



ORDER 2020-033-004
REQUEST OF THE CITY COUNCIL

UPON THE REQUEST OF THE CITY COUNCIL, THE CITY OF FRAMINGHAM, THROUGH THE FRAMINGHAM CITY COUNCIL, IT IS SO ORDERED:

That, after lengthy discussion, the City Council votes to **override** the Mayor's veto of ***A Temporary Moratorium on New Construction and New Applications for Multi-Family Dwellings within the City of Framingham.***

Therefore, in accordance with this override, the City Council votes to add a new Paragraph F to Section I. General, and a new section 10 to General Ordinances Article VIII, thereby imposing a Temporary Moratorium on New Construction and New Applications for Multi-Family Dwelling Construction within the City of Framingham, each section containing the following language:

1. a. This moratorium shall cease all new construction and new applications blanketing those uses defined as multi-family developments in all districts in which multi-family uses are permitted by right and by special permit. This moratorium does not prohibit the construction of duplex units in districts that are currently allowed.

b. The purpose of this temporary moratorium is to allow for a reasonable time period to pause new construction of multi-family developments in consideration of the 1,410 new units that have been permitted since August 4, 2016 to February 27, 2020, with 876 being permitted in the Central Business District.

c. Such pause during this time where there is a current Covid-19 pandemic causing a shelter in place order by the Commonwealth of Massachusetts provides the environment to conduct the necessary studies to prepare a plan going forward. Such pause provides the City of Framingham the necessary reasonable time period to study and address those critical ongoing issues of concerns regarding traffic and transportation management, public safety, housing needs and associated impacts that can be substantively examined and addressed without causing harm to the ongoing initiative of revitalization of the City.

City of Framingham

The City Council of Framingham



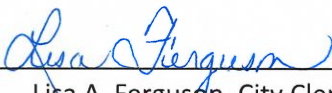
d. The duration for such Moratorium shall be for a period of two hundred and seventy (270) days, such time period to toll beginning at the adoption date of this Moratorium signed into Order and the end date to be midnight of the two hundred and seventieth day. If an extension is needed to complete the studies and plans needed to be in place to proceed with economic development plans, such extension will not be longer than an additional ninety (90) days.

It is noted that said moratorium is intended to allow time to develop implementation plans relative to economic development and traffic and transportation plans.

YEAS: Bryant, Cannon, Case, King, Leombruno, Long, Ottaviani, Shepard, Stefanini, Steiner, Stewart-Morales
NAYS: None
ABSTAIN: None
ABSENT: All Members were present in meeting room or via teleconferencing

PASSED IN COUNCIL: SEPTEMBER 15, 2020

A TRUE RECORD, ATTEST:



Lisa A. Ferguson, City Clerk
Emily L. Butler, Assistant City Clerk



Date Approved

Yvonne M. Spicer, Mayor

Date Approved