

TOWN COUNCIL AGENDA

TOWN OF SOUTH KINGSTOWN

RHODE ISLAND



Monday, June 22, 2026

WORK SESSION - 7:00 PM
REGULAR SESSION - 7:30 PM

Town Council Chambers
180 High Street
Wakefield, RI

TOWN COUNCIL

Rory H. McEntee, President
Michael K. Marran, Vice President
Patricia A. Alley
Deborah D. Bergner
Jay G. Wegimont

James M. Manni, Town Manager
Amy H. Goins, Esq., Assistant Town Solicitor
Emily R. Houle, Town Clerk

Members of the public are welcome and encouraged to attend in person or view the meeting live on the [Town Council YouTube channel](#) or on your local Public Access Television Station.

NOTE: Individuals requesting American Sign Language interpreters or CART service must call the Town Clerk's Office at 401-789-9331 seventy-two (72) hours in advance of the meeting date.

1. Work Session - 7:00 PM

All items listed on the Town Council agenda are subject to discussion.

- A. Discussion and signing of Bond Anticipation Notes for Fiscal Year 2026-27

2. Regular Session - 7:30 PM

Please be advised that the Council intends to discuss and/or act upon each and every item appearing on this agenda.

- A. Pledge of Allegiance
- B. Land Acknowledgement Statement

3. Roll Call

4. Approval of Minutes of Previous Meetings

- A. **Work Session** - June 8, 2026
- B. **Regular Session** - June 8, 2026

5. Interviews

- A. Connor Duckworth application for reappointment to the Waterfront Advisory Commission.
- B. Thomas Gilchrist application for reappointment to the Building Code Board of Appeals and Minimum Housing Code Board of Appeals.
- C. John Hanson application for reappointment to the Recreation Commission.
- D. Olwyn McCabe application for appointment to the Conservation Commission, Historic District Commission, or Recreation Commission.

6. Appointments

- A. A resolution appointing _____ to the _____ Board/Committee/Commission for a term to expire in _____.

7. Consent Agenda

Rule 13: All items listed with a (CA) are to be considered routine by the Town Council and will be enacted by one motion. There will be no separate discussion of these items unless a member of the Council, or a member of the public so requests, in which event the item will be removed from Consent Agenda (CA) consideration and considered in its normal sequence on the agenda.

- (CA) A. A resolution that a claim filed by Michael Eric Nelson relative to an incident that occurred on or about February 1, 2026, be referred to the Town Solicitor and the Town's insurance carrier.
- (CA) B. A resolution that a claim filed by Lisa S. Holley, Esq. on behalf of their client Lt.

James Krajewski relative to a series of incidents that began on or about June 2022, be referred to the Town's Solicitor and Town's insurance carrier.

- (CA) C. A resolution authorizing the Town Clerk to advertise for Order of Notice a Public Hearing relative to an application for a license to keep and sell alcoholic beverages in South Kingstown in accordance with General Laws of 1956, as amended, as follows:

CLASS B VICTUALLER LIQUOR LICENSE

Transfer of a Class B Victualler Liquor License from Kabuki Kingstown Corporation d/b/a Kabuki Restaurant, 91 Old Tower Hill Road, Wakefield, RI 02879 by Yunqing Liu, President, to SK Kabuki Corporation d/b/a Kabuki Restaurant by Wenxin Zheng, President, for the first floor lounge and dining areas; and as further defined in a site plan on file in the Town Clerk's office.

8. Licenses

- A. A resolution granting Victualling and Dance Licenses, and Tourist Accommodations for 26 spaces, 56 persons to Shepherd's Run, LLC d/b/a Shepherds Run, 4780 Tower Hill Road, Wakefield, RI 02879. Application by Ryan Schoen, Agent. New; License No. 88271.
- B. A resolution granting a Special Events Permit to the SK USA 250th Committee to hold the SK USA 250th Beach Party at the South Kingstown Town Beach picnic area pavilion on Saturday, September 26, 2026, from 2:00 PM to 6:00 PM. Subject to RI Department of Transportation approval. Application by Theresa L. Murphy. New; License No. 93854.

9. Public Comment - 30 Minutes

Rule 10A. for the conduct of the meetings of the South Kingstown Town Council: Members of the public shall be entitled to speak at regular meetings during any period designated on the agenda for public comment, once, for a period of five minutes, or longer at the discretion of the President, and at other times when invited to do so by the President. The public shall address their comments to the question under debate as indicated on the agenda. Pursuant to RI General Laws §42-46-6(b), public comment regarding subject matter not on the agenda but received during the public participation portion of a meeting shall be for information purposes only and may not be voted on except where necessary to address an unexpected occurrence that requires immediate action to protect the public or to refer the matter to an appropriate committee or to another body or official.

10. Public Hearings

- A. A Public Hearing relative to an application to keep and sell alcoholic beverages in South Kingstown in accordance with the General Laws of 1956, as amended, as follows:

CLASS B TAVERN LIQUOR LICENSE

Application for a Class B Tavern Liquor License by Shepherd's Run FB LLC d/b/a Shepherd's Run, 4780 Tower Hill Road, Wakefield, RI 02879 by Ryan

Schoen, Agent, for the interior and exterior sitting areas and event spaces; and as further defined in a site plan on file in the Town Clerk's office.

- B. A Public Hearing to consider proposed amendments to the Town Code, Chapter 17 Taxation, Article III. Property Tax Exemptions for Elderly Persons, Section 17-43. Applications for tax exemption to contain evidence of eligibility, and Section 17-44. Amount of exemption; filing of applications, to amend applicants' total gross household income threshold for eligibility in accordance with current Cost of Living Adjustment (COLA) values, as attached hereto.
- C. A Public Hearing relative to adoption of the 2026 Hazard Mitigation Plan.

11. New Business

- A. A resolution affirming or amending the Town's Liquor License Rules and Regulations, Section I. The current number of licenses for each class shall be authorized as indicated below, unless changed by a majority vote of the Town Council:

<u>Class</u>	<u>Number</u>
A	4 maximum
B - H	1
B - Limited	7
B - M	0
B - Tavern	1
B - Victualler	33
C	0
D - Club Full Privilege	1
D - Limited	0
F	5 per year per organization
F - 1	5 per year per organization
J - Limited	2
T - Legitimate Theater	2

- B. A proclamation from the SK USA 250th Anniversary Committee honoring South Kingstown and Narragansett Revolutionary War Era Patriots and proclaiming June 27, 2026, as "South Kingstown Revolutionary Patriots Recognition Day" in the Town of South Kingstown.

- C. A resolution authorizing an award of bid to Key Corporation, 170 Fiore Industrial Drive, Wakefield, RI 02879 for the Indian Run Brook Restoration & Stormwater Retrofit Project, in an amount not to exceed \$387,640.00 including a contingency. Funding related to this contract award is available in Fund-359 (RIDEM), from account 35940094-570007 (Misc. Construction) & the Guild Renovation Fund (Fund-421) from account 42140001-570007-26020, with additional information on funding within the "Funding Source" section and as further described in a purchasing recommendation from the Director of Facilities to the Town Manager dated June 4, 2026, regarding Indian Run Brook Restoration & Stormwater Retrofit Project.

- D. A resolution authorizing an amendment to an award of bid originally granted on April 13, 2026 (\$229,950.00) for a site work/parking lot reconstruction contract to True North Civil, 805 Nooseneck Hill Road, West Greenwich, RI 02817 to include the Peace Dale Library Garden Site Improvements (Hazard Memorial Garden), (\$93,008.49) in an amount not to exceed \$322,958.49 including a contingency, all funded by account 0412-41285009-570000-24019 The Peace Dale Library Community Learning Center Services Expansion Grant Project.as further described in a purchasing recommendation from the Director of Facilities to the Town Manager dated June 5, 2026, regarding Peace Dale Library Garden Site Improvements (Hazard Memorial Garden).

- E. A resolution establishing a water user rate schedule, as provided in the Town Schedule of Fees, as follows and as further described in a memorandum from the Public Services Director to the Town Manager dated June 5, 2026, and entitled 'FY 2026-27 Water User Fee Adjustment.'

Meter Size	Quarterly Base Charge
5/8"	\$80.00
1"	\$109.00
1 1/4"	\$167.00
1 1/2"	\$167.00
2"	\$232.00
3"	\$375.00
4"	\$583.00

6"	\$1,166.00
8"	\$1,166.00

Quarterly minimum charge for unmetered customers is double the annual minimum assessment.

Commodity Rates per 100 cu. ft.

First 1,250 cu. ft.	Included in Minimum Charge
Over 1,251 cu. ft. up to 2,500 cu. ft.	\$5.00 per 100 cu. ft.
Over 2,500 cu. ft.	\$7.00 per 100 cu. ft.

For existing special rate customers supplied through one (1) meter to more than one (1) dwelling or unit on the same platted lot, the rates shall be as follows:

	Rate	Allowance
First Unit (5/8" meter)	\$80.00	1,250 cu. ft.
Each Additional Unit	\$40.00	500 cu. ft.

Excess water use over the allowance at commodity rates.

Water furnished by the Utility outside of the Town through one (1) meter shall be charged the minimum meter charge if the meter is furnished by the Utility, and a municipal wholesale rate in accordance with the Commodity Rate Structure. The advance payment shall be estimated from the previous year's consumption.

Public and Private Fire Protection (billed in advance)(per year).

Public Fire Hydrants \$395.00
Private Fire Hydrants \$395.00

Connection Size	Charge
4"	\$165.00

6"	\$395.00
8"	\$705.00
10"	\$1,090.00
12"	\$1,575.00

F. A resolution authorizing an award to Allegiance Truck, 17 O'Keefe Lane, Warwick, RI 02888 for 2027 International HV515 dump truck with Viking stainless steel dump body and Viking snowplow with pre-wet system, in an amount not to exceed \$293,000, as further described in a purchasing recommendation from the Director of Public Services to the Town Manager dated June 5, 2026, entitled, "Purchase Recommendation – 6 Wheel Dump Truck with Snowplow and Pre-Wet System."

G. Projected FY2025-26 Year-End Results & Proposed Transfers.

BE IT RESOLVED that projected program surpluses were identified in this memo for fiscal year 2025-2026. Fiscal year appropriations for General Fund (101) and budgeted transfers shall be transferred to various Reserve Funds, in an amount not to exceed \$900,000. Additionally, Town Council approval is sought on a transfer between the High School Construction Fund (Fund 435) and the Debt Service Fund (Fund 400) for an amount not to exceed \$1,586,250.

FURTHER RESOLVED: That the Town Finance Director, with the advice and consent of the Town Council, is hereby permitted to invest the funds at any time in said savings accounts or certificates of deposit of commercial or savings banks, or trust companies, or in obligations of the United States or its agencies, or in any other short-term investment as would be made by prudent persons of discretion and intelligence.

FURTHER RESOLVED: That the Town Council is hereby authorized to use the total funds, or such part thereof of said Reserve Funds, for capital expenditures as may be voted by the Town Council.

H. Motion to authorize the Town Manager to execute a one-year contract extension (July 1, 2026, through June 30, 2027) with ClearGov of 2 Mill & Main; Suite 630; Maynard, MA 01754 for the Town's continued digital budgeting software needs for an amount not to exceed \$34,085.23. Funding for this contract is available within the Finance Department's Computer / Software Maintenance account (10114001-534012), which has an adopted budget for FY2026-27 of \$63,040. This extension is being authorized via a Buyboard Purchasing Cooperative and provides continuity of operations and services for the upcoming fiscal year, at a reduced rate.

I. A resolution authorizing the Town Manager to execute an agricultural lease

agreement with David Carpenter d/b/a Carpenter's Farm, 520 Matunuck Beach Road, South Kingstown, Rhode Island 02879, for the lease and agricultural use of approximately twenty-one (21) acres of Town-owned property located adjacent to the Town Beach and identified as a portion of Assessor's Plat 92-2, Lot 39, for an initial term of three (3) years with an option to extend the lease for up to two (2) additional one-year periods, with lease payments of \$0 per acre in Year 1, \$20 per acre in Year 2, \$40 per acre in Year 3, and \$60 per acre in Years 4 and 5 if extended, in accordance with Request for Proposals SK0018TM and the proposal submitted by Carpenter's Farm, as further detailed in a memorandum from the Deputy Town Manager/Director of Administrative Services to the Town Manager dated June 16, 2026, entitled "Recommendation for Award of Lease – Town Beach Agricultural Property."

- J. A resolution authorizing the Town Manager to execute change orders to the AIA A133-2019 Contract with Gilbane Building Company, 7 Jackson Walkway, Suite 2, Providence, Rhode Island 02903, in connection with Guaranteed Maximum Price (GMP) Agreement #2 for the South Kingstown High School Replacement Project, specifically those items identified in the May 26, 2026 Authorization to Proceed (ATP) Package in the amount of \$98,698.83, as further detailed in a memorandum from the Deputy Town Manager to the Town Manager dated June 16, 2026 entitled "A Resolution Authorizing the Town Manager to Execute Change Orders Associated with the South Kingstown High School Replacement Project," and as recommended by the School Building Change Order Task Force and School Building Committee.
- K. A resolution authorizing a purchase award to Newport Renewables, 316 Columbia Street, South Kingstown, Rhode Island 02879, for the purchase of solar photovoltaic power optimizers in an amount not to exceed eighty one thousand dollars (\$81,000), including contingency, as further described in a memorandum from the Deputy Town Manager/DOAS to the Town Manager dated June 16, 2026, entitled "Authorization for Award of Purchase of Solar Photovoltaic Power Optimizers."

12. Town Manager's Report

- A. FY2026-27 School Department Housing Aid Reimbursements
- B. School Committee Vacancy - Process for Interim Appointment by Town Council
- C. Update on the Town's Irrigation Ordinance
- D. Update on 4th of July Fireworks at Old Mountain Field

13. Public Comments - Continued

14. Communications

- A. A letter dated June 9, 2026, from Derek Cook tendering his resignation from the South Kingstown Housing Authority effective immediately, is received, placed on file, and the Town Council further directs _____.

- B. A letter dated June 8, 2026, from Brad Shear tendering his resignation from the South Kingstown School Committee, effective immediately, is received, placed on file, and the Town Council further directs _____.
- C. An email dated June 9, 2026, from David Katz and Anna Gerber-Williams requesting that the Town Council support initiatives to advocate for children and families affected by the closure of the Joyful Learning Child Academy is received, placed on file, and the Town Council further directs _____.
- D. A letter dated June 14, 2026, from Kristine Bishop Chapman, Canvassing Authority Chair, tendering her resignation from the South Kingstown Canvassing Authority effective August 1, 2026, is received, placed on file, and the Town Council further directs _____.
- E. An email dated June 16, 2026, from Kenneth Reese requesting traffic calming measures on Mautucket Road is received, placed on file, and the Town Council further directs _____.

15. Town Council Discussion Items - None