

**THE CITY OF CRANSTON
ZONING BOARD DOCKET
March 12, 2025**

The following applications will be heard in the City Council Chambers, Cranston City Hall
869 Park Avenue, Cranston, RI 02910 on
Wednesday March 12, 2025 at 6:30 p.m.
The items listed may be subject to final action.

OLD BUSINESS

Ward 3

DR. JOYCE MARTIN (OWN/APP) has applied to the Board for permission to convert an existing mixed-use building into a Rooming, boarding house at **1040 Cranston Street**; A.P. 7, lots 754,755, and 756; area 14,254 sf; zoned C5. Applicant seeks relief per Section 17.92.010- Variances; Sections 17.20.030- Schedule of Uses. Application filed on 12/10/2024. Attorney John O. Mancini, Esq.

NEW BUSINESS

Ward 5

JESUS COLON (OWN/APP) has applied to the Board to construct a new single-family dwelling on an under-sized lot previously merged for zoning at **0 Whiting Street**, A.P. 12, lot 2890; area 4,736 sf; zoned A6. Applicants seek relief per Section 17.92.010- Variances; Section 17.20.120- Schedule of Intensity Regulations. Application filed 1/22/2025.

Ward 1

P&P REALTY, LLC and HSM INVESTMENTS, LLC have filed an application to allow a laundromat use in an industrial zone at **1420 Elmwood Avenue**, A.P. 4, lot 2616; area 1.97ac; zoned M2. Applicants seek relief per Section 17.92.010- Variances; Section 17.20.030- Schedule of Uses. Application filed 1/25/2025. John J. Garrahy, Esq.

Ward 3

HEIDY C. PAZ (OWN/APP) has filed an application to request permission to alter a previously granted variance to construct a single-family dwelling on an under-sized lot exceeding the allowable height at **175 Farmington Avenue**, A.P. 8, lot 1022; area 4,500 s.f.; zoned B1. Applicant seeks relief per 17.92.010- Variances; Section 17.20.120- Schedule of Intensity Regulations. Application filed 2/12/22. No attorney.