

**AN ORDINANCE AMENDING THE SMITHFIELD ZONING ORDINANCE,**

**ARTICLE 9 – SPECIAL DISTRICTS  
SECTION 9.4.8, TABLE 3 – EGO LAND USES  
RELATING TO HOTELS WITHIN THE  
ECONOMIC GROWTH OVERLAY DISTRICT (EGOD)**

**Summary Explanation**

This ordinance amends the Smithfield Zoning Ordinance to modify hotel use standards within the Economic Growth Overlay District (EGOD). The amendment is proposed in conjunction with a pending major land development application involving property located at 235 George Washington Highway and is intended to clarify and adjust the maximum hotel room threshold permitted by right within the EGOD.

The ordinance amends Article 9, Section 9.4.8, Table 3 – EGO Land Uses to increase the number of hotel rooms permitted by right from fewer than one hundred (100) rooms to fewer than one hundred fifty (150) rooms, while continuing to prohibit hotels exceeding that threshold. The amendment is intended to better align the EGOD hotel standards with contemporary hotel development patterns and to provide additional flexibility for projects that are otherwise consistent with the purpose and intent of the Planned Corporate (PC) zoning district and the Economic Growth Overlay District.

While this amendment accompanies a specific development application, it is adopted as a generally applicable zoning regulation and is not limited to, nor does it approve, any particular project. Any proposed development within the EGOD remains subject to all applicable zoning, subdivision, land development, and design standards, as well as required Planning Board review and approval.

**THE TOWN OF SMITHFIELD HEREBY ORDAINS:**

**Section 1. Amendment to Article 9 – Special Districts, Section 9.4.8, “Permitted Uses.”**

**Article 9, “Special Districts,” Section 9.4.8, “Permitted Uses,” Table 3 – EGO Land Uses, of the Smithfield Zoning Ordinance is hereby amended as follows (Additions shown in underline with blue font; deletions shown in strikethrough). All other provisions of Article 9, Section 9.4.8, including permitted uses, prohibited uses, dimensional standards, design standards, and procedural requirements, shall remain in full force and effect:**


**TABLE 3 – EGO LAND USES**

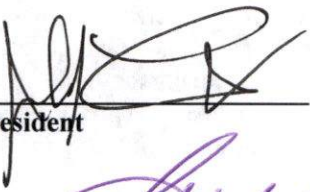
<b>LAND USE CATEGORY</b>	<b>BY-RIGHT (P)</b>	<b>PROHIBITED (N)</b>
<b>HOTEL</b>	<b>&lt;150 rooms – P</b>	<b>&gt;150 rooms – N</b>

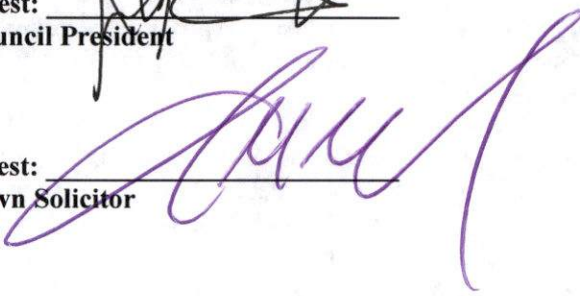
**Section 3. Effective date.**

**This Ordinance shall take effect 30 days after passage by the Town Council and adoption in accordance with the provisions of the Smithfield Town Charter and the Rhode Island Zoning Enabling Act, R.I. Gen. Laws § 45-24-51 et seq.**

Adopted by the Smithfield Town Council on MAY 5TH, 2026.

Attest:   
Town Clerk

Attest:   
Council President

Attest:   
Town Solicitor

