

NOTICE OF PUBLIC HEARING

In accordance with Sections 1801 and 1907 of the Providence Zoning Ordinance, the I-195 Redevelopment District Commission will hold a public hearing on

WEDNESDAY, SEPTEMBER 25, 2019

5:00 P.M.

**225 Dyer Street
Providence, RI 02908**

The subject of the hearing will be an application by The Fane Tower LLC (applicant), which may request waivers from Providence Zoning Ordinance that may include: Sections 606.A.2, *Building height and massing*, 606.D.1, *Building facades built within a build-to-zone*, 606.D.2, *Building facade transition line*, and 606.E.3, *Upper story facade transparency*. As per Section 1901.E.1.a, the I-195 Redevelopment District Commission is authorized to grant waivers that carry out the purpose of the D-1 District and are in harmony with the general purposes and intent of the zoning regulations as part of their review and approval. The applicant is proposing to construct a new 46-story building, consisting of residential units, structured parking, and ground floor retail at 250 Dyer Street (portions of I-195 Redevelopment District Parcels 42 and 4 (as to be reconfigured)), Providence, RI.

The application is available for review at Rhode Island Commerce Corporation, 315 Iron Horse Way, Suite 101, Providence, RI 02908, during regular business hours.

INDIVIDUALS REQUESTING INTERPRETER SERVICES MUST NOTIFY THE I-195 REDEVELOPMENT DISTRICT AT (401) 278-9100 48 HOURS IN ADVANCE OF THE HEARING DATE.

Robert C. Davis, Chair
I-195 Redevelopment District Commission

Caroline Skuncik, Acting Executive Director
I-195 Redevelopment District

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Caroline Skuncik,
Acting Executive Director
I-195 Redevelopment District Commission
I-195 Redevelopment District

The following is a List of Properties and Respective Owners located within 200 feet of the
Subject Property: 250 Dyer Street
also known as **Lot 397** on the Tax Assessor's **Plat 20**
Providence, Rhode Island

Plat 20, Lots:	Names and Mailing Addresses of Property Owners within 200 feet:
205	Brown University c/o Cushman & Wakefield One Davol Square, Suite 100 Providence, RI 02903-4755
349	Wexford One Ship LLC P. O. Box 71970-1017 Phoenix, AZ 85050-1017
362	Wexford One Ship LLC P. O. Box 71970 Phoenix, AZ 85050-1017
393	I-195 Redevelopment District 315 Iron Horse Way, Unit 101 Providence, RI 02908-5625
394	I-195 Redevelopment District 315 Iron Horse Way, Unit 101 Providence, RI 02908-5625
399	I-195 Redevelopment District 315 Iron Horse Way, Unit 101 Providence, RI 02908-5625
400	Prov. Innovation District Phase I O c/o Wexford Asset Management, LLC 225 Dyer Street Providence, RI 02903-3927
401	I-195 Redevelopment District 315 Iron Horse Way, Unit 101 Providence, RI 02908-5625

Plat 20, Lots continued:

403 I-195 Redevelopment District
315 Iron Horse Way, Unit 101
Providence, RI 02908-5625

404 I-195 Redevelopment District
315 Iron Horse Way, Unit 101
Providence, RI 02908-5625

Plat 21, Lots:



452 CV SSL Garage LLC
P. O. Box 71970
Phoenix, AZ 85050-1017

453 Narragansett Electric Company
40 Sylvan Road
Waltham, MA 02451-2286

250 DYER ST.

Brown University
c/o Cushman & Wakefield
One D'Avol Square, Suite 100
Providence, RI 02903-4755

Wexford One Ship LLC
P. O. Box 71970
Phoenix, AZ 85050-1017

I-195 Redevelopment District
315 Iron Horse Way, Unit 101
Providence, RI 02908-5625

Prov. Innovation District Phase I O
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225 Dyer Street
Providence, RI 02903-3927

CV SSL Garage LLC
P. O. Box 71970
Phoenix, AZ 85050-1017

Narragansett Electric Company
40 Sylvan Road
Waltham, MA 02451-2286

5th fl.
RI 02903

Councilman Seth Yurdin
Providence City Hall
25 Dorrance St.
Providence, RI 02903

2nd, 5th fl.
RI 02903

Providence Water Supply Board
125 Dupont Dr.
Providence, RI 02907

Papua LALU
ONE PARK ROWY 5TH FLR.
PROVIDENCE, ~~RI~~ 02903

Office of the Superintendent
Providence Public Schools
797 Westminster St.
Providence, RI 02903

Fox Point Neighborhood Assoc.

P.O. Box 2315

Providence, RI 02906

Downtown Neighborhood Assoc

555 South Water St., Apt # 326

Providence, RI 02903

Jewelry District Assoc
116 Chestnut St., Suite A
Providence, RI 02903