



TOWN OF FREEPORT

PLANNING BOARD AGENDA

Wednesday, February 4, 2026

Beginning at 6:00 PM

Town Council Chambers, 30 Main Street, Freeport, Maine

Virtual Meeting Link: <https://us02web.zoom.us/j/83030584631>

Call: 1 646 558 8656 Webinar ID# 830 3058 4631

ITEM I: Information Exchange

- 1) Update on items reviewed by the Freeport Project Review Board
- 2) Update on Zoning Text Amendments reviewed by the Town Council
- 3) Review [2026 Planning Board meeting schedule](#)

ITEM II: Review of the minutes from the December 3, 2025 Planning Board meeting

ITEM III: Public Hearing – Zoning Text Amendment – VC-1 & VC-2 Paid Parking Prohibition

Click the links to access the [draft ordinance amendment](#), [Town Manager's memo](#), and [staff report](#) for this item.

A public hearing to discuss a proposed Text Amendment to Chapter 21 (Zoning Ordinance), Section 104 (Definitions) and Section 514 (Off-Street Parking & Loading) regarding the prohibition of paid off-street parking in the Village Commercial 1 and Village Commercial 2 Districts.

ITEM IV: Discussion – Zoning Text Amendment - C-1 & C-3 District Zoning Changes

Click the links to access the [draft ordinance amendment](#) and [staff report](#) for this item.

A discussion regarding proposed amendments to the Commercial 1 and Commercial 3 Districts to amend space and bulk standards, as well as certain performance standards, in the Districts to accomplish a variety of goals outlined in the 2025 Freeport Comprehensive Plan, primarily to increase housing opportunities in the Village Gateway and Route One South Growth Areas.

ITEM V: Persons wishing to address the Board on non-agenda items

ITEM VI: Adjourn

Requesting Reasonable Accommodation (& ADA Notice)

Please contact the Town Clerk's Office at (207) 865-4743 or email swilson@freeportmaine.com prior to scheduled meetings or events to discuss auxiliary aids or services needed to participate in Town activities.

The Town of Freeport is an equal opportunity employer and service provider that celebrates diversity and is committed to creating an inclusive environment for our employees and those we serve.