

TO THE MEMBERS OF THE PLANNING BOARD:

Maria H. Mack, Chair
Fred B. Morrison
Peter DelGiudice
Leslie Castrovillari

Robert B. Clendenen, Secretary
John A. Riendeau, Vice Chair
Ken Kenerson

ALSO: The Honorable Town Council
Stephen A. Alfred, Town Manager – ex officio member
Kristen Stringfellow, Superintendent of Schools – ex officio member
Nancy E. Letendre, Legal Counsel
L. Vincent Murray, Director of Planning
Raymond T. Nickerson, Principal Planner
Dennis Vinhateiro, Principal Planner
Jeffrey O’Hara, Building Official
Dale Holberton, Town Clerk
Jon Schock, Director of Public Services
William Boardman, Town Engineer
Alan R. Lord, Director of Finance
Dorian Boardman, Conservation Commission Chair

A meeting of the South Kingstown Planning Board will be held on Tuesday, April 13, 2010 at 7:00 p.m. **in the Council Chambers, South Kingstown Town Hall, 180 High Street, Wakefield, RI.**

REVISED AGENDA

- A. ROLL CALL**
- B. CONSENT AGENDA (CA)**
- C. APPROVAL OF MINUTES:**

- (CA) February 23, 2010 Work Session**
- (CA) March 9, 2010 Regular Meeting**

All items listed with (CA) are to be considered routine by the Planning Board and will be enacted by one motion. There will be no separate discussion of these items unless a member of the Board, or a member of the public so requests, in which event the item will be removed from **Consent Agenda (CA)** consideration and considered in its normal sequence on the agenda.

POSTED: April 8, 2010

D. PUBLIC HEARINGS:

- 1. DEVELOPMENT PLAN REVIEW PUBLIC HEARING (continued) - Willow Dell Beach Club**, a proposed relocation of existing cabana buildings, deck and canopy, new gravel parking field, landscape waivers requested and recommendation for Special Use Permit, AP 92-1, Lot 36, located at 156 Card's Pond Road, Willow Dell Beach Club, owner/applicant.
- 2. COMBINED CONCEPTUAL MASTER PLAN PUBLIC INFORMATIONAL MEETING AND PRELIMINARY PLAN PUBLIC HEARING - Whittier Estates (revised plans)**, a proposed ten-lot subdivision consisting of seven new single-family homes and two new duplexes including two inclusionary units and the existing single-family home, flexible frontage waiver request , AP 56-4, Lots 38 and 40, 52 Willard Avenue, Linda M. Sisson, owner, Robert Leonard and Mark Lubic, applicants.

E. DEVELOPMENT PLAN REVIEW:

- 1. DEVELOPMENT PLAN REVIEW AND RECOMMENDATION TO THE ZONING BOARD OF REVIEW – MINISTERIAL ROAD SCENIC HIGHWAY – Fay Residence**, a proposed garage requiring a variance for doors facing Ministerial Road, AP 46, Lot 61, located at 1243 Ministerial Road, Bethany H. and Patrick J. Fay, owners/applicants.

F. SPECIAL ITEMS:

- 1. (CA) ORDER OF NOTICE SCHEDULING A PUBLIC HEARING ON AN APPLICATION TO AMEND THE COMPREHENSIVE PLAN AND ZONING MAP** – a proposed amendment to the Comprehensive Plan Land Use Plan Map 2.5 (Kingston Detail), from Government / Institutional to Residential - High Density and accompanying application to amend the Town's Zoning Map from GI to R-10, Medium High Density Residential, AP 23-3, Lot 120, located on Briar Lane, Christopher D. Cummiskey, owner/ Town of South Kingstown, applicant. The purpose of the proposed amendments is to correct a scrivener's administrative error.
- 2. (CA) ORDER OF NOTICE SCHEDULING A PUBLIC HEARING ON AN APPLICATION TO AMEND THE COMPREHENSIVE PLAN AND ZONING MAP** – a proposed amendment to the Comprehensive Plan Land Use Plan Map 2.3, from Residential - Very Low Density to Residential Medium Density and accompanying application to amend the Town's Zoning Map from Open Space to R-40, Medium Density Residential, AP 7-4, Lot 3, located at 10 Old Usquepaugh Road, Patricia C. Salisbury, owner/ Town of South Kingstown, applicant. The purpose of the proposed amendments is to correct a scrivener's administrative error.

G. (CA) REPORT OF THE ADMINISTRATIVE OFFICER:

ADMINISTRATIVE SUBDIVISIONS recorded during March 2010

None were recorded.

MINOR SUBDIVISIONS recorded during March 2010

Willard Avenue Plat (Chofay) Minor Subdivision, AP 56-4, Lot 34, located at Old Post Road and Willard Avenue, recorded March 12, 2010.

MAJOR SUBDIVISIONS recorded during March 2010

None were recorded.

H. CORRESPONDENCE

I. COMMENTS - BOARD MEMBERS & PRINCIPAL PLANNER

J. ADJOURNMENT

**CONSENT AGENDA (CA) ITEMS FOR 4/13//10
PLANNING BOARD AGENDA**

C. APPROVAL OF MINUTES:

- (CA) February 23, 2010 Work Session
- (CA) March 9, 2010 Regular Meeting

Motions for the following (CA) agenda items appear in the Principal Planner's comments dated April 9, 2010:

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NOTE: In accordance with the South Kingstown Planning Board By-laws, Article IV, Section 1 'No items shall be placed on the agenda unless all required documentations have been submitted. Later additions to an agenda must be approved by all members present at the meeting.'

**INDIVIDUALS REQUESTING INTERPRETER SERVICES FOR THE HEARING IMPAIRED
MUST CALL TTD (401) 792-9642 AT LEAST 72 HOURS IN ADVANCE OF THE MEETING
DATE.**