



TOWN OF ROCKLAND

Planning Board

Town Hall
242 Union Street
Rockland, MA 02370

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DESIGN REVIEW APPLICATION

The following criteria is intended to provide a basic format from which all submissions for DESIGN REVIEW are to be evaluated. It is recommended that all parties preparing a submission insure all information contained herein is addressed on the documentation to be presented.

- Applicant: Rockland Station, LLC Street Address: 171 VFW Drive
- Town: Rockland State: MA Zip code: 02370
- Phone: Office: 781-871-4400 Home: 781-603-3291
Fax: _____ Email: stb@radsport.com
- Project Location: 171 VFW Drive
- Project Description: Proposed project includes 35,000 SF accessory building and associated site improvements to support equipment storage and turf recycling.
- Zoning District: B-2 Required Setbacks: Front: 20' Sides 30'
- Required Frontage: 110' Rear: 30'
- Required Parking: 3 Stalls. Site Area: ----- (Square Feet ----- Acres)
- Proposed Building Dimensions: East Elevation: 175' West Elevation: 175' North Elevation: 200' South Elevation: 200' ☐ Number of Floors: 1 Proposed Gross Floor Area: 35,000 square feet
- Proposed Building Height: 35'-4" (Above Floor Elevation at Grade — Maximum)
- Proposed Percentage of Coverage 7.7 % N:72.78'
- Proposed Setbacks: Front: 30.37' Side: S:33.16' Rear: 842.52'
- Proposed Number of Parking Stalls: 3 Handicapped: 1
- Proposed Service/Docking Areas 5
- Proposed Exterior Building Materials: Proposed metal building structure with concrete foundation
- Proposed Color of Exterior: Green
- Proposed Site Treatment- Describe Landscaping, Signage, Lighting, Storage, Walkways and Other Amenities as necessary: Proposed improvements include a paved apron around 3-sides of the building structure, drainage, and new landscape plantings along the Pleasant Street property line.

Comments:

PLANNING BOARD USE ONLY:

Rockland Planning Board

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Revised 9/2019

Date of Review: _____, 20__

1. Has the Applicant satisfied the requirements of Section Six — REQUIRED INFORMATION TO BE SHOWN ON PLANS as follows;

SITE PLANS: Locus Plan: _____ North Arrow: _____ Building Location: _____
Vehicular Circulation: _____ Pedestrian Circulation: _____
Exterior Storage Areas: _____ Exterior Lighting: _____ Sign: _____
Configuration: _____ Mechanical and Electrical Equipment: _____
Existing and Proposed Grades: _____
LANDSCAPING PLANS: _____
BUILDING PLANS: Floor Plans: _____ Exterior Elevations: _____

2. RECOMMENDATIONS:

Having completed the PLAN REVIEW for the project identified on Page One, the Planning Board recommends _____. Particular and special attention is requested for the following items:

Reasons for a recommendation of disapproval:

Planning Board:

_____ Chairman

_____ Vice Chairman

_____ Clerk
