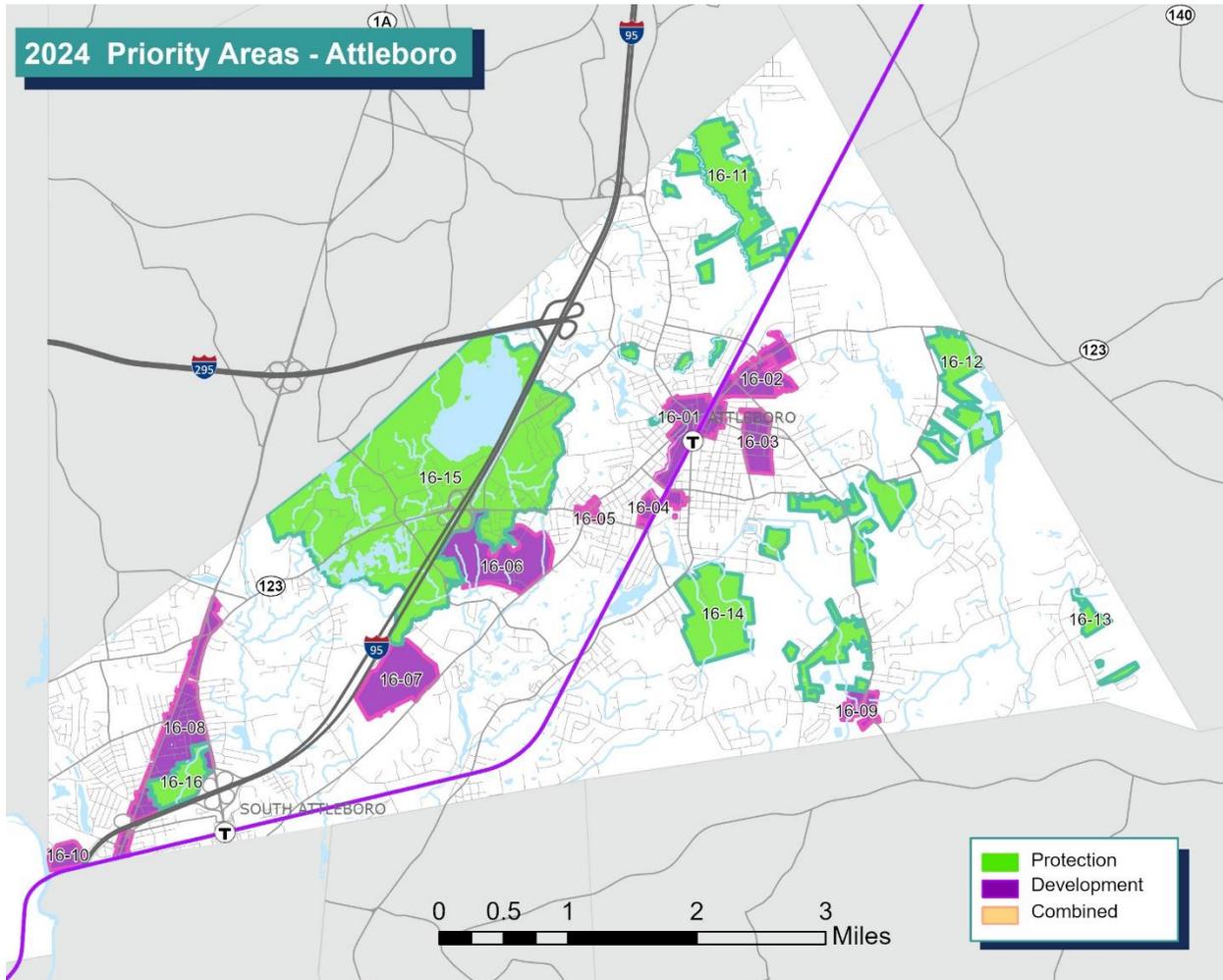


## 2024 Attleboro Priority Areas Report

Please see an interactive version of your community's priority areas at this link:

<https://arcg.is/1myS4y>



## Priority Development Areas

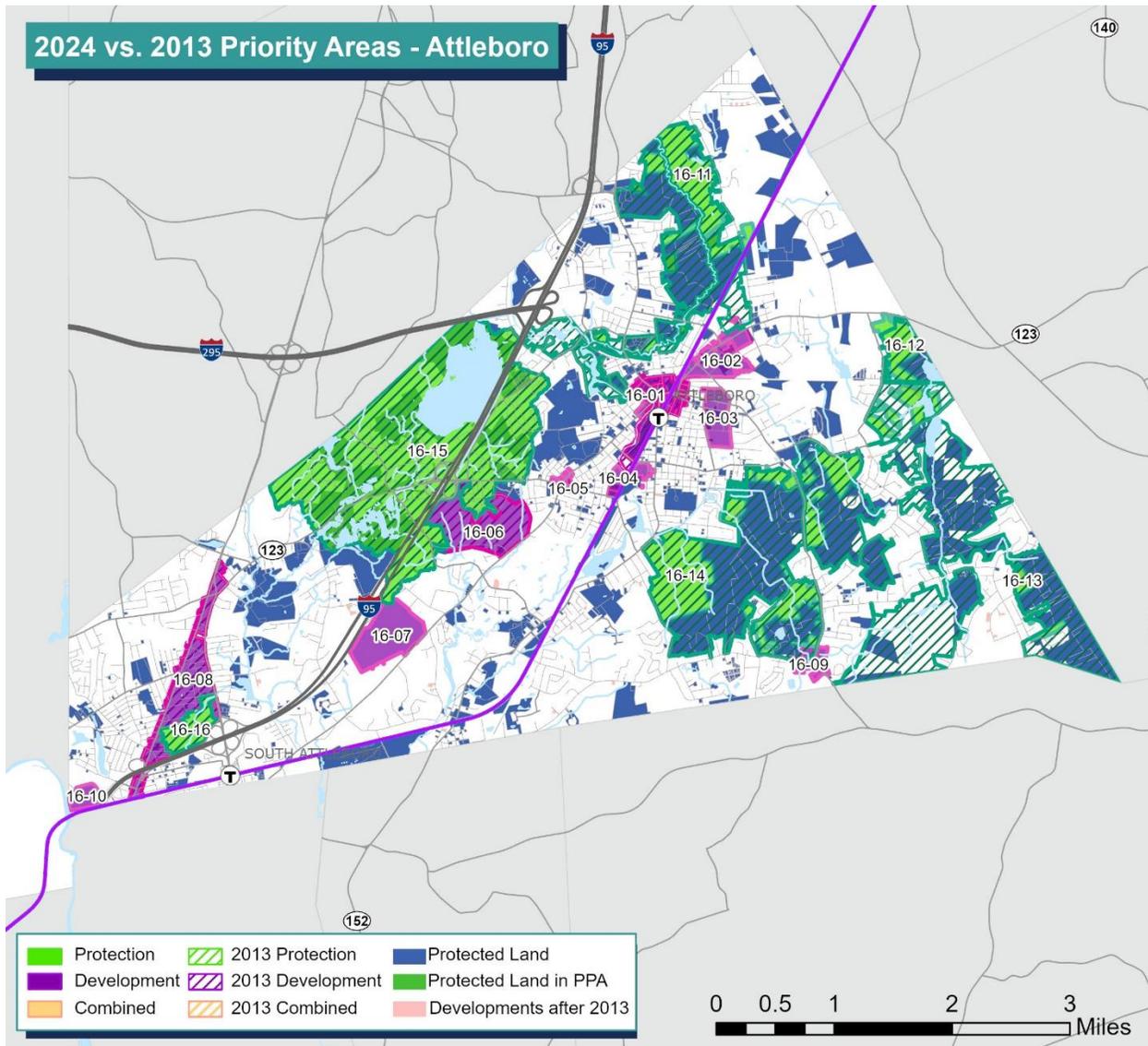
Priority Area ID	Priority Area Name	Acres
16-01	Downtown Attleboro	114.6
16-02	Innovation District	92.9
16-03	Sturdy Hospital Area	63.1
16-04	John Williams Industrial Area	16.0
16-05	County Square	11.6
16-06	Industrial Business Park	192.9
16-07	Lower County St Extension	137.8
16-08	Route 1 and Route 1A	199.7
16-09	Briggs Corner	34.0
16-10	Turner Street Industrial Site	30.7

## Priority Protection Areas

Priority Area ID	Priority Area Name	Acres
16-11	Bungay River	263.1
16-12	Chartley Brook	151.8
16-13	Hemlock Swamp	32.8
16-14	Oak Hill	466.9
16-15	Manchester Reservoir and Orrs Pond	1714.8
16-16	Sweeden's Swamp	72.3

**Priority Areas: 2013 and 2024 Comparison**

In addition to depicting Attleboro’s past and current PDAs and PPAs, this map also shows areas of recent development (red) and land that is already protected through public ownership or conservation restrictions (blue and darker green). In some cases, community representatives referenced these considerations when making their 2024 Priority Area designations.



## PRIORITY DEVELOPMENT AREAS

### **Downtown Attleboro [16-01]**

*Purpose:* Continued progress with the revitalization of the downtown.

*Implementation:* No immediate action items at this time.

*Boundaries:* Boundaries correspond to parcels within target redevelopment areas.

*Changes from 2013:*

- Boundaries adjusted to exclude Larson Tool (southernmost parcel). Parcels including the underutilized Seabra Plaza and additional parcels on County St down to 2<sup>nd</sup> Street were added.

### **Innovation District [16-02]**

*Purpose:* Walkable commercial development area, including missing middle housing.

*Implementation:* No immediate action items at this time.

*Boundaries:* Boundaries correspond to parcels along Pleasant St and near Bristol Community College.

*Changes from 2013:*

- New PDA in 2024.

### **Sturdy Hospital Area [16-03]**

*Purpose:* Brownfield remediation and older housing rehab.

*Implementation:* No immediate action items at this time.

*Boundaries:* Boundaries correspond to selected parcels near Sturdy Hospital and surrounding campus.

*Changes from 2013:*

- New PDA in 2024.

### **John Williams Industrial Area [16-04]**

*Purpose:* Light Industrial developments.

*Implementation:* No immediate action items at this time.

*Boundaries:* Boundaries correspond to selected parcels with commercial industrial uses between the rail, Thacher Street, and John Williams Street.

*Changes from 2013:*

- New PDA in 2024.

### **County Square [16-05]**

*Purpose:* Redesign of a busy intersection and new mixed-use developments.

*Implementation:* Traffic analysis requested due to dangerous intersection. The City would like to see denser developments.

*Boundaries:* Boundaries correspond to selected parcels at the intersection of County Street and Thacher Street.

*Changes from 2013:*

- New PDA in 2024.

### **Industrial Business Park [16-06]**

*Purpose:* Economic development.

*Implementation:* No immediate action items at this time.

*Boundaries:* Boundaries correspond to the EOHED Growth Districts Initiative designation and includes a Chapter 43D Priority Development Site (PDS).

*Changes from 2013:*

- No changes to boundaries or purpose.

### **Lower County St Extension [16-07]**

*Purpose:* Economic development, as an extension of existing commercial and industrial uses adjacent to the site.

*Implementation:* No immediate action items at this time.

*Boundaries:* Boundaries correspond to the Stone-E-Lea Golf Club, should it ever be a site for future development.

*Changes from 2013:*

- New PDA in 2024.

### **Route 1 and Route 1A [16-08]**

*Purpose:* Maintain the business and commercial corridor and include transportation improvements and better zoning standards to develop a more pedestrian-friendly and vibrant retail and service base.

*Implementation:* No further action required.

*Boundaries:* Boundaries correspond to selected General Business, Planned Highway Business, General Residence A, and Single Residence A zoning districts, excluding the Sweeden's Swamp PPA.

*Changes from 2013:*

- No changes.

### **Briggs Corner [16-09]**

*Purpose:* Promote local neighborhood development.

*Implementation:* Propose potential changes as a part of the Comprehensive Plan.

*Boundaries:* Boundaries correspond to selected parcels at the intersection of Park Street and Oak Hill Avenue.

*Changes from 2013:*

- New PDA in 2024.

### **Turner Street Industrial Site [16-10]**

*Purpose:* Economic development and new industrial uses on a currently vacant site.

*Implementation:* Propose potential changes as a part of the Comprehensive Plan.

*Boundaries:* Boundaries correspond to selected parcels at the Southwest corner of the City, on the border with Pawtucket.

*Changes from 2013:*

- New PDA in 2024.

## **PRIORITY PROTECTION AREAS**

### **Bungay River [16-11]**

*Purpose:* Preserve water resources and wetlands and maintain recreation activities such as trails and canoeing. Maintain floodplain protection.

*Implementation:* Continue to evaluate potential parcels for acquisition and permanent conservation.

*Boundaries:* Boundaries correspond to selected parcels adjacent to the Bungay River and its associated wetlands.

*Changes from 2013:*

- Removed parcels that have conservation restrictions or are owned by the City, State, or other nonprofit.

### **Chartley Brook [16-12]**

*Purpose:* Preserve designated habitat areas including BioMap 2 Core Habitats, BioMap2 Critical Natural Landscapes, and NHESP Vernal Pools; to maintain recreation and education opportunities.

*Implementation:* Continue to evaluate potential parcels for acquisition and permanent conservation.

*Boundaries:* Boundaries include chosen parcels associated with state-designated habitat areas, excluding concentrated areas of development and the City landfill.

*Changes from 2013:*

- Removed parcels that have conservation restrictions or are owned by the City, State, or other nonprofit.

**Hemlock Swamp [16-13]**

*Purpose:* Preserve designated habitat areas including BioMap 2 Core Habitats, BioMap2 Critical Natural Landscapes, and NHESP Vernal Pools; to maintain recreation and education opportunities.

*Implementation:* Continue to evaluate potential parcels for acquisition and permanent conservation.

*Boundaries:* Boundaries include chosen parcels associated with habitat information, excluding concentrated areas of development.

*Changes from 2013:*

- Removed parcels that have conservation restrictions or are owned by the City, State, or other nonprofit.

**Oak Hill [16-14]**

*Purpose:* Preserve identified habitats including BioMap 2 Core Habitats, BioMap2 Critical Natural Landscapes, and NHESP Vernal Pools; to maintain recreation and education opportunities.

*Implementation:* Continue to evaluate potential parcels for acquisition and permanent conservation.

*Boundaries:* Boundaries include chosen parcels associated with habitat area, excluding concentrated areas of development

*Changes from 2013:*

- Removed parcels that have conservation restrictions or are owned by the City, State, or other nonprofit.

### **Manchester Reservoir and Orrs Pond [16-15]**

*Purpose:* Protect public drinking water supplies; to maintain passive recreation and education opportunities.

*Implementation:* Continue to evaluate potential parcels for acquisition and permanent conservation.

*Boundaries:* Boundaries follow DEP Outstanding Resource Water boundaries within City limits, excluding a small portion of the Industrial Business Park PDA.

*Changes from 2013:*

- No changes to boundary or purpose.

### **Sweeden's Swamp [16-16]**

*Purpose:* Protect natural habitats within an urban landscape.

*Implementation:* Continue to evaluate potential parcels for acquisition and permanent conservation.

*Boundaries:* Boundaries are parcel lines associated with wetlands, excluding previously disturbed areas.

*Changes from 2013:*

- No changes to boundary or purpose.