



SPECIAL PERMIT & VARIANCE AMENDMENT CHECKLIST

CITY OF WORCESTER ZONING BOARD OF APPEALS
455 Main Street, Room 404, Worcester, MA 01608
Phone 508-799-1400 Ext. 31440 - Fax 508-799-1406

STEP 1: SUBMIT AN APPLICATION PACKAGE INCLUDING AN ORIGINAL, ONE DIGITAL, AND FIFTEEN (15) STAPLED COPIES (DOUBLE-SIDING IS ENCOURAGED) OF THE FOLLOWING IN THIS ORDER TO THE DIVISION OF PLANNING & REGULATORY SERVICES (DPRS):

A. Zoning Determination Form

- Form is provided by the Building & Zoning Division of Inspectional Services located at 25 Meade Street.
- Form must be signed by an authorized Building & Zoning Division staff member. There is no fee for the zoning determination form.

B. New Application

- A new application with original signatures by all petitioners.
- If you are not the owner of the subject property and are a lessee or optionee, it is recommended that you provide supporting information such as a lease or a purchase and sale agreement that shows your interest in the property.

C. New Certification of Tax/Revenue Collection Compliance

- All current owners of subject property and applicants must certify that all local taxes, fees, assessments, betterments, or any other municipal charges of any kind are current with the City Treasurer's Office.

D. New Certified List of Abutters

- The original, signed by the Assessor (Room 209, City Hall).

E. Original Decision

- Copy of the original decision for the original approval that was filed with the City Clerk.

F. Original Plan of Land

- Plan from original approval. You may use a reduced copy (11 x17).

G. New Plan of Land depicting changes - See page 3 of application checklist.

H. Original Rendering, if any

I. New Rendering, if any changes to original

STEP 2: ALONG WITH 15 COPIES OF THE APPLICATION PACKAGE, SUBMIT THE FOLLOWING TO DPRS:

A. Two Sets of Stamped Envelopes with Assessor's Address Labels for abutters and applicant.

- Request two (2) sets of Assessor's Address Labels (listing all abutters and abutters to abutters) from the Assessor's Office (2nd floor, City Hall) - prepared for a fee
- Create two (2) separate sets of stamped envelopes with Assessor's labels.
- Include two stamped, addressed envelopes for each applicant.
- The return address on the envelopes should be: City of Worcester, Division of Planning & Regulatory Services; 455 Main Street, Room 404; Worcester, MA 01608
- These envelopes will be used to send notices of the public hearing and outcome.

(continued on next page)

B. Appropriate fee. Please make checks payable to the City of Worcester.

C. Digital Copy. All applications, plans and materials must also be submitted as a PDF file to planning@worcesterma.gov prior to or at the time of application submittal to the office. All electronic files must be in the following format:

- Portable Document Format (.pdf), readable by Adobe Acrobat v.7.0 and later, named by project address and application type (ex. 455 Main Street – ZBA – SP&V Amendment)
- Minimum resolution of 200 dpi
- No single file should be greater than 50 MB (collections may be broken into separate files)

Exceptions:

- Any application items not produced electronically such as hand drawn plans, drawings or hand written applications are not required to be submitted electronically.
- Plans, drawings and applications created prior to March 2013 that are not available to the applicant in electronic format.

STEP 3: FILE ORIGINAL APPLICATION WITH THE CITY CLERK (2nd floor, City Hall). Your application must be processed by the Division of Planning & Regulatory Services before filing with the City Clerk.

STEP 4: Does your project require a new or upgraded electric system? Contacting National Grid early in the process will assist in meeting your needs for electrical service and help keep your project on track. Call today at 800-375-7405.

DO NOT SUBMIT THIS PAGE – FOR YOUR INFORMATION ONLY

****ALL APPLICATION DEADLINES ARE 2:00 P.M. UNLESS OTHERWISE SPECIFIED**
APPLICANTS ARE ENCOURAGED TO FILE BEFORE THE DEADLINE DATE WHENEVER POSSIBLE**

SUGGESTIONS FOR THE PLAN OF LAND SHOWING THE PROPOSED DEVELOPMENT

A plan of land, at least 8 ½" x 11" or 11" x 17", and drawn to scale (at least 1 inch = 40 feet) should show the following:

- ❑ North point.
- ❑ Names of streets.
- ❑ Zoning districts (Include overlay zones – floodplain overlay, water resource protection overlay, flexible parking overlay, mixed-use overlay, arts district overlay, adaptive reuse overlay, etc.).
- ❑ Names of owners of properties up to abutters of abutters of the subject property within 300 feet.
- ❑ Property lines, locations of buildings or use of the property where a variance or special permit is requested.
- ❑ Existing & proposed porches, decks, garages, sheds, pools, stairs and any other accessory buildings, uses or ground-level projections.
- ❑ Distances from adjacent buildings and property lines. These should be verified in the field.
- ❑ The dimensions of the lot.
- ❑ All existing uses (i.e. types of businesses, types of residences) on the entire parcel and any future proposed uses. Indicate where each different use is located and how much square footage is dedicated to each use.
- ❑ Table of dimensional requirements (including exterior side yard setback for corner lots) and proposed setbacks as well as relief requested or relief previously granted and dates of such granting.
- ❑ Percentage of the lot covered by the principal and accessory uses (impervious surface) and percentage of open space.
- ❑ Required off-street parking spaces for each use on the lot. If there are multiple uses, applicants must label which parking spaces are dedicated to each use. Even if the applicant is leasing parking spaces, all other parking spaces that are leased to other uses must be shown. Required parking may not be taken away from required parking from any other uses. Parking spaces should measure 9' x 18' for a standard space, 25% of parking spaces may be compact 8' x 16' spaces (except for uses that do not have parking lots). For business or manufacturing districts, applicants may also provide proof of a five-year parking lease on-site or off-site (must be within 1,000 square feet of use). Parking cannot be located in required front yard and *exterior* side yard setbacks.
- ❑ Location and dimensions of required loading spaces for entire site, if applicable.
- ❑ Existing and proposed driveways, entrances, exits, circulation, alleys, paths, access aisles (access aisles must be 24' wide for two-way traffic or 12' wide for one-way traffic), and drive-through lanes.
- ❑ Include a parking table with a breakdown of existing parking spaces, proposed parking spaces, required number of parking spaces (by different use), required handicap accessible spaces, including one van space per every eight accessible parking spaces with a 8-foot access aisle (for parking lots over 15 spaces). Please note: proposed developments may not reduce the number of required off-street parking spaces for adjoining lots in such a way as to make lots once held in common ownership or currently held in common ownership nonconforming.
- ❑ Required five-foot landscaped buffer where parking, work or service areas of a proposed project abut a street, public park or residential property (except 1, 2, 3 families). Trees should be the main element in landscape screening and should be planted 20-25 feet on center.
- ❑ Location, height, dimensions, type and distance from lot lines of any existing or proposed signs.
- ❑ Proposed outdoor seating, proposed ATM machines, utility boxes, other design features, etc.
- ❑ Proposed multi-family dwellings should show proposed usable open / recreation space (at least 10% of lot).
- ❑ Location of dumpsters and snow storage (snow storage cannot be located in the 5-foot parking buffer).
- ❑ Height and location of existing and proposed signs.
- ❑ Location and type of existing and proposed lighting fixtures.
- ❑ Location and species of any trees over 9 inches in diameter that are proposed to be removed as part of the development.
- ❑ Provide any information regarding proposed low-impact or sustainable design (i.e. green roofs, permeable pavement, rainwater gardens, ecological landscaping, passive solar design, etc.)

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The City of Worcester, by this document, does not provide legal advice. Questions about Variances should be directed to your legal counsel.

IF YOUR VARIANCE PETITION IS APPROVED, OBTAIN A CERTIFIED COPY OF THE APPROVED DECISION FROM THE CITY CLERK'S OFFICE AND RECORD THE DECISION AT THE REGISTRY OF DEEDS.

Variance Decisions: Final decisions are typically signed at the next scheduled Board Meeting and filed the following day with the City Clerk. Typically, if there is no appeal of the decision after twenty days (20) has elapsed from the date the decision was filed with the City Clerk's office, the applicant may obtain a properly certified copy of the approved decision from the City Clerk (Massachusetts General Law, Chapter 40A, Section 11).

City Clerk, City Hall
455 Main Street -Second Floor, Room 206
508-799-1121
Monday 8:45am - 5:00pm
Tuesday - Friday 8:45am - 4:15pm
www.ci.worcester.ma.us

Recording Variance (s): Upon obtaining a properly certified copy of the approved decision, the applicant must bring the same copy to the Worcester District Registry of Deeds and have the decision recorded (Massachusetts General Law, Chapter 40A, Section 11).

Worcester District Registry of Deeds
City Square
90 Front Street, Level 2
508-798-7717
Recording Hours: Monday – Friday 9 am to 4 pm
Closed on State or Federal Holidays
www.worcesterdeeds.com

Lapse of Variance(s): Per the City of Worcester Zoning Ordinance, Article II, § 9 (D)(7): If the rights authorized by a variance are not exercised within one (1) year of the date of grant of such variance, they shall lapse; provided, however, that the permit granting authority in its discretion and upon written application by the grantee of such rights may extend the time for exercise of such rights for a period not exceed six (6) months; and provided further, that the application for such extension is filed with such permit granting authority prior to the expiration of such one year period (Massachusetts General Law, Chapter 40A, Section 10).

YOUR DECISION MUST BE RECORDED PRIOR TO USE OF APPROVED VARIANCE

For more information about the rules and regulations of City of Worcester Boards and Commissions:

1. The City of Worcester Zoning Ordinance and City of Worcester Zoning Map are available online at www.ci.worcester.ma.us. Choose the "Quick Find" option. Then click on "Ordinances and Regulations" and select the appropriate file.
2. Copies of the City of Worcester Zoning Ordinance or Board Rules and Regulations can also be purchased at the City Clerk's office, 2nd floor of City Hall.

For more information about M.G.L. Chapter 40A, Zoning: <http://www.mass.gov/legis/laws/mgl/index.htm>



VARIANCE & SPECIAL PERMIT APPLICATION

CITY OF WORCESTER ZONING BOARD OF APPEALS
 455 Main Street, Room 404; Worcester, MA 01608
 Phone 508-799-1400 Ext. 31440 - Fax 508-799-1406

Fill in information for the Variances (s) you are applying for. Attach additional documentation as necessary.

Lot Area		Front Yard Setback		Rear Yard Setback	
Square footage required:	7,000 sf	Setback required:		Setback required:	15 ft
Square footage provided:	5,328 sf	Setback provided:		Setback provided:	13.7 ft
Relief requested:	1747 sf	Relief requested:		Relief requested:	1.3 ft
Frontage		Side Yard Setback		Exterior Side Yard Setback	
Frontage required:	60 ft	Setback required:	8 ft	Setback required:	
Frontage provided:	50 ft	Setback provided:	1.2 ft	Setback provided:	
Relief requested:	10 ft	Relief requested:	6.8 ft	Relief requested:	
Off-street Parking/Loading		Height		Accessory Structure 5-foot Setback	
Parking required:	6	Height permitted:		Type of structure:	
Parking provided:	4	Height provided:		Square footage of structure:	
Relief requested:	2	Relief requested:		Relief requested:	
Loading required:		Other Variances			
Loading provided:		Relief requested:			
Relief requested:		Zoning Ordinance Article & Section:			
Signs		Requirement:			
Area permitted:		Provided:			
Area provided:		Indicate if Variances are being requested for more than one structure or more than one lot. Only complete the sections which pertain to the Variances (s) you are applying for.			
Relief requested:					
Height permitted:					
Height provided:					
Relief requested:					
Setback permitted:					
Setback provided:					
Relief requested:					

TYPE OF SPECIAL PERMIT (check the Special Permit you are requesting and describe what you are requesting)

1. Extension, Alteration or Change of a Privileged Pre-existing, Nonconforming Structure and/ or Use (Article XVI, Section 4)
2. Residential Use allowed only by Special Permit (Article IV, Section 2, Table 4.1)
3. Non-Residential Use allowed only by Special Permit (Article IV, Section 2, Table 4.1)
4. Non-Accessory Sign (Article IV, Section 6)
5. Residential Conversion (Article IV, Section 9)
6. Placement of Fill/Earth Excavation (Article IV, Section 5)
7. Modification of Parking/Loading Requirements (Article IV, Section 7)
8. Modification of Landscaping Requirements for Parking/Loading (Article IV, Section 7)
9. Other Special Permit (Describe Special Permit sought):

1. Assessor's **ADDRESS OF SUBJECT PROPERTY:** 112&116 Rodney Street
(List property subject to the application and include any lot numbers. Please note: The street number may be different than the Assessor's address).

2. Is this property known by any other address: _____

3. **OWNER OF RECORD:** Grandx Property Management, LLC
(The owner of record is the person or entity who owns title to the property as of today's date)

4. Address (es) of owner of record is /are 6 Richards Street, Worcester MA 01603

5. Worcester District Registry of Deeds (WDRD) Book(s) 64315, Page(s) 185 & 280
(List Book and Page number of deed filed for the subject property as recorded at the WDRD)

6. City of Worcester Assessor's Office Map 16 Block 003 Lot 00003
(List MBL number for the subject property as listed at Assessor's Office)

7. **NAME OF APPLICANT(S):** Grandx Property Management, LLC

8. Address of Applicant: 6 Richards Street, Worcester MA 01603

9. Telephone: 347-444-1515

10. Email: grandxproperties@gmail.com

11. Check if you are an: owner (s) , lessee (s) , optionee (s) (If you are not the owner of the subject property and are a lessee or optionee, it is recommended that you provide supporting information such as a lease or a purchase and sale agreement that shows your interest in the property.)

12. Zoning district(s) of the property (Indicate if more than one zoning district and any zoning overlay districts):
RG-5

13. Describe what is presently located on the property (Use as much detail as possible including all uses and square footage of each use):
Existing three family dwelling at 112 Rodney Street and vacant land at 116 Rodney Street
14. The applicant seeks to (Describe what you want to do on the property in as much detail as possible):
116 Rodney: The applicant seeks to construct a two family dwelling with a gravel parking area for four parking spaces.
112 Rodney: The applicant seeks to construct a gravel parking area for four parking spaces in the rear of the existing building.
15. Such a use is permitted only by the City of Worcester Zoning Ordinance under Article (Insert Article, Section (s) of the Zoning Ordinance which permits the proposed used of the property):
Article IV, Section 2 - Permitted Uses, Table 4.1
16. Are you aware if this property has been previously granted approvals from any City Board or Commission? If so, please list (Provide dates of previous approvals, book and page numbers and/or certificate numbers of any recorded decisions and/or recorded/registered land. Also, please provide copies of previous recorded decisions):
No known approvals have been granted.
17. Have you applied for or are you aware if other applicants have applied for a Building Permit for this site and been refused for non-compliance with the Zoning Ordinance (e.g. a cease and desist order has been issued)? If so, explain:
No known applicants have applied for a building permit.
18. List any additional information relevant to the Variance (s) and Special Permit (s):
In terms of complying with drainage regulations we feel we are meeting them to the maximum extent practicable.
There are a few reasons we do not need to comply with the regulations. We only have four units, the site is comprised of all D soils so it is extent as water will not infiltrate and we are connecting to a combined sewer/drain line in the road.
In addition in order to pave the site we would need to raise the grade of the parking lots making the retaining walls over 6 feet and burying the existing building. This would need to be done in order to have 3 feet of cover over the proposed pipes.

VARIANCE FINDINGS OF FACT

Complete the following questions. Your responses should provide justifications as to why the requested Variance(s) should be granted. Attach additional documentation as necessary.

1. Describe how a literal enforcement of the provision of the City of Worcester Zoning Ordinance would involve a substantial hardship, financial or otherwise, to the petitioner or appellant:

The applicant would not be able to construct anything on-site due to the high cost of construction. A literal enforcement would cause a financial hardship as the vacant land would be very difficult to develop and most likely be left vacant.

2. Describe how the hardship is owing to circumstances relating to the soil conditions, shape, and/or topography of the land or structures and how the hardship especially affects said land or structures, but does not affect generally the zoning district in which it is located:

The existing lot was created when the area was subdivided in the late 1800's/early 1900's making the lot long and narrow. To build any structure with off street parking will require zoning relief of some kind.

3. Describe how desirable relief may be granted without detriment to the public good and without nullifying or substantially derogating from the intent or purpose of the City of Worcester Zoning Ordinance:

In our opinion there should be no substantial detriment to the public good by the granting of this variance. This proposal will not affect public safety, nor cause excessive noise, lighting, air pollution or water pollution in the area. This project will rehabilitate the parcel improving the neighborhood.

4. Describe how the dimensional variance as it relates to floor space, bulk, number of occupants or other relevant measures, if granted, shall be no greater than the minimum necessary to provide relief from the statutory hardship:

Many of the dwellings in the surrounding area are not in conformance with the current zoning bylaws (setbacks, frontage, and area). Thus, granting the relief for this project would not be out of norm for the existing area.

SPECIAL PERMIT FINDINGS OF FACT

In the spaces below explain how the adverse effects of the proposed use will not outweigh its beneficial impacts to the City with respect to each of the following considerations per Article II, Section 6(A)(2) of the Zoning Ordinance. (Attach additional supporting documentation as necessary.)

1. Social, economic or community needs that are served by the proposal:

The construction of the 2-family dwelling will provide more much needed housing units for the residents of Worcester.

2. Traffic flow and safety, including access, parking and loading areas:

The proposed driveways for both properties have been designed to provide adequate traffic flow and driveway access/egress for the proposed units from Rodney Street. This will also provide off-street parking in a neighborhood that has very limited off-street parking.

3. Adequacy of utilities and other public services:

116 Rodney: The utilities and public services proposed for this project will be adequate for the proposed two-family dwelling. Connection to the City's water, sewer and drainage systems will be made to the utilities in Rodney Street.

112 Rodney: Utilities are existing and will remain unchanged by this proposal.

4. Neighborhood character and social structure:

The characteristic of the neighborhood is primarily 3 family and multi family dwellings therefor allowing a 2 family dwelling would be consistent with the area.

5. Impacts on the natural environment:

The impacts to the natural environment will be construction activities and adding impervious surfaces within the site. Once completed all disturbed areas will be loamed and seeded and landscaping will be provided to reduce the impacts on the natural environment.

6. Potential fiscal impact, including city services needed, tax base, and employment:

Allowing the construction of a 2 family dwelling will increase the tax base for the City of Worcester.

WHEREFORE, the applicant(s) requests that this Board grant the special permit (s), as requested above.

By: _____
(Signature of Applicant or Applicant's Agent)
If more than one applicant, all applicants must fill out information.

By: _____
(Signature of Property Owner or Owner's Agent)
If more than one property owner, all owners must fill out information.

(Name of Applicant)

Grandx Property Management, LLC

(Name of Property Owner)

(Address)

6 Richards Street, Worcester, MA 01603

(Address)

(Contact Phone Number)

347-444-1515

(Contact Phone Number)

(Email)

grandxproperties@gmail.com

(Email)

(Date)

5/10/2024

(Date)

SUPPLEMENTARY QUESTIONS FOR SPECIAL PERMITS ONLY

Complete the requested information for the Special Permit requested. Attach additional documentation as necessary. Only complete the sections which pertain to the Special Permit (s) you are applying for.

**Extension, Alteration or Change of a Privileged Pre-existing, Nonconforming Structure
(Article XVI, Section 4)**

1. Describe what is currently nonconforming about this structure (list specific dimensional nonconformities)

2. Indicate how long the nonconforming aspects of the structure have been in existence:

3. At the time of construction, did the structure meet applicable zoning requirements? (Check with the zoning ordinance, as amended, that would have been in effect at the time of construction. Past zoning ordinances are available for research at the City Clerk's office. Past zoning maps are available at the Division of Planning and Regulatory Services)

4. Describe the proposed extension, alteration or change:

5. Indicate the total square footage of any physical expansion:

6. Indicate the number of off-street parking spaces currently provided and to be provided for the proposed structure as extended, altered or changed:

**Extension, Alteration or Change of a Privileged Pre-existing, Nonconforming Use
(Article XVI, Section 4)**

1. Describe what is currently nonconforming about this use:

2. Indicate how long the nonconforming use has been in existence? What year did the use begin? (Check with the zoning ordinance, as amended, that would have been in effect at the time of construction. Past zoning ordinances are available for research at the City Clerk's office. Past zoning maps are available at the Division of Planning and Regulatory Services)

3. At the time the use was initiated, was the use allowed under the then applicable Zoning Ordinance?

4. Describe the proposed extension, alteration or change of use:

5. Indicate the total square footage to be utilized for the proposed use:

6. Indicate the number of off-street parking spaces currently provided and to be provided for the proposed use:

**Residential Use allowed only by Special Permit in a particular zoning district
(Article IV, Section 2, Table 4.1)**

1. Describe the proposed residential use:

2. Total number of dwelling units proposed, number of bedrooms per unit, and square footage of units:

3. Number and dimensions of off-street parking spaces to be provided and location (garage, driveway). Off-street parking spaces must be located outside of the front yard and exterior side yard setbacks.

**Non-Residential Use allowed only by Special Permit
(Article IV, Section 2, Table 4.1)**

1. Describe the proposed use (include description of business, proposed hours of operation, and number of employees)

2. Total square footage of proposed use:

3. Number of off-street parking spaces to be provided. Indicate location of those parking spaces: garage, parking lot, parking spaces on a different lot provided through the same ownership and/or leased spaces (a 5-year minimum lease with renewal options must be provided) within 1,000 feet of the use it will serve.

4. For a proposed animal hospital, animal clinic, pet shop or animal shelter, per Article IV, Section 2, Notes to Table 4.1, Note 4, indicate the location of any animal runs if a residential zoning district is within 200 feet of the subject property.

5. For a proposed Bed and Breakfast use, provide additional documentation per Article IV, Section 11.

6. For a proposed Adult Entertainment use, provide additional documentation per Article IV, Section 10.

7. For a proposed Limited Residential Hospice House, provide additional documentation per Article IV, Section 2, Notes to Table 4.1, Note 10.
8. For a proposed non-accessory parking lot or a motor vehicle display lot, provide additional documentation showing compliance with Article IV, Section 7B.

**Non-Accessory Sign
(Article IV, Section 6)**

1. Square footage, length and width of proposed sign, and height of total structure:

2. Distance of proposed sign from other non-accessory signs along each side of a street.

3. Indicate on the submitted plan the type and style of sign, exact location, etc.

**Residential Conversion
(Article IV, Section 9)**

1. Total number of existing units/Total number of proposed units:

2. Will the external appearance of the structure remain unchanged except for new doors, windows, fire escapes, and stairways?

3. Number of off-street parking spaces to be provided (If new parking is being created, the applicant(s) may need to seek a Special Permit for extension, alteration or change of a pre-existing, nonconforming structure if existing structure does not meet current zoning dimensional requirements. If additional parking cannot be provided for new dwelling unit(s), the proposed conversion may also require a Variance or Special Permit from off-street parking requirements):

4. Which dimensional requirements/setbacks are you seeking relief by the Special Permit?

**Placement of Fill/Earth Excavation
(Article IV, Section 5)**

1. Indicate whether the Special Permit is for Placement of Fill or Earth Excavation:
2. Attach documentation showing proposed measures to protect pedestrians and vehicles.
3. Provide a proposed timeline for completion of placement of fill.
4. Attach documentation from the Director of Public Health and the Conservation Commission as outlined in the City of Worcester Zoning Ordinance Article IV, Section 5.
5. Attach a site plan with all required information in support of the application per the City of Worcester Zoning Ordinance Article IV, Section 5.

**Modification of Parking/Loading Requirements
(Article IV, Section 7)**

1. Indicate what relief is being sought under the Special Permit:

The applicant seeks to construct a parking area within the front yard area that will result in 67% of the area to be paved where only 50% is allowed by right. A relief of 9% is requested.

The applicant to modify landscaping requirements for parking and loading to allow no landscaped buffers in the side and rear yard setback areas.
2. If applicable, indicate locations, square footages, and dimensions of relief sought under the Special Permit:

See Above
3. If applicable, provide number of parking/loading spaces required and relief requested through the Special Permit:

NA

Other Special Permits

1. Describe Special Permit sought and provide relevant details on the plan of land and rendering. Provide square footage and height of any structures and indicate percentage of lot structure will occupy:

CERTIFICATION OF COMPLIANCE WITH WORCESTER REVISED ORDINANCES GOVERNING REVENUE COLLECTION

***Note: This form must be completed and signed by both the applicant(s) and owner(s) of the property certifying payment of all local taxes, fees, assessments, betterments, or any other municipal charges of any kind. Failure to include a fully completed certification form with the application shall result in the application being deemed incomplete and ineligible for further processing by the Zoning Board of Appeals.**

Pursuant to Massachusetts General Law, Chapter 40, Section 57 and the City of Worcester General Revised Ordinance, Chapter 11, Section 26-28, the undersigned applicant and all parties having an ownership interest therein, hereby certify, under the pains and penalties of perjury, that the applicant(s) and owner(s) have complied with the laws of the Commonwealth of Massachusetts and the City of Worcester regarding payment of all local taxes, fees, assessments, betterments or any other municipal charges of any kind.

(Give first and last names in full. In case of a corporation give names of President, Treasurer and Manager; and in case of firms, give names of individual members.)

(1) If a Proprietorship or Single Owner of residential property:

Name of Owner _____

Business Address _____

Home Address _____

Business Phone _____ Home Phone _____

Signature of owner (certifying payment of all municipal charges):

_____ Date: _____

(2) If a Partnership or Multiple Owners of residential property:

Full names and address of all partners

Printed Names

Addresses

_____	_____
_____	_____
_____	_____
_____	_____

Business Address _____

Business Phone _____

Signature of all owners of property (certifying payment of all municipal charges -attach multiple pages if necessary)

_____	Date: _____
_____	Date: _____
_____	Date: _____
_____	Date: _____

(3) If a Corporation:

Full Legal Name Grandx Property Managment, LLC

State of Incorporation MA

Principal Places of Business 6 Richards Street, Worcester, MA 01603

Place of Business in Massachusetts Worcester

Printed Names of Officers of Corporation: _____ Title

Olusola Esan _____

Owners of Corporation:

Printed Names _____ Address _____ % of stock _____

Olusola Esan _____ 100%

Signature of all owners of property (certifying payment of all municipal charges -attach multiple pages if necessary) 

Date: 5-10-2024

Date: _____

Date: _____

Date: _____

(4) If a Trust:

Name of Trust _____

Business Address _____

Printed Names of Trustees: _____ Address _____

Printed Names of Beneficiaries: _____ Address _____

Signature of trustees of property (certifying payment of all municipal charges -attach multiple pages if necessary)

Date: _____

Date: _____

Date: _____

Date: _____

(5) Signature of Applicant (if different from owner, certifying payment of all municipal charges):

Printed Name of Applicant: _____

Signature of Applicant: _____ Date: _____