

DENIED *Deny*

# PETITION TO THE CITY COUNCIL

TO THE HONORABLE CITY COUNCIL OF THE CITY OF PROVIDENCE:

*The undersigned respectfully petitions your honorable body*

to change from an R-4 Multiple Dwelling Zone to an M-1 General Industrial Zone, Lot 58 as Set Out and Delineated on City Assessor's Plat 32 located along 334 Carpenter Street at the intersection with Grant Street.

*Alfred A. Gemma*  
ALFRED A. GEMMA  
310 Natick Avenue  
Warwick, Rhode Island 02886

DEPARTMENT OF CITY CLERK  
RECEIVED  
JUN 18 1984  
*Rose M. Mendonca*  
CITY CLERK OF PROVIDENCE, RI

IN CITY COUNCIL  
OCT 4 1984  
READ AND DENIED  
*Rose M. Mendonca* CLERK

*Paid by Check # 2434  
amount \$ 150.00*

RECEIVED  
OFFICE OF THE CITY CLERK  
CITY OF PROVIDENCE, R.I.

**FILED**  
JUN 18 11 17 AM '84  
DEPT. OF CITY CLERK  
PROVIDENCE, R. I.

IN CITY COUNCIL

FIRST READING  
REFERRED TO COMMITTEE ON ORDINANCES

*Debra M. Mendonca*  
CLERK

THE COMMITTEE ON  
ORDINANCES

Recommends *Referred*

*Rosen*  
Clerk

*September 25, 1984*

*From the Clerk's Desk*

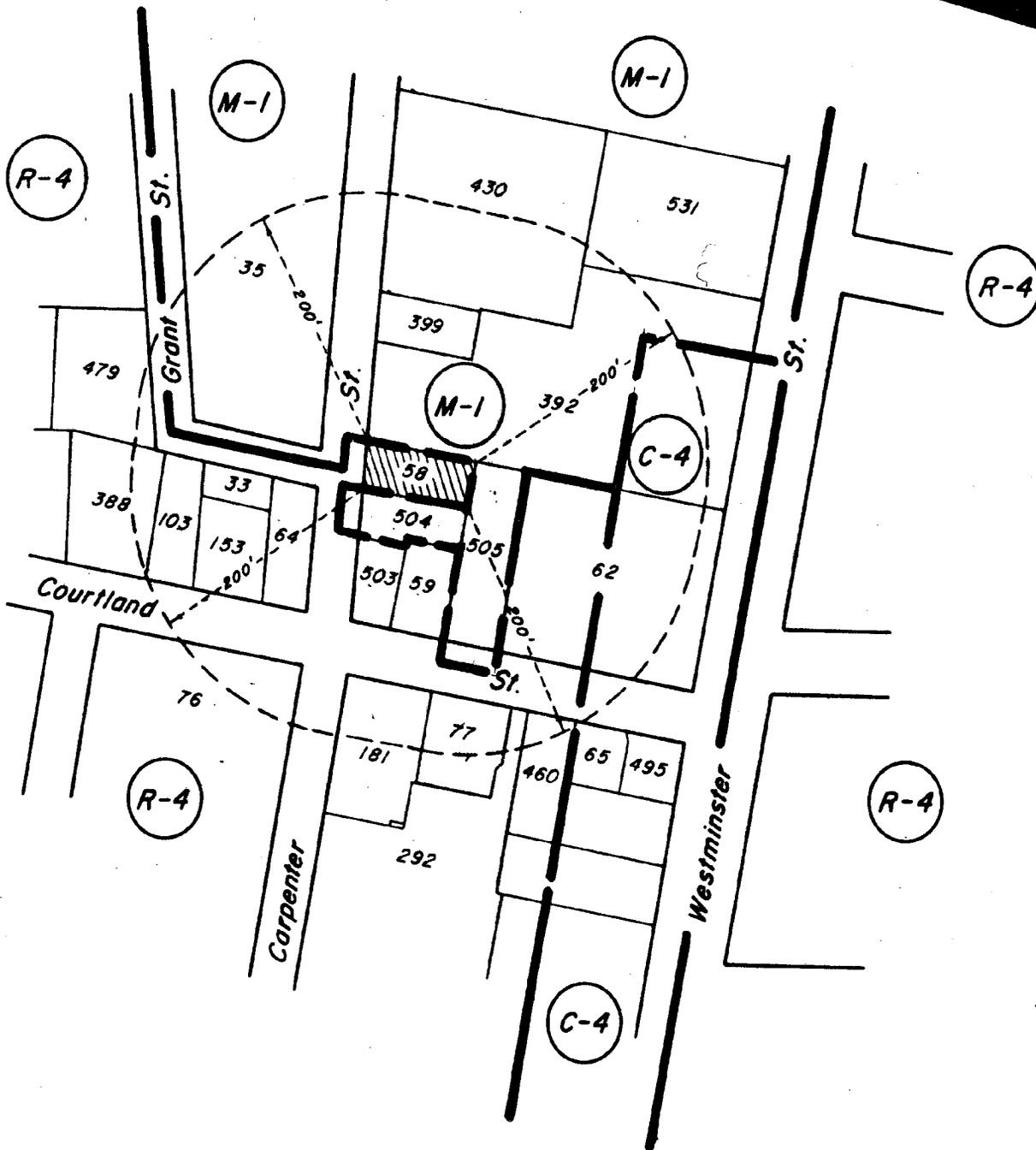
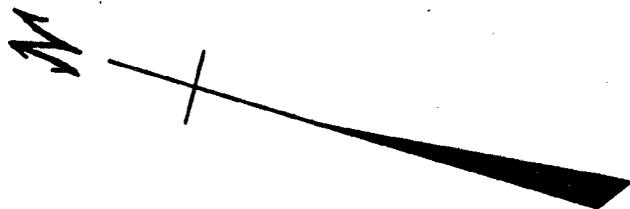
Rel No 570

Received Oct 4, 1984

**Zoning Change No.**

**Cross-Hatched Area To Be Changed  
From An R-4 Multiple Dwelling Zone  
To An M-1 General Industrial Zone.**

PROVIDENCE R I
P W DEPT ENGINEERING OFFICE
CITY PROPERTY SECTION
Plan No _____
Date <u>July 18, 1984</u>



CITY OF PROVIDENCE R. I.
Public Works Dept. Engineering Office
Shows <u>Zoning Change No.</u>
<u>Lot 58, A.P. 32 (Carpenter St.)</u>
Drawn by <u>Patruska</u> Checked by <u>J.H.O'R</u>
Scale <u>Not To Scale</u> Date <u>July 18, 1984</u>
Coman <u>J.H. O'Rourke</u> Associate Engr.
Approved <u>Frank A. Trill</u> CHIEF ENGINEER

Lot Numbers From Assessor's Plat 32

*Kelly, Kelleher & Reilly*  
*Attorneys at Law*

EDMUND J. KELLY  
JAMES H. REILLY  
TERRENCE G. SIMPSON

735 HOSPITAL TRUST BUILDING  
PROVIDENCE, RHODE ISLAND 02903-2465  
(401) 272-1312

FRANCIS A. KELLEHER  
(1944-1983)

June 18, 1984

Mrs. Rose M. Mendonca  
City Clerk  
City Hall  
Providence, Rhode Island 02903-1789

Dear Mrs. Mendonca:

Enclosed please find a Petition to the City Council for a zoning change from R-4 Multiple Dwelling to M-1 General Industrial plus a check of \$150 to cover the fee. The property is located at 334 Carpenter Street. I have prepared a list of the adjacent property owners to assist you in the notification process. Much of the adjacent property has already been rezoned M-1.

Would you kindly present this matter to the Council and advise me of the committee to which it has been referred and the date on which action will be taken on this petition. If it would be beneficial, I will be happy to appear and explain the merits of this petition to the council.

Thank you for your assistance.

Sincerely,

KELLY, KELLEHER & REILLY

*Terrence G. Simpson*  
Terrence G. Simpson

TGS/sss  
Enclosures

FILED

JUN 18 11 17 AM '84

DEPT. OF CITY CLERK  
PROVIDENCE, R. I.

City of Providence



Rhode Island

Department of City Clerk

**MEMORANDUM**

DATE: June 26, 1984  
TO: Frank Tibaldi, Director of Public Works  
SUBJECT: ZONING CHANGE - CARPENTER STREET  
CONSIDERED BY: Committee on Ordinances.  
DISPOSITION:

Attached is a copy of the subject petition, for your study and report back in writing, along with a list of abutting property owners and tracing of the said area.

*Michael R. Clement*  
--Michael R. Clement  
First Deputy City Clerk

City of Providence



Rhode Island

Department of City Clerk

**MEMORANDUM**

DATE: June 26, 1984

TO: Stanley Bernstein, Director of Planning and Urban Development

SUBJECT: ZONING CHANGE :: CARPENTER STREET

CONSIDERED BY: Committee on Ordinances

DISPOSITION:

Attached is a copy of the subject petition, for your study and report back in writing to the said Committee, as soon as practical.

*Michael R. Clement*

Michael R. Clement

First Deputy City Clerk

ASSESSOR'S PLAT 32

OWNERS OF VARIOUS LOTS WITHIN 200 FOOT RADIUS OF LOT 58

- |       |   |                       |   |
|-------|---|-----------------------|---|
| ✓ 58  | Alfred Gemma<br>Petitioner  | ✓ 35                  | Blacher Bro Inc.<br>P. O. Box 1417<br>Providence, RI 02901                            |
| ✓ 59  | Guisepe Matiello & Wife<br>Iolanda<br>14 Leawood Drive<br>Cranston, RI 02920                      | ✓ 388                 | K V Corporation<br>247 Walnut Street<br>North Providence, RI 02904                    |
| ✓ 62  | c/o Mrs. Kasparian<br>535 Namquid Drive<br>Warwick, RI 02888                                      | ✓ 392                 | Clifford Robbins<br>1229 Westminster Street<br>Providence, RI 02909                   |
| ✓ 64  | Ronald D'Agostino<br>460 East Greenwich Avenue<br>West Warwick, RI 02893                          | ✓ 399                 | Aries, Inc.<br>326 Carpenter Street<br>Providence, RI 02909                           |
| 65    | John & Mary Baldinelli<br>21 Cambio Court<br>Cranston, RI 02920                                   | ✓ 430                 | Blacher Bro Inc.<br>P. O. Box 1417<br>Providence, RI 02901                            |
| ✓ 76  | Bridgham Manor<br>203 Waterman Avenue<br>Providence, RI 20906                                     | 460                   | Elena DiQuattro<br>175 Courtland Street<br>Providence, RI 02909                       |
| ✓ 77  | Elizabeth Esposito<br>William Esposito<br>Douglas Terrace - Apt. 25<br>North Providence, RI 02904 | 462                   | Clarence B. McCormick<br>Dorothy McCormick<br>1 Borden Street<br>Providence, RI 02909 |
| ✓ 103 | Alfred V. & Tosca Casinelli<br>146 Courtland Street<br>Providence, RI 02909                       | 448                   | Clifford E. Robbins, Jr.<br>1229 Westminster Street<br>Providence, RI 02909           |
| ✓ 153 | Dante Panciocco<br>152 Courtland Street<br>Providence, RI 02909                                   | 495                   | John Baldinelli<br>Mary<br>21 Cambio Court<br>Cranston, RI 02920                      |
| ✓ 181 | Joseph Musone, Jr.<br>Patricia Musone<br>384 Angell Road<br>Lincoln, RI 02865                     | ✓ 503                 | Nicola Mattiello<br>Iolanda Mattiello<br>14 Leawood Drive<br>Cranston, RI 02920       |
| ✓ 292 | NCT Corporation<br>6 Conduit Street<br>Lincoln, RI 02865  | ✓ 504<br>✓ &<br>✓ 505 | Alfred Gemma<br>Petitioner  |

**FILED**

JUN 18 11 17 AM '84

DEPT. OF CITY CLERK  
PROVIDENCE, R. I.

Zoning Change  
334 Carpenter St.

To be Change from R-4 to an M-1

Plot ✓ 32

Lot ✓ 35

✓ 479 Leo F. Li Maio + wif. Mary  
57 Hart St, Prov. R.I. 02909

✓ 388

✓ 103

✓ 33 Evelyn N. Valley  
65 Hart St, Prov, R.I. 02903

✓ 153

✓ 64

✓ 430

✓ 531 Blacker Bros.

✓ 392

✓ 399

✓ 62

✓ 505

✓ 58

✓ 504

Plat 32

Lot ✓ 503

✓ 59

✓ 292

✓ 77

✓ 181

✓ 76



# The City Plan Commission

40 FOUNTAIN STREET

PROVIDENCE, RHODE ISLAND 02903

August 6, 1984

Committee on Ordinances  
c/o City Clerk  
City Hall  
Providence, Rhode Island 02903

Attention: Rose M. Mendonca, City Clerk

Subject: Referral No. 2132 - Proposed Zone Change from R-4 to M-1  
Lot 58 on A.P. 32 at 334 Carpenter St.

Gentlemen:

The Subject referral was presented to the City Plan Commission at its August 1, 1984 regular meeting.

The City Plan Commission did not vote on this referral due to the lack of a quorum, however, this Department has reviewed the subject referral.

The petition proposing to rezone lot 58 on A.P. 32 from R-4 Multiple Dwelling Zone to a M-1 General Industrial Zone was submitted by Alfred A. Gemma of 310 Natic Avenue, Warwick, Rhode Island, owner of the subject lot.

A field inspection revealed that the subject lot is vacant, as is Lot 504; both are separated from Carpenter Street by a chain-link fence.

The adjacent area east of the subject lot is zoned M-1 and contains various industrial and heavy commercial uses on both sides of Carpenter Street.

The adjacent Lot 505 located south of the subject lot is used by the Courtland Auto Sales and a three family residential structure. Further to the south, Lot 62 which is partially zoned C-4 is used by Harrison Used Car Sales.

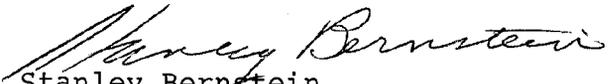
Lot 64 located northwest from the subject lot, across from Carpenter Street, is used as a parking lot and contains a small commercial building.

Committee on Ordinances  
Page 2  
August 6, 1984

Lots 504 and 505 on A.P. 32 were the subject of CPC Referral No. 2048 (10-6-81). The Commission at that time recommended denial of the petition. The City Council disregarded the Commission's recommendation and passed Ordinance No. 57 on January 30, 1983, wherein a rezoning of the aforesaid Lots from R-4 to M-1 was made official. Mr. Gemma wants to consolidate all three lots: 58, 504 and 505 under one zone to facilitate future development.

Inasmuch as the earlier rezoning surrounded the subject lot with an M-1 zone, this Department advises the Committee on Ordinances that no objection is offered to this petition.

Sincerely yours,

  
Stanley Bernstein  
Director

SB/jp

cc: Mayor Joseph R. Paolino, Jr.