



EAST PROVIDENCE WATERFRONT DISTRICT COMMISSION

Waterfront Commission Meeting Minutes Thursday, February 16, 2023 – 6:30 PM City Hall, Room 306

Commissioners present:

William Fazioli, Chair
Domenic Pontarelli
Peter Willey
Steve Hardcastle
Tim Conley (Recused)
Steve Amoroso
Jeanne Boyle
Mayor Roberto DaSilva
James Moran
David O'Connell (Left at 7PM)
Manny Barrows (Arrived at 7:10 PM)

Voting Members Absent:

Jennifer Griffith
Mike Walker, Commerce RI

Staff present:

Raymond Lavey, Executive Director
Amy Goins, Legal Counsel
Glen Fontecchio, Architect

1. CHAIRMAN'S OPENING REMARKS:

The Chair called the meeting to order at 6:31 PM. Chairman Fazioli provided opening remarks, welcoming Jeanne Boyle to the Commission.

2. OLD BUSINESS

Vote: Approval of Meeting Minutes from January 19, 2023 meeting
Motion to approve minutes of January 19, 2023 made by D. Pontarelli, Seconded by S. Hardcastle.
Motions passes unanimously.

3. NEW BUSINESS

A. Vote: Discussion and Vote on design guidelines for Metacomet sub-district
Steve Amoroso, Chairman of the Design Review Committee, Architect Glen Fontecchio, and Legal Counsel Amy Goins provided an overview of the process of how the design guidelines were drafted. Tim Conley recused himself from all discussion and votes on this agenda item.

Mayor DaSilva discussed his request to have a 100 foot buffer, conifers, and shade trees planted from Veterans Memorial Parkway to provide a dense vegetated buffer year-round.

Motion to change the recommended minimum setback of structures from 70 to 100 feet from the parkway and for evergreen trees to be utilized to provide a year-round buffer, with the fine tuning of the

language to be delegated to staff, legal counsel, and the chair to ensure the intent of the motion is expressed correctly, made by D. O'Connell seconded by S. Amoroso.
Motion passes unanimously.

Mayor DaSilva requested language be added to the design guidelines that the scale of the development shall be limited to the traffic capacity of the Veterans Memorial Parkway. A motion to include this language was made by P. Willey, seconded by S. Hardcastle.
Motion passes unanimously.

Dan Beaudoin provided public comment discussing curb cuts and vehicular entrances.

Candy Seel provided public comment discussing concerns of two individuals who were unable to attend the meeting regarding sound and music on the property. Ms. Seel also provided comments on design guidelines.

Heather Andrade provided public comment on behalf of a neighbor as well as a discussion on property boundaries and demolition permits.

Motion to indicate the design guidelines should reflect that secondary vehicular traffic and emergency access should be allowed on Lyon Avenue made by S. Amoroso seconded by S. Hardcastle.
Motion passes unanimously.

Motion to approve design guidelines as amended and to refer them to legal counsel and architectural consultant to finalize the language made by D. Pontarelli and seconded by S. Amoroso. David O'Connell was not present for this vote.
Motion passes unanimously.

4. STAFF REPORT

Executive Director R. Lavey provided an update to the Commission on recent meetings he has had over the past month including Rhode Island Energy regarding an electric substation and two property owners who have reached out with potential development of their property.

5. VOTE: ADJOURNMENT

Motion to adjourn by S. Hardcastle, seconded by P. Willey. Motion passes unanimously.
Meeting adjourned at 7:18 PM.

Respectfully submitted,

RAYMOND LAVEY, EXECUTIVE DIRECTOR