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CITY OF AMESBURY, MA

CITY OF AMESBURY
IN THE YEAR TWO THOUSAND TWENTY-TWO

SPONSORED BY: *Councilor Roger Deschenes* BILL No. 2022-062
Councilor Roger Deschenes

An Ordinance to Amend the Amesbury Zoning Map and Zoning Bylaw to establish a Marijuana Overlay District (MCOB)

Summary: This ordinance to the amend the Amesbury Zoning Bylaw as previously outlined in Bill 2018-056 will:

- Revise the minimum acreage requirement for Outdoor Cannabis Cultivation from a minimum lot size of 100 acres to 15 acres that are located within the R-80 Zoning District, by special permit and Site Plan Review from the Planning Board.
- Revise the minimum lot frontage for Outdoor Cannabis Cultivation from 200 feet to 50 feet
- Revise the minimum yards (ft.) for Outdoor Cannabis Cultivation from 40/40/80 to 50 feet of frontage
- Revise the maximum building area from 10% to 20%

Be it Ordained by the City Council of the City of Amesbury assembled, and by the authority of the same, as follows:

That, in accordance with the provisions of City Council Bill No 2022- 062
In paragraph 9 of 2018-056, revise Section VI of the Amesbury Zoning Ordinance, table of Dimensional and Density Regulations as follows:

- Amend Column 2 "Minimum lot area": 100 acres shall be struck and shall be replaced with 15 acres
- Amend Column 3 "Minimum lot frontage": 200 feet shall be struck and shall be replaced with 50 feet
- Amend Column 9 "Maximim building area": 10% shall be struck and replaced with 20%.

District	Minimum Lot Area	Minimum Lot Frontage	Minimum Yards			Maximum Height (ft.)	Maximum Stories	Maximum Building Area (%)	Minimum Open Space (%)
			Front (ft.)	Side (ft.)	Rear (ft.)				
MCOD ¹⁴	100 Acres	200	40	40	80	35	2.5	10	70