

# HOPKINTON PLANNING BOARD HYBRID MEETING

## NOTICE OF REGULAR MEETING

April 5, 2023  
7:00 P.M.

### HYBRID MEETING

Understanding that the people have a vested interest in the operation of their government, the Hopkinton Planning Board intends to include the public on April 5, 2023. However, due to the COVID-19 virus, the Board wants to be sure that everyone can do so safely from their homes. **Therefore, this hybrid meeting will be held in-person and remotely using Zoom.**

To get the most out of the remote meeting technology, participants are encouraged to join by computer when possible. Joining by computer allows you to see the Planning Board members and applicants on-screen and makes it easier to use the functions for indicating that you wish to speak and muting/unmuting yourself.

**To attend this meeting remotely, please connect by 7:00 p.m. Participants will not be able to connect before the host begins the session, and anyone trying to connect who is unable to do so should try again after 7:00 p.m.**

#### **REMOTE MEETING ACCESS:**

**Webinar ID: 844 6419 3297**

**Webinar Passcode: 575519**

**Webinar**

**Link: <https://us02web.zoom.us/j/84464193297?pwd=RTZiMUxGV2h2WkhISEhkNzd5aGM4dz09>**

**Webinar Dial In: 1-312-626-6799**

#### **Citizens wishing to speak:**

Any participant wishing to speak should indicate so as early as possible. The meeting has a “raise your hand” indicator that you enable to let the host know that you wish to speak. **Please remember to state your name and address before speaking.**

#### **For computer participation:**

Click “raise hand” from the Zoom menu bar, and wait for the meeting host to ask you to unmute. Once asked to unmute, press “unmute” to unmute and speak.

#### **For phone participation:**

Dial \*9 to “raise hand” and wait for the meeting host to ask you to unmute. Once asked to unmute, dial \*6 to unmute and speak.

**Please note: Because of the ever-changing regulations due to the COVID-19 virus, this meeting may be cancelled. Please check the Town of Hopkinton website: [www.hopkintonri.org](http://www.hopkintonri.org) for updates on these meetings and other important Town information.**

Ronald Prellwitz, Chairman  
Hopkinton Planning Board

**PLEASE NOTE: Document related to the following agenda items can be viewed on the Town website. To access documents:**

- 1) **Go to the homepage of the municipal website ([www.hopkintonri.org](http://www.hopkintonri.org)).**
- 2) **Select “Agendas and Minutes 2023.”**
- 3) **Scroll down to “Planning Board Meeting – April 5, 2023”, then select “Documents Associated with this Meeting.”**

**Questions? Call the Planning Department at (401) 377-7770, M-F, 8:30 a.m. – 4:30 p.m.**

**MOMENT OF SILENT MEDITATION AND A SALUTE TO THE FLAG:**

**CALL TO ORDER:**

**ROLL CALL:**

**PRE-ROLL FOR MAY 3, 2023 PLANNING BOARD MEETING:**

**APPROVAL OF MINUTES:** March 1, 2023 Regular Meeting, March 15, 2023 Special Meeting

**ADVISORY OPINION:**

Advisory Opinion to the Town Council – Amendments to the Zoning Ordinance District Use Table – Appendix A, “Zoning”, Chapter 134, Section 5 (filed on March 9, 2023). The proposed amendment would add “(for use or sale off-site is prohibited)” to existing Use Code 483, “Water Supply”. Proposed and sponsored by Town Council member Sharon Davis.

*The Planning Board will discuss, consider, and possibly vote on an Advisory Opinion to the Town Council in relation to the proposed amendment to Use Code 483 – “Water Supply”.*

**OLD BUSINESS:**

Continuance Request – Development Plan Review – **Hopkinton Industrial Park General Warehousing** – Plat 4, Lot 13B, 0 Wellstown Road. Hopkinton Industrial Park, LLC., applicant.

*The Planning Board will hear the applicant’s request to continue this Development Plan Review application to the June 7, 2023 Planning Board meeting.*

Preliminary Plan – Public Hearing – **Brushy Brook** – 140-Unit Comprehensive Permit – Plat 32, Lots 1, 4, 6, 8, 10, 12, 14, 16, 17, 21, 23, 25, 27, 30, 32, 34, 36, 38, 40, 41, 42, 44, 46, 48, 50, 52, 54, 56, 58, 60, 62, 63, 65, 67, 68, 69, 70, and 71, located at 130 and 0 Dye Hill Road, 0 Brushy

Brook Drive, 0 Wedge Road, 0 Green Lane. LR6-A Owner, LLC., and Realty Financial Partners, applicants.

*The Planning Board will discuss, consider, and possibly vote on the applicant's proposed Preliminary Plan.*

## **NEW BUSINESS:**

Administrative Request – Waiver – **Richmond Administrative Subdivision** – Plat 14, Lot 64 (20 Canonchet Driftway) and 64A (14 Canonchet Driftway). Benjamin Wayne Richmond and Maryse Richmond, applicants.

*The applicants are requesting a waiver from Administrative Subdivision Checklist Item #15 – “Certification stamp by a Professional Land Surveyor and that all interior and perimeter lot lines and street lines of the land being subdivided have been designed to meet a minimum of a Class II Survey and to conform to Procedural and Technical Standards for the Practice of Land Surveying in the State of Rhode Island and Providence Plantations as Prepared by the Rhode Island Society of Professional Land Surveyors, Inc., May 1992, as amended. The Planning Board will discuss, consider, and possibly vote on this waiver request at this meeting.*

Major Amendment to an Approved Plan – Preliminary Plan - Public Hearing - **Wood River Health Services Addition – Phase II** – Plat 14, Lot 47A, 823 Main Street. Wood River Health Services, Inc., applicant.

*The Planning Board will discuss, consider, and possibly vote on this Major Amendment to an Approved Plan at this meeting.*

Preliminary Plan – 3-Lot Minor Subdivision – **Catholic Diocese Plat** – Plat 14, Lot 17, 0 Stubtown Road. St. John's Church of Providence, applicant.

*The Planning Board will discuss, consider, and possibly vote on the applicant's proposed Preliminary Plan.*

## **SOLICITOR'S REPORT:**

None.

## **PLANNER'S REPORT:**

1. Final Plan – 2-Lot Minor Subdivision – **Saretzki-Williams Minor** – AP 22, Lot 53, 3 Old Hopkinton Cemetery Road. Michael L. and Brenda J. Williams (Estate of Helen L. Saretzki), applicants.

## **CORRESPONDENCE AND UPDATES:**

None.

## **PUBLIC FORUM:**

**DATE OF THE NEXT REGULAR MEETING:** May 3, 2023

**ADJOURNMENT:**

New applications will not be heard after 10:15 p.m.

By: Talia Jalette, Town Planner

Posted: 3/29/23