

Information Sheet:

Town of Colrain Zoning Bylaw Re codification

The Colrain Zoning Bylaw is in dire need of reformatting and reorganizing. Prior to addressing any substantive changes, the Planning Board wants to reformat and reorganize the current bylaw so when it begins to review any desired substantive changes, it is doing so from an organized, up to date, readable and understandable document. The Planning Board is aware that bona fide disagreements may arise over substantive changes to any zoning bylaw and the Board took effort to avoid proposing any such changes in the Re codification that may jeopardize the simple reformat and reorganization that it is proposing. The Planning Board is ready and willing to take up any substantive issues once the Bylaw has been re codified.

With that awareness, the Planning Board is proposing a much needed reformat and reorganization of the Zoning Bylaw without substantive changes to the meaning of intent of the document. The intent of this proposed bylaw is to clean-up and reorganize the current (2018) bylaw to a better organized and more user friendly document. To this end, the Planning Board has limited the number of changes to those which address the issues discussed below.

Two documents are attached to this information sheet to assist your review of the proposed re codification. 1) Current (2018) Bylaw with proposed changes noted.* 2) Intact proposed Bylaw*.

****note: These two documents are for explanation purposes only. The official proposed draft can be found on the Town website or at the office of the Town Clerk.***

Issues With the Current Zoning Bylaw Addressed:

- Inconsistent outline form to be replaced with uniform numerical outline format.
- Font, type size indentations and line spacing have been altered.
- Sections reordered for for clarity.
- Table of contents expanded, reordered, and reference page numbers added.
- Definitions in various sections moved to the Definitions Section
- Table of uses expanded to cover uses added by amendment but not incorporated in the use table.
- New cover page added with Town Seal and a condensation of the amendment date listing.
- Errant editing notes removed.
- Inconsistent notation of acreage threshold resolved as per floor amendment 2014 Town meeting.
- Internal references as a result of reorganization or renumbering made consistent are adjusted in the reformatted draft.
- Redundant definition deleted. (Building Permit)
- Move (7.5.2.6.3.4) to section 4.5 Use regulations