



**Planning Board Meeting
Wednesday, March 22nd, 2017
6:00 PM
Central Falls City Hall
City Hall Council Chambers
580 Broad St, Central Falls, RI 02863**

I. Call to Order

The meeting was called to order at 6:10 PM by Chairman Michael Lester.

II. Roll Call

Chair Michael Lester, Vice Chair Tatiana Baena, Secretary Leslie Moore, and Mr. Robert Beadle, present. Ms. Maria Ines Lopez, absent. *Director Peter Friedrichs and Principal Planner Jonathan Trey Scott (Planning and Economic Development) staffed the meeting.*

II. Pledge of Allegiance

III. Approval of Minutes

- a. Meeting of December 7, 2016

Mr. Robert Beadle motioned to approve the meeting minutes of December 7, 2016. Ms. Tatiana Baena seconded the motion. The motion passed unanimously.

- b. Meeting of February 22, 2017

Mr. Robert Beadle motioned to approve the meeting minutes of February 22, 2017. Ms. Tatiana Baena seconded the motion. The motion passed unanimously.

- c. Meeting of March 2, 2017

Mr. Robert Beadle motioned to approve the meeting minutes of March 2, 2016. Ms. Tatiana Baena seconded the motion. The motion passed unanimously.

IV. Correspondence

Director Peter Friedrichs reported that there was no correspondence for this meeting.

Pursuant to Rhode Island General Laws § 42-46-4, the Board reserves the right to convene in executive session on any of the aforementioned items for one or more of the purposes listed in Rhode Island General Laws § 42-46-5(1)-(10). The City of Central Falls is an equal opportunity employer ADA/EOE. TDD/TTY 401-727-7450. This notice is posted at City Hall, Adams Memorial Library, and with the Secretary of State's website pursuant to Rhode Island General Laws. To review Notice of Citizen's Rights, visit the Attorney General's webpage at www.riag.ri.gov

V. Officer's Report

Director Peter Friedrichs reported the following:

- Joint Planning Commission Ordinance was introduced to the City of Central Falls City Council on March 13th, 2017.
- Grow Smart RI Training (Writing Sound Decisions) will be held March 27th in South Kingston, RI
- The City has received a \$1.1 million grant for the construction of the Blackstone Bikeway through Central Falls from RIDEM as part of the Green Economy Bond passed in November 2016
- A part-time Broad St. Coordinator was hired to focus on redevelopment efforts for Broad St. in the Communities of Cumberland, Central Falls, and Pawtucket.
- The City has been working with Pawtucket-Central Falls Development and the Learning Community to implement a Bike Lane of Washington St.
- The City will be celebrating Founder's Day (122nd Anniversary of Founding) on March 24th, 2017 at City Hall from 5-6:30 PM.
- The Planning and Economic Development Department has been working on the Working Cities Challenge Grant to revitalize Sylvian St. The final application will be submitted at the end of March.

VI. New Business

- a. Informational presentation and public hearing regarding redevelopment of The Landing (1420 Broad St. Plat. 3 Lot 62, 69, 69-1)

Chair Michael Lester recused himself due to potential conflict of interest as the Chair, passing duties to Vice Chair Tatiana Baena.

Director Peter Friedrichs provided an overview of the project.

Bill DeSantis, Principal at Vanhasse-Hangiss Brustlin, engineer for the sitework, provided an overview of the site engineering.

Peter Grivers, environmental engineer at VHB, provided an overview of environmental remediation efforts.

Jevon Chan, managing partner for the developer, provided an overview of the renovation and new construction to be done as part of the project.

Alice Clemente, board member of Friends of the Blackstone/Blackstone River Watershed Council, member of the Steering Committee overseeing the redevelopment of the site,

Council President Robert Ferri inquired about the responsible party for the environmental cleanup. Director Friedrichs responded that the City is the responsible party., board

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member of Friends of the Blackstone/Blackstone River Watershed Council, member of the Steering Committee overseeing the redevelopment of the site,

Vice Chair Tatiana Baena opened the public hearing at 6:40 PM.

Council President Robert Ferri inquired about the responsible party for the environmental cleanup. Director Friedrichs responded that the City is the responsible party.

Council President Ferri inquired if the funding had been identified. Director Friedrichs responded that it had.

Councilman Franklin Solano spoke in support of the project.

Marina Flannery, of the Blackstone Valley Tourism Council, referenced Central Falls' voters overwhelming support of the Green Economy Bond as testament to their support of the project.

The public hearing was closed at 6:45 PM.

VII. Adjournment

Chair Lester resumed the Chair.

Motion to adjourn the meeting at 6:50 PM was made by Mr. Robert Beadle. Vice Chair Tatiana Baena seconded the motion. The motion passed unanimously.