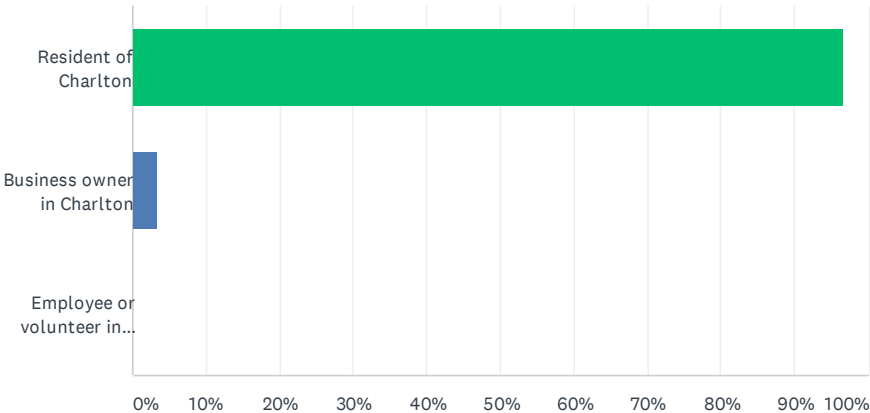


Q1 Help us understand who is taking this survey.

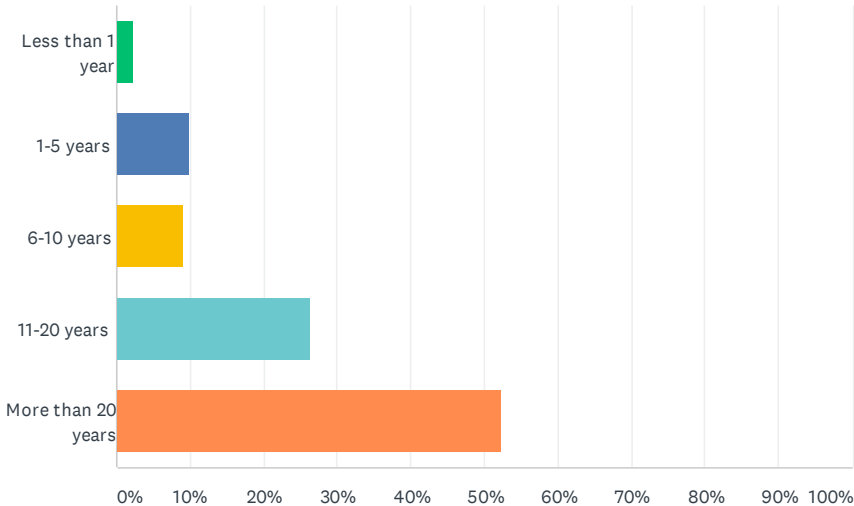
Answered: 213 Skipped: 1



ANSWER CHOICES	RESPONSES	
Resident of Charlton	96.71%	206
Business owner in Charlton	3.29%	7
Employee or volunteer in Charlton	0.00%	0
TOTAL		213

Q2 How long have you lived and/or worked in Charlton? Check one.

Answered: 212 Skipped: 2



ANSWER CHOICES	RESPONSES
Less than 1 year	2.36% 5
1-5 years	9.91% 21
6-10 years	8.96% 19
11-20 years	26.42% 56
More than 20 years	52.36% 111
TOTAL	212

Q3 What drew you to live or work in Charlton?

Answered: 200 Skipped: 14

Charlton Zoning Survey

#	RESPONSES	DATE
1	Charlton was a rural quiet farming community.	10/31/2020 10:40 AM
2	Happened to find a house that we liked and the town itself is nice.	10/31/2020 6:27 AM
3	Y	10/31/2020 4:13 AM
4	Rural community. Good school system	10/31/2020 2:13 AM
5	Affordable and on a main route to reach the surrounding highways.	10/31/2020 12:32 AM
6	School system.	10/30/2020 8:30 PM
7	Moving closer to family members after the lose of my spouse	10/30/2020 7:16 PM
8	Rural but close to Worcester	10/30/2020 1:43 PM
9	quiet	10/30/2020 3:46 AM
10	Grew up here and wanted to give back to the town. I am a retired town employee with 37 years service.	10/29/2020 10:57 PM
11	Loved the town	10/29/2020 9:53 PM
12	School	10/28/2020 10:06 PM
13	Location	10/28/2020 9:10 PM
14	Real estate prices were in our budget	10/28/2020 9:01 PM
15	Rural environment. Land to build our home.	10/28/2020 3:40 PM
16	Location on a lake	10/28/2020 12:38 PM
17	The town and taxes but now there getting to high	10/28/2020 12:22 PM
18	Rural setting	10/28/2020 8:20 AM
19	To move out of the city.	10/28/2020 8:01 AM
20	Good schools, low taxes and fresh air	10/28/2020 7:50 AM
21	Close to family.	10/28/2020 5:48 AM
22	Love the area, ease of access and wide open living	10/27/2020 11:06 PM
23	Born & raised here	10/27/2020 10:53 PM
24	Schools and neighborhood	10/27/2020 9:51 PM
25	Schools and country living	10/27/2020 7:28 PM
26	Quite and space	10/27/2020 3:38 PM
27	Cost	10/27/2020 1:37 PM
28	Grew up here	10/27/2020 12:06 PM
29	Schools	10/27/2020 11:38 AM
30	Purchased parents house	10/27/2020 10:14 AM
31	Property cost	10/27/2020 9:38 AM
32	Being a quiet rural town, good to own a home and raise a family	10/27/2020 8:04 AM
33	I was born and raised here it's home and always will be	10/27/2020 7:31 AM
34	Reasonable taxes back then, lots of farms	10/26/2020 11:30 PM
35	Location	10/26/2020 11:01 PM
36	Affordability Schools and rural atmosphere	10/26/2020 9:38 PM
37	Family	10/26/2020 9:12 PM
38	Country setting yet close to major routes to work	10/26/2020 9:04 PM
39	Country feel, good access to highways, and the school system	10/26/2020 7:22 PM
40	Land	10/26/2020 5:22 PM
41	Married someone already living here	10/26/2020 11:06 AM
42	St Joe's Church and the acreage for a new home	10/26/2020 8:05 AM
43	Schools, large plot sizes	10/25/2020 11:57 PM
44	Born here	10/25/2020 8:14 PM

Charlton Zoning Survey

45	Location	10/25/2020 1:22 PM
46	Agriculture zoned. Low taxes and good schools.	10/25/2020 8:31 AM
47	schools and cheapest property taxes	10/25/2020 7:51 AM
48	School system and taxes	10/25/2020 12:46 AM
49	Spouse grew up here.	10/24/2020 11:00 PM
50	The agricultural zoning of the land abutting our present home. We have no issue with living near farms and growing spaces	10/24/2020 7:24 PM
51	The locations to access many roadways and yet feel like I'm in the country. Also, you can get a bigger house and property in this town at an affordable price.	10/24/2020 4:13 PM
52	Land, accessibility, schools	10/24/2020 2:50 PM
53	Quiet and peaceful	10/24/2020 2:27 PM
54	Family town.	10/24/2020 12:35 PM
55	Rural	10/24/2020 10:57 AM
56	Affordability of purchasing a home	10/24/2020 8:43 AM
57	Privacy	10/24/2020 5:58 AM
58	Married resident	10/23/2020 10:31 PM
59	Price of property. Commute	10/23/2020 10:25 PM
60	Location, rural small town setting	10/23/2020 10:08 PM
61	Born and raised here	10/23/2020 9:04 PM
62	It's beautiful, quiet, people are great	10/23/2020 5:23 PM
63	Born and raised here	10/23/2020 2:00 PM
64	Family moved here in 1974	10/23/2020 12:28 PM
65	Liked the town.	10/23/2020 12:16 PM
66	The House we purchased in 1999.	10/23/2020 10:50 AM
67	Small town character	10/23/2020 9:19 AM
68	Schools , housing	10/22/2020 11:41 PM
69	Suburban and community	10/22/2020 11:06 PM
70	Grew up here as a child	10/22/2020 10:59 PM
71	Schools, rural character, cost of housing	10/22/2020 10:37 PM
72	Rural environment, agricultural living	10/22/2020 10:09 PM
73	I grew up in Charlton in my adolescent years. When my husband and I had the opportunity to purchase a waterfront home here, we jumped at the chance.	10/22/2020 9:23 PM
74	Low taxes, low growth.	10/22/2020 8:33 PM
75	Rural character, open space, good schools	10/22/2020 8:10 PM
76	My family moved here in 1953 and I am still here and raised my family here	10/22/2020 6:49 PM
77	Did not want to live in a city	10/22/2020 6:46 PM
78	Price of housing, perceptions of the schools	10/22/2020 6:06 PM
79	Country setting	10/22/2020 6:05 PM
80	School	10/22/2020 4:11 PM
81	family	10/22/2020 3:19 PM
82	Can do business environment.	10/21/2020 10:20 PM
83	Close to family	10/21/2020 10:06 PM
84	grew up here	10/20/2020 1:04 PM
85	Suburban atmosphere and lower tax rates	10/19/2020 10:15 AM
86	Central to Boston and providence	10/19/2020 8:44 AM
87	Peaceful quiet, low taxes	10/19/2020 7:13 AM

Charlton Zoning Survey

88	Good schools and character	10/19/2020 2:13 AM
89	Rural character, open and forested space, quiet and safe neighborhood	10/18/2020 9:36 PM
90	Land, schools	10/18/2020 9:19 PM
91	Location being central to Boston, Hartford and Providence	10/18/2020 9:16 PM
92	Beautiful countryside and quality of life	10/18/2020 9:10 PM
93	Friends and relatives	10/18/2020 8:14 PM
94	Property acquisition	10/18/2020 7:05 PM
95	Lived nearby liked the area	10/18/2020 6:18 PM
96	Job	10/18/2020 2:54 PM
97	low taxes, good schools, church	10/18/2020 2:43 PM
98	Location, schools	10/18/2020 1:38 PM
99	cost of housing, still close to highways	10/18/2020 11:46 AM
100	An affordable house.	10/18/2020 9:49 AM
101	Rural character good schools	10/18/2020 9:16 AM
102	Rural setting	10/18/2020 8:01 AM
103	Born here	10/18/2020 6:14 AM
104	Simply that it's rural, quiet, and has a great school system	10/17/2020 11:44 PM
105	Schools and housing affordability	10/17/2020 8:31 PM
106	It was cheap and we were able to buy a big piece of land. We couldn't do this in Sudbury	10/17/2020 4:52 PM
107	Schools	10/17/2020 2:53 PM
108	Born in Charlton.	10/17/2020 2:44 PM
109	Work	10/17/2020 2:43 PM
110	At the time, it was a quaint, quiet little town. That is not the case now. It has been ruined by solar farms, storage units, pot shops, a motocross/atv power plant/LNG facility/contaminated water/traffic. Zoning laws mean very little and are not enforced. Example: 30 houses on a way way in/out street, the regulation is 15 maximum.	10/17/2020 12:59 PM
111	Born and raised here	10/17/2020 11:48 AM
112	The school system and closer to family	10/17/2020 11:37 AM
113	School system Large lots	10/17/2020 11:20 AM
114	Rural and good schools	10/17/2020 10:53 AM
115	House for sale	10/17/2020 10:27 AM
116	Rural setting, home prices, community feeling.	10/17/2020 10:25 AM
117	Grew up in Dudley and liked the small town feel better than the city.	10/17/2020 10:23 AM
118	family	10/17/2020 9:08 AM
119	Quiet suburban town	10/16/2020 10:18 PM
120	A piece of land we could afford - this was in 1972. Land prices have gone up since then.	10/15/2020 6:38 AM
121	School system, that has since gone down hill.	10/14/2020 5:10 PM
122	Relocation to area for work	10/14/2020 1:20 PM
123	Open land, good schools, proximity to commute/highways	10/14/2020 5:22 AM
124	Commute, community, schools	10/13/2020 10:07 PM
125	It's bucolic nature, and small town, quiet charm.	10/13/2020 2:02 PM
126	Open area and location to major routes/highway	10/13/2020 1:16 PM
127	Raised and married here	10/13/2020 11:25 AM
128	Homesteading	10/13/2020 10:20 AM
129	Schools, country feel	10/12/2020 4:40 PM
130	Open space and low taxes	10/12/2020 11:21 AM
131	Peace and quiet life	10/12/2020 8:02 AM

Charlton Zoning Survey

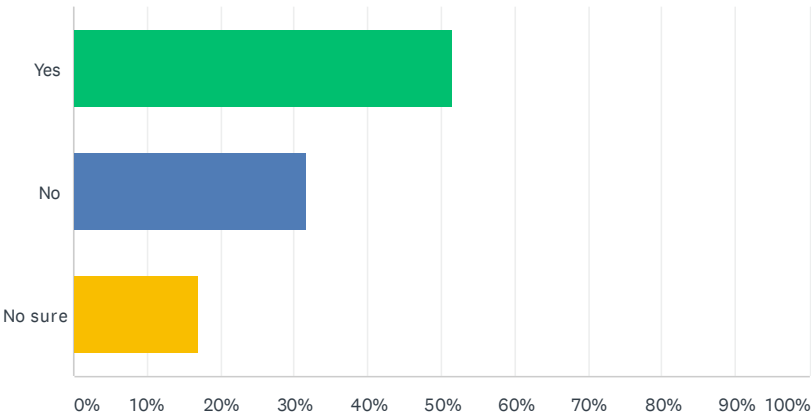
132	Rural character, access to highways	10/12/2020 6:34 AM
133	Agricultural zoning for horses	10/11/2020 6:31 PM
134	Community, low taxes, school district	10/10/2020 9:38 PM
135	Work had the most modern technology for medical instruments.	10/10/2020 1:00 PM
136	Family obligations. Nothing else.	10/10/2020 11:57 AM
137	Open space friendly people good schools	10/10/2020 11:01 AM
138	My parents	10/10/2020 10:48 AM
139	My family lived here	10/10/2020 10:47 AM
140	Came here with family as a child. Bought my childhood home from my parents. It is quiet, familiar. My kids like Bay Path.	10/10/2020 9:26 AM
141	Rural with excellent schools.	10/8/2020 9:36 PM
142	Grew up here	10/8/2020 12:01 PM
143	Small population, lots of land	10/8/2020 12:41 AM
144	The location is close to Worcester, nice quiet town with lots of green space. I liked the agricultural aspect too.	10/7/2020 7:47 PM
145	Good schools & low taxes	10/7/2020 7:44 PM
146	Location	10/7/2020 7:08 PM
147	Small town feel. Quiet and rural. Back in 1995 that is...	10/7/2020 6:49 PM
148	History of working in town	10/7/2020 6:06 PM
149	Loved the house, first and foremost. Also, I prefer living in more rural areas. Real estate prices here vs east of here was definitely a factor.	10/7/2020 11:06 AM
150	Rural area, schools and tax rates	10/7/2020 8:28 AM
151	I've always been here. I haven't left because my family is here, because I love the town, because even though it has grown it has kept the small farm town feel.	10/7/2020 6:31 AM
152	Way of life...open space...schools	10/7/2020 2:52 AM
153	Rural	10/6/2020 10:39 PM
154	I was born and raised here	10/6/2020 10:26 PM
155	Small town, nice suburban neighborhoods	10/6/2020 10:15 PM
156	Rural setting, natural beauty, lower taxes/cost of living, and proximity to CT, Boston and Worcester.	10/6/2020 9:32 PM
157	Small town, good schools, country living with access to towns and cities	10/6/2020 9:22 PM
158	Schools	10/6/2020 8:39 PM
159	Family & proximity to jobs	10/6/2020 8:27 PM
160	Location, small town	10/6/2020 8:18 PM
161	Great small town	10/6/2020 8:11 PM
162	Business location	10/6/2020 8:08 PM
163	Small town feel, low tax rate, great school district	10/6/2020 7:54 PM
164	Quiet neighborhoods, good schools, full-time police/fire/ ambulance	10/6/2020 7:35 PM
165	Friends	10/6/2020 6:53 PM
166	Parents lived here	10/6/2020 6:28 PM
167	Farm country living	10/6/2020 6:22 PM
168	married a native	10/6/2020 5:28 PM
169	Rural Community, liked the area.	10/6/2020 5:23 PM
170	Was raised in Charlton	10/6/2020 5:20 PM
171	The school system.	10/6/2020 4:58 PM
172	Marriage to Charltonite	10/6/2020 4:24 PM
173	School System - specifically the quality of special education available	10/6/2020 4:19 PM

Charlton Zoning Survey

174	Small town, close to bigger cities & major routes	10/6/2020 3:37 PM
175	My girlfriend has lived here all her life, and it's a nice town	10/6/2020 3:15 PM
176	Grew up in town and wanted to be close to family.	10/6/2020 3:00 PM
177	family and school system	10/6/2020 2:07 PM
178	Marriage	10/6/2020 1:56 PM
179	family	10/6/2020 1:27 PM
180	location	10/6/2020 1:23 PM
181	Location and the highly rated schools at that time (schools are no longer highly rated And facing a funding shortfall currently)	10/6/2020 1:01 PM
182	Location	10/6/2020 12:58 PM
183	Location relative to highway access	10/6/2020 12:33 PM
184	Affordable housing, low taxes, good schools.	10/6/2020 12:32 PM
185	The rural nature	10/6/2020 12:24 PM
186	Country quiet	10/6/2020 12:20 PM
187	Great schools. Housing was relatively inexpensive compared to other central MA towns at the time.	10/6/2020 12:06 PM
188	Nice town	10/6/2020 12:05 PM
189	born here	10/6/2020 12:05 PM
190	Location for work travel	10/6/2020 11:59 AM
191	Family and community	10/6/2020 11:34 AM
192	Born here	10/6/2020 11:04 AM
193	More space, country vibe.	10/6/2020 10:58 AM
194	Lots of open space	10/6/2020 10:52 AM
195	Schools	10/6/2020 10:49 AM
196	The quiet country town without BIG business like Auburn or Westboro. Hoping it remains this way.	10/6/2020 10:41 AM
197	Rural community	10/6/2020 10:37 AM
198	Grew up here	10/6/2020 10:32 AM
199	Summers on Glen Echo when I was little. Centrally located for both my husband's and my work	10/6/2020 10:28 AM
200	Proximity to work and family in western Mass	10/6/2020 10:27 AM

Q4 In your opinion, have land use patterns changed very much in the time you've lived/worked here?

Answered: 212 Skipped: 2



ANSWER CHOICES	RESPONSES	
Yes	51.42%	109
No	31.60%	67
No sure	16.98%	36
TOTAL		212

Q5 Can you describe the changes?

Answered: 96 Skipped: 118

Charlton Zoning Survey

#	RESPONSES	DATE
1	More housing and Industry less farming.	10/31/2020 10:41 AM
2	From having lots of woods to having big expensive homes everywhere.	10/31/2020 6:29 AM
3	No more farms. A lot of housing developments, Solar Farms, more business and a lot of traffic.	10/31/2020 12:35 AM
4	A lot of history lost, a lot of chain operations like McDonald's, Dunkins, multiple banks, nothing that contributes to the character of the town.	10/30/2020 8:32 PM
5	So many solar farms	10/30/2020 1:44 PM
6	more traffic	10/30/2020 3:46 AM
7	I like the residential zoning requiring larger lot sizes. We are a bedroom community but have to offset that with an industrial tax base.	10/29/2020 10:59 PM
8	Too many solar farms disrupting our beautiful landscape	10/28/2020 9:02 PM
9	Solar farms, housing developments replaced open and or farmland	10/28/2020 3:41 PM
10	More buildings going in and big business not pay there share	10/28/2020 12:23 PM
11	Far too much solar farming making large parcels of our town an eyesore.	10/28/2020 8:23 AM
12	Less farming	10/28/2020 8:02 AM
13	Farms are now solar farms. Wide open spaces and forests are now housing developments. Rte 20 is filled with commercial property	10/27/2020 10:55 PM
14	Land has been built up that needs to be preserved. Increase building lot size and street frontage to minimize impacts on our services. Also limit the number of houses built per year	10/27/2020 3:40 PM
15	No	10/27/2020 1:38 PM
16	More businesses	10/27/2020 12:07 PM
17	mining has unlawfully expanded in the property behind my home	10/27/2020 9:40 AM
18	Im my neighborhood area heavy industry has been allowed to expand beyond the original foot print. This expansion has changed the neighborhood	10/27/2020 8:06 AM
19	More houses , farms are gone not enough open areas	10/27/2020 7:33 AM
20	The boards have to much control over what a property owner can do	10/26/2020 11:31 PM
21	Too many solar farms and urban sprawl I dint want Charlton to become Auburn!	10/26/2020 9:41 PM
22	Lot more traffic and houses. Not much is rural anymore	10/26/2020 9:05 PM
23	It's hard to understand why storage units built in neighborhoods along with bus garage. This is just an example. These belong in an industrial area. It takes away from the character of the town.	10/26/2020 7:26 PM
24	More houses. Less farms. Grocery store closed	10/26/2020 5:23 PM
25	There seems to be a lack of an overall plan as the town went from a strongly rural community to more of a bedroom town. Loss of major tracts of green space, natural habitat and reliance on outside water sources are factors that come to mind.	10/26/2020 11:11 AM
26	Aside from the Marijuana stores and farms, not sure.	10/25/2020 11:59 PM
27	To many houses not enough industry or agriculture	10/25/2020 8:15 PM
28	No more farms	10/25/2020 1:23 PM
29	Road paved, many more houses,	10/25/2020 8:32 AM
30	need more business in charlton NOW!	10/25/2020 7:52 AM
31	This town allows the agri land to be blow. Up with explosives and calls it grandfathering and allowing heavy industrial abutting neighborhoods	10/24/2020 7:25 PM
32	Traffic	10/24/2020 11:00 AM
33	Solar farms, many new housing developments	10/24/2020 5:59 AM
34	Increasing density, haphazard development, no clear industrial / commercial zone, rt 20 corridor is atrophied while sporadic development pops up. Residential zoning will ultimately damage property values. We are a rural town, act like one.	10/23/2020 10:34 PM
35	More commercial use on Rte 20. Loss of farm land	10/23/2020 10:26 PM
36	Haphazard commercial building, razing trees on once beautiful lots along trees 20 and on back country roads (ie expansion of storage units on Brookfield rd), ruining open spaces by allowing	10/23/2020 10:19 PM

Charlton Zoning Survey

	the proliferation of solar collectors, builders putting up housing without thought or care in maintaining the aesthetics of a rural town.	
37	Growth and zoning regulations	10/23/2020 2:01 PM
38	I would have never predicted that big business would pop up on some of the older homesteads in town	10/23/2020 12:31 PM
39	Charlton is no longer the "Cow town" it used to be of the 1970's to early 1990's. It seems to be more of a bedroom community now.	10/23/2020 10:53 AM
40	An emphasis on bringing in business at any cost to town neighborhoods, the reason why so many people love Charlton.	10/23/2020 9:21 AM
41	Industry zoning issues land use	10/22/2020 11:42 PM
42	Solar farms Too many land use rules that favor business that are bad for the town Inconsistent enforcement of rules	10/22/2020 11:08 PM
43	More desire to develop properly along Rte 20, but zoning doesn't allow. Solar panel arrays in residential/farming zoned land.	10/22/2020 10:39 PM
44	Town has become less agricultural, is being urbanized	10/22/2020 10:11 PM
45	Recently, I've noticed many solar farms cropping up like a blight on what was fallow or farm land. I find them to be unsightly. Also, homes being built are larger and larger. The traffic entering and exiting Treehouse Brewery continues to make that area of Route 20 more dangerous and customers continue to either take a left from their driveway or go right then suddenly stop to use the car dealer or another business driveway to change direction.	10/22/2020 9:30 PM
46	Lots of houses have been built. More traffic. Loss of active, locally owned farms	10/22/2020 8:12 PM
47	We have lost our farms and at one time we had two campground	10/22/2020 6:52 PM
48	A lot more housing in rural farm areas, more business along route 20 , it's not a small town where everyone knows each other any longer.	10/22/2020 6:49 PM
49	too many solar farms popping up everywhere	10/22/2020 6:07 PM
50	Solar panels everywhere, 508 international, Treehouse	10/21/2020 10:07 PM
51	solar panel farms and pushing for marijuana businesses	10/19/2020 8:45 AM
52	More solar farms. Less open space	10/19/2020 2:14 AM
53	Solar farms over taking the landscape.	10/18/2020 9:38 PM
54	Getting too build up	10/18/2020 9:19 PM
55	Too many solar farms and push for pot industry. Not the quiet, family oriented town it was 15 years ago.	10/18/2020 9:18 PM
56	More residential less buisness	10/18/2020 6:20 PM
57	Much less farming. More homes/sub divisions	10/18/2020 2:55 PM
58	I was not happy to have so many solar farms built in residential areas over the last few years.	10/18/2020 2:44 PM
59	When we first moved here in 1987 there was no zoning that we were aware of. Agriculture passed soon after.	10/18/2020 9:51 AM
60	Increase in residential use, more houses. Decrease in agricultural use, dairy farms are all gone. Farmers fields are full of oversized colonials with 3 car garages.	10/18/2020 8:02 AM
61	More businesses	10/17/2020 8:32 PM
62	From rural to suburbia.	10/17/2020 2:44 PM
63	Less agriculture More housing development	10/17/2020 11:21 AM
64	508. If I had known about it, I would not have bought my house. It's annoying to hear all the bikes when I bought a house for the rural area (also zoned as a rural area)	10/17/2020 10:54 AM
65	Becoming more developed.	10/16/2020 10:19 PM
66	Charlton was much more rural in 1972 and had a much smaller population. There were more woods and fewer houses. There were farms.	10/15/2020 6:41 AM
67	misinterpreted understanding of current zoning by the zoning officer.	10/13/2020 2:03 PM
68	Favorable changes, but we have grown from a quiet rural community to being a suburb.	10/13/2020 11:27 AM
69	Too much solar. I was shocked to see how many trees have been cut down. No wonder there have been so many bear, bobcat and deer displaced into the neighborhoods.	10/12/2020 6:36 AM
70	Not too happy about solar farms. They are ugly, and of zero use or benefit to the residents in town. Just using up the towns land. I'm surprised by the lack of businesses in town that would	10/10/2020 9:29 AM

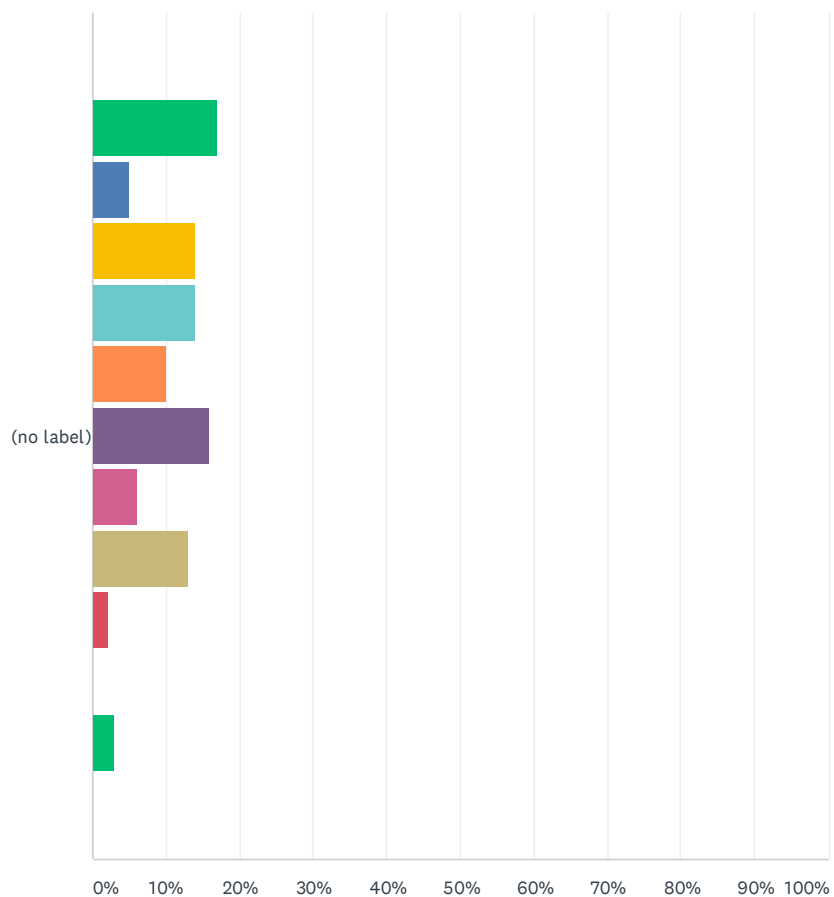
Charlton Zoning Survey

benefit residents. We have package stores, and fast food. A brewery, but not everyone drinks...finally have a small coffee shop, but no real grocery store, department stores. I don't want the town to become a city, but always having to travel outside of town for everything is rough sometimes

71	.	10/8/2020 12:41 AM
72	VGG	10/7/2020 7:09 PM
73	Some good businesses but lots of junky places. Zoning all over the place on route 20 and allowed users in R40 and A are far too broad.	10/7/2020 6:51 PM
74	More housing without business growth on 20 and 169	10/7/2020 6:08 PM
75	I can't say I'm super aware of this kind of thing but I've been extremely concerned by (what I view as) hostile actors attempting to use agriculturally zoned lands for clearly commercial use - with significant impact on surrounding residents.	10/7/2020 11:07 AM
76	There is an over abundance of solar farms in town. Otherwise, no, there haven't been many changes.	10/7/2020 6:32 AM
77	Density	10/7/2020 2:53 AM
78	More industrial	10/6/2020 10:39 PM
79	Selling out zoning areas for the promise of big business and money back into the town that never happens.	10/6/2020 10:26 PM
80	More housing on open land and more business zoned land developed on rt. 20	10/6/2020 9:22 PM
81	Old farms being sold off for houses to be built	10/6/2020 8:19 PM
82	Solar fields are everywhere. Very disappointing.	10/6/2020 7:36 PM
83	Harder to start a business	10/6/2020 6:29 PM
84	Far too many solar farms, fear of the orchard being turned into an industrial eyesore	10/6/2020 6:24 PM
85	More businesses, fewer farms.	10/6/2020 5:29 PM
86	More housing developments & more solar farms/fields. Less FARM land or open space.	10/6/2020 5:24 PM
87	There are a large amount of solar farms in previous green spaces.	10/6/2020 4:21 PM
88	Less farm, residential. More commercial, and trying to inject commercial into residential	10/6/2020 3:39 PM
89	Housing developments where fields used to be.	10/6/2020 3:00 PM
90	fewer farms; more housing developments	10/6/2020 1:27 PM
91	More businesses looking to come into town	10/6/2020 12:33 PM
92	More industrial moving into town (Treehouse, 508)	10/6/2020 12:24 PM
93	More agricultural zoning has shifted to be used for businesses.	10/6/2020 12:05 PM
94	The town is stuck with this Agricultural designation for 75-80% of town, that basically allows anything to be put anywhere if approved thru Planning Board and Zoning Appeals, and the court system.	10/6/2020 12:01 PM
95	Tree covered areas became solar fields. Wooded areas and farms are now culdadasacs.	10/6/2020 11:05 AM
96	Businesses being allowed where neighborhoods and residences are located. This should not be allowed.	10/6/2020 10:44 AM

Q6 On a scale from 0 to 10, 0 being very negative and 10 being very positive, how you you rate how you feel about the changes?

Answered: 100 Skipped: 114

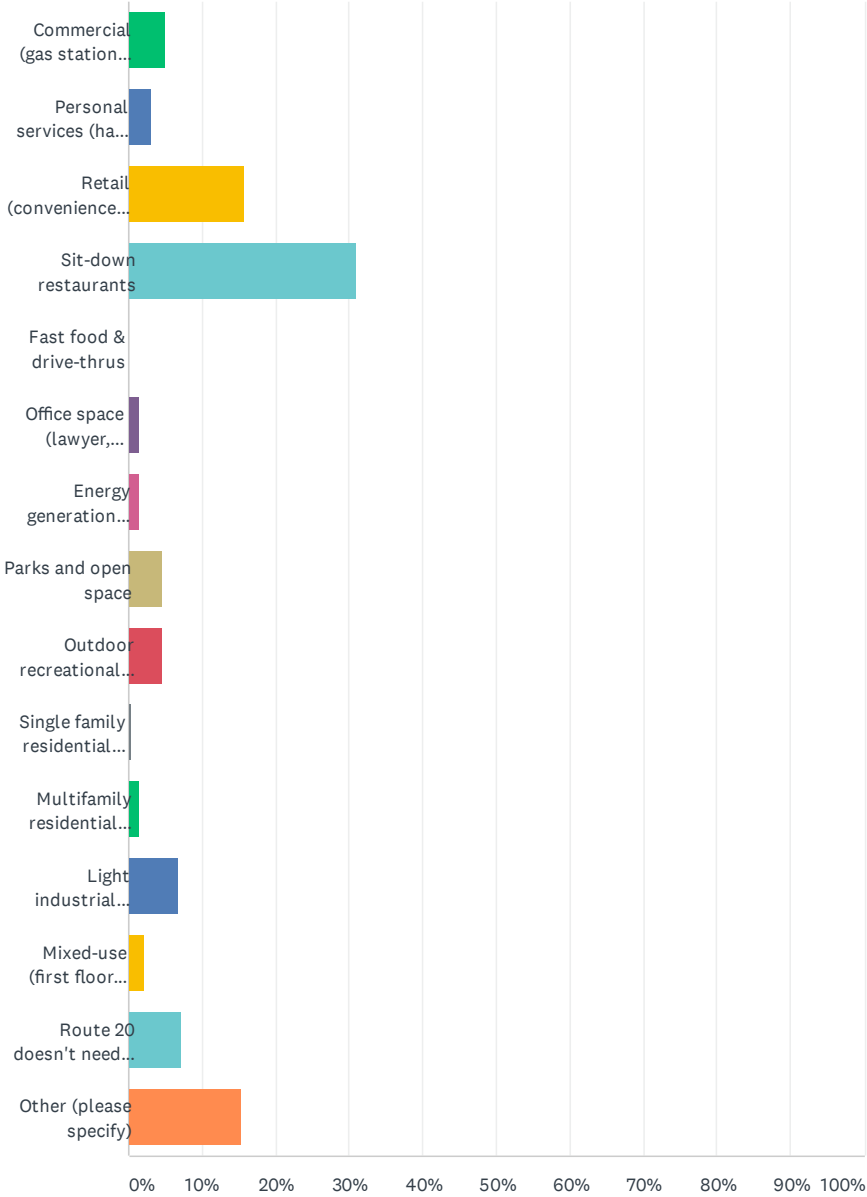


0 (Very Negative) 1 2 3 4 5 (Neutral) 6
7 8 9 10 (Very Positive)

	0 (VERY NEGATIVE)	1	2	3	4	5 (NEUTRAL)	6	7	8	9	10 (VERY POSITIVE)	TOTAL	V
(no label)	17.00% 17	5.00% 5	14.00% 14	14.00% 14	10.00% 10	16.00% 16	6.00% 6	13.00% 13	2.00% 2	0.00% 0	3.00% 3	100	A

Q7 Most of the commercial development in Charlton is along Route 20.
What type of development do you feel the Route 20 Corridor needs more of?

Answered: 197 Skipped: 17



Charlton Zoning Survey

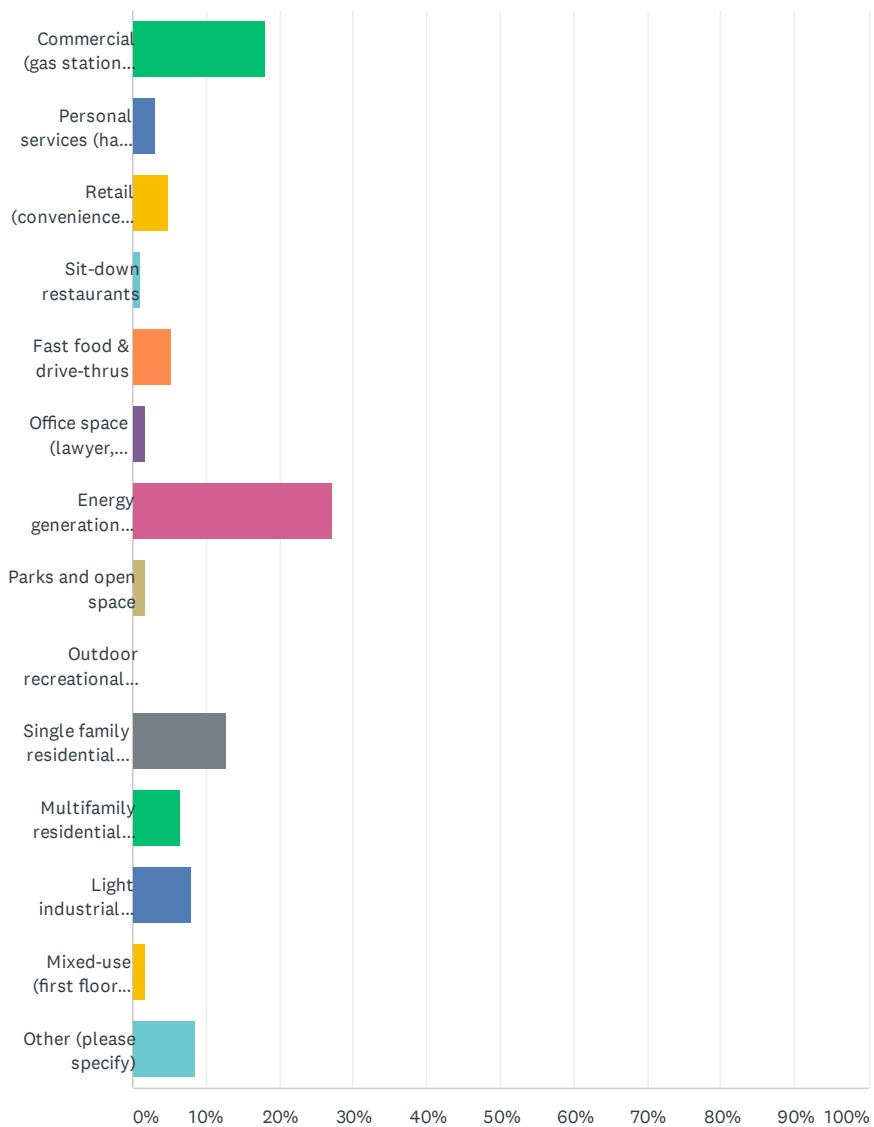
ANSWER CHOICES	RESPONSES	
Commercial (gas stations, auto repair, banks)	5.08%	10
Personal services (hair salons, barber shops, spas)	3.05%	6
Retail (convenience stores, package stores, antiques)	15.74%	31
Sit-down restaurants	30.96%	61
Fast food & drive-thrus	0.00%	0
Office space (lawyer, dentist, veterinary)	1.52%	3
Energy generation (commercial solar)	1.52%	3
Parks and open space	4.57%	9
Outdoor recreational facilities	4.57%	9
Single family residential (subdivisions)	0.51%	1
Multifamily residential (apartments & townhouses)	1.52%	3
Light industrial (manufacturing, warehouses)	6.60%	13
Mixed-use (first floor businesses with upper floor residential)	2.03%	4
Route 20 doesn't need more commercial development	7.11%	14
Other (please specify)	15.23%	30
TOTAL		197

Charlton Zoning Survey

#	OTHER (PLEASE SPECIFY)	DATE
1	A combination of light manufacturing and retail space	10/31/2020 10:44 AM
2	Grocery or mixed use	10/27/2020 10:57 PM
3	Professional office space	10/27/2020 7:32 PM
4	Grocery stores	10/26/2020 12:00 AM
5	Grocerery like Trader Joe's, variety of independently owned restaurants	10/24/2020 4:16 PM
6	Not just one. We could use sit down, we could use personal services and commercial including folks like VGG	10/22/2020 11:02 PM
7	Large retail development (grocery, home improvement; along with sit down restaurants, services, etc). A few shopping plazas	10/22/2020 10:41 PM
8	Large retail like grocery store, target	10/22/2020 10:19 PM
9	industrial	10/22/2020 3:21 PM
10	Business Opportunity Zones...	10/21/2020 10:22 PM
11	A combination of all of the commercial establishments listed above. Get a grocery store in town.	10/18/2020 8:16 PM
12	Any type of businesses	10/18/2020 2:57 PM
13	grocery store, a real grocery store	10/18/2020 2:45 PM
14	Pot farms	10/18/2020 8:04 AM
15	Mixed Retail grocery store, and other retail	10/18/2020 6:17 AM
16	Anything that will improve the eyesore it is now (old box factory to Sturbridge line in particular)	10/17/2020 10:30 AM
17	Grocery store and Target type stores	10/14/2020 5:12 PM
18	Route 20 doesn't need more commercial development without addressing our roadways. The intersection at Mobil / McDonald's is terrible and our town received recommendations on what to fix / address. Traffic problems generated by Treehouse on Route 20 still seems to be an issue. Accident statistics shouldn't be the only thing that determines where attention is paid. Route 20 needs crosswalks so that pedestrians could safely cross the road to frequent stores if there was development. Develop elsewhere in town.	10/13/2020 10:15 PM
19	Grocery, supermarket	10/12/2020 4:45 PM
20	Super Market would be good!	10/12/2020 8:04 AM
21	Any business besides more solar farms	10/10/2020 9:39 PM
22	Sit down restaurants, office space.	10/10/2020 12:00 PM
23	Supermarkets	10/8/2020 9:38 PM
24	Warehouses manufacturing marijuana growers	10/7/2020 6:10 PM
25	It needs a mix of some of the above. Commerical, retail, resturaunts, parks, offices. I dont think it needs more industrial or energy generation businesses.	10/7/2020 11:09 AM
26	Why are multiple selections not allowed? This would probably yield more accurate responses. Through 20 quart or needs more of just about everything. Currently, we don't have the infrastructure to attract new businesses. We need to develop the infrastructure, the water and sewer lines, and purposefully plan towards a more business robust future along this Corredor if we want that to happen.	10/7/2020 6:36 AM
27	Grocery store/ Target / Sit down Restaurants	10/6/2020 7:38 PM
28	Grocery store not a convenience store	10/6/2020 5:00 PM
29	Combination of small business, retail, office space	10/6/2020 3:42 PM
30	Mixed of all the above minus single family and commercial solar	10/6/2020 10:53 AM

Q8 Most of the commercial development in Charlton is along Route 20. What type of development do you feel the Route 20 Corridor needs less of?

Answered: 188 Skipped: 26



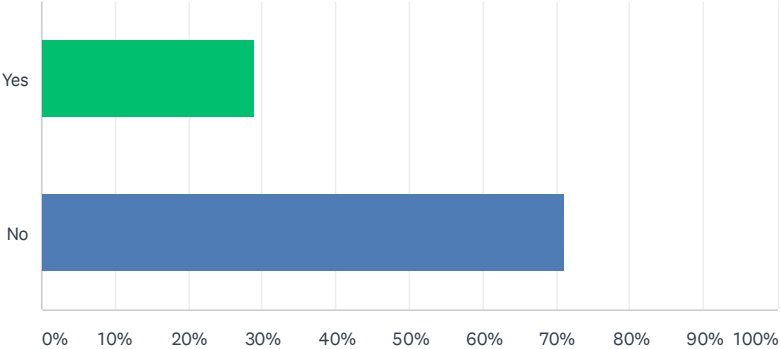
Charlton Zoning Survey

ANSWER CHOICES	RESPONSES	
Commercial (gas stations, auto repair, banks)	18.09%	34
Personal services (hair salons, barber shops, spas)	3.19%	6
Retail (convenience stores, package stores, antiques)	4.79%	9
Sit-down restaurants	1.06%	2
Fast food & drive-thrus	5.32%	10
Office space (lawyer, dentist, veterinary)	1.60%	3
Energy generation (commercial solar)	27.13%	51
Parks and open space	1.60%	3
Outdoor recreational facilities	0.00%	0
Single family residential (subdivisions)	12.77%	24
Multifamily residential (apartments & townhouses)	6.38%	12
Light industrial (manufacturing, warehouses)	7.98%	15
Mixed-use (first floor businesses with upper floor residential)	1.60%	3
Other (please specify)	8.51%	16
TOTAL		188

#	OTHER (PLEASE SPECIFY)	DATE
1	A combination of light manufacturing and retail space	10/31/2020 10:44 AM
2	Storage space units	10/27/2020 7:32 PM
3	Grocery store	10/26/2020 5:24 PM
4	I would like to see more tax generating businesses to help contribute to our community so that the tax burden is not so heavy on citizens.	10/24/2020 11:02 PM
5	There's not a lot of one category on rt 20. There's too little to say there's too much of one type of thing.	10/22/2020 10:19 PM
6	I think we are ok with we have	10/22/2020 6:55 PM
7	Closed up, beat up buildings	10/21/2020 10:08 PM
8	I'm not sure about this or the previous question. Businesses should be on 20, not residential or recreational.	10/18/2020 9:54 AM
9	Less small scale development	10/17/2020 10:30 AM
10	The types of development are fine as-is, although some of the buildings and properties are a major eyesore. Who would want to build a business next to a place that looks like the town dump?	10/13/2020 10:15 PM
11	Run down buildings	10/13/2020 10:22 AM
12	Supermarket needed	10/12/2020 8:04 AM
13	Properties that have many unregistered vehicles and junk piled up!	10/12/2020 6:38 AM
14	Less blighted buildings that are an embarrassing eye sore.	10/10/2020 12:00 PM
15	Nothing. Develop Rt 20!	10/7/2020 7:45 PM
16	Commercial solar and single family homes	10/6/2020 10:53 AM

Q9 We want to hear from you. Would you be interested in getting involved with any workshop or other public meeting regarding this zoning bylaw review project?

Answered: 198 Skipped: 16



ANSWER CHOICES	RESPONSES
Yes	28.79% 57
No	71.21% 141
TOTAL	198