

ARTICLE 40 AMEND ZONING BYLAW- SUSTAINABLE RESIDENTIAL INCENTIVES (Citizen Petition)

To see if the Town will vote to create zoning incentives for environmentally responsible residential construction and major renovation by establishing energy efficiency, sustainability, and on-site fossil-fuel use standards that permit construction and major renovation based on reduced Gross Floor Area (GFA) tiers up to no more than the current maximum allowable GFA; or act in any other manner in relation thereto.

(Inserted by Cynthia Arens and 9 or more registered voters)

DESCRIPTION: This article would create zoning incentives to encourage residential construction and major renovations consistent with the Town's emission reduction and sustainability goals by:

- a. Defining performance standards for energy efficiency, sustainability, and on-site fossil-fuel use, and;
- b. Reducing allowable Gross Floor Area for unsustainable residential construction and major renovations, and;
- c. Providing tiered gross floor area incentives, up to current allowable limits, for residential construction and major renovations that meet the defined higher performance standards.