



**City of Newport**  
Department of Zoning and Inspections  
Planning Division  
43 Broadway, Newport, RI 02840



8B Sept - 1

Application A

Application Number: \_\_\_\_\_  
Application Date: \_\_\_\_\_  
Application Fee: \$ 100.00

### Administrative Subdivision Application

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

9 Chapel  
Proposed Subdivision Name  
19 Old Beach Rd / 9 Chapel St Newport, RI 02840 26/052 26/047  
Property Address Tax Assessor's Plat & Lot  
Luke Cyndi Murray 9 Chapel St Newport RI 02840  
Applicant/Owner's Representative Name Address City, State, Zip  
info@oldbeachinn.com 401-855-4844  
Email Cell Phone  
Luke + Cyndi Murray same  
Name of Subdivider / Owner / LLC (Provide Proof of Ownership) Address City, State, Zip  
same 401-855-4844  
Email Cell Phone  
Deed of property recorded in City Land Evidence Volume Page  
19 Old Beach 432/11 9 Chapel 544/459  
Name of Registered Engineer or Land Surveyor Address City, State, Zip  
Robert C. Cournoyer 401 439 - 8029  
Email Cell Phone

### Required Items for Administrative Subdivision

#### Administrative Subdivision Contents:

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

Metes and Bounds Descriptions of  
Parcel "A" part of Lot 52, Plat 26 to be added to Lot 47, Plat 26

Revised Lots 52 and 47 Plat 26

Owned by Luke C. & Cynthia J. Murray

Newport, RI

**Parcel "A"**

A certain lot or parcel of land situated on the easterly side of Tews Court and the westerly side of Chapel Street, in the City of Newport, County of Newport, and State of Rhode Island and shown as Parcel "A" on that plan to be recorded entitled "Administrative Subdivision Plan for Luke C. & Cynthia J. Murray" by RC Cournoyer Enterprises, Inc. Dated April 3, 2019", more particularly bounded and described as follows:

Beginning at a point on the westerly line of said Chapel Street, said point being forty (40.00) feet northerly from an iron pin at the southeasterly corner of Lot 47 Plat 26, owned by said Murray and the most northeasterly corner of land owned by David Botelho, said point being the most southeasterly corner of Parcel "A" hereby described:

Thence: Westerly, bounding on said Lot 47, Plat 52 owned by said Murray, a distance of ninety five and fifteen one hundredths (95.15) feet to an iron pin on the easterly side of Tews Court;-

Thence: Northerly, bounding on said Tews Court and turning an interior angle of  $88^{\circ}16'26''$  a distance of twelve and twenty four one hundredths (12.24) feet to other land of said Murray;-

Thence: Easterly bounding on other land of said Murray and turning an interior angle of  $98^{\circ}00'58''$  seventy seven and twenty five one hundredths (77.25) feet to an angle point;-

Thence: Easterly, turning an interior angle of  $173^{\circ}42'57''$  a distance of eighteen (18.00) feet to said Chapel Street;-

Thence: Southerly, along said Chapel Street and turning an interior angle of  $89^{\circ}59'00''$ , a distance of twenty and seventy one hundredths (20.70) feet to the point of beginning. Said course forming an interior angle of  $90^{\circ}00'39''$  with the first mentioned course.

Containing 1,639 square feet.

### **Revised Lot 47 Plat 26**

A certain lot or parcel of land situated on the easterly side of Tews Court and the westerly side of Chapel Street, in the City of Newport, County of Newport, and State of Rhode Island and shown as Plat 26 Lot 47 on that plan to be recorded entitled "Administrative Subdivision Plan for Luke C. & Cynthia J. Murray" by RC Cournoyer Enterprises, Inc. Dated April 3, 2019", more particularly bounded and described as follows:

Beginning at a point on the westerly line of said Chapel Street, said point being an iron pin at the most northeasterly corner of land owned by David Botelho, and being two hundred five (205.00) feet southerly of the intersection of the southerly line of Old Beach Road and the westerly line of Chapel Street, said point being the most southeasterly corner of said revised Lot 47 Plat 26 owned by said Murray, hereby described;-

Thence: Westerly, bounding on said Botelho land, a distance of ninety six and thirty five one hundredths (96.35) feet to an iron pin on the easterly side of Tews Court;-

Thence: Northerly, bounding on said Tews Court and turning an interior angle of  $88^{\circ}17'05''$  a distance of sixty two and twenty four one hundredths (62.24) feet to other land of said Murray;-

Thence: Easterly bounding on other land of said Murray and turning an interior angle of  $98^{\circ}00'58''$  seventy seven and twenty five one hundredths (77.25) feet to an angle point;-

Thence: Easterly, turning an interior angle of  $173^{\circ}42'57''$  a distance of eighteen (18.00) feet to the westerly line of said Chapel Street, the last two lines bounding on other land of said Murray;-

Thence: Southerly, along said Chapel Street and turning an interior angle of  $89^{\circ}59'00''$ , a distance of sixty and seventy one hundredths (60.70) feet to the point of beginning. Said course forming an interior angle of  $90^{\circ}00'00''$  with the first mentioned course.

Containing 5,468 square feet.



## **Revised Lot 52 Plat 26**

A certain lot or parcel of land situated on the easterly side of Tews Court and the westerly side of Chapel Street, in the City of Newport, County of Newport, and State of Rhode Island and shown as Plat 26 Lot 52 on that plan to be recorded entitled "Administrative Subdivision Plan for Luke C. & Cynthia J. Murray" by RC Cournoyer Enterprises, Inc. Dated April 3, 2019", more particularly bounded and described as follows:

Beginning at a point on the westerly line of said Chapel Street, said point being an iron pin at the most northeasterly corner of other land owned by said Murray shown as Lot 47 Plat 26, and being one hundred forty four and thirty one hundredths (144.30) feet southerly of the intersection of the southerly line of Old Beach Road and the westerly line of Chapel Street, said point being the most southeasterly corner of said revised Lot 52 Plat 26 owned by said Murray, hereby described;-

Thence: Westerly along other land of said Murray shown as Plat 26, Lot 47, a distance of eighteen (18.00 feet;-

Thence: Westerly, turning and interior angle of  $186^{\circ}17'03''$  a distance of seventy seven and twenty five one hundredths (77.25) feet to an iron pin on the easterly side of Tews Court, the last two lines bounding on other land of said Murray;-

Thence: Northerly along said Tews Court and turning an interior angle of  $81^{\circ}59'02''$  a distance of one hundred twenty and forty seven one hundredths (120.47) feet to the southerly line of Old Beach Road;-

Thence: Northeasterly along said southerly line of Old Beach Road and turning an interior angle of  $165^{\circ}43'44''$  a distance of seven and seventy eight one hundredths (7.78) feet to an angle point;-

Thence: Easterly turning an interior angle of  $121^{\circ}36'07''$  a distance of ninety two and forty five one hundredths (92.45) feet to the Westerly line of Chapel Street, the last two lines bounding on said Old Beach Road;-

Thence: Southerly along said westerly line of said Chapel Street and turning an interior angle of  $74^{\circ}23'04''$  a distance of one hundred forty four and thirty one hundredths (144.30) feet to the point of beginning. Said course forming an interior angle of  $90^{\circ}01'00''$  with the first mentioned course.

Containing 12,500 square feet.