

THE BRISTOL PLANNING BOARD WILL HOLD A REGULAR MEETING

TUESDAY, NOVEMBER 9, 2004

7:00 p.m.

Burnside Building

400 Hope Street (corner of Hope and Court Streets)

Bristol, Rhode Island

TOPICS ON THE AGENDA

1. Minutes

2. Town Council Business

Recommendation Petition to abandon a portion of the cul-de-sac at Celia Court.

3. Town Administrator Business

Minor Subdivision

4. Robert and Marie Rondeau – Final Review for proposal to create 3 lots on the northwest corner of Metacom Avenue and Chestnut Street in an R15 zone. Plat 108, Lot 7. Owners/Applicants: Robert and Marie Rondeau.

Development Plan Review

5. Shannon Court – Final Review for Development Plan Review for construction of 3 industrial buildings with associated parking on each of the lots. Buildings proposed for use as contract construction businesses and specialty school in a manufacturing zone.

Owners/Applicant: Bristol Consortium/Arthur DeFusco, Jr., and Frederick D. Souza.

6. NCD Developers – Final Review for Development Plan for construction of 2 6,000 square foot commercial buildings on the north side of Gooding Avenue in a GB Zone. Buildings proposed for use as office, storage and warehouse. Assessors Plat 98, Lot 11.

Owner/Applicant: NCD Developers.

7. Ed Veader – Preliminary review for Development Plan for construction of 2 industrial buildings on the southeast corner of Ballou Boulevard and Broadcommon Road in a manufacturing zone.

Owner/Applicant: Edward Veader.

8. Rogers Free Library – Final review for Development Plan for incorporating former furniture store building into addition for the library. Property located at Hope Street in a Downtown zone.

Owner/Applicant: Town of Bristol/ Rogers Free Library.

Major Land Developments and Major Subdivisions

9. Lisa Lane Extension – Continued Preliminary Review and Public Hearing for proposed major subdivision to create 10 lots with 2 acres of open space and an extension of Lisa Lane as a cluster subdivision.

Proposal located west of Lisa Lane, east of Metacom Avenue and south of Casey Drive. Plat 128, Lot 2 R15 zone. Owner/Applicant: JT O’Connell Realty Company. Applicant has requested a continuance to the next regular meeting.

10. Belvedere Court – Master Plan Review and Public Information of the Belvedere Court Major Land Development project. Proposal is for restoration of the former Harriet Bradford Hotel (aka Hotel Belvedere) on Hope Street into 14 residential units and retail, restoration and addition on the carriage house into 2 residential units, restoration of the Johnson house on John Street into 2 residential units and construction of a new building on Thames Street with 10 residential units and retail space. Also included with the project is the construction of a parking deck and Administrative Subdivision to move property line on Lot 7 and combine portion of Lot 7 with Lots 3, 65 and 81 into 1 lot. Property located on the block of Hope, John and Thames Streets. Owners: Belvedere Developers, LLC; and Steven and Ann Marie Johnson/Applicants: Center Development Corporation and Joseph M. Brito, Sr. Assessors Plat 10, Lots 3, 7, 65 and 81.

PERFORMANCE GUARANTEES

11. Captain John DeWolf Section 3A

12. Bordertown

OTHER

**Reports/Referrals from the Administrative Officer and/or Technical
Review Committee**

13. Correspondence

a. Received

b. Sent

14. Adjourn