

PLANNING BOARD MINUTES

October 14, 2009

Board members present:

Art Weber, Chairman Ron Wolanski, Town Planner

Audrey Rearick Frank Holbrook, Assistant Solicitor

Richard Adams

Betty Jane Owen

Jan Eckhart

Frank Forgue

Member absent:

Gladys Lavine

The meeting was called to order at 6:30 pm.

Minutes:

Motion by Ms. Rearick, seconded by Ms. Owen, to approve the minutes of the September 9, 2009 regular Planning Board meeting.

Vote: 6-0-0.

Old Business

1. Request of the Zoning Board of Review for review and recommendation on an application by Cox TMI Wireless, LLC for a proposed disguised wireless telecommunications facility at 747 West Main Rd., Plat 114, Lot 511.

Attorney Scott Lacey represented Cox TMI. He indicated that the

proposal would include one faux flue pipe, which could be constructed to match the proposed Metro PCS facility. Equipment will be housed within the building. Since the prior meeting the design was reviewed. The height of the antenna was not change as it is needed for coverage.

There was discussion about the possibility of moving the antenna toward the back of the building. Mr. Lacey stated that in order to maintain coverage, if the antenna was moved back it would have to be taller.

There was discussion over the design of the faux vent pipe. The applicant indicated that the faux vent pipe will match the design and color of the Metro PCS facility previously approved for the same location.

Motion by Mr. Adams, seconded by Mr. Eckhart, to forward a positive recommendation to the Zoning Board of Review on the Cox TMI proposal for 747 Aquidneck Ave. subject to the condition that the design and color of the faux vent pipe match that of the Metro PCS facility previously approved for the same location. Vote: 6-0-0.

2. Update - Comprehensive Community Plan 5-year update

Mr. Weber stated that the Comprehensive Plan Update committee continues its work to review and update the plan. The next meeting of the committee is scheduled for October 15th, 5pm.

New Business

3. Omni Land Company. – Subdivision, Plat 111, Lots 8, 9, 9A, 10, West Main Rd., 9-lot subdivision, Request for 60-day extension of Planning Board approval.

Mr. Wolanski stated that he had received a phone call from the attorney for the applicant, Mr. Silva, requesting that this matter be continued to the November Planning Board meeting.

By consensus of the Board, the matter was continued to the November Planning Board meeting.

4. Carol Cummings, 2-lot subdivision, Plat 129, Lot 154, Indian Avenue, Request for 1-year extension of plan approval.

The applicant was not represented.

Mr. Wolanski was asked to explain the procure that would be required if the extension was not granted.

Mr. Wolanski stated that without an extension the prior approval of the plan would be void. The applicant would have to submit the plan as a new subdivision application for Board consideration.

Motion by Mr. Eckhart, seconded by Mr. Adams, to approve that requested 1-year extension of the subdivision plan approval. Vote 6-0-0.

5. Public Hearing – Peter Gallipeau, Proposed 14 lot Major Subdivision, Bailey Ave. & Sachuest Drive, Plat 126, Lots 4, 217, 218, 219 Request for Preliminary Plan Approval.

Mr. Weber stated that prior to opening the public hearing, he would like to refer the application to the Technical Review Committee and the town's consulting engineer, Pare Corp. for review.

Motion by Mr. Eckhart, seconded by Mr. Adams, to continue the matter to the November regular Planning Board meeting, and to refer the application to the TRC and Pare Corp. for review. Vote: 6-0-0.

Motion by Ms. Owen, seconded by Mr. Forgue, to adjourn. Vote: 7-0-0

The meeting adjourned at 7:15pm