



Town of South Kingstown Planning Board

Regular Session Meeting Agenda
Tuesday, March 24, 2026 at 6:30 PM
South Kingstown Town Hall, Town Council Chambers
180 High Street, Wakefield, RI 02879
www.southkingstownri.gov

Maria H. Mack, Chair
Susan Axelrod, Vice Chair
Elizabeth Karp, Secretary
Joseph Murphy
Robyn Pothier
Kaiper Wilson
Armand Monaco

A. Call to Order & Roll Call:

B. Approval of Minutes:

1. January 13, 2026 PBWS Minutes
2. January 27, 2026 PBRS Minutes
3. February 10, 2026 PBWS Minutes

C. Subdivisions and Land Development Projects:

1. **PUBLIC HEARING:** Change to a Previously Approved Plan, Major Multi-Household Land Development Project - [571 Main Street](#)*
The applicant is requesting to change the previously approved Conceptual Master Plan to reconfigure units and site design of the proposed thirty-six (36) unit residential development and associated site improvements, originally approved on November 13, 2014 with extensions granted through June 30, 2026. Located at 571 Main Street on Assessor's Map 56-3, Lot 137. Roland Fiore, *applicant/owner*. (*Continued from 6/11/24; 7/23/24; 7/31/24; 8/15/24; 9/12/24; 10/10/24; 10/22/24; 12/10/24; 1/28/25; 4/22/25, 6/24/25, 08/26/25, 11/25/2025 with notice, and 01/27/2026).

D. Development Plan Review:

E. Recommendations to Town Council:

F. Reports and Special Items:

G. Report of Administrative Officer:

1. **Decision of the Administrative Officer - Minor Change to a Previously Approved Plan**
Development Plan Review - People's Credit Union, 703 Kingstown Rd., AP 57-1, Lot 92 - Minor change to landscape plan to realign buffer landscaping, recorded February 10, 2026.
2. **Administrative Review - Proposed Minor Change**
Minor Land Development w/Unified Development Review - Sheldon's Hotel, 349 Main Street, Plat 56-3-1, Lot 48 - Proposed minor change to add rooftop screening for HVAC equipment to comply with requirements for historic preservation tax credits.

H. Designation of Duty Member for Next TRC Meeting: April 8, 2026

Liz Karp

I. Adjournment:

YouTube link: <https://youtube.com/@skplanningboard/streams>