
To accompany the petition of Albert Edwards for legislation relative to the effect of the adoption or amendment of zoning laws on a recorded subdivision plan and the filing of notice of waiver of certain rights relating thereto. Mercantile Affairs.

The Commonwealth of Massachusetts

In the Year One Thousand Nine Hundred and Fifty-Eight.

AN ACT RELATIVE TO THE EFFECT OF THE ADOPTION OR AMENDMENT OF ZONING LAWS ON A RECORDED SUBDIVISION PLAN AND THE FILING OF NOTICE OF WAIVER OF CERTAIN RIGHTS RELATING THERETO.

Be it enacted by the Senate and House of Representatives in General Court assembled, and by the authority of the same, as follows:

1 Section 7A of chapter 40A of the General Laws, inserted by
2 chapter 297 of the acts of 1957, is hereby amended by inserting
3 after the word "approval", in line 9, the words:—, unless the
4 owner or owners of fifty per cent of the land shown on such sub-
5 division plan waive his or their rights to such exemption in rela-
6 tion to a specific amendment and so notify the city or town clerk
7 and file such notice with the register of deeds or recorder of the
8 land court whichever is applicable, — so as to read as follows:—
9 *Section 7A.* Notwithstanding any other provision of law, no
10 amendment to any zoning ordinance or by-law shall apply to or
11 affect any lot shown on a definitive subdivision plan for residences
12 which has been previously approved by a planning board until a
13 period of three years from the date of such approval has elapsed;
14 provided, said lot complies with the provisions of the zoning
15 ordinance or by-law existing at the time of said approval, unless
16 the owner or owners of fifty per cent of the land shown on such
17 subdivision plan waive his or their rights to such exemption in
18 relation to a specific amendment and so notify the city or town
19 clerk and file such notice with the register of deeds or recorder
20 of the land court, whichever is applicable.

