



PORTSMOUTH PLANNING BOARD

2200 East Main Road
Portsmouth, RI 02871
401-683-3717
Fax 401-683-6804

TO: Portsmouth Planning Board
TIME: 7:00 PM
PLACE: Portsmouth Planning Board Conference Room
SUBJECT: Monthly Meeting
DATE: April 12, 2017

AGENDA:

1. Agenda Continuances/Modifications;
2. Approval of minutes for Regular Planning Board meeting of March 8, 2017;
3. Russo Road Subdivision, AP 44, lots 18 & 19, Discuss completion of road construction and acceptance of Russo Road;
4. Mark Libby, LLC (Portsmouth Public House), AP 37, Lot 69, Unit 601 (600 Clock Tower Square) – Request for a modification to Final Plan Decision to extend business hours to 12:00 AM;
5. Prescott Point, LLC, AP 55, lot 1A, 2547 West Main Road – Review and approve proposed Development Agreement, Aesthetic & Architectural Standards and Declaration of Restrictions & Protective Covenants Governing the Prescott Point Sub-Condominiums;
6. Highlands at Prescott Point, LLC (owner: Roman Catholic Diocese of RI), AP 55, lot 1 2543 West Main Road – Approve Preliminary Plan for major subdivision (11 lots);
7. Northern Waterfront Associates, LP (The Newport Beach Club), AP 16, lot 37, AP 17, lots 8 & 9, AP 22, lots 2, 3, 4, & 10, AP 23, lots 18 & 19. Request for approval for a minor modification (4th modification) to the multifamily buildings;
8. Portsmouth RI Commercial, LLC, AP 29, lots 31, 32 & 32A (East Main Road & Sprague Street), Advisory Opinion to the Zoning Board of Review to amend prior Special Use Permit to allow a new retail building containing 7,250 sq. ft. (6,000 sq. ft. previously approved) for a total development containing 16,584 sq. ft.;
9. John Leo and Loran B. Deveau (Applicant: Aquidneck Land Trust), AP 63, lots 4 and 4A (2 East Main Road) – Administrative Subdivision to subdivide lot 4A into a new 43,602 sq. ft. lot to contain the existing single family dwelling and merge the remaining portion of lot 4A into lot 4. The new lot would need to be provided an easement to Goularte Lane because it would not have frontage on a public road;
10. Aquidneck Land Trust, AP 63, lots 4 and 4A (2 East Main Road) – Request for an Advisory Opinion to the Zoning Board of Review to develop a private non-profit community center building and outdoor areas which comply with all the criteria and requirements of Article VII, A. 5.;
11. Pamela Quinn, AP 51, lot 26 (697 Middle Road) – Request for Preliminary Plan Approval for Minor Subdivision (5 lots);
12. Discuss Aquidneck Island Planning Commission (AIPC) report of AIPC activities;
13. Approve Monthly Project Status Reports, Administrative Subdivisions and Plat Plan Recording.

Leon C. Lesinski
Administrative Officer

The public is welcome to attend any meeting of the Town's boards or its committees. If communication assistance (readers/interpreters/captions) is needed or any other accommodation to ensure participation, please contact the Town Clerk's office at (401) 683-2101 at least three (3) business days prior to the meeting.