

Freedom Planning Board
January 23, 2014

Members Present: Peter Park, Anne Cunningham, Jean Marshall, Beth Earle, Maynard Thomson, Janet Meyers

Members Absent: Les Babb

Others Present: Jennifer Molin, Lee Fritz

Minutes recorded by Dianne Park

Meeting called to order at 7:00pm.

Public Hearing called to order at 7:02pm.

Amend Section 309 of the Freedom Zoning Ordinance: Accessory Use

Change proposed section 309.3 Conditions of Approval to come into compliance with RSA 674:33 IV that specifies the length of time special exceptions are valid and to remove the language that indicates that special exceptions are issued to the applicant rather than the land.

Special Exceptions go with the land not the applicant and must be used within 2 years. Anne explained all changes and the Planning Board discussed options. Lee Fritz asked if the town had to use this option because of the town lawyer suggestions or because of state statutes. Lee was told state statutes dictate. Lee is concerned about the selling of property that has a home business. The new owner would have the right to put in any kind of home business. Beth explained that the new owner could only have a home business exactly like the original. If the business changed then a new permit is necessary. Maynard asked if special exceptions are recorded with the deed. He further suggested stating special exceptions are discontinued once the land is sold. This will be a topic for discussion at a future meeting.

Public Hearing closed 7:30pm.

There was a motion by Beth, seconded by Peter, to accept the proposal as written. All were in favor.

Wording of Ballot Questions

The board reviewed all wording of ballot questions.

There was a motion by Beth, seconded by Peter, to adjourn the meeting. All were in favor.
Meeting adjourned at 7:35pm.