
Full text of zoning amendments recommended by the Warner Planning Board for adoption by the 2018 Annual Town Meeting.

AMENDMENT 1: Define “Essential Services”

Comment

The Use Table refers to “essential services,” but this term is defined only in the Telecommunications Ordinance; it is used there to distinguish between essential services and wireless telecommunications facilities. Copy that definition to Article III.

PROPOSED TEXT

Add new section:

Essential Services: Services provided by public utility or government agencies through erection, construction or maintenance of underground or overhead gas, electrical, steam or water transmission and distribution systems, and collection, communications, supply or disposal systems. Facilities necessary for the provision of essential services including poles, wires, mains, drains, sewers, pipes, conduits, cables, fire alarm boxes, police call boxes, traffic signals, hydrants and other similar equipment and accessories in connection therewith.

AMENDMENT 2: Limitations on Accessory Dwellings

Comment

Recent legislation enables municipalities to prohibit accessory dwellings from being established in association with townhouses and/or manufactured housing.

PROPOSED TEXT

ARTICLE XIV-B

Accessory Apartment

Add new section:

8. Accessory apartments may not be established in association with manufactured housing or townhouse-style dwelling units (i.e., attached single family dwellings).
