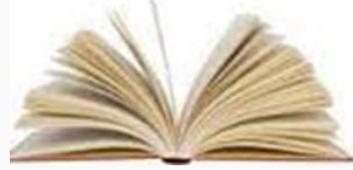


Town of Hudson



Zoning By-Laws Update- Fact Sheet

Background

Did you know that the Hudson Zoning By-laws has not undergone a comprehensive update since 1957, and has been amended over 200 times since? In 2015, Town Meeting funded a comprehensive update of the Town's Zoning By-laws. The goal of this effort was to create a document that 1) respects the character of Hudson'; 2) is easy for all users to understand, navigate, and interpret; 3) provide a framework that is predictable yet flexible enough to accommodate amendments over time; and 4) is consistent with State and Federal statutes.

New Additions to the By-laws

New components have been added to the By-laws to not only enhance the user experience, but help the Building Commissioner with zoning enforcement issues, and reflect new land uses over the past 60 years. New components include the following:

- updated land-use definitions
- a solar by-law;
- a drive-through by-law;
- updated parking requirements by land-use;
- a table of land uses by zoning district;
- the consolidation of zoning districts
- the digitization of the Zoning Maps and;
- clarity to the section on non-conforming uses and structures.

Changes to the By-laws

A whole new updated and reformatted zoning booklet has been created, which looks different from the current zoning booklet used today. It should be noted that there are no substantive changes being proposed as part of the By-laws update. **All zoning district and overlay district regulations will remain exactly the same as they are today.** One district boundary tweak is being proposed for the Downtown Zoning district to include the Armory and Robinson's Hardware properties, and two minor boundary corrections are being proposed for consistency purposes.

Copies of all the materials are located online at www.townofhudson.org , the Town Clerk's Office, the Planning and Community Development Department, and the Board of Selectmen's Office. Planning Staff from the Planning and Community Development Department are available to answer any questions you may have regarding this update.



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