



PLANNING BOARD

City Hall

APPLICATION FOR SITE PLAN REVIEW

Date 07-07-2025

Name 40 Prospect Street Development LLC

Address 21 Low Street
Newburyport, MA 01950

Application is hereby made for a site plan review. Premises affected are situated at 38 and 40 Prospect
Street, Amesbury Massachusetts and on Map # 40, Lot # 82 and 83

of the Assessor's Map.

1. Owner of Property: Geno Ranaldi
2. Zoning District: R-8
3. Lot size: 8,104 sf (Lot 82) and 6,330sf (Lot 83)
4. Size of Building, Addition or Area of Proposed Work: The existing structures will be renovated. The existing footprints will remain unchanged. Lot 83 will be subdivided to create a separate lot for a new single family dwelling unit.
5. Occupancy or Use - Existing: Two family residential structures on each lot
Proposed: New single family residential dwelling unit in addition to the existing structures.
6. Other Permits Required: None

7. Submittal:

- * Site Plan - Scale 1" = 40' (Section XI, C-4a of Zoning Bylaw) 16 Copies ☒
- * Water and Sewer Plan ☐
- * Storm Drainage Plan ☐
- * Erosion Control ☐
- * Parking Spaces and Plan ☐
- * Traffic Plan ☐ (If required under C-5d of Zoning Bylaw)

8. Description of Work: See Project Narrative



Signature of Applicant

Owner (if not Applicant)

Filing Fee: \$500.00 plus \$0.15 per square foot of gross floor area.

Received: _____

Distributed: _____

Hearing: _____

This application must be accompanied by 16 copies of the site plan. Complete details concerning site plan review are in Section XI, Section C - Site Plan Review of the Amesbury Zoning Bylaw.

Site Plan Application - 38-40 Prospect St.

Final Audit Report

2025-07-09

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