



CITY OF PROVIDENCE
MAYOR BRETT P. SMILEY

DOWNTOWN DESIGN REVIEW COMMITTEE

NOTICE OF REGULAR MEETING

MONDAY, APRIL 14, 2025 - 4:45 PM

Joseph A. Doorley, Jr. Municipal Building
444 Westminster Street, 1st Floor Conference Room, Providence, RI 02903

The public may remotely view and participate in the meeting on the Zoom platform using the following link:
<https://us02web.zoom.us/j/87448709618>, or by telephone by dialing **877-853-5247** or **888-788-0099** (Toll Free):
Webinar ID: 874 4870 9618. **All matters appearing on this agenda are scheduled for discussion and possible vote or other action.**

AGENDA

OPENING SESSION

- Call to Order
- Roll Call
- Meeting Minutes of February 10, 2025

NEW BUSINESS

1. Case No. 2024-19 DD-DPR: 200 Dyer Street - Public Hearing

The subject of the hearing will be an application by CV Properties LLC, requesting to demolish a portion of the existing structure at 200 Dyer Street, and to construct a new multi-story, mixed-use building consisting of 214 apartment units and one commercial unit on the site, located on a block bounded by Dyer, Dorrance, and Peck Street in Providence, RI. The applicant is requesting a Downtown District Demolition Waiver (Zoning Ordinance Section 1907.E.2) to demolish a portion of the existing structure. The applicant is also requesting a Development Incentive in the form of a Height Bonus (Zoning Ordinance Sections 603 and 1907.F). Additionally, the applicant is requesting Waivers (Zoning Ordinance Section 1907.E.1) from Zoning Ordinance Section 606, *Design Standards for New Construction*, to include building materials, required recess line, required maximum distance between entrances, and required ground floor transparency. At the conclusion of the hearing, the DDRC will take action with respect to these items.

2. Case No. 2025-07 DD-DPR: 201 Washington Street (Trinity Repertory Theater, formerly Majestic Theater)

Proposal by Trinity Repertory Company to construct a new 5-story addition on the east (Adrian Hall Way) elevation of the building. The applicant is requesting Waivers (Zoning Ordinance Section 1907.E.1) from Zoning Ordinance Section 606, *Design Standards for New Construction*, to include required maximum distance between entrances, required build-to-zone, and required ground floor transparency. At the conclusion of the hearing, the DDRC will take action with respect to these items.

ADJOURNMENT

Posted 4/7/2025

Important Information:

- Contact Christopher Ise with the Department of Planning and Development at 401-680-8521 or cise@providenceri.gov if you have any questions regarding this meeting.
- The City of Providence is committed to providing individuals with disabilities an equal opportunity to participate in and benefit from the City's programs, activities, and services. If you have a disability and require accommodations to fully participate in this activity, contact Leonela Felix, Esq., Ethics Education and ADA Coordinator at 401-680-5333 or LFelix@ProvidenceRI.gov. Providing at least 72 hours' notice will help to ensure availability.

DEPARTMENT OF PLANNING & DEVELOPMENT

JOSEPH A. DOORLEY JR. MUNICIPAL BUILDING, 444 WESTMINSTER ST, PROVIDENCE RI 02903
PHONE 401.680.8400 | WWW.PROVIDENCERI.GOV/PLANNING