Article __. Shall an ordinance entitled “Chapter 14 LAND USE ORDINANCE” be amended by adding the underlined language as shown below to Article 2: DEFINITIONS?

Street- For purposes of meeting the street frontage and access requirements of this ordinance, the term street shall mean:

(1) a public way established by or maintained under public authority, or ~~a way dedicated to the use of the public and appearing on the official map of the town.~~

(2) any way, designated for private use and maintained by a property owner or group of property owners, which is not an accepted town road.

Street Frontage- The portion of a lot property line, measured in horizontal distance, that directly abuts a public or private way.

Discussion

The ordinance now requires that lot frontage be on a street which is defined in the ordinance as a public way (See definition of Street in Article 2 page 11 and Minimum street frontage in Articles 3.2.E(2) pg 15, 3.3E(2) pg 19 and 3.9.E(2) pg 28). This means that lots that do not abut public ways are unbuildable.

The Planning Board proposes to correct this by expanding the definition of Street to include both public and private ways and by adding a definition of street frontage that include both public and private ways.