

ORDINANCE NO. 2025-1 – FIRST PUBLICATION

CITY OF CAMBRIDGE

In the Year Two Thousand and Twenty-Five

AN ORDINANCE

That the Zoning Ordinance of the City of Cambridge be amended on a Zoning Petition by the City Council (Multifamily Housing Zoning Petition – Part One) to amend the Cambridge Zoning Map and Ordinance in Articles 2.000, 3.000, 4.000, 5.000, 6.000, 7.000, 8.000, 10.000, 11.000, 13.000, 14.000, 16.000, 17.000, 20.000, and 21.000 with the intent of: (1) removing zoning districts that are intended to permit single-family or two-family but not multifamily residences; (2) permitting multifamily and townhouse residences as-of-right in all zoning districts except Open Space and removing special requirements applicable to multifamily and townhouse residences; (3) removing dimensional requirements including minimum lot width and area and minimum lot area per dwelling unit, removing floor area ratio (FAR) limitations for residences, reducing minimum yard requirements for residences, and increasing height limitations for residences to permit four stories above grade in Residence C-1 Districts, with allowable increases up to six stories for inclusionary housing projects subject to certain limitations, and at least six stories above grade in all other districts except Open Space to allow for additional housing units beyond what is permitted under current zoning; (4) removing remaining references to minimum parking requirements; and (5) revising other parts of the Zoning Ordinance for internal consistency.

Passed to a second reading as amended at the
City Council meeting held on January 27, 2025
and on February 10, 2025 the question comes
on passage to be ordained.

Attest:- Diane P. LeBlanc
City Clerk

NOTE: Pursuant to the provisions of General Laws, Chapter 40, Section 32A, Tercentenary Edition, the ordinance as aforesaid which exceeds in length eight octavo pages of ordinary book print may be summarized for publication in a newspaper of general circulation in the city with the further provision that said Ordinance may be examined and obtained at the City Clerk's Office during office hours and that any objection to its invalidity by reason of any defect in the procedure of adoption may only be made within ninety days after the posting or the second publication.