

March 23, 2010

Michael Bouchard, Town Clerk
Town Hall
173 Main Street
Groton, Massachusetts 01450

Re: **Public Hearing – Proposed Zoning Amendments**

Dear Mr. Bouchard:

In accordance with the provisions of Chapter 40A, § 5, M. G. L., the Groton Planning Board will hold a public hearing on **Thursday, April 15, 2010 at 7:30 PM** in the Town Hall, 173 Main Street (second floor meeting room), to consider the following proposed zoning amendments:

Article 14. To see if the Town will vote to amend the Code of the Town of Groton, Chapter 218 Zoning, by deleting the words “Highway Surveyor” from all sections and inserting in their place the words “Director of Public Works”, or to take any other action relative thereto.

Article 15. To see if the Town will vote to amend the Code of the Town of Groton, Chapter 218 Zoning, by deleting Section 218-29 Floodplain District regulations in its entirety and by inserting in its place the following new section:

Section 218-29 Floodplain District regulations

A. The Floodplain District is herein established as an overlay district. The District includes all special flood hazard areas within the Town of Groton designated as Zone A and, AE, on the Middlesex County Flood Insurance Rate Map (FIRM) issued by the Federal Emergency Management Agency (FEMA) for the administration of the National Flood Insurance Program. The map panels of the Middlesex County FIRM that are wholly or partially within the Town of Groton are panel numbers 25017C0068E, 25017C0069E, 25017C0087E, 25017C0088E, 25017C0089E, 25017C0091E, 25017C0093E, 25017C0094E, 25017C0113E, 25017C0182E, 25017C0184E, 25017C0201E, 25017C0202E, 25017C0203E, 25017C0204E, 25017C0206E, 25017C0207E, 25017C0208E, 25017C0209E, 25017C0226E and 25017C0228E dated June 4, 2010. The exact boundaries of the District may be defined by the 100-year base flood elevations shown on the FIRM and further defined by the Middlesex County Flood Insurance Study (FIS) report dated June 4, 2010. The FIRM and FIS report are incorporated herein by reference and are on file with the Town Clerk, Planning Board and Building Commissioner. These maps, as well as the accompanying Flood Insurance Study, are incorporated herein by reference.

B. Development regulations. The following requirements apply in the Floodplain District:

(1) Within Zone A, where the base flood elevation is not provided on the FIRM, the applicant shall obtain any existing base flood elevation data, and it shall be reviewed by the Building Commissioner for its reasonable utilization toward meeting the elevation or floodproofing requirements, as appropriate, of the State Building Code, for alterations and improvements to existing structures.

(2) No building or structure shall be erected in the one-hundred-year floodplain designated as Zones A and Zone A and AE on the Flood Insurance Rate Map

Or to take any other action relative thereto.

Copies of the proposed zoning amendments and maps are on file in the Town Clerk's office in the Town Hall. The Town of Groton does not discriminate on the basis of disability. Further, a signed translation of this public hearing will be provided for the hearing impaired upon request by contacting the Planning Board at (978) 448-1105 at least one week prior to the hearing.

GROTON PLANNING BOARD

Raymond Capes
Chairman

cc: Board of Selectmen, Board of Appeals, Board of Assessors, Board of Health, Building Inspector, Conservation Commission, Police Chief, Fire Chief, Highway Surveyor, Electric Light Department, Tax Collector, Water Department, Sewer Department, planning boards of Ayer, Dunstable, Littleton, Pepperell, Shirley, Townsend, Tyngsborough, and Westford; Montachusett Regional Planning Commission, DHCD-Department of Community Affairs, *The Groton Herald* (March 26 and April 2, 2010 issues)