



TOWN OF ARLINGTON
DEPARTMENT OF PLANNING and
COMMUNITY DEVELOPMENT

TOWN HALL, 730 MASSACHUSETTS AVENUE
ARLINGTON, MASSACHUSETTS 02476
TELEPHONE 781-316-3090

MEMORANDUM

To: Greg Christiana, Town Moderator

From: Claire Ricker, Director, DPCD

Date: May 5, 2026

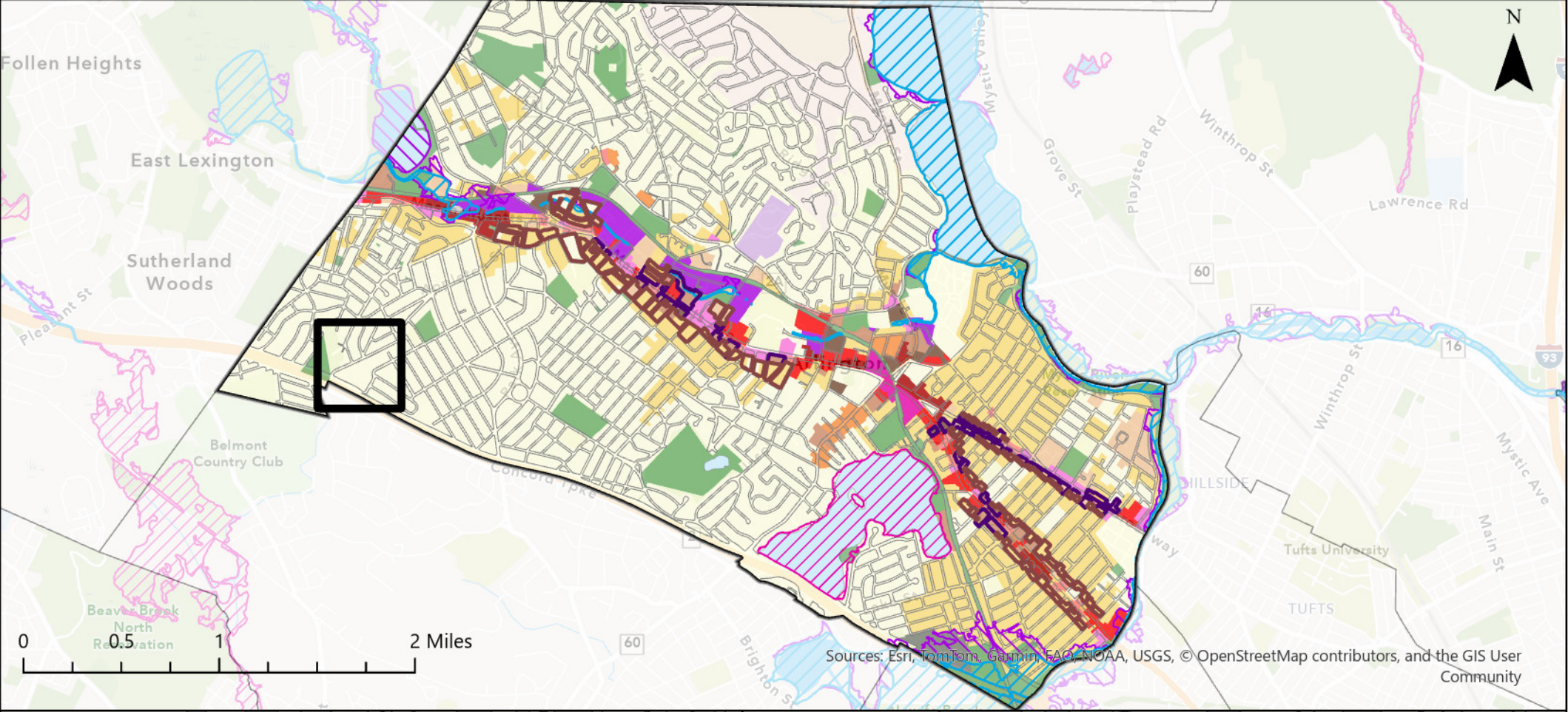
RE: Town Meeting Annotated Warrant attachment for Article 50

Attached is a zoning map to be added to the Annotated Warrant for Article 50. It was produced by the Town's GIS Director to show the parcel proposed for rezoning by Article 50.



Proposed R6 Zoning Changes

- Proposed Changes
- R1: Single Family
 - R6: Apartments Med Density
- Zoning Overlay Districts
- Mass Ave/Broadway Multi-Family Housing
 - Neighborhood Multi-Family Housing
- Floodplain Overlay (2025)
- A: 1% Annual Chance of Flooding, no BFE
 - AE: 1% Annual Chance of Flooding, with BFE
 - AE: Regulatory Floodway
- Zoning District
- B2: Neighborhood Business
 - B2A: Major Business
 - B3: Village Business
 - B4: Vehicular Oriented Business
 - B5: Central Business
 - I: Industrial
 - MU: Multi-Use
 - OS: Open Space
 - PUD: Planned Unit Development
 - R0: Large Lot Single Family
 - R1: Single Family
 - R2: Two Family
 - R3: Three Family
 - R4: Town House
 - R5: Apartments Low Density
 - R6: Apartments Med Density
 - R7: Apartments High Density
 - T: Transportation
 - W: Water
- Parcels with Assessor Info



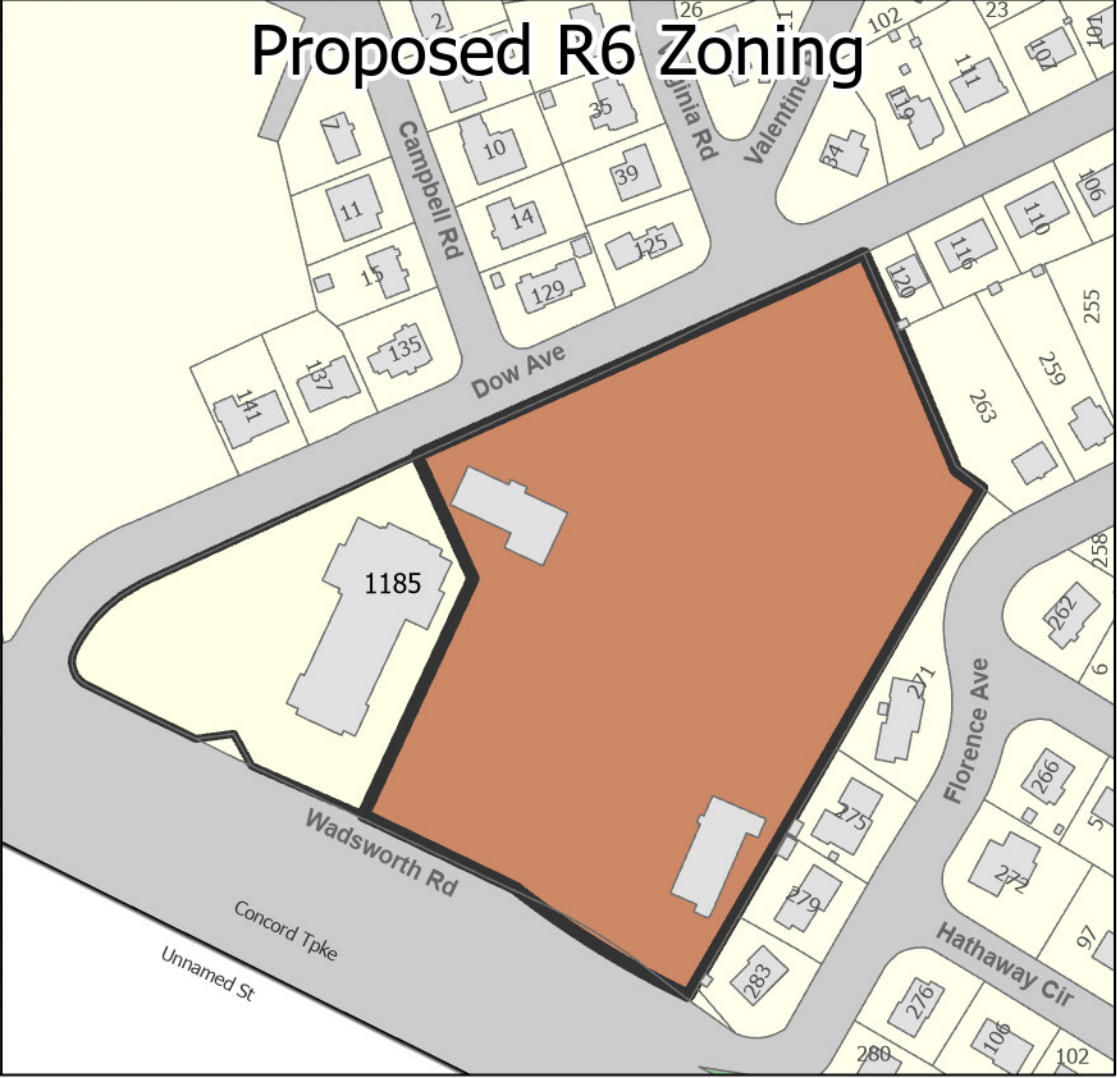
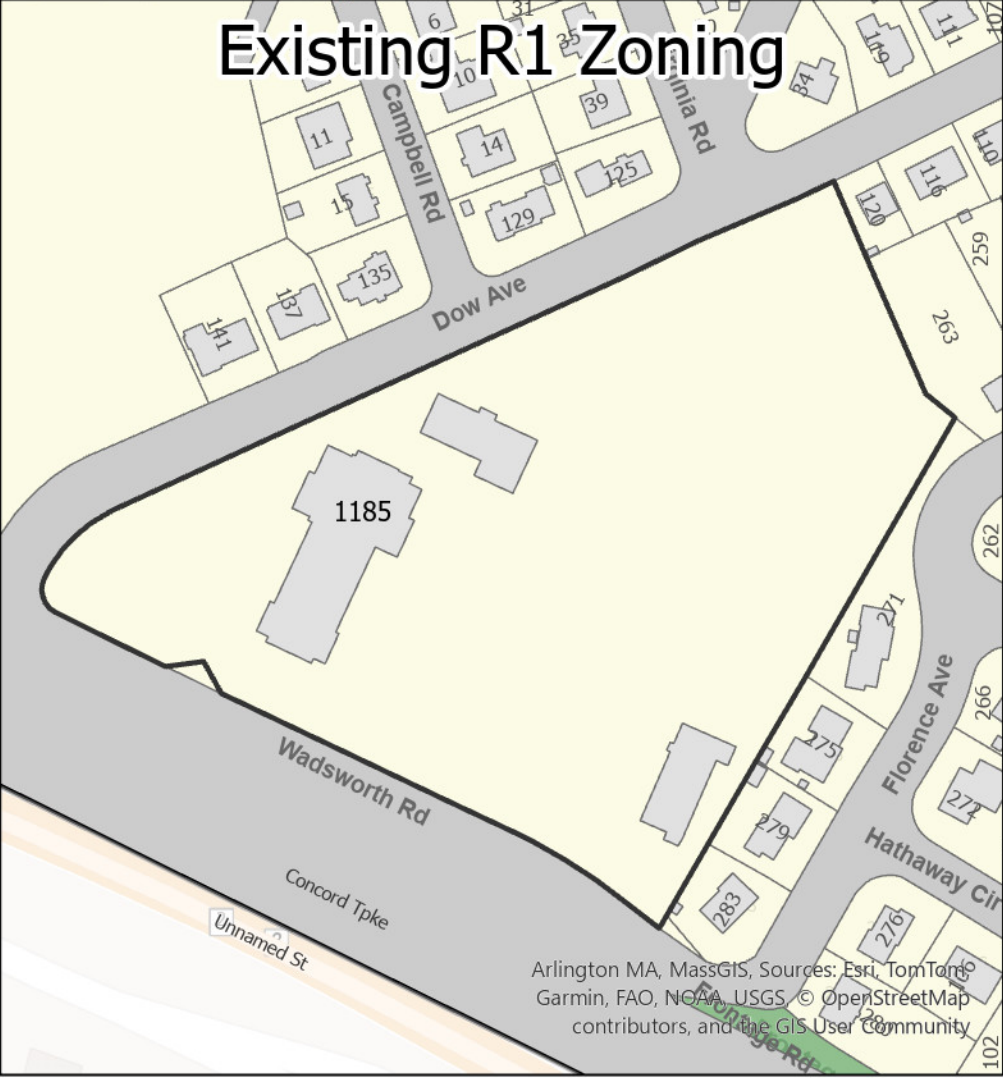
This map is representation of zoning districts and overlays with changes adopted at the April 2025 Town Meeting.

It shows the proposed 2026 article amendment to rezone a portion of Parcel 185.0-0001.0005.A, St Camillus Parish at 1185 Concord Turnpike, from R-1 to R-6.

Floodplain overlay A and AE represents the 100-year or 1% flood hazard area as defined by FEMA, based on the effective 7/8/2025 update.

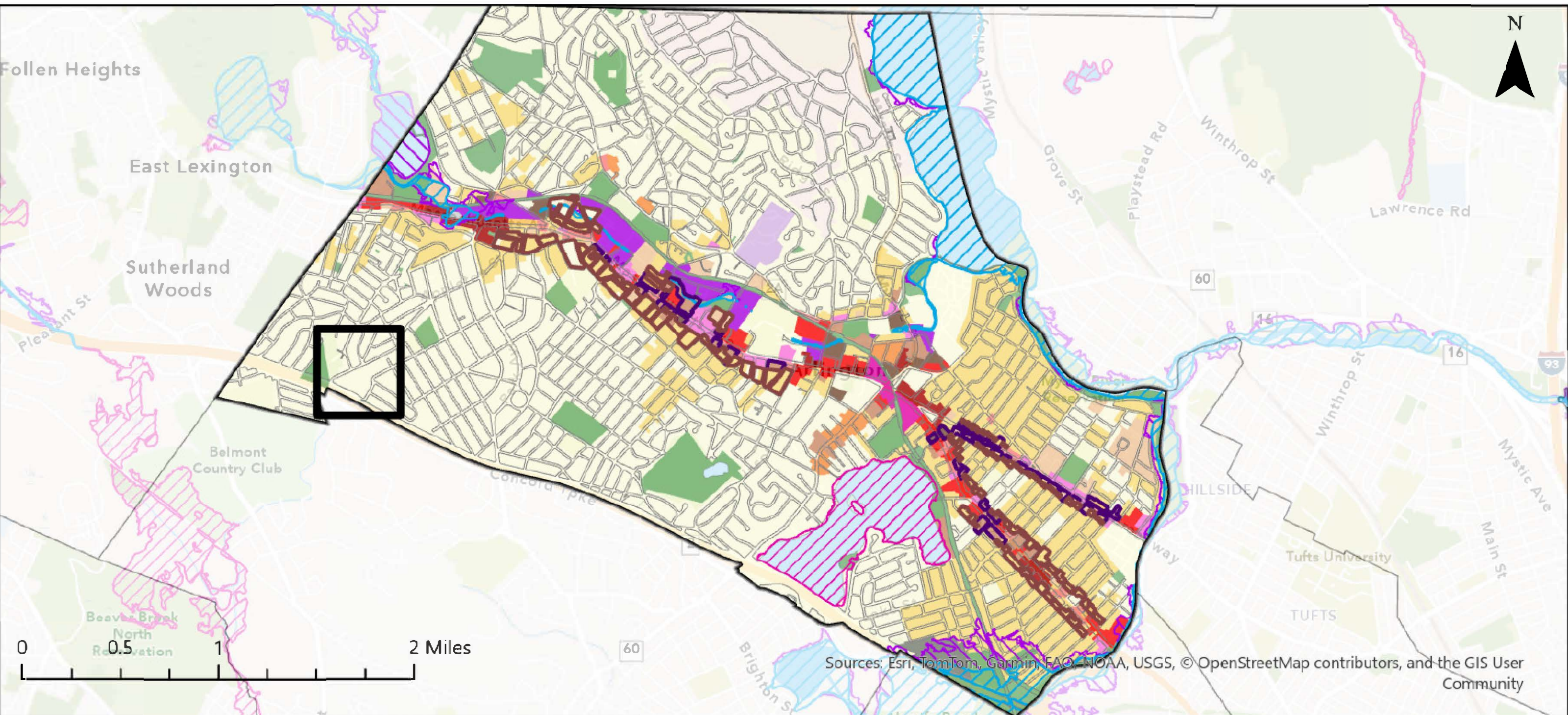
The information shown on this map is from the Arlington Geographic Information System (GIS) database and is intended for informational purposes only. The Town of Arlington has made reasonable efforts to ensure accuracy of the content, but does not guarantee the accuracy of the information. Users are responsible for determining its suitability for their intended use or purpose.

Map for planning purposes only, created by the Arlington GIS Office, last update 2/25/2026

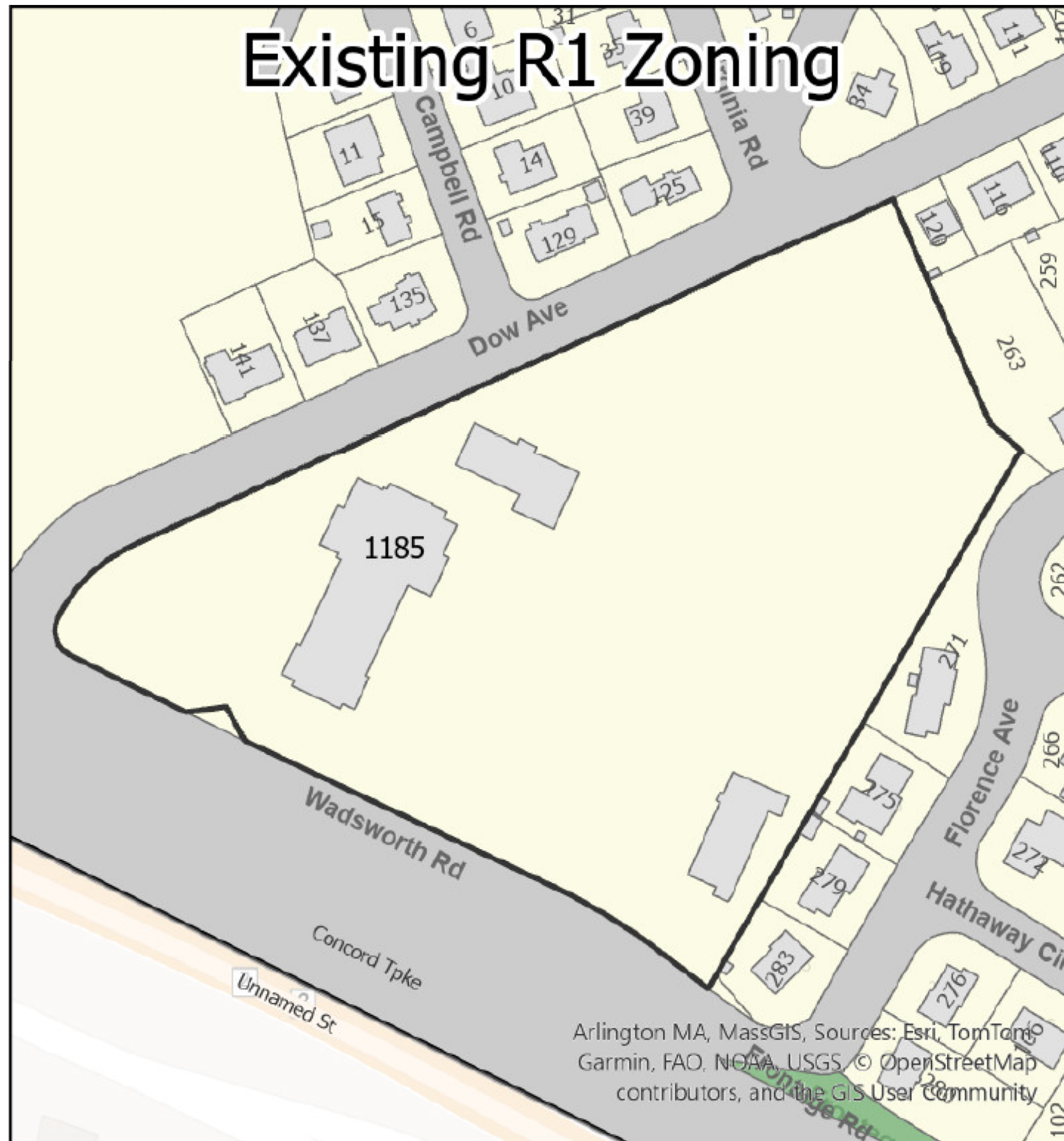


Article 50

Submitted by Claire Ricker, DPCD Director



Existing R1 Zoning



Proposed R6 Zoning

