



Smithfield Planning Board



Town of Smithfield

Planning Board

64 Farnum Pike, Smithfield, Rhode Island 02917
(401) 233-1017

AGENDA

August 26, 2004

7:30 p.m.

■ MINUTES

■ ● OLD BUSINESS

1. There is no old business.

■ ● MISCELLANEOUS

1. HOPE DALE

Major Subdivision – **REQUEST FOR EXTENSION OF MASTER PLAN APPROVAL**

AP 45/Lot 52, 57, 61 & 65

166+Acres/18 Lots/R-80 Zone

Applicants: Carlson Properties, Ltd, Faith Hill, LLP

Owners: Carlson Properties, Ltd, Faith Hill, LLP, Denise E. Carlson, Robert Carlson

Surveyor: Brian Thalmann, P.E. #6596

Master Plan Approval Granted October 24, 2003

2. SMITHFIELD BUSINESS PARK AT 295

REQUEST FOR WAIVER OR MODIFICATION OF SUBDIVISION REGULATIONS REQUIRING UNDERGROUND CONSTRUCTION OF ELECTRICAL AND TELEPHONE UTILITIES.

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AP 48/Lot 44A – George Washington Highway & Harris Road
97+ Acres/9 Lots/Industrial Zone
Owner: PM Smithfield LLC
Applicant: Ralph McGonigle, Marshall Properties
Surveyor: Steven Garofalo, PE #4155

***Master Plan Approval – September 26, 2002, Preliminary Plan Approval –
June 26, 2003, Final Plan Approval – October 23, 2003***

■ • **NEW BUSINESS**

1. **CONTI ESTATES** ***Public Hearing***

Major Subdivision – Preliminary Plan Stage
AP 46/Lots 5, 296 & 297
18+ Acres/7 Lots/R-80 Zone
Owners/Applicants: Barbara & Carlo Conti, Maria & Rosa Paris
Engineer: Brian P. Thalmann, PE #6596
***Master Plan Approval Granted March 27, 2003
Extension Granted March 25, 2004***

2. **RHODE ISLAND AUTO MALL/Washington Highway**
Informational Meeting

Major Land Development – Master Plan Stage

AP 48/Lots 31, 41, 55, 59 & 6040+ Acres/1 Lot/Highway Commercial Zone

Applicant: SRB Realty Associates, LLC
Owner: Flexicore Corp.
Engineer: Northeast Engineers & Consultants, Inc.

3. **COMET FARMS** ***Informational Meeting***

Major Subdivision – Master Plan Stage
AP 45/Lot 75 – Clark Road
44+ Acres/4 Lots/R-80 Zone
Owners/Applicants: Carlson Properties
Engineer: Brian P. Thalmann, PE #6596

4. **AUSTIN AVENUE/Mortenson** ***Informational Meeting***

Major Subdivision – Master Plan Stage
AP 47/Lot 52
12+Acres/5 Lots/R-80 Zone
Owners: Ella Mortenson
Applicant: John Rachlow
Engineer: Brian P. Thalmann, PE #6596

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NOTE: The Planning Board will hear no further agenda items after 10:30 PM. All items not covered on the agenda will be placed in the same order on the next Planning Board Agenda.

Handicapped persons and those needing visual or hearing services wishing to attend a Town Council meeting should contact the Town Manager's Office 48 hours prior to the scheduled meeting by calling 233-1010, or VOICE: 1-800-745-555 TTY.

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