

AGENDA

TUESDAY, February 2nd, 2021 – 6:30PM

Teleconference Meeting (ZOOM)

Except for the Planning Director's Report, all items on this agenda will, require a majority vote of the City Plan Commission.

All interested parties are welcome to participate during the public comments portion for docketed items on this agenda. Staff reports, recommendations, and all supplemental documentation to date will be posted to the City's website prior to the meeting and can be found at:

<http://www.cranstonri.gov/departments/planning/default.aspx>

If you are unable to access the internet, you can contact the Cranston Planning Department directly at 401-780-3222 and request paper copies be mailed directly to you.

If you wish to participate, join the ZOOM meeting directly using the following link:

TO JOIN BY COMPUTER, use the following link:

<https://zoom.us/j/93408748330>

Meeting ID: **934 0874 8330**

TO JOIN BY PHONE, at any of the following numbers:

1-312-626-6799

1-646-558-8656

1-253-215-8782

1-346-248-7799

1-669-900-9128

1-301-715-8592

Meeting ID: **934 0874 8330**

1. CALL TO ORDER

2. APPROVAL OF MINUTES

- Minutes of the January 5th City Plan Commission regular meeting

3. SUBDIVISIONS & LAND DEVELOPMENTS

OLD BUSINESS

- **Natick Avenue Solar** **PUBLIC HEARING**
Preliminary Plan - Major Land Development
30 Acre / 8MW Solar Farm on 64 acre site
Natick Avenue - AP 22, Lots 108 and 119
(Continued from the January 5th regular meeting)

- **Garfield Avenue Subdivision** **PUBLIC INFORMATIONAL**
Administrative Subdivision – Creation of 1 non-buildable lot
Garfield Avenue – AP 7-2, Lot 91
Achievement First use (7.44 acres) subdivided from the Tongue Pond area (10.21 Acres/unbuildable)
(Continued from the January 5th regular meeting)

NEW BUSINESS

- **Natick Avenue Solar**
Master Plan Approval (2.5.19 Decision) – One (1) Year Extension of Time Request

4. ZONING BOARD OF REVIEW - RECOMMENDATIONS

- **DAVID CELANI (OWN) and NEW LEAF COMPASSION CENTER, INC.** have filed an application for permission to establish a medical marijuana dispensary for the sale of same to be allowed at **24 Stafford Court**, A.P. 13, lot 84, area 80,755 s.f; zoned M2. Applicant seeks approval per 17.92.020 Special use permit; Sections 17.20.030 Schedule of Uses.

- **LINDA B. MARCHETTI; TRUSTEE OF LINDA B. MARCHETTI REVOCABLE TRUST-2008 (OWN) and BRIAN COUTCHER (APP)** have filed an application to construct a new single family dwelling with restricted frontage and reduced lot size at **0 Laurel Hill Avenue**, A.P. 7, lot 1052, area 5,000 s.f; zoned B1. Applicant seeks relief per 17.92.010 Variance, Sections 17.20.120 Schedule of Intensity Regulations, 17.88.010 Substandard Lots of Record.

- **RENAISSANCE DEVELOPMENT CORPORATION (OWN) and B&F CONSTRUCTION (APP)** have filed an application to reduce the required vehicle stacking spaces for a proposed drive-in restaurant at **1155 Pontiac Avenue**, A.P. 10, lot 1502; area 43,506 s.f. zoned C4. Applicant seeks relief per 17.92.010 Variance, Section 17.28.010 (B), (8) Drive-in uses.

5. PLANNING DIRECTOR'S REPORT

- 6. **ADJOURNMENT / NEXT REGULAR MEETING** – Tuesday, March 2nd – 6:30 PM Teleconference