



Town of Middletown
Planning Department

350 East Main Rd., Middletown RI 02842 (401) 849-4027

TECHNICAL REVIEW COMMITTEE MINUTES

March 2, 2016

9:00am

Town Council Chambers
350 East Main Rd., Middletown, RI

Members present:

Ron Wolanski, Planning Director, Chairman
Tom O'Loughlin, DPW Director
Warren Hall, Town Engineer
Jack Kane, Building/Zoning Official

The meeting was called to order at 9:00am.

- 1. Seaview Inn, LLC, Request of the Zoning Board of Review for an advisory recommendation on an application for a special use permit to allow proposed development in Zone 1 of the Watershed Protection District pursuant to sections 602, 725, and 1106 of the Middletown Zoning Ordinance. Property located at 240 Aquidneck Ave., John Clarke Rd., and Valley Rd., Plat 115, Lot 54.**

The applicant was represented by attorney David Martland, and engineer Lyn Small of Northeast Engineers and Consultants.

Mr. Wolanski noted that requested plans showing details of the proposed solar field had yet to be provided.

Ms. Small reviewed the proposal. The area of the solar field will include crushed stone, details of which she will provide. The panels will be mounted on support structures that will be anchored to the ground. The drainage report has been revised to account for the solar field, as well as elimination of the previously proposed vegetated wetland treatment structure. Storage and infiltration is now proposed to be underground. Ms. Small stated that RIDEM had reviewed and approved the changes to the storm water treatment system.

Mr. Kane stated that the changes to the storm water treatment system will be reviewed by himself and the Town Engineer in accordance with the town's storm water management ordinance. The modifications to the site plan previously approved by the Zoning Board will not be required.

Motion by Mr. Hall, seconded by Mr. O'Loughlin, to provide a positive recommendation to the Planning Board, subject to the condition that the Town Engineer complete review and approve the storm water drainage plans and calculations prior to review of the application by the Planning Board. **Vote:** 4-0-0.

The meeting adjourned at 9:30am

Respectfully submitted
Ronald Wolanski, Planning Director, Chairman
Technical Review Committee