

PUBLIC HEARING NOTICE YARMOUTH PLANNING BOARD

The Yarmouth Planning Board will hold a Public Hearing on Wednesday, **March 7, 2018 at 5:30** p.m. in the Hearing Room of the Yarmouth Town Offices, 1146 Route 28, South Yarmouth, MA 02664 to consider the following proposals to amend the Yarmouth Zoning Bylaw:

- Amend sections of the Bylaw to prohibit Marijuana Establishments in the Use Regulation Table and add a Definition for Marijuana Establishments.
- Amend various sections of the Zoning Bylaw to allow for Marijuana Establishments; amend the existing Registered Marijuana Dispensaries (RMDs) bylaw; amend the Zoning Map and Bylaw to change the name of the Registered Marijuana Dispensary Overlay District (RMDOD) to the Cannabis Overlay District (COD); and add a Definition for Marijuana Establishments.
- Amend Section 404 – Motels, to require housing to be created by virtue of a raze and replace or new construction and not created by utilizing the existing motel structures; update the Goals and Purposes of the HMOD1; simplify the language in various sections; and add or amend Definitions.
- Miscellaneous amendments to various sections of the Zoning Bylaw including:
 - Amend Section 203.5 – Table of Dimensional Requirements to add Note Y, to allow for bus shelters of 120 square feet and less to be located within the front yard setback if approved by the Site Plan Review Team.
 - Amend Section 203.5 – Table of Dimensional Requirements, Note I to clarify that a minimum 20' front yard setback is required in the B1, B2, B3, HMOD1 and HMOD2 zoning districts to provide for vegetated buffers.
 - Amend Section 301.4.10 to set how light pole heights are measured.
 - Amend Section 301.4.10 and Section 414.8.10 to allow for additional lighting along the property lines at driveways.
 - Amend Section 414.8 – VCOD Design Standards to clarify that the design standards apply to the entire site and to existing and new buildings.
 - Amends Section 414.7.6 and 414.8.2 to provide for more flexibility in providing bicycle parking and bicycle circulation within Village Center Overlay District (VCOD) developments.

Copies of the complete proposed text for each amendment are available at the Planning Department, Yarmouth Town Offices, 1146 Route 28, South Yarmouth, MA 02664 during business hours, 8:30 a.m. to 4:30 p.m., Monday through Friday.

Any person interested or wishing to be heard on these proposals to amend the Zoning Bylaw should appear at the time and place designated. Written comments will be accepted and should be directed to the Planning Board, c/o Kathy Williams, Town Planner, at kwilliams@yarmouth.ma.us.

Yarmouth Planning Board:
Brad Goodwin, Chairman

YARMOUTH TOWN CLERK

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