CITY OF NEW BEDFORD
FORM A
APPLICATION for ENDORSEMENT of APPROVAL NOT REQUIRED PLAN

APPLICANT SEE THE CITY PLANNING OFFICE PRIOR TO SUBMITTING FORM A TO THE CITY CLERK

APPLICANT:
Name: _____
Address: _____
Phone Number: _____
E-mail: _____
Signature: _____

OWNER (if different than Applicant)**:**
Name: _____
Address: _____
Phone Number: _____
E-mail: _____
Signature: _____

LAND SURVEYOR:
Name: _____
Address: _____
Phone Number: _____
E-mail: _____
Signature: _____

If applicant is different than owner for any lot involved, a letter of authorization from all owners of property involved must accompany this form.

PROJECT LOCATION:
Street Address: _____
Assessors' Map: _____ Lot(s): _____
Registry of Deeds Book: _____ Page: _____
Zoning: _____

PROJECT DESCRIPTION: The plan submitted does not constitute a subdivision within the meaning of the Subdivision Control Law because (please check one):

____ Each of the lot(s) created contains feet of frontage on a street, the minimum required for the zoning district in which the property is located and such frontage is on one of the following:

- ☐ A public way, or a way which the City Clerk certifies is maintained and used as a public way,or
- ☐ A way shown on a plan approved and endorsed previously by the Planning Board under this law, or
- ☐ A way in existence prior to March 7, 1949 when the Subdivision Control Law became effective, and which the Board finds adequate for the way's proposed use and sufficient width, suitable grades and adequate construction, or
- ☐ A way shown on a plan of a subdivision registered in Land Court prior to March 7, 1949.

☐ The plan proposes the conveyance of a parcel of land which does not leave any lot without the minimum frontage required for the zoning district in which the property is located;

☐ The plan proposes to divide a property on which two or more buildings were standing prior to March 7, 1949 into lots on each of which one building is still standing;

☐ The plan is a perimeter plan showing the property lines of an existing lot, said lot not being shown any previous plan endorsed by the Planning Board;

Description of property, please check all which apply:

- ☐ Vacant Land
- ☐ Single Family House
- ☐ Two Family House
- ☐ Three Family House
- ☐ Four Family or Apartments
- ☐ Commercial
- ☐ Institutional or Governmental
- ☐ Industrial

SUBMITTAL REQUIREMENTS:

Application fee made payable to City of New Bedford;
5 copies of completed application and all supporting documentation (*any previous City Board or Commission decisions*);
5 copies of deed(s) for the property(s) in question;
5 copies of completed ANR Plan Requirements checklist;
5 copies of letter providing owner(s) authorization for all lots involved (*if the owner is not the applicant*);
4 **folded** and **stapled** copies of all plan and elevation sets;
1 Mylar of the plan;
Electronic PDF format of all plans, elevations, and applicable reports/studies.
(Must be emailed to Jennifer.Clarke@newbedford-ma.gov)

Form A—Side Yard Abutter Lot Program:

The following language must be included on the plan of any Form A that is prepared for lots acquired through the City's Side Yard Abutter Lot Program.

"Resulting combined lot is the subject of deed restrictions in a deed from the City of New Bedford, including but not limited to that the combined lot may not be subdivided."

APPLICANT DO NOT WRITE IN THIS BOX
New Bedford Planning Board approval under the Subdivision Control Law is not required:

City Planner _____

Date _____

No determination as to compliance with the New Bedford Zoning By-Laws is made, intended or implied as a result of this endorsement.

ANR Checklist

Please use this checklist to ensure that your Endorsement of Plan Believed Not to Require Approval under the Subdivision Control Law application (Form A) and accompanying plan are filed properly. Incomplete submissions may be rejected. In the case that a submitted plan is determined to be incomplete, it may be denied.

If the plan is determined not to require approval under the Subdivision Control Law it shall be endorsed by the City Planner, without a public hearing (MGL c.41, s.81P). In any event, the City Planner may take up to 21 days from the time the plan was submitted to the City Clerk to respond.

Each lot created must have the minimum required frontage.

The plan shall be prepared by a Registered Land Surveyor and show the following:

- ☐ Locus map showing the subject property and adjacent properties for at least 1,200 feet in all directions, including all streets and water courses
- ☐ Title block, north arrow, the scale at which the plan is drawn, and a legend
- ☐ Date of the plan's preparation, a revision block showing the date of each revision and a description of the revision
- ☐ A statement explaining the purpose of the ANR (*example: To combine parcels A, B, and C to form one lot*)
- ☐ Name, address, company, phone number of the land surveyor
- ☐ Registry of Deeds block
- ☐ Deed reference(s) and/or land court certificate number(s) noted on each lot shown
- ☐ Planning Board signature block
- ☐ Zoning District designation
- ☐ The statement "Approval Under the Subdivision Control Law Not Required" above signature block
- ☐ Names and addresses of subject property owner(s) and abutting property owner(s), as shown on the most recent tax list
- ☐ Names, centerlines, and boundary lines of all existing streets within the immediate vicinity of the property, including designation of said streets as "Public" of "Private"
- ☐ Lines, boundaries, areas (in square feet), lot numbers, and street numbers of all lots, parcels or divisions in which the property is to be divided. Street numbers (addresses) shall be in accordance with the requirements of the New Bedford Assessors Office
- ☐ Boundaries of existing and proposed easements on or adjacent to the subject property
- ☐ Easements shall be labeled with the type (water, sewer, drain, utility, etc,) and grantee
- ☐ Data to determine readily the location, bearing, and length of every street line, easement line, lot line and other boundary line shown on the plan, whether straight or curved, sufficient to reproduce the same on the ground
- ☐ Existing survey monuments and or markers (stone bounds, pipes, pins, stone walls, drill holes, etc.) and benchmarks
- ☐ Notation on each lot in the event of zoning noncompliance: "Planning Board endorsement does not reflect compliance with applicable City of New Bedford Zoning regulations."

Signature of Applicant: _____ **Date:** _____