

## ZBA Bylaw Change

1/23/24

These changes would fall under Ayer Zoning Bylaw Section 3.2.A

Current Bylaw:

### § 320-3.2 **Board of Appeals.**

**A.** Establishment. There is hereby established a Board of Appeals. Membership, appointments, and terms of regular and associate members shall be made in accordance with Chapter 40A of the Massachusetts General Laws.

Proposed Change:

### § 320-3.2 **Board of Appeals.**

**A.** Establishment. There is hereby established a Board of Appeals. Membership, appointments, and terms of regular and associate members shall be made in accordance with Chapter 40A of the Massachusetts General Laws. **The Board of Appeals consisting of five (5) members and two (2) alternate members, who shall be residents of the Town of Ayer, shall be appointed as provided by M.G.L. c40A §12.**

Other language that existed in older bylaws:

*The Board shall act on all matters within its jurisdiction under this bylaw in the manner prescribed in said Section 12 of Chapter 40A and subject always to the rule that it shall give due consideration to promoting the public health, safety, convenience and welfare and to encouraging the most appropriate use of the land and conserving property values; and that it shall permit no building or use of land or building that is injurious, noxious, offensive or detrimental to a neighborhood, and it shall prescribe appropriate conditions and safeguards in each case. The Board of Selectmen of the Town of Ayer shall appoint the Zoning Board of Appeals.*