



Strong Communities Depend on Healthy Community Design



Help Pass the Comprehensive Land Use Reform and Partnership Act (CLURPA)

Senate Bill 1019, by Sen. Jamie Eldridge and Rep. Stephen Kulik

Local zoning codes are the DNA of communities. However, in Massachusetts, the vast majority of these codes have not been updated in generations. Old zoning codes have too often promoted sprawl, pollution, social isolation, and stunted economic development, while at times prohibiting healthy land uses such as grocery stores.

Smarter zoning codes can help change this by promoting community features like:

- Mixed commercial-residential districts that can encourage walking and biking and increase community safety;
- Preservation of open space that promotes active recreation, conservation, and agriculture;
- Improved access to healthy food choices; and
- Reduced exposure to pollution.

These are features that help make our communities healthy, inclusive, and prosperous. These changes will benefit everyone, but will have the greatest impact on vulnerable populations, including kids, seniors, and people with disabilities. *In order to move toward local zoning codes that promote long-term health benefits, we must reform our state's out-of-date zoning laws.*

WHAT THE BILL DOES

Requires Communities To Plan for Health

- Requires that every city and town have a master plan – informed by community input – and that local zoning codes align with those master plans.
- As the blueprint of a community, zoning should reflect strong planning, including areas to protect as open space and areas in which to concentrate development around compact mixed commercial-residential districts.

Provides Priority Funding and Technical Assistance

- Creates a new *Partnership Communities* Program that will prioritize state funding and technical assistance for cities and towns that adopt higher standards consistent with state health, environmental, housing, and economic development goals.
- Master plans in these communities must be consistent with regional plans, in order to avoid inconsistent strategies across municipal lines within the same geographic region.

Provides New and Improved Tools for Communities

- Gives cities and towns new tools to review subdivision plans and to encourage walkable, bikeable streets and areas for play and recreation, while seeking to conserve open space.
- Formalizes guidelines for the impact fees – fees that developers pay to cities and towns that can support public transit, sidewalks, bike paths, and parks.

The Act FRESH Campaign. *F*resh *E*nvironments Support *H*ealth.

c/o Massachusetts Public Health Association, 434 Jamaicaaway, Boston, MA 02130 | 617-524-6696 x111 | mribble@mphaweb.org

www.mphaweb.org/actfresh.htm