



Town of Exeter, RI

Unified Development Application

CONTACT INFORMATION	Applicant Date: _____
	Name _____
	Address _____
	City _____ State _____ Zip Code _____
	Phone _____ Email _____
	Owner (if different than above)
	Name _____
	Address _____
	City _____ State _____ Zip Code _____
	Phone _____ Email _____
CONTACT INFORMATION	Engineer / Surveyor
	Name _____
	Address _____
	City _____ State _____ Zip Code _____
CONTACT INFORMATION	Phone _____ Email _____
	Attorney
	Name _____
PROPERTY INFORMATION	Address _____
	Assessor's Plat _____ Block _____ Lot(s) _____
	Street Address _____
	Zoning District _____ Length of Property Ownership _____
	Lot Dimensions (ft): _____ Frontage _____ Width _____ Depth _____ Lot Size (sq. ft.) _____
	Existing Buildings on Property: <input type="radio"/> No <input type="radio"/> Yes Size of Existing Buildings (sq. ft.) _____
APPLICATION	ZBR Approvals Required: <input type="radio"/> Special Use Permit <input type="radio"/> Dimensional Variance <input type="radio"/> Use Variance
	Existing Building(s) to be Demolished: <input type="radio"/> No <input type="radio"/> Yes Size of Proposed Buildings (sq. ft.) _____
	Brief Description of Proposed Alterations _____

Zoning Characteristics Matrix

PROPOSED ALTERATION

	Main Structure			Accessory Structure		
	Existing	Ordinance Req.	Proposed	Existing	Ordinance Req.	Proposed
Front Setback						
Right Side Setback						
Left Side Setback						
Rear Setback						
Height						

Deviation From Required Standards - List each applicable section of the Exeter Zoning Ordinance for which relief is being sought

Section & Subsection #	Title of Section	Ordinance Requirement	Proposed	Difference (Amount of Relief Req.)

CERTIFICATION

Attest: The information provided on this application is true and accurate

Applicant's Signature _____ Date _____

Owners's Signature _____ Date _____

The Board may desire to inspect the premises. Permission for site inspection given _____ refused _____

Other information to be included with application: Zoning Certificate, Radius Map, List of Abutters, Site Plan, and Application fee. Failure to comply with all requirements could result in the board's refusal to hear application.

ADMINISTRATIVE

For Official Use

Application Submission Date _____

Planning Board Meeting Date _____

Newspaper Advertisement Date _____

Application Fees _____ Paid: Yes No



Town of Exeter, RI

Unified Development Application Notice to Abutters

Applicant / Owner

Date: _____

Name _____

Assessor's Plat _____ Block _____ Lot(s) _____

Street Address _____

You are being notified of the applicants intent to petition the Zoning Board for the following relief:

Special Use Permit _____

Indicate Section and description

Dimensional Variance _____

Indicate Section and description

Variance _____

Indicate Section and description

Use Variance _____

Indicate Section and description

Permission is being requested to: _____

For relief under the Exeter Zoning Ordinance concerning the above mentioned property.

This petition will be heard by the Planning Board

under Sec. 6.2 of the Land Development Subdivision Regulations

Unified Development Review

Exeter Town Hall-Council Chambers

675 Ten Rod Rd

Exeter, RI 02822

at 6:30 p.m. on

Meeting Date

Sincerely,

M. Dixie Foisy

M. Dixie Foisy

Exeter Planning Board Clerk - This letter is sent to you as an abutter of record as required by law. Questions or comments relative to this petition

should be directed to: Town of Exeter Planning Department 675 Ten Rod Rd Exeter, RI 02822 (401) 294-2592

NOTICE TO ABUTTERS

Request for Unified Development Review - LDSR as of January 1, 2024

Sec. 6.2 – Unified development review

Unified development review authorizes the planning board, rather than the zoning board of review, to approve a variance or a special use permit that is requested concurrently with an application for approval of a land development project. The purpose of the procedure is to provide a more efficient and less costly method of obtaining approval of development that requires zoning relief.

- A. An applicant for land development project approval may initiate unified development review by submitting an application form for a variance or special use permit with the application for the first stage of development approval.
- B. When considering an application for a variance or a special use permit, the planning board is bound by the same legal requirements and the same criteria for relief that would apply to zoning board of review consideration of the application. The planning board shall conduct a public hearing, shall take testimony under oath, and shall make findings of fact and conclusions of law.
- C. An application for a variance or a special use permit requires a public hearing. If these regulations require a public hearing for the land development project application, the application for zoning relief shall be heard at the same public hearing. The planning board shall consider the request for zoning relief before the land development project review takes place. The planning board's approval of an application for zoning relief shall be conditional on its approval of the land development project.
- D. An applicant for approval of a major land development project that has received zoning relief as part of master plan approval may request a change to the relief granted and may request additional variances or special use permits, as a result of the more detailed planning and engineering required for the preliminary plan submission. If such a request is made, a public hearing to consider the additional zoning relief must be conducted during the preliminary plan review. If the additional zoning relief is denied, the planning board may remand the application to master plan review or, with the applicant's consent, the preliminary plan approval period may be extended to allow the applicant to provide additional evidence to support the request for zoning relief.
- E. An appeal from a decision by the planning board on a variance or special use permit may be taken pursuant to R.I. Gen. Laws § 45-23-71.

Request for Unified Development Review authorizing the Planning Board to approve a variance or a special use permit APPLICATION INSTRUCTIONS.

(This application must be submitted ***in addition to the Planning Board application.***)

APPLICATION:
1. Must collate 12 copies of the application
2. Provide 2 original and 12 copies of the completed, signed application. One original will be returned to the applicant upon payment of fee.
3. Submit a check with the application for the Unified development fee of \$300 made payable to "Town of Exeter"
ZONING CERTIFICATE:
1. Submit a completed zoning certificate, signed by the Zoning Inspector dated within 6 months prior to application. (Submit 12 copies)
Public Notice:
State law now requires notice of a public hearing to be posted in the Town Clerk's office, in at least one other municipal building, and on the home page of the town's website at least 14 days before the date of the public hearing.
If notice to individual property owners is required, it must be <u>sent by first class mail (not certified mail), and the person who sent the notices must submit an affidavit attesting to the mailing.</u>

<p>These changes apply to:</p> <ul style="list-style-type: none"> ● Notice of a Town Council public hearing on an amendment to the Comprehensive Plan ● Notice of a Town Council public hearing on an amendment to the zoning ordinance ● Notice of a Planning Board public hearing on a land development project ● Notice of a Planning Board public hearing on adoption of amendments to land development and subdivision regulations ● Notice of a hearing before the Zoning Board of Review
<p>Notice to individual property owners required, it must be sent by first class mail (not certified mail).</p>
<p>Letters must be sent to all abutting property owners within 200 ft. radius and <u>MUST BE MAILED NO LATER THAN 14 DAYS PRIOR TO THE SCHEDULED HEARING DATE.</u></p>
<p>RADIUS MAP: INFORMATION TO BE FOUND IN TAX ASSESSOR'S OFFICE or https://exeterri.mapgeo.io</p>
<p>1. Copy of radius map with subject property outlined in color and a 200-foot circumference drawn around the subject property (not less than 1/2" = 200). Draw NORTH ARROW on copy of map. (Submit 12 copies)</p>
<p>2. Provide a list of abutters within 200' radius, neatly typed or handwritten (can be printed from website listed above also) which includes the abutters' name, mailing address and Plat, Block and Lot number. Submit 12 copies of the list).</p>

****MUST COLLATE THE BELOW ITEMS THAT NEED 12 COPIES****

1. APPLICATION
2. ZONING CERTIFICATE
3. ABUTTERS LIST
4. RADIUS MAP
5. SITE MAP
6. OTHER DRAWINGS- IF APPLICABLE