

City of Newport

Department of Zoning and Inspections

Planning Division

43 Broadway, Newport, RI 02840

Application B

Application Number:

Application Date: 2/5/2020

Application Fee: \$100.00

Minor Subdivision Application

The undersigned desires to subdivide the property located in the City of Newport, Rhode Island in accordance with the accompanying Plat.

Proposed Subdivision Name

59 KAY BLVD

Newport, RI 02840

11-373

Property Address

Tax Assessor's Plat & Lot

DAVID BAZARSKY 59 KAY BLVD NEWPORT, RI 02840

Applicant/Owner's Representative Name

Address

City, State, Zip

DBAZARSKY@AOL.COM

401-965.8648

Email

Cell Phone

DAVID + CAROL BAZARSKY
REVOCABLE TRUST

59 KAY BLVD NEWPORT, RI 02840

Name of Subdivider / Owner / LLC (Provide Proof of Ownership)

Address

City, State, Zip

DBAZARSKY@AOL.COM

401-965.8648

Email

Cell Phone

WARRANTY DEED

365

431

Deed of property recorded in City Land Evidence

Volume

Page

THOMAS HARDMAN
LAND DEVELOPING ENGINEERING + CONSULTING 680 AQUIDNECK AVE MIDDLETOWN, RI 02842

Name of Registered Engineer or Land Surveyor

Address

City, State, Zip

THARDMAN@SDE-LDEC.COM

508-962-9016

Email

Cell Phone

Required Items for Minor Subdivision

Minor Subdivision Contents:

Preliminary

- ☐ One (1) paper and one (1) digital (pdf or CAD) copy of record plat prepared by an engineer or a land surveyor showing the record plat for initial review;
- ☐ Application form; and
- ☐ Non-refundable fee.

Final

- ☐ One (1) paper and one (1) digital (pdf or CAD) copy of record plat prepared by an engineer or a land surveyor showing the record plat for initial review. For recording purposes submit one (1) Mylar copy, four (4) paper copies, and one (1) digital copy of approved plan; and
- ☐ Record plat generated on Mylar (24"x36") at a scale of 1"=50' or larger.



BIT. CONC.	BITUMINOUS CONCRETE
CONC.	CONCRETE
CC	CONCRETE CURB
/DH	CONCRETE BOUND W/DRILL HOLE
	CATCH BASIN
	DRAIN MANHOLE
	FIRE HYDRANT
	LANDSCAPED AREA
	LIGHT POLE
	SEWER MANHOLE
	SPOT ELEVATION
	SIGN
	TREE
	UTILITY POLE
	WATER GATE
D—	UNDERGROUND DRAIN
G—	UNDERGROUND GAS
S—	UNDERGROUND SEWER

1. THE PURPOSE OF THIS PLAN IS TO SUBDIVIDE THE EXISTING PARCEL (MAP 11, PARCEL 373) TO CREATE LOTS 1 & 2 AS SHOWN.
2. EXISTING CONDITIONS INFORMATION WAS COMPILED FROM AN ON THE GROUND SURVEY PERFORMED BY LAND DEVELOPMENT ENGINEERING & CONSULTING, LLC ON APRIL 20, 2020.
3. ELEVATIONS ARE REFERENCED TO NAVD88.
4. THE SITE IS NOT LOCATED WITHIN ANY SPECIAL FLOOD HAZARD AREAS AS DETERMINED FROM THE CITY OF NEWPORT FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP COMMUNITY-PANEL NUMBER 445403 0181 J (MAP REVISED SEPTEMBER 4, 2013).
5. THIS PLAN AND ANY ACCOMPANYING CERTIFICATIONS DO NOT CONSTITUTE A CERTIFICATION OF TITLE TO THE PROPERTY DISPLAYED HEREON. THE OWNER OF LOCUS AND ABUTTING PROPERTIES ARE SHOWN ACCORDING TO CURRENT CITY ASSESSORS RECORDS.
6. EXISTING UTILITY LINES SHOWN ON THIS PLAN ARE FROM AVAILABLE INFORMATION AND ARE APPROXIMATE LOCATIONS. THERE MAY BE EXISTING LINES OTHER THAN THOSE INDICATED. LAND DEVELOPMENT ENGINEERING & CONSULTING, LLC ASSUMES NO RESPONSIBILITY FOR DAMAGES INCURRED AS A RESULT OF UTILITIES OMITTED OR INACCURATELY SHOWN. BEFORE PLANNING FUTURE CONNECTIONS, THE PROPER PUBLIC UTILITY ENGINEERING DEPARTMENT SHOULD BE CONSULTED.
7. THERE ARE NO PROPOSED CHANGES IN EXISTING DRAINAGE PATTERNS.

THIS SURVEY HAS BEEN CONDUCTED AND THE PLAN HAS BEEN PREPARED PURSUANT TO 435-RICR-00-00-1.9 OF THE RULES AND REGULATIONS ADOPTED BY THE RHODE ISLAND STATE BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS BETWEEN JANUARY 6, 2020 AND APRIL 23, 2020, AS FOLLOWS:

COMPREHENSIVE BOUNDARY SURVEY	CLASS I
DATA ACCUMULATION SURVEY	CLASS III
TOPOGRAPHIC SURVEY ACCURACY	CLASS T-1

THE PURPOSE FOR THE CONDUCT OF THE SURVEY AND FOR THE PREPARATION OF THE PLAN IS AS FOLLOWS:

TO ESTABLISH THE PROPERTY LINES OF THE EXISTING PARCEL (ASSESSORS MAP 11, PARCEL 373) AND TO SUBDIVIDE THAT PARCEL TO CREATE 2 BUILDABLE LOTS SHOWN AS LOTS 1 AND 2.

BY _____

ROBERT L. MASON, PROFESSIONAL LAND SURVEYOR, LICENSE NO. 2001, COA NO. LS.000A533-COA

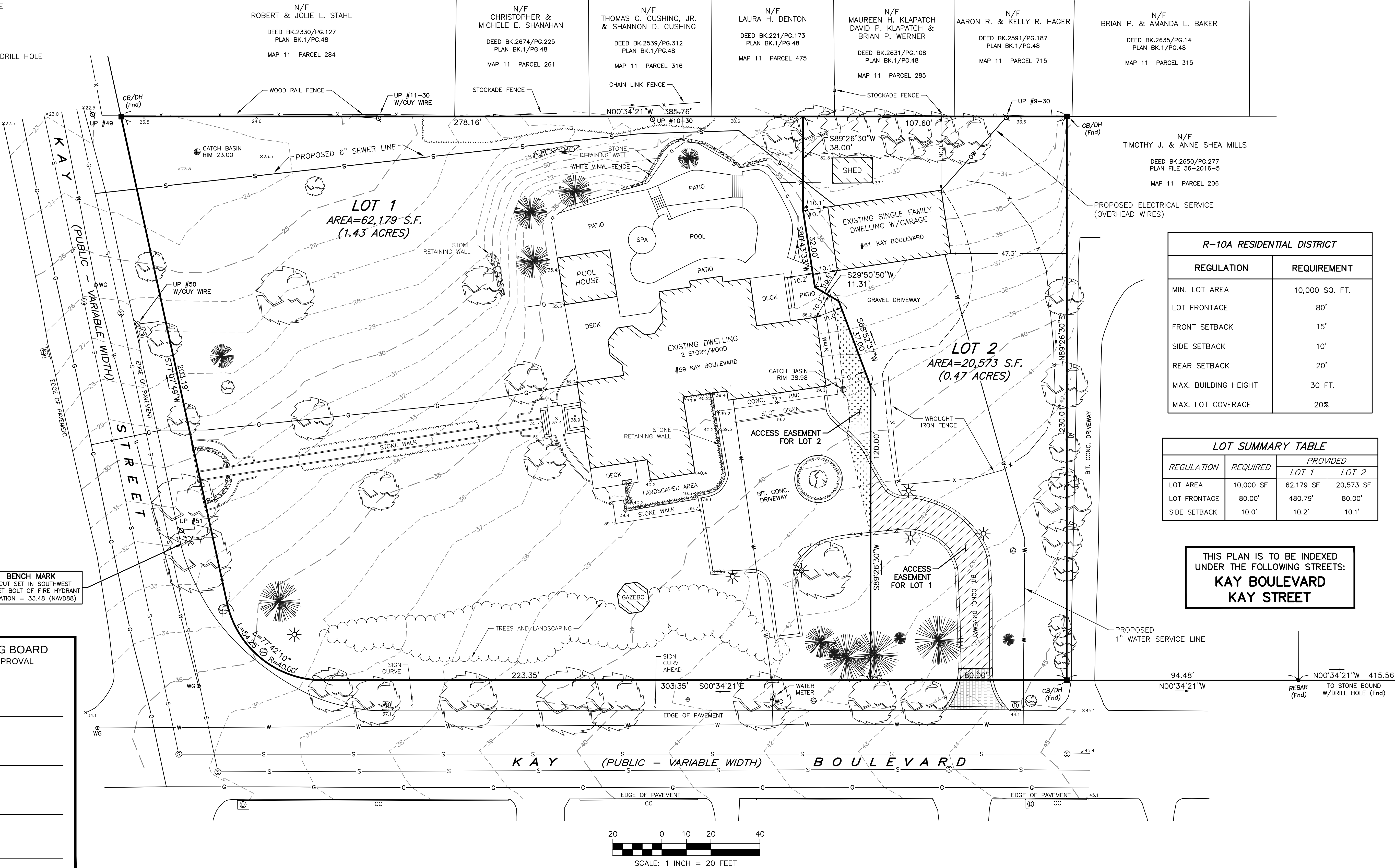
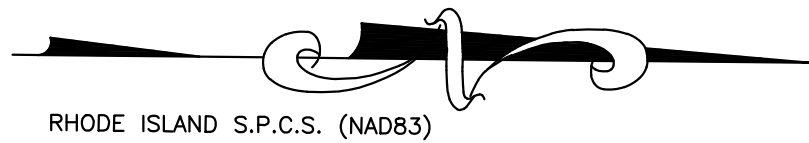
DAVID G. BAZARSKY REVOCABLE TRUST – 2003
DAVID G. BAZARSKY, TRUSTEE, AND
CAROL R. BAZARSKY REVOCABLE TRUST – 2003
CAROL R. BAZARSKY, TRUSTEE
678 AQUIDNECK AVENUE
MIDDLETOWN, RI 02842

TITLE REFERENCES:
DEED BK.2537/PG.94
ALSO REFER TO COURT ACTION
NO. NC 87-418 RECORDED IN BK.409/PG.222

PLAN REFERENCES:
PLAN FILE 36-2016-5
REFER TO PLAN FILE WITH COURT ACTION
NO. NC 87-418 RECORDED IN BK.409/PG.222

59 KAY BOULEVARD
NEWPORT, RHODE ISLAND

N/F
AMANDA L. BAKER
BK.2635/PG.14
BK.1/PG.48
PARCEL 315



<i>R-10A RESIDENTIAL DISTRICT</i>	
REGULATION	REQUIREMENT
MIN. LOT AREA	10,000 SQ. FT.
LOT FRONTAGE	80'
FRONT SETBACK	15'
SIDE SETBACK	10'
REAR SETBACK	20'
MAX. BUILDING HEIGHT	30 FT.
MAX. LOT COVERAGE	20%

LOT SUMMARY TABLE			
REGULATION	REQUIRED	PROVIDED	
		LOT 1	LOT 2
LOT AREA	10,000 SF	62,179 SF	20,573 SF
LOT FRONTAGE	80.00'	480.79'	80.00'
SIDE SETBACK	10.0'	10.2'	10.1'

THIS PLAN IS TO BE INDEXED
UNDER THE FOLLOWING STREETS:
KAY BOULEVARD
KAY STREET

[illegible]

PLAN REVISIONS		
DATE: APRIL 23, 2020		
DRAWN BY: RLM	COMPS. BY: RLM	CHECK BY: RLM/TWH
PROJECT NO. 18152		
ISSUED FOR:		

61 KAY BOULEVARD PLAT

61 KAY BOULEVARD
NEWPORT, RHODE ISLAND
ASSESSORS MAP 11, PARCEL 373

PREPARED FOR
DAVID G. BAZARSKY

DRAWING TITLE:

MINOR SUBDIVISION PLAN

SCALE: **1" = 20'**

SHEET NO.

1 OF 1

From: no-reply@vgsi.com <no-reply@vgsi.com>

To: dbazarsky <dbazarsky@aol.com>

Subject: Tax Collector

Date: Wed, Apr 22, 2020 2:36 pm

From:
Tax Collector
City of Newport
43 Broadway
Newport RI 02840
Phone: (401) 845-5401

The following summary is in HTML format. Most mail programs can read this format. If you are having problems reading the following summary, please enable HTML in your mail program or contact your Tax Collector.

To: BAZARSKY DAVID G REVOCABLE TR
BAZARSKY CAROL R REVOCABLE TRU
POLO CENTER
678 AQUIDNECK AVE
MIDDLETOWN, RI 02842

Account : R02091
Penalty as of: 04/22/2020

Receivable	Principal	Penalty	Date	Batch	Trans#	Pay Method	Comments
2019 RP Tax Roll	11393.32						
Payment	-11393.32	0.00	07/09/2019	19-006-KS1	779052	Check #: 18523	
Balance	0.00						
Penalty Due	0.00						
Total Due	0.00						
2018 RP Tax Roll	11071.92						
Payment	-271.92	0.00	07/25/2018	18-017-LK2	734782	Check #: 17750	
Payment	-10800.00	0.00	07/06/2018	18-005-KS	732999	Check #: FR PREPAID	
Balance	0.00						
Penalty Due	0.00						
Total Due	0.00						
2017 RP Tax Roll	10767.21						
Payment	-10767.21	0.00	07/31/2017	17-020-KS1	688005	Check #: 16857	
Balance	0.00						
Penalty Due	0.00						
Total Due	0.00						
2017 PREPAID	10800.00						
Payment	-10800.00	0.00	12/21/2017	17-119-KS	712461	Check #: 17223	
Balance	0.00						
Penalty Due	0.00						
Total Due	0.00						
2016 RP Tax Roll	10498.27						
Payment	-10498.27	0.00	08/03/2016	16-024-KS1	643688	Check #: 15960	
Balance	0.00						

Penalty Due	0.00
Total Due	0.00

2015 RP Tax Roll 10248.54

Payment	-10248.54	0.00	07/14/2015	15-009-KS1	591713	Check #: 15175
Balance	0.00					
Penalty Due	0.00					
Total Due	0.00					

2014 RP Tax Roll 10963.75

Payment	-10963.75	0.00	07/18/2014	14-013-KS	547136	Check #: 14111
Balance	0.00					
Penalty Due	0.00					
Total Due	0.00					

2013 RP Tax Roll 9592.83

Payment	-9592.83	0.00	07/23/2013	13-011-RM	500439	Check #: 13195
Balance	0.00					
Penalty Due	0.00					
Total Due	0.00					

2012 RP Tax Roll 9306.11

Payment	-9306.11	0.00	07/19/2012	12-008-CW	461970	Check #: 12285
Balance	0.00					
Penalty Due	0.00					
Total Due	0.00					

2011 RP Tax Roll 10250.74

Payment	-10250.74	0.00	07/13/2011	11-005-CW	424626	Check #: 11493
Balance	0.00					
Penalty Due	0.00					
Total Due	0.00					

2010 RP Tax Roll 9868.79

Payment	-9868.79	0.00	07/21/2010	10-008-SP	389334	Check #: 10581
Balance	0.00					
Penalty Due	0.00					
Total Due	0.00					

2009 RP Tax Roll 9827.50

Payment	-9827.50	0.00	07/15/2009	09-006-CW	351771	Check #: 27630
Balance	0.00					
Penalty Due	0.00					
Total Due	0.00					

2008 RP Tax Roll 9673.12

Payment	-9673.12	0.00	07/29/2008	08-013-CW	317603	Check #: 26577
Balance	0.00					
Penalty Due	0.00					
Total Due	0.00					

2007 RP Tax Roll 9304.94

Payment	-9304.94	0.00	07/05/2007	07-002-CW	277710	Check #: 25445
Balance	0.00					
Penalty Due	0.00					

Total Due 0.00

2006 RP Tax Roll 9915.13

Abatement	-967.21	0.00	10/23/2006	0		
Payment	-0.01	0.00	09/26/2006	06-039-SH	252770	CASH
Payment	-3990.34	0.00	09/26/2006	06-039-SH	252769	Check #: 24607
Payment	-4957.57	0.00	07/26/2006	06-011-JJ	242454	Check #: 24427
Balance	<u>0.00</u>					
Penalty Due	0.00					
Total Due	0.00					

BTA DECISION

2005 RP Tax Roll 9087.01

Payment	-9087.01	0.00	07/26/2005	05-011-CW	203495	Check #: 22037
Balance	<u>0.00</u>					
Penalty Due	0.00					
Total Due	0.00					

2004 RP Tax Roll 8724.55

Payment	-8724.55	0.00	07/16/2004	04-007-CW	163821	Check #: 20769
Balance	<u>0.00</u>					
Penalty Due	0.00					
Total Due	0.00					

2003 RP Tax Roll 8540.14

Payment	-8540.14	0.00	07/14/2003	03-006-MM	124269	Check #: 18753
Balance	<u>0.00</u>					
Penalty Due	0.00					
Total Due	0.00					

2002 RP Tax Roll 8664.76

Payment	-8664.76	0.00	07/26/2002	02-011-JHC	84915	Check #: 17627
Balance	<u>0.00</u>					
Penalty Due	0.00					
Total Due	0.00					

2001 RP Tax Roll 8210.21

Payment	-8210.21	0.00	07/25/2001	01-010-CRW	43912	Check #: 16390
Balance	<u>0.00</u>					
Penalty Due	0.00					
Total Due	0.00					

2001 MLC 12.00

Payment	-12.00	0.00	11/16/2001	01-061-RA	62748	CASH
Balance	<u>0.00</u>					
Penalty Due	0.00					
Total Due	0.00					

2000 RP Tax Roll 7945.26

Payment	-7945.26	0.00	07/20/2000	00-009-BB	3185	Check #: 15062
Balance	<u>0.00</u>					
Penalty Due	0.00					
Total Due	0.00					

1999 RP Tax Roll 7564.35

Payment	-7564.35	0.00	08/12/1999	_CONV	0	
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Converted Data