

Juliette M. Collins  
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June 16, 2026

**Re: City of Cranston v. One Parcel of Real Estate Commonly Known as 117 Woodbury Road, Plat 1, Lot 471, an In Rem Respondent, et al.; C.A. No.: PC-2026-01946**

To Whom It May Concern:

I am the Court-appointed Receiver of the real estate identified on the City of Cranston Tax Assessor's Road as Plat 1, Lot 471 (the "Subject Property"). The Subject Property is located at 117 Woodbury Avenue, Cranston, Rhode Island 02905.

The Subject Property consists of approximately 0.15 acres of land and is located within the Residential A6 Zone of the City of Cranston's Zoning Map.

Currently situated upon the Subject Property is a single-family residential structure that was built in 1977. The Structure was previously configured with 1,146 square feet of living space, consisting of six (6) total rooms, including three (3) bedrooms and one (1) full bathroom.

Electricity for the Subject Property is available to be provided by Rhode Island Energy.

Comprehensive bid package materials and a sample abatement template are available at [www.frlawri.com](http://www.frlawri.com), or can be e-mailed or mailed upon request. As part of any bid to abate and acquire the Real Estate, offers must contain a proposed rehabilitation plan and timeline to abate the public nuisance issues present at the Subject Property to a habitable condition.

Site visits can be scheduled at any time by calling our office at the number listed above.

Please contact our office at your earliest convenience, so that we may further discuss any interest that you have in the Subject Property.

Thank you.

Sincerely,

*W. Mark Russo*

W. MARK RUSSO, ESQ.