

ZONING AMENDMENTS APPROVED BY CITY COUNCIL

EFFECTIVE NOVEMBER 20, 2012

240-A/12 Zoning Ordinance Amendment: Section 29-15-Dimensional Table for Residential Districts

240-B/12 Zoning Ordinance Amendment: Section 29-15(a)-Dimensional Table for Residential Districts [text]

241/12 Zoning Ordinance Amendment: Section 29-23(i)-Multi-family dwelling requirement

242/12 Ordinance Amendment: Section 29-19(A)-Planned Industrial Overlay District

243/12 Zoning Ordinance Amendment: Section 29-11-Use Table - Child Care Facility

244/12 Zoning Ordinance Amendment: Section 29-23(eee)-Use Table-Open Space Conservation District

245/12 Ordinance Amendment: Section 29-17-Supplementary Dimensional Regulations (o) Telecommunications and wireless facilities

246-A/12 Zoning Ordinance Amendment: Sec. 29-4 Definitions

246-B/12 Zoning Ordinance Amendment: Section 29-20(a)(14) Sign Regulations

246-C/12 Zoning Ordinance Amendment: Section 29-20(b) Definition of Sign Types

246-D/12 Zoning Ordinance Amendment: Section 29-20(c) Prohibited Signs

246-F/12 Zoning Ordinance Amendment: Section 29-20(a) Definition of Sign Types

246-G/12 Zoning Ordinance Amendment: Section 29-20(d) Permitted Signs

246-H/12 Zoning Ordinance Amendment: Section 29-20(e) By Right Requirements

247/12 Zoning Ordinance Amendment: Section 29-11-Use Table-Garages

EFFECTIVE APRIL 2, 2013

27/13 – Zoning Ordinance Amendment: Section 29-11 and 29-23 (eee) –Office Use

30/13 – Zoning Ordinance Amendment: Section 29-11 and 29-20 – Billboards

EFFECTIVE AUGUST 20, 2013

158/13 – Zoning Ordinance Amendment – Section 29-17 (a) (2) – fences

EFFECTIVE SEPTEMBER 19, 2013

155/13 – Zoning Ordinance and Map Amendment – Section 29-11 and 29-23 (e) (5)

**CITY OF LAWRENCE
PUBLIC HEARING
DOC. 240-A/2012**

Be it ordained by the City Council of the City of Lawrence that the Revised Ordinances of the City of Lawrence are hereby further amended by **DELETING** the following Sec. 29-15 Dimensional Table for Residential Districts as appearing in Title 29 of the Zoning Ordinances for the City of Lawrence as follows:

Sec. 29-15. Dimensional Table for Residential Districts.

**TABLE 2
Schedule of Dimensional Requirements Within Residential Districts**

<i>All items listed below are identified as to Maximum (Max.) or Minimum (Min.) for requirement imposed</i>	R-1/R-1A	R-2/R-2A	R-3/R-4
Lot area (Min. in sq. ft.)	10,000	10,000	10,000
Lot area per dwelling unit (Min. in sq. ft.)	10,000	5,000	5,000
Lot frontage or width (Min. in feet)	70	70	70
Yards (Min. in feet)			
• Front	25	20	15
• Side	12	12	12
• Rear	20	20	20
Lot coverage (Max. in %)*			
• Dwelling	30	15	15
• All buildings	40	40	40
• Open space (Min. in %)	35	35	35
Height of structures (Max. in feet)**	2-1/2	2-1/2	3
• Stories			
• Feet	35	35	45

* The maximum coverage of the lot with buildings, structures and pavement shall be 65%.

** The maximum height of a church, school, or federal, state or municipal building shall be forty-five feet, exclusive of spires, steeples, and the like, which shall not be more than two-thirds the height of the building or structure on which they are located.

And inserting in its place and stead the following new **Section 29-15 of the Municipal Code** (Dimensional Table for Residential Districts.):

Sec. 29-15. Dimensional Table for Residential Districts.

TABLE 2
Schedule of Dimensional Requirements Within Residential Districts

<i>All items listed below are identified as to Maximum (Max.) or Minimum (Min.) for requirement imposed</i>	R-1	R-2	R-3
Lot area (Min. in sq. ft.)	10,000	<u>7,000</u>	<u>5,000</u>
Lot area per dwelling unit (Min. in sq. ft.) subject to Section 29-23 (i)	10,000	<u>3,500</u>	<u>2,500</u>
Lot frontage or width (Min. in feet)	70	70	<u>50</u>
Yards (Min. in feet)			
• Front*	25	20	<u>10</u>
• Side	12	12	<u>N/A</u>
• Total Side**			<u>18</u>
• Rear	20	20	20
Lot coverage (Max. in %)***			
• Dwelling	30	<u>20</u>	<u>20</u>
• All buildings	40	40	40
• Open space (Min. in %)	35	35	35
Height of structures (Max. in feet)****			
• Stories	2-1/2	2-1/2	3
• Feet	35	35	45

* Refer to Section 29-17 (b), (g) & (k) if applicable.

** Total Side Setback must equal 18' and the minimum of any one side is 6'.

*** The maximum coverage of the lot with buildings, structures and pavement shall be 65%.

**** The maximum height of a church, school, or federal, state or municipal building shall be forty-five feet, exclusive of spires, steeples, and the like, which shall not be more than two-thirds the height of the building or structure on which they are located.

[The proposed amendments are underlined and appear for reference purposes only]

Attest: William J. Maloney, City Clerk

ORD#: 2012-74/D-10 **-APPROVED:** 11-20-12 **-EFFECTIVE DATE:** 11-20-12

**CITY OF LAWRENCE
PUBLIC HEARING
DOC. 240-B/2012**

Be it ordained by the City Council of the City of Lawrence that the Revised Ordinances of the City of Lawrence are hereby further amended by **ADDING** the following new **Section 15 (a) (Dimensional Table for Residential Districts.)** to be inserted in proper numerical order:

Sec. 29-15(a) (Dimensional Table for Residential Districts.) - When a lot is subdivided and two or more lots are newly created such that one or more of the lots is intended for new construction, the dimensional regulations shall follow the requirements of the R-1/R-1A zone regardless of the zoning district in which the property is located.

Persons wishing to be heard shall be given the opportunity.

Attest: William J. Maloney, City Clerk

ORD#: 2012-75 -APPROVED: 11-20-12 -EFFECTIVE DATE: ~~11-20-12~~

11-20-12

**CITY OF LAWRENCE
PUBLIC HEARING
DOC. 241/2012**

Be it ordained by the City Council of the City of Lawrence that the Revised Ordinances of the City of Lawrence are hereby further amended by **DELETING Section 29-23 (1) of the Municipal Code (Multi-Family Dwelling Requirements.)**:

(i) Multi-family dwelling.

- (1) The use is located on a parcel of land which meets the dimensional requirements of Table 2 for each dwelling.
- (2) A vegetated or other acceptable buffer of at least ten feet is provided around all boundaries.
- (3) At least one means of safe, two-way access/egress, at a width deemed appropriate by the permit granting authority shall be provided; however, said permit granting authority may require two means of safe, two-way access/egress at its discretion.

And inserting in its place and stead the following new Section 29-23 (1) of the Municipal Code (Multi-Family Dwelling Requirements.):

(i) Multi-family dwelling.

- (1) The use is located on a parcel of land which meets the dimensional requirements of Table 2 for each dwelling unit. When more than two dwelling units are proposed in an R-3 zoning district, only the dimensional requirements of the R-1 zoning district shall apply. No variances from the dimensional requirements of the R-1 zoning district shall be granted for proposals of more than two dwelling units in an R-3 Zoning District.
- (2) A vegetated or other acceptable buffer of at least ten feet is provided around all boundaries.
- (3) At least one means of safe, two-way access/egress, at a width deemed appropriate by the permit granting authority shall be provided; however, said permit granting authority may require two means of safe, two-way access/egress at its discretion.
- (4) Any pre-existing non-conforming residential building, destroyed by fire, natural disaster or other event, may be reconstructed, by special permit as stated in the provisions of section 29-24(g).

Attest: William J. Maloney, City Clerk

ORD#: 2012-76

-APPROVED: 11-20-12 -EFFECTIVE DATE:

W. H. T. 1870

— 1 —

**CITY OF LAWRENCE
PUBLIC HEARING
DOC. 242/2012**

Be it ordained by the City Council of the City of Lawrence that the Revised Ordinances of the City of Lawrence are hereby further amended by **DELETING** Section 29-19 (A) of the Municipal Code (Planned Industrial Overlay District.):

Sec. 29-19 (A) Planned Industrial Overlay District. **(amended 7/16/96)*

(1) Statement of Purpose.

The purpose of the Planned Industrial Overlay District is to control and design the development, renovation and redevelopment of Planned Industrial Developments. For the purposes of this ordinance, the term Planned Industrial Development shall mean a parcel or parcels of land of not less than ten (10) acres within the PIO District, consisting of one or more lots (whether or not contiguous to each other) on which is located or proposed to be located one or more buildings, which may include either connected buildings or free standing buildings, containing a total of not less than five hundred (500,000) square feet of gross floor area, under common or separate ownership, which buildings are used for industrial and manufacturing purposes with storage, office, and retail and service uses accessory thereto, all under integrated management, and with respect to which the owner or owners of all such lots file with the City Clerk and the Planning Board an instrument in which all such owners agree that all such lots shall be subject to the provisions of this Ordinance applicable to a Planned Industrial Development. After establishment of a planned Industrial Development, additional lots may be added to an establishment of a Planned Industrial Development by such filing with the City Clerk and the Planning Board, so long as such additional lots are located within the PIO District.

The PIO District permits the development of a Planned Industrial Development subject to specific regulations in this Section and regulations in other sections that are not inconsistent with the provisions of this Section.

(2) Planned Industrial Overlay District Boundaries

- (a) The boundary of the PIO District is shown on the Zoning Map, which map is hereby incorporated and made a part of this Ordinance.
- (b) The PIO District overlays a portion of other Districts so that the land lying in the PIO District shall also lie in such other Districts in which it is otherwise classified by this ordinance.

(3) Existing Regulations

- (a) The regulations of this section shall apply only to a Planned Industrial Development, and not to any other use that is allowed or permitted in the underlying zoning district.
- (b) Except for the provisions of this Section 29-19 (A), the provisions of Article V of this Ordinance, Dimensional and Parking Regulations, which are applicable to the underlying zoning district shall not apply with the PIO District, but shall be entirely superseded by the provisions of this Section. To the extent that the provisions of this Section are in conflict with or are inconsistent with any other provisions of the Ordinance, the provisions of this Section shall govern and prevail with respect to a Planned Industrial Development.

(4) Development Regulations

(a) A Planned Industrial Development may consist of more than a single building lot, and in such event the requirements of this Ordinance shall not be applied to individual lots, but shall be applied to the lots within the Planned Industrial Development as if such lots were a single lot notwithstanding the fact that the lots within the Planned Industrial Development may be in different ownership. More than one building may be located on a single lot within the Planned Industrial Development.

(b) In the case of a Planned Industrial Development in the City of Lawrence which is under integrated management with abutting land in an adjacent municipality or municipalities, the land in the adjacent municipality or municipalities shall be included for purposes of determining compliance of the Planned Industrial Development in the City of Lawrence with the provisions of this Ordinance.

(c) The Planned Industrial Development may be developed in phases and may be developed and occupied under one or more building permits, occupancy permits and site plan approvals.

(d) The following dimensional controls and parking and loading regulations shall govern a Planned Industrial Development.

Minimum Yard Setback:

Front 0 feet

Side and Rear 0 feet

Minimum Number of Off-Street Parking Spaces 1 space per 2,000 s.f.¹

Minimum Number of Loading Bays Adequate

¹Square feet of gross floor area defined as follows: the sum of the areas of horizontal section through each story of all parts of the building measured from the outer faces of the walls, excluding basement areas of whose interior height more than half is below finished grade, and excluding enclosed garages.

(e) Construction, including parking facilities, within the Planned Industrial Development shall be subject to Site plan Approval by the Planning Board according to, and to the extent required by Article VIII of this Ordinance prior to the applying for building permits on such project.

(f) Signage in a Planned Industrial Development shall be governed by the provisions of Article VI of this Ordinance with respect to signs in industrial districts, regardless of the underlying zoning district in which all of any portion of such Planned Industrial Development is located.

Attest: William J. Maloney, City Clerk

ORD#: 2012-77 -APPROVED: 11-20-12 -EFFECTIVE DATE: 11-20-12

D-12 11-20-12

**CITY OF LAWRENCE
PUBLIC HEARING
DOC. 243/2012**

Be it ordained by the City Council of the City of Lawrence that the Revised Ordinances of the City of Lawrence are hereby further amended by **DELETING** a portion of **Sub-Section 29-11 of the Municipal Code (Use Table.)**:

And inserting in its place and stead the following new portion of Sub-Section 29-11 of the Municipal Code (Sec. 29-11. Use Table.):

And by further adding the following new Sub-Section to Section 29-23 of the Municipal Code (General or specific provisions.) to be inserted in proper alphabetical order:

Sec. 29-23. General or specific provisions. – Existing Subsection relative to Child Care

(a) Day care facility, adult or child.

- (1) The petitioner shall provide proof that the facility meets the standards promulgated by the Mass. Office for Children and/or Mass. Department of Health.
- (2) There is an adequate play area for child day care facilities.

Attest: William J. Maloney, City Clerk

ORD#: 2012-78 **-APPROVED:** 11-20-12 **-EFFECTIVE DATE:** ~~11-20-12~~

D-13 **11-20-12**

**CITY OF LAWRENCE
PUBLIC HEARING
DOC. 244/2012**

Be it ordained by the City Council of the City of Lawrence that the Revised Ordinances of the City of Lawrence are hereby further amended by **ADDING** the Open Space Recreation classification to Section 29-11 of the Municipal Code (Use Table.):

Amendments appear in the "OSC" column designation and all references to new Sec. 29-23 (eee).

Sec. 29-11. Use Table.

**TABLE 1
Schedule of Requirements**

P	Permitted.
PSR	Permitted with site plan review by the Planning Board pursuant to Articles VII and VIII. <i>[4/15/97]</i>
SPSR	Special permit by Board of Appeals with site plan review by the Planning Board pursuant to Articles VII and VIII.
SPSA	Special permit and site plan approval by Planning Board pursuant to Articles VII and VIII.
NO	Prohibited.

USE	DISTRICT										
	OSC	OSR	R-1A	R-2A	R-4	HA	B-1	B-2	B-3	I-1	I-2

A. Agriculture

[4/15/97]

Agriculture on 5 acres +	P	P	P	P	P	P	P	P	P	P	P
Horticulture on 5 acres +	P	P	P	P	P	P	P	P	P	P	P
Floriculture on 5 acres +	P	P	P	P	P	P	P	P	P	P	P
Viticulture, on 5 acres +	P	P	P	P	P	P	P	P	P	P	P
Structures accessory to agriculture, horticulture, floriculture, and viticulture on 5 acres +	P	P	P	P	P	P	P	P	P	P	P

B. Commercial

Adult Uses (§29-23 ww) [12/7/93]	NO	NO	NO	NO	NO	NO	SPSR	SPSR	NO	NO	SPSR	NO
Assembly / function halls (§ 29-23)	NO	NO	NO	NO	NO	PSR	NO	SPSR	SPSR	SPSR	SPSR	SPSR
Athletic field (§ 29-23 v)	NO	SPSR	SPSR	SPSR	SPSR	SPSR	SPSR	NO	NO	SPSR	SPSR	SPSR
Automatic teller machine, not part of existing structure (§ 29-23 jj)	NO	NO	NO	NO	NO	SPSR						
Automobile or other vehicle sales, and service, new (§ 29-23 ee), and accessory sale of used vehicles, so long as such accessory sale of used vehicles does not take up more than 50% of the developed lot area. [1/3/95]	NO	NO	NO	NO	NO	NO	NO	NO	NO	SPSR	P	
Automobile or other vehicle sales, and service, used	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO
Canopies & Canopies (§ 29-23 tt)	NO	NO	P	P	P	P	P	P	P	P	P	P
Bank, main (§ 29-23 jj)	NO	NO	NO	NO	NO	PSR	NO	P	P	SPSR	SPSR	SPSR

Bank, branch (§ 29-23 jj)	NO	NO	NO	NO	NO	PSR	SPSR	P	P	SPSR	SPSR	SPSR
Bars & Cafes (§ 29-23 o)	NO	NO	NO	NO	NO	SPSR						
Billboards	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO
Billiard or pool parlor (§ 29-23 ii)	NO	NO	NO	NO	NO	NO	NO	SPSR	SPSR	NO	SPSR	NO
Book bindery (§ 29-23 s)	NO	NO	NO	NO	NO	NO	NO	P	NO	P	P	P
Bowling alley (§ 29-23 ii)	NO	NO	NO	NO	NO	NO	NO	P	P	P	P	P
Carwash (§ 29-23 p)	NO	NO	NO	NO	NO	SPSR	SPSR	SPSR	NO	NO	SPSR	NO
Conference Center (§ 29-23 x)	NO	NO	NO	NO	NO	PSR	NO	SPSR	SPSR	SPSR	NO	SPSR

Convenience store (§ 29-23 e)	NO	NO	NO ¹	NO ¹	SPSR	P	P	P	P	P	P	P
Drive-thru facility (§ 29-23 rr)	NO	NO	NO	NO	NO	SPSR	SPSR	SPSR	SPSR	SPSR	SPSR	SPSR
Frozen food locker	NO	NO	NO	NO	NO	NO	NO	P	NO	P	P	P
Garage, filling station, or vehicle storage/impoundment facility (§ 29-23 p)	NO	NO	NO	NO	NO	SPSR	SPSR	SPSR	NO	NO	SPSR	NO
Hotel / Motel (§ 29-23 w)	NO	NO	NO	NO	NO	PSR	NO	SPSA	SPSA	SPSA	SPSA	SPSA
Liquor stores & Liquor sales ² (§ 29-23 uu)	NO	NO	NO	NO	NO	P	P	P	SPSR	SPSR	SPSR	SPSR
Massage parlor	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO
Massage therapy (§ 29-4)	NO	NO	NO	NO	NO	NO	NO	P	P	P	P	P
Mixed use (§ 29-23 kk)	NO	NO	NO	NO	NO	P	P	P	P	P ³	P ³	P ³
Monument works (§ 29-23 t)	NO	NO	NO	NO	NO	NO	NO	SPSR	NO	NO	SPSR	NO
Office	NO	NO	NO	NO	NO	PSR	P	P	P	P	P	P
Parking garage or lot (§ 29-23 y)	NO	NO	NO	NO	NO	SPSR	SPSR	SPSR	SPSR	SPSR	SPSR	SPSR
Planned unit development (§ 29-23 z)	NO	NO	NO	NO	NO	SPSA	SPSA	SPSA	SPSA	SPSA	SPSA	SPSA
Public transit passenger station (§ 29-23 q)	NO	NO	NO	NO	NO	SPSR	SPSR	SPSR	SPSR	SPSR	SPSR	SPSR
Recreational use (Commercial) (§ 29-23 ii) & 29-23 (eee)	SPSR	SPSR	NO	NO	NO	NO	NO	SPSR	SPSR	SPSR	SPSR	SPSR
Recreational use (Public) (§ 29-23 i) & 29-23 (eee)	P	P	SPSR	SPSR	SPSR	SPSR	SPSR	SPSR	NO	SPSR	SPSR	SPSR
Rehabilitation of commercial uses and mixed use development ⁴ (§ 29-23 hh)	NO	NO	SPSA	SPSA	SPSA	SPSA	SPSA	SPSA	SPSA	SPSA	SPSA	SPSA
Retail sales establishment (§ 29-23 ll)	NO	NO	NO	NO	NO	PSR	P	P	P	P	P	P
Retail service establishment (§ 29-23 ll)	NO	NO	NO	NO	NO	PSR	P	P	P	P	SPSR	P
Restaurants (§ 29-23 o)	NO	NO	NO	NO	NO	PSR	SPSR	P	P	P	SPSR	P
Roofing shop (§ 29-23 ll)	NO	NO	NO	NO	NO	NO	NO	P	NO	NO	P	NO
Temporary parking for other uses (§ 29-23 f)	NO	NO	SPSR	SPSR	SPSR	NO	NO	NO	NO	NO	NO	NO
Self-service laundromat; dry clean establishments; hand laundry (§ 29-23 mm)	NO	NO	NO	NO	SPSR	P	P	P	NO	NO	SPSR	NO
Shopping center (§ 29-23 ss)	NO	NO	NO	NO	NO	PSR	NO	P	SPSR	SPSR	SPSR	SPSR
Storage, outdoor (§ 29-23 dd)	NO	NO	NO	NO	NO	NO	SPSR	NO	NO	NO	NO	SPSR

Telephone exchange building, electric sub-station, or other similar public facility (§ 29-23 q)	NO	NO	NO	NO	NO	SPSR	SPSR	SPSR	NO	SPSR	SPSR	SPSR
Theater (§ 29-23 ii)	NO	NO	NO	NO	NO	NO	NO	SPSR	SPSR	SPRR	SPSR	SPSR
Undertaking establishment (§ 29-23 h)	NO	NO	NO	NO	SPSR	SPSR	SPSR	SPSR	NO	NO	SPSR	NO
Upholstery shop (§ 29-23 ll)	NO	NO	NO	NO	NO	NO	NO	P	NO	NO	P	NO

C. Industrial

Accessory uses to scientific development and/or research § 29-23 bb)	NO	NO	NO	NO	NO	NO	NO	NO	NO	P	SPSR	SPSR
Accessory uses to manufacturing or wholesale use:	NO											
- Garage for storage and repair of motor vehicles used in connection with principal (§ 29-17 a & § 29-23 pp)	NO	NO	NO	NO	NO	NO	NO	NO	NO	P	P	P
- Employee's athletic field and facilities (§ 29-23 pp)	NO	NO	NO	NO	NO	NO	NO	NO	NO	P	P	P
- Employee's in- house day care (§ 29-23 a & § 29-23 pp)	NO	NO	NO	NO	NO	NO	NO	NO	NO	P	P	P
- Employee's restaurant (§ 29-23 o & § 29-23 pp)	NO	NO	NO	NO	NO	NO	NO	NO	NO	P	P	P
- Showroom for display of products (§ 29-23 pp)	NO	NO	NO	NO	NO	NO	NO	NO	NO	P	P	P
eight handling or operations 29-23 pp)	NO	NO	NO	NO	NO	NO	NO	NO	NO	P	P	NO
immercial hazardous waste and infectious waste disposal and transfer	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO
port (§ 29-23 aa)	NO	NO	NO	NO	NO	NO	NO	NO	NO	SPSR	SPSR	SPSR
door Warehousing and recovery used automobile and machine parts (§ 29-23 yy) [2/6/96]	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	SPSR	NO
ckyards	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO
umber yard	NO	NO	NO	NO	NO	NO	NO	NO	NO	P	P	NO
anufacturing, processing, fabrication, assembly	NO	NO	NO	NO	NO	NO	NO	NO	NO	P	P	P
use treatment and disposal subject to Ch. 111, Sec. 150 A 29-23 nn)	NO	NO	NO	NO	NO	NO	NO	NO	NO	SPSR	SPSR	SPSR
earch and development facility, research laboratory or research facilities for scientific or medical research (§ 29-23 xx) [6/95]	NO	NO	NO	NO	NO	NO	NO	NO	NO	SPSR	SPSR	SPSR
nting establishment (§ 29-23 s)	NO	NO	NO	NO	NO	SPSR						
ublishing establishment 29-23 s)	NO	NO	NO	NO	NO	NO	NO	NO	NO	SPSR	NO	SPSR
nd, gravel pit, quarry, or removal	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO
gn-making establishment 29-23 r)	NO	NO	NO	NO	NO	NO	NO	SPSR	NO	NO	SPSR	NO
arehouse	NO	NO	NO	NO	NO	NO	NO	NO	NO	P	P	P
olesale sales	NO	NO	NO	NO	NO	NO	NO	NO	NO	P	P	P

D. Institutional

E. Residential and Accessory

Accessory uses:													
- Fence, hedge or enclosure wall (§ 29-17 a-2)	NO	NO	P	P	P	PSR	P	P	P	NO	NO	NO	
- Garage community (§ 29-17 a & § 29-23 n)	NO	NO	NO	NO	SPSA	PSR	NO	NO	NO	NO	NO	NO	
- Garage, private (§29-17 a)	NO	NO	P	P	P	PSR	P	P	P	NO	NO	NO	
- Shed or storage building (§29-17a)	NO	NO	P	P	P	PSR	P	P	P	NO	NO	NO	
- Swimming pool (§ 29-17 d)	NO	NO	P	P	P	PSR	P	P	P	NO	NO	NO	
- Off-street parking (§29-23g) [7/16/96]	NO	NO	P	P	P	PSR	SPSR	SPSR	SPSR	SPSR	SPSR	SPSR	
- or Other Accessory Uses [4/15/97]	NO	NO	P	P	P	PSR	P	P	P	NO	NO	NO	
Assisted Living (§29-23 zz) [4/15/97]	NO	NO	NO	NO	SPSA	PSR	SPSA	SPSA	SPSA	NO	SPSA	SPSA	
Home occupation (§ 29-4)	NO	NO	P	P	P	P	P	P	P	P	P	P	
Lodging house and guest house (§ 29-23 j)	NO	NO	NO	NO	SPSA	NO	NO	SPSA	SPSA	NO	NO	NO	
Conversion of existing dwelling (§ 29-23 b)	NO	NO	SPSA	SPSA	SPSA	NO							
Group home, halfway house, non- educational (§ 29-23 ff)	NO	NO	NO	SPSA	SPSA	NO							
Mobile home	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	
Reconstruction of pre-existing non-conforming residential use, building or structure (§ 29-23 gg)	NO	NO	SPSA										
Rehabilitation of one or two unit structure ⁴ (§ 29-23 hh)	NO	NO	P	P	P	SPSA							
Rehabilitation of multi-family structure ⁴ (§ 29-23 hh)	NO	NO	SPSA										
Residence, single family Article V as applicable)	NO	NO	P	P	P	P	P	P	NO	NO	NO	NO	
Residence, two family Article V as applicable)	NO	NO	NO	P	P	P	P	P	NO	NO	NO	NO	
Residence, multi-family (§ 29-23 i or § 29-23 cc as applicable)	NO	NO	NO	NO	SPSA	PSR	SPSA	SPSA	SPSA	NO	SPSA	SPSA	
Substantial addition to an existing dwelling (§ 29-23 gg)	NO	NO	SPSA	SPSA	SPSA	NO							
Temporary mobile home (§ 29-23 iv) & 29-23 (eee)	P	P	P	P	P	P	P	P	P	P	P	P	

1 Exception: Convenience stores are not allowed in these districts except where proposed use is located on a corner lot which abuts upon a major thoroughfare as defined in this ordinance. Such use will require a special permit from the Zoning Board of Appeals subject to site plan review by the Planning Board and the provisions of Section 29-23(e).

2 Includes all types of alcoholic beverages.

3 Excluding residential uses.

4 All rehabilitation requiring site plan approval must also follow the provisions of Section 29-23 hh.

And by further **ADDING** the following new Sub-Section to-Section 29-23 of the Municipal Code (**General or specific provisions.**) to be inserted in proper alphabetical order:

Section 29-23. General or specific provisions.

(eee) If said property is located in an OSC District, only infrastructure necessary to such purpose is allowed (i.e. trails, educational signage, walkways and public parking areas) subject to review and approval by the Lawrence Conservation Commission.

Attest: William J. Maloney, City Clerk

ORD#:2012-79 -APPROVED:11-20-12 -EFFECTIVE DATE: 11-20-12

**CITY OF LAWRENCE
PUBLIC HEARING
DOC. 245/2012**

Be it ordained by the City Council of the City of Lawrence that the Revised Ordinances of the City of Lawrence are hereby further amended by **ADDING** the following subsection (F), to Section 29-17(o) (2)(d) (6) of the Municipal Code (Supplementary Dimensional Regulations), to be inserted in proper alphabetical order:

Section 29-17 Supplementary Dimensional Regulations

- (o) Telecommunications and wireless facilities**
 - (2) Applicability**
 - (d) Submittal Requirements:**

6. Written evidence demonstrating that none of the existing structures or telecommunications and wireless facilities inventoried can accommodate the applicant's proposed antenna. This shall consist of:

F. Required studies. The special permit granting authority or, it's designee, may, where it deems it necessary, require studies to enable it to make its required findings. The applicant shall pay for such studies, and the special permit granting authority shall determine the scope of such studies.

Attest: William J. Maloney, City Clerk

ORD#: 2012-80 -APPROVED: 11-20-12 -EFFECTIVE DATE: 11-20-12

11-20-12

**CITY OF LAWRENCE
PUBLIC HEARING
DOC. 246-A/2012**

Be it ordained by the City Council of the City of Lawrence that the Revised Ordinances of the City of Lawrence are hereby further amended by **DELETING** the following definitions to **Section 29-4 of Title 29 of the Municipal Code (Definitions):**

Section 29-4(a) Sign.

Sign. A sign is any permanent or temporary structure, device, billboard, letter, word, banner, pennant, insignia or representation which is used as, or which is in the nature of, an advertisement, announcement or direction, and which is within the nature of an advertisement, announcement or direction, and which is within public view. Flags and insignia of any government shall not be considered signs.

And by inserting in its place and stead the following new definition to **Section 29-4 (Definitions)**, to be inserted in proper alphabetical order:

Section 29-4(a) Sign.

Sign. A sign is any permanent or temporary structure, device, blinking or otherwise, billboard, letter, word, banner, pennant, insignia or representation which is used as, or which is in the nature of, an advertisement, announcement or direction, and which is within the nature of an advertisement, announcement or direction, and which is within public view. Flags and insignia of any government shall not be considered signs.

Attest: William J. Maloney, City Clerk

ORD#: 2012-81 -APPROVED: 11-20-12 EFFECTIVE DATE: 11-20-12

D-14 11-20-12

**CITY OF LAWRENCE
PUBLIC HEARING
DOC. 246-B/2012**

Be it ordained by the City Council of the City of Lawrence that the Revised Ordinances of the City of Lawrence are hereby further amended by **DELETING** the following Subsection **29-20 (a) (14) of the Municipal Code (Sign Regulations):**

Section 29-20(a) Sign Regulations

(14) No blinking signs or flashing signs will be allowed.

And by inserting in its place and stead the following new **Subsection 29-20 (a) (14) of the Municipal Code, (Sign Regulations):**

(14) No blinking lights, blinking signs or flashing signs will be allowed.

Attest: William J. Maloney, City Clerk

ORD#: 2012-82 -APPROVED: 11-20-12 -EFFECTIVE DATE: 11-20-12

D-15

**CITY OF LAWRENCE
PUBLIC HEARING
DOC. 246-C/2012**

Be it ordained by the City Council of the City of Lawrence that the Revised Ordinances of the City of Lawrence are hereby further amended by **DELETING** the following definitions in Section 29-20(b) of the Municipal Code (Definition of Sign Types):

Section 29-20 (b)Definition of sign types

Awning or Canopy Sign. An awning or canopy sign is signage affixed to an awning or canopy.

and

Interior Illuminated Sign

Any type of sign with a lighting source located in the interior of the face of the sign.

And by inserting in their place and stead the following definitions to be inserted in proper alphabetical order to **Section 29-20(b) of the Municipal Code (Definition of Sign Types):**

Awning or Canopy Sign. An awning or canopy sign is signage affixed to an awning or canopy. An awning or canopy that has lettering or interior illuminated lighting, for purposes of this ordinance, is to be considered a sign and must conform to the same requirements as all other signs.

Interior Illuminated Sign

Any type of sign or awning or canopy with a lighting source located in the interior of the face of the sign.

Attest: William J. Maloney, City Clerk

ORD#: 2012-83 -APPROVED: 11-20-12 -EFFECTIVE DATE: 11-20-12

D-16 11-20-12

**CITY OF LAWRENCE
PUBLIC HEARING
DOC. 246-D/2012**

Be it ordained by the City Council of the City of Lawrence that the Revised Ordinances of the City of Lawrence are hereby further amended by **DELETING** subsection (4), to Section 29-20(c) of the Municipal Code (Prohibited Signs):

Section 29-20

(c) Prohibited Signs.

(4) Signs painted on a motor vehicle, except as otherwise permitted herein.

And by inserting in its place and stead the following subsection (4), to be inserted in proper numerical order under **Section 29-20(c) of the Municipal Code (Section 29-20(c) Prohibited Signs):**

(c) Prohibited Signs.

(4) Interior illuminated box signs in a B-1, B-2 or B-3 zoning district. Channel lettering is allowed by special permit.

Attest: William J. Maloney, City Clerk

ORD#: 2012-84 -APPROVED: 11-20-12 -EFFECTIVE DATE: 11-20-12

8-17 11-20-12

**CITY OF LAWRENCE
DOC. 246-F/2012**

Be it ordained by the City Council of the City of Lawrence that the Revised Ordinances of the City of Lawrence are hereby further amended by **ADDING** the following subsection (22), to be inserted in proper numerical order under **Section 29-20 (b) of the Municipal Code (Permitted Signs):**

Section 29-20 Sign Regulations (b) Definitions of sign types

(22) Sandwich Board signs

Sandwich Board Signs shall be any sign of A-frame construction designed for placement on the sidewalk in front of the place of business being advertised.

And subsequently renumbering subparagraphs (22 – 24) to (23-25).

Attest: William J. Maloney, City Clerk

ORD#: 2012-85 -APPROVED: 11-20-12 -EFFECTIVE DATE: 11-20-12

**CITY OF LAWRENCE
PUBLIC HEARING
DOC. 246-G/2012**

Be it ordained by the City Council of the City of Lawrence that the Revised Ordinances of the City of Lawrence are hereby further amended by **ADDING** the following subsection (2), to be inserted in proper numerical order to **Section 29-20(d) of the Municipal Code (Permitted Signs):**

Section 29-20 (d) Permitted Signs

(2) Business Districts

(vii) Sandwich Board signs (excluded in B-1)

and subsequently renumbering subparagraphs (vii-x) to (viii-xi).

Attest: William J. Maloney, City Clerk

ORD#: 2012-86 **-APPROVED:** 11-20-12 **-EFFECTIVE DATE:** 11-20-12

11-20-12

**CITY OF LAWRENCE
PUBLIC HEARING
DOC. 246-H/2012**

Be it ordained by the City Council of the City of Lawrence that the Revised Ordinances of the City of Lawrence are hereby further amended by **ADDING** the following subsection (12), to be inserted in proper numerical order to Section 29-20(e) of the Municipal Code (By Right Requirements):

Section 29-20 (e) By Right Requirements.

(12) Sandwich Board signs

- (i) Sandwich board signs require a permit from the building dept. prior to the placement of the sign.
- (ii) Sandwich board signs shall be no larger than thirty-two inches in width and forty-eight inches in height and no materials such as papers, balloons, wind sock, etc., may be added to the sign to increase its height and /or width. The height of such signs may not be artificially increased above the allowed maximum by placing material underneath the base of the such sign.
- (iii) Sandwich board signs must be secured to withstand strong winds and to prevent a roadway hazards.
- (iv) No sandwich board sign shall be placed in the public street right-of-way or in any public parking place.
- (v) Sandwich board signs may be used only during the hours when the business is open to the public and must be brought inside at the close of business.
- (vi) No sandwich board sign shall be placed so as to obstruct vehicular traffic sight distance triangle requirements.
- (vii) All sandwich board signs shall be constructed of weather resistant material.
- (viii) No sandwich board sign shall contain foil, mirrors, bare metal or other reflective materials which could create hazardous conditions to motorists, bicyclists or pedestrians.
- (ix) No sandwich board sign may contain lights or electronic components of any kind.
- (x) Said signage shall not impede pedestrian traffic in any way nor violate the provisions of the Americans with Disabilities Act.

and subsequently renumbering former subparagraphs (12 – 14) as (13 – 15).

Attest: William J. Maloney, City Clerk

ORD#: 2012-87 -APPROVED: 11-20-12 -EFFECTIVE DATE: 11-20-12

**CITY OF LAWRENCE
PUBLIC HEARING
DOC. 247/2012**

In City Council
October 2, 2012

Be it ordained by the City Council of the City of Lawrence that the Revised Ordinances of the City of Lawrence are hereby further amended by **DELETING** a portion of Sub- Sec. 29-11 of the Municipal Code (Use Table.):

DISTRICT

		R-1	R-2	R-3					I-1	I-2	I-3
	OSR	R-IA	R-2A	R-4	HA	B-1	B-2	B-3			
Garage, filling station, or vehicle storage/impoundment facility (§ 29-23 p)	NO	NO	NO	NO	SPSR	SPSR	SPSR	NO	NO	SPSR	NO

And inserting in its place and stead the following new Sub- Sec. 29-11 of the Municipal Code (Sec. 29-11. Use Table.):

DISTRICT

		R-1	R-2	R-3					I-1	I-2	I-3
	OSR	R-IA	R-2A	R-4	HA	B-1	B-2	B-3			
Auto Repair Garage, filling station, or vehicle storage/impoundment facility (§ 29-23 p)	NO	NO	NO	NO	SPSR	SPSR	SPSR	NO	NO	SPSR	NO

Attest: William J. Maloney, City Clerk

 ORD#: 2012-88 -APPROVED: 11-20-12 -EFFECTIVE DATE: ~~11-20-12~~

 D-18 *11-20-12*

CITY OF LAWRENCE
DOC. 27/2013

Be it ordained by the City Council of the City of Lawrence that the Revised Ordinances of the City of Lawrence are hereby amended by amending Section 29-11 to allow for office use in R-2/R-2A and R-3/R-4 zoning districts by a Special Permit with a Site Plan Review (SPSR).

Said amendment to be reflected in Section 29-11 of Chapter 29 of the Lawrence Revised Ordinance by **DELETING** the following Use Table in Section 29-11:

USE	DISTRICT											
	OSC	OSR	R-1 R-IA	R-2 R-2A	R-3 R-4	HA	B-1	B-2	B-3	I-1	I-2	I-3
Office			NO	NO	NO	NO	PSR	P	P	P	P	P

And **INSERTING** in its place and stead:

USE	DISTRICT											
	OSC	OSR	R-1 R-IA	R-2 R-2A	R-3 R-4	HA	B-1	B-2	B-3	I-1	I-2	I-3
Office (\$29-23 fff)			NO	NO	NO	SPSR	SPSR	P	P	P	P	P

Further, said Section 29-23 to be amended by adding Supplemental Regulations (fff) Office Use with a Special Permit with Site Plan Review for such districts as follows:

(fff) Office use with a Special Permit with Site Plan Review (These supplemental regulations only apply to office use in R-2/R-2A and R-3/R-4 zoning districts.)

- (1) The Office use shall be the sole use on the premises.
- (2) Interior residential features shall be retained in a manner that will allow re-conversion to a residential use if office use is abandoned.
- (3) Parking-There will be provided a minimum of (2) two, but no more than (6) six of street parking spaces.
- (4) Office use within an R-2 Residential District shall be limited to professional services, including but not limited to attorneys, accountants, architects and medical practitioners or business services in which the majority of client contact occur off premises, such as real estate agents.
- (5) Hours of operation will be limited to a period that is compatible with the existing neighborhood.
- (6) Special Permit shall run with the person and/or entity seeking such relief, and not with the land.

Attest: William J. Maloney, City Clerk

ORD#: 2013-20 -APPROVED: 4-2-13 -EFFECTIVE DATE: 4-2-13

CITY OF LAWRENCE
DOC. 30/2013

Be it ordained by the City Council of the City of Lawrence that the Revised Ordinances of the City of Lawrence are hereby further amended by **ADDING** the following subsection (5) to be inserted in proper numerical order in Section 29-20(g) Permitted Signs.

(5) Billboards (excluded in OSR, OSC, R-1, R-2, R-3, R-4, B-1, B-2, B-3, I-1, I-2 and I-3 zoning districts)

- a. Billboards are a permitted use on all municipal property within 1000 feet of an interstate highway. Special Permits are required in HA district.
- b. The billboard operating company must have their name boldly displayed on all billboard frames.
- c. The billboard special permit must be taken out by both the land owner and the billboard operating company and must remain in the custody and control of both during the term of the special permit.
- d. A billboard which remains vacant and/or in a state of disrepair for a period of 6 months shall be considered abandoned under the purposes of the special permit.
- e. On all new billboards a bond, equal to the sum of the cost to remove the billboard, shall be required prior to the issuance of any permit. The Planning Board shall set the form and amount of security that represents the cost for removal and disposal of abandoned billboard in the event that it is abandoned and the owner is incapable or unwilling to remove said billboard.
- f. Supplemental conditions (b) through (d) are applicable to both new and existing billboards.

And further by **DELETING** a portion of Sub-Section 29-11 of the Municipal Code (Use Table.) as referenced below:

USE	DISTRICT										
	OSR	R-1	R-2	R-3							
Billboards	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO

Attest: William J. Maloney, City Clerk

ORD#: 2013-21 **-APPROVED:** 4-2-13 **-EFFECTIVE DATE:** 4-2-13

**CITY OF LAWRENCE
APPROVED AMENDMENT
ZONING ORDINANCE AND ASSESSOR'S MAP
DOC. 155/2013**

Be it ordained that the City Council of the City of Lawrence that the Revised Ordinances of the City of Lawrence are hereby further amended by Amending the Zoning Map of a parcel of land known as 320 South Broadway, being the same as shown on a portion of the land depicted on the Assessors Map 98, Lot 25 in the City of Lawrence. The amendment further amends the zoning designation of the above named Parcel from Multifamily Residential District (R-3) and General Industrial District (I-2) to a Secondary Business District (B-2) Zoning. Further, Article III, Section 29-11 (Use Table – Table 1, Schedule of Requirements) is amended by inserting new footnote number 5 for the use identified as “Convenience Store ((§ 29-23(e)))” within the B-2 District, and by also inserting at the end of said Use Table the new note number 5 as follows:

5. Exception: A convenience store with retail gasoline sales shall be allowed subject to a special permit and site plan review by the Zoning Board of Appeals (SPSR), pursuant to articles VII and VIII, and compliance with the provisions of subsection 29-23(e), provided that,

- a. No vehicle repairs and maintenance are conducted on the lot.
- b. The lot has a minimum of 20,000 square feet of area.

Attest: William J. Maloney, City Clerk

ORD#: 2013-36 -APPROVED: 9-19-13 -EFFECTIVE DATE: 09-19-13
