

**Mail Recorded Document to:
Leanne Miner, Land Use Dept
Town of Fremont
PO Box 120
Fremont, NH 03044**



**TOWN OF FREMONT
PLANNING BOARD
PO BOX 120
FREMONT, NEW HAMPSHIRE 03044**

NOTICE OF DECISION

You are hereby notified that at a Public Hearing, held on Wednesday October 21, 2020 at the Fremont Town Hall, attending members of the Fremont Planning Board did unanimously vote to grant Pine Bucket LLC a Conditional Use Permit for the Change in Use at existing approved commercial building locations identified as Units 18 through 22 located on Map 3, Lot 037-001 with a street address of 25 Spaulding Road in Fremont New Hampshire. The Change in Use granted to include Light Manufacturing as proposed. The Fremont Planning Board also did unanimously vote to approve the Minor Site Plan application at the same location including architectural modifications to Units 14 through 22 and parking modifications to the support back entry via overhead doors for the Change in Use with the following conditions:

1. Any use that will store, handle, and use regulated substances in quantities exceeding 55 gallons or 660 pounds dry weight at any one time, must provide an adequate spill prevention, control and countermeasures (SPCC) plan, in accordance with the Town's Zoning Ordinance for approval by the Health Officer, Fire Chief, Code Enforcement Officer or other Town designated agent at the applicant's expense.
2. A mylar of Sheet 1 and this decision shall be signed and recorded at the Rockingham Registry of Deeds. Four full sized copies of the signed site plan will be provided for Town files.
3. All conditions of approval are met within two years of the approval date. The Planning Board may grant an extension of its original approval with good cause.
4. Any significant change to the approved site plan required to meet state fire code, building code or state or federal permits must be reviewed by the Planning Board.

SIGNED: Paul Powers, Chairman, Town of Fremont NH Planning Board

Dated: 29 October 2020