SMITHFIELD PLANNING BOARD

64 Farnum Pike, Smithfield, RI 02917
(401) 233-1017 – (401) 233-1091 Town Council Chambers, 2nd Floor

MEETING NOTICE & AGENDA

THURSDAY, April 16, 2026

Open Session - 6:00 pm

1	**OPEN SESSION – CALL MEETING TO ORDER**	
2.2	**EMERGENCY EVACUATION AND HEALTH NOTIFICATION**	
3	**APPROVAL OF MINUTES:**	
3.1	Discuss and approve the **March 19, 2026,** meeting minutes.	**VOTE TAKEN**
4	**OLD BUSINESS**	
4.1	**No Old Business to Address**	
5	**NEW BUSINESS**	
5.1	**RESIDENCES AT 295 – PRELIMINARY PLAN REVIEW - PUBLIC HEARING** • Comprehensive Permit - Major Land Development – Preliminary Plan Review • Assessor's Plat 48 – Lot 5 / 34 Rocky Hill Road • 3.6 Acres (approx.) • Zoning District: Highway Commercial/EGO District • Applicant: ASG Builders LLC / Alfred Constantino • Property Owners: ASG Builders LLC / Alfred Constantino • Engineer: Joe Casali Engineering, Inc. **Planning Board Action Options:** • The Board will review and discuss the proposed submission with the project proponent. • The Board will conduct a public hearing to receive input on the proposed project. • The Board may approve the Preliminary Plan as submitted, approve with changes and/or conditions, deny the application or continue the meeting to a future date. • The Board may authorize the Town Planner to prepare a written decision consistent with the Board's findings of fact and motion for signature by the Chair and subsequent recording. • The Board may vote to have the Final Plan approval be handled administratively.	**VOTE TAKEN**

5.2	**TOWN OF SMITHFIELD (Proposed Fire Station)- PRE-APPLICATION REVIEW** **NO PUBLIC HEARING** • Major Land Development- Pre-Application Plan Review for Unified Development • Assessor's Plat 48 / Lot 58 – 341A George Washington Hwy • 2.595 Acres (approx.) / Zone: LI / EGO District • Applicant/Owner: Town of Smithfield / Graham Dev Co LLC • Engineer/Architect: Pare Engineering / Aharonian Architects **Planning Board Action Options:** • Review and discuss the submission with the applicant. • Provide feedback and guidance for refinement of plans.	**NO VOTE TAKEN**
6	**EXECUTIVE CLOSED SESSION**	
6.1	Motion to Convene into executive closed session to consider, discuss, and/or act upon matters pursuant to the following Rhode Island General Laws Section 42-46-5 (a) (2); to discuss pending litigation of *Boport, LLC., v. The Town of Smithfield Planning Board et al Case Number PC-2026-00524.* and *West Greenville Road, LLC. V. Town of Smithfield et al.; Case Number PC-2025-05420*	**VOTE TAKEN**
7	**Reconvene into Open Session** **Announce** any executive session votes required to be disclosed pursuant to Rhode Island General Laws, Sec. 42-46-4.	**VOTE MAYBE TAKEN**
8	**PUBLIC COMMENT**	**NO VOTE TAKEN**
9	**DIRECTORS REPORT**	**NO VOTE TAKEN**
10	**ADJOURNMENT**	**VOTE TAKEN**

AGENDA POSTED: April 10, 2026

NOTE: **This meeting may be viewed live stream on the Town of Smithfield You Tube channel at https://www.youtube.com/@townofsmithfieldri/live.** The Planning Board will hear no further agenda items after 10:00 PM, at the Planning Board's discretion. All items not covered on the agenda will be placed in the same order on the next Planning Board Agenda. The public is welcome to any meeting of the Planning Board. If communication assistance (readers/interpreters/captions) or any other accommodation to ensure equal participation is needed, please contact the Smithfield Town Manager's office at 401-233-1010 at least forty-eight (48) hours prior to the meeting.