



**CITY OF EAST PROVIDENCE
PLANNING BOARD
MEETING AGENDA**

Date: Tuesday, August 13, 2024

Time: 7:00 PM

Place: East Providence City Hall, 145 Taunton Avenue, room 306

- 1. CALL TO ORDER**
- 2. PLEDGE OF ALLEGIANCE**
- 3. APPROVAL OF PLANNING BOARD MINUTES**

June 26, 2024 & July 8, 2024

4. NEW BUSINESS

For discussion, consideration, and/or action (vote), regarding the following matters:

- A. OCEAN POINT PROPERTIES, LLC**, seeks permission to subdivide property located at 320-322 MAURAN AVENUE, further recognized as MAP 206, BLOCK 29, PARCEL 008.00 via a Minor Subdivision in accordance with the Unified Development Plan Review procedural process, necessitating both dimensional relief as individually described below, and Minor Subdivision approval.
 1. Dimensional Variance to permit the referenced subdivision, resulting in designated Parcel "A" having deficient overall lot area pursuant to Section 19-145-Two-hundred and twenty-seven (227) square foot (4.54%) dimensional variance, resulting in stated Parcel "A" realizing an overall lot area of four-thousand and seven-hundred and seventy-three (4,773) square feet. [Petition No. 6988]
 2. Dimensional Variance to permit the referenced subdivision, resulting in designated Parcel "B" having deficient overall lot area pursuant to Section 19-145-Two-hundred and thirty-one (227) square foot (4.54%) dimensional variance, resulting in stated Parcel "B" realizing an overall lot area of four-thousand and seven-hundred and seventy-three (4,773) square feet. [Petition No. 6988]
 3. Dimensional Variance to permit the referenced subdivision, resulting in designated Parcel "C" having deficient overall lot area pursuant to Section 19-145-Two-hundred and thirty-one (231) square foot (4.62%) dimensional variance, resulting in stated Parcel "C" realizing an overall lot area of four-thousand and seven-hundred and sixty-nine (4,769) square feet. [Petition No. 6988]
 4. Minor Subdivision Preliminary Plan to subdivide parcel 008.00 into three single-family residential dwellings, in accordance with Article 8 titled Minor Land Development Projects and Minor Subdivisions of the Land Development and Subdivision Regulations.

- B. Proposed Capital Improvement Plan & FY 25 Budget for recommendation to City Council.

5. ANNOUNCEMENT

The next Planning Board meeting is scheduled for Monday, August 19, 2024.

6. ADJOURNMENT

HOW CAN I LEARN ABOUT THIS PROPOSAL PRIOR TO THE MEETING?

As part of the above petitions, the applicants have submitted materials which are public record. If you would like to receive a copy of the materials submitted to view before the meeting, please contact the Department of Planning and Economic Development at 401-654-4288 or planning@eastprovidenceri.gov.

Facilities are accessible for people with disabilities. If communication assistance or any other accommodations are needed to ensure equal participation, please contact the Department of Planning and Economic Development at 401-654-4288 or planning@eastprovidenceri.gov not less than 48 hours in advance of the meeting date.

Cc: Mayor Roberto DaSilva
City Council
Director of Public Works
City Engineer
City Solicitor
Fire Chief
Zoning Officer