The Newport Planning Board will meet on Monday, November 4, Tuesday, November 12, 2019 at 6:30 pm in the Newport City Hall – Council Chambers

I. Call to Order

II. Roll Call & Determination of Quorum

III. Review, Discussion, and/or Action of Minutes of Preceding Meetings
   A. October 15, 2019

IV. Communications
   A. Notice of Major Subdivision in Middletown
      1. Request of Ellery Yahia for Master Plan approval of a 4-lot subdivision including a proposed new road and request for waivers from certain provisions of Article 5 and 6 of the Middletown Rules and Regulations Regarding the Subdivision and Development of Land. The property is located at 206 Peckham Avenue, Tax Assessor’s Plat 128, Lot 31.

V. Business
   A. Minor Subdivision combined Preliminary and Final Approval:
      1. Petition of Schoolyard Properties, LLC, applicant and property owner, regarding subdivision of former school property at 90 Harrison Avenue, Assessor’s Plat 41 Lot 14, into five (5) residential properties, ranging from 40,463 square feet to 82,685 square feet in size.
   B. Findings and Recommendation to the City Council regarding a Zoning Ordinance Amendment:
      1. (Continued from September 9, 2019) Petition of ARC HTNEWRI001, LLC to rezone 2 Kay Street Assessors Plat 21 Lot 123 to change the zone of the property from R-10 Residential to General Business.
         • Applicant’s Analysis
         • Staff Report

Please note:
Meetings begin promptly at the time posted and will not last for more than four (4) hours. The Board may take a short break after 1½ to 2 hours of hearings to reassess the agenda and their ability to reach the remaining items pending before it.

The Board will not entertain/begin a new petition after 10:00 p.m. and will conclude all hearings at 10:30 p.m.; some petitions may therefore not be heard and will be continued to the next regular meeting date.
C. Demolition Permit Public Hearings and Possible Action:
   1. Petition of Harbour Realty LLC, Tomorl LLC, 20 West Extension LLC, and Thomas B. Abruzese, applicants and owners, regarding demolition of a nightclub and restaurant, warehouse, warehouse, and a single-family home, respectively, at 25 and 1 Waites Wharf, 16 Waites Wharf, 20 W Extension Street, and 23 Coddington Wharf respectively, Assessor’s Plat 32 Lots 155 and 268, 248, 267, and 293, respectively.

D. Consideration and Possible Action Regarding
   1. Transportation Master Plan Public Forum
   2. Demolition Approval Application Form

VI. Presentation and Discussion of Reports
A. Chair’s Report
   1. North End Innovation
B. Staff Report
   1. SNEAPA Conference
   2. CNU Transportation Summit
   3. Elevating historic properties in the flood zone

VII. Adjournment

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