CITY OF NEWPORT
PLANNING BOARD APPLICATION
Certificate of Completeness/Incompleteness

City of Newport Planning Board

Application Name/Type  ___Major Subdivision: 435 Broadway (Triplett School)__________________________

Stage of Review  ___Master Plan__________________________

Date Filed  ___April 8 2019_(day of pre-application meeting, per RIGL 45-23-35(e))_________

Applicant’s Name  ___Island Moving Company c/o Edward McPherson__________________________

Address  ___PO Box 746, Newport, RI 02840__________________________

Assessor’s Plat & Lot  ___Plat 6, Lot 11__________________________

Description of Project  ___Demolition of existing structures, subdivision into dance school and four residential lots__________________________

Action Taken by Administrative Officer

__________ Application Certified as Complete

____X____ Application Certified as Complete, subject to the following conditions: __________

___Approval by the Planning Board of waiver of Major Subdivision Master Plan Preliminary application requirements I.F.2.b.vi. (drainage) and I.F.2.b.xii. (protective covenants) until preliminary stage per IV.C.2. (“in the best interest of good planning practice and design, as evidenced by the City of Newport Comprehensive Plan and the Zoning Code:” RIGL 45-22.2-3(c)(1-9), State Plan Land Use Guide Objectives 3G, 4A, 4B, and 4C, State Housing Plan Implementation Proposal and Recommendation 5-2-5.4, Rhode Island Water 2030 Goal WRM-2.1, Water Quality 2035 Stormwater Policies 1 Action C, G, H, and J, 5 Action B, and 7 Action B, Newport Comprehensive Plan Goals LU-1, LU-2, ED-1, WA-1, WA-4, and WA-6; RIGL 45-24-30 (2-15) and Newport Zoning Ordinance 17.88, 17.100.010, and 17.108.020) and waiver of application requirement I.F.2.b.x. (outstanding tax liens) per IV.C.2. (“literal enforcement is impracticable and will extract undue hardship because of peculiar conditions pertaining to the land in question:” owned by City of Newport since 1991)

__________ Application Not Certified as Complete due to the following deficiencies: __________
The Planning Board shall conduct a public informational meeting and review of your application at its regularly scheduled meeting on June 3, 2019.

Please note that this is NOT an approval of your project.

Hand-delivered to Turner Scott on 4/25/19