



Planning Department

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MEMORANDUM

To: Planning Board

Date: February 26, 2010

From: Roland Bartl, AICP, Planning Director *R. B.*

Subject: Proposed Zoning Articles for the 2010 Annual Town Meeting

Attached are the two remaining zoning articles. I am not sure if the Board voted its recommendations at the end of the public hearing on February 2nd. Therefore, I request that the Board do so, or confirm its prior votes. Staff will then enter these recommendations in the record.

In addition, I will need Board members as movers and presenters of both articles. (the flood plain district article is tentatively on the consent, but a mover/presenter is still needed). Staff will then work with the presenters to prepare presentations.

The attached special event sign article shows the redline changes made based on Board discussion at the 2/2 hearing. Please review and let me know if this matches your recollection.

The attached flood plain article reflects changes made since the hearing made as a result of an ongoing compliance check with applicable FEMA/NFIP regulations. Further changes may be possible after completion of Town Counsel's review. All changes will stay within the article scope as advertised. In addition to the redlined changes in the article we will add the following box note. Box notes are only references and are not part of the enforceable zoning bylaw:

All work and developments in the flood plain must comply with the National Flood Insurance Program (NFIP), specifically NFIP regulations set forth in 44 CFR 60.3.

In the event of a proposed or actual watercourse alteration of a river or stream, Federal Regulation 44 CFR 60.3(b)(6) requires that the Town of Acton notify the following: Adjacent Communities; NFIP State Coordinator, Massachusetts Department of Conservation and Recreation, 251 Causeway Street, Suite 600-700, Boston, MA 02114-2104; NFIP Program Specialist, Federal Emergency Management Agency, Region I, 99 High Street, 6th Floor, Boston, MA 02110.

All work and developments in the Flood Plain must have received all necessary permits from those governmental agencies from which approval is required by Federal or State law, including section 404 of the Federal Water Pollution Control Act Amendments of 1972, 33 U.S.C. 1334.