



**TOWN OF NATICK  
MEETING NOTICE**

*POSTED IN ACCORDANCE WITH THE PROVISIONS OF M.G.L. CHAPTER 30A, SECTIONS 18 – 25  
Per Glen Glater, Chair*

**NATICK PLANNING BOARD**

**Ed Dlott Meeting Room  
Town Hall**

**Thursday, September 20, 2018  
7:30 PM**

**AGENDA**

**Public Speak**

A period of time not to exceed 15 minutes at the beginning of every Planning Board public meeting for those who wish to voice an opinion or concern to the Planning Board on any issue not on the agenda

1. **Proposed Zoning Amendment (continued from September 12):** To consider draft zoning amendments to the Town of Natick zoning bylaws to regulate adult use marijuana, per General Laws, Chapter 94G, including but not limited to replacing and/or modifying the existing “Section III-K: Marijuana Establishments” with a new “Section III-K: Adult Use Marijuana Establishments” which address (among other details) the time, place and manner of said establishments; amending and/or modifying the Zoning Bylaw to create one or more Adult Use Marijuana Establishment overlay zoning district(s) in Section II – Use Districts, II-A Types of Districts; and/or amending the zoning map, as referenced under Section II-B Location of Districts (Zones) subsection 1 to locate one or more Adult Use Marijuana Establishment overlay zoning district(s) on parcels with current underlying zoning allowing commercial, retail, and/or industrial uses either by right or by special permit. (2018 Fall Town Meeting Article 22, 2018 Special Town Meeting #2 Article 2)

**2018 Annual Town Meeting Zoning Articles (Public Hearings @ 7:30 PM)**

2. **Referenced as Article 27 of the 2018 Fall Annual Town Meeting Warrant:** To amend the Natick Zoning By-Laws to prohibit dog kennels in single family residential zones RS and/or RG; and/or to Change Natick zoning by-laws section III-A-2 Use Regulations, Other Uses, item 53 where a Dog Kennel may be allowed by special permit to reflect the prohibition of Dog Kennels in the RS and/or RG zones; i.e. replace “A” with an “O”.
3. **Referenced as Article 28 of the 2018 Fall Annual Town Meeting Warrant:** Amend the Natick Zoning By-Laws to allow Indoor Amusement or Recreational Uses (Use #12 in Section III-A.2 of the Zoning By-law) by special permit in some or all of the existing Industrial zoning districts.
4. **Referenced in Article 30 of the 2018 Fall Town Meeting Warrant:** Amend the Town of Natick Zoning Map as follows: By including an “Assisted Living Overlay Option Plan” overlay district on the land know as 89 Union Street, also known as Assessors’ parcel: Map 53, Parcel 32.
5. **Referenced in Article 32 of the 2018 Fall Town Meeting Warrant:** Amend the Natick Zoning Bylaws with regard to promoting Affordability in the town’s housing stock and enabling and permitting the construction or development of Affordable Housing, as provided for in MGL c. 40B and defined in 760 CMR 56.
6. **Referenced as Article 34 of the 2018 Fall Annual Town Meeting Warrant:** Amend the Historic Preservation By Law (Section III-J) so as to increase the amount of new construction allowed on a parcel whether based on the size of the parcel, excessive compliance of the structure and/or lot with underlying zoning requirements, restoration of the structure to its’ original state and/or other regulatory requirements.
7. **Referenced in Article 36 of the 2018 Fall Town Meeting Warrant:** Amend the Natick Zoning By-Laws by modifying Section V-I (Outdoor Lighting) and Section 200 (Definitions) to provide regulation of pole-mounted lighting.
8. **Referenced in Article 37 of the 2018 Fall Town Meeting Warrant:** Amend the Natick Zoning By-Laws by modifying Section V-H (Signs and Advertising Devices) and Section 200 (Definitions) to provide regulation of signage in Residential Zoning Districts for uses that are permitted as of right, by special permit, by variance, by pre-existing use, or uses exempted in MGL Chapter 40A, Section 3 from certain zoning restrictions.
9. **Referenced as Article 38 of the 2018 Fall Annual Town Meeting Warrant:** Amend the Town of Natick Zoning By-Laws to, including but not limited to adding new sections and/or definitions, and/or amending existing sections and/or definitions; to provide for the division and exercise of functions to other appointed or elected bodies.
10. **Referenced as Article 39 of the 2018 Fall Annual Town Meeting Warrant:** Amend the Town of Natick Zoning By-Laws to, including but not limited to, adding new sections, and/or definitions, and/or amending existing sections and/or definitions, and/or providing for transition and implementation procedures; to provide for the division and exercise of functions to other appointed or elected bodies.

**2018 Fall Annual Town Meeting Other Articles**

11. Referenced as Article 33 of the 2018 Fall Annual Town Meeting Warrant

**The Planning Board reserves the right to consider items on the agenda out of order. Any times that may be listed on the agenda are estimates provided for informational purposes only. Agenda items may be taken up earlier or later than the stated time.**