

September 16, 2022

By Electronic Mail ([jrabbitt@southkingstownri.com](mailto:jrabbitt@southkingstownri.com)) and Hand Delivery

Jamie Rabbitt, AICP  
Planning Department  
Town of South Kingstown  
180 High St.  
South Kingstown, RI 02879

Re: Supplement to South County Health Institutional Master Plan Filing

Dear Jamie:

We are providing some additional information to supplement South County Health's Institutional Master Plan application which the Planning Department deemed complete on August 1, 2022 and which the Technical Review Committee ("TRC") voted unanimously on August 10<sup>th</sup> to forward to the Planning Board with a recommendation for approval. As part of the TRC's consideration, it stated five conditional items to be addressed. This letter supplements South County Health's application by responding to the five items as set forth below. As part of our response, we have attached a letter dated September 16, 2022 from our engineering consultant, VHB (the "VHB letter") as Appendix A.

**Five Items and Responses**

*1. Evaluation of Kenyon Avenue and Salt Pond Road intersection*

Response: Please see the VHB letter.

*2. Evaluating the parking configuration associated with the helipad*

Response: Please see the VHB letter.

*3. Looking at the future parking as its proposal associated with the storage building removal the relocation of the oxygen storage and the potential connect ability for additional parking in that southwestern area*

Response: Please see the VHB letter.

*4. Tying the parking map, in the back of the text, a little bit forward in reference*

Response: We have attached as Appendix B to this letter, a parking map which more clearly delineates the parking areas on our campus.

Jamie Rabbitt, AICP  
Planning Department  
September 16, 2022  
Page 2

5. *Trying to expand upon the struggles with the location or relocation of the PET and CT scan*

Response: The PET/CT (positron emission tomography – computed tomography) device is a transportable (i.e., mobile) technology which provides highly detailed imaging for cancer patients. The PET/CT used for South County Health patients, and patients elsewhere in Rhode Island, is located in a tractor-trailer truck which travels to and from various locations in the state for the convenience of the patients. For years, the PET/CT vehicle has come to South County Health in Wakefield once per week and parked in close proximity to our West Entrance during patient imaging. That location is suitable given its proximity to the required electrical power and rest rooms, and other infrastructure. Because of reconstruction at our West Entrance and the need to use that entrance as the Hospital's primary entrance during construction to the front of the Hospital, we have had to find another location for the PET/CT. Since January 2022, the PET/CT has been available to South County Health patients on the days it would have otherwise been in Wakefield.

Ideally, when the construction at the Hospital is complete, we would return the PET/CT to Wakefield. The prior location will no longer be suitable because of changes to the West Entrance. And because of the numerous requirements imposed by the Rhode Island Department of Health for a PET/CT location, plus the logistics of the large truck parking in the required alignment relative to resources and infrastructure, it is highly challenging to find a suitable location. For example, one possible location near the building in which South County Health provides radiation therapy, cannot be utilized without costly changes to both the building and the parking lot and driveway.

Accordingly, at this time we cannot specify a likely location. We understand that if and when a suitable location is identified and we decide to bring the PET/CT back to campus, we will need to reengage with the Planning Department and comply fully with the provisions of South Kingstown Zoning Ordinance §603(C).

We hope that this adequately addresses the items raised at the TRC meeting.

Sincerely,



Andrew Prescott  
General Counsel

## APPENDIX A:



September 16, 2022

Jamie Rabbitt, AICP  
Planning Department  
180 High Street  
South Kingstown, RI 02879

Re: Supplement to South County Health Institutional Master Plan Filing

Dear Mr. Rabbit,

The following additional information has been provided to answer questions raised during the Technical Review Committee (TRC) meeting on August 10, 2022 for the South County Health's Institutional Master Plan application. VHB responses are italicized below.

### TRC Question:

1. Evaluation of Kenyon Avenue and Salt Pond Road intersection.

### VHB Response:

1. *In connection with this item, VHB has reviewed the traffic data collected in connection with the traffic circulation analysis of the South County Health IMP. We have considered in conjunction with that data the Manual on Uniform Transportation Control Devices (MUTCD) warrants for the implementation of an all-way stop. Although the question raised by the TRC exceeds the scope of the traffic analysis we performed, we think that the current intersection conditions do not meet the MUTC criteria for an all way stop. If the Town desires a determination of the suitability of an all way stop, the next step should be a Rhode Island Department of Transportation (RIDOT) road safety assessment (RSA) initiated by a request to RIDOT from the Town. The RSA would identify measures that could be implemented to increase safety and reduce collisions.*

### TRC Questions:

2. Evaluating the parking configuration associated with the helipad.
3. Looking at the future parking as its proposal associated with the storage building removal the relocation of the oxygen storage and the potential connect ability for additional parking in that southwestern area.

### VHB Response:

*2&3 VHB has reviewed the lower employee lot to determine whether South County Health could increase the parking capacity of that lot or reorient for a better configuration associated with the Helipad. We have determined due to site constraints and adjacent wetland areas, South County Health cannot increase the existing parking capacity, except for the storage shed area, or modify to isolate the helipad without regulatory relief and significant loss of parking. Additionally regulatory relief from the Coastal Resource Management Council, would take significant time to seek and may not be granted.*

*VHB has reviewed the storage shed area which South County Health has included in its IMP, for increased parking capacity and has determined that area will yield approximately 25 new spaces.*

Jamie Rabbit, AICP  
Planning Department  
September 16, 2022  
Page 2



Sincerely,

A handwritten signature in black ink, appearing to read "S.D. Lindgren".

Scott D. Lindgren, PE  
Senior Project Manager

cc: South County Health

# SOUTH COUNTY HOSPITAL CAMPUS PARKING MAP

EXISTING CONDITIONS

Revised 9/2022



Drawing, including the number and sizes of parking spaces, is not to scale. Map is for staff instructional purposes only.

SOUTH COUNTY  
HEALTH

SOUTHCOUNTYHEALTH.ORG

401-782-8000

## PARKING LOTS

**A** – Medical Staff, ELT, & Switchboard

**B** – Clinical Staff

**C** – Clinical Staff

**E** – Non-Clinical & Administrative Staff

**F** – Ortho Rhode Island Staff

**I** – Clinical Staff, Volunteers,  
3rd Shift & 12hr Night Shift

**P** – Patient & Visitor Parking Only

**U** – Contractors & Service Vendors

**85 Kenyon Ave.** – Non-Clinical Staff