

**2018 Spring Annual Town Meeting
Fine and Performing Arts Center
Natick High School
April 26, 2018
Fourth Session**

The Fourth Session of the 2018 Spring Annual Town Meeting was called to order at 7:40 PM by Town Moderator, Frank W. Foss, who declared a quorum present. The Moderator welcomed residents, taxpayers, town officials, Town Meeting Members and interested parties to the Fourth Session of 2018 Spring Annual Town Meeting. The Moderator asked that all recently elected or appointed members of Town Meeting stand to take the oath of office. There were no new members. The Moderator asked the audience to stand for the Pledge of Allegiance and a moment of silence in recognition of all the men and women serving on our behalf throughout the world.

The Moderator introduced the officials present on the stage and in the well of the auditorium. The following people were present: Diane Packer, Town Clerk; Patrick Hayes, Finance Committee Chair; Bruce Evans, Finance Committee Secretary; John Flynn, Town Counsel; Cynthia Amara, Town Counsel Bill Chenard, Acting Town Administrator; and Amy Mistrot, Chair, Board of Selectmen; Sean O'Brien, Finance Department and Tim Lathwood, a representative from Option Technologies who will be operating the electronic voting system.

The Moderator reviewed the general rules and procedures of Town Meeting that were accepted at the previous session of this meeting. He indicated that all residents and taxpayers of the town and town officers and employees, whether or not residents, have the same right to speak as Town Meeting Members; however they do not have the right to submit motions for consideration at Town Meeting, nor vote on any matter before Town Meeting. Non-residents may only speak at Town Meeting after approval by Town Meeting Members. The proceedings of Town Meetings shall be governed by *Town Meeting Time*, the Town of Natick Home Rule Charter, the Natick By-Laws and the General Laws of the Commonwealth of Massachusetts.

No person shall speak upon any question more than once when any other person desires to be heard, nor more than twice on the same question without permission of Town Meeting; and no person shall speak more than ten (10) minutes at one time without permission of Town Meeting. Consistent with the Natick By-Laws, any person having a monetary or equitable interest in any matter under discussion at a Town Meeting, and any person employed by another having such an interest, shall disclose the fact of his/her interest or employment before speaking thereon.

The Moderator announced that the meeting would begin with Article 7, Motion H1 and continue with Articles 23, 35, 27 etc.

ARTICLE 7: Fiscal 2019 Omnibus Budget (Town Administrator)

To determine what sum of money the Town will appropriate and raise, or transfer from available funds, for the operation of the government of the Town of Natick, including debt and interest during Fiscal Year 2019 (July 1, 2018 to June 30, 2019), and to provide for a reserve fund for Fiscal Year 2019; or to otherwise act thereon.

ARTICLE 7 – Motion H1 (Two-thirds vote required)

Moved by Mr. Evans, seconded by Mr. Hayes

Motion H1 for Water/Sewer Enterprise Fund - Section H under Article 7: (Two-thirds vote required)	
Move that the Town vote to appropriate the Total Budget Amount shown below for the purpose of operating the departments shown under the associated categories, said funds are to be expended under the direction of each Department Head or Director:	
Water & Sanitary Sewer Operations	
Salaries	\$ 2,048,018
Expenses	\$ 7,899,579
Total Water & Sewer Operations	\$ 9,947,597
Utility Billing	
Salaries	\$ 115,755
Expenses	\$ 89,000
Total Utility Billing	\$ 204,755
Fringe Benefits	
Other Personal Services	\$ 547,384
Other - Chgs. & Expenditures	\$ 315,114
Total Benefits	\$ 862,498
Water & Sewer Debt Service	
Principal	\$ 2,335,173
Interest	\$ 698,215
New Debt Service	\$ -
Total Debt Service	\$ 3,033,388
Water & Sewer Reserve Fund	
Expenses	\$ 200,000
Total W & S Reserve Fund	\$ 200,000
Motion Total	\$ 14,248,238
And that the above Total Budget Amount be raised from the following sources:	
Water-Sewer User Fees	\$ 14,248,238
	\$ 14,248,238

Motion H1 under Article 7 passed unanimously (104-0-0).

ARTICLE 23: Amend By-law Regulating Use of Motion for the Previous Question (Paul Connolly et al)

To see if the Town will vote to amend the rule related to use of the motion for the previous question at Town Meeting which supposedly is intended to insure sufficient discussion before voting but too often is being used by a few to unreasonably extend repetitious discussion when most at Town Meeting wish to proceed with the vote; and, specifically, to amend the Town of Natick By-Laws, Article 3, Section 11 Motion for the Previous Question as follows:

Delete the existing paragraph:

The motion for the previous question shall not be entertained by the Moderator if three or more persons are seeking recognition who have not previously spoken to the question.

Insert the following two paragraphs:

The motion for the previous question is a subsidiary motion used to request the Moderator to stop debate on the immediately pending motion and proceed with the vote on that motion.

The motion for the previous question is not in order when there has been insufficient opportunity, as determined by the Moderator, for persons to ask questions and obtain information pertaining to the immediately pending motion; or when use of the motion could effectively result in never even considering amendments or other subsidiary motions that the Moderator expects to be introduced.

FINANCE COMMITTEE RECOMMENDATION

The Finance Committee recommends the following action:

ARTICLE #23	DATE VOTED	MOTION	QUANTUM OF VOTE
	February 15, 2018	Indefinite Postponement	9-2-0

MOTION: (Requires a majority vote)

Moved by Mr. Connolly, seconded by Mr. Lista that the Town amend the Town of Natick By-Laws, Article 3, Section 11 as printed in the text of the warrant article. Mr. Ostroff moved, seconded by Mr. Lista that no action be taken on the subject matter of Article 23. Moved by Mr. Sidney, seconded by Mr. Blaha to refer the subject matter to the Town Moderator.

Discussion ensued. The motion for referral was voted first. *The motion to refer the subject matter of Article 23 to the Town Moderator passed by majority vote (70-42-4).*

ARTICLE 25: North Main Street Right of Way Acquisition (Town Administrator)

To see if the Town will vote to authorize the Board of Selectmen to acquire by gift, purchase, taking by eminent domain, or otherwise, to accept a deed or deeds to the Town of fee simple, easements or other interests in any land, and to dedicate all or portions of Town owned parcels of land, necessary for the construction of the North Main Street roadway improvements project located on North Main Street (Route 27) from the Town Center to the Wayland town line, as shown and identified on a set of plans entitled “ Massachusetts Department of Transportation Highway Division, Roadway Improvements Project, North Main Street (Route 27), In The Town of Natick In Middlesex County, Preliminary Right of Way Plans” dated March 20, 2017, prepared by BETA Group, Inc., as revised or amended. Further, to see what sum of money the Town will vote to raise and appropriate, borrow or transfer from available funds, to fund said purchase or takings along with all legal and appraisal costs associated with the obtaining any interests in land necessary for the construction of the North Main Street roadway improvements project;

Or otherwise act thereon.

FINANCE COMMITTEE RECOMMENDATION

The Finance Committee recommends the following action:

ARTICLE	DATE VOTED	MOTION	QUANTUM OF VOTE
#25	March 14, 2018	Favorable Action	10-0-1

MOTION: (Requires a two-thirds vote)

Moved by Mr. Evans, seconded by Mr. Hayes that the Town authorize the Board of Selectmen to acquire by gift, purchase, taking by eminent domain, or otherwise, to accept a deed or deeds to the Town of fee simple, easements or other interests in any land, and to dedicate all or portions of Town owned parcels of land, necessary for the construction of the North Main Street Roadway Improvements Project located on North Main Street (Route 27) from the Town Center to the Wayland town line, as shown and identified on a set of plans entitled “ Massachusetts Department of Transportation Highway Division, Roadway Improvements Project, North Main Street (Route 27), In The Town of Natick In Middlesex County, Preliminary Right of Way Plans” dated March 20, 2017, prepared by BETA, Inc., as revised or amended. Further, move that \$285,000 be appropriated from free cash under the direction of the Board of Selectmen to fund all legal and appraisal costs associated with obtaining any interests in land necessary for the construction of the North Main Street (Route 27) Roadway Improvements Project.

Mr. Errickson, Director of Community and Economic Development spoke to this article. *The main motion under Article 25 passed by a two-thirds vote (100-14-5).*

ARTICLE 27: Snow Clearing on Public Ways (Board of Selectmen)

To see if the Town will vote to amend the Town of Natick By Laws by changing the fine in Article 50, Section 18, subsection a, and by changing Article 50, Section 18, subsection b by removing the text “after it has been plowed.” and inserting the text “, nor deposit snow so as to impede snow removal operations, without the authority of the Town Administrator or his designee.”, or otherwise act thereon.

FINANCE COMMITTEE RECOMMENDATION

The Finance Committee recommends the following action:

ARTICLE	DATE VOTED	MOTION	QUANTUM OF VOTE
#27	February 13, 2018	Favorable Action	10-0-0

MOTION: (Requires a majority vote)

Moved by Mr. Evans, seconded by Mr. Hayes to amend Article 50, Section 18, subsection b of the Town of Natick By-Laws by removing the text “after it has been plowed.” and inserting in its place the text “, nor deposit snow so as to impede snow removal operations, without the authority of the Town Administrator or his designee”.

Mr. Hickey, Member of the Board of Selectmen spoke to this article. Mr. Griesmer moved, seconded by Ms. Collins to refer the subject matter of Article 27 to the Board of Selectmen. Town Meeting voted the referral motion first. *The motion to refer the subject matter of Article 27 to the Board of Selectmen passed by majority vote (67-49-1).*

ARTICLE 28: 4 Temple Street/Middlesex Path Easement (Anthony Tavilla et al)

To see if the Town will vote to grant an easement to the property owners at Four Temple Street, Natick for the purpose of connecting into sewer located on Middlesex Path which abuts Four Temple Street lot or any other action relative thereto..

FINANCE COMMITTEE RECOMMENDATION

The Finance Committee recommends the following action:

ARTICLE # 28	DATE VOTED	MOTION	QUANTUM OF VOTE
	March 14, 2018	Favorable Action	11-0-0

MOTION: (Requires a two-thirds vote)

Moved by Mr. Evans, seconded by Mr. Hayes that the Town vote to authorize the Board of Selectmen to grant to the owner(s) of the property at 4 Temple Street, shown on Town of Natick Assessors Map 43 as Lot 324, which property abuts the Middlesex Path property, an easement over a portion of said Middlesex Path Property located at 111 West Central Street, Natick, MA., shown on Town of Natick Assessors Map 42 as Lot 37. Said easement shall be for the purpose of installing a sewer line to connect said property to the Town of Natick Sewer System.

Mr. Tavilla, a current Natick resident spoke to this article. Mr. Chenard spoke and said that the Town is not opposed to this article and that this is a unique situation. *The main motion under Article 28 passed unanimously (117-0-1).*

ARTICLE 29: Amend Natick Zoning By-Laws: Inclusionary Affordable Housing Requirements (Planning Board)

To see if the Town will vote to 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, by:

- (a) Amend, modify, or add to Section 200 – Definitions, including without limitation defining any aspect of the provision(s) of affordable housing, affordable housing requirements, and/or provisions for housing that meets the Commonwealth’s standards for inclusion on the Town’s Subsidized Housing Inventory (SHI) (as defined in 760 CMR 56); and
- (b) Replace, eliminate, or modify the following sections (including without limitations subsections, footnotes,) within the Natick Zoning Bylaw that relate to minimum affordable housing requirements, affordability requirements, affordable housing provisions, and/or other affordable provisions/requirements (whether local or related to the Commonwealth’s requirements for inclusion in the Subsidized Housing Inventory):
 - ‡ Section III-A.2 - Use Regulations Schedule
 - ‡ Section III-A.6.A - Inclusionary Housing Option Program (IHOP)
 - ‡ Section III-A.6.B – Housing Overlay Option Plan (HOOP)
 - ‡ Section III-D – Use Regulations for LC Districts
 - ‡ Section III.E – Downtown Mixed Use District
 - ‡ Section III-F – Cluster Development Allowed in Certain Districts:
 - i. 1.F – Town House Cluster Development
 - ii. 2.F – Single-Family Town House Cluster Development
 - iii. 3.F – Single-family Town House Cluster Development (RSC District)
 - iv. 4.F – Cluster Development – AP and PCD Districts
 - v. 5.F – Comprehensive Cluster Development Option
 - ‡ Section III-I.1 – Assisted Living Residences
 - ‡ Section III-I.2 – Independent Senior Living Overlay Option Plan (ISLOOP)
 - ‡ Section III-J – Historic Preservation
 - ‡ Section 320 – Highway Overlay Districts

with a new Section V-J – Inclusionary Affordable Housing Requirements, or as otherwise designated, which address the following topics:

- Purpose and Intent to encourage the development of affordable housing
- Applicability of mandatory provisions of affordable units
- Affordable housing unit requirements (on site and off site)
- Special permit requirements
- Provision of buildable land and/or fees-in-lieu of affordable unit requirements
- Maximum income and sale price provisions
- Preservation of affordability and restrictions on resale of units;

or otherwise act thereon.

FINANCE COMMITTEE RECOMMENDATION

The Finance Committee recommends the following action:

Article #29	DATE VOTED	MOTION	QUANTUM OF VOTE
	March 22, 2018	Referral to the Planning Board	10-0-0

MOTION: (Requires a majority vote)

Moved by Ms. Evans, seconded by Mr. Evans to refer the subject matter of Article 29 to the Planning Board.

Ms. Evans, member of the Planning Board, spoke to this article. *The referral motion under Article 29 passed by majority vote (114-1-1).*

ARTICLE 30: Amendments to the Town of Natick Zoning By-Law and Zoning Map (Planning Board)

To see if the Town will vote to:

Amend the Town of Natick Zoning Map, as referenced in the Town of Natick Zoning By-Law under Section II-B Location of Districts (Zones) subsection 1, as follows:

- Extend, add, and/or amend the Downtown Mixed Use (DM) district to include the entirety of the following properties: Town of Natick Assessors’ Map 43, Lots 412, 415, 416, and 417; and/or,
- Extend, add, and/or amend the HOOP II Overlay District to the following properties: Town of Natick Assessors’ Map 43, Lots 412, 415, 416, and 417; and/or,
- Extend, add, and/or amend the HOOP II Overlay District to the following properties: Town of Natick Assessors’ Map 35, Lots 105, 105A, 106, 107, 108, and 109;

or otherwise act thereon.

FINANCE COMMITTEE RECOMMENDATION

The Finance Committee recommends the following action on Motion A:

ARTICLE #30A	DATE VOTED	MOTION	QUANTUM OF VOTE
	March 22, 2018	Favorable Action	10-0-0

MOTION A: (Requires a two-thirds majority vote)

Moved by Mr. Evans, seconded by Mr. Hayes to amend the Town of Natick Zoning Map, as referenced in the Town of Natick Zoning By-Law under Section II-B Location of Districts (Zones) subsection 1, as follows: “Extend, add, and/or amend the Downtown Mixed Use (DM) district to include the entirety of the following properties: Town of Natick Assessors’ Map 43, Lots 412, 415, 416, and 417.

Mr. Errickson, Director of Community and Economic Development spoke to both motions in this article at this time. *Motion A under Article 30 passed by a two-thirds vote (115-2-0).*

The Finance Committee recommends the following action on Motion B:

ARTICLE #30B	DATE VOTED	MOTION	QUANTUM OF VOTE
	March 22, 2018	Favorable Action	10-0-0

MOTION B: (Requires a two-thirds majority vote)

Moved by Mr. Evans, seconded by Mr. Hayes to amend the Town of Natick Zoning Map, as referenced in the Town of Natick Zoning By-Law under Section II-B Location of Districts (Zones) subsection 1, as follows: “Extend, add, and/or amend the HOOP II Overlay District to the following properties: Town of Natick Assessors’ Map 43, Lots 412, 415, 416, and 417.

Motion B under Article 30 passed by a two-thirds vote (112-2-1).

ARTICLE 31: Amend Zoning By-Laws: Signage (Residential Zoning Districts) (Planning Board)

To see if the Town will vote to amend the Town of Natick Zoning Bylaws 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, or exempted in MGL Chapter 40A, Section 3 from certain zoning restrictions.

Or otherwise act thereon.

FINANCE COMMITTEE RECOMMENDATION

The Finance Committee recommends the following action:

ARTICLE #31	DATE VOTED	MOTION	QUANTUM OF VOTE
	March 15, 2018	Favorable Action	10-2-0

MOTION: (Requires a two-thirds vote)

Moved by Mr. Evans, seconded by Mr. Hayes to amend the Town of Natick Zoning By-Laws to provide regulation of signage in Residential Zoning Districts for uses that are permitted as of right, by special permit, or exempted in MGL Chapter 40A, Section 3 from certain zoning restrictions by modifying Section V-H, Section D.1(a) (*Signs and Advertising Devices: Regulations and Restrictions Applicable to Use Districts – Residential (RS, RM, RG, and PCD), Accessory Signs*) as follows:

To Section V-H.D.1(a)1,

Add the subtitle “Residential Uses and Home Occupations” at the start of the section; and

Add the word “accessory” between the words “permitted” and “use” in the first sentence of the section; and

Capitalize the phrase “Zoning By-Law”: and

Replace the phrase “Permitted Use Occupation” with the phrase “Customary Home Occupation”; and

To Section V-H.D.1(a)2-4

Add new Section V-H.D.1(a) 2 that reads:

“2. Other Allowed Uses: For those uses that are permitted as of right, by Special Permit, or exempted in MGL Chapter 40A, Section 3 from certain zoning restrictions, there may be one such sign for each lot. This may include a standing sign.

a. Dimensions: Such sign may not exceed fifteen (15) square feet in area and may be no more than ten (10) feet in height.

b. Illumination: In addition to complying with Illumination regulations in Section V-H.C.1, such sign may not be internally lit.”; and

Renumber existing section V-H.D.1(a)2 as V-H.d.1(a)3; and

Renumber existing section V-H.D.1(a)3 as V-H.d.1(a)4 and add phrase “attached to a building” between the phrases “No sign” and “shall be located”; and

Renumber existing section V-H.D.1(a)4 as V-H.d.1(a)5”

So that Section V-H.D.1 shall read as follows:

“V-H. SIGNS AND ADVERTISING DEVICES

D. REGULATIONS AND RESTRICTIONS APPLICABLE TO USE DISTRICTS

1. Residential (RS, RM, RG, and PCD)

(a) Accessory Signs

1. Residential Use and Home Occupations: There may be one such sign for each lot, indicating only the name of the owner or occupant, the street number, and a permitted accessory use or occupation in this particular area under this Zoning By-Law. Such a sign may be a standing sign but shall not exceed one (1) square foot, or where a Customary Home Occupation is set out, two (2) square feet in total area.

2. Other Allowed Uses : For those uses that are permitted as of right, by Special Permit, or exempted in MGL Chapter 40A, Section 3 from certain zoning restrictions, there may be one such sign for each lot. This may include a standing sign.

a. Dimensions: Such sign may not exceed fifteen (15) square feet in area and may be no more than ten (10) feet in height.

b. Illumination: In addition to complying with Illumination regulations in Section V-H.C.1, such sign may not be internally lit.

3. There may be one temporary unlighted sign on each lot advertising the sale, rental, or construction of the premises provided that such sign does not exceed six (6) square feet in area and shall be removed promptly after such sale, rental, or construction has been effected.

4. No sign attached to a building shall be located nearer to a property line than it is lawful to maintain a building, or project more than six (6) inches in front of any established front line for buildings.

5. No other accessory sign shall be erected or maintained in a residential district.

Ms. Evans, member of the Planning Board spoke to this article. *The main motion under Article 31 passed by a two-thirds vote (107-4-5).*

ARTICLE 32: Amend Zoning By-Laws: Signage (Street Addresses) (Planning Board)

To see if the Town will vote to amend the Town of Natick Zoning Bylaws by modifying Section V-H (Signs and Advertising Devices) as follows:

In Section V-H, Section C (Regulations Applicable to All Areas)

Add a new subsection 7, to read

“7. Street Address

Unless specifically waived by the SPGA, any standing sign shall include at the top of the sign the street number or address in letters not less than six (6) inches high. Such area shall not count against the maximum sign size as defined elsewhere in this Bylaw.”

Renumber the current subsection 7 as subsection 8, to read

“8. Term

Special permits issued under Section V-H shall have a term of not more than seven years.”

or otherwise act thereon.

FINANCE COMMITTEE RECOMMENDATION

The Finance Committee recommends the following action:

ARTICLE #32	DATE VOTED	MOTION	QUANTUM OF VOTE
	February 13, 2018	Favorable Action	10-0-0

MOTION: (Requires a majority vote)

Moved by Mr. Evans, seconded by Mr. Hayes that the Town amend the Town of Natick Zoning By-Laws by modifying Section V-H (Signs and Advertising Devices) as follows:

In Section V-H, Section C (Regulations Applicable to All Areas)

Add a new subsection 7, to read

“7. Street Address

Unless specifically waived by the SPGA, any standing sign shall include at the top of the sign the street number or street address in letters not less than six (6) inches high. Such area shall not count against the maximum sign size as defined elsewhere in this By-Law.”; and

Renumber the current subsection 7 as subsection 8, to read

“8. Term

Special permits issued under Section V-H shall have a term of not more than seven years.”

Ms. Evans, Planning Board member spoke to this article. *The main motion under Article 32 passed unanimously (114-0-0).*

ARTICLE 33: Amend Zoning By-Laws: Clarify Site Plan Review Process (Planning Board)

To see if the Town will vote to amend the Town of Natick Zoning Bylaws Site Plan Review provisions for parks, trails, roads, driveways, and parking areas, by modifying Section VI-DD Section 2.B (Site Plan Review Applicability and SPGA Designation) subsection (e) as follows:

Delete the phrase “referred to in this Section VI-DD – 2” and

Update the citation of the section so that Section 2.B (e) reads

“e) Where Site Plan Review is not otherwise required by the provisions of Section VI DD, in all zoning districts the construction of parks, trails, roads, driveways and parking areas shall be subject to the Site Plan Review procedure described herein to be administered by the Planning Board as the SPGA. This section VI-DD-2.B(e) shall not remove the exclusions created by Section VI-DD 2.B(c).”

or otherwise act thereon.

FINANCE COMMITTEE RECOMMENDATION

The Finance Committee recommends the following action:

ARTICLE	DATE VOTED	MOTION	QUANTUM OF VOTE
#33	February 13, 2918	Favorable Action	10-0-0

MOTION: (Requires a two-thirds vote)

Moved by Mr. Evans, seconded by Mr. Hayes to amend the Town of Natick Zoning By-Laws, Site Plan Review provisions for parks, trails, roads, driveways, and parking areas, by modifying Section VI-DD Section 2.B (Site Plan Review Applicability and SPGA Designation) subsection (e) as follows:

Delete the phrase “referred to in this Section VI-DD – 2”; and

Update the citation of the same section so that Section 2.B (e) reads

“e) Where Site Plan Review is not otherwise required by the provisions of Section VI DD, in all zoning districts the construction of parks, trails, roads, driveways and parking areas shall be subject to the Site Plan Review procedure described herein to be administered by the Planning Board as the SPGA. This section VI-DD-2.b(e) shall not remove the exclusions created by Section VI-DD 2.b(c).”

Ms. Evans, member of the Planning Board, spoke to this article. *The main motion under Article 33 passed by a two-thirds vote (111-1-0.)*

Mr. Williamson moved, seconded by Mr. Coffey to postpone consideration of Article 34 until Tuesday, May 1, 2018. *The motion to postpone consideration of Article 34 passed by a 2/3 vote (by hand count).*

Mr. Williamson moved, seconded by Mr. Coffey to postpone consideration of Article 35 until Tuesday, May 1, 2018. *The motion to postpone consideration of Article 35 passed by a 2/3 vote (by hand count).*

ARTICLE 36: Amend Article 52 Natick Zoning By-Law, Special Permit Uses in the Downtown Mixed Use (DM) District (Charles R. Young et al)

To see if the Town will vote to amend the Natick Zoning By-law, Section III.E DOWNTOWN MIXED USE DISTRICT as follows:

- (a) Amend Section III.E.2.b.1 USES ALLOWED BY SPECIAL PERMIT ONLY, by deleting subparagraph (iii) and the paragraph immediately thereafter beginning with the words, “The portion of...” and ending with the words, “...residential units”.
- (b) Amend Section III.E.3 DIMENSIONAL AND DENSITY REQUIREMENTS by adding at the end thereof the following new paragraph (g):
 - “(g) MINIMUM LOT AREA PER UNIT: Multi-family dwellings allowed by special permit shall have at least (600) hundred square feet of lot area per dwelling unit.

Or take any other action relative thereto.

FINANCE COMMITTEE RECOMMENDATION

The Finance Committee recommends the following action:

ARTICLE	DATE VOTED	MOTION	QUANTUM OF VOTE
#36	NA	NA	NA

MOTION: (Requires a majority vote)

Moved by Mr. Evans, seconded by Mr. Hayes that no action be taken on the subject matter of Article 36. Mr. Sidney moved, seconded by Mr. Griesmer to refer the subject matter to the Sponsor.

The referral motion was taken first. *The motion to refer the subject matter of Article 36 to the Sponsor passed by majority vote (98-11-5).*

ARTICLE 37: Amend Registered Marijuana Dispensaries Bylaw 323.8 (Tara Hopper Zeltner et al)

Move to amend the Town of Natick Zoning By Laws as follows:

by inserting the following language in Section 323.8.4.1 after the words “may be allowed in the RC District”: “or on a parcel of land located at 2-6 Worcester Street, Assessors Map 21, Lot 1”

So that the new Section 323.8.4.1 reads as follows:

“323.8.4.1 Registered Marijuana Dispensaries, other than agricultural operations meeting the requirements for an exemption under Chapter 40A, Section 3 of the Massachusetts General Laws, may be allowed in the RC District or on a parcel of land located at 2-6 Worcester Street, Assessors Map 21, Lot 1 by special permit issued by the Planning Board provided that the Registered Marijuana Dispensary meets the requirements of this Section 323.8.”

And by inserting the following language in Section 323.8.4.8 after the words “Town of Natick boundary line,”: “exempting the boundary line of the Town of Natick and Town of Wellesley,”

And by inserting the following language in the same Section 323.8.4.8 after the words “or a residential zoning district boundary line”: “or if not located at such a distance, it is determined by the Planning Board to be sufficiently buffered from such facilities such that the residences will not be adversely impacted by the operation of the Registered Marijuana Dispensary.”

So that the new Section 323.8.4.8 reads as follows:

“323.8.4.8 No Registered Marijuana Dispensary shall be located on a lot which is located within three hundred (300) feet of a Town of Natick boundary line, exempting the boundary line of the Town of Natick and Town of Wellesley, or a residential zoning district boundary line or if not located at such a distance, it is determined by the Planning Board to be sufficiently buffered from such facilities such that the residences will not be adversely impacted by the operation of the Registered Marijuana Dispensary.”

FINANCE COMMITTEE RECOMMENDATION

The Finance Committee recommends the following action:

ARTICLE	DATE VOTED	MOTION	QUANTUM OF VOTE
#37	NA	NA	NA

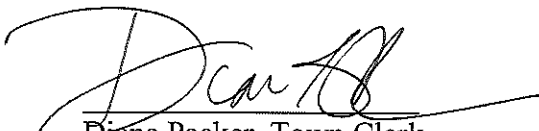
MOTION: (Requires a majority vote)

Moved by Mr. Glater, seconded by Mr. Sidney to refer the subject matter of Article 37 to the Sponsor and the Planning Board.

There was significant discussion on this article. *The motion to refer Article 37 to the Sponsor and the Planning Board passed by majority vote (104-7-0).*

Mr. Sidney moved, seconded by Mr. Gath to adjourn. *The motion to adjourn passed by majority vote. The meeting adjourned at 10:25 PM until Thursday, May 1, 2018 at 7:30 PM.*

A record of the Fourth Session of
2018 Spring Annual Town Meeting
April 26, 2018


Diane Packer, Town Clerk