



EAST PROVIDENCE WATERFRONT DISTRICT COMMISSION

Waterfront Commission Design Review Committee Meeting Minutes Thursday, August 8, 2024 – 7:00 PM City Hall, City Council Chambers

Commissioners present:

Steve Amoroso, Chair
David O'Connell
Dan Borges
Sara Bradford
Glen Fontecchio

Staff present:

Raymond Lavey, Executive Director
Amy Goins, Legal Counsel

1. CALL TO ORDER:

The Chair called the meeting to order at 7:00 PM.

2. OLD BUSINESS

A. Vote on Meeting Minutes from June, 13 2024 Design Review Committee Meeting

Motion to approve minutes of June 13, 2024 made by D. O'Connell, Seconded by G. Fontecchio.
Motions passes unanimously.

3. NEW BUSINESS

A. Continuation of Public Hearing on Recommendation to the Waterfront District Commission on Metacomet Property LLC's application for its proposed development located on 500 Veterans Memorial Parkway Assessor's Map 107, Block 15, Lot 1, and Map 107, Block 15, Lot 1-10.

Josh Berlinsky, representing the applicant, presented to the DRC. Mr. Berlinsky informed the Committee that this evening's presentation will include an update on the noise study, discussion on the hydro study, and an update on Phase 1A.

Mr. Berlinsky presented the findings of the Noise Analysis completed by noise consultant David Coate to the Committee.

Matt Mrva, landscape architect, informed the Committee his team is updating their storm water design.

Paul Pisano of Marshall Properties presented the findings of the hydro analysis to the Committee as well as an overview of Phase 1A which includes the golf course maintenance building.

Chairman Amoroso asked members of the public if they had any comments.

Members of the public asked what amplified music means and provided comments on the proposed golf course maintenance building, its proposed location, its impact on noise, traffic, potential for hazardous materials stored in the maintenance building, and potential for reduced property values.

A motion was made by S. Amoroso which was amended and seconded by G, Fontecchio to make an advisory recommendation to the Waterfront Commission and Planning Board to approve Phase 1A with the recommendation made by S. Bradford to increase the plantings and to include a proper buffering fence and berm to mitigate lighting from cars and headlights from the maintenance parking area. The Motion passed unanimously.

On a motion by D. O'Connell, seconded by G. Fontecchio, the Commission voted unanimously to continue the public hearing to a date to be determined.

4. VOTE: ADJOURNMENT

On a motion by D. O'Connell, seconded by G. Fontecchio, the Commission voted unanimously to adjourn.

Respectfully submitted,

RAYMOND LAVEY, EXECUTIVE DIRECTOR