

**Town of North Smithfield Planning Board**

**Anchor Subaru Showroom, 984 Eddie Dowling Hwy, North Smithfield**

**Saturday, January 11, 2014, 9:00 AM**

**The Chair called the meeting to order at 9:08 pm.**

**1. Roll Call**

**Present: Chairman Dean Naylor, Dean Naylor, Art Bassett and Gene Simone. Also present was Town Planner Robert Ericson and several abutters.**

**Mali Jones joined the meeting at 9:10 AM**

**2. Joe Casali, PE passed out a new “agreement map” and cut profile, then led the group up the hill to the westerly end of the Anchor property. From there he explained that the roof of the proposed showroom building will be 22’ lower than the existing roof of the salt shed. He discussed the cut and fill options, noting that they had not yet done test borings to determine the extent of ledge in the areas to be cut.**

**The buffer area on the west lot line will be a 35’ evergreen buffer no-development zone, then a 25’ landscaping zone with a sharp drop-off, then a 10’ parking-only zone.**

**An abutter asked if the 35’ buffer could be widened. Mr. Ericson**

**suggested measuring the 35' buffer to the rear of the retaining wall for a 40' distance. Mr. Benoit said he was open to reconsideration of the buffer.**

**Mr. Casali noted a large number of deer droppings. Abutters attested to wildlife in the area, including deer and wild turkeys.**

**As the party walked back down the hill, abutters asked questions about lighting and noise. Mr. Benoit discussed LED lighting options with poles lower than the retaining wall.**

**Reference marks for a corner of the proposed Subaru showroom were clearly visible. Mr. Casali then led a smaller party to the north to find the reference marks for the proposed 10,000 SF equipment storage building.**

**3. Adjournment Motion made by Art Bassett, seconded by Gene Simone, to adjourn at 10:16 AM. The motion passed unanimously.**

**Submitted by Robert Ericson, February 4, 2014**