

DEPARTMENT OF CITY CLERK

CITY HALL

APRIL 28, 1982

**CITY OF PROVIDENCE
RHODE ISLAND
COMMITTEE ON
ORDINANCES
OF THE CITY COUNCIL
PUBLIC HEARING
RELATIVE TO
AMENDMENT TO
THE ZONING ORDINANCE
AND ZONING MAP**

Notice is hereby given that a Public Hearing is scheduled to be held in the Chamber of the City Council on WEDNESDAY, APRIL 28, 1982 at 7:00 o'clock P.M. (E.D.T.) at which time and place the following Petitions in Amendment to the Zoning Ordinance and the Zoning Map of the City of Providence, approved September 21, 1951, as heretofore amended, will be considered, viz:

Petition of Tirocchi Realty Corp., to Change from a C-4 Heavy Commercial Zone to an M-1 Industrial Zone, Lots 373, 417, 372, 418 and 419 as Set Out and Delineated on City Assessor's Plat 110.

Petition of Alan Goldstein to Change from a C-2 General Commercial Zone to a C-4 Heavy Commercial Zone, Lot 53, as Set Out and Delineated on City Assessor's Plat 35, located at 1950 Westminster Street.

Persons interested in the above are hereby notified to be present at that time and place to be heard thereon. Persons other than Attorneys who represent Petitioners, must be so authorized, in writing, therefore.

The Petition may be seen and information on file, obtained relative to the above, during regular business hours, prior to said Hearing at the Department of City Clerk, City Hall.

**PER ORDER OF THE
COMMITTEE ON
ORDINANCES
COUNCILMAN VINCENT J.
CIRELLI, CHAIRMAN
COUNCILMAN EDWARD W.
XAVIER, VICE-CHAIRMAN
COUNCILMEN:
HARRY A. JOHNSON
THOMAS M. GLAVIN
WILLIAM J. MOISE
LAURENCE K. FLYNN
THOMAS W. PEARLMAN
ROSE M. MENDONCA
CITY CLERK**

The Committee on Ordinances meets this day, in the Chamber of the City Council, to conduct a Public Hearing relative to zoning changes.

Present: Chairman Cirelli and Councilmen Xavier, Glavin, Johnson and Moise. (Michael R. Clement, Assistant Clerk)

RELATIVE TO:

PETITION OF TIROCCHI REALTY CORP., TO CHANGE FROM A C-4 HEAVY COMMERCIAL ZONE TO A M-1 INDUSTRIAL ZONE, LOTS 373, 417, 372, 418 AND 419 AS SET OUT AND DELINEATED ON CITY ASSESSOR'S PLAT 110.

Chairman Cirelli calls on Senator John J. Bevilacqua.

Senator Bevilacqua steps forward and states that he has been asked to appear before this Committee on behalf of the residents of the area, where the change is to take place. The Residents have indicated to me that they are not in favor of the proposed change, because it will not help the area, and that the area is also made up of three family homes and that the change would not conform with the area as it stands now.

Senator Bevilacqua also states that some residents have approached me, and asks what would happen to their property value if such a change takes place.

Chairman Cirelli calls on Thomas A. Lynch, Esquire for the petitioner (Tirocchi Realty Corp.) .

Mr. Lynch states that his family has owned this land since 1922 and has employed it in a number of uses. This building has been used as a jewelry manufacturing Company.

Mr. Lynch further states that technically his client doesn't have to ask for a zoning change, because that building has been used before for different manufacturing before the zoning laws became into effect, but Mr. Tirocchi wants to make this use permanent so he

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can, his children and grandchildren.

Chairman Cirelli calls on Councilman Almagno.

Councilman Almagno states that he has received numerous calls objecting to this zoning change, and the he to is not in favor of the change, because there are all three family homes in this area, and to change it to manufacturing would open pandora's box and drive the people out.

Chairman Cirelli calls on Mrs. Josephine Rossi.

Mrs. Rossi states that she was born in the area and still lives their and I am very much against this change.

Chairman Cirelli calls on Mr. Ray Soletti.

Mr. Soletti states that he is not in favor of the change, and that Mr. Tirocchi doesn't live in the area.

Chairman Cirelli calls on Rose Romano.

Ms. Romano states that she does not want the change in the area, because we don't need it.

Chairman Cirelli calls on Amelia Scungio.

Ms. Scungio states that she is not in favor of the proposed zoning change, because our area is just fine without this proposed zone.

Chairman Cirelli calls on Mr. Robert DiMaio.

Mr. DiMaio states that he is not in favor of the zoning change.

Chairman Cirelli calls anyone else wishing to be heard on this matter, to please step forward and there are none.

Chairman Cirelli states the Committee will not act on this matter until we the Committee can study it further, thank you for coming.

PETITION OF ALAN GOLDSTEIN TO CHANGE FROM A C-2 GENERAL COMMERCIAL ZONE TO A C-4 HEAVY COMMERCIAL ZONE, LOT 53, AS SET OUT AND DELINEATED ON CITY ASSESSOR'S PLAT 35, LOCATED AT 1950 WESTMINSTER STREET.

Chairman Cirelli calls on Mr. Alan Goldstein the petitioner.

Mr. Goldstein states that he wants to change it to C-4. He also states that he has no specific plans, but as a landlord has been having trouble finding tenants, because some of the uses he has been approached for he cannot use, because of the present zoning. Mr. Goldstein also states that he and his family has owned the building in this area, for some time and would like to stay in the area.

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Chairman Cirelli calls on Mr. Ralph Roberti.

Mr. Roberti states that he is not in favor of this change, and that I am also here as President of the Olneyville Businessmans Association. He states that he heard that Mr. Goldstein was going to open up a electronic game room, and the people of the area are not in favor of this, because it would be an influence of young people who would commit vandalism.

Chairman Cirelli calls on Mr. John Sanders.

Mr. Sanders of Inbank states that he is not in favor of the change because we understand that a game room is to be opened at the site and this would possibly draw the bad element in the area.

Chairman Cirelli calls on Mr. Mike Ciritlolo.

Mr. Ciritlolo states that he is also not in favor of the change because we also heard that an amusement center is to be opened at the proposed site, and we believe that would bring crime into the area. Mr. Ciritlolo also states that he and his partner Ron Teller owns a coin shop and with the kind of element that hangs around amusement centers, is our concern.

Chairman Cirelli recognizes Mr. Goldstein.

Mr. Goldstein said a game room has been mentioned as a possible site and that is true, because that was one of use's a possible tenant asked me about, but we should not assume that a game room automatically brings trouble for the neighborhood.

Chairman Cirelli states at this time a decision on this will not be made until we study this matter. Thank you.

Adjournment is taken at 8:20 o'clock P.M.

Assistant Clerk

Michael R. Clement

Copied *J.M.A.*

Compared *J.D.*