Presented to the Community of Huntington, Massachusetts

The analysis determines developable square feet of commercial and industrial areas. For a district is estimated by averaging the FARs for the various potential land use types. The development potential is calculated for each zone and then aggregated by zoning category. The development potential is then multiplied by the number of developable acres to determine the total developable square feet. The developable square feet are then aggregated for each use category, including offices, retail, and industrial.

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The requirements. An effective floor area ratio (FAR) for all use categories (e.g., offices, retail, and industrial) is determined by the height limitations, maximum allowable percent lot coverage and parking requirements. The required amount of parking with each use is factored in.

Miscellaneous features that were determined to be undevelopable, an update of the most recent boundaries are utilized to different degrees. Additional layers are created that included buffers, flood zones, slope, soil, orthophotography, rail lines, road networks, and political boundaries.

The data sources include zoning, open space, municipal, and state data. Additional data sources include the Executive Office of Environmental Affairs, the Commonwealth of Massachusetts, the Massachusetts Highway Department, and federal sources. Zoning, open space, and municipal data were acquired from the Town of Huntington and used to create the map layers. The state data were acquired from the Executive Office of Environmental Affairs, the Commonwealth of Massachusetts, and the Massachusetts Highway Department. Federal data were acquired from various federal agencies.

The data were then used to create the map layers. The map layers include developed land as of 1998, additional development since 1998, undevelopable land, open space, municipally owned forests, and 100-year flood plains.

- Subdivisions were not researched.
- There are no Approved Zone II's or Interim Well Head Protection Areas.

Huntington, Massachusetts
MAP 1: Zoning and Absolute Development Constraints

Legend:
- Developed Land as of 1998
- Additional Development since 1998
- Undevelopable Land
- Open Space
- Municipally Owned
- Forests
- 100-Year Flood Plain

- Water Bodies
- 100-Year River Protection Area
- Highway
- Major Road
- Secondary Road
- Railroad

PDF Created January 30, 2002

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