

Council Order: 2022-038

**Introduced By: Council President William Alexopoulos
July 25, 2022**

**Request for the Town Council to Initiate
An Amendment to the Randolph Zoning Ordinance –
Chapter 200 of the General Code of the Town of Randolph –
Concerning Density Requirements in the Union Crossing Transit District
Pursuant to M.G.L. ch. 40A, sec. 5**

That the Town Council of the Town of Randolph hereby initiates an amendment to the Randolph Zoning Ordinance, Chapter 200 of the General Code of the Town of Randolph, pursuant to M.G.L. ch. 40A, Section 5, concerning density requirements in the Union Crossing Transit District and hereby amends the Zoning Ordinance as follows:

1. Zoning § 200-14.3(F), which currently reads as follows, is hereby deleted:

F. Development intensity.

- (1) The maximum residential density of a UCTD project shall be fifteen (15) dwelling units per acre.

2. A new zoning § 200-14.3(F) is hereby inserted, as follows:

F. Development intensity.

- (1) The maximum residential density of a UCTD project shall be fifteen (15) dwelling units per acre.
- (2) Permitted basic density shall be calculated as follows:
 - a. Total area of the lot(s) less any land within a body of water or situated within a wetland or within fifty (50) feet of a bordering vegetated wetland (BVW).