

PUBLIC HEARING NOTICE YARMOUTH PLANNING BOARD

The Yarmouth Planning Board will hold a Public Hearing on Wednesday, **February 20, 2019 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 Section 407 – Accessory Apartments, and other sections of the Zoning Bylaw, to rename the section to Accessory Dwelling Units; modify the requirements for affordable accessory units to eliminate the affordable housing deed restriction and fair marketing requirements, define and set maximum rental rates, and increase income eligibility; modify the description of those qualifying for a family-related accessory unit; increase the minimum lot size; set a minimum accessory unit size and redefine the maximum unit size; define kitchen components; allow for waiving of requirements through a Special Permit rather than Variance; delete the expired Amnesty section; reference applicable state and local regulations; and amend definitions.
- Amend Section 303 – Signs, to allow the use of electronic messages for portions of signs denoting gas prices, time, date and temperature, and for Community Information Boards; define dimensional requirements for electronic messages; define dimensional and location requirements for drive-thru menu boards for food service businesses; add and amend definitions; and correct references to other sections of the bylaw.
- Amend Section 202.5 – Use Regulation Table, to amend Use N3 – Theatrical productions, including bands, orchestras & entertainers to eliminate the need for a Special Permit for such entertainment if located in the B1 or B2 business districts if the entertainment is accessory to an allowed or permitted use and if an Entertainment License is obtained from the Board of Selectmen.
- Amend Section 401.1 – Camping and Recreational Equipment, to allow one (1) lawfully registered boat to be stored anywhere on a residential property provided it does not create a traffic or fire safety issue and adequate on-site parking remains.
- Miscellaneous amendments to various sections of the Zoning Bylaw including:
 - Add a new Section 304 – Stormwater Management and amend other sections to reference the existing Town of Yarmouth Stormwater Management Regulations.
 - Amend Section 414.6.1.1 – Table of Maximum Building Height within the VCOD, to exclude specified ancillary features from the height limitations in Village Centers Overlay District, Village Center 2 (VCOD VC2) only, and add a 4' maximum height for such features.
 - Delete Section 417 – Temporary Moratorium on Marijuana Establishments Which Are Not Included in The Definition Of Medical Marijuana Treatment Centers.
 - Amend Section 500 – Definition for Temporary Outdoor Recreation, to eliminate the maximum duration of 9 days, and to clarify the type of uses that would qualify as temporary outdoor recreation.

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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