

SENATE No. 809

The Commonwealth of Massachusetts

PRESENTED BY:

Patrick M. O'Connor

To the Honorable Senate and House of Representatives of the Commonwealth of Massachusetts in General Court assembled:

The undersigned legislators and/or citizens respectfully petition for the adoption of the accompanying bill:

An Act relative to 40B density.

PETITION OF:

NAME:

Patrick M. O'Connor

DISTRICT/ADDRESS:

Plymouth and Norfolk

SENATE No. 809

By Mr. O'Connor, a petition (accompanied by bill, Senate, No. 809) of Patrick M. O'Connor for legislation relative to 40B density. Housing.

The Commonwealth of Massachusetts

**In the One Hundred and Ninety-First General Court
(2019-2020)**

An Act relative to 40B density.

Be it enacted by the Senate and House of Representatives in General Court assembled, and by the authority of the same, as follows:

1 SECTION 1. Section 21 of chapter 40B of the Massachusetts General laws, as appearing
2 in the 2014 Official Edition, is hereby amended by adding the following paragraph:-

3 Applications may not contain a proposed project density that exceeds 4 times that
4 allowed under existing zoning, or 8 units per acre, whichever is greater. This limit may be
5 waived by the local board if the applicant agrees to a 10% cap on profits, or agrees to donate the
6 equivalent amount of money to the host community to be used for the construction of additional
7 low and moderate income housing units in the host community.