



East Greenwich Planning Board Agenda

Wednesday November 17, 2021 - 7:00 PM

Town Council Chambers, Town Hall

125 Main Street, First Floor

Please be advised that due to recent changes in the law by the General Assembly and the expiration of the Governor's Executive Order on open meetings, there will be no remote/Zoom participation for this meeting. Members of the public may attend and participate in-person and/or may submit written correspondence in advance of the meeting by emailing it to Lhitchen@eastgreenwichri.com or mailing or hand delivering it to the Planning Department Office located at 111 Peirce Street – Lower Level, East Greenwich, RI 02818. All such correspondence must be received by 3:00 PM EDT on November 17, 2021 in order to be included in the record. Mask wearing will be required of all parties (both vaccinated and non-vaccinated) at all indoor public meetings. The Town will make a concerted effort to have masks available at all such meetings to support those members of the public body, staff, or public at-large with a mask should they not have one available.

1) Roll Call and Call to Order

- 2) Preliminary Plan Review of a 63-unit, 100% affordable **Major Land Development Comprehensive Permit submission**. Location is at Frenchtown Road and Route 4, being Assessors Map 30, Plat 11, Lot 650. Applicant and Owner is Cove Homes, Inc. Property is zoned MUPD – mixed use planned development. Approved dwelling units would be one-bedroom apartments with supportive services for elderly and handicapped residents – to be managed by the East Greenwich Housing Authority. Applicants are considering scaling back the services and programming space associated with the project and enlarging some units to two bedrooms.
- 3) Combined Preliminary and Final Review of an 8-unit **Major Land Development Comprehensive Permit**. Location is 62 South Pierce Road at Cora Street and Violet Court, being Assessors Map 54, Plat 11, Lot 66. Applicant is Philip Ryan Homes, LTD and the owner is Middleberry Associates. Property is zoned R-30, Residential. Current application is the result of a legal settlement following an appeal of the Planning Board's previous denial of a higher density project here in March, 2018. Eight 3-bedroom dwellings are proposed on roughly 5.4 acres.

Adjourn

Date of Posting: November 12, 2021

Matters listed on this agenda may be subject to a decision or vote.

Individuals requesting services for the hearing impaired must notify the Town Clerk's office at (401) 886-8604 via RI Relay #711 (800-745-5555 TTY) or in writing, at least seventy-two (72) hours in advance of the hearing date.