



Town of Middletown Planning Department

350 East Main Rd., Middletown RI 02842 (401) 849-4027

PLANNING BOARD MINUTES September 7, 2021 Special – Site Visits

Board members present:

Paul Croce, Chair
John Ciummo
B.J. Owen
Art Weber
Mike Fenton
Bill Nash

Ron Wolanski, Town Planner

Members absent:

Joe Pierik

The Board conducted a site visit of the property that is the subject of the application listed below. The purpose of the meeting is for Planning Board members to view the subject properties.

- 1. 3:00pm – Application of MDR Realty II, LLC & MDR Enterprises, LLC for Development Plan Review, including request for waivers from certain design standards of the Middletown Rules and Regulations Regarding the Subdivision and Development of Land Section 521, for construction of an addition to an existing commercial building to be used as an auto dealership and expansion to the existing parking lot. Property located at 1235 West Main Rd. Assessor's Plat 106, Lot 87 & Plat 112, Lot 14**

Mr. Croce advised that the purpose of the meeting is to view the site. There will be no deliberations, and no public input.

The applicant was present as was his attorney, Matthew Leys, and his engineer, Mike Russell. Mr. Leys introduced the project. Mr. Russell reviewed the plan which includes an addition to existing commercial building currently under construction and a new proposed parking area, and drainage improvements.

Planning Board members asked questions of the applicant, which were addressed. Discussion included stormwater management, proximity to Bailey Brook, proposed lighting, designation of parking spaces, grading of the site and previous environment remediation.

Meeting adjourned at approximately 3:30pm

Respectfully submitted:

Ron Wolanski
Town Planner