

CITY OF WOONSOCKET - ZONING BOARD OF REVIEW

AGENDA - MONDAY, FEBRUARY 8, 2021, 6:30 P.M.

Location: Online Meeting via Zoom (See below for information on joining the meeting remotely.)

The Zoning Board of Review (the "Board") will consider the following matters pursuant to Section 13.2 of the Zoning Ordinance (the "Ordinance"):

I. NEW MATTERS:

As noticed, all persons interested will be heard for or against the granting of the following applications pursuant to Section 13.2 of the Ordinance:

Application No. 5837 - continued from January 11, 2021, meeting for hearing:

BEAUCHEMIN DESIGNS, INC./ED BEAUCHEMIN, OWNER/APPLICANT: 285 Cass Avenue, also known as Lot 85 on the Tax Assessor's Plat 40 located in an MU-1 Mixed Use Commercial/Residential Zoning District; filed an application requesting a DIMENSIONAL VARIANCE to erect a 6-foot fence along the easterly side of the property. The applicant is seeking relief from Sections 6.2 and 6.2-1 of the Ordinance that limit fence height to 3-feet in the front yard and 4-feet in the side yard. The lot in question contains 7,516 square feet of land area.

Application No. 5838

ZIPPY AUTO REPAIR, LLC, OWNER/APPLICANT: 450 Social Street, also known as Lot 145 on the Tax Assessor's Plat 22 located in a C-2 Major Commercial District; filed an application requesting a SPECIAL USE PERMIT pursuant to Section 4.6.2(e) of the Ordinance. The subject property is being used for auto repair and a car wash; the applicant seeks to include auto sales. The lot in question contains 34,390 square feet of land area.

II. ORGANIZATIONAL MEETING:

A. Election of officers.

III. MEETING MINUTES:

A. Board to review and act upon the January 11, 2021, meeting minutes.

The meeting agenda and files to be reviewed by the Board will be uploaded to the City's Zoning Board webpage prior to the meeting (<https://www.woonsocketri.org/zoning-board>).

Zoom Participation

The public may join the meeting remotely. Video will be available via a computer, tablet, or smart phone. For those without these devices, audio is available via a phone dial-in option.

Join Zoom Meeting at: <https://us02web.zoom.us/j/81594269050>

Meeting ID: 815 9426 9050

Dial by your location: +1 929 436 2866 US (New York)

NOTE: If your computer/device does not have a microphone/speakers you can join the meeting via your computer device to see video of the meeting, and then – separately – join the meeting via phone for audio and microphone capabilities.

ATTENTION: If a Board member is disconnected during the meeting, the meeting will continue unless the disconnection reduces the required 5-member quorum. If the 5-member quorum cannot be maintained the meeting will be adjourned and the instant matter and all remaining matters will be postponed to the Board's next scheduled meeting.

By Order of the Zoning Board of Review,
Dennis J. Losardo, Vice-Chairman
Carl J. Johnson, Zoning Official
401.597.5359 cjohnson@woonsocketri.org

Posted: Thursday, January 21, 2021