

Town of Smithfield Zoning Board of Review

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

October 24, 2018

The Smithfield Zoning Board of Review will hold public hearings on Wednesday October 24, 2018 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

The following Meeting Minutes will be considered, discussed, and acted on: September 26, 2018.

II Public Hearings

A. Old Business

18-015

Joseph M. Wakim Jr. as applicant and owner of property located at 8 Woodland Avenue, listed as Plat 28, Lot 29A seeks dimensional variances to deviate from § 5.4 Table 1 “Dimensional Regulations” for side and rear setbacks and lot coverage and a special use permit under § 3.13(A) “Special Use Permit for Expansion, Addition, or Enlargement” to expand a non- conforming use more than 50% to construct additions in an R- 20 district.

New Business

18-016

Domenic Izzi as applicant and owner of property located at 40 Brayton Road, listed as Plat 49D, Lot 1 seeks variances to deviate from § 6.2.1.A & B “Accessory Uses” to construct a detached garage in the front yard in an R-80 district.

18-017

Paul DeMars as applicant and owner of property located at 14 Second Street, listed as Plat 26, Lot 77G seeks variances to deviate from § 5.4 Table 1 “Dimensional Regulations” for side and front yard setbacks and lot coverage to construct an addition in an R-20 district.

18-018

Red Island Crossfit as applicant and The Maria Simonelli Rev. Intervivos Trust as owner of property located at 10 B Appian Way, listed as Plat 46, Lot 110A/B seek a special use permit under § 4.3.G.14 & 4.4.G.14 “Health and Fitness Center” to operate a fitness facility in an Industrial district.

18-019

Richard and Karolyn Levesque as applicants and Karolyn Levesque as owner of property located at 131 Tarkiln Road, listed as Plat 50, Lot 13 seek variances to deviate from § 5.4 Table 1 “Dimensional Regulations” for lot frontage to subdivide a lot in an R-200 district.

18-020

Ed & Matt Equipment Services Inc. as applicant and Ed & Matt Realty, Inc. as owners of property located at 25 Commerce Street, listed as Plat 37, Lot 32 seek an amendment to a previously granted resolution and variances to deviate from § 5.4 Table 1 “Dimensional Regulations” and § 3.13(A) “Special Use Permit for Expansion, Addition, or Enlargement” to expand a non-conforming use more than 50% and a special use permit under § 3.13(A) “Special Use Permit for Expansion, Addition, or Enlargement” to expand a non-conforming use in an Industrial and PD district

18-021

Margaret Davison as applicant and owner of property located as 36 Terrace Drive, listed as Plat 2, Lot 31 seeks variances to deviate from § 5.4 Table 1 “Dimensional Regulations” and § 6.2.1.A “Accessory Uses” for front yard setbacks to construct an addition and a shed in an R-20 district.

III Deliberations

The following matters will be considered, discussed, and acted on for the relief requested and identified under Section II, Public Hearing: 18-015, 18-016, 18-017, 18-018, 18-019, 18-020, 18-021

IV Adjournment

AGENDA POSTED October 17, 2018

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.