



Community Resources Committee of the Town Council

July 27, 2021, 2 pm Regular Meeting

VIRTUAL MEETING: <https://amherstma.zoom.us/j/85881659690>

Pursuant to Chapter 20 of the Acts of 2021, this meeting will be conducted via remote means. Members of the public who wish to access the meeting may do so via Zoom or by telephone, see instructions below. No in-person attendance of members of the public will be permitted, but every effort will be made to ensure that the public can adequately access the proceedings in real time, via technological means.

Agenda

1. Call to Order
2. Action Items
 - a. Comprehensive Housing Policy
3. General Public Comment

Public comments on matters within the jurisdiction of the CRC. Residents are welcome to express their views for 1 to 3 minutes, at the discretion of the CRC Chair, based upon the number of people who want to speak. CRC will not engage in a dialogue or comment on a matter raised during Public Comment.
4. Minutes
 - a. Adoption of May 13, 2021 Special Meeting Minutes – Joint with AMAHT
 - b. Adoption of May 19, 2021 Special Meeting Minutes – Joint with Planning Board
 - c. Adoption of June 22, 2021 Meeting Minutes
 - d. Adoption of July 13, 2021 Meeting Minutes
 - e. Adoption of July 21, 2021 Meeting Minutes – Joint with Planning Board
5. Announcements
 - a. August 10, 2021, 2 pm: Continued Public Hearing on Zoning Bylaw – Official Zoning Map – Map 14A, Parcel 33 Rezoning, North Prospect Street
6. Next Agenda Preview
7. Items Not Anticipated by the Chair 48 Hours in Advance
8. Adjourn

To join the Community Resources Committee meeting via Zoom teleconferencing: Go to <https://amherstma.zoom.us/j/85881659690>; To indicate you wish to make a comment click “raise hand”.

*To join the Community Resources Committee meeting via telephone: Call (312) 626-6799; Enter webinar ID when prompted: 858 8165 9690; When prompted to enter your participant number press #; To indicate you wish to make a comment, press *9 on your telephone.*

During the public comment period, the Chair will recognize members of the public. When called on, please identify yourself by stating your full name and address.



Referrals and Potential Future Agenda Items:

(This list is meant to give guidance to the CRC Chair, staff, and public; Some items depend upon future Council actions; Some items may never be placed on an agenda)

Current Outstanding Council Referrals:

- **MOVED:** to refer the Community Resources Committee report dated 2/4/2020, the Finance Committee report appendices titled “Finance Committee housing policy report” and “Affordable Housing – Town Support,” and the “Proposed Amherst Affordable Housing Priorities Policy” to the Community Resources Committee to develop a comprehensive housing policy, with report to the Council within 90 days. - **referred on February 10, 2020**
- **MOVED:** To refer the proposed rezoning of parcel 14A-33 from RG to BG to the Planning Board and the Community Resources for a joint hearing held no later than July 28, 2021, and for a written recommendation and an explanation as to whether the proposed bylaw is not inconsistent with the Master Plan from the Planning Board to the Town Council and to the Community Resources Committee no later than 21 days after the joint hearing, and for the Community Resources Committee to send a written recommendation to the Town Council and to submit all materials to the Governance, Organization, and Legislation Committee for review of clarity, consistency, and actionability within 60 days of the hearing held by the Community Resources Committee. - **referred on May 24, 2021**
- **MOVED:** To refer the proposed amendments to Zoning Bylaw Section 5.011, Accessory Dwelling Units, to the Planning Board and the Community Resources for a joint hearing held no later than July 21, 2021, and for a written recommendation and an explanation as to whether the proposed bylaw is not inconsistent with the Master Plan from the Planning Board to the Town Council and to the Community Resources Committee no later than 21 days after the joint hearing, and for the Community Resources Committee to send a written recommendation to the Town Council and to submit all materials to the Governance, Organization, and Legislation Committee for review of clarity, consistency, and actionability within 60 days of the hearing held by the Community Resources Committee. - **referred on June 7, 2021**
- **MOVED:** To refer the proposed amendments to Zoning Bylaw Section 3.323 Apartments, to the Planning Board and the Community Resources Committee for hearings held no later than September 1, 2021, and for a written recommendation and an explanation as to whether the proposed bylaw is not inconsistent with the Master Plan from the Planning Board to the Town Council and to the Community Resources Committee no later than 21 days after the Planning Board hearing, and for the Community Resources Committee to send a written recommendation to the Town Council and to submit all materials to the Governance, Organization, and Legislation Committee for review of clarity, consistency, and actionability within 60 days of the hearing held by the Community Resources Committee. - **referred on June 28, 2021**
- **MOVED:** To refer the proposed amendments to Zoning Bylaw Section 3.323 Mixed-Use Building, to the Planning Board and the Community Resources Committee for hearings held no later than September 1, 2021, and for a written recommendation and an explanation as to whether the proposed bylaw is not inconsistent with the Master Plan from the Planning Board to the Town Council and to the Community Resources Committee no later than 21 days after the Planning Board hearing, and for the Community Resources Committee to send a written recommendation to the Town Council and to submit all materials to the Governance, Organization, and Legislation Committee for review of clarity, consistency, and actionability within 60 days of the hearing held by the Community Resources Committee. - **referred on June 28, 2021**



- **MOVED:** To refer the proposed amendments to Zoning Bylaw Section 7.00 Parking & Access Regulations for Dwellings, Including Apartments, to the Planning Board and the Community Resources Committee for hearings held no later than September 1, 2021, and for a written recommendation and an explanation as to whether the proposed bylaw is not inconsistent with the Master Plan from the Planning Board to the Town Council and to the Community Resources Committee no later than 21 days after the Planning Board hearing, and for the Community Resources Committee to send a written recommendation to the Town Council and to submit all materials to the Governance, Organization, and Legislation Committee for review of clarity, consistency, and actionability within 60 days of the hearing held by the Community Resources Committee. - **referred on June 28, 2021**

Unscheduled (in addition to referrals):

- Hickory Ridge Master Plan
- Amendment to Zoning Bylaw Section 10.2 (Composition of Planning Board) – Per request of Councilor Schreiber
- Whether Zoning Bylaw Article 14, Temporary Zoning (in effect until December 31, 2021) should be made permanent for some applications
- TIFs and how they work.
- Closing North Pleasant Street in summers on the weekends
- Zoning changes that would encourage building of small starter homes
- Zoning Priorities Council directed Town Manager to work on:
 - by March 15, 2021:
 - Adding B-L District to footnote b
 - Adding footnote a to maximum lot coverage and maximum building coverage
 - Propose a revised SDU bylaw, similar to the 2018 Town Meeting proposal
 - Demolition Delay bylaw revisions
 - Work with the Council to begin a conversation on housing types expansion, in preparation for meeting the September 1, 2021 priorities below
 - Move apartments to SPR in more zoning districts
 - Remove Footnote m
 - Revise the Apartments definition
 - by September 1, 2021:
 - Dimensional regulations in the R-G and R-VC
 - Lowering barriers to development of duplexes and triplexes
 - Frontage regulations for Residential zones
 - Look at appropriateness of Use Table for V-C: What kinds of businesses are allowed or encouraged in V-C districts - food, entertainment, services - things that make community and meet basic needs, within walking distance
 - Transportation issues (may not be zoning)
 - Use of Consultant money:
 - Form based zoning / design guidelines

Referrals Reported Back to Council, Council Action Remaining - None