

**TOWN OF SOUTH KINGSTOWN
PLANNING BOARD
PROJECT REVIEW APPLICATION FORM**



This Application Form is to be submitted with each stage of review.

APPLICANT INFORMATION

Applicant Name: JAE Mills, LLC
Name of Primary Contact (if applicant is an organization): Anna Szeto
Applicant Address: 90 Madison St Ste 610 Worcester MA, 01608
Applicant Phone: 5086122682 Applicant Email: jaemillsllc@gmail.com

OWNER INFORMATION

Owner Name(s): JAE Mills, LLC Contact Anna Szeto
Owner Contact Information: 5086122682

PROJECT INFORMATION

Assessor's Plat and Lot of Parcel(s) Proposed for Subdivision/Development: AP 42 Lot 9
Physical Address or Location of Parcel(s): 176 Saugatucket Road
Zoning District(s) of Parcel(s): R40 Residential Total Size of Development Parcel: 9.44 ac
Date of Initial Meeting with Planning Department Staff (before first stage of review): _____

TYPE OF PROJECT (select all that apply)

- | | |
|--|---|
| <input type="checkbox"/> Development Plan Review | <input type="checkbox"/> Minor Land Development Project |
| <input type="checkbox"/> Administrative Subdivision | <input type="checkbox"/> Major Land Development Project |
| <input type="checkbox"/> Minor Subdivision, without street creation or extension | <input type="checkbox"/> Multi-Household Land Development Project |
| <input type="checkbox"/> Minor Subdivision, with street creation or extension | <input type="checkbox"/> Flexible Design Residential Project (FDRP) |
| <input checked="" type="checkbox"/> Major Subdivision | <input type="checkbox"/> Residential Compound |
| | <input type="checkbox"/> Comprehensive Permit |

CURRENT STAGE OF REVIEW (if applicable)

- | | |
|---|---|
| <input type="checkbox"/> Pre-Application Concept Review | <input type="checkbox"/> Release of Performance/Maintenance Guarantee |
| <input type="checkbox"/> Conceptual Master Plan | <input type="checkbox"/> Change to an Approved Plan |
| <input checked="" type="checkbox"/> Preliminary Plan | <input type="checkbox"/> Reinstatement or Extension to Approved Plan |
| <input type="checkbox"/> Final Plan | <input type="checkbox"/> Request to Combine Review Stages |
| <input type="checkbox"/> Recording | <input type="checkbox"/> Other |

WAIVERS AND MODIFICATIONS

Does this application request waiver of or modification to any of the requirements of the Town of South Kingstown Subdivision and Land Development Regulations? yes* no


**If yes, a statement describing the specific regulation(s) for which waiver or modification is requested must be included in the application materials.*

SEE WAIVER LETTER

CERTIFICATION OF COMPLETE APPLICATION

(1) The applicant hereby certifies that all of the materials required by the applicable checklist(s), as determined by Planning Department staff during the initial meeting, have been submitted including a review fee in the amount of \$ 300.

(2) The applicant hereby certifies that the plan set and other submitted materials conform to the requirements of the current adopted version of the Town of South Kingstown Subdivision and Land Development Regulations, or, that a written statement has been provided listing all requested waivers and/or modifications of the Regulations.



Applicant Signature

July 16, 2025

Date

Anna Szeto

Printed Name

July 16, 2025

James Rabbitt, Administrative Director
South Kingstown Planning Department
180 High Street
Wakefield, Rhode Island 02879

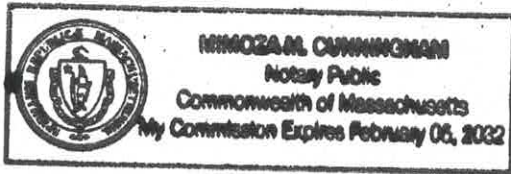
Dear Mr. Rabbitt:

We are writing to inform you that JAE Mills LLC is a member-managed, Rhode Island limited liability company having two members: Joseph Charpentier and Anna Szeto. JAE Mills LLC is the owner of the property designated as Plat 42, Lot 9, as shown on the Town of South Kingstown Tax Assessor Maps, and the owner of the development rights for the same.

In our capacities as the members of JAE Mills LLC, we hereby authorize and are in agreement with the application, which Anna Szeto has signed in her capacity as an authorized member and manager of JAE Mills LLC, for the subdivision of the aforementioned property. Said application is to be submitted to the Planning Department of the Town of South Kingstown for review and decision by the Planning Board. Enclosed herewith, you will also find a copy of JAE Mills LLC's 2025 annual report with the Rhode Island Secretary of State identifying Ms. Szeto as Manager and Registered Agent.

Sincerely,

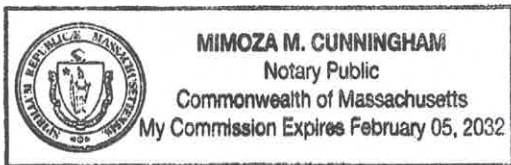

Anna Szeto & Joseph Charpentier
Member of JAE Mills LLC



Commonwealth of Massachusetts

County of Worcester

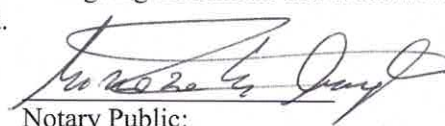
In 386 MAIN ST on the 16th day of July, 2025, before me personally appeared Anna Szeto, to me known and known by me to be the party executing the foregoing instrument and acknowledged said instrument, by her executed, to be her free act and deed.

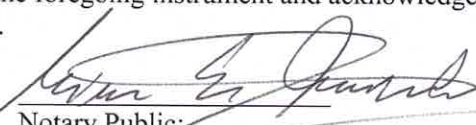


Commonwealth of Massachusetts

County of Worcester

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Notary Public:
My Commission Expires: Feb 05 2032


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My Commission Expires: Feb 05 2032