TOWN OF
NORTH PROVIDENCE

DEPARTMENT OF PLANNING
AND ZONING

STATE OF
RHODE ISLAND

CHARLES LOMBARDI
Mayor

TOWN OF NORTH PROVIDENCE
PLANNING BOARD
2000 Smith Street
North Providence, RI 02911
(401) 232-0900
PUBLIC NOTICE

Notice is hereby given that the North Providence Planning Board will hold a public meeting at **6:00 P.M. on September 23, 2026 in Town Council Chambers in the Town Hall at 2000 Smith Street, North Providence,** when all persons interested will be heard regarding the actions described below.

Agenda

1. **Approval of the minutes from June 10, 2026 and August 12, 2026**

2. **Address:** 1029 Charles Street
   Assessors Plat/ Lot: Plat 2 lot 326
   Applicant: TKO Realty, LLC, 4 Fox Place, Providence RI 02903
   Description: Masterplan review of a 29-unit residential adaptive reuse project utilizing the existing structure.
   Deadline November 15th 2026

3. **Address:** 114 Baird Avenue
   Assessors Plat/ Lot- Plat 24A, Lot 110
   Zone- Residential Limited 10 (RL-10)
   Applicant- Patriot Builders, 140 Ten Rod Road, Exeter RI 02822
   Description: **Public Hearing:** Combined masterplan and preliminary plan review for a 48 residential unit adaptive reuse, Major land development allowed by right under zoning, utilizing the existing structure.

4. **Address:** 1967 Mineral Spring Avenue
   Assessors Plat/ Lot: Plat 21, lots 724, 815 & 816
   Zone: Commercial General/ Residential General
   Applicant: Land Use Company, 123 Dyer Street unit 3b. Providence RI 02903
   Description: Public Hearing: Application for combined masterplan and Preliminary Plan review of 94 residential unit adaptive reuse project utilizing the existing 2 structures.

5. **Recommendation to the Town Council regarding the adoption of a new tree ordinance in order to qualify the Town for state of Tree City USA.**

By Order of the Planning Board
Brent Wiegand- Director of Planning and Zoning

APPLICATIONS ARE ON FILE FOR REVIEW IN THE PLANNING DEPARTMENT OFFICES AT 2000 SMITH STREET, NORTH PROVIDENCE, RI. INDIVIDUALS REQUESTING INTERPRETER SERVICE FOR THE HEARING IMPAIRED MUST NOTIFY THE TOWN CLERK AT (401) 232-0900 SEVENTY-TWO (72) HOURS IN ADVANCE OF THE HEARING.