



2024 ATM WARRANT INDEX

Article 1 <i>ELECT A MODERATOR</i> (SB)	<i>Page 1</i>
Article 2 <i>ADOPT RULES TO GOVERN TOWN MEETING</i> (SB)	<i>Page 1</i>
Article 3 <i>HEAR REPORTS OF COMMITTEES APPOINTED AT PRIOR TOWN MEETINGS</i> (SB)	<i>Page 1</i>
Article 4 <i>ACT ON "CONSENT AGENDA"</i> (SB)	<i>Page 1</i>
Article 5 <i>COLLECTIVE BARGAINING AGREEMENTS UNDER THE SELECT BOARD</i> (SB)	<i>Page 2</i>
Article 6 <i>PERSONAL SERVICE CONTRACTS UNDER THE SELECT BOARD</i> (SB)	<i>Page 2</i>
Article 7 <i>SET SALARIES OF ELECTED OFFICERS</i> (SB)	<i>Page 2</i>
Article 8 <i>PAY BILLS OF PRIOR FISCAL YEAR</i> (SB)	<i>Page 2</i>
Article 9 <i>ADJUST FISCAL '24 ACCOUNTS</i> (SB)	<i>Page 2</i>
Article 10 <i>AUTHORIZE CERTAIN REVOLVING FUNDS</i> (SB)	<i>Page 2</i>
Article 11 <i>INSURANCE PROCEEDS</i> (SB)	<i>Page 3</i>
Article 12 <i>ACCEPT GENERAL OR SESSION LAWS ENACTED BY THE GENERAL COURT</i> (SB)	<i>Page 3</i>

Article 13 <i>APPROPRIATION TO SUPPLEMENT THE COMMONWEALTH'S CHAPTER 90 PROGRAM</i> (SB)	Page 3
Article 14 <i>COMMUNITY RECOGNITION SUPPLEMENTAL FUNDING</i> (SB)	Page 3
Article 15 <i>"OMNIBUS" CAPITAL OUTLAY PROGRAM</i> (SB for the Capital Planning Committee)	Page 4
Article 16 <i>APPROVAL OF FUNDING FOR THE ANNUAL 4TH OF JULY COMMUNITY CELEBRATION</i> (SB for the Canton Recreation Commission)	Page 4
Article 17 <i>RECOMMENDATIONS OF THE COMMUNITY PRESERVATION COMMITTEE</i> (SB for the Community Preservation Committee)	Page 4
Article 18 <i>APPROPRIATION TO INCREASE SPECIAL EDUCATION RESERVE ACCOUNT</i> (SB for the School Committee)	Page 5
Article 19 <i>APPROPRIATION TO INCREASE CAPITAL STABILIZATION ACCOUNT</i> (SB)	Page 5
Article 20 <i>ESTABLISH 1860 WASHINGTON ST. REDEVELOPMENT STABILIZATION ACCOUNT</i> (SB)	Page 5
Article 21 <i>RESCIND UNUSED BORROWING AUTHORIZATIONS</i> (SB)	Page 5
Article 22 <i>APPROPRIATION TO TRANSFER OPIOID SETTLEMENT FUNDS INTO THE OPIOID SPECIAL REVENUE FUND</i> (SB)	Page 5
Article 23 <i>APPROPRIATION OF PROCEEDS FROM THE TNC PER RIDE ASSESSMENT FUNDS</i> (SB)	Page 6
Article 24 <i>AMEND BYLAW ARTICLE IV SECTION 12 (VOTING) AND SECTION 17 (MOTION TO REQUIRE THE USE OF WRITTEN BALLOTS)</i> (SB)	Page 6
Article 25 <i>AMEND BYLAW ARTICLE VII PART B (FINANCE COMMITTEE)</i> (SB for the Finance Committee)	Page 7

Article 26 <i>ARTICLE TO TRANSFER SHEPARD POND, BOLIVAR POND, SILK MILL & MESSINGER POND LAND FROM SELECT BOARD TO CONSERVATION COMMISSION</i> (SB)	<i>Page 7</i>
Article 27 <i>APPROPRIATION TO INCREASE THE CONSERVATION LAND FUND</i> (SB)	<i>Page 7</i>
Article 28 <i>APPROPRIATION TO FUND MUSEUM IMPROVEMENTS AT THE PAUL REVERE HERITAGE SITE</i> (SB for Revere and Son Heritage Trust Corporation)	<i>Page 8</i>
Article 29 <i>REMOVE PROPERTY MAINTENANCE FROM DEPARTMENT OF PUBLIC WORKS</i> (SB)	<i>Page 8</i>
Article 30 <i>BYLAW MODERNIZATION STUDY COMMITTEE CREATION</i> (SB)	<i>Page 8</i>
Article 31 <i>ACCEPT SADDLEBACK LANE AND HORSESHOE LANE AS TOWN WAYS</i> (Citizen Petition Article)	<i>Page 9</i>
Article 32 <i>ADD ZONING BYLAW SECTION 9.10 CANTON JUNCTION OVERLAY DISTRICT</i> (SB for Planning Board)	<i>Page 9</i>
Article 33 <i>AMEND ZONING BYLAW SECTION 4</i> (SB for Planning Board)	<i>Page 14</i>
Article 34 <i>AMEND THE ZONING MAP OF THE TOWN OF CANTON</i> (SB for Planning Board)	<i>Page 18</i>
Article 35 <i>AMEND THE ZONING BYLAW SECTION 8.2 MULTIFAMILY DWELLING</i> (SB for Planning Board)	<i>Page 18</i>
Article 36 <i>AMEND ZONING BYLAW SECTION 3.1.4 TABLE OF USE REGULATIONS</i> (SB for Planning Board)	<i>Page 20</i>
Article 37 <i>APPROPRIATE FUNDS TO MEET EXPENSES FOR NEXT FISCAL YEAR (FY25)</i> (SB)	<i>Page 28</i>

**Town of Canton
Commonwealth of Massachusetts**



Norfolk, ss

To the Constables of the Town of
Canton,

Greetings:

In the name of the Commonwealth of Massachusetts you are hereby required to notify and warn the inhabitants of the Town of Canton to meet at Morse Auditorium, Canton High School, 900 Washington Street in said town on;

MONDAY, THE 13th DAY OF MAY 2024

At seven o'clock p.m. (7:00 P.M.) in the evening for the annual town meeting at which time and place the following articles are to be acted upon:

ELECT A MODERATOR

Article 1 To elect a Moderator to preside at this Town Meeting to serve until the commencement of Annual Town Meeting in 2025; or to take any other action related thereto.

Select Board

ADOPT RULES TO GOVERN TOWN MEETING

Article 2 To see if the Town will vote to adopt certain procedures to govern the conduct of the 2024 Annual Town Meeting; or to take any other action related thereto.

Select Board

HEAR REPORTS OF COMMITTEES APPOINTED AT PRIOR TOWN MEETINGS

Article 3 To hear the reports of committees appointed at previous town meetings, which have not yet been discharged; or to take any other action related thereto.

Select Board

ACT ON "CONSENT AGENDA"

Article 4 To see if the Town will vote to dispose of certain articles in this warrant by a single vote, in accordance with a so-called "consent agenda" or to take any other action related thereto.

Select Board

COLLECTIVE BARGAINING AGREEMENTS UNDER THE SELECT BOARD

Article 5 To see if the Town will vote to raise and appropriate, transfer from available funds, or transfer from Free Cash, a sum of money for the purpose of funding any new cost items contained in any collective bargaining agreements entered into by the Select Board, on behalf of the Town, with any group of employees, serving under its jurisdiction; or to take any other action related thereto.

Select Board

PERSONAL SERVICE CONTRACTS UNDER THE SELECT BOARD

Article 6 To see if the Town will vote to raise and appropriate, transfer from available funds, or transfer from Free Cash, such sums of money as may be necessary to fund new cost items contained in contracts for personal services with any individual employee; or take any action related thereto.

Select Board

SET SALARIES OF ELECTED OFFICERS

Article 7 To see if the Town will vote, in accordance with the provisions of section one hundred and eight of chapter forty-one (G. L. chapter 41, §108) to fix the salary and compensation of all elected officers of the town; or to take any other action related thereto.

Select Board

PAY BILLS OF PRIOR FISCAL YEAR

Article 8 To see if the Town will vote to raise and appropriate, transfer from available funds, transfer from Free Cash, or borrow pursuant to any applicable statute, a sum or sums of money to pay any unpaid bills of any prior fiscal year; or to take any other action related thereto.

Select Board

ADJUST FISCAL '24 ACCOUNTS

Article 9 To see if the Town will vote to increase/decrease or otherwise adjust the appropriations heretofore made for the Fiscal Year 2024 beginning on July 1, 2023 and ending on June 30, 2024 and the revenue sources to meet those appropriations, as voted pursuant to Article 31 of the warrant for the 2023 Annual Town Meeting, and to raise and appropriate, or borrow pursuant to any applicable statute, transfer from available funds or transfer from Free Cash to meet any such increases or adjustments; or to take any other action related thereto.

Select Board

AUTHORIZE CERTAIN REVOLVING FUNDS

Article 10 To see what new or additional revolving funds, pursuant to c. 44, section 53E ½ of the General Laws of the Commonwealth, the Town may establish by amendment to Article VIII (“Financial Regulations”), Section 16 (“Departmental Revolving Funds”) of the General Bylaws

of the Town and to see what amendments if any the town may vote to existing revolving funds contained in the Town's Bylaw, and to determine the limit on total amount that may be expended from the Town's revolving accounts, for various boards, commissions or departments of the town, for the fiscal year beginning July 1, 2024 and ending June 30, 2025; or to take any other action related thereto.

Select Board

INSURANCE PROCEEDS

Article 11 To see whether the Town will vote to appropriate all sums over \$150,000 recovered under the terms of any insurance policy and any other insurance proceeds paid to the Town in connection with any losses suffered by the Town; or to take any other action related thereto.

Select Board

ACCEPT GENERAL OR SESSION LAWS ENACTED BY THE GENERAL COURT

Article 12 To see if the Town will vote to accept any general or session laws enacted by the General Court for the benefit of cities or towns or of benefit to the Town of Canton; or to take any other action related thereto.

Select Board

APPROPRIATION TO SUPPLEMENT THE COMMONWEALTH'S CHAPTER 90 PROGRAM

Article 13 To see if the town will vote to raise and appropriate, transfer from Free Cash, transfer from available funds, transfer from water enterprise surplus (retained earnings), or borrow pursuant to any applicable statute, a sum of money to be spent by the Select Board acting as the Board of Public Works to supplement the amount received from the Chapter 90 Roads Program with improvements done in accordance with improvement specifications as determined by and subject to, the approval of the Board of Public Works and consistent with locations identified in the Town's Pavement Management System, or to take any other action related thereto.

Select Board

COMMUNITY RECOGNITION SUPPLEMENTAL FUNDING

Article 14 To see if the Town will raise and appropriate, transfer from available funds, or borrow pursuant to any applicable statute, a sum of money in order to increase the appropriation voted in Article 32 of the 2017 Annual Town meeting for the purposes named in said article for community recognition for present or former town employees and town officials, subject to all the terms and conditions set forth in that 2017 appropriation; or to take any other action related thereto.

Select Board

“OMNIBUS” CAPITAL OUTLAY PROGRAM

Article 15 To see if the Town will vote to raise and appropriate, transfer from available funds, transfer from Free Cash, or to authorize the Town Treasurer, with the approval of the Select Board, to borrow (and to issue bonds or notes therefore) any sum or sums of money, or by any combination of these methods of financing, as may be necessary or desirable, make available funds for the purpose of purchasing, leasing, re-conditioning, improving or replacing any motor vehicles or other items of equipment or machinery or other items of personal property for any town agency, or for the purpose of contracting for any service, or for the design, repair, acquisition, construction, replacement or relocation or improvement to any town building or other structure, public works facility (including highway needs and traffic safety items), any other town owned facility or real property, or for any other purposes for which borrowing may be authorized, to purchase, or to take by eminent domain, any land or easements necessary for any such purposes and, where applicable, to authorize the trade-in of any presently owned motor vehicles, equipment or machinery to reduce the purchase or acquisition cost of any item to be acquired, and to include in any new capital project borrowing authorization and/or to amend such borrowing authorizations from prior years Town Meetings to provide for the application of any bond premiums to reduce the cost of such borrowings or to apply same to payment of project costs; or to take any other action related thereto.

Select Board for Capital Planning Committee

APPROVAL OF FUNDING FOR THE ANNUAL 4TH OF JULY COMMUNITY CELEBRATION

Article 16 To see if the Town will vote to raise and appropriate, borrow pursuant to any applicable statute, transfer from available funds or transfer from Free Cash, a sum of money to be expended by the Chief Procurement Officer with the approval of the Director of Parks and Recreation, and with the approval of the Select Board, for the purpose of funding the annual July 4th community celebration in 2024; or to take any other action related thereto with the intent these funds be available in FY24 in anticipation of July 4, 2024.

Select Board for the Canton Recreation Commission

RECOMMENDATIONS OF THE COMMUNITY PRESERVATION COMMITTEE

Article 17 To see if the Town will vote to adopt and approve the recommendations of the Community Preservation Committee for Fiscal Year 2025 and to see if the Town will vote to implement such recommendations by appropriating a sum or sums of money from the Community Preservation Fund established pursuant to Chapter 44B of the General Laws, or otherwise to raise and appropriate, transfer from available funds or borrow pursuant to any applicable statute a sum of money for such purposes; to authorize the Select Board, with the approval of the Community Preservation Committee, to acquire by purchase, gift or eminent domain such real property and property interests in the name of, or enforceable by the Town, including perpetual affordable housing restrictions, conservation restrictions and historical preservation restrictions, and to dispose of Town property or portions thereof or interests therein, all as may be required by the Community Preservation Act and Chapter 184 of the General Laws and as may be necessary or appropriate to carry out the recommendations of the

Community Preservation Committee; or to take any other action related thereto.

Select Board for the Community Preservation Committee

APPROPRIATION TO INCREASE SPECIAL EDUCATION RESERVE ACCOUNT

Article 18 To see if the Town will vote to raise and appropriate or transfer from any available funds or borrow pursuant to any applicable statute, a sum of money in order to increase any Special Education Reserve Account or to take any other action related thereto.

Select Board for the School Committee

APPROPRIATION TO INCREASE CAPITAL STABILIZATION ACCOUNT

Article 19 To see if the Town will vote to raise and appropriate or transfer from any available funds or borrow pursuant to any applicable statute, a sum of money in order to increase the Capital Stabilization Account, or to take any action related thereto.

Select Board

ESTABLISH 1860 WASHINGTON ST. REDEVELOPMENT STABILIZATION FUND

Article 20 To see if the town will vote to establish an 1860 Washington St. Redevelopment Stabilization Fund pursuant to section 5B of chapter 40 of the General Laws, which Fund shall be in addition to the Stabilization Funds presently in existence for the town of Canton, for the purpose of redevelopment of the 1860 Washington St. property, and further to see if the town will vote to raise and appropriate, transfer from available funds or borrow pursuant to any applicable statute, a sum of money to be deposited in the new 1860 Washington St. Redevelopment Stabilization Fund, or to take any other action related thereto.

Select Board

RESCIND UNUSED BORROWING AUTHORIZATIONS

Article 21 To see if the Town will vote to rescind unused borrowing authorizations previously voted by the Town; or to take any other action related thereto.

Select Board

APPROPRIATION TO TRANSFER OPIOID SETTLEMENT FUNDS INTO THE OPIOID SPECIAL REVENUE FUND

Article 22 To see if the Town will vote to transfer Opioid Settlement Funds from Free Cash into the Opioid Special Revenue Fund pursuant to Chapter 44 section 53 clause 4; or to take any other action related thereto.

Select Board

***APPROPRIATION OF PROCEEDS FROM THE TNC PER RIDE
ASSESSMENT FUNDS***

Article 23 To see if the Town will vote to appropriate proceeds from the TNC Per Ride Assessment funds; or to take any other action related thereto.

Select Board

***AMEND BY-LAW ARTICLE IV SECTION 12 (VOTING) AND SECTION 17
(MOTION TO REQUIRE THE USE OF WRITTEN BALLOTS)***

Article 24 To see if the Town will vote to amend Article IV of the Town of Canton General By-laws as follows, or to take any other action related thereto.

1. By amending Article IV, Section 12. Voting by deleting the first unnumbered paragraph of Section 12 and replacing it with the following:

Voting shall, at the discretion of the moderator, utilize electronic voting technology, when available. If electronic voting technology is not used, when a question is put to the voters the sense of the meeting shall, in the first instance, be determined by the voices of the voters, and the moderator shall announce the vote as it appears to the moderator by the sound. If the moderator is in doubt, the sense of the meeting shall next be determined by display of voting cards by the voters, and if the moderator is in further doubt, the sense of the meeting shall finally be determined by a repeat of display of voting cards by the voters. If the announcement of a vote by the moderator is immediately doubted by seven or more voters displaying their voting cards for that purpose, the moderator shall, without debate, determine the vote by ordering a new display of voting cards and shall appoint tellers to make and return the count, as provided in section 15. At the discretion of the town moderator, the voice vote may be eliminated. There is no appeal from the results of a new display of voting cards and return of count by the tellers.

2. By amending Article IV, Section 17. Motion to Require the Use of Written Ballots by deleting the following text:

Notwithstanding the requirements of Article IV, section 5 of these General Bylaws, whenever the town meeting votes to cause the vote under any article in the warrant to be taken by written ballots the vote shall be suspended for not less than thirty-six week day hours in order to allow time for ballots to be prepared and procedures to be put in place for the conduct of said voting. The town moderator shall place said motion on the calendar for action as the first order of business at the next session of the town meeting held more than thirty-six weekday hours after the time the said motion has been voted.

Select Board

AMEND BY-LAW ARTICLE VII PART B (FINANCE COMMITTEE)

Article 25 To see if the Town will vote to amend By-Law Article VII Part B as follows:

Section 1: strike the phrase “involving an appropriation” and replace it with the phrase “having a financial impact on the Town including but not limited to appropriations”

Section 4: add the phrase “and those having a financial impact on the Town” after the word “appropriations” in the last sentence; or take any other action related thereto.

Select Board for the Finance Committee

ARTICLE TO TRANSFER SHEPARD POND, BOLIVAR POND, SILK MILL, & MESSINGER POND LAND FROM SELECT BOARD TO CONSERVATION COMMISSION

Article 26 To see if the Town will vote to authorize the Select Board pursuant to Chapter 40, Section 15A of the General Laws of the Commonwealth, to transfer the care, custody, jurisdiction, and control of the below listed parcels of land to the Canton Conservation Commission and be hereafter dedicated to conservation and passive recreation, or to take any other action related thereto.

Canton Assessor’s Map and Parcel Number and Address:

<u>Map Number</u>	<u>Parcel Number</u>	<u>Address</u>
24	43	0 Pond Street
24	44	236 Washington Street
24	70	0 Messinger Street
24	71	0 Messinger Street
24	72	0 Messinger Street
24	156	0 Messinger Street
24	157	0 Messinger Street
41	40	0 Bolivar Pond

Select Board for the Conservation Commission

APPROPRIATION TO INCREASE THE CONSERVATION LAND FUND

Article 27 To see if the Town will vote to raise and appropriate, or appropriate and transfer from available funds, the sum of seven thousand five hundred dollars (\$7,500.00), or any other sum, to be added to the balance remaining in the Conservation Land Fund; or take any action relative thereto.

Select Board for Conservation Commission

APPROPRIATION TO FUND MUSEUM IMPROVEMENTS AT THE PAUL REVERE HERITAGE SITE

Article 28 To see if the Town will vote to raise and appropriate, to transfer from available fund or funds, to authorize the Town Treasurer, with the approval of the Select Board, to borrow (and to issue bonds or notes therefor) any sum or sums of money or, by any combination of these or any other methods of financing as may be necessary or desirable, make available funds to be expended under the direction of the Select Board for the construction, fabrication and installation of museum improvements to the property known as 2 Rolling Mill Way in the Paul Revere Heritage Site in accordance with the district improvement financing program and fund authorized by Article 3 of the Special Town Meeting of May 11, 2015 and the Special Act of the Legislature, Chapter 150 of the Acts of 2020; or to take any action related thereto.

Select Board for Revere and Son Heritage Trust Corporation

REMOVE PROPERTY MAINTENANCE DIVISION FROM DEPARTMENT OF PUBLIC WORKS TO ESTABLISH A CENTRAL MAINTENANCE DEPARTMENT

Article 29 To see if the Town will vote to rescind its vote pursuant to Article 41 of the 2015 Annual Town Meeting "Consolidation of Department of Public Works and Property Maintenance Department" so that the present Property Maintenance Division of the Department of Public Works becomes its own free standing separate Department of the Town, as it was prior to the vote pursuant to said Article 41 of the 2015 ATM, now reporting directly to the Selectboard and Town Administrator, hereinafter to be known as Central Maintenance Department, or take any other action related thereto.

Select Board

BYLAW MODERNIZATION STUDY COMMITTEE CREATION

Article 30 To see if the Town will vote to establish a Town Meeting Bylaw Modernization Study Committee to conduct a review of the Town of Canton's General By-Laws for possible town meeting articles to adopt changes thereto (but not the town's Zoning By-laws) and to bring forth recommendations for adoption of changes at the 2025 Annual Town Meeting; and to appropriate Twenty Thousand Dollars (\$20,000) to be transferred from Free Cash in the Treasury of the Town, for the Chief Procurement Officer with the approval of the Committee to engage a consultant to support the Committee in its review and town meeting recommendations. The membership of this Town Meeting Committee shall be appointed by the Town Moderator and is to be convened no later than July 1, 2024. The Committee shall be comprised of 7 members to include:

- A Member of the Selectboard, or designee of the Selectboard member;
- Director of Finance or designee of the Finance Director;
- Director of Information Technology or designee of the Director of Information Technology
- Town Administrator or designee of the Town Administrator; and
- 3 citizens of the Town as members at large

Or to take any other action related thereto.

Select Board for the Finance Committee

ACCEPT SADDLEBACK LANE AND HORSESHOE LANE AS TOWN WAYS

Article 31 To see if the Town will vote to accept Saddleback Lane and Horseshoe Lane in Canton as public ways where they intersect with Randolph Street, as recommended by the Planning Board and laid out by the Select Board pursuant to G.L. c.41 and c. 82, more particularly described by the plan entitled “Saddleback Land and Horseshoe Lane” dated December 14, 2023, prepared by Hancock Associates and on file with the Town of Canton Select Board; to see if the Town will authorize the Select Board to acquire by purchase, gift or eminent domain the land or easements in all or any portions of those parcels of land abutting Saddleback Lane and Horseshoe Lane and listed below, as show on the above referenced plan for access, grading, drainage, utilities, sloping, trails, public access and all purposes related to the creation and maintenance of a public way; to see of the Town will vote to appropriate, borrow pursuant to any applicable statute or transfer from available funds, a sum of money for such purposes; and further to authorize the Select Board and Town officers to take any and all related actions necessary or appropriate to carry out the purposes of this article; or to take any other action related thereto.

<u>Property Address</u>	<u>Town Assessor ID</u>
Saddleback Lane	Map 105
Horseshoe Lane	Map 106

Paul Schneiders and 22 others

ADD ZONING BY-LAW SECTION 9.10 CANTON JUNCTION OVERLAY DISTRICT

Article 32 To see if the Town will vote to add Zoning By-law Section 9.10 CANTON JUNCTION OVERLAY DISTRICT

9.10 Canton Junction Overlay District

9.10.1 Purpose. The purpose of the Canton Junction Overlay District (CJOD) is to allow for and encourage the production of transit-oriented housing in walkable proximity to Canton’s Commuter Rail stations, and in accordance with Section 3A of the Zoning Act (Massachusetts General Laws Chapter 40A).

9.10.2 Definitions. For purposes of this Section 9.10, the following definitions shall apply.

1. **Affordable Unit.** A multi-family housing unit that is subject to a use restriction recorded in its chain of title limiting the sale price or rent or limiting occupancy to an individual or household earning income up to eighty percent (80%) of the Area Median Income.

2. **Area Median Income (AMI).** The median family income for the metropolitan statistical region that includes the Town of Canton, as defined by the U.S. Department of Housing and Urban Development (HUD).

3. **As of Right.** Development that may proceed under the Zoning in place at time of application without the need for a special permit, variance, zoning amendment, waiver, or other discretionary zoning approval.

4. **Common Open Land:** A parcel or parcels of undeveloped land or an area of water, or a combination of undeveloped land and water within the site designated for a Multi-family development, maintained and preserved for open uses, and designed and intended for the use and enjoyment of residents of the Multi-family development. Common Open Land may contain such complementary structures and improvements as are necessary and appropriate for the benefit and enjoyment of users, but shall not include streets or parking areas except those incidental to open space use.

5. **Compliance Guidelines.** *Compliance Guidelines for Multi-Family Zoning Districts Under Section 3A of the Zoning Act* as further revised or amended from time to time.

8. **EOHLC.** The Massachusetts Executive Office of Housing and Livable Communities, or any successor agency.

9. **Development Parcel.** One or more Lots which together are designated by a project applicant as a Development Parcel. The Lots comprising a Development Parcel need not be in the same ownership. Where the Development Parcel consists of more than a single Lot, the Lots, in combination, shall be treated as the Development Parcel, may be contiguous or non-contiguous, and shall be considered one ‘Development Parcel’ per the application.

10. **MBTA.** Massachusetts Bay Transportation Authority.

11. **Multi-Family Housing.** A building with three or more residential dwelling units or two or more buildings on the same lot with more than one residential dwelling unit in each building.

13. **Section 3A.** Section 3A of the Zoning Act.

14. **Subsidized Housing Inventory (SHI).** A list of qualified Affordable Housing Units maintained by EOHLC used to measure a community's stock of low-or moderate-income housing for the purposes of M.G.L. Chapter 40B, the Comprehensive Permit Law.

15. **Workforce Unit.** A multi-family housing unit that is subject to a use restriction recorded in its chain of title limiting the sale price or rent or limiting occupancy to an individual or household earning income up to one hundred twenty percent (120%) of the Area Median Income.

9.10.3 Zoning Map and Regulating Plan. The Canton Junction Overlay District is located and bounded as shown on a map entitled “Town of Canton Zoning Map”, copies of which are on file in the offices of the Town Clerk and Planning Department.

9.10.4 Scope of Authority. The Canton Junction Overlay District shall be an overlay district and shall not restrict the landowner’s rights relative to the underlying zoning districts. However, if the landowner elects to apply for a permit under the provisions of this section 9.10, the development shall conform to the requirements of this section 9.10 and shall not be required to conform to the requirements of the underlying zoning districts.

9.10.5 Allowed Use.

1. Multi-family housing permitted as of right within Canton Junction Overlay District subject to the requirements set forth herein.
2. Any use allowed in the underlying district by right or by special permit, to which the requirements of the underlying district shall apply.

9.10.6 Dimensional Requirements.

	Zone 1	Zone 2
Minimum Lot Area	43,560 sq. ft. (1 acre)	43,560 sq. ft. (1 acre)
Maximum Building Height	4 stories	2.5 stories
Minimum Front Setback	30 ft.	30 ft.
Minimum Side Setback	20 ft.	20 ft.
Minimum Rear Setback	20 ft.	20 ft.
Minimum Common Open Land	30%	25%

9.10.7 Parking.

1. **Number of parking spaces.** A **minimum** of 1.5 off-street parking spaces per residential unit, rounding upward to the next whole number, shall be required, either in surface parking or within garages or other structures.
2. **Number of bicycle parking spaces.** A **minimum** of one (1) bicycle parking space per residential unit, rounding upward to the next whole number, shall be required, either in surface parking or within garages or other structures.
3. **Bicycle storage.** For a multi-family development of 30 units or more, covered bicycle parking spaces shall be integrated into the structure of the building(s).

9.10.8 Affordability Requirements

1. **Applicability.** This requirement is applicable to all multi-family developments in Canton Junction Overlay District with ten (10) or more dwelling units, whether new construction, substantial rehabilitation, expansion, reconstruction, or residential conversion (Applicable Projects). No project may be divided or phased to avoid the requirements of this section.
2. **Affordable Housing.** Not fewer than ten percent (10%) of housing units constructed shall be Affordable Housing Units. For purposes of calculating the number of units of Affordable Housing required within a development project, a fractional unit shall be rounded down to the

next whole number. The Affordable Units shall be available to households earning income up to eighty percent (80%) of the AMI.

a. **Subsidized Housing Inventory.** All units affordable to households earning 80% or less of Area Median Income (AMI) created under this section must be eligible for listing on EOHLC's Subsidized Housing Inventory.

b. **Local Action Units.** The Affordable Units may be Local Action Units developed in compliance with and approved pursuant to the requirements for the same as specified by Commonwealth of Massachusetts Executive Office of Housing and Livable Communities (EOHLC), or successor agency, or affordable dwelling units developed under such additional programs adopted by the Commonwealth of Massachusetts or its agencies. All such affordable dwelling units shall count toward the Town of Canton's requirements under Sections 20-23 of Chapter 40B of the General Laws of Massachusetts, and shall be listed on the Subsidized Housing Inventory (SHI) maintained by DHCD. The developer shall assist the Town in the preparation of any forms required.

c. **Local Preference.** To the extent permitted by applicable law, and after approval by EOHLC, otherwise qualified Canton residents shall have a first opportunity and preference for the aforementioned affordable dwelling units. For purposes of this requirement, "Canton residents" shall be defined as a current Town of Canton resident (as established through certification by the Canton Town Clerk based on census, voting registration, or other acceptable evidence), or a current employee of the Town of Canton or business establishment located in Canton, or households with children attending the Canton Public Schools.

3. Workforce Housing. Not fewer than ten percent (10%) of housing units constructed shall be Workforce Housing Units, over and above the mandatory 10% Affordable Housing Units. For purposes of calculating the number of units of Workforce Housing required within a development project, a fractional unit shall be rounded down to the next whole number. The Workforce Units shall be available to households earning income up to one hundred twenty percent (120%) of the AMI.

4. Development Standards. Affordable and Workforce Units shall be:

a. Integrated with the rest of the development and shall be compatible in design, appearance, construction, and quality of exterior and interior materials with the other units and/or lots;

b. Dispersed throughout the development;

c. Located such that the units have equal access to shared amenities, including light and air, and utilities (including any bicycle storage and/or Electric Vehicle charging stations) within the development;

d. Located such that the units have equal avoidance of any potential nuisances as market-rate units within the development;

e. Distributed proportionately among unit sizes; and

f. Distributed proportionately across each phase of a phased development.

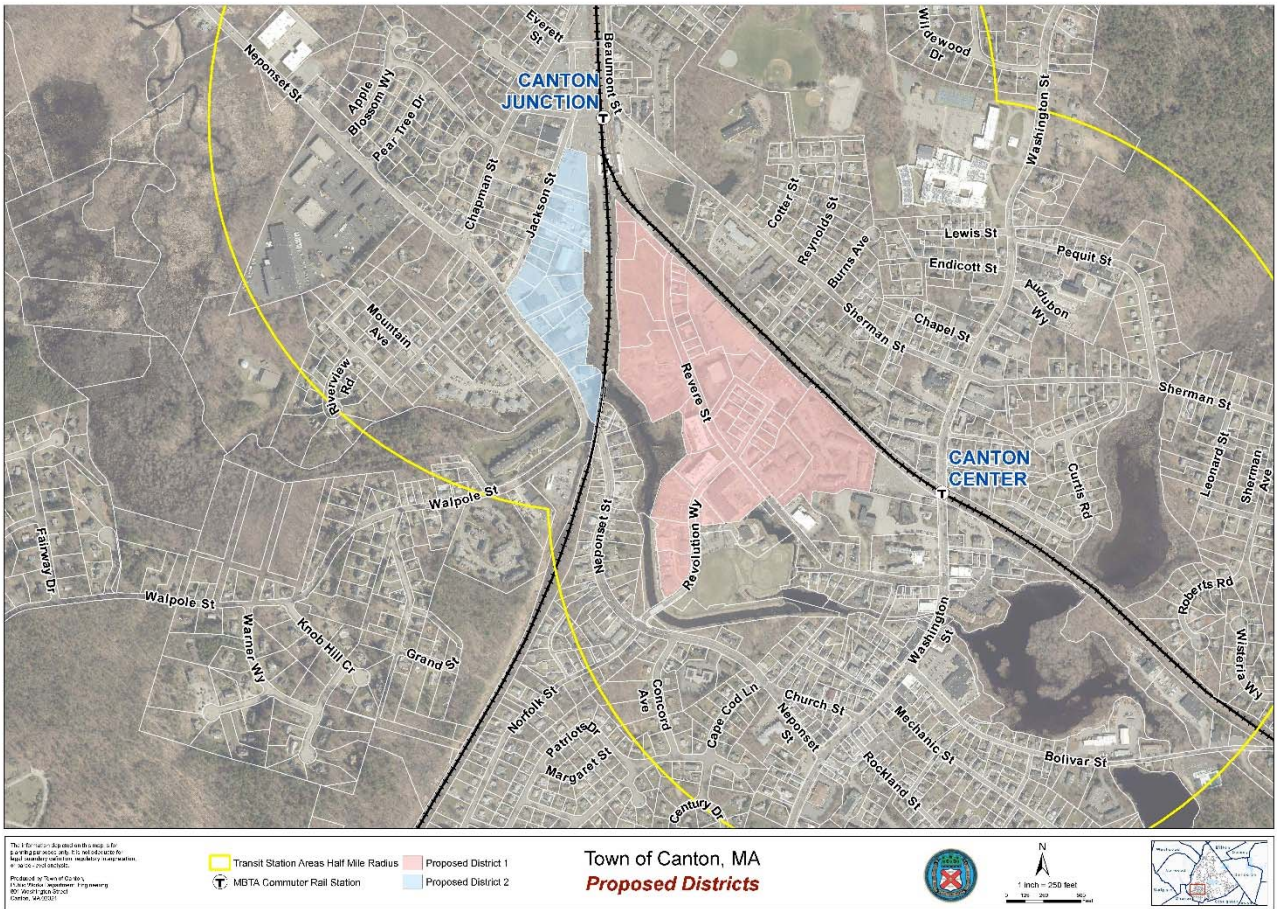
g. Occupancy permits may be issued for market-rate units prior to the end of construction of the entire development provided that occupancy permits for Affordable Units are issued simultaneously on a pro rata basis.

9.10.9 General Development Standards and Design Guidelines. All multi-family developments in Canton Junction Overlay District, whether new construction, substantial rehabilitation, expansion, reconstruction, or residential conversion shall be subject to the same Performance Standards in Section 6.7 of the Zoning By-Law as well as Section 10.7 Design Review.

9.10.10 Common Open Land Requirements. All multi-family developments under Canton Junction Overlay District must provide a minimum percentage of the lot area as Common Open Land, as defined above in Section 9.10.2. Common Open Land must be accessible to residents of the development and maintained by the property owner or homeowners' association so long as the property continues to be used as Multi-family residences.

9.10.11 Site Plan Review. Site Plan Review shall be applicable to developments in Canton Junction Overlay District in accordance with section **10.5 Site Plan Review** of the Zoning By-Law.

9.10.12 Severability. If any provision of this Section 9.10 Canton Junction Overlay District is found to be invalid by a court of competent jurisdiction, the remainder of Section 9.10 shall not be affected but shall remain in full force. The invalidity of any provision of this Section shall not affect the validity of the remainder of the Town of Canton's Zoning By-Law.



Select Board for the Planning Board

AMEMD ZONING BY-LAW SECTION 4

Article 33 To see if the Town will vote to amend Zoning By-law Section 4 as follows, with bolded and underlined language indicating changes, or take any other action related thereto:

1. By amending the Zoning By-laws Section 4.1.4, Table of Dimensional Requirements – Residence Districts by adding a row entitled “Accessory Structure Front Yard Setbacks”.
2. By amending the Zoning By-laws Section 4.1.4, Table of Dimensional Requirements – Residence Districts by amending the values for SRAA, SRA, SRB, SRC, and GR in the rows entitled “Accessory Structure Rear Yard Setbacks” and “Accessory Structure Side Yard Structure” as follows.
3. By amending the Zoning By-laws Section 4.1.4, Table of Dimensional Requirements – Residence Districts by removing “Accessory Structure Side Yard Structure” and replacing with “Accessory Structure Side Yard Setback”.
4. By amending the Zoning By-laws Section 4.1.5, Table of Dimensional Requirements – Nonresidential Districts by adding a row entitled “Accessory Structure Front Yard Setbacks, by adding a column entitled “CB” (Central Business), and by making other changes in bolded and underlined language as follows.

5. By amending the Zoning By-laws Section 4.2.2, Projections by amending the rear projection limit from nine (9) feet to ten (10) feet and by adding section 2 as follows.

4.1.4 Table of Dimensional Requirements – Residence Districts

REQUIRED	SRAA	SRA	SRB	SRC	GR
<i>Min. Lot Size (sq. ft.)</i>	45,000	30,000	15,000	10,000	10,000
<i>Min. Non-wetland Area (sq. ft.)</i>	30,000	20,000	12,000	7,500	7,500
<i>Lot Width(through the principal dwelling)</i>	200'	150'	115'	100'	100'
<i>Frontage and frontage lot width (ft.)</i>	125'	100'	100'	100'	100'
<i>Lot Coverage (%)</i>	25	25	25	25	30
<i>Front Yard Setbacks</i>	60'	40' ¹	30' ¹	30' ¹	30' ¹
<i>Rear Yard Setbacks</i>	35'	35'	35'	35' ²	35' ²
<i>Side Yard Setbacks</i>	40'	20'	15'	10'	10'
<i>Accessory Structure Front Yard Setbacks</i>	60'	40'	30'	30'	30'
<i>Accessory Structure Rear Yard Setbacks</i>	20 ²	20 ²	53 ²	53 ²	53 ²
<i>Accessory Structure Side Yard Setbacks Structure</i>	20 ^{2,3}	20 ^{2,4}	53 ^{2,5}	53 ^{2,5}	53 ^{2,5}

¹60' for properties along Turnpike Street

²25' for enclosed single-story porch

~~³For buildings with a height of <15' and a setback of at least 200'~~

~~⁴For buildings with a height of <15' and a setback of at least 150'~~

~~⁵For buildings with a height of <15' and a setback of at least 100'~~

4.1.5 Table of Dimensional Requirements - Nonresidential Districts

REQUIRED	B	CB	LI	I
<i>Min. Lot Size</i>			1.5 acres	
<i>Lot Width(through the principal building)</i>			200'	

<i>Frontage and frontage lot width (ft.)</i>			100'	100'
<i>Max. Lot Coverage (%)</i>	90	90	40	50
<i>Front Yard Setbacks</i>	25' ¹	15'	60'	60'
<i>Rear Yard Setbacks</i>	56 ⁶	5'	25' ^{7,8}	10' ^{7,8}
<i>Side Yard Setbacks</i>	56	5'	25' ⁷	20' ^{7,8}
<i>Accessory Structure Front Yard Setbacks</i>	25'	15'	60'	60'
<i>Accessory Structure Rear Yard Setbacks</i>	5'3 ^{2,9}	5'	53' ⁹	53' ⁹
<i>Accessory Structure Side Yard Setbacks</i>	5'3 ^{2,9}	5'	53' ⁹	53' ⁹

(Footnotes 1 and 2 through 5 are found in Section 4.1.4)

~~6'20' for residential buildings~~

⁷35' when rear property line abuts residential district or a lot with a residential building as the primary structure

⁸35' if side yard abuts a railroad right-of-way

⁹Only for accessory structures less than 15' in height

4.1.6 Notes to Tables of Dimensional Requirements. The following notes shall be construed as requirements of this By-Law.

1. Computation of Non-Wetland Area. In computing the "Non-Wetland Area" required for a Residential Lot, no portion of any brook, creek, stream, river, pond, lake or reservoir or portion thereof, nor any freshwater wetland as defined by the Massachusetts Wetlands Protection Act, MGL Chapter 131, Section 40, nor any portion of a way or street, as defined by the By-law may be included in the minimum required Non-Wetland Area.
2. Dwellings in Business Districts - Area Required. In a Business District, no building shall be constructed or used as a dwelling on a lot having less lot area than the amount required for its construction in the abutting Residential District (or, where more than one such district abuts, in the particular district nearest to the building in question).
3. Residential Accessory Structures.
 - a. Permitted and required accessory uses to residential properties shall be on the same lot of record as the principal use to which they are necessary and shall be such as not to alter the character of the premises on which it is located.
 - b. On lots less than three acres, no freestanding residential accessory building shall occupy part of the required Front Yard.
 - c. In no case shall an accessory structure be allowed that is larger in size or

height than the principal building.

d. See the Table of Dimensional Requirements – Residence Districts for rear and side setbacks (Section 4.1.4)

e. Residential accessory building size may not exceed the size and number requirements outlined below ^{1 2}

Lot Size	Maximum individual accessory building footprint	Maximum number of accessory structures	Maximum total accessory structure area
Less than ½ acre	No greater than 800 sq. ft.	3	1,000 s.f.
½ an acre to 1 acre	No greater than 1000 sq. ft.	4	1,000 s.f.
1 acre to 3 acres	No greater than 1,500 sq. ft.	4	2,000 s.f.
3 or more acres	Must be smaller than principal building, may be located in any yard(front, side, or rear)	No specific limit, lot coverage applies	No specific limit, lot coverage applies

4.2 SPECIAL REGULATIONS

4.2.1 Setbacks.

1. Determination of Setback. For the purposes of this Section, the required setback distance shall be measured from the nearest exterior line of the street in question, provided, however, that where the street has a right-of-way width of less than forty (40) feet, the setback distance shall be measured from a line on the lot twenty (20) feet from and parallel to said center line.

2. Setback Exceptions. In all districts (except where subject to the provisions hereof on "Corner Clearance"), a building may be constructed as near to the line of any street as the average of the set-backs of the dwellings or other main buildings nearest thereto on either side of the building in question. Where, in determining the average setback, the nearest

¹ Ground mounted solar panels are exempt from footprint size limitations of this Section 4.1.6, but not lot coverage limitations.

² Historic storage or accessory structures on properties identified on the Massachusetts Cultural Resource Information System (MACRIS) or by the local or state Massachusetts Historical Commissions will not count towards maximum allowable square footage for the purposes of adding new accessory structures: however, expanding an existing historic structure will be counted towards the allowable square footage.

main building on either side is more than three hundred (300) feet from the building in question, such side building shall not be counted, but instead the intervening space shall be considered as though occupied by a main building having the required setback (whether or not said space is laid out as a separate lot).

3. Setback for Other Uses. In all districts, no open storage or display of goods, products, materials or equipment, and no gasoline pump, vending machine or similar commercial device, and no sign over one square foot in area (except above a height of ten feet) shall be located nearer to the line of any street than either fifteen (15) feet or the permitted setback distance for a building on the lot, whichever distance is the lesser.

4. Side Yard Exceptions. On an existing lot in a Residential District specifically exempted from the lot width requirements hereof pursuant to G.L. c. 40A, s. 6, para. 4, the required side yard width for a dwelling or other main building may be reduced one foot for each ten (10) feet by which the width of said lot is less than the minimum specified for its district, such width being measured across the lot at the required setback line or through that part of the building where the lot is narrowest, whichever distance is the greater; provided, however, that the side yard distance shall not be so reduced to less than sixty (60) per cent of the required minimum.

4.2.2 Projections.

1. Nothing herein shall prevent window sills, belt courses, eaves, chimneys and cornices not exceeding eighteen (18) inches in width from projecting into any required yard or other required open space nor uncovered steps and unroofed porches from projecting six (6) feet into required side yard width or ~~ten~~ (109) feet into required set back distance or required rear yard depth.

2. No unconditioned roofed porch shall project more than eight (8) feet into the required front yard setback.

Select Board for the Planning Board

AMEND THE ZONING MAP OF THE TOWN OF CANTON

Article 34 To see if the Town will vote to amend the Zoning Map of the Town of Canton Massachusetts dated April 2023 as follows, or take any other action related thereto:

By zoning as Central Business District that portion of the Business District running contiguously along Washington Street from Sherman Street to Capen Place and assigning separate and distinct nomenclature in the Zoning Map Legend to reflect this change.

Select Board for the Planning Board

AMEND THE ZONING BY-LAW SECTION 8.2 MULTIFAMILY DWELLINGS

Article 35 To see if the Town will vote to amend Zoning By-law Section 8.2 as follows:

1. To amend section 8.2.1 as follows.

8.2 MULTIFAMILY DWELLINGS

8.2.1 General. Multifamily dwellings authorized by special permit of the Zoning Board of Appeals are subject to the following requirements. This section does not apply to multifamily dwellings permitted as-of-right.

8.2.2 Requirements.

1. Such dwelling is located on a lot having an area larger than the minimum hereafter required for the construction of a single family house in the same district by an additional four thousand five hundred (4,500) square feet for each family in excess of one accommodated therein;
2. The lot has a total area of not less than two hundred seventeen thousand eight hundred (217,800) square feet
3. The lot has a minimum frontage of one hundred fifty (150) feet and at least two (2) separate means of ingress/egress. In instances where frontage is not continuous, each means of ingress/egress shall have a continuous frontage of not less than seventy-five (75) linear feet.
4. For premises containing more than four (4) dwelling units, in consideration of the increases in the otherwise permissible density of population or intensity of a particular use authorized pursuant to this Section 8.2, at least ten percent (10%) of the dwelling units, in no case less than one (1) unit, shall be deed restricted in perpetuity as "Affordable Units" as defined in the applicable regulations of the Department of Housing and Community Development.
5. Notwithstanding the prior subsections of this by-law, the Board of Appeals may, in a specific case, issue a special permit for a multifamily dwelling on a lot with a total area less than two hundred seventeen thousand eight hundred (217,800) square feet provided (a) such lot already has a dwelling or commercial building on it to be razed and replaced, and (b) the lot has an area larger than the minimum required for the construction of a single family house in the same district by an additional seven thousand (7,000) square feet for each family in excess of one accommodated thereon; and (c) the lot has a minimum frontage of seventy-five (75) feet.
6. In computing the size of the parcel all wetlands and flood plain areas shall be excluded.
7. No multi-family dwelling shall be constructed or externally enlarged except in conformity with a site plan bearing an endorsement of approval by the Board of Appeals. Said site plan shall show, among other things, a key location plan showing adjacent structures, all existing and proposed buildings, structures, parking area with spaces

designated, driveway openings, driveways and other open uses, all facilities for sewage disposal and for surface water drainage, and all landscape features (such as walks, fences, walls, planting areas) on the lot. Procedure for approval shall be in accordance with Section 10.5.

8. Independent Senior Living Apartments, age-restricted, but not considered an assisted living facility or long-term care facility shall be treated as a multi-family dwelling.

Select Board for the Planning Board

AMEND ZONING BY-LAW SECTION 3.1.4 TABLE OF USE REGULATIONS

Article 36 To see if the Town will vote to amend Zoning By-law Section 3.1.4 Table of Use Regulations to reflect the most current recommendations of zoning and planning staff and officials or take any other action related thereto:

TABLE OF USE REGULATIONS

- Y - Permitted as of right
- N - Prohibited
- BA - Special Permit/Board of Appeals
- PB - Special Permit/Planning Board
- SB - Special Permit/Select Board

1. To see if the Town will vote to amend Zoning By-law Section 3.1.4, Table of Use Regulations, Section A Residential Uses as follows, with bolded and underlined language indicating changes, or take any other action related thereto:

PRINCIPAL USE	SR	GR	B	CB	LI	LI (B)	LI (C)	I	POS
<i>A. Residential Uses</i>									
Single family dwelling	Y	Y	<u>N</u>	<u>N</u>	N	N	N	N	N
Two-family dwelling, if located on a lot having an area larger than the minimum hereinafter required for the construction of a single-family dwelling in the district by an additional two thousand (2000) square feet	N	Y	<u>N</u>	<u>N</u>	N	N	N	N	N

Assisted Living and/or Independent Living Facility ¹		N	BA	BA	BA	BA	BA	BA	N	N
Boarding or lodging house ³		N	BA	<u>N</u>	<u>N</u>	N	N	N	N	N
Mixed-Use building containing one (1) or two (2) dwelling units in combination with stores or other permitted uses, if located on a lot having a minimum area of ten thousand (10,000) square feet for the first dwelling unit and an additional two thousand (2,000) square feet for each dwelling unit in excess of one (1) accommodated therein subject to the condition that such building conforms to the lot area provisions applicable to a one family or two family house, respectively in the same district		N	N	Y	Y	N	N	N	N	N
Multi-family dwelling		N	BA	<u>N</u>	<u>N</u>	N	N	N	N	N

PRINCIPAL USE		SR	GR	B	CB	LI	LI (B)	LI (C)	I	POS
<i>A. Residential Uses – Cont'd</i>										
Multi-family dwelling or building containing three (3) or more dwelling units in combination with stores or other permitted uses, subject to the conditions that such building is located on a lot having an area larger than the minimum hereafter required for the construction of a single family dwelling in the same district by an additional three thousand (3,000) square feet for each family in excess of one (1) accommodated therein		N	N	Y	Y	N	N	N	N	N

1. See Section 8.2.2 and 8.7 for special regulations
2. See Section 8.3 for special regulations

The conversion and/or use of a single family dwelling existing on March 8, 1937, as a dwelling for not more than two (2) families, or as a convalescent or nursing home, boarding or lodging house, or tourist home, subject to Section 8.4		BA	BA	<u>BA</u>	<u>BA</u>	N	N	N	N	N
Short-term rental ⁵		Y	Y	Y	Y	N	N	N	N	N

1. To see if the Town will vote to amend Zoning By-law Section 3.1.4, Table of Use Regulations, Section B Exempt and Institutional Uses as follows, with bolded and underlined language indicating changes, or take any other action related thereto:

<i>B. Exempt and Institutional Uses</i>		SR	GR	B	CB	LI	LI (B)	LI (C)	I	POS
Exempt: uses exempted from prohibition by G.L. Chapter 40A, Section 3 ⁴		Y	Y	Y	Y	Y	Y	Y	Y	Y
Hospital, Long-term care facility, hospice, health care facility/clinic, or substance abuse detoxification or treatment center ⁵		N	N	N	N	BA	BA	BA	BA	N
Philanthropic, educational, or charitable institution, non-exempt		BA	BA	Y	<u>BA</u>	N	N	N	N	Y
Library, museum, art gallery or community building		Y	Y	Y	Y	Y	N	N	Y	N
Extension of existing cemetery		Y	Y	Y	<u>N</u>	Y	N	N	Y	Y
Recreational or water supply use of a governmental agency		Y	Y	Y	Y	Y	Y	Y	Y	Y
Public administration building, fire or police station		Y	Y	Y	Y	Y	Y	Y	Y	N

⁵ Subject to applicable State and Town registration, administrative regulations, and inspection requirements

2. As defined by M.G.L. Chapter 40A, Section 3

3. See Special Regulations Section 4.2.7 for in-patient facilities and Section 4.2.8 for out-patient facilities

Cultural use		N	N	N	N	BA	BA	BA	N	N
Other municipal uses		Y	Y	Y	Y	Y	Y	Y	Y	N
Essential services		BA	BA	BA	BA	BA	BA	BA	BA	N
Parkland Open Space or Recreational Uses		N	N	N	N	N	N	N	N	Y

1. To see if the Town will vote to amend Zoning By-law Section 3.1.4, Table of Use Regulations, Section D Recreational Uses as follows, with bolded and underlined language indicating changes, or take any other action related thereto:

<i>D. Recreational Uses</i>		SR	GR	B	CB	LI	LI (B)	LI (C)	I	POS
Golf course (but not including a golf driving range or "miniature" golf course), boat or canoe livery, riding academy or stable		BA	N	N	N	BA	BA	BA	N	Y
Golf driving range, "miniature" golf course, or other similar outdoor commercial recreation use (but not including an amusement park, drive-in theater or open-air facilities for "spectator sports" except where authorized by the Board of Appeals as hereinafter provided)		N	N	N	N	BA	BA	BA	Y	N
Theater, bowling alley, dance hall, or other place of indoor amusement		N	N	BA	BA	BA	BA	BA	BA	N
Health or exercise club		N	N	BA	<u>BA</u>	BA	BA	BA	N	N
Private club, lodge, or other non-profit social, cultural, civic or recreational use (but not including any use the chief activity of which is one customarily conducted as a business)		BA	BA	Y	<u>BA</u>	N	N	N	N	N
Limited Industrial Recreational Use		N	N	N	N	BA	BA	BA	N	N

1. To see if the Town will vote to amend Zoning By-law Section 3.1.4, Table of Use Regulations, Section F Commercial and Office Uses as follows, with bolded and underlined language indicating changes, or take any other action related thereto:

<i>F. Commercial and Office Uses</i>		SR	GR	B	CB	LI	LI (B)	LI (C)	I	POS
Kennel or veterinary facility or clinic		N	N	BA	N	Y	Y	Y	Y	N
Funeral parlor or undertaking establishment		N	BA	Y	<u>N</u>	N	N	N	Y	N
Business or professional office or agency, bank or other financial institution		N	N	Y	Y	BA	BA	BA	Y	N
Medical offices: offices of a doctor or dentist not a resident of the premises, or a group of such offices		N	N	Y	Y	BA	BA	BA	Y	N
Medical or Dental Labs		N	N	Y	Y	BA	BA	BA	Y	N
Office for executive or administrative purposes only		N	N	Y	Y	Y	Y	Y	Y	N
Educational use, nonexempt		N	N	BA	BA	BA	BA	BA	BA	N
Hotel or motel		N	N	BA	BA	BA	BA	BA	BA	N
General or personal service establishment		N	N	Y	Y	BA	BA	BA	Y	N
Medical Marijuana Facilities ⁶		N	N	N	N	N	N	N	BA	N
Trade Shop		N	N	Y	Y	Y	Y	Y	Y	N
Printing or publishing establishment, with not more than five thousand (5000) square feet of total floor area per establishment used for production and storage (exclusive of area used for office or sales purposes)		N	N	Y	Y	Y	Y	Y	Y	N
Printing or publishing establishment, without limitation on floor area		N	N	N	N	Y	Y	Y	Y	N
Parking area for which no fee is charged provided that such area is located on a lot directly adjacent to a Non-Residential District		N	SP	Y	Y	N	N	N	N	N
Telecommunication facilities		N	N	N	N	BA	BA	BA	BA	N

1. To see if the Town will vote to amend Zoning By-law Section 3.1.4, Table of Use

⁶ See Section 7.7 for special regulations.

Regulations, Section G Retail Uses as follows, with bolded and underlined language indicating changes, or take any other action related thereto:

<i>G. Retail Uses</i>	SR	GR	B	CB	LI	LI (B)	LI (C)	I	POS
Pharmacy or drug store	N	N	Y	Y	Y	Y	Y	Y	N
Recreational Marijuana Establishments	N	N	N	N	N	N	N	N	N
Store for the sale of goods at retail	N	N	Y	Y	BA	BA	BA	Y	N
Showroom for building supplies (including plumbing, heating and ventilation equipment), with storage limited to floor samples only unless additional storage is allowed by Special Permit granted by the Zoning Board of Appeals	N	N	Y	Y	N	N	N	Y	N
Salesroom for boats, trailers, trucks, farm implements, or machinery, with no repair services	N	N	<u>N</u>	<u>N</u>	N	N	N	Y	N
Wholesale office or showroom, with storage limited to floor samples only unless additional storage is allowed by Special Permit granted by the Zoning Board of Appeals	N	N	Y	Y	N	N	N	Y	N

1. To see if the Town will vote to amend Zoning By-law Section 3.1.4, Table of Use Regulations, Section H Motor Vehicle Related Uses as follows, with bolded and underlined language indicating changes, or take any other action related thereto:

<i>H. Motor Vehicle Related Uses</i>	SR	GR	B	CB	LI	LI (B)	LI (C)	I	POS
Salesroom for motor vehicles with no repair services except in a garage	N	N	<u>N</u>	<u>N</u>	BA	BA	BA	<u>BA</u>	N
Motor vehicle repair garage motor vehicle body repair and painting	N	N	<u>N</u>	<u>N</u>	BA	BA	BA	<u>BA</u>	N
Motor vehicle fuel facility and incidental retail facility not to exceed six hundred (600) square feet in size	N	N	N	<u>N</u>	BA	BA	BA	<u>BA</u>	N
Car wash	N	N	N	N	BA	BA	BA	N	N

1. To see if the Town will vote to amend Zoning By-law Section 3.1.4, Table of Use Regulations, Section I Light Manufacturing, Manufacturing and Related Uses as follows, with bolded and underlined language indicating changes, or take any other action related thereto:

<i>I. Light Manufacturing, Manufacturing and Related Uses</i>	SR	GR	B	CB	LI	LI (B)	LI (C)	I	POS
Scientific or research laboratory	N	N	N	N	Y	Y	Y	Y	N
Manufacturing	N	N	N	N	Y	Y	N	Y	N
Warehouse or distribution plant	N	N	N	N	<u>BA</u>	<u>BA</u>	<u>BA</u>	BA	N
Other warehouse or distribution plant	N	N	N	N	N	N		BA	N
Any retail or wholesale use which is incidental to and directly related to the products warehoused or shipped from the premises with said retail or wholesale use limited to not more than twenty-five percent (25%) of the premises or more than five thousand (5000) square feet, whichever is less.	N	N	N	N	BA	BA	BA	BA	N
Light manufacturing	N	N	N	N	Y	Y	Y	Y	N
Above or below grade structured parking pursuant to Section 7.2	N	N	N	BA	BA	BA	BA	BA	N

1. To see if the Town will vote to amend Zoning By-law Section 3.1.4, Table of Use Regulations, Section J Accessory Uses as follows, with bolded and underlined language indicating changes, or take any other action related thereto:

<i>J. Accessory Uses</i>	SR	GR	B	CB	LI	LI (B)	LI (C)	I	POS
Accessory use incidental to a permitted main use	Y	Y	Y	Y	Y	Y	Y	Y	N
Home occupation, non-intensive	Y	Y	Y	Y	N	N	N	N	N
Home occupation, intensive	BA	BA	Y	Y	N	N	N	N	N
Accessory Apartment in single family dwelling pursuant to Section 8.1	BA	BA	<u>BA</u>	<u>BA</u>	N	N	N	N	N
Family child care home	BA	BA	BA	BA	N	N	N	N	N
Family child care home, large	BA	BA	BA	BA	N	N	N	N	N
Adult day care	BA	BA	BA	BA	BA	BA	BA	BA	N

Accessory scientific uses		BA	BA	BA	BA	BA	BA	BA	BA	N
Automobile parking lot		N	N	Y	Y	N	N	N	Y	N
The keeping overnight of more than five motor vehicles, one of which may be a commercial vehicle. Such commercial vehicle shall not exceed a gross vehicle weight of twelve thousand, five hundred (12,500) pounds, or measure more than seven feet, six inches (7' 6") from the ground to the top of the roof, or measure more than twenty-one feet (21') from the front bumper to the rear bumper. For the purpose of this section no, so-called, pickup truck shall be deemed to be a 'commercial' vehicle. Nothing in this section shall be construed to prevent any person from bringing a commercial vehicle otherwise prohibited by this section into a residential neighborhood for the purpose of making a delivery, or performing work, or during lunchtime, or on an irregular basis		BA	BA	Y	Y	N	N	N	N	N

<i>J. Accessory Uses – Cont'd</i>		SR	GR	B	CB	LI	LI (B)	LI (C)	I	POS
The renting of rooms or the furnishing of table board in a dwelling to not more than two (2) persons other than members of the family (whether regular or transient)		Y	Y	N	N	N	N	N	N	N
Greenhouse, tool shed, playhouse, tennis court, boat house, or other similar building or structure for domestic storage or use.		Y	Y	N	N	N	N	N	N	N
Parking Garage pursuant to Section 7.2		N	N	N	N	BA	BA	BA	N	N
Drive-in or drive-through facilities		N	N	BA	BA	BA	BA	BA	BA	N
Short-term rental ⁶		Y	Y	Y	Y	N	N	N	N	N

⁶ Subject to applicable State and Town registration, administrative regulations, and inspection requirements

Select Board for the Planning Board

***APPROPRIATE FUNDS TO MEET EXPENSES FOR NEXT FISCAL YEAR
(FY25)***

Article 37 To see what sums of money the Town will vote to raise and appropriate, transfer from Free Cash, transfer from any available funds or borrow pursuant to any applicable statute to meet the expenses of the next fiscal year starting July 1, 2024 and ending June 30, 2025 for the various Town Boards, Committees, Departments and Agencies, or to take any other action related thereto.

Select Board

And you are hereby directed to serve this warrant by posting attested copies at the Post Office and at not less than six other public places at least sixty days before the day the said meeting is held.

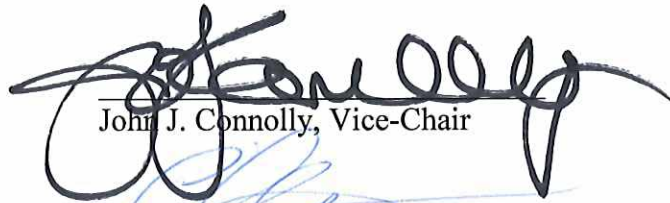
Hereof fail not, and make due return of this warrant with your doings thereon to the Town Clerk before the day the said meeting is held.

Given under our hands and seals this 6th day of February in the year two thousand and twenty four.

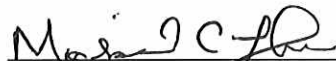
Select Board,
Town of Canton




Thomas W. Theodore, Chair



John J. Connolly, Vice-Chair



Michael C. Loughran, Clerk



Christopher M. Albert, Member



John R. McCourt, Member