

PLANNING BOARD  
CITY OF NEWPORT, RHODE ISLAND  
NOTICE OF PUBLIC HEARING

The Newport Planning Board will consider the Application for Unified Development Review made by Charles A. Dana, III and Rose C. Dana, for property located at 701 Bellevue Avenue and 20 Ledge Road, being Tax Assessor's Plat 38, Lot 023 at a public hearing at 6:30PM on Monday, September 14, 2026 at Newport City Hall, Council Chambers, 43 Broadway, Newport, RI. The purpose of the public hearing is to consider Unified Development Review for a minor subdivision for preliminary approval and dimensional variances. The applicant proposes to subdivide an existing single lot consisting of 102,694 square feet of land area into two lots, with Proposed Lot A consisting of 62,428 square feet of land and Proposed Lot B consisting of 40,266 square feet of land. The Applicant requests dimensional variances from the following sections of the City of Newport Zoning Ordinance for the R-60 Zone; Section 17.40.030 Dimension Requirements-Minimum Lot Area, to allow Proposed Parcel B to be 40,266 square feet of land area where 60,000 is required; Section 17.40.040 Setback Requirements: Proposed Parcel A, to allow an existing building to be 0.57 feet from an east side property line, 2.21' from the north side property line and 18.32 feet from the west property line where 40 feet is required, and to allow for 12.02% lot coverage where 10% is allowed. Application materials are available at Newport City Hall, Department of Planning and Development.

All persons interested in the above are respectfully requested to be present at the time and place to be heard thereon. Facilities are accessible for people with disabilities.

Newport Planning Board  
Patricia Reynolds, Administrative Officer