

Planning Board Revised Agenda
October 3, 2018 – 7:00 P.M.
Town Council Chambers
125 Main Street
East Greenwich, RI

1. Pre-application review of the **“South Road Solar Project”** – An application has been filed by Oak Square Development, LLC for a roughly 33 acre site owned by Edward Lawson Sr. Property is identified as Assessor’s Map 4-18, Lot 20. Property is about 1200 feet south of South Road and it abuts the Route 4 right of way to the east. A 4.99 megawatt solar array will be constructed outside the stream, wetlands and related perimeters. Access to the site will be either via a 50’ wide by roughly 1,200’ long existing access easement to South Road or via direct access from Delano Drive in North Kingstown where about 300 feet of frontage exist. Property is zoned F-1, Farm.
2. Combined Master and Preliminary Plan review of “Fry Brook Terrace” – also now known as “Brook Edge Terrace.” Proposal calls for a 96 unit new residential development at **1470 South County Trail**, being Assessors Map 71-10, Lot 378. Planned for construction are 4 apartment style buildings with a separate freestanding clubhouse. Property is currently vacant and is zoned PD R-6. It is approximately 18 acres in size but the rear is constrained by wetlands. Project would proceed as a Comprehensive Permit based on the affordable unit count. Consolidated review as proposed is not the norm in East Greenwich but it is provided for in the Land Development Regulations at Section 15 (C) and was procedurally approved by the Planning Board at their 9/5/18 meeting.
3. Approval of Minutes: The Board is asked to review and approve minutes of the 8/1/18, 8/15/18 and 9/5/18 meetings.

Adjourn

Posted: September 26, 2018