

**CITY OF EAST PROVIDENCE
STATE OF RHODE ISLAND
PLANNING BOARD**

A meeting of the Planning Board pursuant to Article 12 'Unified Development Review' of the City of East Providence 'Land Development and Subdivision Regulations' will be held in the City Council Chambers, City Hall, 145 Taunton Avenue, East Providence, Rhode Island, on Monday evening, November 10, 2025, at 7:00 P.M. The following application for Unified Development Review will be heard in accordance with Article 12 and Rhode Island General Law State Law 45-23-50.1.

I. Zoning

Fernando C. and Natalia F. Silva, seek permission to subdivide property located at 1019-1021 and 1027-1029 SOUTH BROADWAY, further recognized as MAP 207, BLOCK 2, PARCEL 9, via a Minor Subdivision in accordance with the Unified Development Plan Review procedural process, resulting in relief from the minimum lot area, lot width, lot depth, rear yard setbacks, accessory setback, impervious coverage and failing to meet the off-street parking requirements. [Dimensional Variance]

Fernando C. and Natalia F. Silva, seek permission to subdivide property located at 1019-1021 and 1027-1029 SOUTH BROADWAY, further recognized as MAP 207, BLOCK 2, PARCEL 9, via a Minor Subdivision in accordance with the Unified Development Plan Review procedural process, resulting in the need for a Use Variance to allow a two-family dwelling in a Commercial – 2 Zoning District. [Use Variance]

II. Minor Subdivision

1. Minor Subdivision Preliminary Plan to subdivide parcel 9 which currently contains two two-family dwellings into two parcels, each containing an existing two-family dwelling, in accordance with Article 8 titled Minor Land Development Projects and Minor Subdivisions of the Land Development and Subdivision Regulations.

Plans and other materials may be examined in the Office of the Department of Planning and Economic Development, City Hall, Room 309, 145 Taunton Avenue, East Providence, from 8:00 a.m. to 4:00 p.m., Monday through Wednesday, 8:00 a.m. to 6:00 p.m. on Thursday and 8:00 a.m. to 1:00 p.m. on Friday. The proposed development plan may be revised with the permission of the Planning Board as a result of further study or because of the views expressed at the public hearing.

Individuals requesting interpreter services for the hearing impaired or needing other special services must call 435-7500 48 hours in advance of the meeting date.

Michael Robinson, Chairman
East Providence Planning Board