

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 December 16, 2020 at the Fremont Town Hall, attending members of the Fremont Planning Board did unanimously vote to grant Baum Plumbing & Heating Inc. a Conditional Use Permit for the Change in Use at a property located at Map 3, Lot 150 with an address of 225 Main Street, Fremont NH. The Change in Use was granted to allow use of the property for professional office space. The Fremont Planning Board also did unanimously vote to approve the Minor Site Plan application at the same location including repaving the existing parking area and other modifications to support the business with the following conditions:

1. All required state and local permits are received including fire and buildings department permits.
2. The septic disposal system must meet all state requirements prior to obtaining a certificate of occupancy.
3. Any outdoor lighting associated with the parking area will be dark sky compliant.
4. This Notice of Decision shall be recorded at the Rockingham Registry of Deeds.
5. All conditions of approval are met within 365 days of this approval date. The Planning Board may grant an extension of its original approval with good cause.
6. Any significant change to the approved site plan needed to meet state fire code, building code or state or federal permit requirements must be reviewed by the Planning Board.
7. All fees incurred by the Planning Board, including but not limited to recording fees, have been paid by the applicant.


SIGNED: Andy Kohlhofer, Vice Chairman, Town of Fremont NH Planning Board

Dated: 16 December 2020