

PETITION TO THE CITY COUNCIL

TO THE HONORABLE CITY COUNCIL OF THE CITY OF PROVIDENCE:

*The undersigned respectfully petition your honorable body*

To amend the Zoning Map which is part of the Zoning Ordinance of the City of Providence by changing that portion of Lot 798 on Assessor's Plat 28, presently zoned R-4 Multiple Dwelling Zone to C-2 General Commercial Zone, said lot being located on the easterly side of America Street (22 America Street)

*Edmund J. Mayer*  
*Post Comm.*

NOV-20-59

035

9 DEC-25

10:00

IN CITY COUNCIL

JUL 7 - 1960

READ:

*and Denied*  
*Waverett Whelan*  
CLERK

NOV 19 4 36 PM '59

CITY CLERK'S OFFICE  
PROVIDENCE, R.I.

# IN CITY COUNCIL

NOV 19 1959

FIRST READING  
REFERRED TO COMMITTEE ON  
ORDINANCES.....

*Theresa P. Donahue*  
CITY CLERK

CITY COUNCIL

1900

DATE 19

RECEIVED OF

Edmund J. Mazzeo

TEN AND 00/100

900-2

DOLLARS

Fee for Petition to the City Councils for a change in the Zoning of

Lot portion of lot 798

Plat

28

(22 America St.)

\$10.00

PAID - City of Providence - James M. Goff - City Auditor

NOV-20-99

Vin.: I had spoken with "Tom" about this matter.  
& he feels that because a small portion of this lot in  
question is already zoned C-2 he would like to  
have it <sup>go</sup> before the Ordinance Committee, so that  
the existing C-2 zone line might be extended to  
envelope the rest of the lot, which is now zoned R-4.

J.P. Manure

**- The City of Providence — Legislative Department**

**CITY CLERK'S OFFICE—OFFICIAL MEMORANDUM**

Providence, R. I., November 20, 1959

TO: City Plan Commission

SUBJECT: ZONING CHANGE - portion of Lot 798 on Plat 28 - from R-4 to C-2  
east side of America St., (22 America St.)

CONSIDERED BY: Committee on Ordinances

ACTION TAKEN: VOTED: To refer for study, report and recommendation attached  
petition.

*City Clerk*



# City Plan Commission

EDWARD WINSOR, *Chairman*  
JERRY LORENZO      RALPH MATERA

WALTER H. REYNOLDS, *Mayor*  
LUCIO E. CARLONE, *Secretary*

PAUL A. SAN SOUCL, *Vice Chairman*  
RAYMOND J. NOTTAGE      HARRY PINKERSON

FRANK H. MALLEY, *Director*  
DIETER HAMMERSCHLAG, *Chief Planner*

*Suite 103, City Hall,  
Providence 3, Rhode Island*

December 16, 1959

Committee on Ordinances  
City Hall  
Providence, Rhode Island

SUBJECT: Referral No. 1126 - ZONING CHANGE AT 22 AMERICA STREET

Gentlemen:

The subject referral received consideration by the City Plan Commission at a meeting held on Tuesday, December 15, 1959.

This referral is a request to change that portion of Lot 798 on Assessor's Plat 28 from an R-4 Zone to a C-2 Zone. The property in question contains 17,246 square feet of land.

On an inspection and photographic survey it was found that the site contained a two-story brick building formerly the America Street School, and now occupied by the Rocco Bagalio Post #172 (Veterans of Foreign Wars).

Reference is made to Referral Numbers 845 and 1036, from the Committee on Ordinances, dated August 24, 1956 and September 29, 1958, at which time a similar request was submitted to change the zoning of the school site from an R-4 to a Commercial Zone. The City Plan Commission recommended denial of these petitions and to date no action has been taken by the City Council.

There is more than ample commercial zoning in close proximity to the site and every effort is being made to prevent an extension or enlargement of the existing commercial zone into the residential neighborhood. Traffic congestion has been relieved, somewhat, by the existing one-way traffic circulation system and a desire to downgrade the site would nullify this system and further depreciate surrounding property values.

Dec 16 3 53 PM '59

CITY CLERK'S OFFICE  
PROVIDENCE, R.I.

RECEIVED  
CITY CLERK'S OFFICE  
PROVIDENCE, R.I.  
DEC 16 1959

TO THE HONORABLE  
THE SENATE  
PROVIDENCE, R.I.

FROM THE  
CITY CLERK  
PROVIDENCE, R.I.

RE: [illegible]

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

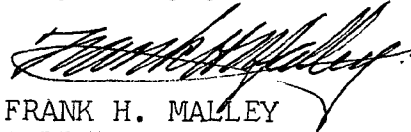
December 16, 1959

Since there have been significant attempts to gradually eliminate traffic congestion and penetration of nonconforming uses without inflicting unreasonable hardships upon property owners,

The Commission

VOTED: To recommend that this request to change the residential character of the neighborhood be denied.

Very truly yours,



FRANK H. MALLEY  
DIRECTOR  
CITY PLAN COMMISSION

FHM:MMH

c.c. Councilman Jerry Lorenzo  
Councilman Thomas S. Luongo



DEC 16 3 53 PM '59  
CITY CLERK'S OFFICE  
PROVIDENCE, R.I.

# AMERICA STREET ZONING CHANGE

## Plat 28

### Lots

798	The Rocco Bagalio Vet. Asso. c/o Edmund Mazza 150 Carpenter Street,
797	Giuseppe Petrillo est. & wdw Agata 12 Africa Street,
796	Antonio Mastrostefano 182 Academy Avenue
795	Elvira, Teresa, Raphael, Anthony, John & Armand G Caruolo 59 Bainbridge Avenue,
794	Elvira & Teresa Caruolo 59 Bainbridge Avenue
793	C. D'Errico, Inc. 184 Knight Street,
792	The Columbus Nat. Bank 33 Weybosset Street,
331	Rudolph S. Buonaccorsi & wf. Marie 95 Metropolitan Road
791	John DelSesto & Wf. Catherine 87 Balbo Avenue,
790	John DelSesto
865	John DelSesto
804	The Columbus Nat. Bank
802	Charles Rufrano & Alfonsina R Dolce 65 Courtland Street.
808	Anna Palmisano 44 America Street,
778	Vito & Ralph Avella 9 America Street
807	Luigi Procaccini & wf/ Stella 349 Juniper Street, E. Prov., R.I.
806	Same
805	Agata Rocco widow Domenico 12 Africa Street,
226	Thomas D. Norato & wf. Mary 56 Sutton Street,
227	Christina Avella widow Serafino 9 America Street,
228	Giovanni Regine, Rosina Patalano & Margaret Dettore 11 America Street,
229	Luigi Scorpio & wf. Nicolina 19 America Street,

- 230 Thomas Capasso, Luigi, Joseph, Mary Ronzio,  
Carolina Guisti, Henry Capasso & Antonio Capasso,  
150 Acorn Street,
- 231 Matteo Solitro & wf. Clara  
25 America Street,
- 232 James McMullen & wf. Anita  
31 America Street,
- 233 Clara Solitro  
25 America Street,
- 234 Manuele Balestra & wf. Maria  
39 America Street
- 235 Gennaro Mattera  
41 America Street,

5.

WE, THE UNDERSIGNED, OBJECT TO THE PETITION OF EDMUND MAZZEO TO CHANGE THAT PORTION OF LOT 798 ON CITY ASSESSOR'S PLAT 28, PRESENTLY ZONED R-4 MULTIPLE DWELLING ZONE TO C-2 GENERAL COMMERCIAL ZONE; SAID LOT BEING LOCATED ON THE EASTERLY SIDE OF AMERICA STREET (22 AMERICA STREET):

owners of property  
America St.

Anita H. McMullen

James S. McMullen } 29431

Joseph Lapasano - 21 America St.

FILED

FEB 1 1 46 PM '60

CITY CLERK'S OFFICE  
PROVIDENCE, R.I.

WE, THE UNDERSIGNED, OBJECT TO THE PETITION OF EDMUND J. MAZZEO TO CHANGE THAT  
PORTION OF LOT 798 ON CITY ASSESSOR'S PLAT 28, PRESENTLY ZONED R-4 MULTIPLE  
DWELLING ZONE TO C-2 GENERAL COMMERCIAL ZONE; SAID LOT BEING LOCATED ON THE  
EASTERLY SIDE OF AMERICA STREET (22 AMERICA STREET):

Matto Solito ..... } owners of property:  
Clara Solito ..... } 23-25 America St & rear  
also } 33 America St.

Charles Ruffano - cor. America & Africa Sts.

Fring Capasso  
individuals

Antonia Capasso  
Mary Romo  
Carolina Rini  
Henry Capasso  
Thomas Capasso

21 America Street

FILED

FEB 1 1 46 PM '60

CITY CLERK'S OFFICE  
PROVIDENCE, R.I.





January 20, 1960

We the undersigned object to the granting of the petition of Edmund J. Mazzeo to change that portion of lot No. 798, City Assessors' Plat No. 28, from R.4 Multiple Dwelling to C- 2 General Commerical Zone- said lot being located on the easterly side of America Street, (22 America Street.)

The granting of this change will create a grave parking situation causing blocking of our drive-ways and parking space in front of our property depriving our tenants of parking space.

Owner of real estate  
at 16-22 Africa Street  
9 families-

*Luigi Procaccini &  
Stella Procaccini*

Owners of real estate  
39 America

*Mamie Bolesera  
and wife X her mark*

**FILED**

**FEB 3 3 17 PM '60**

**CITY CLERK'S OFFICE  
PROVIDENCE, R. I.**

THE CITY OF PROVIDENCE  
STATE OF RHODE ISLAND AND PROVIDENCE PLANTATIONS

RESOLUTION OF THE CITY COUNCIL

No. 324

Approved July 8, 1960

Resolved,

That the Providence Redevelopment Agency  
is hereby requested to make such application, as it deems  
necessary, for planning funds to the Housing and Home Finance  
Agency to prepare a Community Renewal Program.

IN CITY COUNCIL

JUL 7 - 1960

READ and PASSED

*Edward P. Dugley*  
President  
*Reverett Whelan*  
Clerk

APPROVED

JUL 8 1960

*Edward P. Dugley*  
ACTING MAYOR

IN CITY  
COUNCIL

MAR 24 1960

FIRST READING

DEFERRED TO COMMITTEE ON

*Redmond's Amendment to City*  
*of Everett*  
CLERK

*Mr. Longo*

**The City of Providence — Legislative Department**

**CITY CLERK'S OFFICE—OFFICIAL MEMORANDUM**

Providence, R. I. March 25, 1960

TO: James F. Reynolds, Executive Director - Redevelopment Agency.

SUBJECT: Resolution requesting the Providence Redevelopment Agency to make Application for Planning Funds to the Housing and Home Finance Agency to prepare a Community Renewal Program.

CONSIDERED BY: City Council - March 24, 1960

ACTION TAKEN: VOTED: To refer the attached Resolution for study, report and recommendation.

*Devereux Whelan*

City Clerk

Office of the City Clerk

In City Council,

March 24, 1960

To the Chairman,  
Committee on REDEVELOPMENT AGENCY

The following matters were this day referred to your Committee.

*Devereux Whelan*  
City Clerk

Resolution requesting the Providence Redevelopment Agency to make Application for Planning Funds to the Housing and Home Finance Agency to prepare a Community Renewal Program.



CITY OF PROVIDENCE  
EXECUTIVE CHAMBER  
PROVIDENCE, R.I.

WALTER H. REYNOLDS  
MAYOR

May 27, 1960

To the Honorable the City Council  
of the City of Providence

Gentlemen:

In accordance with the provisions of Section 91 of Chapter 544 of the Ordinances of the City of Providence, 1951, I have this day appointed Mr. Arthur A. Thomas of Providence as a member of the Zoning Board of Review for the ensuing term ending on the first Monday in June, 1965, and respectfully submit the same to you for your approval.

IN CITY COUNCIL

JUL 7 - 1960

READ AND APPROVED

*D. Everett Whelan*  
CLERK

WHR:JCS

Respectfully submitted,

*Walter H. Reynolds*  
Walter H. Reynolds  
Mayor of Providence

FILED

MAY 27 11 49 AM '60

CITY CLERK'S OFFICE  
PROVIDENCE, R.I.



State of Rhode Island and Providence Plantations

THE CITY OF



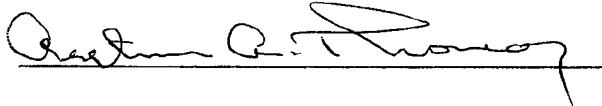
PROVIDENCE

I, ARTHUR A. THOMAS, do

*solemnly swear that I will support the Constitution of the United States  
and of the State of Rhode Island and that I will faithfully discharge  
the duties of the office of*

Member - Zoning Board of Review

*to the best of my ability.*





I, Walter H. Reynolds, Mayor

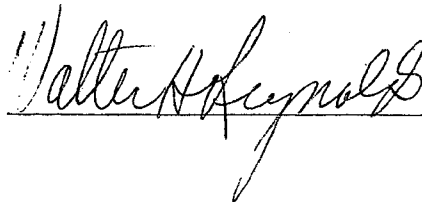
*do hereby certify that on the 23rd day of August, A. D. 19 60,*

*I did administer unto* ARTHUR A. THOMAS

*duly appointed to the office of*

Member - Zoning Board of Review

*the above subscribed oath.*





CITY OF PROVIDENCE  
EXECUTIVE CHAMBER  
PROVIDENCE, R.I.

WALTER H. REYNOLDS  
MAYOR

May 27, 1960

To the Honorable the City Council  
of the City of Providence

Gentlemen:

In accordance with the provisions of Chapter 591 of the Ordinances of the City of Providence, 1952, I have this day appointed Mr. John J. Cashman of Providence as the sixth member of the Zoning Board of Review for the ensuing term ending on the first Monday in June, 1961, and respectfully submit same to you for your approval.

IN CITY COUNCIL  
JUL 7 - 1960

READ AND APPROVED

*Everett Whelan*  
CLERK

WHR:JCS

Respectfully submitted,

*Walter H. Reynolds*  
Walter H. Reynolds  
Mayor of Providence

FILED

MAY 27 11 49 AM '60

CITY CLERK'S OFFICE  
PROVIDENCE, R.I.



CITY OF PROVIDENCE  
EXECUTIVE CHAMBER  
PROVIDENCE, R.I.

WALTER H. REYNOLDS  
MAYOR

May 27, 1960

To the Honorable the City Council  
of the City of Providence

Gentlemen:

In accordance with Sections 5.6 and 5.7 of Chapter 1040 of the Ordinances of 1956, I have this day appointed Mr. Frank P. McEntee of 28 Hillside Avenue, Providence, a member of the Housing Board of Review, for a term of five years beginning Monday, June 10, 1960, and respectfully submit same to you for your approval.

IN CITY COUNCIL

JUL 7 - 1960

READ AND APPROVED

*Robert Whelan*  
CLERK

WHR:JCS

Respectfully submitted,

*Walter H. Reynolds*  
Walter H. Reynolds  
Mayor of Providence

FILED

MAY 27 11 49 AM '60

CITY CLERK'S OFFICE  
PROVIDENCE, R.I.



CITY OF PROVIDENCE  
EXECUTIVE CHAMBER  
PROVIDENCE, R.I.

WALTER H. REYNOLDS  
MAYOR

June 29, 1960

The Honorable  
The City Council  
City Hall  
Providence, Rhode Island

Gentlemen:

On February 5, 1960 by Resolution Number 55 the City Council authorized purchase of the block bounded by Broad Street, Claverick Street, Gould Lane and Chestnut Street. The purpose for which this area was acquired was to provide in this location a temporary off-street parking facility. Buildings were to have been demolished with the exception of a single building devoted to garage purposes and the remainder was to have been surfaced and metered for use as parking. Ultimately with the development of the Downtown Master Plan another use would have replaced the parking and the parking would have been relocated elsewhere.

Following the series of conferences last week, however, I wish to advise the Council that it is my intention to delay the demolition of structures in this area and to defer the development of the parking facilities for a period of time estimated to be between six and twelve months. The reason for this postponement is the change in scheduling of the so-called Weybosset Hill Redevelopment Project in the downtown area. Originally this project was considered to be four or five years away from initiation. Due to the interest generated in the revitalization of downtown Providence and the prospect of real and tangible assistance offered by Impact, R. I., it has been determined to give the Weybosset Hill Project recommendation as top priority among applications to be considered for submission in the federal urban renewal program.

To: The City Council

DATE: June 29, 1960

PAGE: 2

The City's share of redevelopment costs, as you gentlemen know, can be financed either by bond authority or by non-cash grants-in-aid, that is, by the contribution of City owned real estate and improvements within the project area. In the present instance the block of property containing the Metropolitan Theatre will be within the project to be proposed and the City will be entitled to the credit for the full value of land and buildings as well as any demolition costs which may be involved in the removal of unwanted structures. We have, therefore, a potential credit in excess of \$400,000 only a portion of which could be realized if the area were to be cleared immediately. By postponing clearance for the period of six to twelve months mentioned above, the City will preserve a credit of more than \$150,000, a sum representing the estimated value of the improvements thereon and the cost of demolition of same.

This credit can be established only after Federal approval of a survey and planning application and a public hearing. Preparation of the application and its subsequent approval are the factors accounting for the six months to one year delay referred to. The project is expected to take some three years in execution and there appears to be no reason why this area could not be used for low cost off-street parking during the execution phase of the project.

I have discussed this matter with various advisors, with the technical people involved and with representatives of Impact, R. I. All have been unanimous in agreeing that the saving to be afforded the City of Providence by a relatively short deferment of action in regard to the parking facilities represents a most prudent policy financially. I feel that you will agree with me in this conclusion and that you will give the survey and planning application for the Weybosset Hill Project your prompt consideration when it is submitted to you later this summer.

IN CITY COUNCIL  
JUL 7 - 1960

READ:  
WHEREUPON IT IS ORDERED THAT  
THE SAME BE RECEIVED.

*R. Everett Whelan*  
CLERK

Respectfully yours,

*Walter H. Reynolds*  
Walter H. Reynolds  
Mayor of Providence

WHR:vhf

FILED

JUL 1 12 11 PM '60

CITY CLERK'S OFFICE  
PROVIDENCE, R. I