prior to applying a protective coating.
  - 304.7 The roof and the flashing shall be kept and tight and not to have to have defects that might admit rain.
  - 305.1 The interior of a structure and equipment therein shall be maintained in good repair, structurally sound and in a sanitary condition. Occupants shall keep that part of the structure which they occupy or control
  - 308.1 Remove all trash and debris (scrap wood, metal auto parts, tires, etc.) from entire property and properly dispose of. Note: Maintain area in a clean, sanitary condition at all times.
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BY ORDER OF:

WILLIAM A. POORE, ESQ.  
MUNICIPAL COURT JUDGE