

**TOWN OF GLOCESTER
PLANNING BOARD AGENDA
OCTOBER 1, 2024
7:00PM**

*This meeting will be held at the Gloucester Town Hall, Town Council Chambers,
1145 Putnam Pike, Chepachet, R.I. beginning at 7:00 p.m.*

*NOTICE: No new agenda items will be taken up after 9:00 p.m. Any outstanding agenda items not reached prior to 9:00 p.m. will be continued to another date.

The Gloucester Town Hall is accessible to people with disabilities. Individuals requiring interpreter services must notify the Town Clerk at (401) 568-6206 not less than 48 hours in advance of the meeting date.

Hearing devices are available without notice. TDD# 401-568-1422

A G E N D A

I. Call to Order

II. Roll Call

III. Pledge of Allegiance

IV. Consider, Discuss and Act Upon the Following:

Public Hearing (Continued from 9/3/2024)

1. **DBH West Gloucester, LLC, applicant and owner,** is proposing an amendment to the existing Comprehensive Plan which was adopted on October 1, 2020, amended May 20, 2021. An amendment is proposed to the Future Land Use Map changing the designation of Plat 4, Lots 50 & 221 from Agricultural/Residential (≥ 3 acres) to Commercial. This plan is being amended in accordance with the provisions of Chapter 45-22.2 of the General Laws of the State of Rhode Island. *(Information enclosed)*

Advisory Opinion to the Town Council (Continued from 9/3/2024)

1. **DBH West Gloucester, LLC, applicant and owner,** is proposing an amendment to the existing Comprehensive Plan which was adopted on October 1, 2020, amended May 20, 2021. An amendment is proposed to the Future Land Use Map changing the designation of Plat 4, Lots 50 & 221 from Agricultural/Residential (≥ 3 acres) to Commercial. This plan is being amended in accordance with the provisions of Chapter 45-22.2 of the General Laws of the State of Rhode Island. *(Information enclosed)*

Advisory Opinion to the Town Council (Continued from 9/3/2024)

1. **DBH West Gloucester, LLC, applicant and owner,** requests an advisory opinion for a proposed rezoning for property located on Putnam Pike and Reynolds Road, further described as Assessor's Plat 4, Lots 50 and 221, from A-4 Agricultural/Residential to Highway Commercial B-2). *(Information enclosed)*

Advisory Opinion to the Zoning Board of Review:

1. **1195 Putnam Pike, LLC, owner and Kevin & Julia Anderson, applicants**, property located at 1195C Putnam Pike, further described as Assessor's Plat 10A, Lot 46 in a B-1 Neighborhood Commercial Zone within the Village and Historic Overlay District. Applicant/Owner is seeking a variance in accordance with Gloucester Code, Chapter 350, Article V, §350-27. Sign Regulations. (*Information enclosed*)

2. **Thomas E. & Ashley Gonyea, applicants and owners**, property located at 71 Granby St. further described as Recorded Plat WL, Lot 368 in an A-3 Agricultural-Residential zone. Applicant is seeking a Dimensional Variance in accordance with the Gloucester Code, Chapter 350, Article III, §350-13, Table of Dimensional Regulations, Lot Coverage. (*Information enclosed*).

Zoning Ordinance, Subdivision Regulations & Comprehensive Plan

1. **Zoning Ordinance Amendments** (*Information enclosed*)

2. **Subdivision Regulations Amendments** (*Information enclosed*)

3. **Comprehensive Plan Amendments** (*Information enclosed*)

4. **Master Schedule for Zoning Ordinance, Subdivision Regulations & Comprehensive Plan Amendments**

V. **Other Business:**

1. **2025 Planning Board Schedule** (*Copy enclosed*)

2. **Capital Improvement Program** (*Letter enclosed*)

VI. **Technical Review Committee Reports:**

VII. **Correspondence:**

VIII. **Town Planner's Report:**

IX. **Zoning Board Decisions:** Zoning Board of Review from July 25, 2024:

1. **Nancy Clarke et al Jonathan Card, Applicants and owners**, property located at 47 Evergreen Road, further described as Recorded Plat SU, Lot 67, in an A-3, Agricultural-Residential zone. (*Decision enclosed*)

2. **David E. Lahousse and Donna M. Lahousse, applicants and owners**, property located at 149 Keach Pond Drive, further described as Recorded Plat WB, Lot 13, in an A-3 Agricultural-Residential zone. (*Decision enclosed*)

X. **Approval of Minutes:**

September 3rd (*Copy enclosed*)

XI. **Open Forum:**

XII. Schedule Planning Board Workshop:

XIII. Adjournment:

If communication assistance or any other accommodation to ensure equal participation is needed, please contact the Gloucester Town Clerk's office at 401-568-6206 at least forty-eight (48) hours prior to the meeting.

Date Posted: _____ @ _____
By: _____