

AGENDA

July 11, 2006
7 p.m.
City Council Chamber

CALL TO ORDER

MINUTES

- Minutes of the June 6, 2006 Planning Commission meeting

ORDINANCE COMMITTEE ITEMS

- Ordinance #2-06-08 – Ordinance in amendment of Chapter 30 of the Code of the City of Cranston Cranston, 2005, entitled “Zoning” (Change of Zone-Burton St. II)

SUBDIVISION AND LAND DEVELOPMENT PLANS

1. **Greenfield Commons – Preliminary Plan** *Continued from April, 2006*
Major Land Development Plan with street extension
Greenfield Street
AP 12, Lots 3158, 3166, 3167 & 3234
2. **Testa/Carlino Condominiums II – Master Plan** *Public Informational Meeting*
Berry/Burton Street
Major Land Development Plan without street extension
AP 12/4, Lots 938-953 and 996-1002
3. **Tory Woods II – Master Plan** *Public Informational Meeting*
Major Subdivision with street extension
Old Scituate Avenue
AP 36/4, Lots 1 & 20, AP 37/3, Lots 138 & 839
4. **Park Avenue Condominiums – Master Plan** *Public Informational Meeting*
Major Land Development Plan without street extension
1455 Park Avenue
AP 11/2, Lots 269, 2822 & 2823
5. **Plainfield Pike Subdivision – Preliminary Plan** *Public Informational Meeting*
Minor Subdivision without street extension
1890 Plainfield Pike
AP 37, Lot 14

ZONING BOARD OF REVIEW ITEMS

1. **REO PROPERTIES INC 806 RESERVOIR AVENUE CRANSTON RI 02910 (OWN/APP)** for permission to leave an existing legal non-conforming single-family dwelling with restricted front yard setback on an undersized 5120+/- SF [lot 2522] and build a new 26' X 30' two-story single-family dwelling on the abutting lots [2523, 3055 and 3056] with restricted frontage and front yard setback at **18 Dunedin Street.**

2. **MICHAEL D AND NICOLINA GIANFRANCESCO 160 HINES FARM ROAD CRANSTON RI 02921 (OWN/APP)** for permission to add interior seating for patrons for a delicatessen in an existing legal non-conforming building with restricted front and side yard setback and off-street parking [lot 2001] and build a new 28' X 44' raised ranch style single family home on the abutting 4800 SF undersized [lot 2004] at **1606 Cranston Street corner of Vermont.**
3. **647 OAKLAWN LLC 647 OAKLAWN AVENUE CRANSTON RI 02920 (OWN/APP)** for permission to have additional signage than that allowed by ordinance at **1375 Park Avenue.**
4. **BAKSHI FARYAN AND SONYA PETROSYAN 36 STAM AVENUE CRANSTON RI 02910 (OWN/APP)** have filed an application Pursuant to Section 17.20.130 Dimensional Variance by the Building Official for permission to build a 10' x 20' two story addition with restricted rear yard set back to an existing legal non-conforming single family dwelling.
5. **JANICE BARTA 50 OAKRIDGE DRIVE CRANSTON RI 02921 (OWN/APP)** for permission to leave an existing legal non-conforming single-family dwelling with restricted frontage, front and side yard setback on an undersized 49,400+/- SF [lot 324] and relinquish ownership of the abutting 30,000+/- SF lot [2179] to the abutting owner of lot 274 at **50 Oakridge Drive.**
6. **FRANK AND SUSAN PASSARELLA 20 WOODLAND AVENUE CRANSTON RI 02920 (OWN/APP)** have filed an application for permission, pending minor administrative sub-division, to leave an existing single family dwelling with restricted front and side yard setback on a proposed 6555+/- SF undersized [lot 2] and build a new single family dwelling on the remaining proposed 6522+/- SF undersized [lot1].

EXTENSIONS OF TIME

1. **Koutsogiane Estates** – Final Plan
2. **Sanctuary Estates** – Preliminary Plan

PERFORMANCE GUARANTEES

1. **Prescott Farms**
Reduction in amount of required bond
2. **Cranston Commons**
Pending Expiration of Letter of Credit
3. **Jenny Estates**
Pending Expiration of Letter of Credit

MISCELLANEOUS

- Update on the status of the Comprehensive Plan

ADJOURNMENT

NEXT MEETING

- Tuesday, August 2, 2006 at 7 p.m.