

MBTA Community Information Form

Please complete the MBTA Community Information Form to satisfy the How to Comply for 2022 requirements related to MGL chapter 40A Section 3A, sometimes referred to as "MBTA Communities." Please read the instructions below and complete this online form.

This form applies only to the 175 "MBTA Communities" as described in the How to Comply for 2022 requirements issued on December 15, 2021, which can be viewed [here](http://www.mass.gov/mbtacomunities) (www.mass.gov/mbtacomunities). Please scroll down to begin filling out the form.

MBTA Communities that do not complete this information form as required by the Interim Compliance Requirements will lose eligibility to FY 23 MassWorks and Housing Choice Community grants and Local Projects Funding under the Local Capital Projects Fund established in MGL c. 29, §2E.

The DEADLINE to submit this MBTA Community Information form is 5:00 p.m. May 2, 2022

This is NOT the place to provide comments on the DRAFT Compliance Guidelines for Multi-family Districts Under Section 3A of the Zoning Act (DRAFT Compliance Guidelines)
Please use this [link](http://www.mass.gov/mbtacomunities) (www.mass.gov/mbtacomunities) to find that online comment form.

If you have questions about the MBTA Community Information form submittal process, contact Chris Kluchman at chris.kluchman@mass.gov

1. What is your Municipality*

Choose from the drop down list

2. Name of person filling out this form*

First Name*

Last Name*

3. Title of person filling out this form*

4. Email of the person filling out this form*

5. Phone number of the person filling out this form*

5.a Will the person filling out this form ALSO be responsible to ensure compliance with section 3A of c40A and/or lead a committee that will undertake compliance with section 3A of c.40A?? *



Yes



No

If No to question 5a:

5.b.1 Provide the name of the person who will be responsible for compliance with section 3A of c40A?*

	First Name*
	Last Name*

5.b.2 Provide the email for the person who will be responsible for compliance with section 3A of c40A?*

Answer to the best of your ability at this time

5.b.3 Provide the phone number for the person who will be responsible for compliance with section 3A of c40A?*

Answer to the best of your ability at this time

Section 2 - Community Information

6. Does your municipality have any land area within 0.5 miles of a public transit station, defined as a Subway station, Commuter rail station, Ferry terminal or Bus station. Note: the definition of "Bus Station" in the Draft Guidelines: "Bus station" means a building located at the intersection of two or more public bus lines, within which services are available to bus passengers; provided that a bus station does not include a shelter or other structure without walls and a foundation.*

☐ Yes ☐ No

Note: See Section 9 of the Draft Guidelines for details on measuring 0.5 miles from a transit station. Find Draft Guidelines here: www.mass.gov/mbtacommunities

If Yes to questions 6:

6.a. What is the name of the public transit station most likely to be the location of the multifamily zoning district that will comply with the Draft Guidelines? *

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Note: Draft Guidelines require the multifamily zoning district to be within 0.5 miles from only one public transit station as long as it meets other criteria

6.a.1. Are there any known obstacles (not including existing zoning regulations) to developing multifamily projects on land within 0.5 miles from this public transit station?*

☐ Yes ☐ No

If more than one public transit station in your municipality, answer for the one you listed in question 6.a.

If NO to questions 6:

6.a. Does your municipality have areas of concentrated development, village center, mixed use or commercial district(s), especially areas served by public transit where future multifamily

development would be consistent with any of these smart growth principles: Mix land uses; Take advantage of compact building design; Create a range of housing opportunities and choices; Create walkable neighborhoods; Foster distinctive, attractive communities with a strong sense of place; Preserve open space, farmland, natural beauty, and critical environmental areas; Strengthen and direct development towards existing communities; Provide a variety of transportation choices; Make development decisions predictable, fair, and cost effective; Encourage community and stakeholder collaboration in development decisions. *

☐ Yes ☐ No

For a more information about these smart growth principles, see <http://smartgrowth.org/smart-growth-principles>

7. Does your municipality have any zoning district(s) where multifamily development of 15 units/gross acre is allowed as of right without age restrictions and without restrictions on the number of bedrooms?*

☐ Yes, one district ☐ Yes, more than one district ☐ No ☐ Unsure

If “Yes one district” to question 7:

7.a. Please provide a link to your zoning bylaw or ordinance.

If you do not have your zoning online, upload the zoning below

7.a.1. If you do not have a link to your zoning, please upload it here

7.b. What is the name of the zoning district you believe complies with the requirements of section 3A of c.40A?*

7.c. Is the district 50 acres or more?*

☐ Yes ☐ No

7.d. Is any part of the existing district within 0.5 miles of a qualifying public transit station?*

☐ Yes ☐ No

Note: See Section 9 of the Draft Guidelines for details on measuring 0.5 miles from a public transit station. www.mass.gov/mbtacommunities

7.e. Is more than half of the district covered by water bodies, wetlands, or permanently protected open space, or subject to any other development restrictions (not including existing zoning regulations)? *

☐ Yes ☐ No ☐ Unsure

Note: See Section 9 of the Draft Guidelines for details on measuring 0.5 miles from a public transit station. www.mass.gov/mbtacommunities

If “Yes more than one district” to question 7:

7.a. Please provide a link to your zoning bylaw or ordinance.

If you do not have your zoning online, upload the zoning below

7.a.1. If you do not have a link to your zoning, please upload it here

7.b. What is the name of the zoning district you believe complies with the requirements of section 3A of c.40A?*

7.b.1. What is the name of the second zoning district you believe complies with the requirements of section 3A of c.40A?*

If more than 2 districts meet the criteria, name all compliant districts

7.c. Is the district 50 acres or more?*

☐ Yes ☐ No

7.c.2. Is the second district 50 acres or more? *

☐ Yes ☐ No

7.d. Is any part of the existing district within 0.5 miles of a qualifying public transit station?*

☐ Yes ☐ No

Note: See Section 9 of the Draft Guidelines for details on measuring 0.5 miles from a public transit station. www.mass.gov/mbtacomunities

7.d.1. Is any part of the existing second district within 0.5 miles of a qualifying public transit station?*

☐ Yes ☐ No

Note: See Section 9 of the Draft Guidelines for details on measuring 0.5 miles from a public transit station. www.mass.gov/mbtacomunities

7.e. Is more than half of the district covered by water bodies, wetlands, or permanently protected open space, or subject to any other development restrictions (not including existing zoning regulations)? *

☐ Yes ☐ No ☐ Unsure

Note: See Section 9 of the Draft Guidelines for details on measuring 0.5 miles from a public transit station. www.mass.gov/mbtacomunities

7.e.1. Is more than half of the second district covered by water bodies, wetlands, or permanently protected open space, or subject to any other development restrictions (not including existing zoning regulations)? *

☐ Yes ☐ No ☐ Unsure

Note: See Section 9 of the Draft Guidelines for details on measuring 0.5 miles from a public transit station. www.mass.gov/mbtacommunities

8. In accordance with the How to Comply in 2022 requirements for MBTA Communities issued on December 15, 2021, MBTA Communities are required to hold a briefing about the Draft Guidelines at a meeting of the Select Board, City Council or Town Council prior to May 2, 2022. Have you held such a meeting? **

☐ Yes ☐ No

Note: How to Comply in 2022 requirements can be found here: www.mass.gov/mbtacommunities

If yes to question 8:

8.a. What was the date and time of the meeting?*

Month

Day

Year

Hour

Minute

AM/PM

8.b. Upload the Agenda for the meeting*

8.c. Upload the minutes of the meeting

If approved minutes are not yet available, please email them to housingchoice@mass.gov as soon as they are available

If NO to question 8:

Please note that non-compliance with the public meeting requirement in the **Interim Compliance Requirements for MBTA Communities** means that your community will not be

eligible to apply for FY 23 MassWorks grants, FY 23 Housing Choice Community Grants, and Local Projects Funding established in MGL c. 29, §2E. Find the How to Comply in 2022 requirements at this [link](#).

Section 3 Technical Assistance and Next Steps

9. Please tell us what, if any, technical assistance you might need in order to comply with section 3A of c40A based on the Draft Guidelines issued on December 15, 2021.*

- ☐ We can draft multifamily zoning without technical assistance
- ☐ We can calculate multifamily capacity without technical assistance
- ☐ We need technical assistance to draft multifamily zoning
- ☐ We need technical assistance to calculate multifamily capacity
- ☐ Unsure whether we need technical assistance to draft multifamily zoning
- ☐ Unsure whether we need technical assistance to calculate multifamily capacity

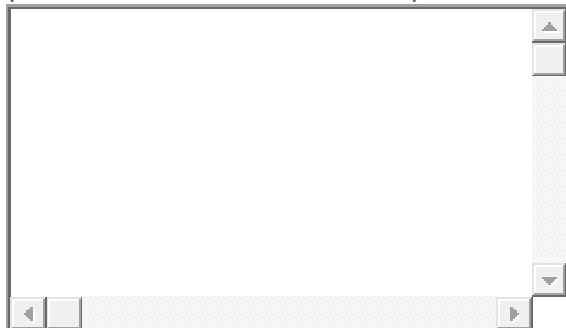
Select as many as apply

10. If your municipality needs Technical Assistance, please indicate which resources you prefer.*

- ☐ Support from your Regional Planning Agency
- ☐ Funding from a state agency
- ☐ Consultant procured by a state agency
- ☐ Model bylaw or ordinance
- ☐ Other:

Choose as many as you would like, if you chose Other, please give us information about that source of Technical Assistance

11. Use the space below to provide other information that you were unable to answer in the questions above. Please do not provide comments on Draft Guidelines here.



If municipality's GIS Parcel updates to MassGIS are over 2 years old, then questions 12, 13 and 14 appear:

12. According to MassGIS, your municipality has not submitted an update to its GIS Parcel map since before January 1, 2020. Up to date parcel maps are important to assist your community to calculate information in response to MBTA Compliance Criteria related to section 3A of c.40A, and to keep the Commonwealth's information systems up to date. You can read more about parcel map updates [here](#) and [here](#). To maintain interim compliance your municipality must submit a parcel update to MassGIS by **5:00 p.m. May 2, 2022**, please note, you will not use this form to submit parcel information.

Learn more about parcel mapping at: <https://www.mass.gov/service-details/maintaining-standardized-assessor-parcel-mapping> and <https://www.mass.gov/info-details/check-your-911-grant-eligibility-status>

To submit the parcel update, or if you have questions about it, please contact MassGIS staff Craig Austin craig.austin@mass.gov.

13. I am the CEO and I attest that we will submit a parcel update to MassGIS by 5:00 p.m. on May 2, 2022 or if we do not, I understand that failure to do so may means our municipality will not be eligible for FY 23 MassWorks and Housing Choice Community grants and Local Projects Funding under the Local Capital Projects Fund established in MGL c. 29, §2E. The funding is not available to municipalities that fail to submit a parcel update to MassGIS by 5:00 p.m. on May 2, 2022.

Learn more about parcel mapping at: <https://www.mass.gov/service-details/maintaining-standardized-assessor-parcel-mapping> and <https://www.mass.gov/info-details/check-your-911-grant-eligibility-status>

First Name: _____

Last Name: _____

14. Use the space below to provide us with a brief explanation about your municipality's parcel update.

Learn more about parcel mapping at: <https://www.mass.gov/service-details/maintaining-standardized-assessor-parcel-mapping> and <https://www.mass.gov/info-details/check-your-911-grant-eligibility-status>