

FREEPORT PLANNING BOARD
FREEPORT TOWN OFFICES-COUNCIL CHAMBERS
Wednesday, July 10, 2019
6:00 PM

1. Informational exchange
2. **Public Hearing:** On an application submitted by Devine Capital LLC for possible amendments to the Freeport Zoning Ordinance and Freeport Subdivision Ordinance pertaining to adding a new use of “Subdivision – Commercial Open Space”. The following amendments will be considered:
 - a. Add definitions for “Subdivision – Commercial Open Space” and “story” to Section 104 of the Freeport Zoning Ordinance and Article 3.2 of the Freeport Subdivision Ordinance;
 - b. Amend the purpose, permitted uses, space standards, and other standards sections of Section 412 Commercial District IV of the Freeport Zoning Ordinance;
 - c. Add a new Section 504.D Commercial Open Space Subdivisions to the Freeport Zoning Ordinance;
 - d. Amend Article 11.5.C.2.i of the Freeport Subdivision Ordinance pertaining to traffic conditions and commercial open space subdivisions; and,
 - e. Other minor amendments relating to subdivisions (updating definitions of “Conservation Land” and “Required Open Space” and updating Appendix A of the Freeport Subdivision Ordinance).
3. Discussion of a recommendation from the Freeport Town Council for the Planning Board to consider repealing the Retirement Community Overlay District (Approved for Freeport Living LLC in 2006, Tax Assessor Map 23, Lots 43, 45 & 49).
4. Continued discussion of the Draft Parking Lot Redevelopment Overlay District which now includes draft design guidelines. This will also include a brief overview of current zoning regulations in the downtown area.
5. Discussion of possible future topics to be reviewed by the Planning Board.
6. Adjourn