

Freedom Planning Board
January 17, 2013

Members Present: Ernie Day Jr., Peter Park, Anne Cunningham, Pam Keith, Beth Earle, Janet Meyers

Others Present: Jennifer Molin, Carol Foord

Minutes recorded by Dianne Park

Meeting called to order at 7:00pm

Minutes

The approval of minutes from December 20, 2012 and January 10, 2013 was postponed until next month because board members did not receive copies of minutes in their monthly packets.

Public Hearing

The public hearing was a vote to put 3 amendments on the 2013 ballot.

Amend Tables 304.1 – 304.4 of the Freedom Zoning Ordinance

Change the tables listing permitted and special exception uses to reflect the changes voted in 2012 that defined minor and major home occupations. "Minor home occupation" will be added as a permitted use. The special exception use now listed as "home occupation" will change to "major home occupation". These changes will be made in four (4) district tables:

- 304.1 Village Residential District
- 304.2 General Residential District
- 304.3 Rural Residential District
- 304.4 Residential/Light Commercial District

Board Comments: Peter stated that all board members have reviewed and discussed this change.

Public Comments: none

There was a motion by Pam, seconded by Peter to accept the amended tables 304.1 to 304.4 to add Minor Home Occupation as a permitted use and change "Home Occupation" as a "Special Exception Use". All were in favor.

Amend Appendix A District Boundaries of the Freedom Zoning Ordinance

Extend the Residential/Light Commercial District along Route 153 from its current end at Bennett Road to the Madison town line.

Board Comments: Peter stated that all board members have reviewed and discussed this change.

Public Comment: Carol Foord wondered why this change was happening and was looking for background information. Anne gave Carol background information.

There was a motion by Peter, seconded by Pam to amend Appendix A to extend the Residential/Light Commercial District along route 153 from its current end at Bennett Rd to Madison town line. All were in favor.

Amend Article 18 Section 1802 Definition of the Freedom Zoning Ordinance

Bring the definition of Retail Store in Article 18 (Definitions) that says a retail store is a special exception use into conformance with the language of table 304.1 that allows retail stores as a permitted use.

Board Comments: Peter stated that all board members have reviewed and discussed this change.

Public Comment: Carol Foord wanted the definition of "Personal Services". This definition could not be found and after some discussion she had no issues with this topic.

There was a motion by Peter, seconded by Janet to bring the definition of Retail Store in Article 18 (Definitions) that says a retail store is a special exception use into conformance with the language of table 304.1 that allows retail stores as a permitted use. All were in favor.

Annual Report

Anne asked for changes to the Annual Report. Peter found date changes on page 1, under "Cell Tower Application History and Completion Plan". Change "March 17, 2011" to "March 17, 2012" and change "June 16, 2011" to "June 16, 2012".

Meeting adjourned at 7:25pm.