

ORDINANCE COMMITTEE RECOMMENDS (2-1 vote)
SECTION 350-10.7 HEAVY PUBLIC USE AND SECTION 5.2
TABLE OF USE REGULATIONS
(SPONSOR: COUNCILOR NARKEWICZ)
WITH AMENDMENT RECOMMENDATIONS
AS SHOWN BELOW

Deletions: ~~**Bolded Strikethrough**~~
No Additions

SECTION 350-10.7 Heavy Public Use

{Amend the Heavy Public Use ordinance as shown}

For a special permit ~~from the City Council~~ for the construction of, development of, or use of any lot for a heavy public use, the following conditions shall apply:

A. A statement shall be submitted indicating the need for the facility or use and the rationale for its development, the criteria used in selecting a site, and the location of all alternative sites considered, and the reasons for not selecting them.

B. In addition to the material required in § 3500-11, the following must be shown on the site plan:

(1) Two-foot contours on the parcel and within 50 feet thereof.

(2) The location and dimensions of all buildings, structures, and exterior use areas, including all parking areas and driveways.

(3) The location of buffer strips, screening provisions (with details attached), and areas to be preserved in a natural state, all these to be sufficient to preclude visibility of the uses and structures from adjoining parcels.

(4) Such other facts as the ~~City Council~~ **Planning Board** may require.

~~C. In considering an application for a heavy public use, the City Council Planning Board shall be particularly cognizant of potential noise, odors, or other detrimental environmental nuisances which might be generated; of traffic and the ability of the local street network to accommodate increased traffic; of the ability of the utility systems to accommodate any increased demands which might be placed upon them by the proposed use; and of the applicable provisions of the adopted Comprehensive Plan of the City.~~

SECTION 5.2 Table of Use Regulations

{Amend the table entry shown below. No other changes to the table}

~~Utilities, Telecommunications, Municipal Facilities~~

~~Heavy Public Use~~ {Replace “CC” (City Council) with “PB” (Planning Board) wherever it appears in this table entry as the permit granting authority.

**ORDINANCE COMMITTEE RECOMMENDS (2-1 vote)
AMEND SECTION 350-10.7 HEAVY PUBLIC USE AND
SECTION 5.2 TABLE OF USE REGULATIONS. AMEND
SECTION 272 SOLID WASTE MANAGEMENT
(SPONSOR: PLANNING BOARD)
WITH AMENDMENT RECOMMENDATIONS
AS SHOWN BELOW**

Deletions: ~~**Bolded Strikethrough**~~

Additions: **Bold & Underlined**

SECTION 350-10.7 Heavy Public Use

~~{Amend the Heavy Public Use ordinance as shown}~~

~~For a special permit from the City Council Site Plan Approval for the construction of, development of, or use of any lot for a heavy public use, the following conditions shall apply:~~

~~A. A statement shall be submitted indicating the need for the facility or use and the rationale for its development, the criteria used in selecting a site, and the location of all alternative sites considered, and the reasons for not selecting them.~~

~~B. In addition to the material required in § 3500-11, the following must be shown on the site plan:~~

~~(1) Two foot contours on the parcel and within 50 feet thereof.~~

~~(2) The location and dimensions of all buildings, structures, and exterior use areas, including all parking areas and driveways.~~

~~(3) The location of buffer strips, screening provisions (with details attached), and areas to be preserved in a natural state, all these to be sufficient to preclude visibility of the uses and structures from adjoining parcels.~~

~~(4) Such other facts as the City Council Planning Board may require.~~

~~C. In considering an application for a heavy public use, the City Council Planning Board shall be particularly cognizant of potential noise, odors, or other detrimental environmental nuisances which might be generated; of traffic and the ability of the local street network to accommodate increased traffic; of the ability of the utility systems to accommodate any increased demands which might be placed upon them by the proposed use; and of the applicable provisions of the adopted Comprehensive Plan of the City.~~

SECTION 5.2 Table of Use Regulations

~~{Amend the table entry shown below. No other changes to the table}~~

Utilities, Telecommunications, Municipal Facilities

Heavy Public Use – {Replace “CC” (City Council) with “**SitePB***” (**Site Plan Approval from the Planning Board**) with the footnote in the Heavy Public Use row “*ONLY if such use is specifically authorized by the City Council in a **non-zoning** legislative action specifically

authorizing a heavy public use PRIOR to the Site Plan Approval/Special Permit, with whatever conditions City Council deems appropriate. In considering a heavy public use, the City Council shall be particularly cognizant of potential noise, odors, or other detrimental environmental nuisances which might be generated; of traffic and the ability of the local street network to accommodate increased traffic; of the ability of the utility systems to accommodate any increased demands which might be placed upon them by the proposed use; and of the applicable provisions of the adopted Comprehensive Plan of the City.”}

Chapter 272-

~~City Council shall approval all requests and siting of landfills and/or expansions thereof within the City after positive site assignment in accordance with 310CMR16 Site Assignment Regulations for Solid Waste Facilities. Approval must be granted prior to any site plans issued for such uses.~~