



the proposed use of self-storage. Proposal is compliant with M-2 zoning district requirements. Will update Plan table to show the landscape area. Will be repaving lot for an overall decrease in impervious area and increase in pervious and grassed area. Will remove one parking space to expand existing green space. Further proposing subsurface infiltration system for roof runoff before it ties into the existing drainage system.

Beth Ashman invited the Committee to engage in comment:

- Justin Mateus inquired if the proposal includes any new utilities. Ms. Bruckman noted there is no water, gas, or sewer. Confirmed proposal will receive energy from existing sources on site.
- Beth Ashman inquired if the existing driveway will be the circulation access. Further inquired the plans for Parcel B.
- Stephen Mulcahy requested clarification that there are no new curb cuts. Clarification provided.

Ms. Bruckman noted there is a proposed access easement in order to maintain access to Parcel.

Atty. Robert D. Murray of Taft & McSally LLP noted his client has an agreement to acquire Parcel B but have not yet proceeded with the subdivision application.

- Justin Mateus inquired if the subsurface infiltration system has connecting drains at different points. Ms. Bruckman noted there are two entry points for roof drains.
- Stephen Mulcahy inquired if the proposed parking is for proposed use. Ms. Bruckman noted the parking for Parcel A is for the proposed use.
- Beth Ashman inquired if there will landscaping maintenance facing the street off Pontiac Ave. Ms. Bruckman confirmed. Further requested that the Fire Department has review of the proposal prior to the next meeting.

**ADJOURNMENT | November 5, 2025**

**(vote taken)**

Upon a motion made by Mr. Mateus and 2<sup>nd</sup> by Mr. Mulcahy, the City Plan Commission voted unanimously (3-0) to adjourn at 9:48 a.m.

Next meeting: November 6<sup>th</sup>, 2024, Cranston City Hall - City Council Chamber, 869 Park Avenue, Cranston 02910

*Individuals requesting interpreter services for the hearing impaired must contact the Dept. of City Planning at (401) 780-3136 seventy-two (72) hours prior to the meeting.*