

Town of Barrington Planning Board Regulations  
Attachment 1: Pre-Application Meeting Submission Checklist

Instructions:

In addition to the Zoning Ordinance, please review the Planning Board Design Standards, Article IX, and Required Improvements, Article X, of Chapter 200 of the Barrington Code of Ordinances prior to completion of submission requirements. Application materials should be submitted electronically to the Administrative Officer via email. Application materials should be in electronic .pdf format and shall legibly print at tabloid (11"x17") size and contain the following information:

Pre-Application	<i>Description of Required Submission Material</i>
	1. Payment of the required fee
	2. A written description of the project identifying any relief (variances, special use permits, waivers or modifications of Planning Board requirements, or adjustments), the number of units and, if applicable, type of housing (e.g. market rate or deed restricted [including income target], ownership, a table of the number of units by bedroom and bathroom count)
	3. A conceptual site plan of the tract no larger than 11"x17" submitted electronically as a .pdf depicting items listed below.*

Sketch submission requirements:

- a. Name of the proposed development or subdivision;
- b. Name and address of the property owner and applicant;
- c. A locus map showing properties within 200 feet of the subject property\*;
- d. Date of plan preparation and north arrow;
- e. Assessor's plat and lot number of the subject lot(s);
- f. Perimeter boundary lines of the subject lot(s), drawn so as to distinguish them from other property lines;
- g. Location and dimensions of existing property lines, easements and rights-of way within or adjacent to the subject parcel;
- h. Existing zoning on the site and on all abutting properties;
- i. Names of any streets adjacent to the subject lot(s);
- j. Names of abutting property owners and property owners immediately across any streets adjacent to the subject parcel;
- k. Location and approximate size of existing buildings or significant aboveground structures on the subject parcel;
- l. Location of wetlands, watercourses or coastal features within and immediately adjacent to the subject parcel;
- m. Location of wooded areas and areas of agricultural use;
- n. Location of any unique or historic features, including historic cemeteries within or immediately adjacent to the subject lot(s);
- o. Availability of utilities;
- p. Proposed buildings;
- q. Proposed number of building lots;
- r. Proposed number of dwellings;
- s. Approximate lot areas and dimensions of proposed lots;
- t. Proposed lot lines drawn so as to distinguish them from existing property lines;
- u. Proposed streets or street extensions and dimensions;
- v. Topographic information from the Town's of Barrington's online mapping tool
- w. Concept for collecting and discharging stormwater; and
- x. Concept for grading, including limits of disturbance.

\*An annotated printout of the Town of Barrington's online mapping tool is acceptable to satisfy this requirement

**FOR STAFF USE:**

Application No.: \_\_\_\_\_

Proposed Development Name: \_\_\_\_\_

Stage of Review: \_\_\_\_\_



**Town of Barrington  
Application for Subdivision**

*Please see appropriate checklist for submission requirements and current fee schedule ([Ch.A225](#)). The application, payment, and completed checklist shall be submitted to begin processing the application.*

**Name of Applicant:** \_\_\_\_\_

Address: \_\_\_\_\_

Phone #: \_\_\_\_\_

Email: \_\_\_\_\_

**Property Owner (if different from the Applicant):** \_\_\_\_\_

Address: \_\_\_\_\_

Phone #: \_\_\_\_\_

Email: \_\_\_\_\_

**Street Location of Property:** \_\_\_\_\_

Plat: \_\_\_\_\_

Lot(s): \_\_\_\_\_

Zoning District: \_\_\_\_\_

Parcel Size: \_\_\_\_\_

Current Use: \_\_\_\_\_

*refer to Zoning use table ([185-8](#)).*

**Description of proposed subdivision, including number of proposed lots and/or units (use separate page if needed):**

\_\_\_\_\_

\_\_\_\_\_

**Primary Project Contact (Applicant, Architect, Engineer, Attorney)**

Name \_\_\_\_\_ Title: \_\_\_\_\_

Phone #: \_\_\_\_\_ Email: \_\_\_\_\_

\_\_\_\_\_  
**Signature of Applicant**

\_\_\_\_\_  
**Date**

Town of Barrington Planning Board Regulations  
Attachment 2: Subdivision Application Checklist

**Instructions:**

The shaded boxes within the checklist indicate an item is not required at a particular stage of review. Split cells vary by application type, per the key at the bottom of each page. Complete the unshaded boxes on the left side of the table for your applicable review stage(s) with an affirmation (Y, X, or ✓) or an indication that the requirement is not applicable to your application (N/A). If you cannot meet a checklist requirement, you must apply for and receive a waiver prior to the application being considered complete pursuant to § 200-38 of the Barrington Planning Board Land Development and Subdivision Regulations. Please complete a separate copy of this document for each review stage. One copy may be submitted for combined review stages. Application materials shall be submitted in electronic .pdf format and shall legibly print at tabloid (11"x17") size unless otherwise indicated. Each page of submitted material shall have the date created and the name of the proposed subdivision. Each stage of review shall include one full size paper copy to be kept by the Administrative Officer for public viewing. For the *Location* column, provide the electronic file name and page number. This checklist pertains to the following subdivision application review stages:

1. **Administrative Subdivision (AS)**
2. **Master Plan Review of a Major Subdivision (MS)**
3. **Preliminary Plan Review of a Major or Minor Subdivision (PS)**
4. **Final Plan Review of a Major or Minor Subdivision (FS)**
5. **Final Plat (FP)**

1. AS	2. MS	3. PS	4. FS	5. FP	Description of Required Submission Material	Location
					1. Payment of the required fee. Submitted materials will not be reviewed until the fee is received.	
		1*			2. Completed application form	
					3. Completed checklist	
					4. Drafts of all legal documents describing the proposed lots, proposed easements, and rights-of-way, including protective covenants, if any, in PDF format.	
					5. If any changes have been made, drafts of all legal documents describing the proposed lots, proposed easements, and rights-of-way, including protective covenants, if any, in digital rich text (i.e. .doc) format.	
					6. Final versions of all legal documents describing the proposed lots, proposed easements, and rights-of-way, including protective covenants, if any, in digital rich text (i.e. .doc) format.	
					7. If a special use permit or variance is requested, all application materials for such required by the Town of Barrington. An application with an outstanding modification request will not be certified complete.	

1\* - only for minor subdivisions

2\* - only for major subdivisions

3\* - only for minor subdivisions with a public hearing

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1. AS	2. MS	3. PS	4. FS	5. FP	<i>Description of Required Submission Material</i>	<i>Location</i>
		1*			8. A letter certified as true and correct identifying: A. Changes made since pre-application; B. Any required zoning approvals; and C. Any requested waivers or modification of requirements as written in Chapter 200 of the Barrington Code of Ordinances; and all application materials are otherwise consistent with the Planning Board Design Standards, Article IX, and Required Improvements, Article X, of Chapter 200 of the Barrington Code of Ordinances.	
			2*		9. A letter certified as true and correct requesting this stage of approval and identifying any changes made to the application since the previous stage of approval.	
		1*			10. A written narrative containing: A. Information on the natural and built features of the surrounding neighborhood B. Existing natural and man-made conditions of the tract, including topographic, freshwater wetland, and coastal features, the floodplains, proposed improvements and dedications, tentative construction phasing; C. Potential neighborhood impacts; D. Description of the application's consistency with the Barrington Comprehensive Plan; E. A general statement and supporting maps and/or graphics that illustrates the approach utilized in designing the proposed subdivision/development, including consideration of existing conditions and significant site features and the design's compatibility with the existing character of Barrington; and F. For major subdivisions only: If the proposed development is proposed for phased construction, a description and timing for individual phases.	
					11. Barrington Tax Collector account statement showing a zero balance.	
					12. All permits required by local, state or federal agencies for construction of required improvements, including freshwater wetlands, the coastal zone, floodplains, land disturbance, preliminary suitability for individual septic disposal systems, public water systems, zoning approvals, and excavations and connections to streets, and evidence of completion of any necessary amendments to the Official Streets Map maintained by the Town Council.	

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1. AS	2. MS	3. PS	4. FS	5. FP	Description of Required Submission Material	Location
					13. All permits required by state or federal agencies for construction, including freshwater wetlands, the coastal zone, floodplains, preliminary suitability for individual septic disposal systems, and connections to state roads.	
					14. All updated permits required by local, state or federal agencies for construction of required improvements, including freshwater wetlands, the coastal zone, floodplains, land disturbance, preliminary suitability for individual septic disposal systems, public water systems, zoning approvals, and excavations and connections to streets, and evidence of completion of any necessary amendments to the Official Streets Map maintained by the Town Council.	
					15. Public Dedication Form if any public dedications are proposed	
					16. Proposed arrangements for the completion of any improvements, including construction schedule / improvement guarantees	
					17. Proposed terms of any improvement guarantees for improvements and cost estimates to complete the required improvements	
				2*	18. For phased developments, as-built drawings of all public improvements approved in prior phases and already constructed.	
			2*	1*	19. A stormwater management plan consistent with the Rhode Island Stormwater Maintenance, Design and Installation Manual; the Rhode Island Soil Erosion and Sediment Control Handbook; and in accordance with any applicable provisions of the Code of Ordinances	
				2*	20. (All applications except administrative subdivisions) an updated Stormwater Management Plan, if any changes are necessitated by changes made to the application since the previous stage of approval	
					21. A preliminary plat at no larger than 11"x17" depicting items a - i, o - r, t - u, and x - aa at the bottom of the table.	
					22. A sketch at no larger than 11" x 17" depicting items a - c, e - r and t - v, and bb - cc at the bottom of the table,.	
		3*			23. A locus map of the subject property highlighting all properties within 200' of the subject property with a radial line identifying Assessor's plat and lot. Include a tabulated list of properties within the notice area identifying owner on file with the Barrington Tax Assessor, mailing address, and assessor's plat and lot.	

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					24. A preliminary plat, no larger than 11"x17" depicting items a - v and bb - cc at the bottom of the table.	
					25. A sketch of any remaining part of the entire tract shall accompany the plat, showing the location, names and present widths of adjacent existing streets and the proposed general layout of streets in the entire tract	
					26. A drawn plan of the new lots in digital (.pdf) format no larger than 24"X 36" at a scale of 1" to 50', or other scale as the Administrative Officer may require, and depicting items a - i and k - cc at the bottom of the table.	
					27. A Final Plat of the Assessor's lot(s) in conformity with the previous stage of approval in digital (.pdf) format and generated on mylar able to be recorded by the Office of Land Evidence Records no larger than 24"X 36" at a scale of 1" to 50', or other scale as the Administrative Officer may require, plus two additional full size paper copies, and containing the following information: <ul style="list-style-type: none"> <li>A. All the essential aspects of the approved subdivision design;</li> <li>B. The implementation schedule for improvement guarantees, if any;</li> <li>C. Special conditions placed by the Town;</li> <li>D. Permits and agreements with state and federal reviewing agencies;</li> <li>E. Other information required by the permitting authority; and</li> <li>F. Three lines, three inches long and one inch apart in the lower left-hand corner of each drawing for approval signatures. The first line states "Town of Barrington." The second line shall state "Approved Subdivision." The third line shall be blank.</li> </ul>	
					28. Profiles of any proposed streets with adequate ties to existing streets	
					29. An updated profile of any proposed streets with adequate ties to existing streets, if any changes are necessitated by changes made to the application since Preliminary Plan submission	
			2*		30. Additional items deemed necessary by the permitting authority during the previous review stage	

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Subdivision Survey Requirements:

- a. Subdivision name;
- b. Name and address of record owner, subdivider and subdivision designer;
- c. Date prepared, north arrow, acreage and number of lots;
- d. Graphic scale and plan legend;
- e. Names and addresses of all abutters and property owners directly across any rights-of-way, as determined from the most recent official tax list;
- f. Assessor's Plat and Lot Number(s) of the lot(s) being subdivided;
- g. Size(s) of the new lot(s) in square feet;
- h. Zoning district and any overlay zones of the lot(s) being subdivided with dimensional regulations, with zoning boundary lines if applicable;
- i. Zoning setback lines and analysis of lot building coverage, surface parking areas, and other impervious surfaces;
- j. Sufficient data to determine the location, bearing, size, and shape of every lot, boundary, and setback line;
- k. Existing and proposed topography with one-foot contour intervals, elevations based on the most recent Rhode Island digital elevation model, as determined by the Administrative Officer;
- l. Location of wooded areas and areas of active agricultural use;
- m. Identification of areas containing prime agricultural soils and farmland soils of statewide importance;
- n. Identification of the following areas of special concern:
  - i. Natural Heritage Areas, as defined by RIDEM
  - ii. The area(s) under the jurisdiction of any Special Area Management Plan (SAMP) of RI CRMC
  - iii. A Groundwater Protection Overlay District
  - iv. A Wellhead Protection Area
  - v. Groundwater Recharge Area
  - vi. Areas within a TMDL watershed, as identified by RIDEM
  - vii. OWTS Critical Resource Area, as defined by RIDEM
  - viii. A Drinking Water Supply Watershed, as defined by RIDEM
  - ix. National Register of Historic Places
- o. Existing and any proposed utilities indicating pipe sizes, grades, and manholes, including water, fuel, electric, drainage and communications (water utilities to be verified by the Bristol County Water Authority and sewer utilities to be verified by the Department of Public Works);
- p. Existing and any proposed lines of streets and other rights-of-way; ways and other informal paths including driveways, farm roads, woods roads and paths, entry walks and sidewalks; and easements, with widths labeled;
- q. Indication of purpose of easements, if any;
- r. Names of existing streets;
- s. Proposed names of any proposed streets;
- t. The location of all existing structures, fences, paved areas, verified freshwater wetlands, freshwater wetlands buffer areas, coastal features, Coastal Resources Management Council (CRMC) lines of jurisdiction and trees of more than twelve (12") inches diameter;
- u. The location of historic areas, cemeteries, walls, foundations, etc. (if none, state on plan);

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- v. Boundaries and total area of any land classified as “unsuitable for development (e.g. wetlands, wetland buffers, area devoted to infrastructure necessary for development, and easements or rights of way of record)”;
- w. Any landscape buffering, landscaping, hardscape and lighting proposed; and
- x. The location of existing and proposed monuments.
- y. Certification (stamp) of the land surveyor indicating that a Class I and Class III survey have been performed or are otherwise correct;
- z. Sufficient data to determine the location, bearing, size, and shape of every lot, boundary, and setback line, and to reproduce the same upon the ground. All metes shall contain X/Y coordinates referencing the most recent State Plane Feet Datum. All bounds shall indicate the direction and measure;
- aa. Portions of the site located within a flood hazard area as identified by the Federal Emergency Management Agency’s (FEMA’s) “Flood Insurance Rate Map” and “Flood Boundary and Floodway Map” as may be amended; and
- bb. Portions of the site located within the Rhode Island Coastal Resources Management Council (RI CRMC) three-foot (3’) sea level rise map as being inundated during a one-hundred-year storm as may be amended.

*Please note that complete applications may be referred for review and comment by adjacent communities, state and federal agencies, and Barrington’s Bicycle and Pedestrian Advisory Committee, Technical Review Committee, Fire Department, and Public Works Department, as appropriate, prior to the first public meeting on the application for the present stage of review and comments therefrom shall be provided to the Administrative Officer. Comments may also be solicited from peer professionals pursuant to § 200-15.1 of the Code of Ordinances. The Administrative Officer will provide any comments received to the applicant prior to the meeting.*



**FOR STAFF USE:**

Application No.: \_\_\_\_\_ Proposed Development Name: \_\_\_\_\_ Stage of Review: \_\_\_\_\_



**Town of Barrington  
Application for Land Development Project  
or Development Plan Review**

*Please see appropriate checklist for submission requirements and current fee schedule ([Ch.A225](#)). The application, payment, and completed checklist shall be submitted to begin processing the application.*

**Name of Applicant:** \_\_\_\_\_

Address: \_\_\_\_\_

Phone #: \_\_\_\_\_

Email: \_\_\_\_\_

**Property Owner (if different from the Applicant):** \_\_\_\_\_

Address: \_\_\_\_\_

Phone #: \_\_\_\_\_

Email: \_\_\_\_\_

**Street Location of Property:** \_\_\_\_\_

Plat: \_\_\_\_\_ Lot(s): \_\_\_\_\_ Zoning District: \_\_\_\_\_

Parcel Size: \_\_\_\_\_ Current Use: \_\_\_\_\_  
*refer to Zoning use table ([185-8](#)).*

**Description of proposed development (signage, building alteration and/or construction, and/or site changes or development). Use separate page if needed:**

\_\_\_\_\_  
\_\_\_\_\_

**Primary Project Contact (Applicant, Architect, Engineer, Attorney)**

Name \_\_\_\_\_ Title: \_\_\_\_\_

Phone #: \_\_\_\_\_ Email: \_\_\_\_\_

\_\_\_\_\_  
**Signature of Applicant**

\_\_\_\_\_  
**Date**

Town of Barrington Planning Board Regulations  
Attachment 3: Development Review or Land Development Project Application Checklist

Instructions:

The shaded boxes within the checklist indicate an item is not required at a particular stage of review. Split cells vary by application type, per the key at the bottom of each page. Complete the unshaded boxes on the left side of the table for your applicable review stage(s) with an affirmation (Y, X, or ✓) or an indication that the requirement is not applicable to your application (N/A). If you cannot meet a checklist requirement, you must apply for and receive a waiver prior to the application being considered complete pursuant to § 200-38 of the Barrington Code of Ordinances. Please complete a separate copy of this document for each review stage. One copy may be submitted for combined review stages. Application materials shall be submitted in electronic .pdf format and shall legibly print at tabloid (11"x17") size unless otherwise indicated. Each page of submitted material shall have the date created and the name of the proposed development. Each stage of review shall include one full size paper copy to be kept by the Administrative Officer for public viewing. For the *Location* column, provide the electronic file name and page number. This checklist pertains to the following development application review stages:

1. **Administrative Development Plan Review (AD)**
2. **Master Plan Review of a Major Land Development Project (MD)**
3. **Preliminary Formal Development Plan Review or Preliminary Plan Review of a Major or Minor Land Development Project (PD)**
4. **Final Formal Development Plan Review or Final Plan Review of a Major or Minor Land Development Project (FD)**
5. **Approved Land Development Project or Approved Development Plan Review Plan (AP)**

1. AD	2. MD	3. PD	4. FD	5. AP	<i>Description of Required Submission Material</i>	<i>Location</i>
					1. Payment of the required fee. Material submitted prior to the fee will not be reviewed until the fee is received.	
		1*			2. Completed application form	
					3. Completed Checklist	
		1*			4. A letter certified as true and correct identifying: A. Changes made since pre-application; B. Any required zoning approvals; C. Any proposed public improvements or dedications; D. Use allocation by total square footage of each proposed use, according to § 185-8 of the Town of Barrington Code of Ordinances; and E. Any requested waivers or modification of requirements as written in Chapter 200 of the Barrington Code of Ordinances and all application materials are otherwise consistent with the Planning Board Design Standards, Article IX, and Required Improvements, Article X, of Chapter 200 of the Barrington Code of Ordinances.	
			2*		5. A letter certified as true and correct requesting this stage of approval and identifying any changes made to the application since the previous stage of approval	

1\* - only for formal development plan review, minor land development projects and comprehensive permit applications  
2\* - only for major land development projects

Town of Barrington Planning Board Regulations  
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1. AD	2. MD	3. PD	4. FD	5. AP	<i>Description of Required Submission Material</i>	<i>Location</i>
					6. If a special use permit or variance is requested, all application materials for such required by the Town of Barrington. An application with an outstanding modification request will not be certified complete.	
		1*			7. A written narrative containing: A. Information on the natural and built features of the surrounding neighborhood B. Existing natural and man-made conditions of the tract, including topographic, freshwater wetland, and coastal features, the floodplains, proposed improvements and dedications, tentative construction phasing; C. Potential neighborhood impacts; D. Description of the application's consistency with the Barrington Comprehensive Plan; E. A general statement and supporting maps and/or graphics that illustrates the approach utilized in designing the proposed subdivision/development, including consideration of existing conditions and significant site features and the design's compatibility with the existing character of Barrington; and F. For major land development projects only: If the proposed development is proposed for phased construction, a description and timing for individual phases.	
					8. All permits required by state or federal agencies for construction, including freshwater wetlands, the coastal zone, floodplains, preliminary suitability for individual septic disposal systems, and connections to state roads.	
					9. All updated permits required by local, state or federal agencies for construction of improvements, including freshwater wetlands, the coastal zone, floodplains, land disturbance, preliminary suitability for individual septic disposal systems, public water systems, zoning approvals, and connections to streets.	
					10. Public Dedication Form if any public dedications are proposed	
					11. Proposed arrangements for the completion of any improvements, including construction schedule / improvement guarantees	
					12. Proposed terms of any improvement guarantees for improvements required by Article IX of Chapter 200 of the Barrington Code of Ordinances, and cost estimates to complete the required improvements	

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Attachment 3: Development Review or Land Development Project Application Checklist

1. AD	2. MD	3. PD	4. FD	5. AP	Description of Required Submission Material	Location
				2*	13. For phased developments, as-built drawings of all public improvements approved in prior phases and already constructed.	
			2*	1*	14. If additional impervious surface is proposed, a stormwater management plan consistent with the Rhode Island Stormwater Maintenance, Design and Installation Manual; the Rhode Island Soil Erosion and Sediment Control Handbook; and in accordance with any applicable provisions of the Code of Ordinances	
				2*	15. An updated Stormwater Management Plan, if any changes are necessitated by changes made to the application since the previous approval stage	
					16. If more than 20 parking spaces will be added to the site, a traffic impact study by a Rhode Island licensed engineer	
					17. Preliminary drawings at no larger than 11"x17" showing items B1, B3 - B4, B9 - B18, C1, C3 - C7, and D at the bottom of the table.	
					18. A locus map of the subject property highlighting all properties within 200' of the subject property with a radial line identifying Assessor's plat and lot. Include a tabulated list of properties within the notice area identifying owner on file with the Barrington Tax Assessor, mailing address, and assessor's plat and lot.	
					19. A sketch at no larger than 11" x 17" depicting the items listed under A at the bottom of the table.	
					20. Preliminary drawings at no larger than 11"x17" showing items B2 - B19 ,C2 - C7, and E at the bottom of the table.	
					21. Final drawings at no larger than 11"x17" showing items B2 - B19 ,C2 - C7, and E at the bottom of the table.	

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1. AD	2. MD	3. PD	4. FD	5. AP	<i>Description of Required Submission Material</i>	<i>Location</i>
					<p>22. Final plans in conformity with the previous stage of approval in digital (.pdf) format and generated on mylar able to be recorded by the Office of Land Evidence Records no larger than 24"X 36" at a scale of 1/4" to 1', or other scale as the Administrative Officer may require, plus two additional full size paper copies, and containing the following information:</p> <ul style="list-style-type: none"> <li>A. All the essential aspects of the approved design;</li> <li>B. The implementation schedule;</li> <li>C. Special conditions placed by the Town;</li> <li>D. Permits and agreements with state and federal reviewing agencies;</li> <li>E. Other information required by the permitting authority; and</li> <li>F. Three lines, three inches long and one inch apart in the lower left-hand corner of each drawing for approval signatures. The first line states "Town of Barrington." The second line shall state "Approved Development Plan." The third line shall be blank.</li> </ul>	
		1*			<p>23. Three (3) daytime photographs of the site showing access and the location of the proposed development submitted as .jpg digital image files to the Administrative Officer</p>	
					<p>24. For communications towers, antenna arrays, and equipment shelters only:</p> <ul style="list-style-type: none"> <li>A. Photo simulations from multiple ground planes in the vicinity of the site depicting the full height of the tower in a photorealistic rendering at scale. Additional photo simulations may be required by the permitting authority prior to approval.</li> <li>B. Provide a definition of the area of service and indicate the current coverage capacity, and information showing that the proposed facility would provide the needed coverage and/or capacity.</li> <li>C. A map or maps, covering the entire Town and showing all existing, proposed or planned sites of such carrier, including alternative sites from which the needed coverage could also be provided, and indicating the zoning for all such sites.</li> <li>D. A statement identifying the owner, operator or manager of any wires, cables or connective devices that enter or exist on or along any public street or right of way.</li> </ul>	
			2*		<p>25. Additional items deemed necessary by the permitting authority during the previous review stage</p>	

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Attachment 3: Development Review or Land Development Project Application Checklist

Drawing Submission Requirements:

A. Master Plan Sketch.

1. Name of proposed development, name of owner, name of the architect, engineers, landscape designer, and other consultants involved in the preparation of the plan, date, north point;
2. Lots, including lot lines, approximate dimensions, approximate area and Assessor's lot numbers;
3. Existing and proposed streets, approximate parking areas;
4. Concept for collecting and discharging stormwater;
5. Concept for grading, including limits of disturbance;
6. Names of abutting property owners and property owners immediately across any streets adjacent to the subject parcel;
7. Location and approximate size of existing buildings or significant aboveground structures on the subject parcel;
8. Location of wetlands, watercourses or coastal features within and immediately adjacent to the subject parcel;
9. Location of wooded areas and areas of agricultural use;
10. Location of any unique or historic features, including historic cemeteries; within or immediately adjacent to the subject lot(s);
11. Existing zoning on the site and on all abutting properties;
12. Availability of utilities;
13. Proposed buildings;
14. Proposed number of building lots;
15. Proposed number of dwellings;
16. Concept for collecting and discharging stormwater; and
17. Concept for grading, including limits of disturbance

B. Site Plan. The applicant shall provide a proposed site plan for all areas of lots containing the entire tract, whether or not intended for development showing:

1. Name of proposed development, name of owner, name of the architectural designer, engineers(s) (if applicable), landscape designer, and other consultants involved in the preparation of the plan, date, north point, scale, and legend;
2. Name of proposed development, name of owner, name of the architect, engineers, landscape designer, and other consultants involved in the preparation of the plan, date, north point, scale, and legend;
3. Lots, including lot lines, approximate dimensions, approximate area and Assessor's lot numbers;
4. Existing and proposed streets, drives, parking areas (including arrangement and dimensions of parking spaces and drive aisles as well as points of ingress/egress), loading areas, and walks, including location, name and right-of-way widths on entire tract and on abutting property, as well as point(s) of access to the site;
5. Utilities, indicating pipe sizes, grades, and manholes, proposed utility extensions, and text defining ownership and maintenance plans (water utilities to be verified by the Bristol County Water Authority and sewer utilities to be verified by the Department of Public Works);
6. Topography, including contours at suitable intervals;
7. Location of areas of active agricultural use or containing prime agricultural soils and farmland soils of statewide importance;
8. Identification of the following areas of special concern:
  - a) Natural Heritage Areas, as defined by RIDEM
  - b) The area(s) under the jurisdiction of any Special Area Management Plan (SAMP) of RI CRMC
  - c) A Groundwater Protection Overlay District

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- d) A Wellhead Protection Area
  - e) Groundwater Recharge Area
  - f) Areas within a TMDL watershed, as identified by RIDEM
  - g) OWTS Critical Resource Area, as defined by RIDEM
  - h) A Drinking Water Supply Watershed, as defined by RIDEM
  - i) National Register of Historic Places
9. Coastal features, verified freshwater wetlands and the proposed drainage system;
  10. Portions of the site located within a flood hazard area as identified by the Federal Emergency Management Agency's (FEMA's) "Flood Insurance Rate Map" and "Flood Boundary and Floodway Map" as may be amended;
  11. Other conditions, including the location of rock outcrop, wooded areas, existing structures, embankments or retaining walls, railroads, power lines and significant physical features on the site and on adjacent land that may have an influence on the development of the site;
  12. Public access areas, including parcels of land proposed to be dedicated for public use;
  13. Solid waste collection areas;
  14. Existing zoning on the site and on all abutting properties;
  15. Location and orientation of all structures and their proposed uses identifying gross square footage of floor area according to § 185-8 of the Town of Barrington Code of Ordinances;
  16. Proposed location and treatment of any public or private common areas or structures including open spaces, green roofs, plazas, parks or recreation areas. Applicant shall include a statement addressing long term maintenance of such areas;
  17. Proposed renewable energy facilities and electric vehicle charging locations; and
  18. The stamp of a RI licensed professional architect and engineer.
- C. Building Floor Plans and Structure Elevations. The applicant shall provide proposed structures elevations and floor plans for all buildings showing:
1. Name of proposed development, name of owner, name of the architectural designer and other consultants involved in the preparation of the drawings, date, north point and scale;
  2. Name of proposed development, name of owner, name of the architect and other consultants involved in the preparation of the drawings, date, north point, scale, and legend;
  3. Base flood elevation data, if any portion of the proposed development is located within a flood hazard area as identified by the Federal Emergency Management Agency (FEMA)'s "Flood Insurance Rate Map" and "Flood Boundary and Floodway Map" as being inundated during a one-hundred-year storm, as may be amended;
  4. General division of leasable units within structures and associated square footages, according to § 185-8 of the Town of Barrington Code of Ordinances, including identification of affordable and market-rate housing units;
  5. Location of all building entrances and identification of which entrances shall be primary entrances, ADA accessible, exit only, and/or access-controlled;
  6. Areas of glazing and identification of operable windows; and
  7. Identification of façade materials.
- D. Landscape Plan. A landscape plan that indicates the general treatment proposed for the site, including the approximate amount, location and type of buffering, landscaping, hardscape and lighting proposed, as well as location and dimensions of pedestrian entrances, exits, and walkways. The landscape plan shall show existing trees greater than six inches (6") in diameter.
- E. Landscape Plan. A landscape plan, prepared by a landscape professional that indicates the general treatment proposed for the site, including the approximate amount, location and type of buffering,

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Attachment 3: Development Review or Land Development Project Application Checklist

landscaping, hardscape and lighting proposed, as well as location and dimensions of pedestrian entrances, exits, and walkways. The landscape plan shall show existing trees greater than six inches (6") in diameter.

*Please note that complete applications may be referred for review and comment by adjacent communities, state and federal agencies, and Barrington's Bicycle and Pedestrian Advisory Committee, Technical Review Committee, Fire Department, and Public Works Department, as appropriate, prior to the first public meeting on the application for the present stage of review and comments therefrom shall be provided to the Administrative Officer. Comments may also be solicited from peer professionals pursuant to § 200-15.1 of the Code of Ordinances. The Administrative Officer will provide any comments received to the applicant prior to the meeting.*