

**TOWN OF GLOCESTER
SPECIAL MEETING
PLANNING BOARD AGENDA
OCTOBER 21, 2025
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 10/7/25 meeting)

1. Factory Mutual Insurance Company, applicant and owner, is proposing amendments to the existing Comprehensive Plan which was adopted on April 19, 2019, amended November 21, 2024. This amendment will change the Future Land Use Map designating AP 2, Lots 1, 3 and 4, AP 3, Lots 1, 2, 3, 4, 6, 31, 32, 33, 34, 35, 36, 37 and 39, AP 5, Lots 75, 76, 77, 78, 79, 80, 81, 196, 197 and 198, AP 8A, Lots 9 and 10 as a Planned District titled FM Global Sustainable Research Planned District and add additional text to the Economic Development Element of the Comprehensive Plan to further describe the Planned District including purpose and uses. 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:

1. Factory Mutual Insurance Company, applicant and owner, is proposing amendments to the existing Comprehensive Plan which was adopted on April 19, 2019, amended November 21, 2024. This amendment will change the Future Land Use Map designating AP 2, Lots 1, 3 and 4, AP 3, Lots 1, 2, 3, 4, 6, 31, 32, 33, 34, 35, 36, 37 and 39, AP 5, Lots 75, 76, 77, 78, 79, 80, 81, 196, 197 and 198, AP 8A, Lots 9 and 10 as a Planned District titled FM Global Sustainable Research Planned District and add additional text to the Economic Development Element of the Comprehensive Plan to further describe the Planned District including purpose and uses. 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)***

2. **Factory Mutual Insurance Company, applicant and owner**, is proposing amendments to the existing Zoning Ordinance. The applicant is requesting to rezone AP 2, Lots 1, 3 and 4, AP 3, Lots 1, 2, 3, 4, 6, 31, 32, 33, 34, 35, 36, 37 and 39, AP 5, Lots 75, 76, 77, 78, 79, 80, 81, 196, 197 and 198, AP 8A, Lots 9 and 10 from Agricultural/Residential (A-4) and Industrial (I) to a Planned District. *(Information enclosed)*

3. **Coluch Organization, LLC., applicant and William Cooper and Bonnie Cooper, owners**, are proposing a text amendment to the existing Zoning Ordinance. The applicant is requesting to add “Processing of sand, gravel and loam not associated with an earth removal operation” to Section 12. Industrial Uses as an allowed use by right in the Highway Commercial zone. *(Information previously sent)*

Advisory Opinion to the Zoning Board of Review:

1. **David P. Goldsmith, Trustee & applicant and Revocable Living Trust Agreement of Roberta E. Goldsmith, owner**, is seeking a Special Use Permit in accordance with Gloucester Code, Chapter 350, Article VII, §350-49 – Accessory Dwelling Unit (ADU) to construct a detached accessory dwelling unit; a Dimensional Variance from Chapter 350, Article VII, §350-49, Subsection H to exceed the permitted 780 square foot minimum size allowed at 60% of the primary home and a Dimensional Variance, Chapter 350, Article III, §350-13, Table of Dimensional Regulations, Rear Set Back for a detached ADU. *(Information previously sent)*

V. **Other Business:**

VI. **Technical Review Committee Reports:**

VII. **Correspondence:**

VIII. **Town Planner’s Report**

IX. **Approval of Minutes:**

X. **Chairpersons Report:**

XI. **Schedule Planning Board Workshop:**

XII. **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: _____