

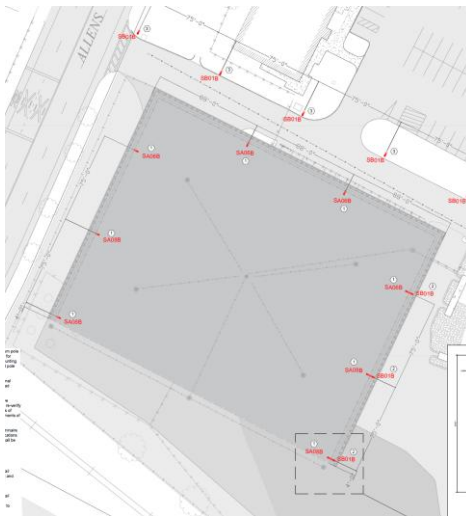


DEPARTMENT OF PLANNING AND DEVELOPMENT RECOMMENDATION TO THE ZONING BOARD OF REVIEW

640 ALLENS AVE
OCTOBER 7, 2026



Aerial view of site



Proposed Plan

<i>Application Type</i>	<i>Neighborhood</i>	<i>Applicant</i>	<i>Parcel</i>	<i>Address</i>	<i>Parcel Size</i>	<i>Zoning District</i>
Dimensional Variance	Washington Park	Narragansett Electric Company	AP 101 Lot 1	640 Allens Ave	± 493,707 SF	W-3

Variance(s) requested:

Section 1301.D.1: Relief from maximum height of Luminaire proposing 35' where 25' is the maximum permitted by right

Section 1302.I.3.a: Relief from usage of barbed wire fences

Project Description

The applicant is seeking relief from Sections 1301.D.1. and 1302.I.3.a. of the City of Providence Zoning Ordinance. The applicant proposes updating the existing utility site with a storage yard area utilizing new 35-foot-tall pole lighting, where 25 feet is the maximum permitted, and new fencing that is topped with 3 strands of barbed wire where zero are permitted.

Discussion

The applicant is a utility company proposing to construct an elevated pad for equipment storage. Relief from the luminaire height requirement is being requested as it would transmit light over a larger area from the periphery of the pad, which is more efficient than 25' luminaires within the pad. The barbed wiring on fences is being requested for enhanced security. As the applicant is a utility, securing equipment and providing illumination is necessary for its operation. It is the DPD's opinion that a security breach or improper lighting would amount to more than a mere inconvenience that could affect functioning of the utility. Therefore, the relief requested would enhance safety and welfare by allowing for the continued functioning of the facility. A negative effect on neighborhood character is not expected as the site is located within an area of heavy commercial activity.

Recommendation

Based on the foregoing discussion, the DPD recommends that the requested relief be granted.