

Foster Town Council Meeting Agenda

BENJAMIN EDDY BUILDING, 6 SOUTH KILLINGLY ROAD, FOSTER, RI 02825

Thursday, October 26, 2023 @ 6:00 p.m.

NOTICE: The Foster Town Council does not sanction any electronic audio/video recordings of Town Council Meetings made by the public. Any audio/video recordings made by the public are not public records under Title 38 Public Records.

I. PLEDGE OF ALLEGIANCE

II. PUBLIC COMMENT / ANNOUNCEMENTS

III. CONSENT AGENDA *disc/action*

1. Meeting Minutes
Approval of October 12, 2023
2. Approval of General Warrants **FY2024 #7** \$438,966.17
3. Quarterly Reports (July-September)
4. Monthly Reports (September)

IV. SWEARING-IN CEREMONY *disc/action*

1. Officer Dennis Smith
2. Officer Jared Boudreault

V. PUBLIC HEARINGS

A. Kennel License *disc/action*

Diana Singleton DBA Nana Diana's Dog Daycare of 59A Balcom Road, Foster, has applied for a Kennel License valid through April 30, 2024.

B. 2nd Hearing – Zoning *disc/action*

Sec. 38-91 – Procedure proposes amendments necessary to meet the requirements of RIGL effective January 1, 2024. Relating to appeals heard by the Zoning Board of Review and the Superior Court.

Sec. 38-93 – Public Hearing proposes amendments necessary to meet the requirements of RIGL effective January 1, 2024. Relating to appeals heard by the Zoning Board of Review and the Superior Court.

Sec. 38-94 – Decision and records of the Zoning Board of Review proposes amendments necessary to meet the requirements of RIGL effective January 1, 2024. Relating to appeals heard by the Zoning Board of Review and the Superior Court.

Sec. 38-277 – Sewerage Disposal proposes reduction of setbacks in conjunction with proposed amendments to dimensional regulations.

Sec. 38-285 – Standards for commercial and industrial development proposes removal of this reserved section and replacement with supplementary regulations pertaining to drive-through uses.

Sec. 38-131 – Division of town into; enumeration proposes removal of the MI, NC, and R-SC in continuity with the proposed amendments to Sec. 38-132 – Official Zoning Map. Proposes addition of HC2 zoning district.

Sec. 38-272 – Yard Exceptions proposes removal of the MI, NC, and R-SC in continuity with the proposed amendments to Sec. 38-132 – Official Zoning Map. Proposes addition of HC2 zoning district.

Sec. 38-292 – Solar Installations proposes removal of the MI, NC, and R-SC in continuity with the proposed amendments to Sec. 38-132 – Official Zoning Map. Proposes addition of HC2 zoning district. Proposes the addition of battery storage.

Sec. 38-430 – Planning board report proposes the lack of changed conditions as a viable reason for the Planning Board to recommend an amendment to the Town's Zoning Ordinance.

C. 1st Hearing – Zoning *disc/action*

Sec. 38-1 – Purpose (Amendment)

Proposes amendments necessary to meet the requirements of RIGL. Regarding purposes of zoning.

Sec. 38-36 – Enforcement of Chapter (Amendment)

Proposes amendments to match the definitions section. Clarifies responsibility in enforcement by position.

Sec. 38-227 - Merger of substandard lot of record (Amendment)

Proposes amendments necessary to meet the requirements of RIGL. Adds provision that the merger of lots shall not be required when the substandard lot of record has an area equal to or greater than the area of fifty percent (50%) of the lots within two hundred feet (200 ft) of the subject lot.

Sec. 38-230 – Nonconforming by use (Amendment)

Proposes amendment to add text from RIGL 45-24-31 (52)(i), which describes lawfully established use of land, building, or structures which are nonconforming by use to Sec. 38-230.

Sec. 38-234 – Continuation of use (Amendment)

Proposes uses of land be added to Sec. 38-234, which currently only describes nonconforming rights providing for continuation of a use in any building or structure.

Sec. 38-237 – Enlargement (Amendment)

Proposes addition of maximum building coverage to the cited dimensional requirements which enlargement of a nonconforming use shall meet. Proposes removal of inaccurate line of text.

Sec. 38- 276 – Lots divided by zoning district boundary (Removal and Replacement)

Proposes removal of ordinance allowing for a zoning district to extend up to 50 feet into a lot located in a different zoning district. Proposes replacement with standards for fruit and vegetable stands currently found in Sec. 38-191. Proposes removal of the requirement of a stand to occupy the same lot as the owner.

Sec. 38-291 – Regulations pertaining to communications towers and antennas (Corrective Amendment)

Proposes removal of the MI, NC, and R-SC in continuity with the proposed amendments to Sec. 38-132 – Official Zoning Map. Proposes addition of HC2 zoning district. Proposes re-addition of language, which was omitted by error during codification.

Sec. 38-295 – 38-320 – Reserved (Addition to reserved ordinance)

Proposes supplementary regulations for recreational marijuana uses and development regulations for a future Municipal/Historic overlay district.

Sec. 38-356 – Residential compounds (Amendment)

Proposes clarifying language to frontage requirements and removal of five-year eligibility requirement; removal of subdivision after 1998 ineligibility.

Sec. 38- 390 - Site plan for accessory nonfamily dwelling units (Addition to reserved ordinance)

Proposes specification that these site plans shall be submitted according to building permit standards.

Sec. 38-391 – Site plan for residential compounds (Addition to reserved ordinance)

Proposes adding specifications for site plans for residential compounds. These specifications exist within the zoning ordinance.

Sec. 38-191 – Table of uses - Wholesale Business and Storage Uses #7 (Addition)

Proposes addition of a storage use allowing the keeping of equipment and materials used for purposes including, but not limited to, landscaping, agriculture, construction, and woodworking.

VI. OLD BUSINESS

1. Entrance to Town - Signage *disc/action*
2. Multipurpose Community Facility Projects Municipal Fund, Update *disc/action*

3. American Rescue Plan Act (ARPA) Fund Projects *disc/action*
4. Funding for Town Hall Second Floor Build-Out *disc/action*

VII. NEW BUSINESS

1. November/December Town Council Meeting Schedule *disc/action*
2. Appointment of Committee for Hazard Mitigation *disc/action*
3. Approval of Thanksgiving Proclamation (November 19th @ Foster Center Baptist Church) *disc/action*
4. Coverage of DSS Department *disc/action*

VIII. EXECUTIVE SESSION *disc/action*

Pursuant to RIGL 42-46-5, (A), (2) Contracts *disc/action*
Foster Cell Tower Lease Agreement with Foster Center Fire Department.

IX. ADJOURNMENT