

**LEGAL NOTICE
PUBLIC HEARING
WAKEFIELD PLANNING BOARD**

In accordance with the provisions of Chapter 40A, §5, of the General Laws of Massachusetts, the Planning Board will hold a Public Hearing on **Thursday, November 5, 2020 commencing at 7:00 p.m.** to hear and act upon the proposed zoning text amendments delineated below. Consistent with the Governor's orders suspending certain provisions of the Open Meeting Law and banning gatherings of more than 25 people, this meeting will be conducted by remote participation to the greatest extent possible. The public may not physically attend this meeting, but every effort will be made to allow the public to view and/or listen to the meeting, and to participate in the said public hearing, in real time. Persons who wish to do so are invited to click on the following link <https://us02web.zoom.us/j/85673828657?pwd=djZpaHBJejB6RkovRkFyV0FtSytPZz09>. If you do not have a camera or microphone on your computer you may use the following dial in number: 1-312-626-6799 Meeting ID 856 7382 8657 Passcode: 397985. Please only use dial in or computer and not both as feedback will distort the meeting. This meeting will be audio and video recorded.

The proposed zoning text amendments are as follows:

Amending §190-23B Table 1 of the Zoning Bylaw, Town of Wakefield to Prohibit Residential Uses in the Limited Business Zoning District

Amend §190-23B Table 1 – Table of Use Regulations to prohibit residential uses in the Limited Business (“LB”) zoning district by changing the following uses from “Y” or “SP” to “N” in said table: “Assisted Living Facility” “Garden apartment or attached dwelling complex”, and “Mid-rise apartment”.

Amending §190-23B Table 1 of the Zoning Bylaw, Town of Wakefield to Prohibit High-Density Residential Uses in the Limited Business Zoning District

Amend §190-23B Table 1 – Table of Use Regulations to prohibit certain residential uses in the Limited Business (“LB”) zoning district by changing the following use from “SP” to “N” in said table: “Mid-rise apartment”, and, further to add the following sentence to the end of paragraph (2) of subsection B of §190-23 Multifamily dwellings, Mixed Use Development, “Notwithstanding any other provision in this Chapter, where housing, whether garden apartments, attached dwellings, or combinations of same are proposed within the Limited Business district, a maximum of 14 units per acre of lot area is allowed.”

A copy of the current zoning bylaw is available for inspection in the Building Inspector's Office; existing text and proposed amendments are available for inspection at the Town Clerk's Office, Wakefield Town Hall, One Lafayette Street, Wakefield, Massachusetts during regular business hours. Any person wishing to be heard on this matter should appear at the time and place designated.

Wakefield Planning Board
William Spaulding, Chairperson

10/22/2020 & 10/29/2020

10/22/2020 & 10/29/2020 WDI