

CANTON PLANNING BOARD  
REPORT AND MOTION  
ANNUAL TOWN MEETING – MAY 9<sup>th</sup>, 2022

ARTICLE #33 AMEND ZONING BY-LAW  
Section 9.8 Canton Center Economic Opportunity District (CCEOD)  
(Board of Selectmen for Planning Board)

**Article 33.** To see if the Town will vote to amend Zoning By-law Section 9.8 Canton Center Economic Opportunity District (CCEOD) to update the parking requirements to be consistent with Section 6.1 (Off-Street parking) as follows, with underlined text indicating changed language:

1. **9.8.11 Priority Revitalization Area “A”; Parking Requirements.** In Priority Revitalization Area “A”, there shall be provided and maintained improved off-street automobile parking in connection with the erection, establishment or increase in units or dimensions of buildings, structures and uses, in the required amounts stipulated in the Zoning By-law Section 6.1 Off-Street parking.
2. The remaining numbered text in 9.8.11 shall be deleted.
3. Delete Section 9.8.13 Priority Revitalization Area “A” Miscellaneous Parking Requirements And
4. Replace Section 9.8.13 with the words “Not used”
5. **9.8.28 Priority Revitalization Area “B”; Parking Requirements.** In Revitalization Area “B”, there shall be provided and maintained improved off-street automobile parking in connection with the erection, establishment or increase in units or dimensions of buildings, structures and uses in the required amounts stipulated in the Zoning By-law Section 6.1 Off-Street parking.
6. The remaining numbered text in 9.8.28 shall be deleted.

or to take any other action related thereto.

**PUBLIC HEARING:**

This is to certify that a public hearing concerning the subject matter above, as place on the warrant for the 2022 Annual Town Meeting, was held by the Planning Board on February 16<sup>th</sup>, 2022 at 5:30 P.M. and continued to March 2<sup>nd</sup>, 2022 at 6:00 P.M., in the Salah Meeting Room, Town Hall, 801 Washington Street, Canton, Massachusetts, in accordance with the provision of the Massachusetts General Laws, Chapter 40A.

Said amendment is contained, in its entirety, in a document available for public review on file in the office of the Planning Board, the Town Clerk, the Board of Selectmen, at Memorial Hall, and at the reference desk of the Canton Public Library. It is also available online on the Planning Department website.

Notice of the subject matter for the public hearing, sufficient for identification, has been published in the Canton Citizen, a newspaper of general circulation in the Town on January 27<sup>th</sup> and February 3<sup>rd</sup>, 2022.

**REPORT:**

On February 16<sup>th</sup>, and again on March 2<sup>nd</sup>, 2022, the Planning Board discussed the proposed article to amend Section 9.8 Canton Center Economic Opportunity District (CCEOD). The purpose of these bylaw changes is to update the parking requirements in the Canton Center Economic Opportunity District to be the same as the general Off-Street parking regulations. The proposed 2022 amendments in Section 6.1 make the additional parking language in the overlay district duplicative.

**RECOMMENDATION:**

On February 16<sup>th</sup>, 2022, the Planning Board voted with three (3) members in favor and one (1) opposed, to recommend that this Article be adopted at Town Meeting with no changes in the motion, that the applicable language be added directly into this section of the by-laws. The hearing was closed on March 2<sup>nd</sup>, 2022, with

no changes to the vote or motion. Voted 3-1; In favor: Patricia McDermott, Kathy McCormack, David McCarthy; Opposed: Joseph Amrhein; Not present: Robert E. Panico

**MOVED:**

That the Town will vote to amend Zoning By-law Section 9.8 Canton Center Economic Opportunity District (CCEOD) to update the parking requirements to be consistent with Section 6.1 (Off-Street parking) as follows, with underlined text indicating changed language:

1. **9.8.11 Priority Revitalization Area “A”; Parking Requirements.** In Priority Revitalization Area “A”, there shall be provided and maintained improved off-street automobile parking in connection with the erection, establishment or increase in units or dimensions of buildings, structures and uses, in the required amounts stipulated in the Zoning By-law Section 6.1 Off-Street parking.
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3. Delete Section 9.8.13 Priority Revitalization Area “A” Miscellaneous Parking Requirements  
And
4. Replace Section 9.8.13 with the words “Not used”
5. **9.8.28 Priority Revitalization Area “B”; Parking Requirements.** In Revitalization Area “B”, there shall be provided and maintained improved off-street automobile parking in connection with the erection, establishment or increase in units or dimensions of buildings, structures and uses in the required amounts stipulated in the Zoning By-law Section 6.1 Off-Street parking.
6. The remaining numbered text in 9.8.28 shall be deleted.

or to take any other action related thereto.

Respectfully submitted,

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David McCarthy  
Chair of the Canton Planning Board