



BRISTOL PLANNING BOARD
NOVEMBER 9, 2023 MINUTES

TOWN HALL
10 COURT ST.
BRISTOL, RI 02809
401-253-7000

Held: November 9, 2023 in person
7:00 p.m.
Department of Community Development Office
235 High Street, 1st Floor
Bristol, Rhode Island

Present:
Charles Millard, Chairman; Anthony Murgo, Vice Chairman; Member Brian Clark; Member Steve Katz;
Member Richard Ruggiero (arrived after the meeting had started); Alternate Member Michael Sousa

Also Present:
Edward Tanner, Principal Planner / Zoning Officer; and Amy Goins Esq., Assistant Town Solicitor

Not Present:
None (one current vacancy)

- A. Chairman Millard called the meeting to order at 7:03 pm and led the assembly in the Pledge of Allegiance.
- B. A motion was made (Murgo/Katz) to accept the October meeting minutes as written.
In favor: Clark, Katz, Millard, Murgo, and Sousa
Opposed: None
- C. **CDBG Housing Proposals – Board to review and make a finding of consistency with the Comprehensive Plan.**

The Board reviewed the memorandum from Director of Community Development Diane Williamson explaining the need for the Board to find that the Town's Community Development Block Grant (CDBG) proposals for housing are consistent with the Town's Comprehensive Community Plan.

A **motion** was made (Katz/Clark) to find that the CDBG housing proposals are consistent with the Town's Comprehensive Community Plan.
In favor: Clark, Katz, Millard, Murgo, and Sousa
Opposed: None

- D. **Chapter 28 - Zoning Ordinance Amendments for compliance with State Law including creating standards for the Special Use Permit uses, inserting Adaptive Re-Use and Unified Development Sections, amended provisions for comprehensive permit applications and**

variance standards definitions. Board to review draft amendments and make a recommendation to the Town Council including a finding of consistency with the General Purposes of Zoning and the Comprehensive Plan

The Board reviewed in detail proposed edits to the Chapter 28, Zoning Ordinance, Section 28-82 Table A. Permitted Use Table and the accompanying standards for special use permit uses. Proposed edits to the Permitted Use Table include specific edits to those uses noted “S” for requiring a special use permit. Specific standards for special uses are to be added to Section 28-150 of the zoning ordinance as required by recent amendments to State law. Member Clark noted that since the Board meeting in October, he has met with Town planning staff (Williamson, Tanner, and Toth) and they reviewed all special uses and potential special use standards. Many edits were made that are reflected in the most recent draft revisions presented to the Board for review this evening.

The Board reviewed and discussed each special use and the accompanying special use permit standards. Consensus was found between Board members on nearly every special use and several edits were requested of staff.

A **motion** was made (Murgo/Katz) that the use for “self-service storage facility (mini storage)” be changed from “S” to “N” in the General Business zoning district.

In favor: Katz, Millard, Murgo, Sousa

Opposed: Clark

Motion passed.

Boardmember Ruggiero joined the meeting.

The Board continued to review and discuss special uses and special use permit standards but was unable to review other Zoning Ordinance amendments for compliance with State law. Solicitor Goins noted that a special meeting would be needed to review these remaining items as the proposed amendments will need to be adopted by the Town Council prior to January 2024. The Board agreed to reconvene at 7:00 pm on November 21, 2023 to continue their review.

A **motion** was made (Murgo) to adjourn the meeting.

In favor: Clark, Katz, Millard, Murgo, and Ruggiero

Opposed: None

Meeting adjourned at 10:35 pm.

Respectfully submitted by Edward Tanner, Principal Planner

Date Approved: 21 November 2023

Planning Board:

