

Town Article 6 – Zoning Amendment: Remove Sewer Overlay District

This article will amend the Town's Zoning Ordinance by removing wording about the Sewer Overlay District. The Sewer Overlay District was approved by voters in March 2006 to encourage a mixture of land uses as part of a unified development planned near Exit 4. More specifically, this Overlay District was created in conjunction with the Town's initiative to construct and operate a municipal wastewater facility to complement a mixed use development (commercial, industrial, and limited multi-family residential) at Exit 4. (1) Since that time, the development project was not created and the application for development expired. Another project is in development on part of that site, which will not require a wastewater facility.

A YES vote will remove the Sewer Overlay District from the Town Zoning Ordinance.

A NO vote will retain the Sewer Overlay District as part of the Town's zoning.

Reasons why some voters might vote yes:

- The mixed-use development project was abandoned thus eliminating the need for the Overlay District.
- A Sewer Overlay District can be put back into the Zoning Ordinance in the future if needed.
- To discourage development that would require a wastewater facility.

Reasons why some voters might vote no:

- To retain the ordinance should another development be proposed requiring Town septic.
- Would like this option to remain open at this site.
- To encourage development that would require a wastewater facility.

References:

1. 2019 Raymond Zoning Ordinance.