



Zoning Board of Review
Application for Zoning Hearing

Please complete this application after receiving an Official Zoning Determination from the Department of Code Enforcement.

To be completed by the Office of Planning and Economic Development

Application #: 2018-06-05-1 Application given by: _____

Date Reviewed: _____ Receipt of Additional Documentation: _____

Certified Complete Date: _____ Certified Complete by: _____

1. Application for (see Zoning Ordinance for definitions):

<input checked="" type="checkbox"/>	
<input checked="" type="checkbox"/>	Dimensional Variance
<input type="checkbox"/>	Use Variance
<input type="checkbox"/>	Special Use permit
<input type="checkbox"/>	Application for an appeal of an administrative decision made in the enforcement or interpretation of the Zoning Ordinance or of decisions of the Planning Board or Administrative Officer on matters of review and approval of land development projects, subdivisions, or projects subject to Development Plan Review.

2. Applicant: Central Falls Redevelopment Agency

Address: 580 Broad Street Central Falls, RI 02863

Phone #: 727-7480 E-mail: PED@centralfallsri.us

3. Owner (if different from above): _____

Address: _____

Phone #: _____ E-mail: _____

4. Attorney (if being retained): _____

Address: _____

Phone #: _____ E-mail: _____

5. Address of premises: 42 Park Street, Central Falls RI

Assessor's Plat #: 8 Lot #: 198

6. Dimension of Lot: Width _____ Depth _____ Sq. Ft. 4848 Zone: R-2

7. Is there a building on the premises?(check all that apply) NO Residential Commercial
8. Dimensions of existing building: N/A
9. Present use of premises: vacant lot
10. Proposed use of premises: Build new 2-family home
11. Specifically describe relief being sought, referencing the exact Article(s) and Section(s) of the Zoning Ordinance: _____

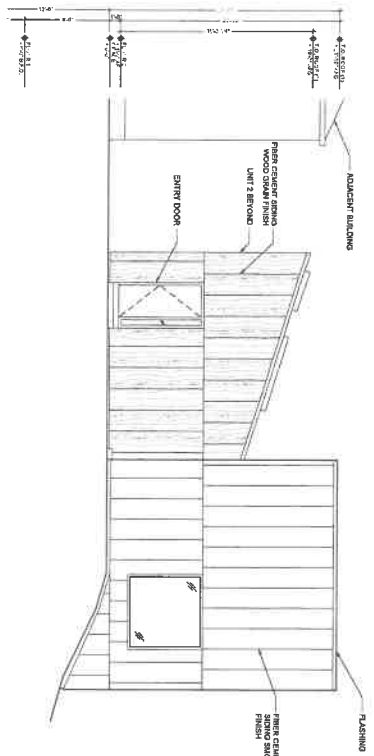
12. Specifically describe grounds for relief being sought: _____

13. Signature of applicant: _____ date: _____
14. Relationship to Owner (if different from applicant): _____
15. Signature of Owner (if different from applicant): _____ Date: _____

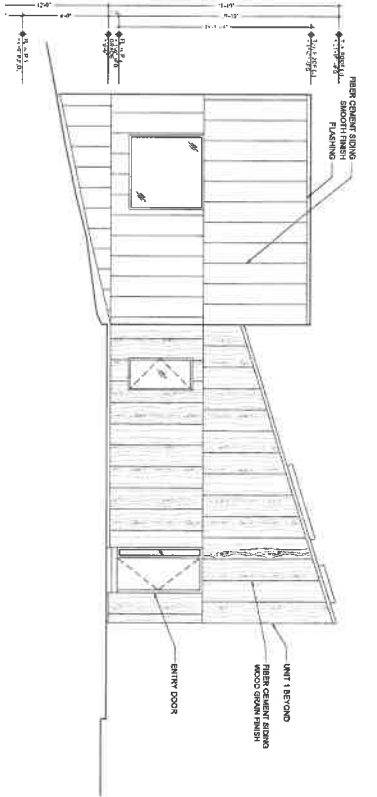
Note: Each item is to be completed or marked "Non-Applicable" (N/A). \$1,000.00 filing fee must accompany completed application. Please make check/money order payable to "City of Central Falls." All applicants must be current on all taxes and no liens may exist on the property in order to applications to be certified complete. If application involves changes to an existing building or parking or the construction of a new building or parking, please submit a site plan indicating all relevant information. The Zoning Board of Review requests four (4) site photos for all applications. All applicants must be current on all taxes and no liens may exist on the property in order to applications to be certified complete.

The submission of information required by this application does not preclude the Office of Planning and Economic Development or the Zoning Board of Review's right to require additional information. The City does not have the ability to print or scan material larger than 11"x17." If the applicant wishes any submitted material larger than 11"x17" to be part of the official record, a version must be submitted electronically.

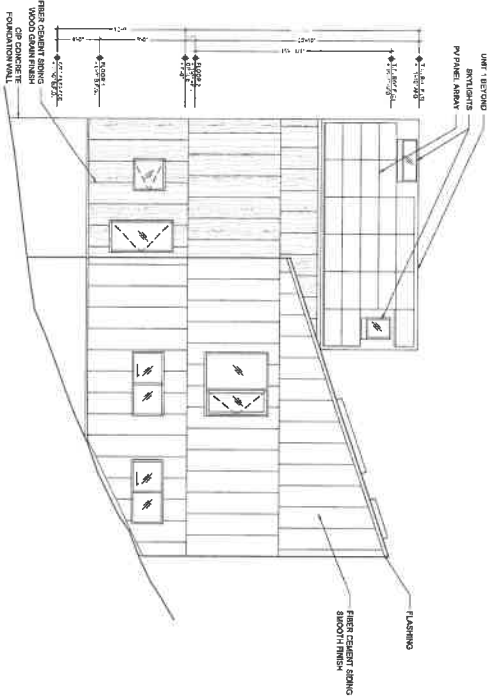
The Zoning Board of Review's decision does not address critical issues such as subdivisions or new lot recordings, leaching systems/sewers, flood plain, building codes, fire safety, DEM Wetlands and/or Coastal Resource Management Commission, nor does it guarantee that the applicant will receive the required permits or licenses. In addition, decisions authorizing a change in use may require certain building alterations in order to comply with current State and City Building Code requirements.



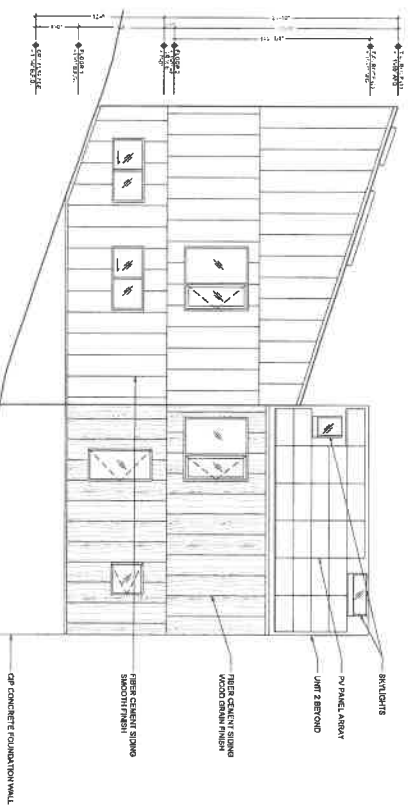
1 Front Elevation



2 Side Elevation



3 Rear Elevation



4 West Elevation

ULTRAMODERNE

135 WESTMINSTER ST 307
 PLYMOUTH MA 01960
 401.228.7585
 info@ultramoderne.net
 www.ultramoderne.net

CONSULTANTS:

CIVIL ENGINEER
 MBL LAND DEVELOPMENT INC
 1000 STATE ST
 RAYNHAM MA 02727
 508.397.2746

STRUCTURAL ENGINEER
 GUY NORDENSON & ASSOCIATES
 263 VANCE ST 5TH FLR
 RAYNHAM MA 02727
 212.786.9119

ENERGY ANALYSIS CONSULTANT
 JEFF GINSINGER
 6 LAUREL ST
 BARNSTABLE MA 02718
 508.397.4499

These specifications and conditions, including the notes hereon, are the property of the architect. They are to be used only for the project and site shown hereon and no other project or site shall be taken therefrom without the express consent of the architect.

#	ISSUE:	DATE:
1	SCHEMATIC DESIGN 100%	07.27.16
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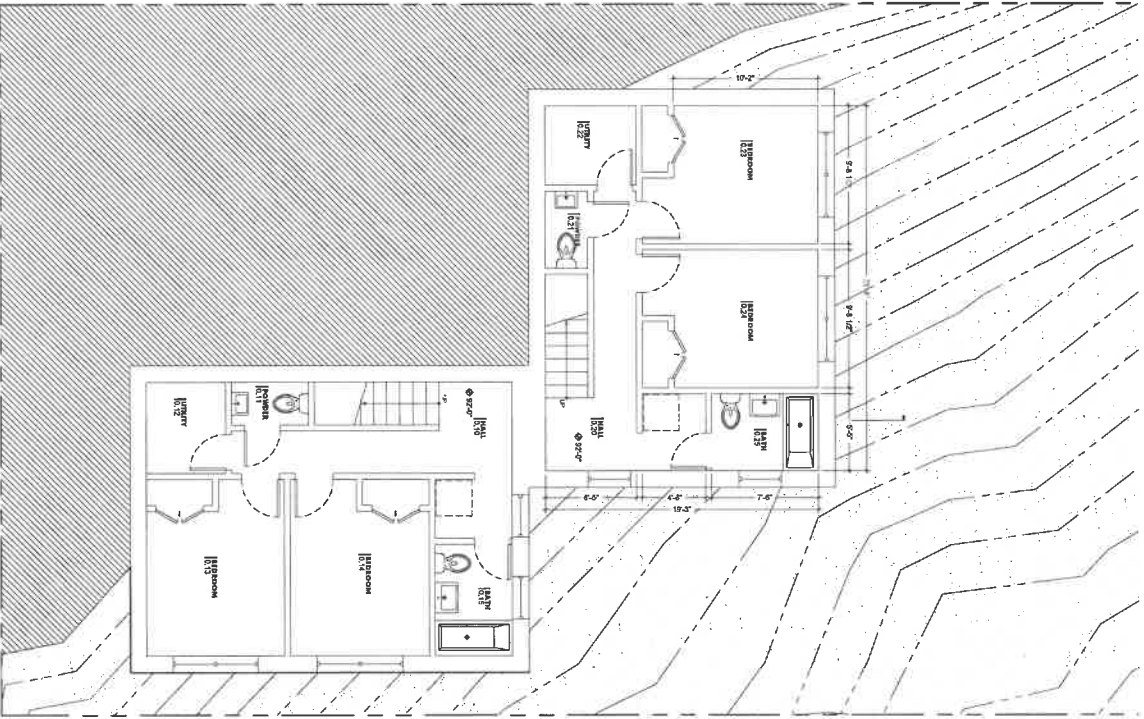
PROJECT # 1107
42 PARK STREET
 42 Park Street, Central Falls, RI 02865

NOT FOR CONSTRUCTION

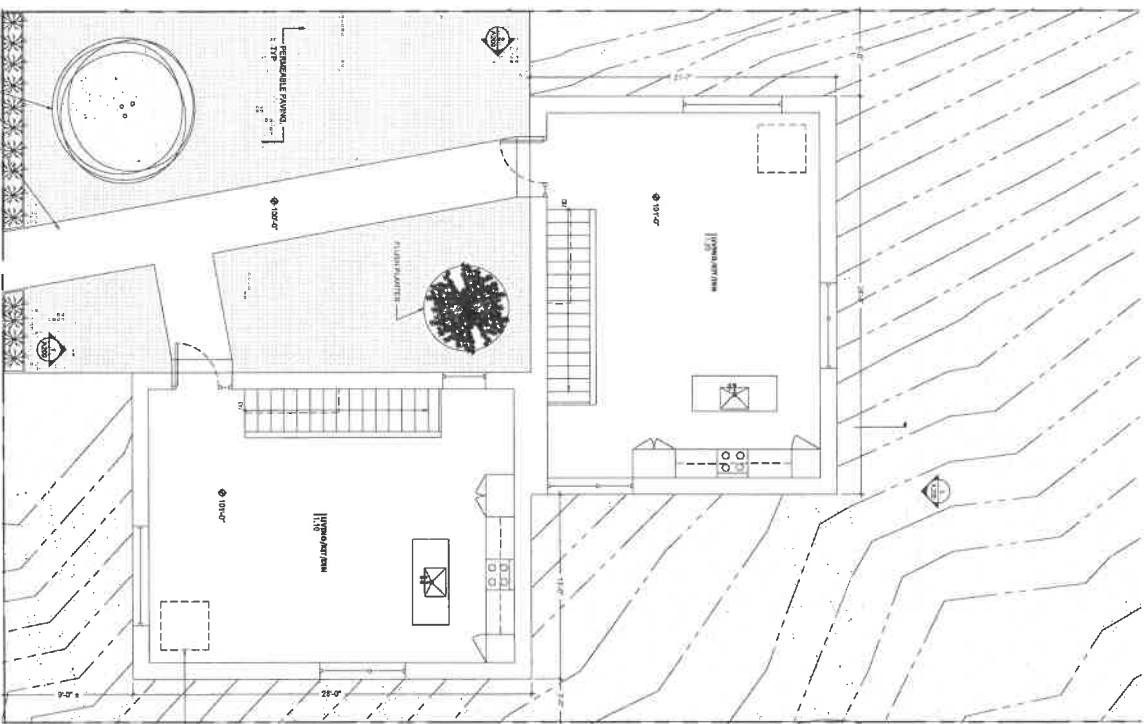
Exterior Elevations

A-200.00

SCALE: 3/8" = 1'-0"
 DRAWN BY: VVJ, AF



1 Level 1 Level Plan



2 Level 2 Level Plan

ULTRAMODERNE

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CONSULTANTS:

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STRUCTURAL ENGINEER
 GUY HENDERSON & ASSOCIATES
 600 WASHINGTON ST 5TH FLR
 NEW YORK NY 10013
 212.786.9119

ENERGY & HVAC CONSULTANT
 JEFF GESSNER
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 RAVENHAM MA 02719
 508.294.2589

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PROJECT # 1107
 42 PARK STREET
 42 Park Street, Central Falls, RI 02883

NOT FOR CONSTRUCTION

Floor Plans

A-100.00

SCALE: 1/8" = 1'-0"
 DRAWN BY: YV, AF

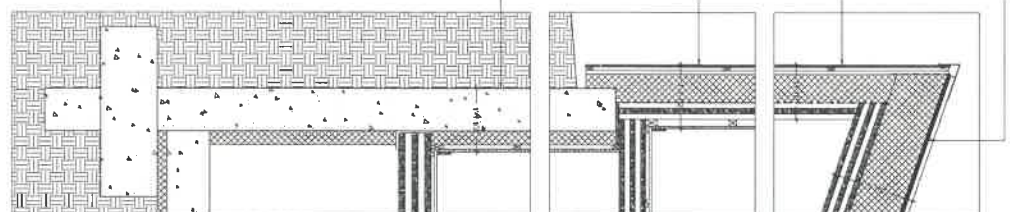
SEAL

METAL ROOFING
 ROCK WOOL BATT INSULATION
 1/2" METAL WOOD TRUSS WITH 1/2" SPACING
 5/8" METAL WOOD TRUSS WITH 1/2" SPACING
 5/8" METAL WOOD TRUSS WITH 1/2" SPACING
 ASSEMBLY R-VALUE: R51

5/8" REAR CHAMFER PAIN SCREEN
 1/2" COUPLER WITH 1/2" SPACING
 1/2" METAL WOOD TRUSS WITH 1/2" SPACING
 1/2" METAL WOOD TRUSS WITH 1/2" SPACING
 ASSEMBLY R-VALUE: R50

5/8" REAR CHAMFER PAIN SCREEN
 1/2" COUPLER WITH 1/2" SPACING
 1/2" METAL WOOD TRUSS WITH 1/2" SPACING
 1/2" METAL WOOD TRUSS WITH 1/2" SPACING
 ASSEMBLY R-VALUE: R51

3/8" GROUND WATER PROOFING
 1/2" ROOF INSULATION
 1/2" ROOF INSULATION
 1/2" ROOF INSULATION
 ASSEMBLY R-VALUE: R51

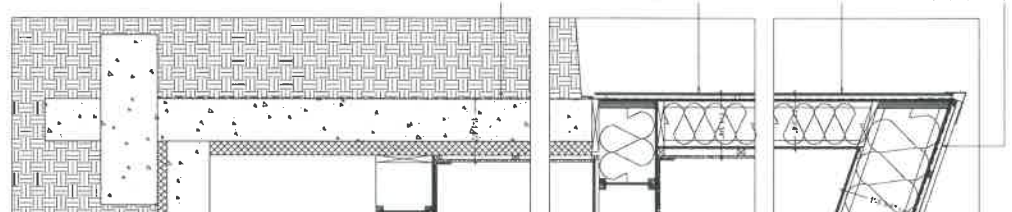


METAL ROOFING
 3/4" VENTING BATTING
 1/2" METAL WOOD TRUSS WITH 1/2" SPACING
 1/2" METAL WOOD TRUSS WITH 1/2" SPACING
 1/2" METAL WOOD TRUSS WITH 1/2" SPACING
 ASSEMBLY R-VALUE: R50

5/8" REAR CHAMFER PAIN SCREEN
 1/2" COUPLER WITH 1/2" SPACING
 1/2" METAL WOOD TRUSS WITH 1/2" SPACING
 1/2" METAL WOOD TRUSS WITH 1/2" SPACING
 ASSEMBLY R-VALUE: R50

5/8" REAR CHAMFER PAIN SCREEN
 1/2" COUPLER WITH 1/2" SPACING
 1/2" METAL WOOD TRUSS WITH 1/2" SPACING
 1/2" METAL WOOD TRUSS WITH 1/2" SPACING
 ASSEMBLY R-VALUE: R51

3/8" GROUND WATER PROOFING
 1/2" ROOF INSULATION
 1/2" ROOF INSULATION
 1/2" ROOF INSULATION
 ASSEMBLY R-VALUE: R51



1/2" WOOD FLOOR
 5/8" VENTING BATTING
 1/2" METAL WOOD TRUSS WITH 1/2" SPACING
 1/2" METAL WOOD TRUSS WITH 1/2" SPACING

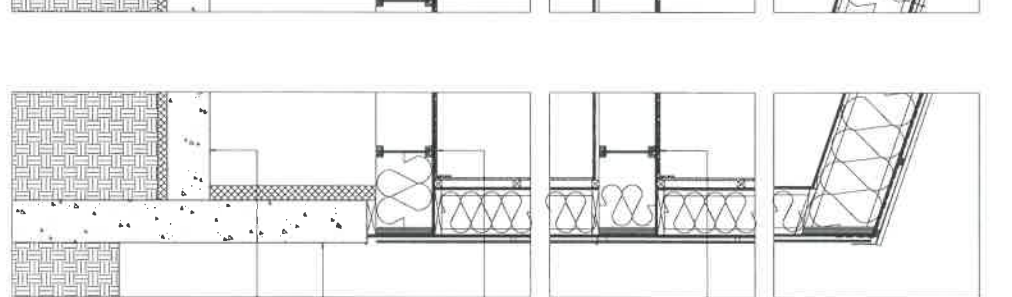
1/2" WOOD FLOOR
 5/8" VENTING BATTING
 1/2" METAL WOOD TRUSS WITH 1/2" SPACING
 1/2" METAL WOOD TRUSS WITH 1/2" SPACING

CONC SLAB
 1/2" METAL WOOD TRUSS WITH 1/2" SPACING
 1/2" METAL WOOD TRUSS WITH 1/2" SPACING

1/2" WOOD FLOOR
 1/2" FLOORING
 1/2" FLOORING
 1/2" FLOORING

1/2" WOOD FLOOR
 1/2" FLOORING
 1/2" FLOORING
 1/2" FLOORING

CONC SLAB
 1/2" METAL WOOD TRUSS WITH 1/2" SPACING
 1/2" METAL WOOD TRUSS WITH 1/2" SPACING



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ENERGY & HVAC CONSULTANT
 JEFF GERINGER
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 02909 MA 02139
 401.278.4260

These drawings & specifications, including the notes, design & construction requirements, shall be the property of the architect. No part of these drawings or specifications shall be reproduced, stored in a retrieval system, or transmitted in any form or by any means, electronic, mechanical, photocopying, recording, or by any information storage and retrieval system, without the prior written consent of the architect.
 # REVISIONS:
 1 SCHEMATIC DESIGN 100% 07/27/18
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PROJECT # 1707
42 PARK STREET
 42 Park Street, Central Falls RI 02863
NOT FOR CONSTRUCTION
 Wall Sections

A-500.00
 SCALE: 1" = 1'-0"
 DRAWN BY: VV, AF

Application Checklist

✓	Type of Document	Where
<input checked="" type="checkbox"/>	Application	Department of Planning & Economic Development 580 Broad St. , third floor Central Falls 401-727-7480 Hours of operation: M-T 8:30am-4:30pm; F 8:30am- 1:30pm
<input checked="" type="checkbox"/>	Zoning Determination	Department of Code Enforcement 1280 High St. Central Falls 401-727-7460 ceenforce@centralfallsri.us Hours of operation: M-T 7:30am-3:30pm; F- 7:30am- 12:00pm
<input checked="" type="checkbox"/>	Plans (Architectural, Site)	Design Professional provides, submit with application
<input checked="" type="checkbox"/>	Site/Building Photos (4 minimum)	Applicant provides, submit with application
<input checked="" type="checkbox"/>	\$1000.00 Money Order/ Check addressed to "City of Central Falls"	Applicant provides, submit with application

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